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**BOARD OF SUPERVISORS
COUNTY OF HUMBOLDT
825 FIFTH STREET
EUREKA, CA 95501
SUPERVISORS' CHAMBER, FIRST FLOOR**

ACTION SUMMARY

Friday, January 26, 2024

11:00 AM

Special Meeting - Hybrid

A. ROLL CALL

Present: 5 - Supervisor Rex Bohn, Supervisor Michelle Bushnell, Supervisor Mike Wilson, Supervisor Natalie Arroyo, and Supervisor Steve Madrone

B. SALUTE TO THE FLAG

C. PUBLIC HEARINGS

[24-152](#)

Appeal of Final Map Subdivision, Planned Development Permit, Conditional Use Permit, and Design Review, Together with Exceptions to the Minimum Parking Requirements, Solar Access Provisions, and Minimum Right-of-Way for an Approximately 2.47-Acre Parcel Being Divided into 19 Parcels in Support of 62 New Multi-Family and Single-Family Units Approved by the Planning Commission on November 16, 2023

Recommendation: That the Board of Supervisors:

1. Open the public hearing and receive the staff report, receive testimony by the appellant and applicant, and testimony from other members of the public, consider any of the additionally submitted information; and
2. Close the public hearing; and
3. Adopt the resolution in Attachment 1 which does the following:
 - a. Finds that no additional environmental review is required per section 15183 of the state CEQA Guidelines; and
 - b. Finds that the project is consistent with the development density and policies established by an existing community plan and General Plan for which an EIR was certified; and
 - c. Find the proposed project complies with the General Plan and Zoning Ordinance; and
 - d. Denies the appeal submitted by the Coalition for Responsible Housing; and
 - e. Approves the Final Map Subdivision, Planned Development Permit, Conditional Use Permit, and Design Review, together with Exceptions to the Minimum Parking Requirements, Solar Access Provisions, and Minimum Right-of-Way width requirements subject to the recommended conditions of approval; and
4. Direct the Clerk of the Board to give notice of the decision to the appellant, the Planning and Building Department, and any other interested party.

Motion by Supervisor Madrone, seconded by Supervisor Wilson to approve the staff recommendation with the following modifications:

1. Lot 17 as well as the four units on Lot 17 will be removed from the approved plan. The units spacing on the west property line shall be adjusted to provide a minimum of 15-foot separation.
2. The four attached single-family units on lots 1-4 are reduced to 2 single story units.
3. Condition 19 is deleted.
4. Bio swales shall be installed along Gwin to capture Gwin Road gutter flow.

Amending Motion by Supervisor Wilson, seconded by Supervisor Bohn to modify the recommendation to allow the two lots along Picket Road to have full entitlements of a single-family lot including building height and allowance for an Accessory Dwelling Unit, and the Design Review for these units shall be completed at the staff level. The motion carried with the following vote:

Aye: 5 - Supervisor Rex Bohn, Supervisor Michelle Bushnell, Supervisor Mike Wilson, Supervisor Natalie Arroyo, and Supervisor Steve Madrone

D. ADJOURNMENT

I, NIKKI TURNER, Deputy Clerk of the Board of Supervisors, County of Humboldt, State of California, do hereby certify the foregoing to be a full, true, and correct original record of the above entitled meeting of the Humboldt County Board of Supervisors held in Eureka, California.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Seal of said Board of Supervisors.

NIKKI TURNER

Deputy Clerk of the Board of Supervisors of the County of Humboldt, State of California



January 26, 2024