



COUNTY OF HUMBOLDT

Legislation Details (With Text)

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File created: 11/18/2016 **In control:** Planning Commission

On agenda: 12/1/2016 **Final action:** 12/1/2016

Title: Shelter Cove Resort Improvement District No. 1
Coastal Development Permit, Special Permit, Coastal Development Permit Modification, Conditional Use Permit Modification, and Special Permit Modification
156 Lower Pacific Drive, Shelter Cove Area
Case Numbers CDP 16-029, SP 16-058, CDP 017-97M, CUP 007-97M and SP-014-97M
Assessor Parcel Numbers 111-181-002, 111-181-004, 111-181-005, and 111-181-006
A Coastal Development Permit to develop facilities to expand the Resort Improvement District's (District) recycled water program. The proposed expansion will provide for the production of more recycled water available for fire protection services, distribution to authorized users in the District's existing service area, and irrigation of the existing public golf course. The following improvements are proposed: 1) upgrading the existing filtration located inside the District's existing wastewater treatment facilities located on APN 111-181-004; 2) installation of five polyethylene 20,000-gallon underground water storage tanks to be located on the northeast portion of APN 111-181-005; 3) installation of a new transmission main to carry the water from the storage tanks to the distribution center; and 4) upgrade the sprinkler heads of the golf course's irrigation system. Installation of the tanks will require approximately 495 cubic yards of grading to bury the tanks. Approximately 225 cubic yards will be used as backfill and the remaining roughly 270 cubic yards will be stockpiled on District property and used for District projects outside of the Coastal Zone. Authorized recycled water users will fill their personal water tanks at the proposed distribution station after completing an educational program and other regulatory requirements for the private use of recycled water. The proposed distribution station will be a one-way paved loop with access to and from Lower Pacific Drive. A Special Permit for Design Review of the proposed improvements. Also a modification of the existing Coastal Development, Conditional Use, and Special Permits to allow for upgrades to the existing wastewater treatment plant filtration system and irrigation system. The existing wastewater treatment plant is capable of producing approximately 40,000 gallons per day of recycled water, and the new system will be capable of producing up to 100,000 gallons per day of recycled water.

Sponsors:

Indexes:

Code sections:

Attachments: 1. CDP 16-029 Staff Report, 2. 8022.08 CEQA Initial Study Public Draft with response to comments 20160517, 3. 8022.08 walking survey results, 4. 8022.08 Water Recycling PER - GRANT 20160304, 5. NOD Filing Receipt Packet, 6. Resolution 16-13 - Authorization to File NOD 20160519, 7. Wetland Survey Final, 8. PC Resolution 16-48 Shelter Cove RID Purple Pipe 10046

Date	Ver.	Action By	Action	Result
12/1/2016	1	Planning Commission		

Shelter Cove Resort Improvement District No. 1

Coastal Development Permit, Special Permit, Coastal Development Permit Modification, Conditional Use Permit Modification, and Special Permit Modification

156 Lower Pacific Drive, Shelter Cove Area

Case Numbers CDP 16-029, SP 16-058, CDP 017-97M, CUP 007-97M and SP-014-97M

Assessor Parcel Numbers 111-181-002, 111-181-004, 111-181-005, and 111-181-006

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Move that Humboldt County, as Responsible Agency, has considered the Initial Study-Mitigated Negative Declaration prepared by the Lead Agency, the Resort Improvement District No. 1, and exercising independent judgement finds the project's impacts are adequately addressed and to make all of the required findings for approval of the Coastal Development Permit, Special Permit, Coastal Development Permit Modification, Conditional Use Permit Modification, and Special Permit Modification based on evidence in the staff report and any public testimony, and adopt the Resolution approving the proposed Resort Improvement District No. 1's project subject to the recommended conditions.