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Humboldt County
Cannabis Svcs.

## HUMBOLDT COUNTY DEPARTMENT OF PUBLIC WORKS ROAD EVALUATION REPORT

| PART A: Part                 | A may be completed by the applicant  |
|------------------------------|--|
| Applicant Name:              | <u>Lost Creek Farms</u> APN: <u>211-184-006</u>  |
| Planning & Buildi            | ing Department Case/File No.:  |
| Road Name: P                 | anther Gap Rd. (complete a separate form for each road)  |
| From Road (Cross             | Street): Panther Gap Rd.   |
| To Road (cross Str           | reet): Private Drive   |
| Length of Road Se            | egment: 1.7 Mile Date Inspected: 2/20/21   |
| Road is Maintaine            | d by: County Other 1.7 (State, Forest Service, National park, State Park, BLM, Private, Tribal, etc.   |
| Check one of the F           | Following:   |
| Box 1                        | The entire road segment is developed to category 4 road standards (20 feet wide) or better. If checked, hen the road is adequate for the proposed used without further review by the applicant.  |
| Box 2 🔀 1                    | The entire road segment is developed to the equivalent of a road category 4 standard. If checked, then he road is adequate for the proposed use without further review by the applicant.   |
| p<br>ti<br>c                 | An equivalent road category 4 standard is defined as a roadway that is generally 20 feet in width but havinch points which narrow the road. Pinch points include, but are not limited to, one-lane bridges, rees, large rock outcroppings, culverts, ect. Pinch points must provide visibility where a driver can see incoming vehicles through the pinch point which allows the oncoming vehicle to stop and wait in a 20-<br>cot-wide section of road for the other vehicle to pass. |
| n                            | The entire road segment is not developed to the equivalent of road category 4 or better. The road may or may not be able to accommodate the proposed use and further evaluation is necessary. Part B is to be ompleted by a Civil Engineer licensed by the State of California   |
| The Statements in I          | PART A are true and correct and have been made by me after personally inspecting and measuring the $3-19-2021$   |
| Signature  ALA  Name Printed | Date  Date  Date  PROFESSION  No. 23681  EXP.  **  OML  **  **  **  **  **  **  **  **  **   |

# PART B: Only complete Part B if Box 3 is Checked in Part A. Part B is to be completed by a Civil Engineer Licensed by the State of California. Complete a separate form for each road.

| Road Nam                   | e Panther Gap Rd.   | Date Inspected: 2/20/2021  | APN: <u>211-184-006</u>   |
|----------------------------|---|--|---|
| From Road                  | i: Panther Gap Rd.  | (Post Mile <u>1.00</u> )   | Planning & Building Department Case/File No.:   |
| To Road:                   | Private Drive   | (Post Mile)  |   |
| N                          | That is the Average Daily Traffic (AI<br>umber of other known cannabis proj<br>Contact the Planning & Building Dep  | ects included in ADT calculations:   |   |
| A                          | DT: <100 Date(s) measured:  | 2/20/2021  |   |
| M<br>Is                    | lethod used to measure ADT: Cou<br>the ADT of the road less than 400?   | inters  Estimated using ITE Tri  | p Generation Book   |
| A                          | YES, then the road is considered ver<br>merican Association of State Highwa<br>esign of Very Low-Volume Local Re  | ay and Transportation Officials (A.  |   |
| pr                         | 'NO, then the road shall be reviewed resented in AASHTO A Policy on Gook". Complete section 3 below.  |  | design of local roads and streets Streets, commonly known as the "Gree  |
| A<br>A<br>B<br>C<br>D<br>E | <ul> <li>Physical evidence of curve proble Check one:  No. Yes, se</li> <li>Substantial edge rutting or encroa Check one:  No. Yes, se</li> <li>History of Complaints from reside Check one:  No. Yes, ([ Measured or known speed substar Check one:  No. Yes.</li> <li>Need for turn-outs Check one:  No. Yes, se onclusions/Recommendations per A. The roadway can accommoda cannabis projects identified a</li> <li>The roadway can accommoda</li> </ul> | pesign of Very Low-Volume Local re attached sheet for Post Mile (PM ms such as skid marks, scarred tree attached sheet for PM locations chment. The attached sheet for PM locations ents or law enforcement. The check if written documentation attally higher than the design speed of attached sheet for PM locations ASHTO. Check one: attached sheet for PM locations at the cumulative increased trafficulations at the cumulative increased trafficulate the | Roads (ADT \( \frac{4}{2}400 \)) for guidance.)  I) locations.  es, or scarred utility poles  is attached)  I of the road 20+MPH  from this project and all known |
| P.                         | cannabis projects identified a  | bove, if the recommendations on the day of the increased traffic from the property of the road being evaluated in PA   | ne attached report are done. required and is attached) oposed use. It is not possible to  RT B is attached The statements in evaluating the road ESSIONA          |

## TECHNICAL MEMORANDUM

Date: March 2, 2021

To: Humboldt County Department of Public Works

From: Allan Baird Engineering & Surveying, Inc.

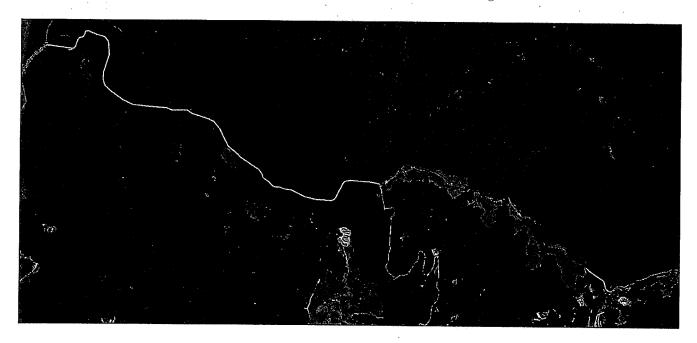
Subject: Road Evaluation for APN: 211-184-006

Segment 1 is 1.7 miles
From: Panther Gap Rd.
To: Private Drive

I Hereby state that all work described in the attached Technical Memorandum follows accepted engineering practice and was completed under my direction. This Technical Memorandum summarizes results from an evaluation conducted on the access road leading to APN: 211-184-006 per guidance from the Humboldt County Department of Public Works. The Lost Creek Farms property is located approximately 0.17 miles from Private Drive. and approximately 1.0 miles from Private Drive and from Panther Gap Rd. approximately 1.7 miles. There has been a road slide on part of the county-maintained segment 1 and a detour is required. Based on physical characteristics of the road(s), the access road to the Lost Creek Farms property has been divided into 3 segments as follows:

- Segment 1 Panther Gap Road to Private Drive 1.7 Miles "Road-Slide is blocking road"
- Segment 2 Private Drive to Private Drive 1.0 Miles
- Segment 3 Private Drive to Lost Creak Farms Property 0.17 Miles

### Attached is the Road Evaluation Overview Map



Allan M. Baird Engineering & Surveying 1257 Main St. Fortuna CA (707) 725-5182

#### 2.3 Average Daily Traffic Estimate

A.M. Baird Engineering & Surveying, Inc, Allan M. Baird Estimated the average daily trips based on traffic observations during the road evaluation, number of properties utilizing the access road, and engineering judgement. There is one parcel that utilizes Segment \_\_\_\_\_\_. If each parcel accounts for two trips per day, that equates to approximately 2 total trips per day. This is generally consistent with the observations made during the road evaluation.

#### 3.1 General Observations

Overall, the 1.7 mile segment of Private Drive is in relatively good condition. The road has been blocked off due to a slide and is unusable until the county repairs the road. There is no evidence of skid marks along the segment. The road is fairly narrow, but it only serves \_\_\_\_\_\_ property(s) so the width is adequate.

#### 3.2 Description of Specific Road Segments

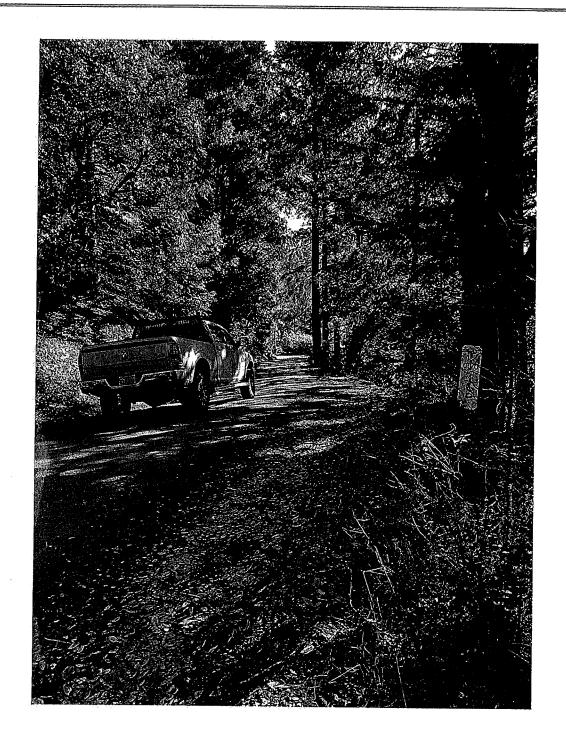
A detailed map of the road segment(s) is shown on Figure 2. Measurements where taken along the road segment after mile at 0.1-mile intervals as shown in Figure 2:

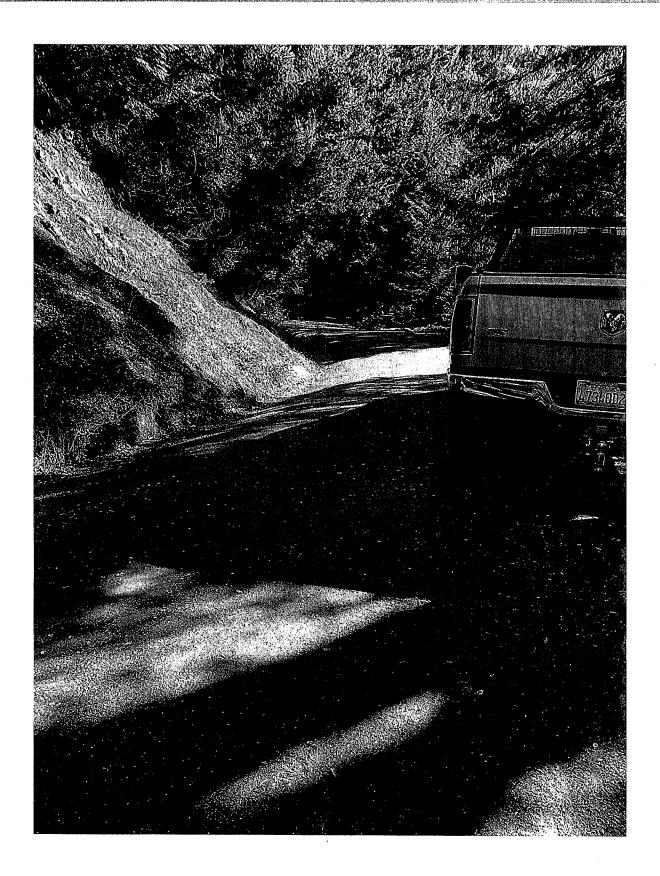
- Mile 0-1.7: Panther Gap Rd. to Private Drive 1.7 Miles "Road-Slide is blocking road"
- Mile 1.7-2.7: Private Drive to Private Drive 1.0 Miles
- Mile 2.7-2.87: Private Drive to Lost Creek Farms Property 0.17 Miles

