



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: All Good Properties, Inc. (Project)

Project Location: The Project is located at APN 006-007-230 & 006-007-170, in Lake County.

County: Lake

Project Description: The Department of Cannabis Control, pursuant to authority granted under Business and Profession Code, Section 26012, approved a Nursery commercial cannabis license submitted on 03/18/2025 by All Good Properties, Inc.

Project Activities: The project will consist of a cannabis cultivation operation located at 11230 and 11250 Cerrito Dr, Clearlake Oaks, CA, 94610 (APN: 006-007-230 & 006-007-170). The entire property has been locally approved for up to 22 acres (958,320 sq.ft.) of cultivation area. This Large Outdoor license will occupy 165,219 sq.ft. of cultivation area, which was previously licensed and cultivated under a separate business. All water for the cultivation operation will come from five existing onsite groundwater wells and an existing onsite 20-acre-foot off-stream water storage reservoir. Water is pumped to cultivation areas from the reservoir via 3" Water Supply Lines and 10HP electric pump. Power is provided to the property by PG&E. The premises will contain a temporary harvest storage area, but all harvested plants will be transferred off-site on the day of harvest. Immature plants will be planted and grown within the canopy areas. There are no processing or packaging activities onsite. Due to the project site's zoning designation, density of similar projects in the surrounding area, mitigation measures, and the project's previous and current use, there is no evidence that the project will contribute to a significant cumulative impact or lead to a significant environmental impact due to unusual circumstances.

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]
- 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 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. 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

Michael Keys
Contact Name

Environmental Scientist
Contact Title

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Phone #

Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: