



COUNTY OF HUMBOLDT
PLANNING AND BUILDING DEPARTMENT
CURRENT PLANNING DIVISION

3015 H Street Eureka CA 95501
Phone: (707) 445-7541 Fax: (707) 268-3792

Hearing Date: October 3, 2019

To: John H. Ford Humboldt County Zoning Administrator

From: Steve Werner, Supervising Planner

Subject: **CalFire Trinidad – Domestic Water Supply Project**
Coastal Development Permit
Case Number PLN-2019-15730
Assessor's Parcel Number (APN) 515-241-011
923 Patricks Point Drive, Trinidad Area

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Please contact Alyssa Suarez, Planner, at 707-268-3718, or by email at asuarez@co.humboldt.ca.us if you have any questions about the scheduled public hearing item.

AGENDA ITEM TRANSMITTAL

Hearing Date	Subject	Contact
October 3, 2019	Coastal Development Permit Extension	Alyssa Suarez

Project: A two-year Extension of a Coastal Development Permit (PLN-2019-15312), conditionally approved May 16, 2019, for extending potable water service to the CalFire Trinidad Station from the City of Trinidad by installation of a 1.5-inch diameter high density polyethylene water line beneath Patricks Point Drive (approximately 5,400 linear feet) and for connection to the existing 10,000-gallon tank at the facility (approximately 600 linear feet). **The extension is to allow additional time to secure funding for the construction of the proposed actions. No modifications to the project are proposed. If approved, this extension will expire on June 20, 2022.**

Project Location: The project is located in the Trinidad area, on the east side of Patricks Point Drive, approximately 1.05 miles north from the intersection of Main Street and Patricks Point Drive, on the property known as 923 Patricks Point Drive.

Present Plan Designations: 515-241-011: Public Facility (PF) Density: N/A); Other sites: N/A, State of California/Humboldt County Right-of-Way.

Present Zoning: (PF2/D;U) Coastal: Public Facility-Rural (PF2), Design Review (D); Other sites: N/A, State of California/Humboldt County Right-of-Way.

Case Number: PLN-2019-15730 (Original Permit PLN-2019-15312)

Assessor's Parcel Numbers: 515-241-011, and California/Humboldt County Right-of-Way.

Applicant CalFire Trinidad 923 Patrick's Point Drive Trinidad, CA 95570	Owner Same as Applicant	Agent SHN Engineering & Geologists C/O Stein Coriell 1062 G Street Ste 1 Arcata, CA 95521
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Environmental Review: Categorical Exemption per CEQA Section 15303(d) – New Construction or Conversion of Small Structures.

Major Issues: None.

State Appeal Status: Project is appealable to the California Coastal Commission.

CALFIRE TRINIDAD
COASTAL DEVELOPMENT PERMIT EXTENSION

Case No. PLN-2019-15312X
APNs 515-241-011, and California/Humboldt County Right-of-Way,

Recommended Zoning Administrator Action

1. Describe the application as part of the Consent Agenda.
2. Survey the audience for any person who would like to discuss the application.
3. If no one requests discussion, make the following motion to approve the applications as a part of the consent agenda:

Find the proposed project consistent with Section 15303(d) (Categorical Exemption) of the CEQA Guidelines and make all of the required findings for approval of the Coastal Development Permit Extension based on evidence in the staff report and any public testimony, and adopt the Resolution approving the CalFire Trinidad Coastal Development Permit Extension subject to the recommended conditions.

Analysis of the Evidence Supporting the Required Findings: Sections 312-11 (Extension of an Approval of a Development Permit or Variance) of the Humboldt County Code Zoning Regulations establishes the authority to grant time extensions for approved or conditionally approved development permits, including Coastal Development Permits, when it can be found that the findings and conditions of the original project have not changed significantly.

Recommendation: The findings and conditions of the original project have **not** changed significantly based on the following analysis.

Executive Summary: The request is for a 2-year Extension of a Coastal Development Permit (CDP) for extending potable water service to the CalFire Trinidad Station from the City of Trinidad. The CDP authorized installation of a 1.5-inch diameter high density polyethylene water line beneath Patricks Point Drive (approximately 5,400 linear feet) and connection to the existing 10,000-gallon tank at the facility (approximately 600 linear feet). No changes to the project are proposed.