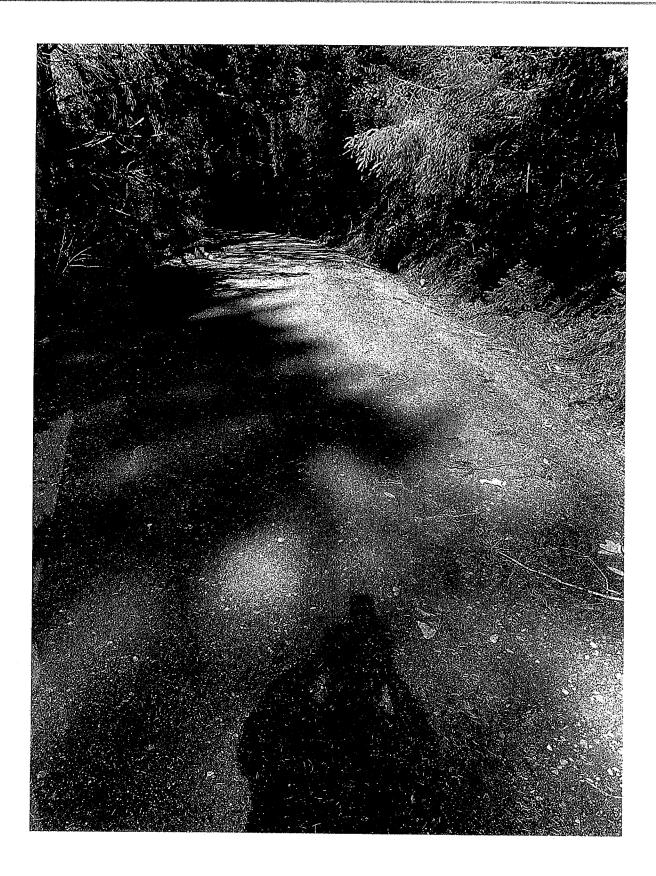
### 4.1 General Recommendations for this Road Segment

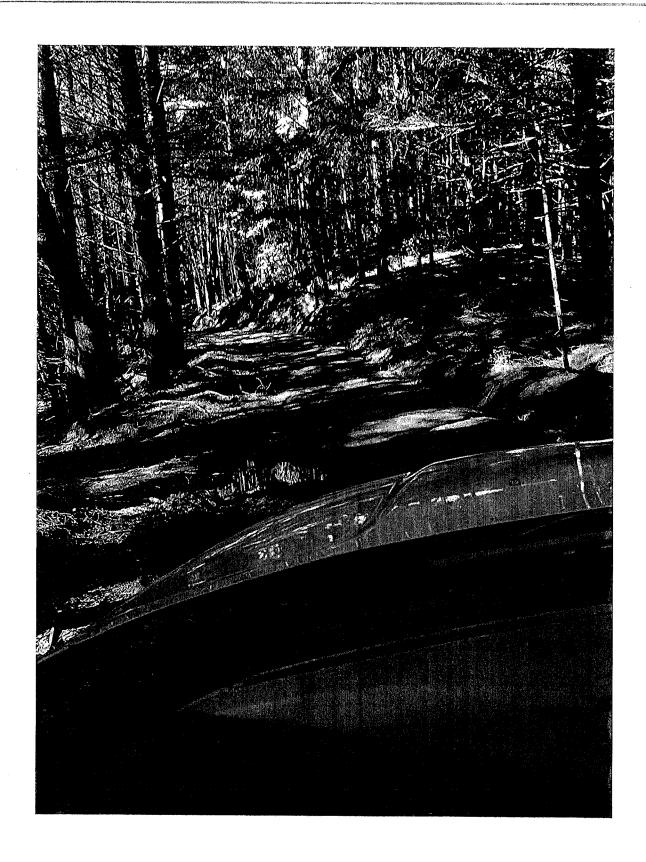
Brush Trimming to improve visibility, County repair for road-slide needed

## Appendix A Photos









# HUMBOLDT COUNTY DEPARTMENT OF PUBLIC WORKS ROAD EVALUATION REPORT

| PART A: Pa                    | rt A may be completed by the applicant   |
|-------------------------------|--|
| Applicant Name                | : Lost Creek Farms APN: 211-184-006  |
| Planning & Buil               | ding Department Case/File No.:   |
| Road Name:                    | Private Drive (complete a separate form for each road)   |
| From Road (Cro                | ss Street): Private Drive  |
| To Road (cross S              | Street): Private Drive   |
| Length of Road                | Segment: 1.0 Mile Date Inspected: 2/20/21  |
| Road is Maintain              | ned by: County Other 1.0 Private (State, Forest Service, National park, State Park, BLM, Private, Tribal, etc.)  |
| Check one of the              | Following:   |
| Box 1 🔲                       | The entire road segment is developed to category 4 road standards (20 feet wide) or better. If checked, then the road is adequate for the proposed used without further review by the applicant.   |
| Box 2                         | The entire road segment is developed to the equivalent of a road category 4 standard. If checked, then the road is adequate for the proposed use without further review by the applicant.  |
|                               | An equivalent road category 4 standard is defined as a roadway that is generally 20 feet in width but has pinch points which narrow the road. Pinch points include, but are not limited to, one-lane bridges, trees, large rock outcroppings, culverts, ect. Pinch points must provide visibility where a driver can see oncoming vehicles through the pinch point which allows the oncoming vehicle to stop and wait in a 20-foot-wide section of road for the other vehicle to pass. |
| Вох 3                         | The entire road segment is not developed to the equivalent of road category 4 or better. The road may or may not be able to accommodate the proposed use and further evaluation is necessary. Part B is to be completed by a Civil Engineer licensed by the State of California  |
| The Statements ir             | PART A are true and correct and have been made by me after personally inspecting and measuring the   |
| Signature  AUAN  Name Printed | M. BANDO  Date  PROFESSIONA  No. 23681  Exp.  *  CIVIL 1888  |

# PART B: Only complete Part B if Box 3 is Checked in Part A. Part B is to be completed by a Civil Engineer Licensed by the State of California. Complete a separate form for each road.

| Road Nan                   | nePrivate Drive  | Date Inspected: <u>2/20/2021</u>   | APN: <u>211-184-006</u>   |
|----------------------------|--|--|---|
| From Roa                   | d: Private Drive   | (Post Mile)  | Planning & Building Department Case/File No.:   |
| Го Road:                   | Private Drive  | (Post Mile)  | Department Case/The No  |
| 1                          | Number of other known cannabis   | e (ADT) of the road (including oth<br>projects included in ADT calculat<br>Department for information on ot  | tions:  |
| A                          | ADT: <100 Date(s) measured:  | 2/20/2021  |   |
| I<br>V                     | Method used to measure ADT: s the ADT of the road less than 4  | Counters Estimated using IT  | E Trip Generation Book  |
| A                          | American Association of State Hi   | ed very low volume and shall comp<br>ighway and Transportation Officia<br>cal Roads (ADT≤400). Complete S  | oly with the design standards outlined in the Is (AASHTO) Guidelines for Geometric Sections 2 and 3 below.  |
| p                          | f NO, then the road shall be reviewed in AASHTO A Policy of Book". Complete section 3 below  | on Geometric Design of Highways  | or the design of local roads and streets and Streets, commonly known as the "Green  |
| A<br>E<br>C<br>I<br>E<br>F | AASHTO Guidelines for Geomet A. Pattern of curve related crash Check one: No. Yo B. Physical evidence of curve process Check one: No. Yo C | ric Design of Very Low-Volume I les, es, see attached sheet for Post Mile roblems such as skid marks, scarre es, see attached sheet for PM locat icroachment. es, see attached sheet for PM locat residents or law enforcement. es, ( check if written document betantially higher than the design sees. | ed trees, or scarred utility poles ions ions ions ration is attached) speed of the road 20+MPH ions raffic from this project and all known on the attached report are done. |
| P<br>-                     | The roadway cannot acc address increased traffic   | -  | the proposed use. It is not possible to  In PART B is attached. The Half fight in nally evaluating the road N. M. B.  |

## TECHNICAL MEMORANDUM

Date: March 2, 2021

To: Humboldt County Department of Public Works

From: Allan Baird Engineering & Surveying, Inc.

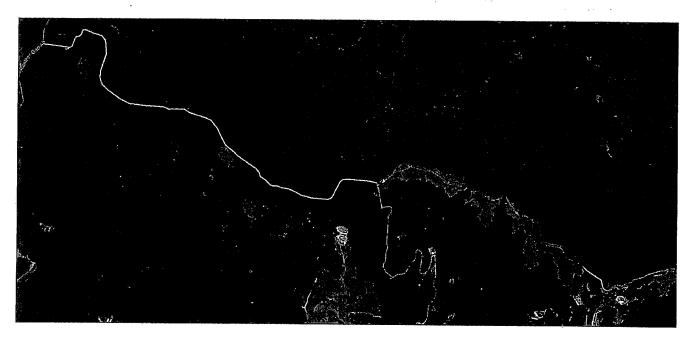
Subject: Road Evaluation for APN: 211-184-006

Segment 2 is 1.0 miles From: Private Drive To: Private Drive

I Hereby state that all work described in the attached Technical Memorandum follows accepted engineering practice and was completed under my direction. This Technical Memorandum summarizes results from an evaluation conducted on the access road leading to APN: 211-184-006 per guidance from the Humboldt County Department of Public Works. The Lost Creek Farms property is located approximately 0.17 miles from Private Drive and approximately 1.0 miles from Private Drive and from Panther Gap Rd. approximately 1.7 miles. There has been a road slide on part of the county-maintained segment 1 and a detour is required. Based on physical characteristics of the road(s), the access road to the Lost Creek Farms property has been divided into 3 segments as follows:

- Segment 1 Panther Gap Road to Private Drive 1.7 Miles "Road-Slide is blocking road"
- Segment 2 Private Drive to Private Drive 1.0 Miles
- Segment 3 Private Drive to Lost Creak Farms Property 0.17 Miles

### Attached is the Road Evaluation Overview Map



Allan M. Baird Engineering & Surveying 1257 Main St. Fortuna CA (707) 725-5182

#### 2.3 Average Daily Traffic Estimate

A.M. Baird Engineering & Surveying, Inc, Allan M. Baird Estimated the average daily trips based on traffic observations during the road evaluation, number of properties utilizing the access road, and engineering judgement. There is one parcel that utilizes Segment. If each parcel accounts for two trips per day, that equates to approximately 2 total trips per day. This is generally consistent with the observations made during the road evaluation.

#### 3.1 General Observations

Overall, the 1.0 mile segment of <u>Private Drive</u> is in relatively good condition. There is no evidence of skid marks along the segment. The road is fairly narrow, but it only serves \_\_\_\_\_\_ property(s) so the width is adequate.

#### 3.2 Description of Specific Road Segments

A detailed map of the road segment(s) is shown on Figure 2. Measurements where taken along the road segment after mile at 0.1-mile intervals as shown in Figure 2:

- Mile 0-1.7: Panther Gap Rd. to Private Drive 1.7 Miles "Road-Slide is blocking road"
- Mile 1.7-2.7: Private Drive to Private Drive 1.0 Miles
- Mile 2.7-2.87: Private Drive to Lost Creek Farms Property 0.17 Miles

### 4.1 General Recommendations for this Road Segment

Brush Trimming to improve visibility

### HUMBOLDT COUNTY DEPARTMENT OF PUBLIC WORKS ROAD EVALUATION REPORT

| PART A: Part A may be completed by the applicant   |
|--|
| Applicant Name: Lost Creek Farms APN: 211-184-006  |
| Planning & Building Department Case/File No.:  |
| Road Name: Lost Creek Farms Property (complete a separate form for each road)  |
| From Road (Cross Street): Private Drive  |
| To Road (cross Street): Lost Creek Farms Property  |
| Length of Road Segment: 0.17 Mile Date Inspected: 2/20/21  |
| Road is Maintained by: County Other 0.17 Private (State, Forest Service, National park, State Park, BLM, Private, Tribal, etc.)  |
| Check one of the Following:  |
| Box 1  |
| Box 2 The entire road segment is developed to the equivalent of a road category 4 standard. If checked, then the road is adequate for the proposed use without further review by the applicant.  |
| An equivalent road category 4 standard is defined as a roadway that is generally 20 feet in width but has pinch points which narrow the road. Pinch points include, but are not limited to, one-lane bridges, trees, large rock outcroppings, culverts, ect. Pinch points must provide visibility where a driver can see oncoming vehicles through the pinch point which allows the oncoming vehicle to stop and wait in a 20-foot-wide section of road for the other vehicle to pass. |
| Box 3 The entire road segment is not developed to the equivalent of road category 4 or better. The road may or may not be able to accommodate the proposed use and further evaluation is necessary. Part B is to be completed by a Civil Engineer licensed by the State of California  |
| The Statements in PART A are true and correct and have been made by me after personally inspecting and measuring the road  Signature  Signature  |
| Date  Printed  Date  PROFESSION  No. 23681  Exp.   |

# PART B: Only complete Part B if Box 3 is Checked in Part A. Part B is to be completed by a Civil Engineer Licensed by the State of California. Complete a separate form for each road.

| Road N  | ame Lost Creek Farms Property  | Date Inspected: 2/20/21  | APN:211-184-006   |   |  |  |
|---------|--|--|---|---|--|--|
| From R  | oad: Private Drive   | (Post Mile)  | Planning & Building   |   |  |  |
| To Road | d: Lost Creek Farms Property   | (Post Mile)  | Department Case/File  | : No.:                                  |  |  |
| 1.      | <ol> <li>What is the Average Daily Traffic (ADT) of the road (including other known cannabis projects)?</li> <li>Number of other known cannabis projects included in ADT calculations:</li> <li>(Contact the Planning &amp; Building Department for information on other nearby projects.)</li> </ol>  |  |   |   |  |  |
|         | ADT: <100 Date(s) measured: 2/20/2021  |  |   |   |  |  |
|         | Method used to measure ADT: CO Is the ADT of the road less than 400  | Counters   | ITE Trip Generation Book                                    |   |  |  |
|         | If YES, then the road is considered very low volume and shall comply with the design standards outlined in the American Association of State Highway and Transportation Officials (AASHTO) Guidelines for Geometric Design of Very Low-Volume Local Roads (ADT≤400). Complete Sections 2 and 3 below.  |  |   |   |  |  |
|         | If NO, then the road shall be reviewed presented in AASHTO A Policy on Book". Complete section 3 below.  | ed per the applicable policies<br>Geometric Design of Highwa   | for the design of local roys and Streets, commonly          | oads and streets<br>known as the "Green |  |  |
| 2.      | AASHTO Guidelines for Geometric Design of Very Low-Volume Local Roads (ADT≤400) for guidance.)  A. Pattern of curve related crashes. Check one: No. Yes, see attached sheet for Post Mile (PM) locations.  B. Physical evidence of curve problems such as skid marks, scarred trees, or scarred utility poles Check one: No. Yes, see attached sheet for PM locations  C. Substantial edge rutting or encroachment. Check one: No. Yes, see attached sheet for PM locations  D. History of Complaints from residents or law enforcement. Check one: No. Yes, (check if written documentation is attached)  E. Measured or known speed substantially higher than the design speed of the road 20+MPH Check one: No. Yes.  F. Need for turn-outs Check one: No. Yes, see attached sheet for PM locations |  |   |   |  |  |
|         | cannabis projects identified ( check if a Neighborho   | date the cumulative increased<br>above, if the recommendation<br>and Traffic Management Plan<br>amodate increased traffic from | ns on the attached report a<br>is also required and is atta | are done.<br>ached)                     |  |  |
|         | A map showing the location and lim<br>PART B are true and correct and have   | its of the road being evaluated<br>we been made by me after pers   | sonally evaluating the road                                 | d. PROFESS/ONAL                         |  |  |
|         | (Signature of Civil Engineer)  | (Date)   |   | No. 23681<br>Exp. **                    |  |  |

