



# COUNTY OF HUMBOLDT

## Legislation Text

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File #: 16840, Version: 1

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### **Bell: CDP/CUP/SP Modifications and Notice of Merger**

Record Number PLN-2020-16840 (filed 12/3/2020)

Assessor's Parcel Number (APN) 109-351-061

Shelter Cove Area

A Modification to a previously issued Coastal Development Permit, Conditional Use Permit, and Special Permit (CDP-46-90/CUP-35-90/SP-44-90) to authorize the after-the-fact permitting of the following development: 1) Construction of a 120 square foot garden shed, 2) Construction of a 15 square foot concrete pad for the installation of a generator, 3) Construction of a 2-inch deep, quarter inch-wide underground coaxial cable, 4) Addition of 192 square foot extension of an existing deck and two staircases on either side of the deck on the western side of the existing residence, 5) repair of existing 45" fence on the eastside of the residence using existing footings 6) Removal of 11 dead/dying trees (<12" DBH) within 30-feet of a residence. All of the work was completed prior to County review. The parcel is developed with an existing single-family residence, gravel driveway and served community water and sewer by the Shelter Cove Resort Improvement District. The original CDP authorized construction of a Bed and Breakfast. The residence is no longer occupied as such, therefore a modification to the CUP is required to authorize the change of the use to a single-family residence. A Notice of Merger of three legal parcels into one legal parcel is also proposed, due to development across all three parcels.

Find that the project is Categorically Exempt from environmental review pursuant to Section 15302, 15303, and 15305 of the CEQA Guidelines, make all of the required findings for approval of the Coastal Development Permit and adopt the Resolution approving the Bell Coastal Development Permit, Special Permit, and Conditional Use Permit Modifications, and Notice of Merger, as recommended by staff subject to the recommended conditions.