If approved, this extension will expire on June 20, 2022.

All responding referral agencies have recommended approval of the project. It is staff's opinion having reviewed the application and supporting evidence that **the findings and conditions of the project, effective June 20, 2019, have not changed significantly based on the following staff analysis and are applicable to the proposed extension because:**

1. The proposed use is consistent with the Public Facility (PF) land use designation, for which the original project was evaluated, has not changed; the Patricks Point Drive right of way is not designated.
2. The proposed use is consistent with the new Public Facility – Rural (PF2) Zoning, for which the original project was evaluated, has not changed; the Patricks Point Drive right of way is not classified.
3. The applicable development standards, for which the original project was evaluated, have not changed.
4. The applicable design standards, for which the project was evaluated, have not changed.

5. All other standards and requirements to which the project is subject, and as administered by other departments or agencies, have not changed.
6. A Notice of Exemption has been adopted for the project by the Humboldt County Planning and Building Department as lead agency under CEQA.

Staff Recommendations: Planning staff believes that the applicant has submitted evidence in support of making all of the required findings for approving the Coastal Development Permit Extension.

Alternatives: Several alternatives may be considered: 1) The Zoning Administrator could elect not to hear this item and put the decision making in front of the Planning Commission. Any decision to place this matter before the Planning Commission must be done before opening the public hearing on this project; 2) The Zoning Administrator could elect to add or delete conditions of approval; 3) The Zoning Administrator could deny approval of the requested permits if you are unable to make all of the required findings. Planning Division staff is confident that the required findings can be made based on the submitted evidence and subject to the recommended conditions of approval. Consequently, planning staff does not recommend further consideration of these alternatives.

**RESOLUTION OF THE ZONING ADMINISTRATOR
OF THE COUNTY OF HUMBOLDT**

Resolution Number 19-

**Case Number PLN-2019-15730
Assessor's Parcel Numbers 515-241-011 and 000-000-000
(State/County Right of Ways)**

Makes the required findings for certifying compliance with the California Environmental Quality Act and conditionally approves the Coastal Development Permit.

WHEREAS, CalFire Trinidad, submitted an application and evidence in support of approving a Coastal Development Permit Extension; and

WHEREAS, the County Planning and Building Department has reviewed the submitted application and evidence and has referred the application and evidence to involved reviewing agencies for site inspections, comments and recommendations; and

WHEREAS, pursuant to Section 15303(d), Humboldt County Planning and Building Department, makes a CEQA determination that the project is Categorically Exempt; and

WHEREAS, Attachment 2 in the Planning Division staff report includes evidence in support of making all of the required findings for approving the proposed Coastal Development Permit Extension (Case No. PLN-2019-15730); and

WHEREAS, a public hearing was held on the matter before the Humboldt County Zoning Administrator on October 3, 2019.

NOW, THEREFORE, be it resolved, determined, and ordered by the Zoning Administrator that:

1. The proposed project was determined pursuant to Section 15303(d) of the California Environmental Quality Act (CEQA) Guidelines to be Categorically Exempt; and
2. The findings in Attachment 2 of the Planning Division staff report support approval of Case Number PLN-2019-15730 based on the submitted evidence; and
3. Approves the Coastal Development Permit Extension Case Number PLN-2019-15730 as recommended and conditioned in Attachment 1.

Adopted after review and consideration of all the evidence on October 3, 2019.

I, John Ford, Zoning Administrator of the County of Humboldt, do hereby certify the foregoing to be a true and correct record of the action taken on the above entitled matter by said Zoning Administrator at a meeting held on the date noted above.

John Ford, Zoning Administrator

**ATTACHMENT 1
ORIGINAL CONDITIONS OF APPROVAL**

Approval of the Coastal Development Permit is conditioned upon the following terms and requirements which must be fulfilled before work is initiated or during project implementation.

