



Department of
Cannabis Control
CALIFORNIA

NOTICE of EXEMPTION from CEQA
CALIFORNIA DEPARTMENT OF CANNABIS CONTROL

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

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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
Environmental Evaluation Office
P.O. Box 419106
Rancho Cordova, CA 95741-9106

Project Title: Shryne Ventrua, LLC (Project)

Project Location: The Project is located at 1860 South Victoria Ave (APN 135-0-061-080), in Ventura County.

County: Ventura

Project Description: The Department of Cannabis Control, pursuant to authority granted under Business and Profession Code, Section 26012, approved a Retail commercial cannabis license submitted on 03/22/2024, by Shryne Ventura, LLC.

Project Activities: The Project will consist of a retail cannabis facility located at 1860 South Victoria Ave (APN 135-0-061-080) occupying an existing 4,278-square foot (SF) building on a 22,215 SF (0.51-acre) parcel within an Urban General (T4)/Commercial Zoning District. The project site was previously operated as a Washington Mutual Bank and has remained vacant since the bank ceased operations in 2007. The project site is serviced by public utilities. No expansion of existing structures is proposed. Minor interior and exterior improvements, such as tenant improvements of the existing floor plan, new exterior paint and signage; will be implemented. Anticipated number of employees is 13 employees with a maximum of 10 employees on-site. Estimated number of daily vehicle trips will be 26-28, with 26 daily trips made by employees and 2 weekly shipments. Proposed hours of operation are 9:00AM to 7:00PM.

Exemption Status: (check one)

- Ministerial [PRC, Sec. 21080(b)(1); Cal. Code Regs., tit. 14 (CCR), § 15268]
- Declared Emergency [PRC, Sec. 21080(b)(3); CCR, §15269(a)]
- Emergency Project [PRC, Sec. 21080(b)(4); CCR, § 15269(b)(c)]
- Categorical Exemption: [Class 1 Categorical Exemption, CCR §15301; Class 32 Categorical Exemption, CCR §15332]
- Statutory Exemptions: [State code section number]
- General Rule [CCR, § 15061(b)(3)]

Reasons Why Project is Exempt:

The Department of Cannabis Control has determined that the project is a Class 1 and Class 32 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. Class 32 Categorical Exemptions apply to projects characterized as in-fill development that are, consistent with the applicable general plan and applicable zoning designations; within city limits on a project site of no more 5 acres surrounded by urban uses; have no value as habitat for endangered, rare, or threatened species; will not result in any significant effects relating to traffic, noise, air quality, or water quality; and can be served by all required utilities and public services. None of the exceptions to this exemption defined in Section 15300.2 apply.

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
Office of Environmental Evaluation
P.O. Box 419106
Rancho Cordova, CA 95741-9106

Bridget Rittmann
Contact Name

Environmental Scientist
Contact Title

916-251-4499
Phone #

Bridget Rittmann
Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: