



## **Notice of Intention to Adopt a Mitigated Negative Declaration / Notice of Availability**

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**Notice is Hereby Given:** The City of Woodlake (City) is the Lead Agency on the below-described project and has prepared a Mitigated Negative Declaration on the proposed Woodlake Holdings Distribution Project (Project), which includes the construction and operation of a warehouse cannabis distribution facility. The complete Project description, location and the potential environmental effects are contained in the Mitigated Negative Declaration (MND). The MND has concluded that no significant environmental impacts will occur as a result of the Project.

**Project Title:** Mitigated Negative Declaration for the Woodlake Holdings Distribution Project

**Project Location:** The City of Woodlake is located in Tulare County in the southern part of the San Joaquin Valley. The proposed Project is located on the east side of Blair Road, approximately 0.25 miles south of Ropes Avenue.

**Project Description:** The Project Applicant intends to construct and operate a warehouse cannabis distribution facility, which is allowable with a Conditional Use Permit. Project components include constructing and operating an 86,400 square foot metal warehouse cannabis distribution facility with secure loading bays, offices, restrooms, a break room, locker room and employee area. A new commercial drive approach will be constructed along with 87 parking spaces and associated landscaping. An existing on-site well will be utilized for water and a septic system will be installed for wastewater, both of which will be utilized until City water and wastewater connections are available. The project at full build-out will require approximately 20 employees and will operate from 7am to 4pm Monday through Friday. The Project expects to generate an average of 20 deliveries per day using standard vans, with a total of 80 generated daily trips.

**Document Availability and Public Review Timeline:** Due to the time limits mandated by State law, your response to the Mitigated Negative Declaration must be sent at the earliest possible date *but not later than 30 days* after receipt of this notice. The review period for the Mitigated Negative Declaration will be from August 25, 2021 to September 26, 2021. Copies of the Mitigated Negative Declaration can be reviewed at the City of Woodlake, 350 North Valencia Blvd., Woodlake, CA 93286 or on the City's website at <https://cityofwoodlake.com/departments/planning/>

Please send your comments to Jason Waters, Community Development Director at the address shown above or by email: [jwaters@ci.woodlake.ca.us](mailto:jwaters@ci.woodlake.ca.us)

**City Council Consideration:** The Woodlake City Council intends to consider the Mitigated Negative Declaration on:

**Date:** Monday, September 27, 2021  
**Time:** 6:30 p.m.  
**Location:** Woodlake Community Center



**145 North Magnolia Street  
Woodlake CA, 93286**

**DUE TO COVID-19, ANY PUBLIC COMMENTS WILL BE ACCEPTED BY EMAIL OR BY PHONE ONLY. EMAILS CAN BE SENT TO JASON WATERS, DEVELOPMENT SERVICES DIRECTOR AT [JWATERS@CI.WOODLAKE.CA.US](mailto:JWATERS@CI.WOODLAKE.CA.US) OR CALL (559) 564-8055 FOR ADDITIONAL INFORMATION. PLEASE SEE SPECIFIC DETAILS AS TO HOW TO PARTICIPATE DURING THE CITY COUNCIL, INCLUDING BY TELEPHONE, IN THE AGENDA FOR THE MEETING.**