## TECHNICAL MEMORANDUM

Date: March 2, 2021

To: Humboldt County Department of Public Works

From: Allan Baird Engineering & Surveying, Inc.

Subject: Road Evaluation for APN: 211-184-006

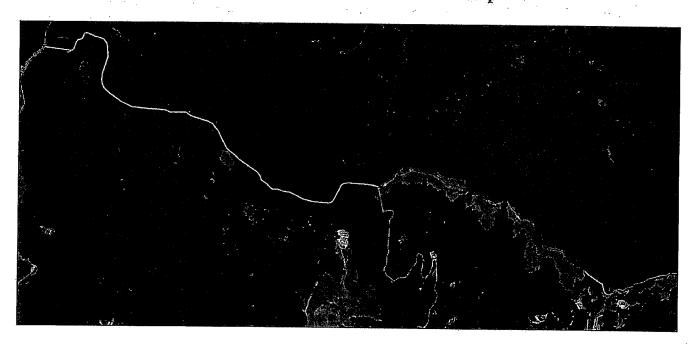
Segment 3 is 0.17 miles From: Private Drive

To: Lost Creek Farms Property

I Hereby state that all work described in the attached Technical Memorandum follows accepted engineering practice and was completed under my direction. This Technical Memorandum summarizes results from an evaluation conducted on the access road leading to APN: 211-184-006 per guidance from the Humboldt County Department of Public Works. The Lost Creek Farms property is located approximately 0.17 miles from Private Drive and approximately 1.0 miles from Private Drive and from Panther Gap Rd. approximately 1.7 miles. There has been a road slide on part of the county-maintained segment 1 and a detour is required. Based on physical characteristics of the road(s), the access road to the Lost Creek Farms property has been divided into 3 segments as follows:

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## Attached is the Road Evaluation Overview Map



#### 2.3 Average Daily Traffic Estimate

A.M. Baird Engineering & Surveying, Inc, Allan M. Baird Estimated the average daily trips based on traffic observations during the road evaluation, number of properties utilizing the access road, and engineering judgement. There is one parcel that utilizes Segment \_\_\_\_\_\_. If each parcel accounts for two trips per day, that equates to approximately 2 total trips per day. This is generally consistent with the observations made during the road evaluation.

#### 3.1 General Observations

Overall, the <u>0.17</u> mile segment of <u>Private Drive</u> is in relatively good condition. There is no evidence of skid marks along the segment. The road is fairly narrow, but it only serves \_\_\_\_\_\_ property(s) so the width is adequate.

#### 3.2 Description of Specific Road Segments

A detailed map of the road segment(s) is shown on Figure 2. Measurements where taken along the road segment after mile at 0.1-mile intervals as shown in Figure 2:

- Mile 0-1.7: Panther Gap Rd. to Private Drive 1.7 Miles "Road-Slide is blocking road"
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#### 4.1 General Recommendations for this Road Segment

Brush Trimming to improve visibility