



COUNTY OF HUMBOLDT

Legislation Text

File #: 21-1061, **Version:** 1

Victor Blanc

Record Number PLN-2021-16919

Assessor's Parcel Numbers: 316-205-006, 316-206-002, 316-206-009, 316-212-003.

Korbel area

Lot Line Adjustment (LLA) resulting in three parcels of approximately 10.0 acres, 146.5 acres and 179.5 acres. Also, part of the project is a Zone Boundary Adjustment to adjust the zone boundary between the Agriculture Exclusive with a 160-acre minimum parcel size (AE-B-5(160)) and Timberland Production Zone (TPZ) boundary to follow the new parcel line. This would involve rezoning approximately 3.09 acres from TPZ to AE-B-5(160). Additionally, approximately 6.2 acres of AE-B-5(160) will be rezoned into TPZ. The smaller parcel is developed with a single-family residence and the larger parcels are managed for timber production. The purpose of the LLA is to provide a greater buffer for the residentially developed parcel to the adjoining timberlands. No development is proposed.

Make all of the required findings for approval and recommend the Board of Supervisors approve the Lot Line Adjustment and Zone Boundary Adjustment, subject to the recommended conditions of approval.