

NOTICE OF EXEMPTION

AUG 13 2020

TO: County Clerk
County of Lake
Lakeport, CA 95453

Office of Planning & Research
1400 Tenth Street, Room 113
PO Box 3044
Sacramento, CA 95812-3044

FROM: Community Development Dept
Planning Division, County of Lake
255 North Forbes Street
Lakeport, CA 95453

PROJECT TITLE: J & H Cannabis

PROJECT LOCATION: 3360 Merritt Road, Kelseyville, CA 95451

COUNTY: Lake

DESCRIPTION OF PROJECT: Gustafson Farms, LLC. is seeking a Minor Use Permit from the County of Lake for a proposed commercial cannabis cultivation operation at 3360 Merritt Road in Kelseyville, California on Lake County APN 008-038-40 (project parcel). The project will compose of a total of 25,000 sq. ft. canopy area and A-Type 13 Distributor Transport Only, Self- Distribution. The applicant will erect fourteen (14) 1,900 ft² automated hoop house light deprivation greenhouses/structures that will be used on the 50.9-acre agriculture zoned Project Property. Current and past land uses of the project property are/were rural residential and heavily used agriculture field for pears, grapes and walnuts. The proposed cultivation area is completely flat with approximately 3% average cross slope within the whole parcel. The project property is currently improved with a groundwater well, and an existing pear orchards, grapes and walnuts processing facility, agriculture storage shop, and a single-family house. The proposed cultivation operation will compose of two (2) 120 ft² sheds used for chemical and equipment storage, and fertilizer and pesticides storage. The proposed cultivation areas will be located within greenhouse structures, composed of galvanized steel frames with total blackout light deprivation curtains and polycarbonate covered end walls, and encircled with 8-foot tall chain-link fences, fourteen (14) proposed greenhouse structures will each contain approximately 1,900 ft² of canopy (25,000 ft² total), and the remaining greenhouse space will contain 1,600 ft² of immature plant area.

NAME OF PUBLIC AGENCY APPROVING PROJECT: County of Lake Community Development Department

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Joseph Gustafson

EXEMPT STATUS: Categorical Exemption 15301, Class 1
Categorical Exemption 15303, Class 3

REASONS WHY PROJECT IS EXEMPT: Class 1-Existing Structures and Class 3-New Construction or Conversion of Small Structures. The project would consist of new construction of small structures used within the cultivation area including the construction of (14) 1,900 ft² greenhouses, a 120ft² chemical and equipment storage, and 120 ft² fertilizer and pesticides storage. Under section 15268 ministerial project, the number of small structures (greenhouses) are allowable within the agriculture zone permitted in Lake

Postal AUG 13 2020 — Sep 18, 2020



State of California - Department of Fish and Wildlife
2020 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 12/01/19) Previously DFG 753.5a

Print StartOver Finalize&Email

RECEIPT NUMBER:
 17 — 08/13/2020 — 006
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY County of Lake - Community Development Department	LEAD AGENCY EMAIL	DATE 08/13/2020
COUNTY/STATE AGENCY OF FILING Lake	DOCUMENT NUMBER	

PROJECT TITLE
J & H Cannabis

PROJECT APPLICANT NAME Joseph Gustafson	PROJECT APPLICANT EMAIL	PHONE NUMBER (707) 263-2221
PROJECT APPLICANT ADDRESS 3360 Merritt Road	CITY Kelseyville	STATE CA
		ZIP CODE 95451

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)	\$3,343.25	\$	0.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,406.75	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,136.50	\$	0.00
<input checked="" type="checkbox"/> Exempt from fee			
<input checked="" 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)			
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<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
<input type="checkbox"/> County documentary handling fee		\$	0.00
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:

Cash
 Credit
 Check
 Other
 TOTAL RECEIVED \$ 0.00

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE Rick Ensley - Deputy County Clerk, County of Lake
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