



NOTICE OF CATEGORICAL EXEMPTION

Sonoma County Permit and Resource Management Department

2550 Ventura Avenue, Santa Rosa, CA 95403
(707) 565-1900 Fax (707) 565-1103

Sonoma County proposes to carry out the following project. Pursuant to Section 23A of the Sonoma County Code, it has been determined that this project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA):

Project Title: File No. UPC21-0004

Public Agency: Sonoma County

Project Applicant: MRFCO, Inc., Matthew Ferraro

Applicant Address: 5355 Skylane Blvd, Suite A, Santa Rosa, CA 95403

Project Location: 5355 Skylane Blvd, Suite A Santa Rosa, CA 95403

Date of Approval: May 16, 2023

To:

County Clerk- Recorder Office

County of Sonoma

585 Fiscal Drive, Room 103

Santa Rosa, CA 95403

Office of Planning and

Research

P.O. Box 3044, Room 113

Sacramento, CA 95812-3044

DESCRIPTION OF NATURE, PURPOSE AND BENEFICIARIES OF THE PROJECT:

The proposed project is a request for a five-year limited-term Conditional Use Permit for a commercial cannabis operation including up to 4,344 square feet of indoor wholesale cannabis nursery within Suite A (4,980 square foot leased premises) of an existing building on a 1.73 acre parcel zoned MP located at 5355 Skylane Blvd. This operation will include genetic research and development and propagation of wholesale clones and seeds to licensed cultivators. The operation would hire a maximum of 4-employees. The operation does not include self-distribution and will utilize a third-party distributor. Indoor operations may occur 24 hours per day, 7 days a week as needed, deliveries and shipping activities will be limited to 8:00 am and 5:00 pm Monday through Friday year-round.

EXEMPT STATUS:

Categorical Exemption Section 15301(a), Existing Facilities.


REASON WHY THIS PROJECT IS EXEMPT:

The proposed project is categorically exempt from the provisions of the CEQA Guidelines, pursuant to the Provisions of Title 14 of the California Administrative Code, Section 15301(a) as an existing unit in an industrial facility converting from one use, indoor cannabis cultivation and genetic testing, to another, indoor wholesale cannabis nursery and genetic testing, but involving negligible expansion of use and only minor construction, including interior tenant improvements.

No exceptions listed under Section 15300.2 apply. There is no reasonable possibility that the project would have a significant effect on the environment.

This Notice of Exemption is filed pursuant to the provisions of Section 15062 of the State CEQA Guidelines.

Lead Agency Contact Person:



Digitally signed by Haleigh Frye
DN: cn=Haleigh Frye, o=Sonoma
County, email=h.frye@sonomacounty.ca.gov,
c=US

Haleigh Frye, Project Planner
Permit and Resource Management Department
Project Review Division
(707) 565-2477

This notice was posted on 05/16/2023
and will remain posted for a period of thirty days
through 06/16/2023

Doc No.49-05162023-192

Deva Marie Proto, County Clerk

BY: 
Julio Montes Lopez, Deputy Clerk



State of California - Department of Fish and Wildlife
2023 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

| |
|--|
| RECEIPT NUMBER: 49-05162023-192 |
| STATE CLEARINGHOUSE NUMBER (If applicable) |

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

| | | |
|------------------------------|-------------------|--------------------|
| LEAD AGENCY SONOMA COUNTY | LEAD AGENCY EMAIL | DATE 05/16/2023 |
|------------------------------|-------------------|--------------------|

| | |
|---|-------------------------------|
| COUNTY/STATE AGENCY OF FILING SONOMA | DOCUMENT NUMBER 23-0516-02 |
|---|-------------------------------|

PROJECT TITLE
FILE NO. UPC21-004

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|--|-------------------------|--------------------------------|
| PROJECT APPLICANT NAME MRFCO, INC., MATTHEW FERRARO | PROJECT APPLICANT EMAIL | PHONE NUMBER (707) 565-2477 |
|--|-------------------------|--------------------------------|

| | | | |
|---|--------------------|-------------|-------------------|
| PROJECT APPLICANT ADDRESS 5355 SKYLANE BLVD, SUITE A | CITY SANTA ROSA | STATE CA | ZIP CODE 95403 |
|---|--------------------|-------------|-------------------|

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) | \$3,839.25 | \$ _____ |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,764.00 | \$ _____ |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,305.25 | \$ _____ |

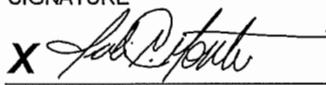
Exempt from fee
 Notice of Exemption (attach)
 CDFW No Effect Determination (attach)
 Fee previously paid (attach previously issued cash receipt copy)

| | | |
|---|----------|------------------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ _____ |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ _____ \$50.00 |
| <input type="checkbox"/> Other | | \$ _____ |

PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ _____ \$50.00

| | |
|---|---|
| SIGNATURE  | AGENCY OF FILING PRINTED NAME AND TITLE Julio Montes Lopez, Deputy County Clerk-Recorder |
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