



COUNTY OF HUMBOLDT

Legislation Text

File #: 19-1645, **Version:** 1

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

Case Number PLN-2019-15567

Assessor Parcel Number (APN) 109-362-051 (por.)

843 Upper Pacific Drive, Shelter Cove area

Project Description: A Modification to Coastal Development Permit, Conditional Use Permit, and Special Permit (Case Number CDP-18-004, SP-18-018, and CUP-18-036) to reduce the square footage of the approved new single-family residence, and to propose a carport in place of the approved garage, as well as relocate the proposed site of the carport. A Special Permit is required pursuant to Section 313-19.1 for Design Review within the Coastal Zone. The proposed residence is a two-story, 2,390 square foot residence which includes 723 square feet of decks and 548 square feet of carport space. Construction of a single-family residence in advance of multi-family development on a parcel zoned Residential Medium Density (RM) was previously approved with Conditional Use Permit CUP-18-036. Major vegetation removal is necessary to facilitate the project and was previously approved with CDP-18-004. The original proposal included the removal of up to eight [8] trees to be removed in order to accommodate the residence. With the proposed revisions, the applicant is now proposing removing up to nine [9] trees. The parcel is served by community water and sewer, which is provided by the Shelter Cove Resort Improvement District #1.

Find the project exempt from environmental review pursuant to Section 15303 of the State CEQA Guidelines, make all of the required findings for approval of the Coastal Development Permit, Special Permit and Conditional Use Permit Modification, based on evidence in the staff report, and adopt the Resolution approving the Walker project subject to the recommended conditions.