



## AGENDA ITEM 9B

**MEETING:** July 20, 2016

**TO:** Humboldt LAFCo Commissioners

**FROM:** George Williamson, Executive Officer

**SUBJECT:** **LAFCo Staff Comment Letter on the Draft EIR for the Southern Humboldt Community Park**

The Humboldt County Planning Department recently circulated a Southern Humboldt Community Park Draft EIR for 45-day comment period. LAFCo staff reviewed the Draft EIR and provided comments. This report is being presented for information only.

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### **BACKGROUND**

The Southern Humboldt Community Park is comprised of 405.7 acres along Sprowel Creek and Kimtu Roads, approximately one mile outside of Garberville. The Park is proposing a General Plan Amendment, Rezone, and Conditional Use Permit for medium and large events. The proposed changes to land use activity include the inclusion of recreation for sports fields, public assembly and events, playgrounds, picnic areas, trails, educational activities and camp activities. The project site would include a Park Headquarters that would repurpose existing buildings for park offices and community meeting spaces, and a kitchen. The project would include small events at the large barn. Existing and additional agricultural projects would continue on the project site.

### **DISCUSSION**

LAFCo staff submitted a comment letter on June 24, 2016 (see attached). Staff commented on including an evaluation of annexation of the park property to the Garberville Sanitary District. While the Park is not proposing annexation at this time and will rely on onsite water supply for recreation and community uses, there could be a future connection to GSD's water system given that the Park is within the District's sphere of influence. Including annexation in the EIR would provide an appropriate level of environmental analysis that could support an application to LAFCo either submitted by resolution from GSD or by landowner petition by the Park.

### **RECOMMENDATION**

Staff recommends the Commission receive and file this report. The Commission is invited to discuss the item and provide direction to staff as needed.

### **Attachment:**

Attachment A: LAFCo Staff Comment Letter