

PUBLIC NOTICE
HUMBOLDT COUNTY PLANNING COMMISSION WORKSHOP
AND COMMUNITY WORKSHOPS REGARDING GENERAL PLAN,
LOCAL COASTAL PLAN AND ZONING CHANGES OF PARCELS
TO MULTIFAMILY TO IMPLEMENT THE 2010 HOUSING ELEMENT UPDATE

On **Thursday, February 17, 2011, at 6:00 p.m.**, or as soon thereafter as the matter can be heard, the **Humboldt County Planning Commission will hold a public workshop** in the Board of Supervisors' Chamber, Humboldt County Courthouse, Eureka, California, to consider general plan, local coastal plan and zoning changes of selected parcels to Residential Multifamily to increase the multifamily housing development potential in the County by approximately 980 units to implement the County's 2010 Housing Element update and meet state requirements.

The purpose of the Planning Commission workshop and two additional Community workshops will be to help explain the parcel selection process and to collect information from community members about the suitability of properties proposed to be rezoned to Residential Multifamily:

Community Workshop 1

When: **Monday, February 14, 2011 from 6 – 8 p.m.**
Where: Azalea Hall - 1620 Pickett Road, McKinleyville

Community Workshop 2

When: **Tuesday, February 15, 2011 from 6 – 8 p.m.**
Where: Wharfinger Building - 1 Marina Way, Eureka

Project Description: The proposed project involves changing to Residential Multifamily the general plan, local coastal plan and zoning designations of certain candidate parcels to increase the County's multifamily housing development potential by approximately 980 units. Approximately 180 candidate properties throughout the County are being analyzed for their suitability for multifamily housing.

The project will change the General Plan Land Use Designation of the affected parcels from RL (Residential Low Density) to RM (Residential Medium Density) for each of the selected parcels; change the zoning designation from RS (Residential Single Family) to RM (Residential Multi-Family) for the selected parcels in the Coastal Zone; and change the zoning designation from R-1 (Residential One-Family) to R-3 (Residential Multiple Family) for the selected parcels outside the Coastal Zone.

Qualified combining zone designations will be applied to each selected parcel to address site-specific conditions, to establish a minimum residential density and to allow more than four units per building. The proposed rezones will affect the kinds, locations and intensities of land uses and new development on the parcels selected for rezoning.

Project Location: The candidate sites are located in various areas of unincorporated Humboldt County. The candidate sites are divided into ten Neighborhood Study Areas (NSA's) for convenience of review and analysis as follows:

- | | |
|-----------------------------|--------------------------------|
| ▪ Eureka - Cutten Area | ▪ Humboldt Bay - Manila Area |
| ▪ Eureka - Humboldt Hill | ▪ McKinleyville - East Area |
| ▪ Eureka - Myrtle town Area | ▪ McKinleyville - Central Area |
| ▪ Eureka - Pine Hill Area | ▪ McKinleyville - South Area |
| ▪ Eureka - Ridgewood Area | ▪ Redway |

There are also two parcels in the Glendale Area, and one parcel in Phillipsville. Tables which specifically identify each of the candidate sites for rezoning are shown below. Maps showing their locations are also available on the County's Housing Element web page at the following internet address:
<http://co.humboldt.ca.us/gpu/documentshousingelement.aspx>.

Any person may appear and present testimony in regard to these matters at these meetings. The Planning Commission needs **14 COPIES** of any materials submitted either prior to or at the meeting. The Planning

Commission's recommendations on the project will be taken to a public hearing by the Board of Supervisors for a decision. If you challenge the nature of the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission, at, or prior to, the public hearing. **The staff report for this project will be available on our web site, <http://www.co.humboldt.ca.us/planning>, on the Friday before the Planning Commission meeting.**

FOR FURTHER INFORMATION REGARDING THIS PROJECT CONTACT: **MICHAEL RICHARDSON**, Senior Planner at (707) 268-3723. email at mrichardson@co.humboldt.ca.us. Planning Division of the Humboldt County Community Development Services

Dated: January 31, 2011

List of Candidate Sites Proposed for Rezoning to Multifamily:

The below list of approximately 180 properties have been identified as possible candidates to select from, but not all of them will be found suitable for rezoning. The workshops will help to make the suitability determination.

Assessor's Parcel Number	Address	Nearest Cross Street
EUREKA - CUTTEN NSA		
017072002	Redwood Street	Cedar Street
017073009	Fern Street	Cedar Street
018051007	4089 Cedar Street	Arbutus Street
018081013	2450 Arbutus Street	Cedar Street
018121001	1439 Fern Street	Brogan Way
300011008	4475 Walnut Drive	Campton Road
300093018	2139 Campton Road	Walnut Drive
300093019	4650 Walnut Drive	Campton Road
300131032	4600 Excelsior Road	Simmons Road
300181011	4298 Campton Road	Randy Court
300181017	4240 Campton Road	Randy Court
300191004	4374 Campton Road	Trail End Road
300191005	4416 Campton Road	Trail End Road
300211002	4598 Campton Road	Leslie Road
303011003	5371 North Ridge Road	Walnut Drive
303034008	5510 Walnut Drive	North Ridge Road
EUREKA - HUMBOLDT HILL NSA		
305041005	Vista Road	Linda Road
305041052	Vista Road	Linda Road
305051002	5837 Humboldt Hill Road	Eich Road
305061003	6687 Humboldt Hill Road	Hillcrest Drive
305061041	Humboldt Hill Road	Carbon Drive
306022001	6682 2nd Street	Railroad Avenue
306022002	6662 2nd Street	B Street
306023002	3rd Street	B Street
306023004	3rd Street	B Street
306023005	3rd Street	B Street
306023006	3rd Street	Railroad Avenue
306023007	3rd Street	Railroad Avenue
306061016	Spring Street	Orchard Avenue
306361001	London Drive	Blue Spruce Drive
306361003	Loma Avenue	King Salmon Avenue
306381007	6483 Purdue Drive	Temple Circle

Assessor's Parcel Number	Address	Nearest Cross Street
306381008	6475 Purdue Drive	Temple Circle
306381009	6444 Purdue Drive	Temple Circle
307041007	7500 Humboldt Hill Road	Donna Drive
EUREKA - MYRTLETOWN NSA		
014183001	1204 Hoover Street	Ridgeway Lane
014221009	1584 Myrtle Avenue	Hoover Street
014221010	1588 Myrtle Avenue	Hoover Street
014221015	1580 Myrtle Avenue	Harrison Avenue
014291009	3517 Park Street	Quaker Street
015111012	1850 Myrtle Avenue	Lucas Street
016011020	2292 Maple Lane	Avery Lane
016071013	3975 Pennsylvania Avenue	Frank Avenue
016112010	3000 Moore Avenue	Maple Lane
016131023	2610 Erie Street	Harrison Avenue
016131030	2777 Oneil Lane	Harris Street
016172007	3906 Pennsylvania Avenue	Frank Avenue
016201001	2735 Pleasant Avenue	Wellington Avenue
016201004	2751 Pleasant Avenue	Viale Avenue
016231028	3175 Harris Street	Girard Court
016231065	2845 St James Place	Harris Street
016232013	2947 Harris Street	Oneil Lane
017031008	Harris Street	Hubbard Lane
017032002	Elk Street	Freese Avenue
017061038	Manzanita Avenue	Harrison Avenue
EUREKA - PINE HILL NSA		
019031003	4255 Union Street	Sea Avenue
019041004	4555 Union Street	Madison Street
019041009	4543 Union Street	Madison Street
019061004	4100 Union Street	Wildwood Street
019061005	4150 Union Street	Wildwood Street
019071003	4360 Union Street	Sea Avenue
019071007	488 Sea Avenue	Union Street
019071010	4316 Union Street	Sea Avenue
019101029	Sea Avenue	Crestview Drive
019123031	Lloyd Street	Little Fairfield Street
019131018	1281 Sea Avenue	Little Fairfield Street
019141034	1213 Barnum Place	Bailey Street
019161025	4101 Weiler Road	Sunset Drive
019161030	Weiler Road	Sunset Drive
301121011	5021 Meyers Avenue	Eureka Street
302021003	904 Alpha Avenue	Bingen Avenue
302041005	4800 Myers Avenue	Higgins Avenue
302041013	4840 Meyers Avenue	Higgins Avenue
302091016	1199 Herrick Avenue	Noe Avenue
302131002	5472 Meyers Avenue	Gatliff Avenue
302181034	Herrick Avenue	Elk River Road
EUREKA - RIDGEWOOD NSA		

Assessor's Parcel Number	Address	Nearest Cross Street
303022038	6295 Beechwood Drive	Blue Jay Court
303131033	6310 Hinman Lane	Ridgewood Drive
303181029	1905 Home Drive	Walnut Drive
303191048	5956 Christopher Drive	Home Drive
303240011	Walnut Drive	Christopher Drive
303240015	5923 Walnut Drive	Windwood Lane
303240016	5925 Walnut Drive	Windwood Lane
HUMBOLDT BAY - MANILA NSA		
400011057	1972 Locke Street	Lupin Avenue
400041019	340 Lupin Avenue	Keyes Street
400041051	1866 Park Street	Lupin Avenue
400041065	1860 Keyes Street	Lupin Avenue
400081013	1804 Peninsula Drive	Manila Avenue
400113004	1580 Victor Boulevard	State Hwy 255
400142013	1580 Peninsula Drive	Jewel Street
401031065	Navy Base Road	Vance Avenue
401241003	Salvage Street	Lincoln Avenue
401241104	Salvage Street	Lincoln Avenue
401241105	Salvage Street	Lincoln Avenue
401241106	Salvage Street	Lincoln Avenue
401241107	Salvage Street	Lincoln Avenue
401241108	Salvage Street	Lincoln Avenue
401243012	Park Street	Ricks Avenue
401243013	Park Street	Ricks Avenue
401243014	Park Street	Ricks Avenue
401243015	Salvage Street	Lincoln Avenue
401243016	Salvage Street	Lincoln Avenue
401243017	Salvage Street	Lincoln Avenue
401243018	Salvage Street	Lincoln Avenue
401244001	Salvage Street	Lincoln Avenue
401244003	Salvage Street	Lincoln Avenue
401251002	2526 Ricks Avenue	Park Street
401251003	Ricks Avenue	Park Street
401251004	Ricks Avenue	Park Street
401251005	Ricks Avenue	Park Street
401251006	Ricks Avenue	Park Street
401251007	Ricks Avenue	Park Street
506081017	Peninsula Drive	State Hwy 255
506082017	Peninsula Drive	State Hwy 255
MCKINLEYVILLE - CENTRAL NSA		
510051004	1721 Babler Road	Goldenfinch Lane
510051008	1657 Babler Road	Goldenfinch Lane
510071001	Central Avenue	Prairie Court
510091021	2760 Loren Lane	Murray Road
510091074	Central Avenue	Murray Road
510101008	1428 Reasor Road	Larissa Circle
510101011	1458 Reasor Road	Larissa Circle

Assessor's Parcel Number	Address	Nearest Cross Street
510101019	Central Avenue	Prairie Court
510101020	2612 Central Avenue	Prairie Court
510132031	1522 City Center Road	Central Avenue
510142052	Walnut Avenue	Railroad Drive
510181028	1015 Norah Lane	Eucalyptus road
510192022	1052 Eucalyptus Road	McKinleyville Avenue
510192027	2451 Jones Avenue	W. Bates Road
510192028	2443 Jones Avenue	W. Bates Road
510192029	2435 Jones Avenue	W. Bates Road
510192030	2427 Jones Avenue	W. Bates Road
510192031	2419 Jones Avenue	W. Bates Road
510192032	2411 Jones Avenue	W. Bates Road
510192033	1017 W. Bates Road	McKinleyville Avenue
510192018	2406 Wisner Avenue	Bates Road
510192002	2466 Jones Avenue	Bates Road
510211075	Joanna Court	Commercial Lane
510211076	Joanna Court	Commercial Lane
510211077	Joanna Court	McKinleyville Avenue
510281001	1095 Railroad Drive	Silkwood Street
MCKINLEYVILLE - EAST NSA		
509071002	2205 Second Road	C Avenue
509071003	2209 Second Road	C Avenue
509084002	First Road	D Avenue
509092001	1985 A Avenue	Second Road
509092002	2115 Second Road	B Avenue
509093002	2185 Second Road	C Avenue
509095004	2984 Second Road	Elm Avenue
509104022	2183 Park Road	First Road
509114002	1790 A Avenue	First Road
509114015	A Avenue	First Road
509114016	A Avenue	First Road
509151028	2160 Sutter Road	Carmesin Avenue
509151029	2116 Sutter Road	Carmesin Avenue
509201048	1620 Kellner Avenue	Sutter Road
509212023	1716 Van Eaton Avenue	Sutter Road
509212024	1734 Van Eaton Avenue	Sutter Road
509213003	Van Eaton Avenue	Sutter Road
509240004	2375 Sutter Road	Rosebud Lane
509240037	Dogwood Road	D Avenue
509301043	1548 Azalea Avenue	Sutter Road
MCKINLEYVILLE - SOUTH NSA		
508051015	1070 Turner Road	Central Avenue
508071006	1532 Bugenig Avenue	Wrangler Court
508073002	Bugenig Avenue	Wrangler Court
508073003	Bugenig Avenue	Wrangler Court
508081057	Green Acres Lane	Salmon Avenue
508081058	1525 Salmon Avenue	Griffith Road

Assessor's Parcel Number	Address	Nearest Cross Street
508232004	1766 McKinleyville Avenue	Ian Lane
508232015	1788 Hawkes Avenue	Duchess Road
508232020	1095 Briarcrest Lane	Hawkes Avenue
508242008	1700 Washington Avenue	School Road
508251055	Nursery Road	Heartwood Drive
508273005	1950 McKinleyville Avenue	Hiller Road
508301021	1707 Vine Avenue	School Road
508331013	936 Hiller Road	Columbus Avenue
	REDWAY NSA	
077041004	736 Oakridge Road	Briceland-Thorne Road
077081027	760 Briceland - Thorne Road	Redway Drive
077081035	Briceland - Thorne Road	Oakridge Road
077081057	Hope Lane	Alder Lane
077121004	376 Orchard Lane	McKenzie Drive
077132001	265 Cedar Lane	Robbie Court
077151001	861 Briceland-Thorne Road	Apple Lane
077241008	38 McKenzie Drive	Orchard Lane
077241011	454 Orchard Lane	McKenzie Drive
077262003	572 Orchard Lane	McKenzie Drive
077301004	290 West Coast Road	Mill Road
077301005	308 West Coast Road	Mill Road
077301007	210 West Coast Road	Mill Road
077302002	195 West Coast Road	Mill Road
	OTHER	
504123012	Glendale Drive	Fieldbrook Road
504123013	Glendale Drive	Fieldbrook Road
214051011	2890 State Hwy 254	Ascending Lane