

## REFERRAL AGENCY COMMENTS AND RECOMMENDATIONS

The project was referred to the following referral agencies for review and comment. Those agencies that provided written comments are checked off.

Referral Agency	Response	Recommendation	Location
Ag Commissioner		No Response	
Building Inspection Division	✓	Approved	<b>Attached</b>
County Counsel		No Response	
District Attorney		No Response	
Division Environmental Health	✓	Conditional Approval	<b>Attached</b>
Sheriff	✓	Approved	On File
Public Works, Land Use Division	✓	Approved	<b>Attached</b>
Fire Protection District		No response	
North Coast Unified Air Quality Management District		No Response	
School District		No Response	
CA Division of Water Rights		No Response	
California Department of Fish & Wildlife		No Response	
CalFire	✓	Comment	<b>Attached</b>
North Coast Regional Water Quality Control Board		No Response	
Bear River Band	✓	Conditional Approval	On file and confidential
Intertribal Sinkyone Wilderness Council		No Response	
Northwest Information Center	✓	Further Study	On file and confidential



7/15

**COUNTY OF HUMBOLDT**  
**Planning and Building Department – Current Planning**  
3015 H Street, Eureka, CA 95501 ~ PHONE (707) 445-7541  
**PROJECT TRANSMITTAL**

**APPLICANT** KEY PARCEL 220-091-011-000 Whitethorn **DATE** 7/8/2021 **CONTACT** Steven Santos **APPS#** PLN-2019-16109

**PROJECT INFORMATION**

**SUBJECT** Briceland Farm, LLC - SP for 6,000 sq ft mixed light pre-existing cannabis cultivation

**PROJECT TYPE** Special Permit (CCLUO2)

**PROJECT DESCRIPTION** A Special Permit for 6,000 square feet of existing mixed light cultivation with up to two harvest cycles per year. Irrigation is sourced from an onsite spring and a proposed well. Water storage will occur in six, 5,000-gallon tanks for a total of 30,000 gallons. Annual water usage is estimated at 60,000 gallons per year or 5 gallons per square foot. Drying and curing will occur in a 825-square foot structure and processing including trimming and packaging occurring in a 1,178-square-foot single story structure. Power is provided by solar panels with a 25kW generator utilized for backup. The applicant also proposes reconnection to PGE power. A 600 square foot ancillary nursery is also proposed. A maximum of four employees will be present during peak operations.

**PROJECT LOCATION**

This project is located in Humboldt County, in the Ettersburg area, on the north side of Briceland-Thorne Road, approximately 2,400 feet west from the intersection of Briceland-Thorne Road and Marion Lane, on the property known as 10325 Briceland-Thorne Road.

**PRESENT PLAN DESIGNATIONS** Residential Agriculture: 40 acres (RA40), Density: 40 acres per unit, 2017 General Plan, Slope Stability: Moderate Instability (2).

**PRESENT ZONING**  
Unclassified (U)

**KEY PARCEL NUMBER** 220-091-011-000

**ADDITIONAL PARCEL #S**

**APPLICANT INFORMATION**

**Name** Briceland Farm, LLC  
**Address 1** Klioian Ludmilov Gueorguiev (Ian)  
**Address 2** PO Box 666  
**City** Redway **State** CA **Zip** 95560  
**Phone** **E-Mail** kaceygo92@gmail.com

**OWNER INFORMATION**

**Name** Georgiev Ludmil  
**Address 1**  
**Address 2** Po Box 666  
**City** Redway **State** CA **Zip** 95560  
**Phone** **E-Mail**

**AGENT INFORMATION**

**Name** Leslie Doyle  
**Address 1** 3943 Walnut Dr Suite E  
**Address 2**  
**City** Eureka **State** CA **Zip** 95503  
**Phone** (707)798-6388 **E-Mail** info@elevsolutions.com


**ADDITIONAL PROJECT INFORMATION**

**ADDITIONAL OWNERS**

**DECISION MAKER**  
**ENVIRONMENTAL REVIEW REQUIRED?**  
**MAJOR ISSUES**  
**STATE APPEAL STATUS**  
**PRELIMINARY CEQA FINDINGS**  
**CEQA EXEMPTION SECTION**  
**EXEMPTION DESCRIPTION**

Planning cover sheet not provided  
① site map appears to be accurate  
② Recommendation approval  
Dean Beck  
7/10/21

## May 19, 2021 DEH Referral Response 16109

PLN-2019-16109 

Briceland Farm, LLC...  
A Special Permit for...

STATUS

> Env Review Dete...  
05/10/2023 by S...

LOCATION

> 10325 Briceland...  
Whitethorn, CA ...

CONTACT

> Briceland Farm, ...

WORKFLOW

> 19 total Task  
● 7 completed ...

Summary

Project Description

Workflow

1 Referral Assignments

2 Planning Information

3 GP / Zoning Information

4 CEQA

5 Cannabis

Annual Compliance

Grant Tracking

Project Tracking

6 Referral Task Log (2)



A notice was added to this record on 2019-12-31.  
Condition: Parcel Status : 220-091-011 LP 1:1 Severity: Notice  
Total conditions: 1 (Notice: 1)

[View notice](#)

[Cancel](#)

[Help](#)

Task	Due Date	Assigned Date
Environmental Health	05/29/2021	05/06/2021
Assigned to Department	Assigned to	Status
Environmental Health	Joey Whittlesey	Approved with Conditions
Action by Department	Action By	Status Date
Environmental Health	Joey Whittlesey	05/19/2021
Start Time	End Time	Hours Spent
		0.0
Billable	Overtime	Comments
No	No	A proposed water well is described as the operation's source of water. Applicant shall submit a County certified CEQA Environmental Document resulting from the project's Planning review and must explicitly address the well and all environmental impacts associated with its proposed use prior to DEH approval of water well permit.
		Processing activities must be supported by an approved onsite wastewater treatment system. Seasonal/outdoor cultivation sites may be supported by portable toilets. Applicant must obtain a permit for, and install, an approved onsite wastewater treatment system to support the processing location and either install approved septic systems or provide portable toilets to cultivation areas.



DEPARTMENT OF PUBLIC WORKS  
**C O U N T Y   O F   H U M B O L D T**

MAILING ADDRESS: 1106 SECOND STREET, EUREKA, CA 95501-0579  
AREA CODE 707

ON-LINE  
WEB: CO.HUMBOLDT.CA.US

PUBLIC WORKS BUILDING  
SECOND & L ST., EUREKA  
FAX 445-7409


CLARK COMPLEX  
HARRIS & H ST., EUREKA  
FAX 445-7388

ADMINISTRATION	445-7491	NATURAL RESOURCES	445-7741
BUSINESS	445-7652	NATURAL RESOURCES PLANNING	267-9540
ENGINEERING	445-7377	PARKS	445-7651
FACILITY MANAGEMENT	445-7493	ROADS	445-7421

LAND USE 445-7205

**LAND USE DIVISION INTEROFFICE MEMORANDUM**

TO: Steven Santos, Senior Planner, Planning & Building Department

FROM: Kenneth M. Freed, Assistant Engineer 

DATE: 05/14/2021

RE:	Applicant Name	BRICELAND FARM LLC
	APN	220-091-011
	APPS#	PLN-2019-16109

The Department has reviewed the above project and has the following comments:

- ☒ The Department's recommended conditions of approval are attached as **Exhibit "A"**.
- ☐ Additional information identified on **Exhibit "B"** is required before the Department can review the project. **Please re-refer the project to the Department when all of the requested information has been provided.**
- ☐ Additional review is required by Planning & Building staff for the items on **Exhibit "C"**. **No re-refer is required.**
- ☐ *Road Evaluation Reports(s)* are required; See ~~Exhibit "D"~~

**Note:** Prior to requesting an applicant to submit a road evaluation report, verify if the project is exempt from meeting road system performance standards under CCLUO v2.0 sections 313-55.4.6.5.1 and 314-55.4.6.5.1, even if this box is checked.

**No re-refer is required.**

\*Note: Exhibits are attached as necessary.

Additional comments/notes:

It is unclear if the access from Briceland-Thorn road is a non-county maintained road or if is a single driveway. If the access is from an unnamed road, then a road evaluation report should be provided.

Whether specifically addressed or not within the road evaluation report, per County Code Section 3112-5, "No roadway grade in excess of 16 percent shall be permitted unless it has been demonstrated to be in conformance with the County Roadway Design Manual." Where portions of the road have grades that exceed 16%, those portions must be paved and must have an exception request approved. [reference: County Code sections 3111-9 and 3112-5]

// END //



Public Works Recommended Conditions of Approval

(All checked boxes apply)

APPS # 16109

- ☐ COUNTY ROADS- PROXIMITY OF FARMS:  
Applicant is advised that County maintained roads may generate dust and other impacts to farm(s). Applicant shall locate their farm(s) in areas not subject to these impacts. Applicant shall be responsible for protecting their farm(s) against these impacts. Applicant shall hold the County harmless from these impacts. Applicant is advised that a paved road may not always remain paved and Applicant shall locate their farms appropriately. Applicant is advised that the amount of traffic on a road will vary over time which may increase or decrease the impacts.
- ☐ COUNTY ROADS- FENCES & ENCROACHMENTS:  
All fences and gates shall be relocated out of the County right of way. All gates shall be setback sufficiently from the County road so that vehicles will not block traffic when staging to open/close the gate. In addition, no materials shall be stored or placed in the County right of way.  
  
