



MINUTE SHEET

THURSDAY, APRIL 17, 2025

Regular Meeting

The Honorable Zoning Administrator of the County of Humboldt held a regular meeting on the above date within the Humboldt County Planning and Building Department at 3015 H Street in Eureka, California. The Zoning Administrator and the Zoning Administrator Clerk of the County of Humboldt hereby certify the foregoing to be a true and correct record of the actions taken on the above-entitled matters by said Zoning Administrator at the meeting held on date noted above.

Laura McClenagan
Zoning Administrator Clerk

John H. Ford
Zoning Administrator

ZONING ADMINISTRATOR

JOHN H. FORD
Director, Planning and Building



COUNTY STAFF

CLIFF JOHNSON
Planning Manager
RODNEY YANDELL
Planning Manager

**ZONING ADMINISTRATOR
COUNTY OF HUMBOLDT**
Planning and Building Department
3015 H St.
Eureka, CA 95501

ACTION SUMMARY

Thursday, April 17, 2025

10:00 AM

Regular Meeting - Hybrid

A. CALL TO ORDER

Director John Ford called the meeting to order at 10:00 a.m.

B. AGENDA MODIFICATIONS

C. CONSENT CALENDAR

25-519

1. Denial of two Conditional Use Permit Applications for the cultivation of cannabis due to inconsistency with Humboldt County Code.

Project Name: Paradise Valley LLC
Assessor Parcel Number (APN) 220-292-015-000
Record No.: PLN-12303
Whitethorn area

Project Name: Paradise Mountain LLC
Assessor Parcel Numbers (APN) 020-292-017 and 220-292-018
Record No.: PLN-12301
Whitethorn area

The Zoning Administrator adopted resolution 25-034 and 25-035, which finds the Zoning Administrator has found the projects exempt from environmental review pursuant to State CEQA

Guidelines Section 15270; and finds the applicant has not provided sufficient evidence necessary to make the required findings for approval; and denies the Paradise Valley LLC (PLN-12303) and Paradise Mountain LLC (PLN-12301) Conditional Use Permits.

25-520

2. Sanctuary Forest Special Permit
Assessor Parcel Numbers (APN) 215-162-021 and 215-162-022
Record No.: PLN-2024-19132
Whitethorn area

A Special Permit (SP) for the construction of an approximately 2-million-gallon water storage pond partially within the Streamside Management Area (SMA). The overall project will construct two ponds totaling 6 million gallons of capacity and associated plumbing infrastructure designed to deliver 25 gallons per minute (GPM) of flow augmentation to Vanauken Creek during the four-month dry season for the purpose of improving instream aquatic habitat. These ponds will be off-channel and will be filled exclusively with runoff and direct precipitation and the project includes no stream diversions. The project is anticipated to provide significantly improved habitat for coho salmon (*Oncorhynchus kisutch*) and steelhead (*Oncorhynchus mykiss*) in Vanauken Creek, an important salmon bearing tributary to the Mattole River.

The Zoning Administrator adopted resolution 25-036 which finds the Zoning Administrator has considered the Mitigated Negative Declaration prepared for the Sanctuary Forest project pursuant to Section 15074 of the CEQA Guidelines; and finds the proposed project complies with the General Plan and Zoning Ordinance; and approves the Special Permit as recommended by staff, subject to the conditions of approval and subject to the Mitigation Monitoring and Reporting Program.

25-523

3. Ferndale Coastal Development Permit
Record No.: PLN-2025-19147
APN: 100-181-003
Ferndale area

A Coastal Development Permit (CDP) for drainage improvements for the City of Ferndale, located just north of the City limits. The overall project is located both within the City of Ferndale and just outside, within County jurisdiction, and includes the replacement of existing storm drain inlets and piping along Arlington Avenue, new piping and swales along 5th Street, enlargement of the drainage swale in the pasture north of Van Ness Avenue, and creation of a stormwater detention pond in the northern extent of the pasture. Work within the Coastal Zone (and subject to this CDP) includes areas north of Van Ness Avenue. The existing culvert crossing at Van Ness Avenue (which flows into the pasture) would remain in place, and a second, parallel culvert installed. Five to eight trees and energy dissipating rock would be added to the culvert outlets to reduce potential scouring and erosion. The existing drainage swale through the pasture and proposed stormwater detention basin would be graded and revegetated with native grasses. The swale within the pasture north of Van Ness Avenue would contain a minimum bottom width of three feet and side slopes of 3:1 and daylight to existing grade. The new swale would have an approximate 0.3 to 0.5% slope and maximum

excavation depth of three feet. The swale would then transition to a 0.5-acre stormwater detention basin on the County-owned parcel. The detention basin would have 3:1 slide slopes and daylight to existing grade and contain a maximum excavation depth of two feet. Following Project implementation, the pasture would remain seasonally grazeable which is consistent with current management.

The Zoning Administrator adopted resolution 25-037 which finds the project does not require additional environmental review pursuant to CEQA Guidelines Section 15302 (Replacement or Reconstruction), 15303 (New Construction or Conversion of Small Structures), and 15304 (Minor Alterations to Land), and as a Responsible Agency, agrees with the lead agency's findings; and makes all of the required findings for approval of the Ferndale Coastal Development Permit; and approves the Ferndale Coastal Development Permit as recommended by staff, and subject to the conditions of approval.

D. ITEMS PULLED FROM CONSENT

E. PUBLIC HEARINGS

F. ADJOURNMENT

Director John Ford adjourned the meeting at 10:04 a.m.

G. NEXT MEETING: May 1, 2025 10:00 a.m. Regular Meeting - Hybrid