

CALIFORNIA COASTAL COMMISSION

NORTH COAST DISTRICT OFFICE
1385 EIGHTH STREET, SUITE 130
ARCATA, CA 95521
VOICE (707) 826-8950
FAX (707) 826-8960



Th8c

DATE: November 24, 2021

TO: Coastal Commissioners and Interested Persons

FROM: Kate Huckelbridge, Deputy Director, North Coast District
Bob Merrill, District Manager
Catherine Holloway, Coastal Program Analyst

SUBJECT: **Extension of Time Limit for Commission Action on County of Humboldt Local Coastal Program Amendment No. LCP-1-HUM-21-0067-3 (Accessory Dwelling Units)**

For the Commission Meeting of December 16, 2021

LCP AMENDMENT DESCRIPTION

The County of Humboldt transmitted Local Coastal Program (LCP) Amendment Application No. LCP-1-HUM-21-0067-3 to the Commission on September 28, 2021. The proposed amendment would amend the County's six coastal Land Use Plans (LUPs) and Implementation Plan (IP) to regulate accessory dwelling units (ADUs) and junior accessory dwelling units (JADUs) and replace the County's existing certified Secondary Dwelling Unit regulations in compliance with recent State legislation as codified in Government Code sections 65852.2 and 65852.22.

Coastal Act section 30510 requires proposed LCP amendment submittals to contain materials sufficient for a thorough and complete review. Once that requirement is satisfied, an amendment is deemed submitted (or "filed"). On October 12, 2021, Commission staff deemed the subject application filed.

The Coastal Act requires the Commission to act on a combined LUP and IP amendment within 90 working days (Coastal Act sections 30510, 30512, 30513, and 30514). The 90-working-day deadline for Commission action on this LCP amendment is February 18, 2022. Unless the Commission extends the deadline, the Commission will need to complete its action on this LCP amendment at the Commission's February 9-11, 2022 meeting.

Coastal Act section 30517 authorizes the Commission to extend, for good cause, the time limit for Commission action on the proposed LCP amendment for a period not to exceed one year. Although Commission staff coordinated with County staff on the proposed amendment prior to local adoption and transmittal to the Commission, staff has not yet had sufficient time to complete its analysis of the amendments for conformance with the County's six separate certified LUPs and to complete its coordination with the County. Therefore, staff recommends extending the deadline for Commission action. While Commission staff plans to bring the amendment forward for the Commission's consideration in the first half of 2022, staff recommends that the Commission extend the deadline for a full year to allow for uncertainty in the review process and/or scheduling issues that may arise, as extension requests are only considered once. Commission staff has coordinated the anticipated timeline with County staff, who does not object to the proposed time extension.

STAFF RECOMMENDATION

Staff recommends that the Commission vote to extend the deadline for Commission action on the proposed LCP amendment for one year.

Motion: I move that the Commission extend the time limit to act on County of Humboldt Local Coastal Program Amendment No. LCP-1-HUM-21-0067-3 for a period of one year.

Staff recommends a **YES** vote. Passage of this motion will result in a one-year extension of the deadline for Commission action on the proposed LCP amendment, **changing the deadline for Commission action from February 18, 2022 to February 18, 2023**. An affirmative vote of a majority of the Commissioners present is needed to pass the motion.