



CITY OF EUREKA
COMMUNITY DEVELOPMENT DEPARTMENT
Brian J. Gerving, Interim Director

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NOTICE OF EXCLUDED DEVELOPMENT

The project described below is located within the City of Eureka Categorical Exclusion area of the Coastal Zone. It has been determined that this project is excluded from the Coastal Development Permit requirements of the Coastal Act and the City of Eureka Local Coastal Program pursuant to City of Eureka Categorical Exclusion Order E-88-2 and Section 10-5.29304.1 (Section 156.098) of the City of Eureka Municipal Code.

Project Title: Healy Building Interior Improvements Suite 103

Project Agent: Kramer Properties **Case No:** CX-14-0010

Project Location: 325 2nd Street; APN No. 001-052-005

Category of Excluded Development: The construction, reconstruction, demolition, or alteration of the size, type or intensity of any development of a principally permitted use or uses in the areas of the Eureka Coastal Zone that are zoned for residential, commercial, or industrial development, except for the following:

- (a) Public works facilities or improvements costing more than \$250,000.
- (b) The development involves demolition of a structure of architectural or historic significance.

Project Description and Exclusion Justification: The applicant is proposing to make interior alterations for art studios and gallery space.

There will be:

- (1) No new structures or parking;
- (2) No demolition of existing structures or parking; and
- (3) No changes to existing uses, building footprints, building heights, building setbacks, or parking.
- (4) No ground disturbing activities

The project is surrounded on all sides by urban development and will not occur within 250 feet of an ESHA or wetland. The property is zoned CW, Waterfront Commercial, which principally permits visitor-serving uses, which can include art galleries.

Required Permits: Pursuant to EMC §10-5.29113, businesses that are not principally permitted (i.e. visitor-serving or coastal dependent/related uses) require Conditional Use

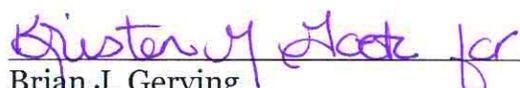
Permit approval. Any non-visitor serving or conditionally permitted uses that may be located in this space will require an amendment to the Conditional Use Permit (C-12-0004) and Coastal Development Permit (CDP-12-0007) approved in 2012. The applicant has provided written acknowledgment of this requirement.

The project is also subject to the following authorizations or permits:

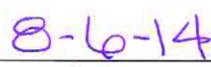
- B14-0441 (Building Permit)

Questions regarding this notice should be directed to the City of Eureka Community Development Department, Third Floor, Eureka City Hall, 531 K Street, Eureka, California, telephone (707) 441-4160.

Prepared By: Robert C. Jensen, Assistant Planner



Brian J. Gerving
Interim Director
Community Development Department



Date of Determination