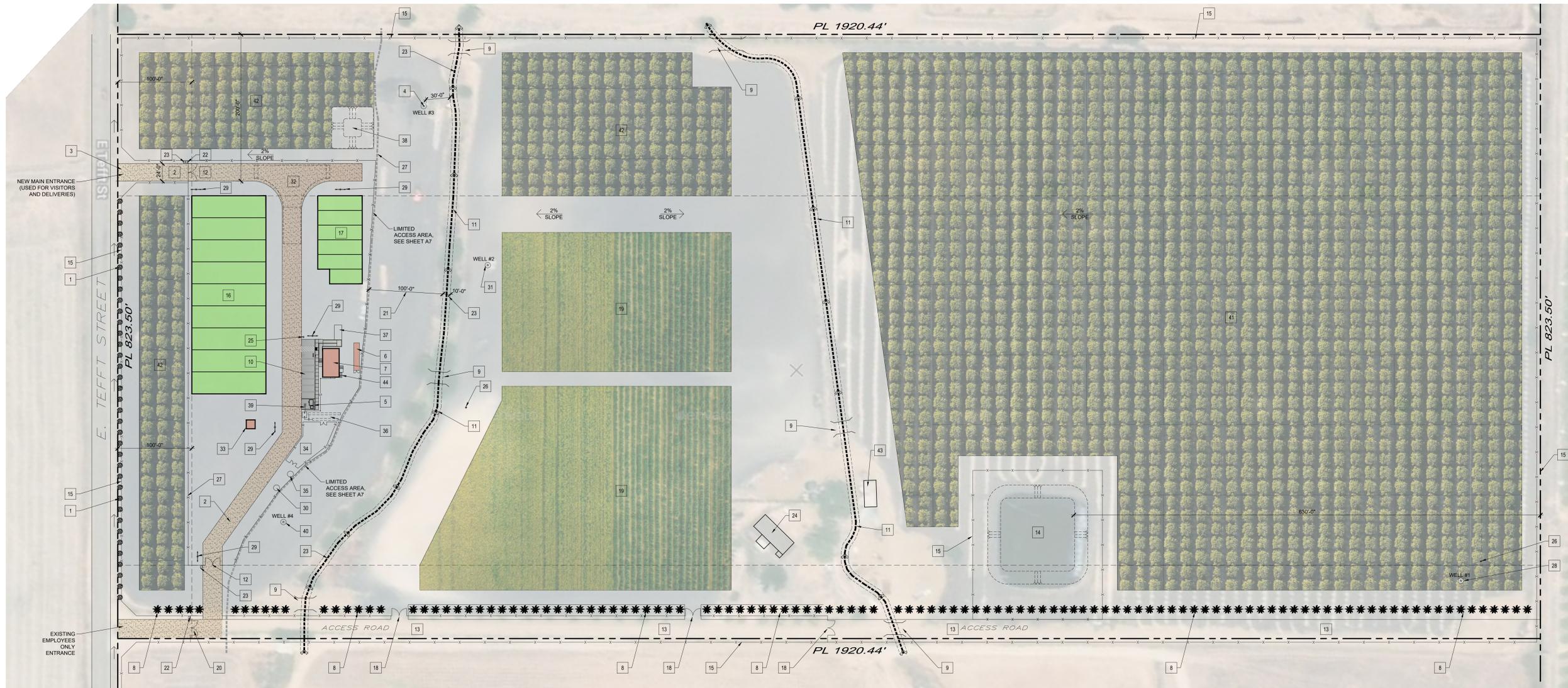






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LAND USE PERMIT FOR:  
**CANNA ORGANIC FARMS**  
514 E. TEFFT STREET  
NIPOMO, CALIFORNIA 93444

OVERALL SITE PLAN  
SCALE: 1" = 60'



SITE SYMBOLS LEGEND

- NON-CANNABIS FARMING AREA (AVOCADO TREES)
- NON-CANNABIS FARMING (SEASONAL ROW CROPS)
- CANNABIS CULTIVATION ACTIVITIES
- EXISTING PALM TREES
- EXISTING PEPPER TREES

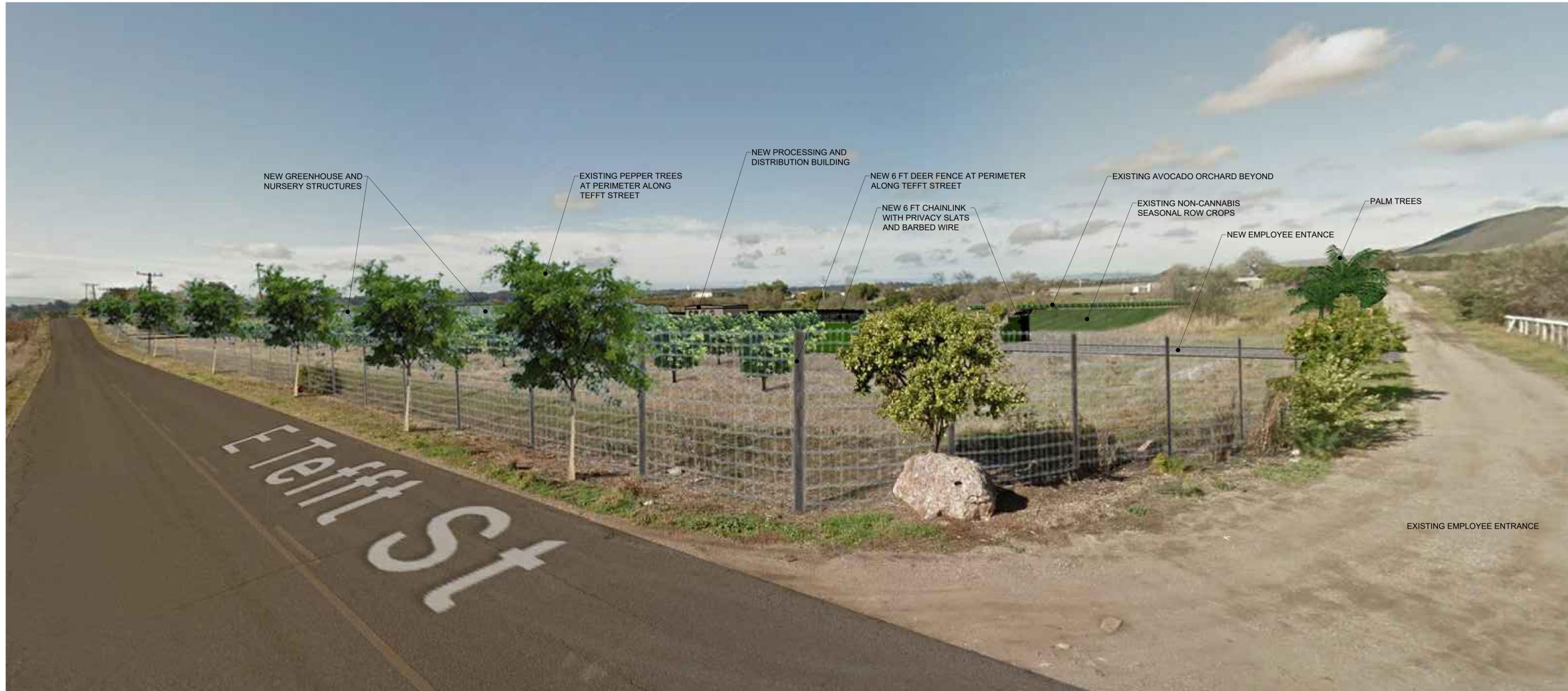
OVERALL SITE PLAN KEYNOTES

1. EXISTING PEPPER TREES AT FENCE LINE ALONG TEFFT
2. NEW 22'-0" WIDE FIRE DEPT ACCESS ROAD W/CLASS II BASE
3. NEW 24'-0" WIDE TURN OUT DRIVE APPROACH 100'-0" DISTANCE TO GATED AREA W/CLASS II BASE
4. EXISTING AG WATER WELL #3 LOCATION W/100 AMP ELECTRICAL PANEL AND METER. IRRIGATION WATER SUPPLY SOURCE FOR THE CANNABIS CULTIVATION.
5. NEW PORTABLE RESTROOMS (1 ADA, 1 STANDARD) TO BE CONNECTED TO NEW SEPTIC SYSTEM
6. NEW 8'x40' SECURED CANNABIS PRODUCT STORAGE CONTAINER WITH ODOR MITIGATION. SEE SHEET A6 FOR FLOOR PLAN AND ELEVATIONS.
7. NEW 1,000 SF CANNABIS PROCESSING AND DISTRIBUTION BUILDING WITH ODOR MITIGATION. SEE SHEET A3 FOR FLOOR PLAN AND ELEVATIONS.
8. EXISTING PALM TREES TO REMAIN
9. EXISTING BRIDGE WITH 30" DIA. CORRUGATED PIPE TO REMAIN
10. NEW (7) STANDARD PARKING SPACES WITH (1) CONCRETE PAVED ADA PARKING SPACE AND PATH OF TRAVEL TO PROCESSING AND DISTRIBUTION BUILDINGS.
11. EXISTING 10'-0" WIDE SEASONAL WATER FLOW DIRECTION
12. NEW ENTRANCE MOTORIZED 6'-0" TALL X 16'-0" WIDE DOUBLE GATES WITH SECURITY LOCK AND KEYPAD ENTRY. SLATTED CHAIN LINK TO MATCH ADJACENT FENCE. LIMITED ACCESS.
13. EXISTING 16'-0" WIDE DIRT ACCESS ROAD
14. EXISTING 100'X100'X4' DEEP AG RESERVOIR 40,000 CU FT
15. EXISTING 5'-0" HT DEER FENCE @ PROPERTY PERIMETER
16. NEW 27,000 SF OF CANNABIS CULTIVATION GREENHOUSES (9X3,000 SF GREENHOUSES); 22,000 SF OF CANNABIS CANOPY EQUIPPED WITH ODOR MITIGATION. SEE SHEET A4 FOR FLOOR PLAN AND ELEVATIONS.
17. NEW 6875 SF OF CANNABIS NURSERY GREENHOUSES (5X1,200 SF GREENHOUSES AND 1X800 SF GREENHOUSE); 5500 SF OF NURSERY CANOPY. EQUIPPED WITH ODOR MITIGATION. SEE SHEET A5 FOR FLOOR PLAN AND ELEVATIONS.
18. EXISTING ROW CROP AND AVOCADO ORCHARD ACCESS 5'-0" HT X 16'-0" WIDE METAL GATES.
19. EXISTING NON-CANNABIS FARMING SEASONAL ROW CROPS
20. PROPERTY ENTRANCE 5'-0" HT. X 16'-0" WIDE METAL GATE ENTRANCE WITH SECURITY LOCK (FOR NON-CANNABIS AND CANNABIS AG)
21. 100'-0" SETBACK FROM RIPARIAN EDGE
22. NEW KNOX BOX FOR CAL FIRE AND SHERIFF DEPARTMENT
23. NEW ACCESS CONTROL KEY PAD. SEE SECURITY PLAN SHEET A7.
24. EXISTING 1,200 SF RESIDENCE TO REMAIN (NON-CANNABIS RELATED)
25. NEW FIRE HYDRANT LOCATION PER FIRE DEPARTMENT APPROVAL.
26. EXISTING POWER POLE
27. NEW 6'-0" HT CHAINLINK FENCE WITH GREEN SECURITY AND PRIVACY SLATS AND BARBED WIRE SURROUNDING CANNABIS OPERATION AREA, LIMITED ACCESS AREA.
28. EXISTING AG WELL #1 LOCATION WITH 200 AMP 277/480V 30 28 ELECTRICAL PANEL AND METER (THIS WELL WILL NOT SUPPLY THE CANNABIS CULTIVATION)
29. NEW 18'-0" HT. POLE WITH DOWNWARD LIGHTING AND MOTION SENSOR. SEE SECURITY PLANS, SHEET A7.
30. NEW 10,000 GAL CAPACITY STEEL TANK, STORED FIRE WATER WITH ALARM.
31. EXISTING AG WELL #2 LOCATION WITH 200 AMP 120/208V 30 31 ELECTRICAL PANEL AND METER. (IRRIGATION WATER SUPPLY NOT FOR THE CANNABIS CULTIVATION).
32. NEW FIRE DEPARTMENT HAMMER HEAD TURNAROUND AREA OVER CLASS II BASE.
33. NEW 12X12 SECURED CHEMICAL AND PESTICIDE STORAGE SHED WITH COMMERCIAL GRADE LOCK AND LIMITED ACCESS. SEE SHEET A6 FOR FLOOR PLAN AND ELEVATIONS.
34. NEW 2200 SF CANNABIS COMPOSTING AREA WITH 391 CY CAPACITY 50/50 MIX WITH ORGANIC SOILS AND MULCH SURROUNDED WITH 4'-0" HT. DEER FENCE AND SECURED GATES.
35. NEW 5,000 GAL CANNABIS CULTIVATION IRRIGATION WATER SUPPLY TANK.
36. NEW 1,200 GAL CAPACITY SEPTIC TANK AND LEACH FIELD SYSTEM.
37. 10'X20' LOADING AREA FOR PROCESSING AND DISTRIBUTION BUILDING
38. NEW 45'X45'X3 2' DEEP = 6493 CF CAPACITY RETENTION POND FOR EROSION CONTROL.
39. PORTABLE HANDWASH STATION FOR EMPLOYEES
40. EXISTING WELL #4 (THIS WELL WILL NOT SUPPLY THE CANNABIS CULTIVATION)
41. EXISTING AVOCADO ORCHARD
42. NEW AVOCADO ORCHARD
43. EXISTING HORSE STALLS TO REMAIN
44. (2) 50 GALLON ROLLING REFUSE BINS (1 TRASH / 1 RECYCLING).



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CONCEPTUAL STREET VIEW FROM TEFFT STREET

SCALE: N.T.S.

LAND USE PERMIT FOR:  
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514 E. TEFFT STREET  
NIPOMO, CALIFORNIA 93444

JOB NUMBER	SHEET NUMBER
20675	<b>A1.1</b>
DATE:	
7.31.2020	
APPL. NO.:	
DRC2019-00049	

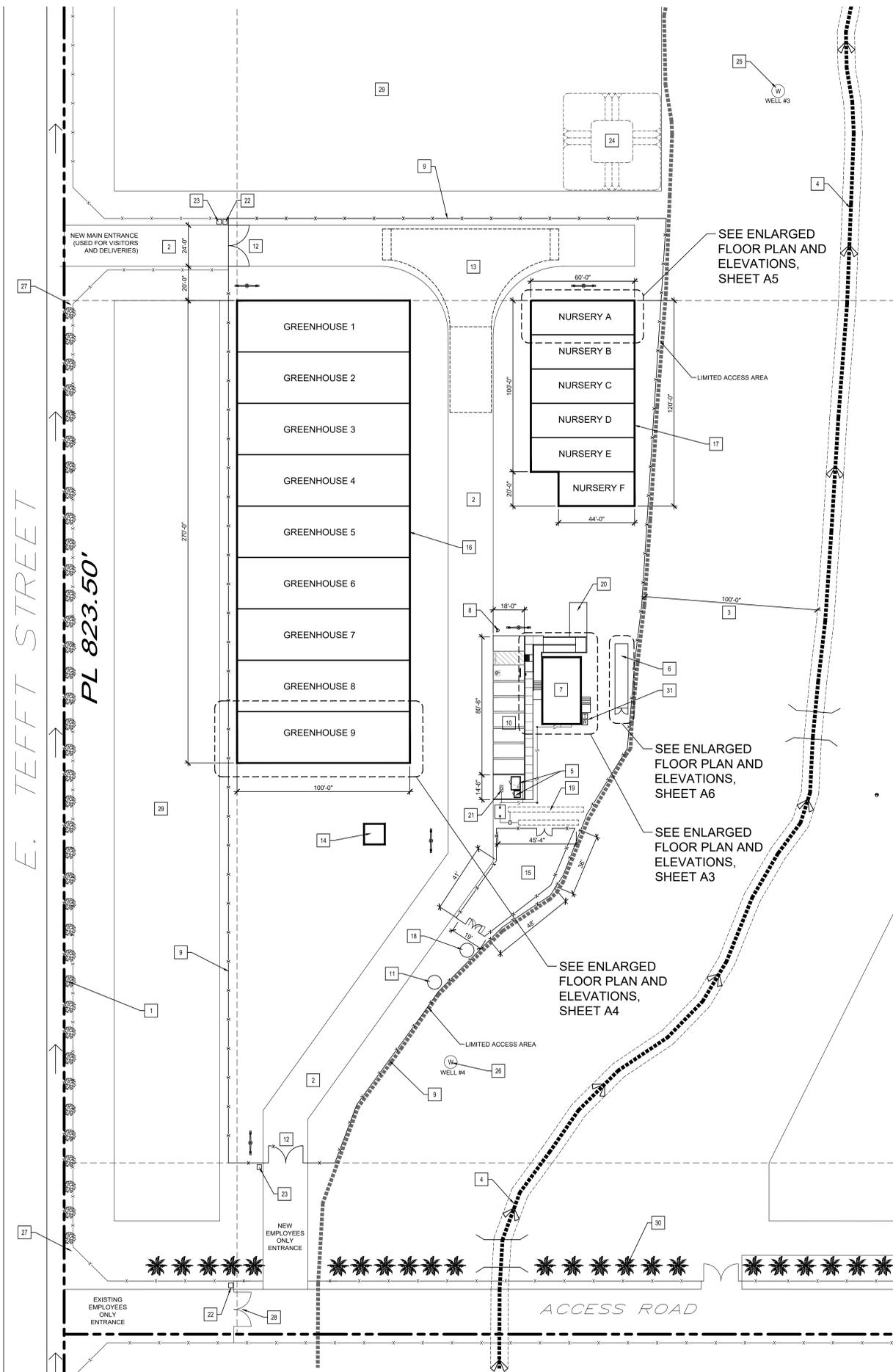


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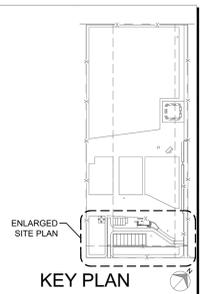
**ENLARGED SITE PLAN KEYNOTES**

1. EXISTING PEPPER TREES AT FENCE LINE ALONG TEFFT
2. NEW 24'-0" WIDE FIRE DEPT ACCESS ROAD WITH CLASS II BASE
3. 100'-0" SETBACK FROM RIPARIAN EDGE
4. EXISTING 10' WIDE CREEK
5. NEW PORTABLE RESTROOMS (1 ADA, 1 STANDARD) TO BE CONNECTED TO NEW SEPTIC SYSTEM
6. NEW 8'X40' CANNABIS PRODUCT STORAGE WITH ODOR MITIGATION. SEE SHEET A6 FOR FLOOR PLAN AND ELEVATIONS.
7. NEW 1,000 SF CANNABIS PROCESSING AND DISTRIBUTION BUILDING WITH ODOR MITIGATION. SEE SHEET A3 FOR FLOOR PLAN AND ELEVATIONS.
8. NEW FIRE HYDRANT LOCATION PER FIRE DEPARTMENT APPROVAL.
9. NEW 6'-0" HT CHAINLINK FENCE WITH GREEN SECURITY AND PRIVACY SLATS AND BARBED WIRE SURROUNDING CANNABIS OPERATION AREA, LIMITED ACCESS AREA.
10. NEW (7) STANDARD PARKING SPACES WITH (1) CONCRETE PAVED ADA PARKING SPACE AND PATH OF TRAVEL TO PROCESSING AND DISTRIBUTION BUILDING.
11. NEW 10,000 GAL CAPACITY STEEL TANK STORED FIRE WATER
12. NEW ENTRANCE MOTORIZED 6'-0" TALL X 16'-0" WIDE DOUBLE GATES WITH SECURITY LOCK AND KEYPAD ENTRY. SLATTED CHAIN LINK TO MATCH ADJACENT FENCE. LIMITED ACCESS.
13. NEW FIRE DEPARTMENT HAMMER HEAD TURNAROUND AREA OVER CLASS II BASE.
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16. NEW 27,000 SF OF CANNABIS CULTIVATION GREENHOUSES (9X3,000 SF GREENHOUSES), 22,000 SF OF CANNABIS CANOPY EQUIPPED WITH ODOR MITIGATION. SEE SHEET A8 FOR ODOR MITIGATION EQUIPMENT AND A4 FOR FLOOR PLANS AND ELEVATIONS.
17. NEW 8875 SF OF CANNABIS NURSERY GREENHOUSES (5X1,200 SF GREENHOUSES AND 1X880 SF GREENHOUSE), 5500 SF OF NURSERY CANOPY EQUIPPED WITH ODOR MITIGATION. SEE SHEET A8 FOR ODOR MITIGATION EQUIPMENT AND A5 FOR FLOOR PLAN AND ELEVATIONS.
18. NEW 5,000 GAL CANNABIS CULTIVATION IRRIGATION WATER SUPPLY TANK.
19. NEW 1,200 GAL CAPACITY SEPTIC TANK AND LEACH FIELD SYSTEM.
20. 10'X20' LOADING AREA FOR PROCESSING AND DISTRIBUTION BUILDING
21. PORTABLE HANDWASH STATION FOR EMPLOYEES
22. NEW KNOX BOX FOR CAL FIRE AND SHERIFF DEPARTMENT
23. ACCESS CONTROL KEY PAD, SEE SECURITY PLAN SHEET A7.
24. NEW 45'X45'X3.2' DEEP = 6493 CF CAPACITY RETENTION POND FOR EROSION CONTROL.
25. EXISTING AG WATER WELL #3 LOCATION W/100 AMP ELECTRICAL PANEL AND METER. IRRIGATION WATER SUPPLY SOURCE FOR THE CANNABIS CULTIVATION.
26. EXISTING WELL #4 (THIS WELL WILL NOT SUPPLY THE CANNABIS CULTIVATION)
27. NEW PROPERTY ADDRESS SIGN
28. PROPERTY ENTRANCE 5'-0" HT. X 16'-0" WIDE METAL GATE ENTRANCE WITH SECURITY LOCK.
29. NEW AVOCADO ORCHARD
30. EXISTING PALM TREES TO REMAIN
31. (2) 50 GALLON ROLLING REFUSE BINS (1 TRASH / 1 RECYCLING).

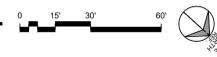


**CULTIVATION AND NURSERY AREA TABLE**

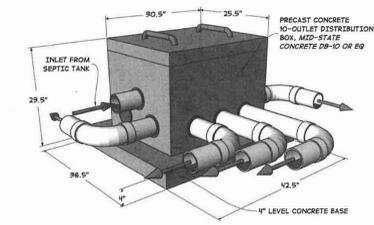
house	Use	Dimensions	Square Footage	Canopy	Circulation Space/Walk Ways
house 1	Cultivation	30 x 100	3,000	2,444.44	555.56
house 2	Cultivation	30 x 100	3,000	2,444.44	555.56
house 3	Cultivation	30 x 100	3,000	2,444.44	555.56
house 4	Cultivation	30 x 100	3,000	2,444.44	555.56
house 5	Cultivation	30 x 100	3,000	2,444.44	555.56
house 6	Cultivation	30 x 100	3,000	2,444.44	555.56
house 7	Cultivation	30 x 100	3,000	2,444.44	555.56
house 8	Cultivation	30 x 100	3,000	2,444.44	555.56
house 9	Cultivation	30 x 100	3,000	2,444.44	555.56
	<b>Cultivation</b>		<b>27,000</b>	<b>22,000</b>	<b>5,000</b>
house A	Nursery	20 x 60	1,200	1,000	200
house B	Nursery	20 x 60	1,200	1,000	200
house C	Nursery	20 x 60	1,200	1,000	200
house D	Nursery	20 x 60	1,200	1,000	200
house E	Nursery	20 x 60	1,200	1,000	200
house F	Nursery	20 x 44	880	500	380
	<b>Nursery</b>		<b>6,880</b>	<b>5,500</b>	<b>1,380</b>
	<b>Cultivation and Nursery</b>		<b>33,880</b>	<b>27,500</b>	<b>6,380</b>



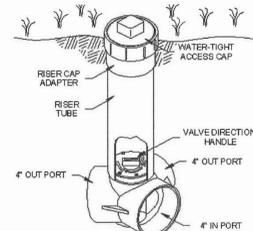
**ENLARGE SITE PLAN**  
SCALE: 1" = 30'



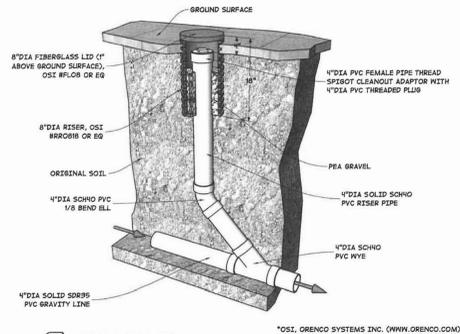
JOB NUMBER: 20675  
DATE: 7.31.2020  
APPL. NO.: DRC2019-00049  
SHEET NUMBER: **A2**



**3 DISTRIBUTION BOX**  
NOT TO SCALE



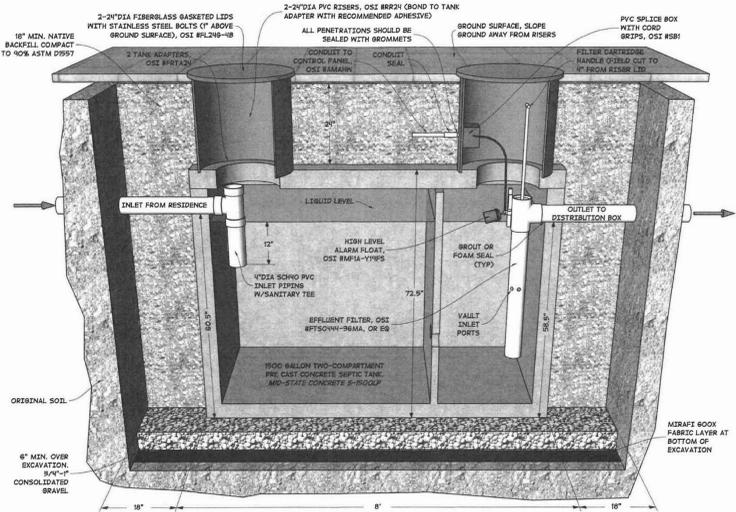
**7 BULL VALVE**  
NOT TO SCALE



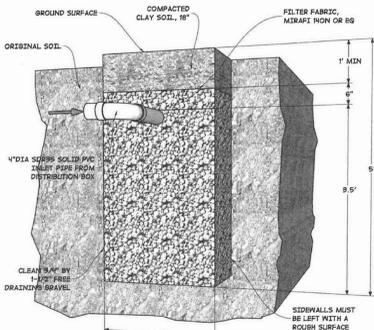
**1 CLEANOUT**  
NOT TO SCALE

**NOTE:**

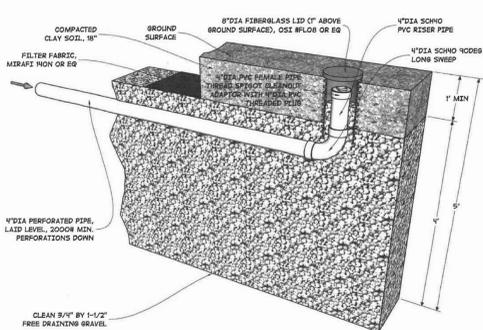
1. CONCRETE TANK MANUFACTURER AND WASTEWATER TREATMENT SYSTEM MANUFACTURER SHALL COORDINATE TO DETERMINE TANK PENETRATIONS, BRACKETS, AND OTHER APPURTENANCES FROM FINAL TANK CONSTRUCTION AND IN ACCORDANCE WITH SPECIFICATIONS.
2. TANKS AND EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND/OR CONTRACTOR IN ACCORDANCE WITH SPECIFICATIONS.
3. TANKS SUBJECT TO TRAFFIC LOADS (1-20 LOADS) MUST HAVE A COVER DEPTH OF AT LEAST 18 INCHES OF BACKFILL (20 INCHES FOR 12-FOOT TANKS) PLUS 6 INCHES OF REINFORCED CONCRETE OR 4 INCHES OF ASPHALT.
4. TANKS SUBJECT TO TRAFFIC LOADS MUST HAVE A COVER DEPTH OF AT LEAST 24 INCHES OF BACKFILL (28 INCHES FOR 12-FOOT TANKS) OR 12 INCHES OF REINFORCED CONCRETE OR 8 INCHES OF ASPHALT.
5. THE MAXIMUM BURIAL DEPTH IS 7 FEET OF COVER OVER THE TOP OF THE TANK. DEVIATION FROM THIS MAY BE PERMISSIBLE WITH PRIOR WRITTEN AUTHORIZATION FROM MID-STATE.
6. ASPHALT AND CONCRETE PADS MUST EXTEND A MINIMUM OF 12 INCHES BEYOND THE TANK IN ALL DIRECTIONS.
7. IF THERE IS AN UNATTACHED RISER OVER AN ACCESS OPENING, IT MUST NOT TRANSMIT LOAD FROM THE ASPHALT OR CONCRETE SLAB TO THE TANK. A MINIMUM SPACE OF 4 INCHES MUST EXIST BETWEEN THE BOTTOM OF THE RISER AND THE TOP OF THE TANK.
8. IF THERE IS AN ATTACHED RISER ON AN ACCESS OPENING, IT MUST NOT TRANSMIT LOAD FROM THE ASPHALT OR CONCRETE SLAB TO THE TANK. A MINIMUM SPACE OF 4 INCHES MUST EXIST BETWEEN THE RISER AND THE SLAB.
9. IF THE SOIL HAS LESS THAN 750 LBS/SQ. FT. COMPRESSION IS CALCULATED FROM AN UNCOMPRESSED COMPRESSION TEST, OR IN SOILS HAVING AN ULTIMATE BEARING CAPACITY OF LESS THAN 5,000 LBS/SQ. FT., OR WHERE SOIL WILL NOT MAINTAIN A VERTICAL WALL, THE EXCAVATION MUST ALLOW A MINIMUM SPACE EQUAL TO HALF THE DIAMETER OF THE TANK BETWEEN THE SIDE AND THE ENDCAP OF THE TANK, AND THE EXCAVATION SHALL TO ENHANCE LATERAL RESISTANCE.
10. IF REINFORCED CONCRETE SLAB MAY BE REQUIRED UNDER THE TANK AS A FOUNDATION IN THE EXCAVATION WHERE THE BOTTOM IS UNSTABLE.
11. TANKS SHALL BE ANCHORED IN INSTALLATIONS IN WHICH THE TANK COULD BE EXPOSED TO WATER. SITES SHALL BE THOROUGHLY EVALUATED FOR THE POTENTIAL OF A RISE IN THE LOCAL WATER TABLE OR OF TRAPPED WATER. CONTRACTOR SHALL PROVIDE EVALUATION TO ENGINEER FOR REVIEW.



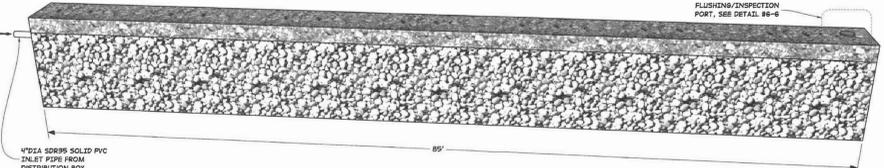
**2 SEPTIC TANK SECTION CUTAWAY**  
NOT TO SCALE



**5 GRAVEL TRENCHES (INLET)**  
NOT TO SCALE

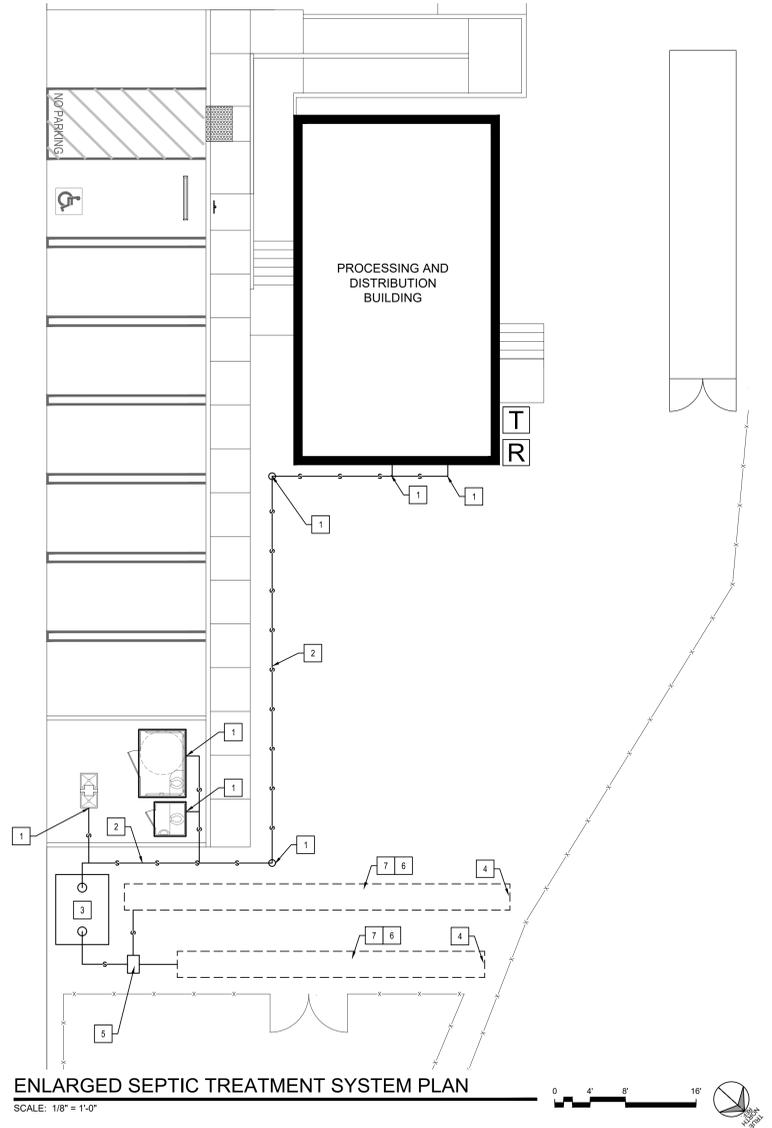


**6 GRAVEL TRENCHES (TERMINATION)**  
SECTION CUTAWAY WITH INSPECTION PORT  
NOT TO SCALE



**4 GRAVEL TRENCHES (SIDE VIEW)**  
NOT TO SCALE

- NOTE:**
1. PARTS TAKEOFF FOR REFERENCE ONLY NOT FOR BID OR CONSTRUCTION PURPOSES.
  2. PARTS LISTS ARE NOT A COMPLETE PARTS LIST. EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. ADDITIONAL PARTS MAY BE REQUIRED AS DIRECTED BY MANUFACTURER AND AUTHORIZED BY ENGINEER.
  3. ENGINEER SHALL NOT BE RESPONSIBLE FOR INCOMPLETE SYSTEM. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE A COMPLETE AND FUNCTIONAL SYSTEM.



**ENLARGED SEPTIC TREATMENT SYSTEM PLAN**  
SCALE: 1/8" = 1'-0"

**SEPTIC TREATMENT PLAN KEYNOTES**

1. CLEAN-OUT. SEE DETAIL 1/A2.1
2. 4" DIA SDR35 SOLID PVC GRAVITY LINE 2% SLOPE MIN.
3. 1500 GALLON PRECAST CONCRETE SEPTIC TANK, MID-STATE CONCRETE MODEL ST-1500LP (SEE DETAIL 2/A2.1) TANK MUST BE SEALED AGAINST INTRUSION OF PERCHED WATER
4. CLEANOUT/INSPECTION PORT. SEE DETAIL 6/A2.1
5. DISTRIBUTION BOX PLACED PERFECTLY LEVEL ON A CONCRETE PAD SEE DETAIL 3/A2.1
6. 4" DIA SDR35 PERFORATED PIPE, LAID LEVEL, 2000# MIN. PERFORATIONS DOWN (TYP)
7. 2 TRENCHES 3' WIDE BY 3' DEEP BY 40' LONG. SEE DETAIL SHEET 4/A2.1, 5/A2.1 AND 6/A2.1

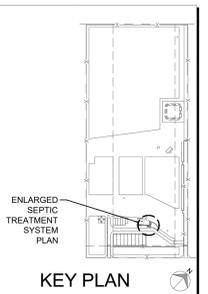
**SEPTIC GENERAL NOTES**

1. SEPTIC TANK MUST NOT BE PLACED WITHIN 5 FEET OF UNDERGROUND UTILITIES



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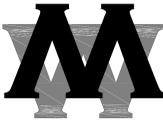
LAND USE PERMIT FOR:  
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NIPOMO, CALIFORNIA 93444



**KEY PLAN**

JOB NUMBER: 20675  
DATE: 7.31.2020  
APPL. NO.:  
DRC2019-00049

SHEET NUMBER:  
**A2.1**

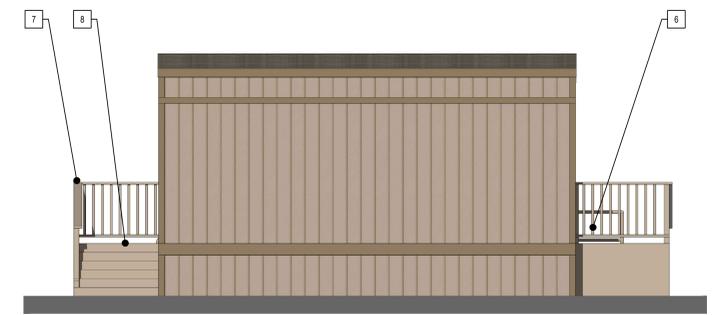


MW ARCHITECTS

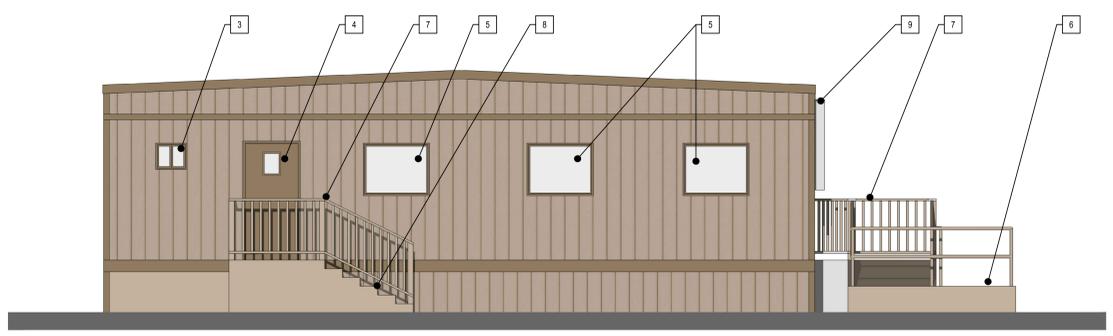
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### PROCESSING / DISTRIBUTION BLDG KEYNOTES

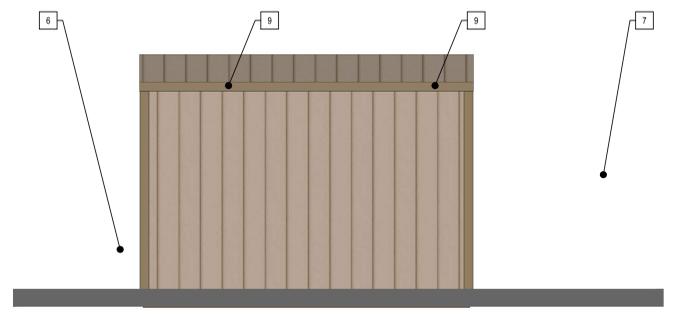
1. PRE-MANUFACTURED MODULAR OFFICE
2. ADA ACCESSIBLE UNISEX RESTROOM
3. 2'-2" x 1'-2" D.G. FIXED WINDOW
4. 3'-0" x 6'-8" SC WD DOOR WITH LEVER HANDLE, DEADBOLT, ELECTRONIC KEY PAD ACCESS AND 1'-0" x 1'-8" LITE
5. 4'-0"X3'-0" D.G. FIXED WINDOW
6. ADA ACCESSIBLE RAMP WITH 1:12 SLOPE AND GUARDRAILS
7. 42" HT GUARDRAILS WITH RAILING @ 4" O.C.
8. STAIRS WITH 7" RISERS AND 11" TREADS
9. HVAC UNITS PER MODULAR OFFICE SPECS.



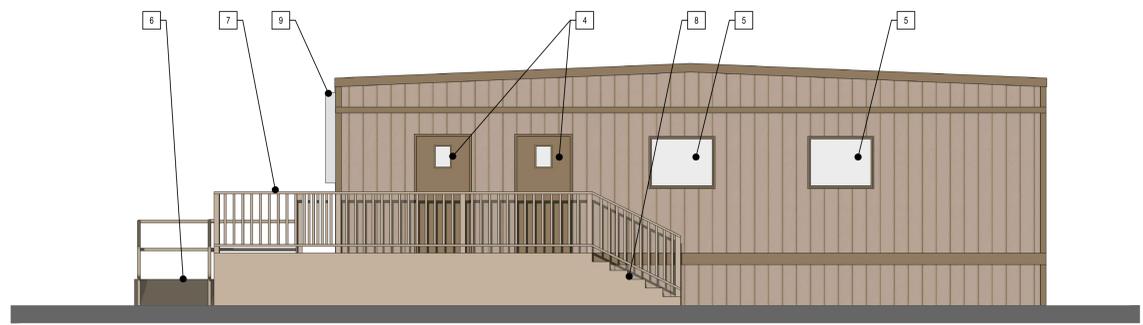
**NORTH**  
SCALE: 1/4" = 1'-0"



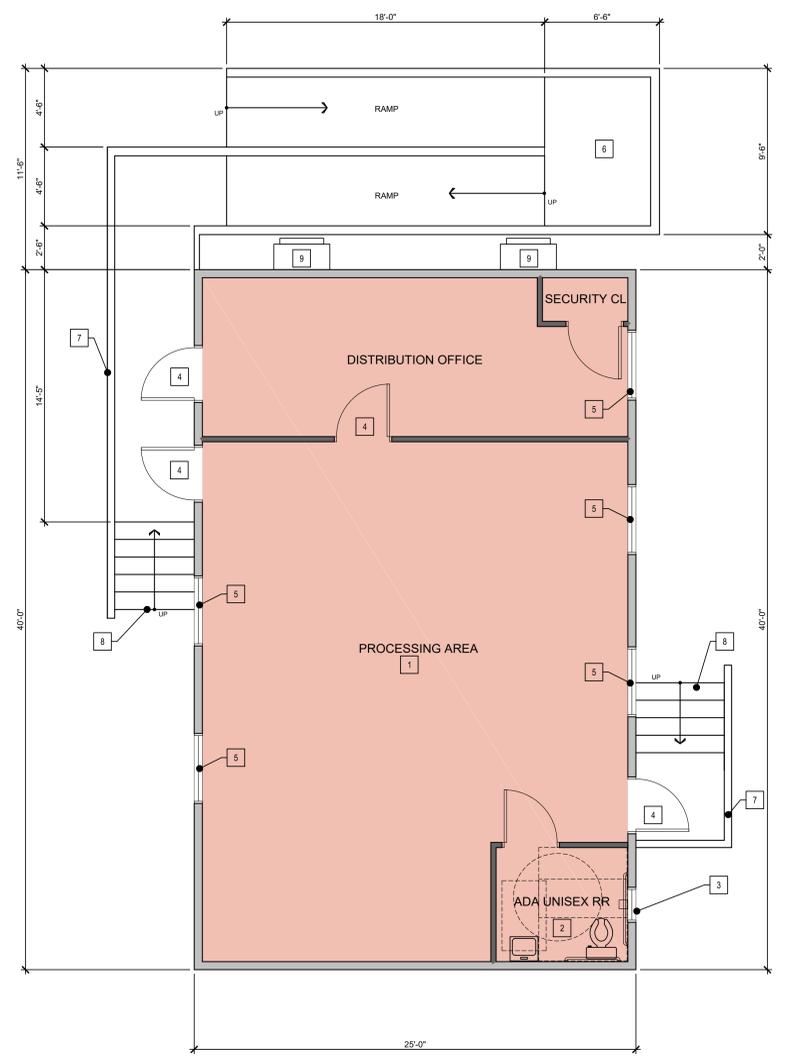
**WEST**  
SCALE: 1/4" = 1'-0"



**SOUTH**  
SCALE: 1/4" = 1'-0"

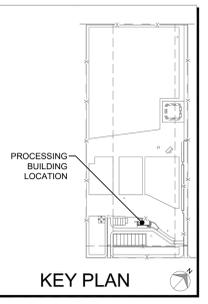


**EAST**  
SCALE: 1/4" = 1'-0"

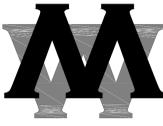


**PROCESSING AND DISTRIBUTION BUILDING FLOOR PLAN**  
SCALE: 1/4" = 1'-0"

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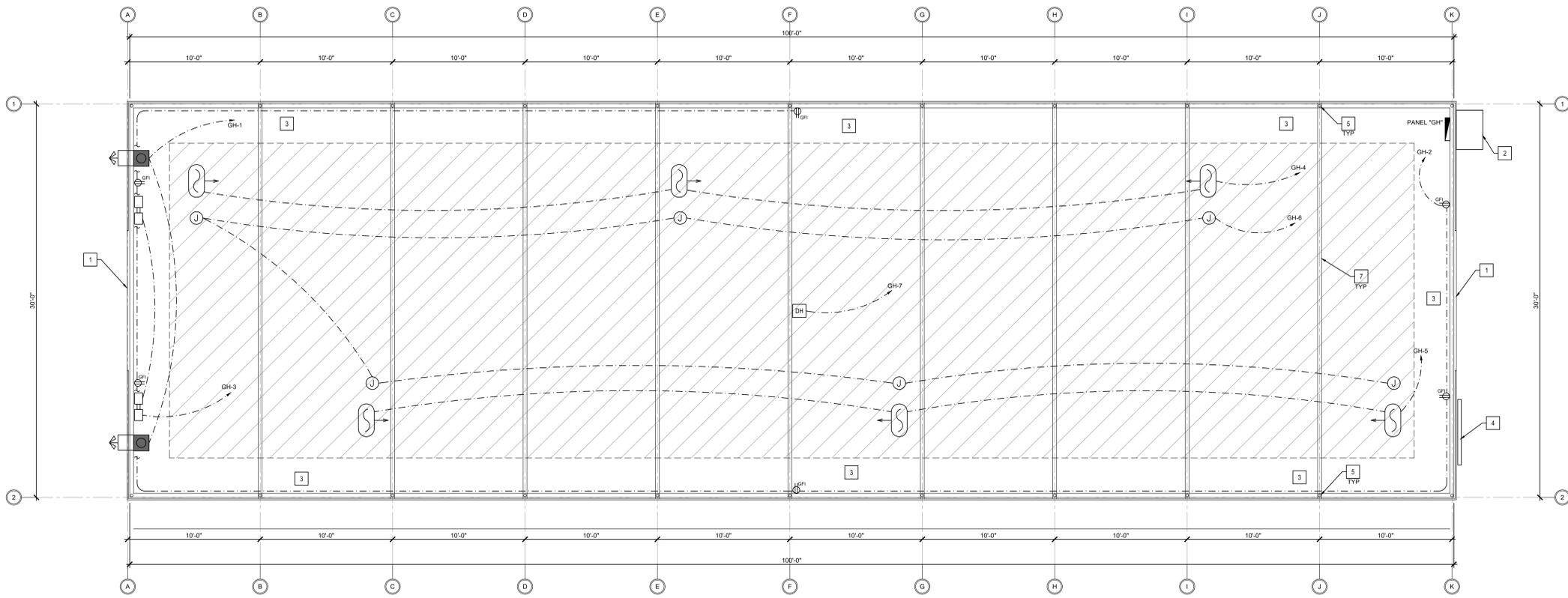
JOB NUMBER	SHEET NUMBER
20675	<b>A3</b>
DATE:	
7.31.2020	
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**GREENHOUSE KEYNOTES**