This condition shall be completed to the satisfaction of the Department of Public Works prior to commencing operations, final sign-off for a building permit, or Public Works approval for a business license.
- ☐ COUNTY ROADS- DRIVEWAY (PART 1):  
The submitted site plan is unclear and/or shows improvements that are inconsistent with County Code and/or Department of Public Works policies. The applicant is advised that these discrepancies will be addressed at the time that the applicant applies to the Department of Public Works for an Encroachment Permit. If the applicant wishes to resolve these issues prior to approval of the Planning & Building permit for this project, the applicant should contact the Department to discuss how to modify the site plan for conformance with County Code and or Department of Public Works policies. Notes:
- ☐ COUNTY ROADS- DRIVEWAY (PART 2):  
Any existing or proposed driveways that will serve as access for the proposed project that connect to a county maintained road shall be improved to current standards for a commercial driveway. An encroachment permit shall be issued by the Department of Public Works prior to commencement of any work in the County maintained right of way. This also includes installing or replacing driveway culverts; minimum size is typically 18 inches.
  - If the County road has a paved surface at the location of the driveway, the driveway apron shall be paved for a minimum width of 18 feet and a length of 50 feet (or to break in slope) where it intersects the County road.
  - If the County road has a gravel surface at the location of the driveway, the driveway apron shall be rocked for a minimum width of 18 feet and a length of 50 feet where it intersects the County road.
  - If the County road is an urban road, frontage improvements (curb, gutter, and sidewalk) shall also be constructed to the satisfaction of the Department. Any existing curb, gutter or sidewalk that is damaged shall be replaced.  
The exact location and quantity of driveways shall be approved by the Department at the time the applicant applies to the Department of Public Works for an Encroachment Permit.  
  
This condition shall be completed to the satisfaction of the Department of Public Works prior to commencing operations, final sign-off for a building permit, or Public Works approval for a business license.
- ☐ COUNTY ROADS- DRIVEWAY (PART 3):  
The existing driveway will require substantial modification in order to comply with County Code. The applicant may wish to consider relocating the driveway apron if a more suitable location is available.
- ☐ COUNTY ROADS-PARKING LOT- STORM WATER RUNOFF:  
Surfaced parking lots shall have an oil-water filtration system prior to discharge into any County maintained facility.  
  
This condition shall be completed to the satisfaction of the Department of Public Works prior to commencing operations, final sign-off for a building permit, or Public Works approval for a business license.
- ☒ COUNTY ROADS- DRIVEWAY & PRIVATE ROAD INTERSECTION VISIBILITY:  
All driveways and private road intersections onto the County Road shall be maintained in accordance with County Code Section 341-1 (Sight Visibility Ordinance).  
  
This condition shall be completed to the satisfaction of the Department of Public Works prior to commencing operations, final sign-off for a building permit, or Public Works approval for a business license.
- ☒ COUNTY ROADS- PRIVATE ROAD INTERSECTION: (AT COUNTY MAINTAINED RD)  
Any existing or proposed non-county maintained access roads that will serve as access for the proposed project that connect to a county maintained road shall be improved to current standards for a commercial driveway. An encroachment permit shall be issued by the Department of Public Works prior to commencement of any work in the County maintained right of way.
  - If the County road has a paved surface at the location of the access road, the access road shall be paved for a minimum width of 20 feet and a length of 50 feet (or break in slope) where it intersects the County road.
  - If the County road has a gravel surface at the location of the access road, the access road shall be rocked for a minimum width of 20 feet and a length of 50 feet where it intersects the County road.  
This condition shall be completed to the satisfaction of the Department of Public Works prior to commencing operations, final sign-off for a building permit, or Public Works approval for a business license.
- ☐ COUNTY ROADS- ROAD EVALUATION REPORT(S):  
All recommendations in the Road Evaluation Report(s) for County maintained road(s) shall be constructed/implemented to the satisfaction of the Public Works Department prior to commencing operations, final sign-off for a building permit, or approval for a business license. An encroachment permit shall be issued by the Department of Public Works prior to commencement of any work in the County maintained right of way.

// END //

Application Number

Key APN

**We have reviewed the above application and recommend the following (please check one):**

The Department has no comment at this time.

Suggested conditions attached.

Applicant needs to submit additional information. List of Items attached.

Recommend denial.

Other comments.

Date:

Name:

**Forester Comments:**

Date:

Name:

**Battalion Chief Comments:**

**Summary:**