1. Development shall be conducted consistent with the approved Project Description and Site Plan submitted 1-25-2019.
2. The applicant shall apply for, and obtain, an Encroachment Permit from the County prior to beginning any work on County roads, and an encroachment permit from Caltrans prior to beginning any work on State Highways.
3. The applicant shall provide traffic control and other temporary provisions in accordance with County of Humboldt Encroachment Permit Conditions.
4. City of Trinidad approval is required for the connection, and City requirements for the water line shall be met. A letter or other written communication from the City of Trinidad indicating that the project meets their requirements will satisfy this condition.

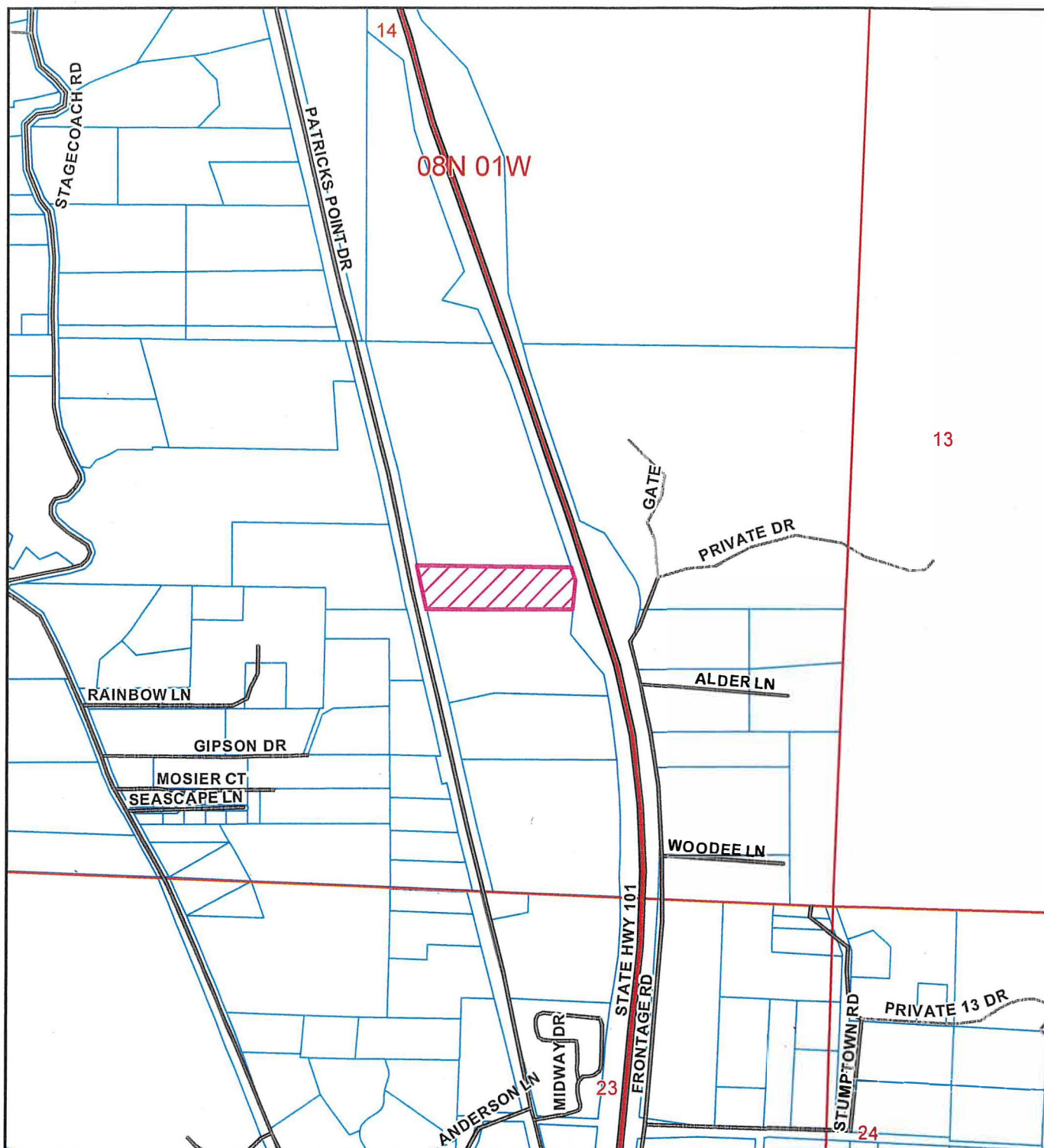
On-going Requirements/Development Restrictions Which Must be Satisfied for the Life of the Project:

1. The applicant is responsible for receiving all necessary permits and/or approvals from state and local agencies.
2. The water service line is exclusive to the CalFire Trinidad Fire Station; this permit does not authorize any additional water line service connections.

Informational Notes

1. Should known or suspected Native American skeletal remains or burials be inadvertently discovered, the provisions of Section 7050.5 of the California Health & Safety Code and Section 5097.98 of the Public Resources Code shall apply (find at <http://nahc.ca.gov/resources/a-professional-guide-for-the-preservation-and-protection-of-native-american-human-remains-and-associated-grave-goods>).
2. This permit shall expire and become null and void at the expiration of one (1) year after all appeal periods have lapsed (see "Effective Date") except where construction under a valid building permit or use in reliance on the permit has commenced prior to such anniversary date. The period within which construction or use must commence may be extended as provided by Section 312-11.3 of the Humboldt County Code.
3. New Development Requires Permit. Any new development as defined by Section 313-139 of the Humboldt County Code (H.C.C.), shall require a coastal development permit or permit modification, except for Minor Deviations from the Plot Plan as provided under Section 312-11.1 of the Zoning Regulations.
4. The applicant is required to pay for permit processing on a time and material basis as set forth in the schedule of fees and charges as adopted by ordinance of the Humboldt County Board of Supervisors. The Department will provide a bill to the applicant after the decision. Any and all outstanding Planning fees to cover the processing of the application to decision by the Hearing Officer shall be paid to the Humboldt County Planning Division, 3015 "H" Street, Eureka.

**ATTACHMENT 2
MAPS AND PROJECT SITE PLAN**



LOCATION MAP

**PROPOSED CALFIRE TRINIDAD
COASTAL DEVELOPMENT PERMIT
& EXTENSION
TRINIDAD AREA
PLN-2019-15730**

APN: 515-241-011

T08N R01W S14 HB&M (Trinidad)

