



Department of  
Cannabis Control  
CALIFORNIA

**NOTICE of EXEMPTION from CEQA**  
**CALIFORNIA DEPARTMENT OF CANNABIS CONTROL**

P.O. BOX 419106, RANCHO CORDOVA, CA 95741-9106

PHONE: (844) 612-2322

Email: [LICENSING@CANNABIS@CA.GOV](mailto:LICENSING@CANNABIS@CA.GOV)

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To: Office of Planning and Research  
State Clearinghouse  
P.O. Box 3044  
Sacramento, CA 95812-3044

From: Department of Cannabis Control  
Cultivation Licensing Branch  
P.O. Box 419106  
Rancho Cordova, CA 95741-9106

Project Title: DC Modesto LLC (Project)

Project Location: The Project is located at 121 PHOENIX AVE, MODESTO, CA 95354(-2928), in Stanislaus County.

County: Stanislaus County

Project Description:

The Department of Cannabis Control, pursuant to authority granted under Business and Procession Code Division 10, Chapter 2, Section 26012, approved a Cannabis License submitted on 01/12/2022, by DC Modesto LLC. The DC Modesto LLC applied for a cannabis retail dispensary.

Project Activities:

The proposed project will operate a cannabis retail dispensary out of an existing facility located at 121 PHOENIX AVE, MODESTO, CA 95354(-2928) (APN 116-071-015-000).

The applicant has proposed to use a 3,600 sq.ft. existing building on a 7,500 sq.ft. lot to operate a cannabis retail dispensary.

Exemption Status: (check one)

- Ministerial [PRC, Sec. 21080(b)(1); CCR, Sec. 15268]  
 Declared Emergency [PRC, Sec. 21080(b)(3); CCR, Sec.15269(a)]  
 Emergency Project [PRC, Sec. 21080(b)(4); CCR, Sec.15269(b)(c)]  
 X Categorical Exemption: [Class 1 Categorical Exemption Cal. Code Regs., Title 14, §15301]  
 Statutory Exemptions: [State code section number]  
 General Rule [CCR, Sec. 15061(b)(3)]

Reasons Why Project is Exempt:

The Department of Cannabis Control has determined that the project is a Class 1 Categorical Exemption Project. Class 1 Categorical Exemptions consist of the operation, repair, maintenance, permitting, leasing, licensing, or minor alterations to existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. The Project involves the use of an existing building with no proposal for building expansion. The design, location, size, and operating characteristics of the Project are compatible with the existing and future land uses within the vicinity as it is zoned light industrial zoned. None of the exceptions to the exemption defined in Section 15300.2 apply to the Project.

This is to certify that the final environmental document, comments and responses, and the record of project approval are available to the public at the following location:

Department of Cannabis Control  
Cultivation Licensing Branch  
P.O. Box 419106  
Rancho Cordova, CA 95741-9106

Candice Rose

Contact Name

Environmental Scientist

Contact Title

916-251-4564

Phone #

Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: