



# COUNTY OF HUMBOLDT

## Legislation Details (With Text)

**File #:** 20-1000      **Version:** 1      **Name:**  
**Type:** Zoning Item      **Status:** Continued  
**File created:** 7/31/2020      **In control:** Planning and Building  
**On agenda:** 8/6/2020      **Final action:**  
**Title:** The Hills, LLC Conditional Use Permits and Special Permits  
Record Numbers: PLN-11638-CUP and PLN-11643-CUP  
Assessor Parcel Numbers (APNs) 223-061-038, 223-061-043, 223-073-004, 223-073-005  
960 Shadow Light Ranch Road and Section 19 of Township 04 South, Range 04 East, Humboldt Base & Meridian, Garberville area

**Project Description:** Two Conditional Use Permits to allow continued cultivation of 60,940 square feet of existing outdoor and mixed light cannabis cultivation. There is 22,200 square feet of existing outdoor cultivation on APN 223-061-043 grown in 23 greenhouses. There is 38,740 square feet of cultivation on APNs 223-061-038, 223-073-004 and 223-073-005 that consists of 32,500 square feet of existing outdoor and 6,240 square feet of mixed light cultivation grown in 22 greenhouses. The proposed project includes relocation of five historic cultivation areas to environmentally superior locations on the subject parcels. Water is provided by an on-site well and a 2,800,000-gallon rain catchment pond. Processing, including drying, curing and trimming, will occur on APN 223-073-005 in three proposed structures as follows: (1) one-story, 1,200-square-foot warehouse; (1) one-story, 5,050-square-foot processing facility; (1) two-story, 7,592-square-foot processing facility and office uses (footprint = 4,776 square feet); and associated parking facilities. The proposed project also includes a Special Permit for a 10,080-square-foot wholesale nursery on APNs 223-061-038, 223-073-004 and 223-073-005. A maximum of 11 employees will be on-site during peak operations. Two Special Permits for Development within the Streamside Management Area are also a part of the proposed project. The Special Permits would allow for 9 remediation projects required by the California Department of Fish and Wildlife to resolve a Notice of Violation on the subject parcels. There are 22 other projects (total of 31) require by CDFW for resolution of the of Violation that are for the replacement and/or maintenance of stream crossings.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
8/6/2020	1	Planning Commission	continued	Pass

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Continue the request to a Date Uncertain.