



# Negative Declaration & Notice Of Determination

SAN LUIS OBISPO COUNTY DEPARTMENT OF PLANNING AND BUILDING  
976 OSOS STREET • ROOM 200 • SAN LUIS OBISPO • CALIFORNIA 93408 • (805) 781-5600

**ENVIRONMENTAL DETERMINATION NO.** ED19-240

**DATE:** July 14, 2020

**PROJECT/ENTITLEMENT:** Beanway Conditional Use Permit (DRC2019-00129)

**APPLICANT NAME:** Brian Beanway (Poza Management Group) **Email:** treed32@me.com

**ADDRESS:** 880 Parkhill Road Santa Margarita, CA 93453

**CONTACT PERSON:** Tim Reed **Telephone:** 805-550-7177

**PROPOSED USES/INTENT:** Request by Brian Beanway for a Conditional Use Permit (DRC2019- 00129) (Previously DRC2018-00190) to authorize the multi-phased development of up to 2.98 acres gross of outdoor cannabis cultivation within hoop houses; up to 25,200 square feet gross (22,000 square foot canopy) of indoor cannabis cultivation within two new greenhouses; up to 47,580 square feet gross of indoor cannabis nursery (ancillary and commercial) within three new greenhouses; up to 6,000 square feet of ancillary cannabis processing and manufacturing within a new building; ancillary transport; and related site improvements, including storage containers for nutrients and pesticides, composting and trash/recycling area, and water storage tanks. A modification from the fencing standards set forth in Sections 22.40.050.D.6 and 22.40.060.E.6 of the County’s Land Use Ordinance (LUO) is requested to allow deer fencing versus solid and durable fencing; and a modification from the parking standards set forth in Section 22.18.050.C.1 of the County’s LUO is requested to reduce the required number of parking spaces from 152 to 34 spaces. The project would result in the disturbance of approximately 6.28 acres of an approximately 59-acre parcel. The project site is in the Agricultural land use category and is located at 880 Parkhill Road, approximately fifteen miles southeast of the community of Santa Margarita in the North County Planning Area, Las Pilitas Sub Area.

**LOCATION:** 880 Parkhill Road Santa Margarita, CA 93453

**LEAD AGENCY:** County of San Luis Obispo  
Dept of Planning & Building  
976 Osos Street, Rm. 200  
San Luis Obispo, CA 93408-2040  
Website: <http://www.sloplanning.org>

**STATE CLEARINGHOUSE REVIEW:** YES  NO

**OTHER POTENTIAL PERMITTING AGENCIES:** CA Department Fish & Wildlife, CA. Department of Food and AG, and Regional Water Quality Control Board

**ADDITIONAL INFORMATION:** Additional information pertaining to this Environmental Determination may be obtained by contacting the above Lead Agency address or (805)781-5600.

**COUNTY “REQUEST FOR REVIEW” PERIOD ENDS AT ..... 4:30 p.m. (2 wks from above DATE)**

**30-DAY PUBLIC REVIEW PERIOD begins at the time of public notification.**

## Notice of Determination

State Clearinghouse No. \_\_\_\_\_

This is to advise that the San Luis Obispo County **Planning Commission** as  *Lead Agency*  *Responsible Agency* approved/denied the above described project on \_\_\_\_\_, and has made the following determinations regarding the above described project:

The project will not have a significant effect on the environment. A Negative Declaration was prepared for this project pursuant to the provisions of CEQA. Mitigation measures and monitoring were made a condition of approval of the project. A Statement of Overriding Considerations was not adopted for this project. Findings were made pursuant to the provisions of CEQA.

This is to certify that the Negative Declaration with comments and responses and record of project approval is available to the General Public at the ‘Lead Agency’ address above.

Eric Hughes (ehughes@co.slo.ca.us)

County of San Luis Obispo

Signature

Project Manager Name

Date

Public Agency

