

VICINITY MAP
NOT TO SCALE

DIRECTIONS TO SITE:

- FROM EUREKA, CA**
 -HEAD SOUTH ON US-101 (APPROX. 63 MILES)
 -TAKE EXIT 642 FOR REDWOOD DRIVE
 -CONTINUE ONTO REDWOOD DRIVE (APPROX. 1.8 MILES)
 -TURN RIGHT ONTO BRICELAND THORN RD (APPROX. 10 MILES)
 -CONTINUE STRAIGHT ONTO ETTERSBURG HONEYDEW ROAD (APPROX. 0.7 MILES)
 -TURN LEFT ONTO EUBANKS RD (APPROX. 0.5 MILES)
 -TURN RIGHT (APPROX. 1.4 MILES)

SUNSHINE MEADOWS, LLC

ZONING CLEARANCE CERTIFICATE

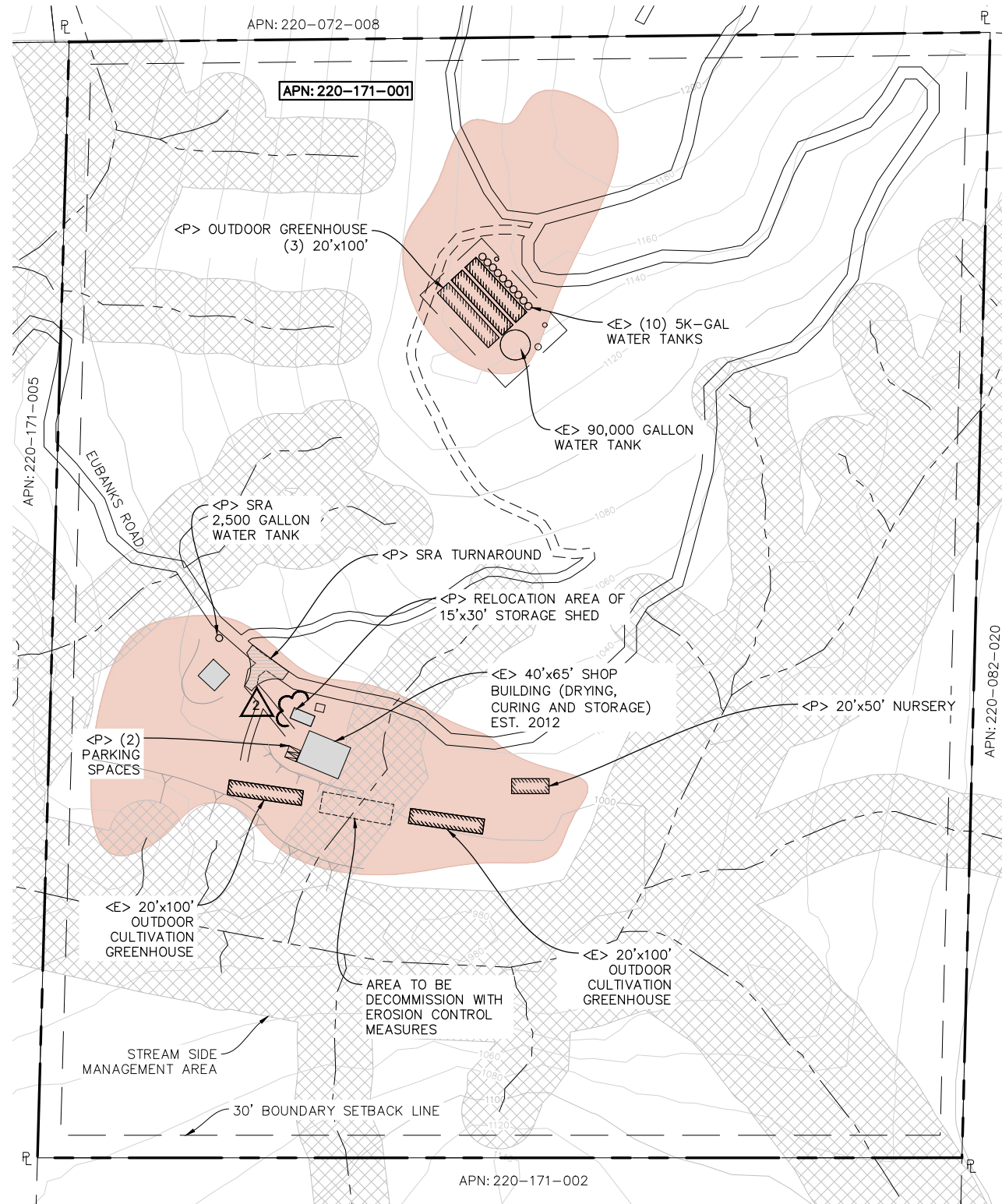
APN: 220-171-001

PROJECT DESCRIPTION:

SUNSHINE MEADOWS, LLC IS PROPOSING TO PERMIT CANNABIS CULTIVATION IN ACCORDANCE WITH THE COUNTY OF HUMBOLDT (COUNTY) COMMERCIAL CANNABIS LAND USE ORDINANCE NO. 2554. THE OPERATION INCLUDES A TOTAL OF 10,000 SQ. FT OF OUTDOOR CANNABIS CULTIVATION AREA. THE PROJECT PROPOSAL INCLUDES A ZONING CLEARANCE CERTIFICATE FOR 4,592 SQ. FT. OF PRE-EXISTING LIGHT DEPRIVATION OUTDOOR CULTIVATION AND A ZONING CLEARANCE CERTIFICATE FOR 5,408 SQ. FT. OF NEW LIGHT DEPRIVATION OUTDOOR CULTIVATION, 1,000 SQ. FT. OF GREENHOUSE FOR ON-SITE NURSERY AND THE DEVELOPMENT OF FACILITIES FOR DRYING AND CURING OF CANNABIS, WATER IRRIGATION SYSTEM AND THE APPROPRIATE WATER STORAGE.

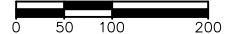
GENERAL NOTES:

1. DRAWING SCALE AS NOTED. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.
2. THIS IS NOT A BOUNDARY SURVEY. BOUNDARY INFORMATION DEPICTED HAS BEEN OBTAINED FROM HUMBOLDT COUNTY 2015 GIS DATA. NORTHPOINT HAS NOT VERIFIED THIS PROPERTY BOUNDARY.
3. THERE ARE NO NEARBY SCHOOLS, SCHOOL BUS STOPS, PLACES OF WORSHIP, PUBLIC PARKS OR TRIBAL RESOURCES WITHIN 600 FEET OF THE CULTIVATION AREA.
4. THERE ARE NO RESIDENCES ON ADJOINING PARCELS WITHIN 300 FEET OF THE PROPOSED CULTIVATION AREAS.
5. ANY EXISTING DEVELOPMENT CONSTRUCTED WITHOUT THE BENEFIT OF COUNTY REVIEW WILL BE SUBJECT TO THE HUMBOLDT COUNTY BUILDING DEPARTMENT UPON APPROVAL OF THE SPECIAL PERMIT.



PLOT PLAN

22x34 SHEET: 1"=100'
 11x17 SHEET: 1"=200'



PROJECT INFORMATION:

APPLICANT:
 SUNSHINE MEADOWS, LLC
 PO BOX 120
 GARBERVILLE, CA 95542

PROPERTY OWNER:
 SUNSHINE RAINBOW, LLC
 PO BOX 120
 GARBERVILLE, CA 95542

OWNERS AGENT:
 NORTHPOINT CONSULTING GROUP, INC
 1117 SAMOA BLVD.
 ARCATA, CA 95521

SITE ADDRESS:
 APN: 220-171-001
 605 EUBANKS ROAD
 WHITETHORN, CA 95589

TREES TO BE REMOVED = NONE

PRIME AGRICULTURAL SOIL AREA = 190,440 SF
 20% OF PRIME AGRICULTURAL SOIL AREA = 38,088 SF

EARTHWORK QUANTITIES = TBD

WATER = PRIVATE
 SEWER = PRIVATE

220-171-001 = ±42.40 ACRES

ZONING: = U (UNCLASSIFIED)
 GENERAL PLAN DESIGNATION = AL40 (FRWK)

BUILDING SETBACKS:

	U	SRA
FRONT	20'	30'
SIDE	5'	30'
REAR	10'	30'

MAX. BLDG. HT. = NONE SPECIFIED

SRA AREA: = YES
 IN COASTAL ZONE: = NO
 IN 100 YR FLOOD ZONE: = NO

LEGEND

- STREAM SIDE MANAGEMENT AREA (HUMBOLDT COUNTY GIS)
- PRIME AGRICULTURAL SOILS (LINDBERG GEOLOGIC SOILS EXPLORATION)

SHEET INDEX:

- C0 - ZONING PLOT PLAN, VICINITY MAP, & PROJECT NOTES
- C1 - EXISTING AND PROPOSED SITE PLAN

DATE	REVISIONS	DESCRIPTION
01/03/19	1	REVISIONS FOR 12/10/18 COUNTY LETTER
10/16/23	2	RELOCATION OF STORAGE SHED

NORTHPOINT CONSULTING GROUP, INC.
 1117 Samoa Blvd., Arcata, CA 95521

SUNSHINE MEADOWS, LLC / APN: 220-171-001
605 EUBANKS ROAD, WHITETHORN, CA 95589
ZONING PLOT PLAN, VICINITY MAP, & PROJECT NOTES

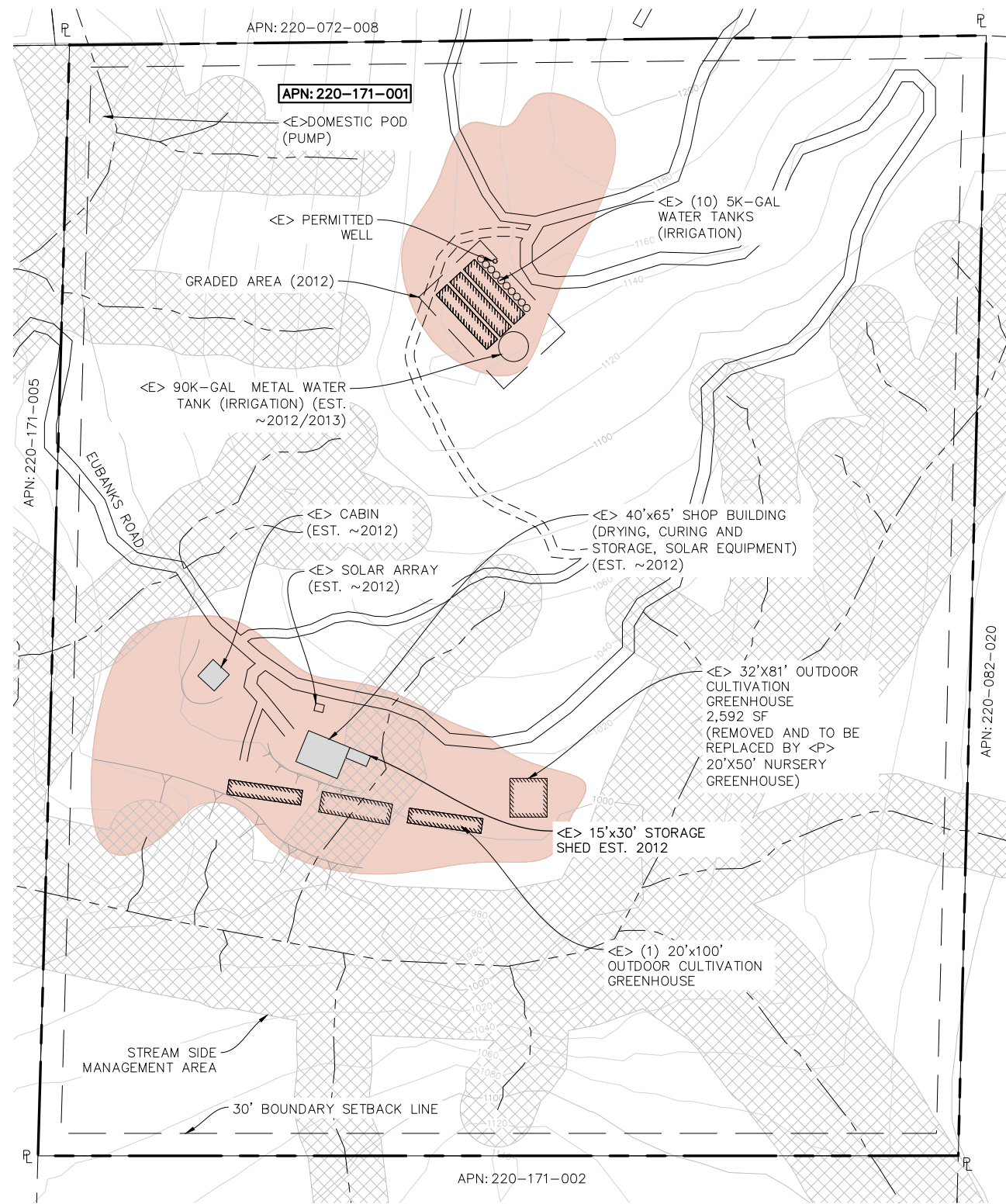
PROJ MGR.: POW
 DRAWN BY: CC
 DATE: 12/28/21
 SCALE: AS SHOWN

SHEET
C0

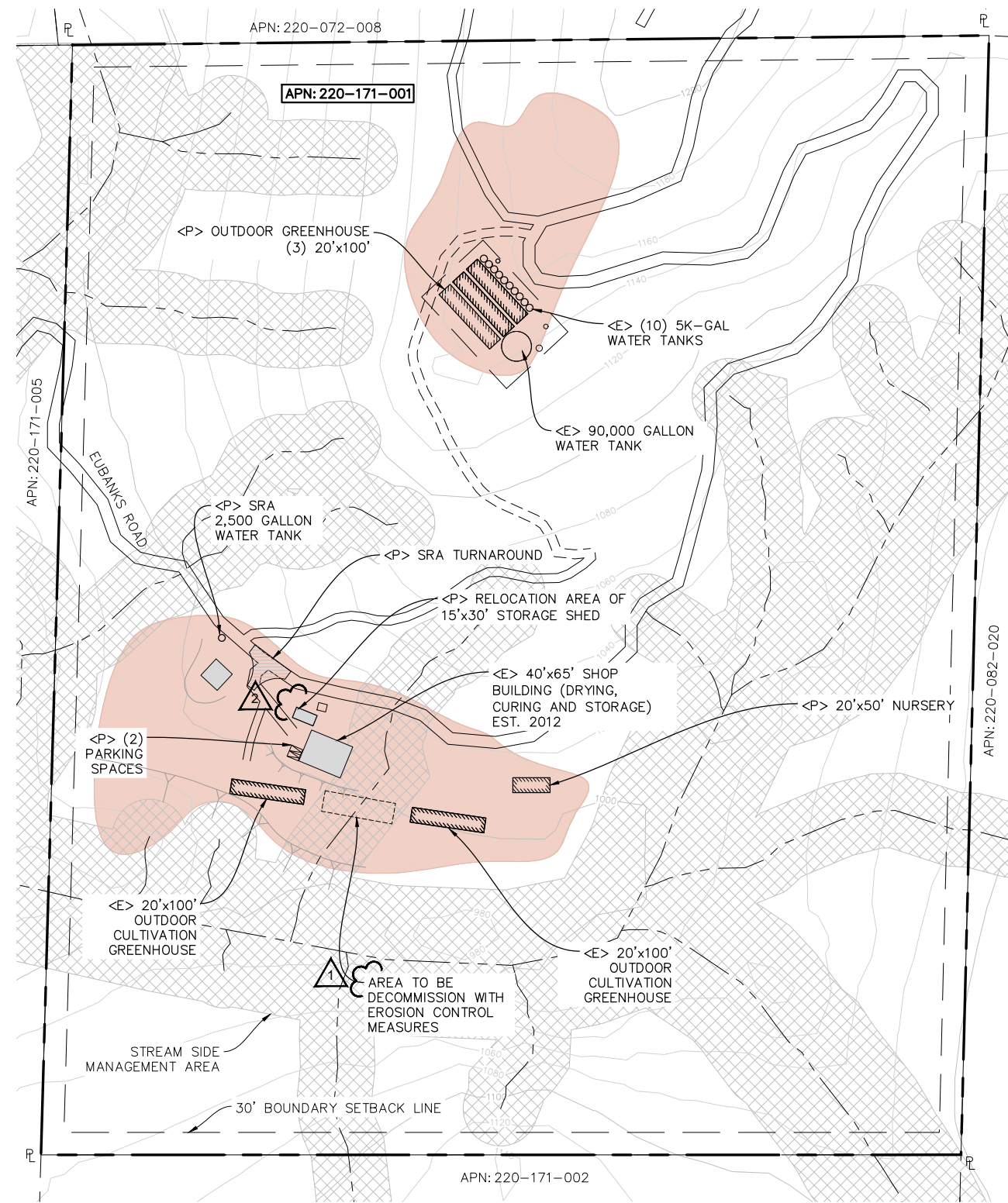
SUNSHINE MEADOWS, LLC

EXISTING AND PROPOSED SITE PLAN

APN: 220-171-001

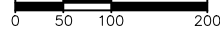


PRE 2016 EXISTING SITE PLAN



PROPOSED SITE PLAN

22x34 SHEET: 1"=100'
11x17 SHEET: 1"=200'



DATE	REVISIONS
01/03/19	REVISIONS FOR 12/10/18 COUNTY LETTER
04/10/19	RELOCATION OF STORAGE SHED

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

SUNSHINE MEADOWS, LLC / APN: 220-171-001
605 EUBANKS ROAD, WHITETHORN, CA 95589
EXISTING AND PROPOSED SITE PLAN

PROJ. MGR.: POW
DRAWN BY: CC
DATE: 12/28/21
SCALE: AS SHOWN

SHEET
C1

January 7, 2022 - 10:52 Draw Name: P:\Wills - Metal Barn - 18-116\CAD\SP Metal Barn-V3.dwg Updated By: Peter Hill