



## NOTICE OF HEARING TO CONSIDER PROTEST

### BRAINARD SITE ANNEXATION TO THE CITY OF EUREKA

NOTICE IS HEREBY GIVEN that the Executive Officer of the Humboldt Local Agency Formation Commission ("LAFCo" or "Commission") will hold a public hearing on Wednesday, March 7, 2018, at 3:00 p.m. at Eureka Council Chambers, 531 K Street, Eureka to receive written protests from affected landowners within the approved Brainard Annexation area. Pursuant to State law, an election would be called if 25% or more of landowners within the affected territory protest. The 25% threshold for landowner protest refers to both the number of owners and the assessed value of land. Since there are no registered voters within the affected territory, the registered voter protest thresholds relating to the termination of proceedings are not applicable to this protest hearing.

Proceedings for this annexation were initiated by the City of Eureka as a complement to the City's Economic Development strategy. The City currently has limited land available for industrial development. Additionally, the two Assessor's parcels comprising the Brainard site (APNs 017-081-001 and 404-141-004) are owned by California Redwood Company (CRC). CRC intends to sell the property and is seeking to enhance the potential value and marketability of the site by annexing into the City of Eureka and, in cooperation with the City and neighboring property owners, exploring options for the extension of water and wastewater infrastructure to the site.

The entire Brainard annexation area encompasses approximately 101 acres (four Assessor's parcels and partial Caltrans ROW) of unincorporated territory, generally located between Humboldt Bay and US Highway 101, north of Eureka. The annexation area consists of two Assessor's parcels comprising the Brainard site, two parcels (one entire and one partial parcel) of Northwestern Pacific Railroad Company owned railroad right-of-way, and a portion of US Highway 101 right-of-way. The Brainard site was previously utilized as a lumber mill and air-dry yard, with administrative offices. The subject territory is adjacent to the City's boundary on three sides, is within the City's SOI, and is located within the Coastal Zone.

The Commission approved the annexation with conditions on January 17, 2018. A copy of LAFCo Resolution No. 18-02 is available upon request through the LAFCo office.

**How to file a Protest:** Any owner of land within the affected territory may file a written protest against the proposed action with the Executive Officer at any time prior to the conclusion of the hearing. To be considered valid, each protest must indicate the date that each signature was affixed and indicate the name and address of the owner, and the street address or other description (such as Assessor's Parcel Number) sufficient to identify the location of the land. Written protest forms are available at the LAFCo office or online at [www.humboldtlafo.org/public-hearing-notices](http://www.humboldtlafo.org/public-hearing-notices). Use of the form is encouraged, but not required.

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Written protests should be directed to:

George Williamson  
Executive Officer  
Humboldt Local Agency Formation Commission  
1125 16<sup>th</sup> Street, Suite 202  
Arcata, CA 95521

Written protests may be mailed or hand-delivered to the LAFCo office in advance of the hearing no later than 5:00 p.m. on the last business day preceding the protest hearing. Written protests may be hand-delivered on the day of the protest hearing only at the protest hearing location.

**ALL INTERESTED PERSONS ARE HEREBY INVITED TO BE PRESENT AND HEARD ON THE MATTERS DESCRIBED IN THIS NOTICE.**

Note: Pursuant to state law, only issues raised at the public hearing described in this notice or in written correspondence delivered to LAFCo at or prior to the public hearing may be raised in any legal challenge to LAFCo actions.

If you have any questions regarding this notice, please contact the LAFCo office at (707)445-7508.

Dated: February 12, 2018  
HUMBOLDT LOCAL AGENCY FORMATION COMMISSION  
George Williamson, Executive Officer