

Notice of Determination

FILED
 County of Humboldt
 Juan P. Cervantes
 County Clerk
 12-2025-112
 08/25/2025
 sg
CONFIRMED

To: Office of Planning and Research
 P.O. Box 3044, Room 113
 Sacramento, CA 95812-3044

 County Clerk
 County of Humboldt
 825 5th Street
 Eureka, CA 95501

From: (Public Agency)
 City Clerk
 City of Ferndale
 P.O. Box 1095
 Ferndale, CA 95536
 707-786-4224 or 707-825-8260
 cityclerk@ci.ferndale.ca.us
 or michellen@planwestpartners.com

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2023020217

Project Title: Addendum to Final Environmental Impact Report (EIR) Ferndale Land Use and Safety Element Updates (SCH #2023020217)

Project Applicant: City of Ferndale

Project Location (include county): Citywide in the City of Ferndale in Humboldt County, and the following listed 31 properties are proposed to change from one zone to another zone consistent with the adopted General Plan Land Use Element and Land Use Map, and a map showing the location of the affected properties is available online on the City of Ferndale website at <https://ci.ferndale.ca.us/documents/zoning-ordinance-update/>.

#	APN	Situs Address	#	APN	Situs Address
1	030-091-024	NO ADDRESS ASSIGNED	17	031-012-006	95 SHAW LN FERNDALE
2	030-091-030	NO ADDRESS ASSIGNED	18	031-013-001	110 SHAW LN FERNDALE
3	030-101-007	NO ADDRESS ASSIGNED	19	031-013-004	685 FIFTH ST FERNDALE
4	030-101-008	501 FERN ST FERNDALE	20	031-013-018	685 FIFTH ST FERNDALE
5	030-101-010	NO ADDRESS ASSIGNED	21	031-024-001	64 OCEAN AV FERNDALE
6	030-101-015	NO ADDRESS ASSIGNED	22	031-024-002	121 OCEAN AV FERNDALE
7	030-101-016	NO ADDRESS ASSIGNED	23	031-024-003	120 OCEAN AV FERNDALE
8	030-121-006	1299 MAIN ST FERNDALE	24	031-131-004	539 SHAW AV FERNDALE
9	030-141-009	725 BERDING ST FERNDALE	25	031-131-018	551 SHAW AV FERNDALE
10	030-151-005	1711 MARKET ST FERNDALE	26	031-131-019	557 SHAW AV FERNDALE
11	030-151-006	1801 MARKET ST FERNDALE	27	031-151-002	600 BERDING ST FERNDALE
12	030-151-007	1677 MARKET ST FERNDALE	28	031-151-006	725 WASHINGTON ST FERNDALE
13	030-161-014	1657 MARKET ST FERNDALE	29	031-202-003	950 GRANT AV FERNDALE
14	030-161-021	1679 MARKET ST FERNDALE	30	031-202-004	1080 GRANT AV FERNDALE
15	030-161-022	1593 MARKET ST FERNDALE	31	031-202-005	305 LINCOLN ST FERNDALE
16	031-011-001	741 5TH ST FERNDALE			

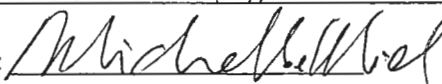
Project Description: Adopt the Addendum to the certified Program Environmental Impact Report (PEIR); adopt of amendments to the Ferndale Zoning Map and Ferndale Zoning Ordinance. The Proposed Project includes amendments to the Ferndale Zoning Map for 31 parcels to ensure consistency with the adopted General Plan Land Use Element and Land Use Map, as well as text amendments to multiple articles of the Ferndale Zoning Ordinance. The proposed amendments to the Ferndale Zoning Ordinance include updates to definitions, permitted uses, and development standards to ensure consistency with the 2024 General Plan Land Use Element and current State

housing law. Key changes include revised definitions for employee housing, dwellings, and family; the addition of "flag lot" standards; and the relocation and clarification of certain terms. The ordinance removes obsolete zones (e.g., RS, R4, CAG) and updates residential zones (R2 and R3) to permit multiple dwellings and dwelling groups. Commercial zones (C1 and C2) are amended to allow residential uses above ground floor by right, and on the ground floor with a use permit. Employee housing is added as a permitted or conditional use in several zones and combining districts. The amendments also modify yard, height, and density standards, introduce new objective design criteria, and make technical corrections throughout Articles 3–7. These updates support implementation of the Housing Element, compliance with changes in State laws, and reflect current land use needs across the City of Ferndale.

This is to advise that the City of Ferndale (Lead Agency or Responsible Agency) has approved the above described project on August 20, 2025 and has made the following determinations regarding the above described project.

1. The project [will will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [were were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
5. A Statement of Overriding Considerations [was was not] adopted for this project.
6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the Addendum to the PEIR is available to the general public at: Ferndale City Hall, 834 Main Street, Ferndale, CA 95536 and online at <https://ci.ferndale.ca.us/departments/city-council/>.

Signature (Public Agency):  Title: Senior Planner

Date: 8/22/2025 Date Received for filing at OPR: _____

Authority cited: Sections 21083, Public Resources Code.
Reference: Sections 21000-21174, Public Resources Code.



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER:
 12-2025-112
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF FERNDALE	LEAD AGENCY EMAIL CITYCLERK@CI.FERNDALE.CA.US	DATE 08/25/2025
COUNTY/STATE AGENCY OF FILING HUMBOLDT		DOCUMENT NUMBER 12-2025-112

PROJECT TITLE
 ADDENDUM TO FINAL ENVIRONMENTAL IMPACT REPORT (EIR) FERNDALE LAND USE AND SAFETY ELEMENT UPDATES (SCH # 2023020217)

PROJECT APPLICANT NAME CITY OF FERNDALE	PROJECT APPLICANT EMAIL CITYCLERK@CI.FERNDALE.CA.US	PHONE NUMBER (707)786-4224
PROJECT APPLICANT ADDRESS PO BOX 1095	CITY FERNDALE	STATE CA
		ZIP CODE 95536

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

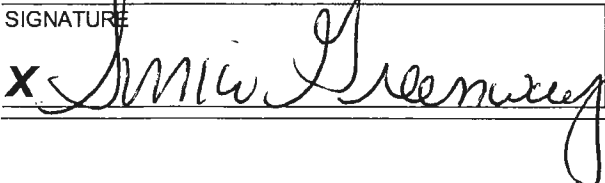
CHECK APPLICABLE FEES:

- | | | |
|---|------------|------------------|
| <input type="checkbox"/> Environmental Impact Report (EIR) | \$4,123.50 | \$ _____ |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,968.75 | \$ _____ |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,401.75 | \$ _____ |
|
 | | |
| <input type="checkbox"/> Exempt from fee | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy) | | |
|
 | | |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ _____ |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ _____ \$50.00 |
| <input type="checkbox"/> Other | | \$ _____ |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ _____ \$50.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE S Greenway, Deputy County Clerk-Recorder
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Juan P. Cervantes
Humboldt County
County Clerk, Recorder & Registrar of Voters
825 Fifth Street, 5th Floor
Eureka, CA 95501
Recorder: (707) 445-7593
Vitals: (707) 445-7382
www.humboldt.gov/recorder

Receipt: 25-15676

Product	Name	Extended
FISH	CLERK FISH AND WILDLIFE FILING	\$50.00
	# Pages	2
	Document #	12-2025-112
	Document Info:	CITY OF FERNDALE
	Filing Type	OTHER
	Email Address	cityclerk@ci.ferndale.ca.us
	State Fee Previously Paid	false
	Requestor	FERNDALE CTY
Total		\$50.00
Tender (Cash)		\$50.00
Paid By	FERNDALE CTY	

Please review all documents. All sales are final.

Notice of Determination

FILED
County of Humboldt
Juan P. Cervantes
County Clerk
12-2024-144
11/21/2024
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To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

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825 5th Street
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COPY

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2023020217

Project Title: Final Environmental Impact Report Ferndale Land Use and Safety Element Updates

Project Applicant: City of Ferndale

Project Location (include county): Citywide in the City of Ferndale in Humboldt County

Project Description: Adopt the Ferndale General Plan Land Use Map, and adopt amendments to the Land Use Element and Safety Element of the Ferndale General Plan. The Land Use Element and General Plan Land Use Map will continue to accommodate projections of population and economic growth using infill principles. The City's anticipated growth during the planning period is expected to be contained within the present City boundary and concentrated largely within already developed residential areas and planned development areas as identified in the Element. Targeted increases in land use density (or increases in the allowable uses and development standards) will be necessary in portions of the City to implement the Programs set forth in the City's adopted 6th Cycle Housing Element, and to be consistent with changes in State housing law. The General Plan Land Use Map identifies land use designations for each parcel in the City limits. The Safety Element Update has been prepared in accordance with Government Code Section 65302(g), and identifies potential risks to persons and property resulting from fires, floods, earthquakes, landslides, and other hazards. It is intended to provide an overview of potential hazards in the area and provide policies to help improve City infrastructure to be more resilient against hazards. The Safety Element Update includes new State-mandated safety considerations for climate change and emergency evacuation routes to comply with California Government Code (CGC) Section 65302(g) and SB 375. The Safety Element Update also establishes a cross-link to Ferndale's adopted local hazard mitigation plan.

This is to advise that the City of Ferndale (Lead Agency or Responsible Agency) has approved the above described project on November 20, 2024 and has made the following determinations regarding the above described project.

1. The project [will will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [were were not] made a condition of the approval of the project.

- 4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
- 5. A Statement of Overriding Considerations [was was not] adopted for this project.
- 6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the Negative Declaration, is available to the general public at: Ferndale City Hall, 834 Main Street, Ferndale, CA 95536 and online at <https://ci.ferndale.ca.us/documents/general-plan/>.

Signature (Public Agency): *M. Michelle Wood* Title: *City Planner*

Date: *11/21/2024* Date Received for filing at OPR: _____

Authority cited: Sections 21083, Public Resources Code.
Reference: Sections 21000-21174, Public Resources Code.



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Receipt: 24-20156

Product	Name	Extended
FISH	CLERK FISH AND WILDLIFE FILING	\$4,101.25
	# Pages	2
	Document #	12-2024-144
	Document Info:	FERNDAL CITY
	Filing Type	EIR
	Email Address	michellen@ploanwestpartners.com
	State Fee Previously Paid	false
	Requestor	ferndale city
Total		\$4,101.25
Tender (Check)		\$4,101.25
Paid By	CITY OF FERNDAL CITY	
Check #	58038	
Comment	MICHELLE 786-4224	

Please review all documents. All sales are final.

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