1. 12'-0" X 8'-0" BARN DOOR
2. 24" X 30" ELECTRICAL PULLBOX WITH (2) 3" DIA.
3. ACCESS CIRCULATION WALKWAYS (555.56 SF)
4. 5' X 5' LOUVERED VENT
5. PIPE COLUMN
6. 20 MIL TRANSLUCENT SIDING
7. 6W TRUSS



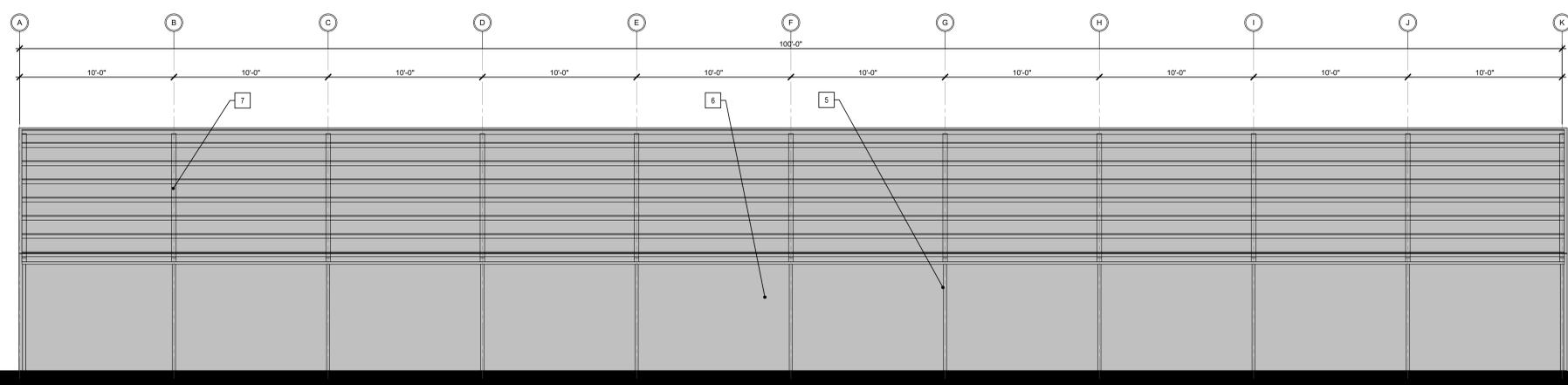
**TYPICAL GREENHOUSE FLOOR PLAN**

SCALE: 1/4" = 1'-0"

**LEGEND**

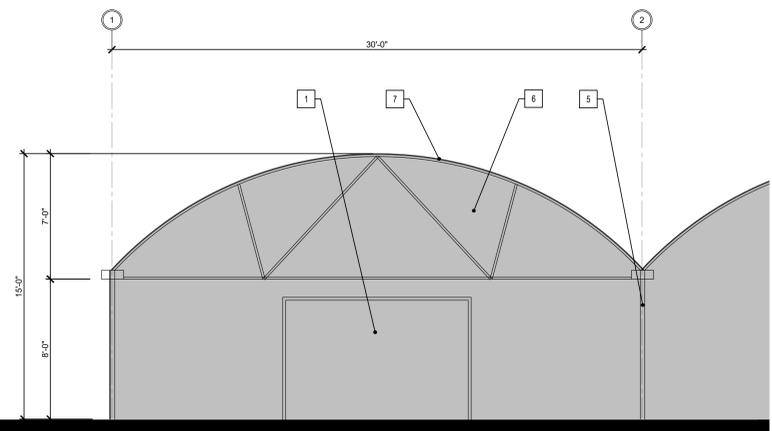
- ELECTRICAL PANEL 100 A 1 0 M.B. NEMA 3R (SEE PLAN FOR PANEL DESIGNATION)
- DUPLEX - GROUND FAULT INTERRUPTER
- JUNCTION BOX FOR LIGHTING POWER
- VALUTEK 20" HORIZONTAL AIRFLOW FAN (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- DIGITAL GROW BLOWER FAN WITH CARBON SCRUBBER AIR FILTER (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- ODOR ABATEMENT AGRI AIR PG AIR PURIFIER WITH HEPA TECHNOLOGY (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- QUEST DEHUMIDIFIER (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- 1/2" CONDUIT WITH (2) #12 CU WIRE, (1) #12 CU GROUND, TYPICAL EACH CIRCUIT.
- CANOPY CANNABIS CULTIVATION AREA

LAND USE PERMIT FOR:  
**CANNA ORGANIC FARMS**  
 514 E. TEFFT STREET  
 NIPOMO, CALIFORNIA 93444



**GREENHOUSE SIDE ELEVATION**

SCALE: 1/4" = 1'-0"

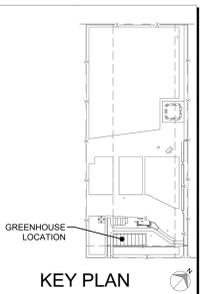


**GREENHOUSE FRONT ELEVATION**

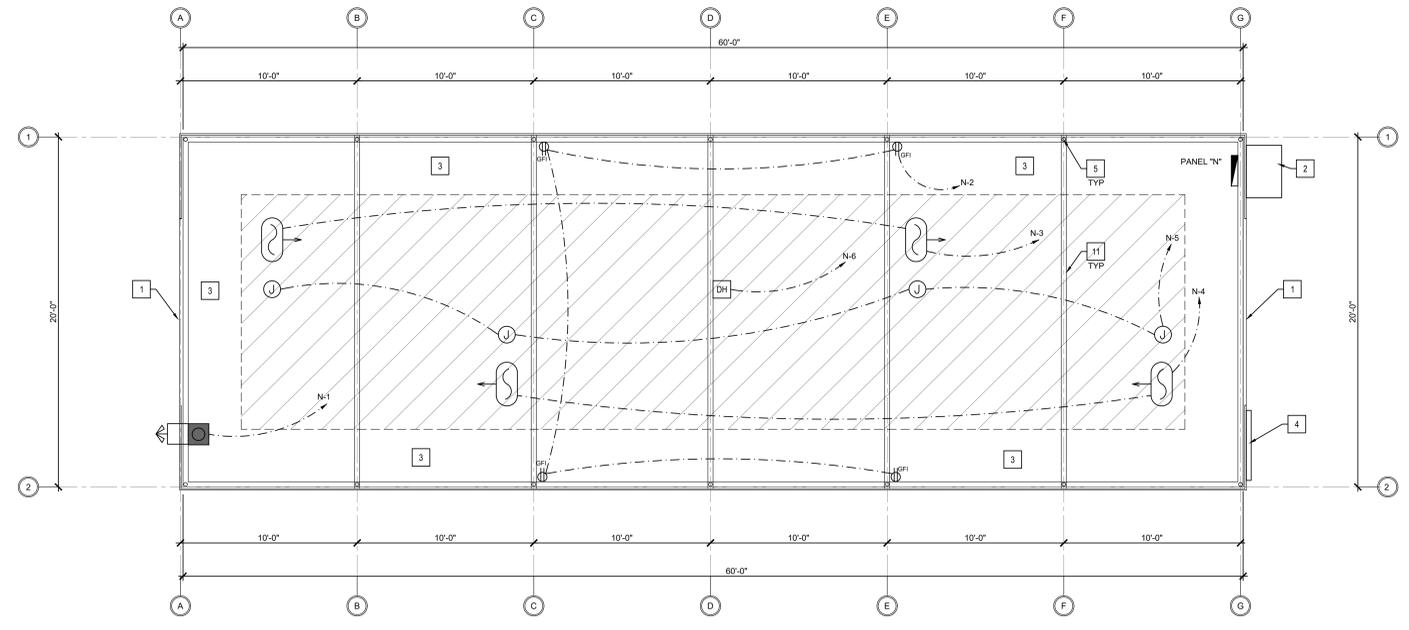
SCALE: 1/4" = 1'-0"

**GREENHOUSE AREA TABLE**

House	Use	Dimensions	Square Footage	Canopy	Circulation Space/Walk Ways
house 1	Cultivation	30 x 100	3,000	2,444.44	555.56
house 2	Cultivation	30 x 100	3,000	2,444.44	555.56
house 3	Cultivation	30 x 100	3,000	2,444.44	555.56
house 4	Cultivation	30 x 100	3,000	2,444.44	555.56
house 5	Cultivation	30 x 100	3,000	2,444.44	555.56
house 6	Cultivation	30 x 100	3,000	2,444.44	555.56
house 7	Cultivation	30 x 100	3,000	2,444.44	555.56
house 8	Cultivation	30 x 100	3,000	2,444.44	555.56
house 9	Cultivation	30 x 100	3,000	2,444.44	555.56
	<b>Cultivation</b>		<b>27,000</b>	<b>22,000</b>	<b>5,000</b>



JOB NUMBER: 20675  
 SHEET NUMBER: A4  
 DATE: 7.31.2020  
 APPL. NO.: DRC2019-00049

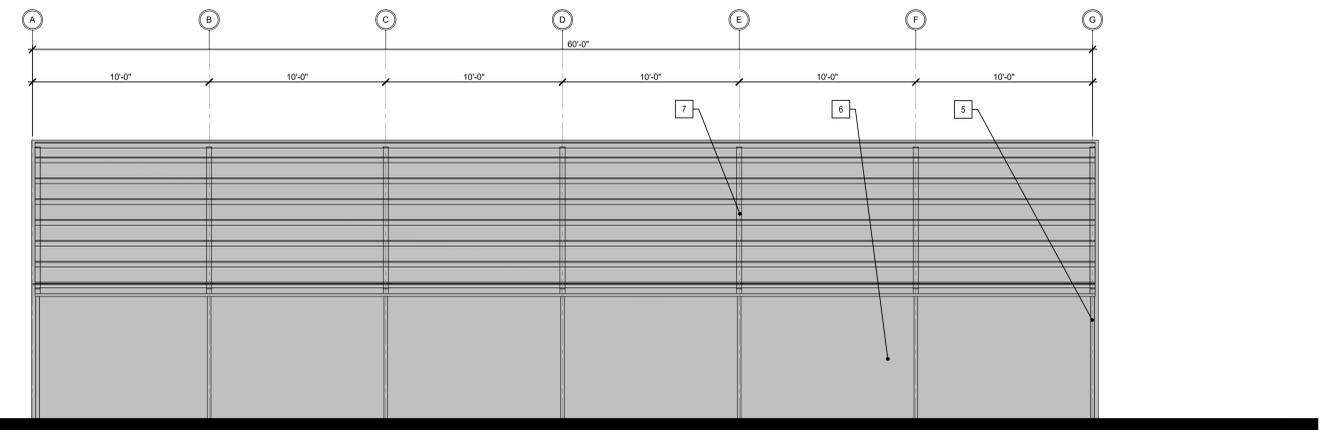


**TYPICAL NURSERY FLOOR PLAN**  
 SCALE: 1/4" = 1'-0"

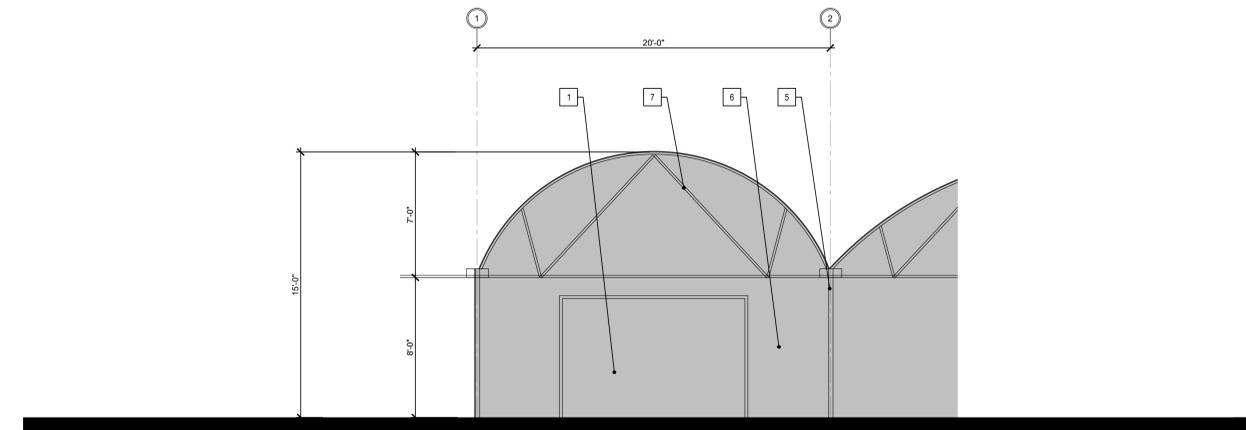
- NURSERY KEYNOTES**
- 12'-0" X 8'-0" BARN DOOR
  - 24" X 30" ELECTRICAL PULLBOX WITH (2) 3" DIA.
  - ACCESS CIRCULATION WALKWAYS (555.56 SF)
  - 5' X 5' LOUVERED VENT
  - PIPE COLUMN
  - 20 MIL TRANSLUCENT SIDING
  - 6W TRUSS

- LEGEND**
- ELECTRICAL PANEL 100 A 1 0 M.B. NEMA 3R (SEE PLAN FOR PANEL DESIGNATION)
  - DUPLEX - GROUND FAULT INTERRUPTER
  - JUNCTION BOX FOR LIGHTING POWER
  - VALUTEK 20" HORIZONTAL AIRFLOW FAN (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
  - DIGITAL GROW BLOWER FAN WITH CARBON SCRUBBER AIR FILTER (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
  - ODOR ABATEMENT AGRI AIR PG AIR PURIFIER WITH HEPA TECHNOLOGY (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
  - QUEST DEHUMIDIFIER (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
  - 1/2" CONDUIT WITH (2) #12 CU WIRE, (1) #12 CU GROUND. TYPICAL EACH CIRCUIT.
  - CANOPY CANNABIS CULTIVATION AREA

LAND USE PERMIT FOR:  
**CANNA ORGANIC FARMS**  
 514 E. TEFFT STREET  
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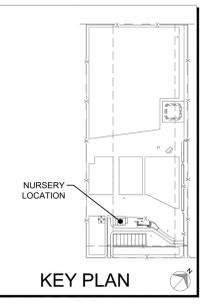
**NURSERY SIDE ELEVATION**  
 SCALE: 1/4" = 1'-0"



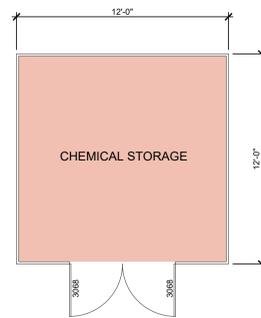
**NURSERY FRONT ELEVATION**  
 SCALE: 1/4" = 1'-0"

**NURSERY AREA TABLE**

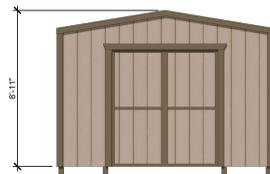
house	Nursery	20 x 60	1,200	1,000	200	
house A	Nursery	20 x 60	1,200	1,000	200	
house B	Nursery	20 x 60	1,200	1,000	200	
house C	Nursery	20 x 60	1,200	1,000	200	
house D	Nursery	20 x 60	1,200	1,000	200	
house E	Nursery	20 x 60	1,200	1,000	200	
house F	Nursery	20 x 44	880	500	380	
	<b>Nursery</b>		<b>6,880</b>	<b>6,880</b>	<b>5,500</b>	<b>1,380</b>



JOB NUMBER: 20675  
 DATE: 7.31.2020  
 APPL. NO.: DRC2019-00049  
 SHEET NUMBER: **A5**



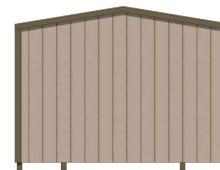
FLOOR PLAN



FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION

**CHEMICAL STORAGE SHED (PREFAB METAL)**

SCALE: 1/4" = 1'-0"



**ALLIED STORAGE CONTAINERS**  
 Everyday Low Price  
 Need Space? Rent or Buy  
 1-888-807-3888  
 HOME | SALES | RENTALS | CUSTOM | ABOUT US | CONTACT

REQUEST A QUOTE

**Sale Units**  
 All storage containers are refurbished to be weather-tight with a lockbox on the cargo door.

We accept



Storage container units also come freshly painted light beige inside and outside.



Standard steel container units with original marine paint

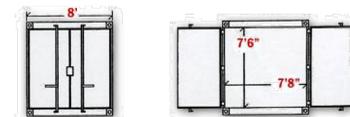
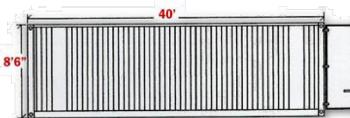
Weight 4,750 lbs.  
 Cargo Weight 47,500 lbs.

16 Gauge Steel with 8 Gauge Steel Corner Frames

Plywood or Hardwood flooring, 1 1/2" thick, floor beams every 14"

Measurements, weights, vary slightly depending on Manufacturer.

**40' Standard Dry Cargo Container**



Weight 8,380 lbs.  
 Cargo Weight 60,725 lbs.

16 Gauge Steel with 8 Gauge Steel Corner Frames

Plywood or Hardwood flooring, 1 1/2" thick, floor beams every 14"

Measurements, weights, vary slightly depending on Manufacturer.

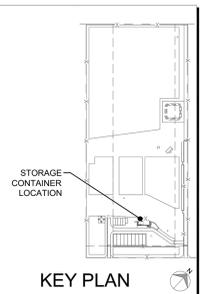
[Back to Top](#)

**STORAGE / DRYING CONTAINER SPEC SHEET**



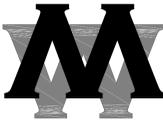
ARCHITECTS:  
 MICHAEL C. PEACHEY  
 WAYNE R. STUART  
 330 S. HALCYON ROAD  
 ARROYO GRANDE, CA 93420  
 TEL: (805) 544-4334  
 FAX: (805) 904-6268

LAND USE PERMIT FOR:  
**CANNA ORGANIC FARMS**  
 514 E. TEFFT STREET  
 NIPOMO, CALIFORNIA 93444



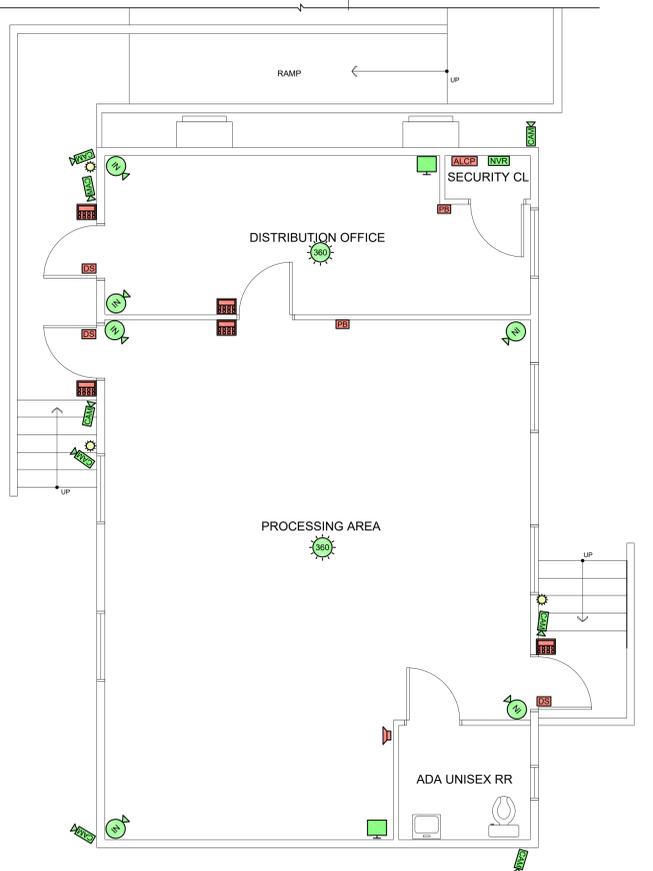
KEY PLAN

JOB NUMBER	SHEET NUMBER
20675	A6
DATE:	
7.31.2020	
APPL. NO.:	
DRC2019-00049	

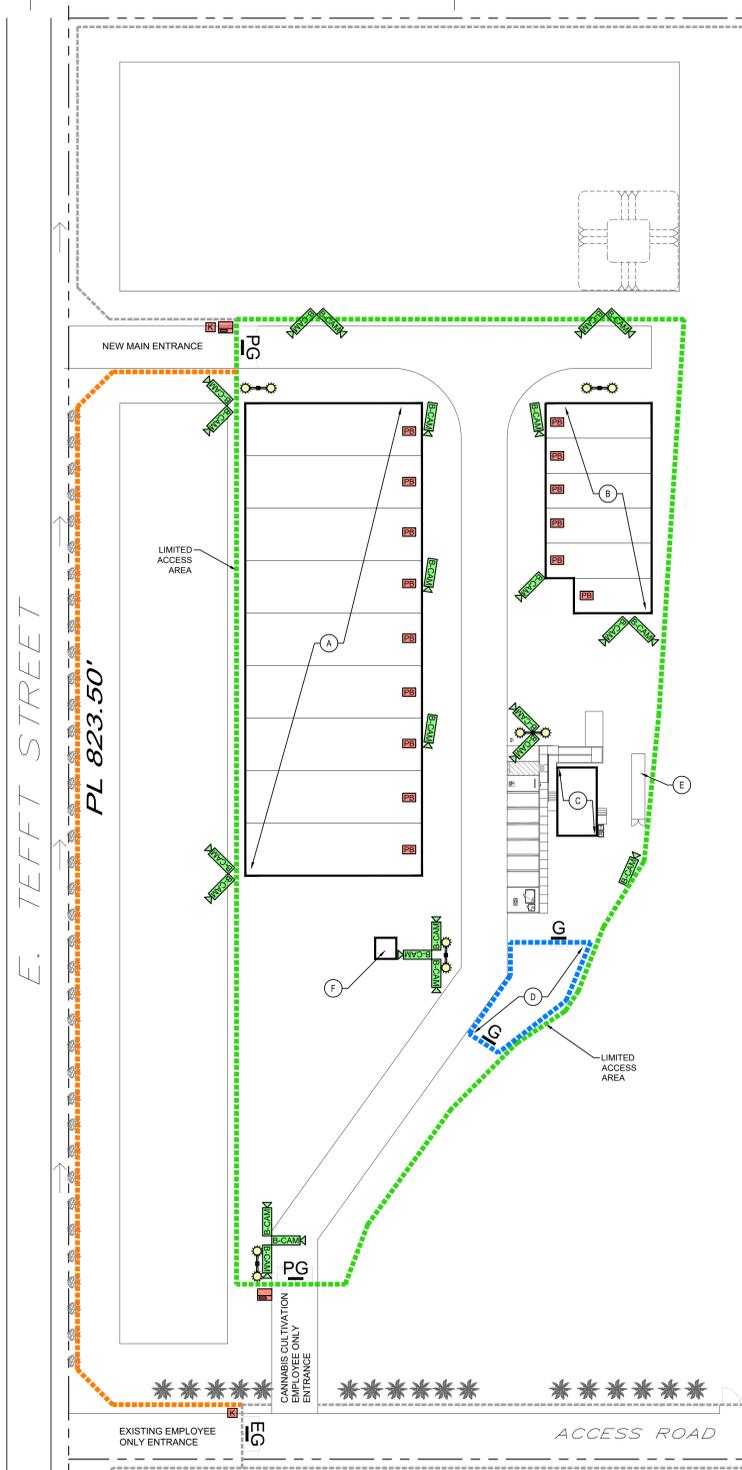


**ARCHITECTS:**  
 MICHAEL C. PEACHEY  
 WAYNE R. STUART  
 330 S. HALCYON ROAD  
 ARROYO GRANDE, CA 93420  
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LAND USE PERMIT FOR:  
**CANNA ORGANIC FARMS**  
 514 E. TEFFT STREET  
 NIPOMO, CALIFORNIA 93444



**PROCESSING AND DISTRIBUTION BLDG SECURITY PLAN**  
 SCALE: 1/4" = 1'-0"



**SECURITY / LIGHTING / FENCING SITE PLAN**  
 SCALE: 1" = 40'

**SECURITY / LIGHTING NOTES**

- GENERAL:**  
 THIS PLAN IS SUBJECT TO REVIEW OF THE SAN LUIS OBISPO COUNTY SHERIFF'S DEPARTMENT AND MAY BE ALTERED OR REVISED UPON REVIEW BY THE SAN LUIS OBISPO COUNTY SHERIFF'S DEPARTMENT.
- LIGHTING:**
- NO PORTION OF THE SITE SHALL BE ILLUMINATED BETWEEN THE HOURS OF 10:00PM AND 8:00AM BY LIGHTING THAT IS VISIBLE FROM THE EXTERIOR OF THE FACILITY, EXCEPT SUCH LIGHTING AS IS REASONABLY UTILIZED FOR THE SECURITY OF THE FACILITY.
  - ALL EXTERIOR LIGHTING SHOULD BE FULLY SHIELDED, DIRECTED DOWNWARD AND HOODED SO AS NOT TO CAST LIGHT OFF THE PROPERTY ONTO NEIGHBORING PROPERTIES OR SKYWARD.
  - LIGHTING NECESSARY FOR SECURITY SHALL CONSIST SOLELY OF MOTION-SENSOR LIGHTS AND AVOID ADVERSE IMPACTS ON PROPERTIES SURROUNDING THE LOT ON WHICH THE CANNABIS ACTIVITY IS LOCATED.
  - ALL EXTERIOR LIGHT SOURCES SHALL COMPLY WITH THE INTERNATIONAL DARK SKY ASSOCIATION STANDARDS FOR LIGHTING ZONES AND BE DESIGNED TO REGULATE LIGHT SPILLAGE ONTO NEIGHBORING PROPERTIES RESULTING FROM BACKLIGHT, UP-LIGHT, OR GLARE.
  - PERIMETER FENCING SHALL BE SURROUNDED WITH LIGHTS CAPABLE OF ILLUMINATING ALL SIDES OF THE FENCE FOR AT LEAST 20 FEET FROM THE FENCE. SUCH LIGHTS MUST BE MOTION SENSING FOR USE DURING RESTRICTED HOURS.
- SECURITY SYSTEM:**
- EACH CAMERA SHALL BE PERMANENTLY MOUNTED AND IN A FIXED LOCATION.
  - MINIMUM CAMERA RESOLUTION TO BE 1280 X 720 PIXELS.
  - CAMERAS SHALL RECORD CONTINUOUSLY 24 HOURS PER DAY AND AT A MINIMUM OF 15 FRAMES PER SECOND (FPS). SURVEILLANCE RECORDINGS SHALL BE KEPT FOR A MINIMUM OF 90 DAYS.
  - THE SAN LUIS OBISPO COUNTY SHERIFF'S OFFICE SHALL HAVE THE ABILITY TO REMOTELY LOGIN INTO THE SURVEILLANCE SYSTEM AT ANY TIME TO VERIFY AND OBSERVE ACTIVITIES (TCP). SURVEILLANCE RECORDINGS ARE SUBJECT TO INSPECTION BY THE SAN LUIS OBISPO COUNTY SHERIFF'S OFFICE AND SHALL BE KEPT IN A MANNER THAT ALLOWS VIEWING AND COPYING OF THE RECORDINGS AT THE LICENSED PREMISES IMMEDIATELY UPON REQUEST. THE LICENSEE SHALL ALSO SEND OR OTHERWISE PROVIDE COPIES OF THE RECORDINGS UPON REQUEST WITHIN THE TIME SPECIFIED BY THE REQUESTOR.
  - RECORDED IMAGES SHALL CLEARLY AND ACCURATELY DISPLAY THE TIME AND DATE. TIME IS TO BE MEASURED IN ACCORDANCE WITH THE UNITED STATES NATIONAL INSTITUTE AND TECHNOLOGY PARAMETERS AND BE IN PACIFIC STANDARD TIME (PST).
  - THE VIDEO SURVEILLANCE SYSTEM SHALL BE EQUIPPED WITH A FAILURE NOTIFICATION SYSTEM THAT PROVIDES NOTIFICATION TO THE LICENSEE OF ANY INTERRUPTION OR FAILURE OF THE VIDEO SURVEILLANCE SYSTEM OR VIDEO SURVEILLANCE SYSTEM STORAGE DEVICE.
  - THE VIDEO SURVEILLANCE SYSTEM SHALL BE ABLE TO RECORD ALL PRE-DETERMINED SURVEILLANCE AREAS IN ANY LIGHTING CONDITIONS.
  - CAMERAS SHOULD FEATURE AUTOMATIC DAY/NIGHT FUNCTIONALITY WITH REMOVABLE IR CUT FILTER THAT SWITCHES TO DAY/NIGHT MODES DEPENDING ON THE LIGHT LEVEL.
  - THE VIDEO COVERAGE SHALL BE AUDITED ON A PERIODIC BASIS TO ENSURE THAT ALL CAMERAS ARE IN GOOD WORKING CONDITION.
- SECURITY FENCING:**
- REQUIRED FENCING SHALL MEASURE AT LEAST SIX FEET FROM THE GROUND TO TOP OF THE FENCING.
  - FENCES SHALL BE MADE OF OBSCURING MATERIAL SUCH THAT BUSINESS OPERATIONS, INCLUDING CULTIVATION, ARE NOT EASILY VIEWED FROM OUTSIDE THE FENCE.
  - ALL SUPPORT POSTS SHALL BE SECURELY ANCHORED.
  - ALL ENTRY GATES SHALL BE POWERED, BY EITHER ELECTRIC OR SOLAR POWER, WITH KEYPAD ENTRY, AND KNOX BOX ACCESS FOR FIRE AND LAW ENFORCEMENT.
  - PERIMETER FENCING SHALL BE SURROUNDED BY CLEARLY MARKED "PRIVATE PROPERTY - NO TRESPASSING" SIGNAGE.

**SECURITY / LIGHTING LEGEND**

- 180 DEGREE VANDAL RESISTANT OUTDOOR CAMERA WITH NIGHT VISION
- 4MP VARIOFACAL 2.8-12mm OUTDOOR BULLET CAMERA
- 4MP INDOOR DOME
- 4MP VANDAL WEATHERPROOF DOME
- 5MP VANDAL FISHEYE 360 DEGREE
- 32 CHANNEL HD NETWORK VIDEO RECORDER WITH 32 TB STORAGE
- LED FLAT SCREEN MONITORS
- ALARM CONTROL PANEL
- ALARM KEYPAD
- ALARM SIREN
- ALARM DOOR SENSOR WITH ACCESS CONTROL
- ACCESS CONTROL KEYPAD. SEE DETAIL 'E'
- ALARM PANIC BUTTON
- POLE MOUNTED LED DOWN LIGHT (MOTION SENSOR). SEE DETAIL 'C'
- KNOX BOX FOR CAL FIRE AND SHERIFF DEPARTMENT

**FENCING LEGEND**

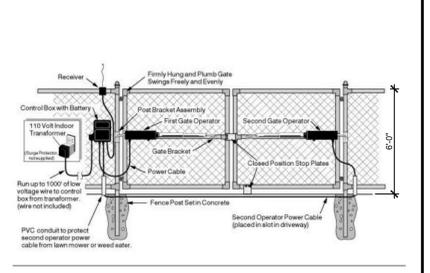
- POWERED SECURITY GATE: 6'-0" TALL X 16'-0" WIDE DOUBLE GATES WITH SECURITY LOCK, SLATTED CHAIN LINK TO MATCH ADJACENT FENCE. LIMITED ACCESS. SEE DETAIL 'D'
- NEW 4'-0" TALL SECURITY GATE
- EXISTING GATE AT PROPERTY ENTRANCE: 9'-0" HT. X 16'-0" WIDE METAL GATE ENTRANCE WITH SECURITY LOCK (FOR NON-CANNABIS AND CANNABIS AG)
- NEW 6'-0" HT CHAINLINK FENCE WITH GREEN SECURITY AND PRIVACY SLATS AND BARBED WIRE SURROUNDING CANNABIS OPERATION AREA. LIMITED ACCESS AREA. SEE DETAIL 'B'.
- NEW 6FT TALL DEER FENCE. SEE DETAIL 'A'
- 4 FT TALL DEER FENCE. SEE DETAIL 'A'
- EXISTING WOOD RAIL PERIMETER FENCE TO REMAIN



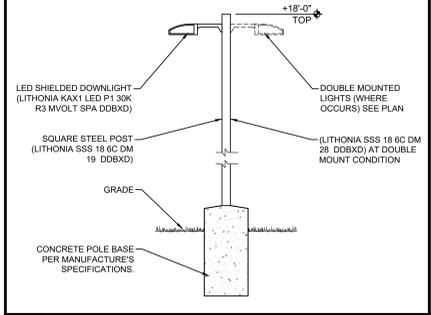
**A DEER FENCE**



**B SLATTED CHAIN LINK FENCE WITH BARBED WIRE**



**D POWERED GATE**



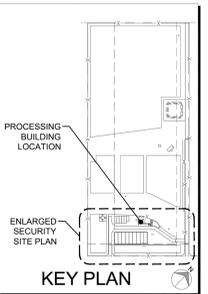
**C POST MOUNTED DOWNLIGHTS**



**E ACCESS KEY PAD ON PEDESTAL**

**CANNABIS ACTIVITY AREAS**

- 27,500 SF (0.63 ACRES) - SECURE GREENHOUSE
- 8,825 SF (0.16 ACRES) - SECURE NURSERY
- 1,000 SF - SECURE PROCESSING BUILDING
- 2,200 SF - SECURE CANNABIS COMPOST AREA
- 320 SF - SECURED PRODUCT STORAGE
- 144 SF - SECURED CHEMICAL STORAGE



JOB NUMBER: 20675  
 SHEET NUMBER: A7  
 DATE: 7.31.2020  
 APPL. NO.: DRC2019-00049

**Quest 70**

High-Efficiency Dehumidifier 1.877.420.1330 www.QuestHydro.com



Unit:	Quest 70
Part Number:	4033750
Blower:	150 CFM @ 0.01" WG
Power:	680 Wats @ 80°F and 60% RH
Supply Voltage:	110-120 VAC, 1 Phase - 60 Hz
Energy Factor:	2.37 L/Watt
Operating Range:	33°F - 107°F
Minimum Performance @ 80°F and 60% RH:	
Water Removal:	70 Pints/Day
Efficiency:	50 Pints/kWh
Air Filter:	MERV-15, 12" x 12" x 1"
Power Cord:	8' - 15 Volt Grounded Plug
Drain Connection:	3/4" Threaded NPT or 5/8" Hose Barb
Warranty:	1 year 100% parts and labor 3 year sealed refrigerant system
Dimensions:	Unit Shipping
Width:	21" 22"
Height:	12" 17"
Depth:	12" 17"
Weight:	55 lbs. 59 lbs.



Specifications subject to change without notice. 12/17



ValuTek™ Horizontal Airflow Fan - 20"

**DIGITAL**  
Quality Customer Service

4' 6" 8" 10" 12" Inch Inline Booster Blower Fan W/ Carbon Scrubber Air Filter

**PRODUCT DETAILS**

Digital Grow filters are 99.5% effective at removing odors, organic compound and airborne particulates. Hydroponic farming filters have a sturdy housing and are made from 100% virgin activated carbon with an estimated lifespan of 18 months.

1. Durable rust resistant housing
2. 99.5% effective rate
3. Horizontal or vertical usage
4. 100% virgin activated carbon
5. Built in flange

**Carbon Filter Spec:**

- 4' x 12" 390 CFM
- 6' x 12" 400 CFM
- 8' x 24" 710 CFM
- 10' x 30" 1100 CFM
- 12' x 40" 1700 CFM

**12" Inline Fan Spec: W/ Variable Speed Control (Variable - Full - Off)**

- 100/Phase 200/0/0/0/0/0
- Power Input: 950W
- Amperage: 1.05A
- RPM: 3000
- CFM: 500
- Noise: 68 db

**8" Inline Fan Spec: W/ Variable Speed Control (Variable - Full - Off)**

- 100/Phase 100/0/0/0/0/0
- Power Input: 200W
- Amperage: 1.05A
- RPM: 3000
- CFM: 150

**agriair 2200 PG Air Purifier with HEPA & IO technology**

**Effective, Safe and Economical Bio-Protection for Cannabis & Indoor Cultivation**  
The Agriair® 2200 PG is used to purify the air in highly sensitive environments at risk of bio-contamination such as cannabis flowering rooms, drying, trimming and packaging areas. It provides HEPA filtration and IO technology to distribute enough oxidizer plasma to maintain a high level of air sanitation and odor control at their source, in 6,000-12,000 cubic feet of space. The oxidizer plasma provides bio-protection 24/7. This robust unit can be used to create positive pressure, it is portable, easy to install and scalable to any size operation.

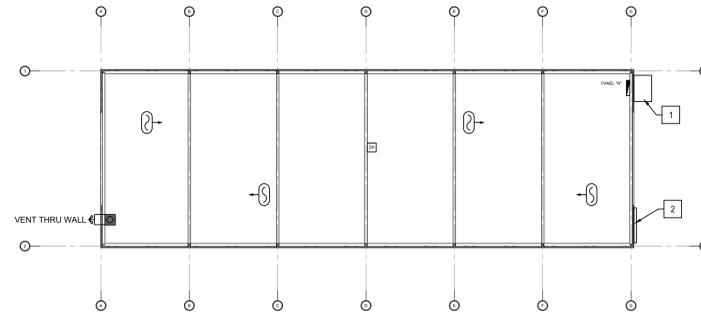
Labs and universities confirm the following results of Ionic Oxidation purifiers

- AGRIAIR® PURIFIERS SEEK & DESTROY**
- surface bacteria, virus, and microbes
  - E-Coli and Salmonella
  - airborne bacteria and mold spores
  - odor and VOC reduction



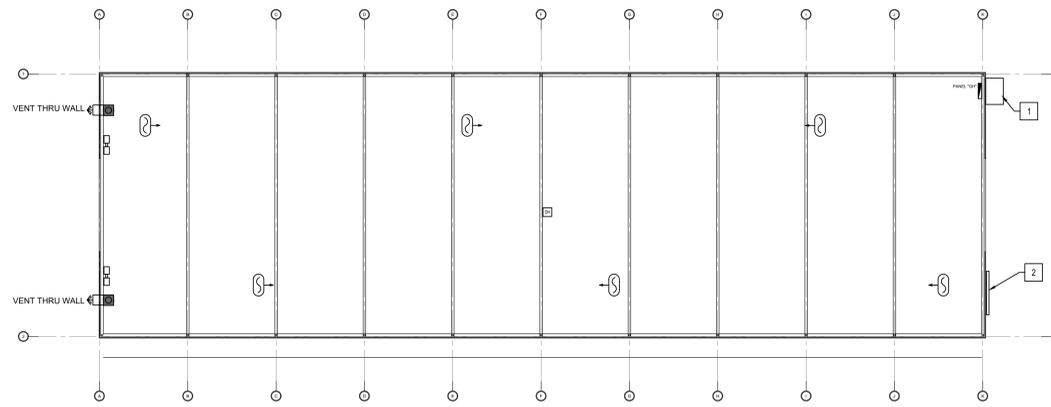
Airflow	AA2200PG 300-1600 CFM, variable speed blower
Power Requirements	115VAC/60Hz/11.6 amps
Recessed Controls	High/OFF/Speed control switch, variable speed controller, change filter light, (2) generator ON/OFF switches, (2) hour meters
Filtration	MERV-9 polypad pre-filter, 24"x24"x11.5" HEPA 99.99% filter
IO Generator Cell	(2) 14" Ionic Oxidation cells
Housing	aluminum & galvanized housing with epoxy paint, (4) rubber handles, (4) 5" casters
Size/Weight	35" L x 26" W x 31" H; 140 lbs.

**ODOR ABATEMENT / MITIGATION EQUIPMENT SPECS**



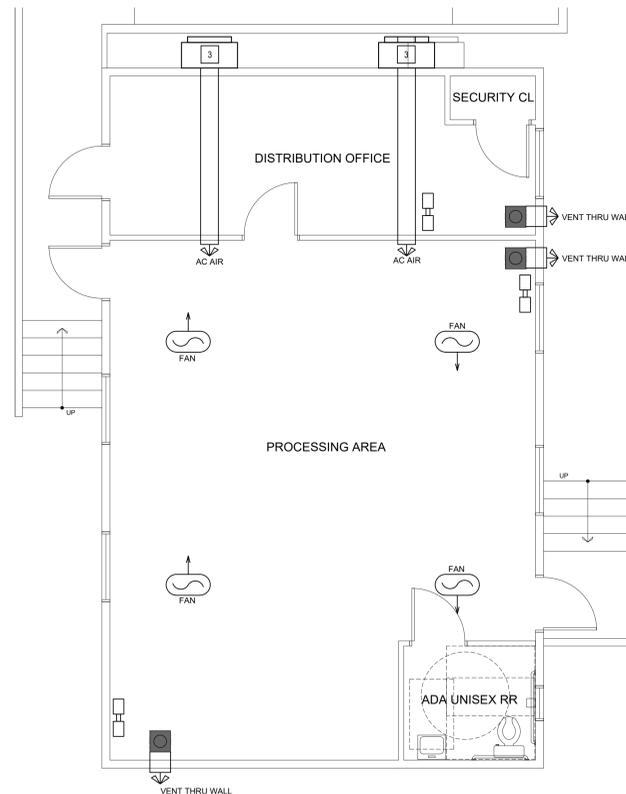
**TYPICAL NURSERY ODOR MITIGATION PLAN**

SCALE: 1/8" = 1'-0"



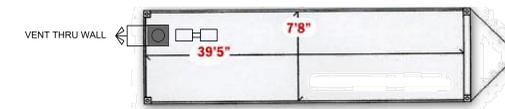
**TYPICAL GREENHOUSE ODOR MITIGATION PLAN**

SCALE: 1/8" = 1'-0"



**PROCESSING AND DISTRIBUTION BUILDING ODOR MITIGATION PLAN**

SCALE: 1/4" = 1'-0"



**STORAGE / DRYING CONTAINER ODOR MITIGATION PLAN**

SCALE: 1/8" = 1'-0"

**ODOR MITIGATION KEYNOTES**

1. 24"x30" PULLBOX W(2) 3" DIA.
2. 5"x5" LOUVERED VENT
3. HVAC UNITS PER MODULAR OFFICE SPECS.

**ODOR ABATEMENT LEGEND**

- ELECTRICAL PANEL 100 A 1 0 M.B. NEMA 3R (SEE PLAN FOR PANEL DESIGNATION)
- VALUTEK 20" HORIZONTAL AIRFLOW FAN (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- DIGITAL GROW BLOWER FAN WITH CARBON SCRUBBER AIR FILTER (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- ◻ AGRI AIR PG AIR PURIFIER WITH HEPA TECHNOLOGY (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)
- ◻ QUEST DEHUMIDIFIER (SEE SHEET A8 FOR EQUIPMENT SPECIFICATIONS)

**AIR / FILTER AREA CALCULATIONS**

- TYPICAL GREENHOUSE:**  
30' WIDE x 100' LONG x 3,000SF x 12'-0" AVERAGE HEIGHT = 36,000 CUBIC FEET / FOR GREENHOUSE.
- (2) AGRI AIR 2200 AIR PURIFIERS SET AT 1,500 SF CFM = 3,000 CFM = 5 AIR CHANGES PER HOUR
  - (2) 12" DIGITAL GROW FAN WITH CARBON SCRUBBER AIR FILTER CFM = 3,000 CFM = 5 AIR CHANGES PER HOUR

- TYPICAL NURSERY:**  
20'-0" WIDE x 60'-0" LONG x 1,200 SF x 12'-0" AVERAGE HEIGHT = 14,400 CUBIC FEET / FOR NURSERY.
- (1) AGRI AIR 2200 AIR PURIFIERS SET AT 1,200 SF CFM = 1,200 = 5 AIR CHANGES PER HOUR

- PROCESSING AND DISTRIBUTION OFFICE:**  
25'-0" WIDE x 40'-0" LENGTH x 8'-0" CEILING HEIGHT = 8,000 CUBIC FEET TOTAL.

- PROCESSING:**  
770 SF x 8'-0" CEILING HEIGHT = 6,160 CF
- (2) AGRI AIR 2200 AIR PURIFIERS SET AT 770 SF CFM = 1540 CFM = 15 AIR CHANGES PER HOUR
  - (2) 8" DIGITAL GROW FAN WITH CARBON SCRUBBER AIR FILTER

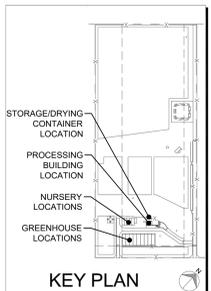
- DISTRIBUTION:**  
230 SF x 8'-0" CEILING HEIGHT = 1,840 CF
- (1) AGRI AIR 2200 AIR PURIFIERS SET AT 230 SF CFM = 460 CFM = 15 AIR CHANGES PER HOUR
  - (2) 8" DIGITAL GROW FAN WITH CARBON SCRUBBER AIR FILTER

- STORAGE / DRYING CONTAINER:**  
150 SF x 7'-6" CEILING HEIGHT = 1,275 CF
- (1) AGRI AIR 2200 AIR PURIFIERS SET AT 150 SF CFM = 318 CFM = 15 AIR CHANGES PER HOUR
  - (1) 8" DIGITAL GROW FAN WITH CARBON SCRUBBER AIR FILTER



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LAND USE PERMIT FOR:  
**CANNA ORGANIC FARMS**  
514 E. TEFFT STREET  
NIPOMO, CALIFORNIA 93444



**KEY PLAN**

JOB NUMBER	20675	SHEET NUMBER	
DATE:	7.31.2020		
APPL. NO.:			<b>A8</b>
DRC2019-00049			