File #: 13698, **Version:** 1

Humboldt Bay Harbor, Recreation and Conservation District
Application Number 13968
Case Numbers: CDP-17-067/CUP-18-047
Assessor Parcel Numbers 401-112-021
364 Vance Avenue, Samoa area

A Coastal Development Permit and Conditional Use Permit to allow for an interim use on property zoned Coastal Dependent Industrial. The project would permit a commercial distributor of liquefied petroleum products (Refined Hydrocarbon Solutions) as an interim conditionally permitted use under the classification of warehousing, storage and distribution and heavy industrial.   The proposed interim use would occupy a temporary mobile office and fencing would be relocated to the proposed new lease area. The outdoor lease area would include installation of two 18,000 gallon, steel skid mounted bulk tanks and necessary cylinder filling equipment. Bollards would be placed around the tanks for safety in compliance with International Fire Code (IFC) requirements. A chain link fence would surround the entire lease area. The project application includes a Plan of Operation Report for the business. A maximum term of seven (7) years for this non-coastal dependent industrial interim use is requested. The Humboldt Bay Harbor, Recreation and Conservation District is the lead agency under the California Environmental Quality Act and has adopted a Mitigated Negative Declaration for the project.

Find the proposed project consistent with Section 15096 (Process for a Responsible Agency) of the CEQA Guidelines, that all significant environmental impacts have been addressed in the MND for the project adopted by HBHRCD, and that no new changes or alterations have been made that require additional environmental review, and make all of the required findings for approval of the Coastal Development Permit and Conditional Use Permit based on evidence in the staff report and any public testimony, and adopt the Resolution approving the proposed HBHRCD Project subject to the recommended conditions.