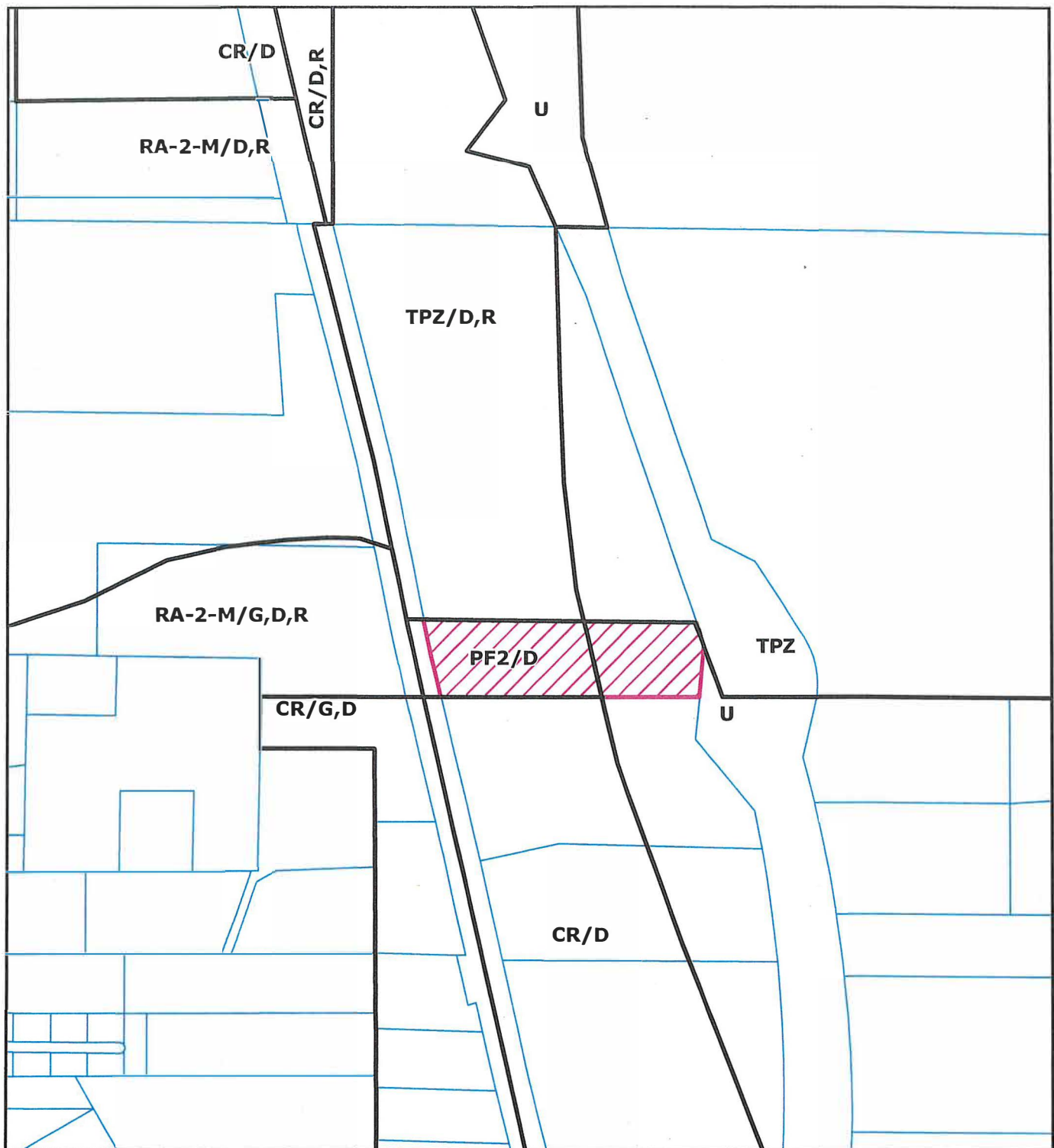
Project Area =



This map is intended for display purposes and should not be used for precise measurement or navigation. Data has not been completely checked for accuracy.



0 250 500 750
Feet



ZONING MAP

**PROPOSED CALFIRE TRINIDAD
COASTAL DEVELOPMENT PERMIT
& EXTENSION
TRINIDAD AREA
PLN-2019-15730
APN: 515-241-011
T08N R01W S14 HB&M (Trinidad)**

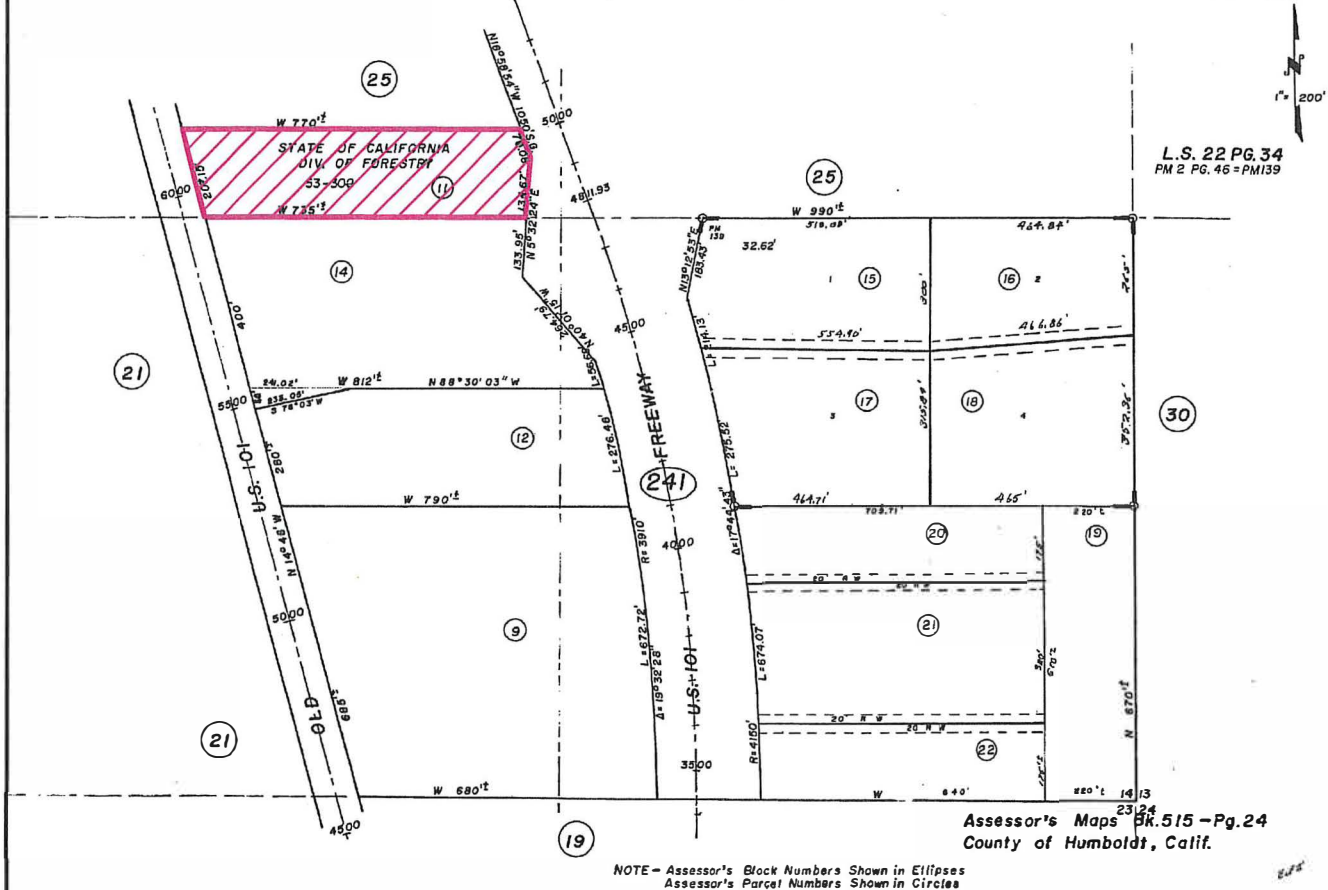
Project Area = 

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Feet

515-24



Assessor's Maps ²³/₂₄ Bk. 515 - Pg. 24
County of Humboldt, Calif.

NOTE - Assessor's Block Numbers Shown in Ellipses
Assessor's Parcel Numbers Shown in Circles

ASSESSOR PARCEL MAP

**PROPOSED CALFIRE TRINIDAD
COASTAL DEVELOPMENT PERMIT
& EXTENSION
TRINIDAD AREA
PLN-2019-15730**

APN: 515-241-011

T08N R01W S14 HB&M (Trinidad)

Project Area =



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MAP NOT TO SCALE



AERIAL MAP

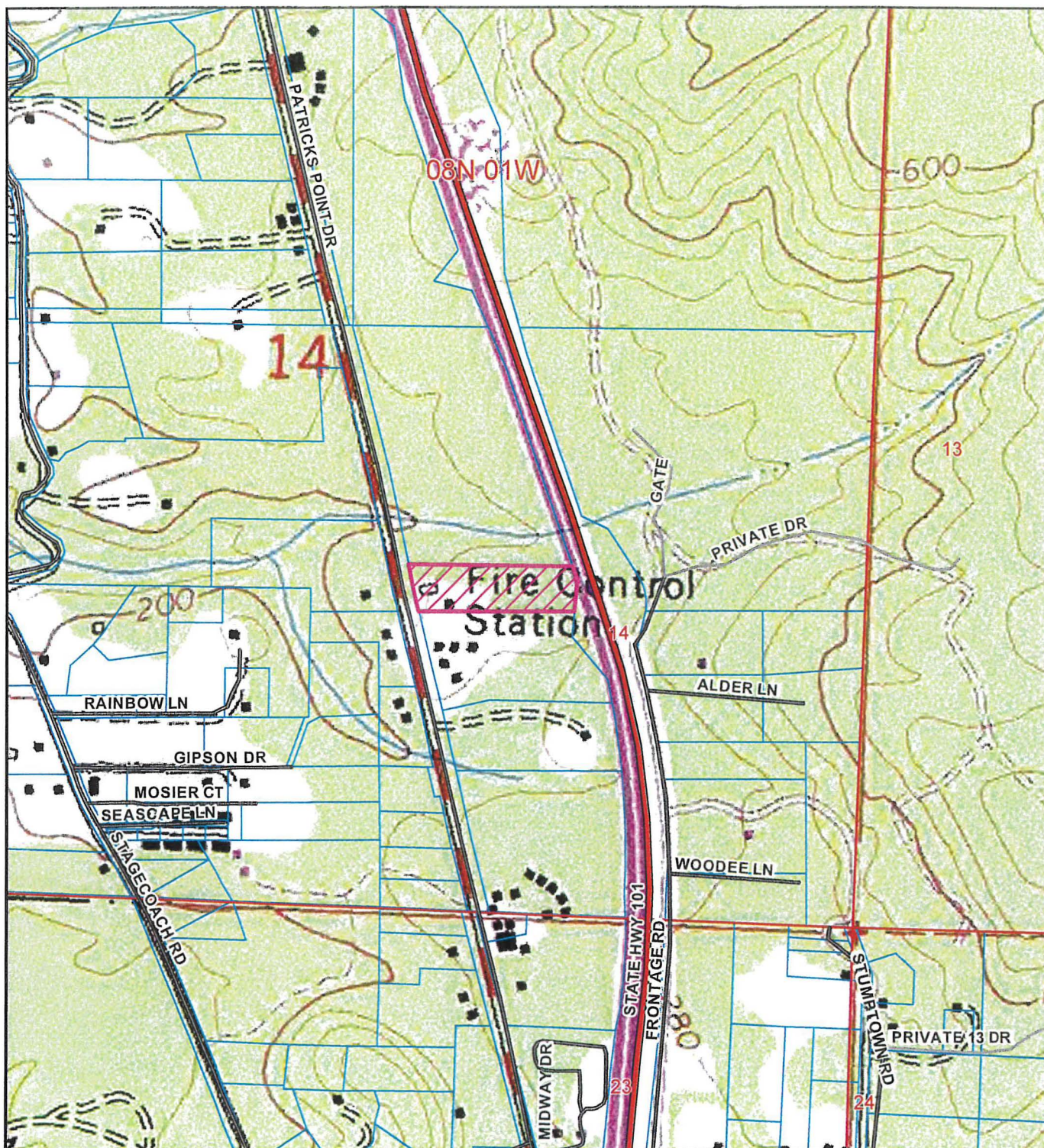
**PROPOSED CALFIRE TRINIDAD
COASTAL DEVELOPMENT PERMIT
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TRINIDAD AREA
PLN-2019-15730
APN: 515-241-011
T08N R01W S14 HB&M (Trinidad)**

Project Area = 

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0 250
Feet



TOPO MAP

PROPOSED CALFIRE TRINIDAD
COASTAL DEVELOPMENT PERMIT
& EXTENSION
TRINIDAD AREA
PLN-2019-15730
APN: 515-241-011
T08N R01W S14 HB&M (Trinidad)

Project Area = 

This map is intended for display purposes and should not be used for precise measurement or navigation. Data has not been completely checked for accuracy.



0 250 500 750
Feet

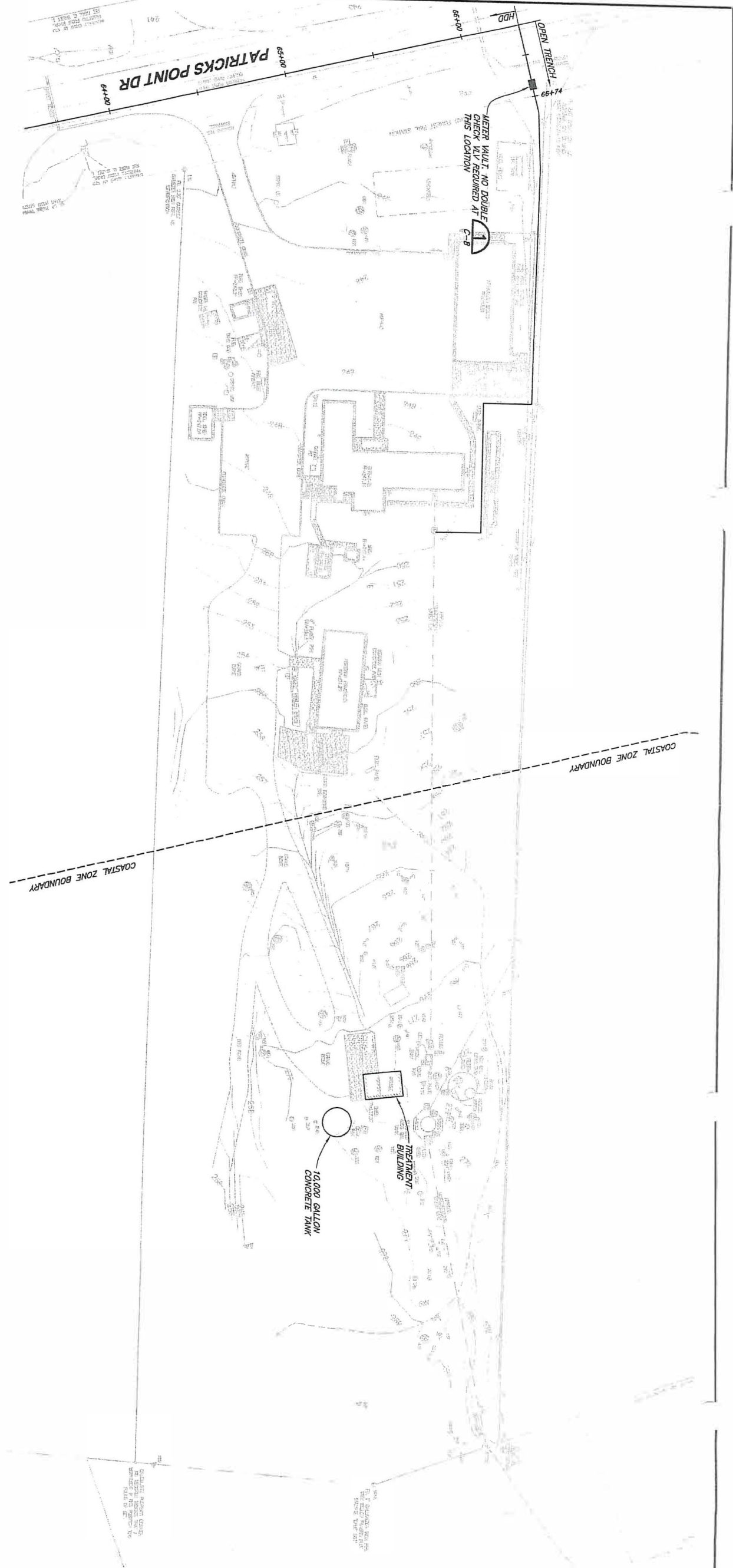
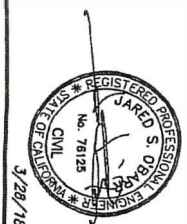



FIGURE 2



SHEET C-7		CAL FIRE TRINIDAD FIRE STATION WATER SYSTEM UPGRADES TRINIDAD, CALIFORNIA ENLARGED SITE PLAN		DSGN JSO DR CDN CHK KJN APVD	NO. DATE REVISION BY	 CONSULTING ENGINEERS & GEOLOGISTS, INC. 812 W. WABASH AVE. WWW.SHN-ENGR.COM EUREKA, CA. 95501 707-441-8855	VERIFY SCALES BAR IS ONE INCH ON ORIGINAL DRAWING 1"
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If not one inch on this sheet, adjust scales accordingly.