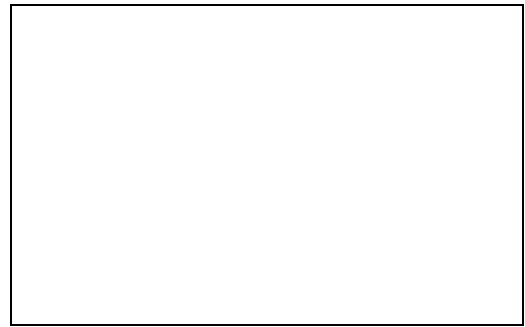


County of Monterey
 State of California
NEGATIVE DECLARATION



Project Title:	VIBE INVESTMENTS LLC
File Number:	PLN200077
Owner:	VIBE INVESTMENTS LLC
Project Location:	22745 Fuji Lane, Salinas
Primary APN:	137-141-012-000
Project Planner:	Kayla Nelson, Associate Planner
Permit Type:	Combined Development Permit
Project Description:	Combined Development Permit to allow an: 1) Administrative Permit for commercial cannabis operation to allow demolition of 232,986 square feet of existing greenhouse structures & the reconstruction of 243,587 square feet of greenhouse structures for cannabis cultivation, nursery, processing, non-volatile manufacturing & distribution; and 2) Use Permit to exceed the maximum allowed building site coverage of 50% to 59.6%. Historical greenhouse structures total 254,000 square feet.

THIS PROPOSED PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT AS IT HAS BEEN FOUND:

- a) That said project will not have the potential to significantly degrade the quality of the environment.
- b) That said project will have no significant impact on long-term environmental goals.
- c) That said project will have no significant cumulative effect upon the environment.
- d) That said project will not cause substantial adverse effects on human beings, either directly or indirectly.

Decision Making Body:	Planning Commission
Responsible Agency:	County of Monterey
Review Period Begins:	June 5, 2023
Review Period Ends:	July 5, 2023

Further information, including a copy of the application and Initial Study are available at the Monterey County Housing & Community Development, 1441 Schilling Place South, 2nd Floor, Salinas, CA 93901/(831) 755-5025