



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)

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: Paradigm Farms

Project Location: The Project is located at 4701 24<sup>th</sup> Street, Unit F, Sacramento, CA, 95822 in Sacramento County.

County: Sacramento

Project Description:

The Department of Cannabis Control, pursuant to authority granted under Business and Profession Code Division 10, Chapter 2, Section 26012, approved a Specialty Indoor Cannabis Cultivation License. The project consists of a request to allow marijuana cultivation within and existing 29,200 square foot building on 1.53 acres in the Light Industrial (M-1) Zone. The project requires a Zoning Administrator Condition Use Permit for marijuana cultivation.

Project Activities:

The project site is a ±1.51 acre developed parcel in the Light Industrial (M-1) zone. The parcel contains three structures for a total of ±29,200-square feet of space. The structure proposed for cultivation is an existing ±15,600-square foot warehouse which was constructed in 1988. There are multiple tenanted spaces within the warehouse of which a 4,750 +/- square foot space is requesting a CUP for cultivation. The site is surrounded by warehouse/industrial development to the north and south with parking and drive aisles on the north and west sides of the structure. The site is confined to the west by residential single dwelling units and to the east by railroad tracks and additional residential single dwelling units further to the east.

The applicant proposes to cultivate marijuana on east side of the 15,600-square foot building. It is proposed as one license business with a maximum cultivation area/canopy size no more than 5,000 square feet, which is a Class A license in the ±4,750-square foot existing tenant area. The applicant proposes interior modifications in order to grow the plants and no modifications to the exterior of the building. Cultivation takes place within the building and is not visible from the public right-of-way. The main entrance to the tenant spaces is at the west side with a steel door. The exterior of the building is a concrete tilt-up structure painted grey and has a flat roof. There are two man-doors, two roll-up doors, and one window which will not be modified. A sign has not been proposed. If a sign is proposed in the future, requirements of the Planning and Development Code and Building Code must be followed, and a sign permit obtained from the Building Division.

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)]
- Categorical Exemption: [Class 1 Categorical Exemption Cal. Code Regs., Title 14, §15301]
- Statutory Exemptions: [CCR, Section 15183]
- 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.

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

Peter Buchman

Contact Name

Environmental Scientist

Contact Title

916-282-0388

Phone #

*Peter Buchman*

Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: