

CALIFORNIA COASTAL COMMISSION

NORTH COAST DISTRICT OFFICE
710 E STREET, SUITE 200
EUREKA, CA 95501
(707) 445-7833 FAX (707) 445-7877

www.coastal.ca.gov

W12

NORTH COAST DISTRICT DEPUTY DIRECTOR'S REPORT

For the

June Meeting of the California Coastal Commission

MEMORANDUM

Date: June 9, 2010

TO: Commissioners and Interested Parties
FROM: Peter Douglas, North Coast District Deputy Director
SUBJECT: *Deputy Director's Report*

Following is a listing for the waivers, emergency permits, immaterial amendments and extensions issued by the North Coast District Office for the June 9, 2010 Coastal Commission hearing. Copies of the applicable items are attached for your review. Each item includes a listing of the applicants involved, a description of the proposed development, and a project location.

Pursuant to the Commission's direction and adopted procedures, appropriate notice materials were sent to all applicants for posting at the project site. Additionally, these items have been posted at the District office and are available for public review and comment.

This report may also contain additional correspondence and/or any additional staff memorandum concerning the items to be heard on today's agenda for the North Coast District.

DE MINIMIS WAIVERS

1. 1-10-019-W Jim Walker (Ferndale Area, Humboldt County)

TOTAL OF 1 ITEM

DETAIL OF ATTACHED MATERIALS

REPORT OF DE MINIMIS WAIVERS

The Executive Director has determined that the following developments do not require a coastal development permit pursuant to Section 30624.7 of the California Coastal Act of 1976.

<i>Applicant</i>	<i>Project Description</i>	<i>Project Location</i>
<p>1-10-019-W Jim Walker</p>	<p>Merger of two separate parcels -- a 10-acre parcel and a 60-acre parcel -- to create one 70-acre parcel. The existing 10-acre parcel, which is a legal nonconforming lot with respect to the 60-acre minimum parcel size required for the Agriculture Exclusive zoning district, is currently developed with an existing barn. The existing 60-acre parcel is mostly undeveloped except for fences and an agricultural pond. The historic Salt River channel bisects the 60-acre parcel, and the Commission's CDP jurisdiction includes that portion of the parcel containing the historic Salt River channel. The remainder of the subject parcel and the entire 10-acre parcel lie within the CDP jurisdiction of Humboldt County. Pursuant to Section 30601.3 of the Coastal Act, the Commission is processing a single consolidated coastal development permit application for the proposed development, as requested by the applicant and Humboldt County and agreed to by the Commission's Executive Director.</p>	<p>2081 Waddington Road, Ferndale Area (Humboldt County)</p>

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NOTICE OF COASTAL DEVELOPMENT PERMIT WAIVER

DATE: June 8, 2010
TO: Jim Walker
FROM: Peter M. Douglas, Executive Director
SUBJECT: Waiver of Coastal Development Permit Requirement:
Waiver De Minimis Number 1-10-019-W

Based on project plans and information submitted by the applicant(s) named below regarding the development described below, the Executive Director of the Coastal Commission hereby waives the requirement for a Coastal Development Permit, pursuant to Title 14, Section 13238 of the California Code of Regulations.

APPLICANT: Jim Walker

LOCATION: 2081 Waddington Road, Ferndale Area (Humboldt County) (APN(s) 106-061-27, 106-051-12, 106-031-17)

DESCRIPTION: Merger of two separate parcels -- a 10-acre parcel and a 60-acre parcel -- to create one 70-acre parcel. The existing 10-acre parcel, which is a legal nonconforming lot with respect to the 60-acre minimum parcel size required for the Agriculture Exclusive zoning district, is currently developed with an existing barn. The existing 60-acre parcel is mostly undeveloped except for fences and an agricultural pond. The historic Salt River channel bisects the 60-acre parcel, and the Commission's CDP jurisdiction includes that portion of the parcel containing the historic Salt River channel. The remainder of the subject parcel and the entire 10-acre parcel lie within the CDP jurisdiction of Humboldt County. Pursuant to Section 30601.3 of the Coastal Act, the Commission is processing a single consolidated coastal development permit application for the proposed development, as requested by the applicant and Humboldt County and agreed to by the Commission's Executive Director.

RATIONALE: The proposed merger is located in an area planned and zoned "Agriculture Exclusive - 60-acre minimum" under the County's LCP. The County approved a Determination of Status and Notice of Merger for the proposed lots in May of 2010 (NOM-09-14 and DS-09-19). The proposed merger will facilitate the development of a new barn to cover an existing manure lot, which straddles the boundary between the two subject lots as currently configured, to protect the area from rainfall and prevent runoff onto the surrounding agricultural fields and into the historic Salt River channel and its associated wetland habitats. The future development of the new barn, which would be located over 800 feet from the historic Salt River channel and its associated wetlands, would be under the permitting jurisdiction of Humboldt County and would be appealable to the Commission. The proposed merger would not increase the development density of the area and would bring a substandard (10-acre) lot into conformance with the minimum parcel size for the area (60 acres) as zoned under the certified LCP. The proposed development involves no significant impacts on coastal resources or public access to the shoreline and is consistent with all applicable Chapter 3 policies of the Coastal Act.

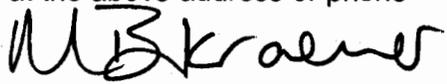
IMPORTANT: This waiver is not valid unless the site has been posted AND until the waiver has been reported to the Coastal Commission. This waiver is proposed to be reported to the Commission at the meeting of Wednesday, June 9, 2010, in Marina Del Rey. If four Commissioners object to this waiver, a coastal development permit will be required.

Date: 6/8/2010

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Persons wishing to object to or having questions regarding the issuance of a coastal permit waiver for this project should contact the Commission office at the above address or phone number prior to the Commission meeting date.

Sincerely,
PETER M. DOUGLAS
Executive Director


By: MELISSA KRAEMER
Coastal Program Analyst

cc: Local Planning Dept.
Ryan Miller