

From: Christine Doyka cdoyka47@gmail.com
Subject: Mitigated Negative Declaration
Date: Oct 15, 2024 at 2:35:56 PM
To: Christine Doyka cdoyka47@gmail.com

Re: The Hills, LLC and Shadow Light Ranch, LLC Cannabis Cultivation Project and Water Resources Remediation Project

My name is Christine Doyka and I live at 471 Wallan Road in Garberville. I am writing to you because I am concerned about the traffic that will be using Wallan Road for this project. Not only is this area a residential one - Wallan Road itself is a narrow poorly maintained road. I do not think it is a wise decision to use this route for the traffic involved in this project. I understand there is an alternative route and would like to know more about it.

I'm not against the project itself - just the issue of traffic. If any of you has driven down Wallan Road you would understand. Again - it's narrow and patched and weaves through a peaceful neighborhood.

Thank you for your attention to this issue.

Christine Doyka
471 Wallan Road
Garberville
[707-223-2727](tel:707-223-2727)

Sent from my iPad

October 16, 2024

Cliff Johnson, Planning Manager
Planning and Building Department
October 16, 2024

RE: The Hills, LLC and Shadow Light Ranch, LLC Cannabis Cultivation Project and Water Resources Remediation Project

I am uncomfortable with the idea of expanding the commercial cultivation with which we can already see the negative impacts from. **The creek has been running dry consistently since the start of this farm.** From 2018, and every year since the Bear Creek has been going dry in September like I had never seen before. When I purchased my property in 2010 my daughter and I would enjoy watching it flow through the summer and into the fall, even with what little flow it was. Amazed by how cool the water would feel when we played in it, and so appreciative of it when we would hear of the deadly algae blooms developing in the Eel River.

A main concern is **the effect of the water being taken** from the wells, and spring that is being used to supply the commercial cultivation and the impact it is having on the underground water table. What studies have been done to ensure there are no negative impacts from it? Has there been any monitoring of this? I don't think anyone gave it much too much attention when they bulldozed their ponds at their own desire. What confidence do we have in The Hills LLC, or Shadow Light Ranch to do things accordingly when they already seemed to take it upon themselves to create things to their desire? **Witnessing the impacts that this cannabis cultivation site has already made and the drastic water deduction**, I am not in support of expanding it. Also, has any thought been given for any type of fire protection?

With that thought, **a large concern is the road and the relentless amount of traffic** that it has already brought in. **This road is a single lane road.** The deterioration of it has been significant. I don't think it is intended to be used as a commercial road. At the beginning of the road the school bus makes a stop and drops the kids off from which they walk alone back to their homes. Other farms are required to have an "apron" created, will there be sidewalks made to insure the safety of the kids walking or other pedestrians? Also what type of bridges are being made to prevent damage to the twenty or so creek crossings that have been made on the parcels that hold the farms? The farm is currently in operation so I'm wondering what has been done for its current employees? How many are there, and where does their sewage go?

So there are many concerns. I care about the water and what is being done to insure the flow of Bear Creek. The road and the flow of traffic is at the top of my mind as well. The residents' safety and calmness of our neighborhood is very important. That is why we choose not to live in a business district or in the middle of town. There are empty business and housing locations throughout the local area that could be used. The Evergreen Park could easily hold a manufacturing facility and an employee apartment complex. **The proposed expansion is not necessary for Wallan rd.**

Sincerely,

Concerned Resident of Wallan RD.
Alleuja Rose

Charity Perry Green
424 Wallan Road
Garberville, CA 95542

County of Humboldt Planning and Building Department
3015 H Street
Eureka, CA 95501

October 14, 2024

To Whom It May Concern:

RE: The Hills, LLC and Shadow Light Ranch, LLC Cannabis Cultivation Project
and Water Resources Remediation Project

My name is Charity Green. I live on Wallan Road. I bought this house in 1993.

I very strongly object to resurrecting the above referenced project as it seriously impacts my quality of life. The huge trucks and traffic and pollution associated with this project in the past were overwhelming. I understand that Wallan Road is a County Road and as such is open to the public. However, Wallan Road is also a poorly maintained, heavily trafficked one lane road with many structural issues and no posted speed limits. I don't believe it was designed to accommodate heavy industrial traffic on a regular basis. I understand that there is an alternate access route that does not run through a quiet neighborhood.

Also, this large Cannabis Cultivation Project is being proposed at a time when the cannabis economy in Humboldt County is in a state of serious collapse. I have to wonder what the applicant hopes to accomplish besides the opportunity to declare bankruptcy.

Sincerely,



Charity Green

RECORD Numbers:

PLN-11638-CUP

PLN-11642-ZCC

PLN-11643-CUP

APNS: 223-061-003, 223-061-038, 223-061-039, 223-061-043, 223-061-046,
223-073-004 and 223-073-005

From: [Agnes Patak](#)
To: [Johnson, Cliff](#)
Subject: Comments/The Hills, LLC Shadow Light Ranch
Date: Tuesday, October 08, 2024 4:33:35 PM
Attachments: [DSC 4733.jpeg](#)
[DSC 4734.jpeg](#)
[DSC 4735.jpeg](#)
[DSC 4723.jpeg](#)
[DSC 4792.jpeg](#)
[DSC 4751.jpeg](#)
[DSC 4745.jpeg](#)
[DSC 4778.jpeg](#)
[DSC 4787.jpeg](#)
[DSC 4801.jpeg](#)
[DSC 4785.jpeg](#)
[DSC 4752.jpeg](#)
[DSC 4790.jpeg](#)
[DSC 4784.jpeg](#)
[DSC 4780.jpeg](#)
[DSC 4794.jpeg](#)
[DSC 4781.jpeg](#)
[DSC 4805.jpeg](#)
[DSC 4797.jpeg](#)
[DSC 4755.jpeg](#)
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Agnes and David Patak
200 Clark Rd
Garberville Ca 95542

Humboldt Co Planning and Building Dept.
Cliff Johnson Planning Manager

We are writing concerning the proposed The Hills, LLC and Shadow Light Ranch LLC Cannabis Cultivation Project and Water Resources Remediation Project. We own and live on property (21 acres) adjacent to Shadow Light Ranch.

We are part of the vibrant “Meadows” community above Garberville. This project also borders the Benbow community. A project this big does not belong in our communities. A commercial whole sale nursery is unacceptable besides all the water being used which has already caused a \$750,000.00 fine. But the biggest concern is the use of Wallan Rd as an access. This community has already gone thru this before. And since that time the road has gotten much worse. The top of Wallan Rd is falling down a cliff because it has blue clay deposits

underneath the road bed as seen in the photos. There are places on the road where it's beyond pot holes and no matter how many times you fill them they don't last and just become worse. It is only a one lane road and cannot handle anymore traffic. They propose to build housing which takes big trucks to deliver the supplies. THIS IS NOT A COMMERCIAL ROAD FOR COMMERCIAL USE!!! In order to repair the road all the existing black top must be removed and start with a new road. Does Humboldt County really have the money to do this? The million it would take?

Children, elders, dog walkers all use the road WALKING.....

This project needs to use the Buck Mt access which effects the least amount of residences if this project is approved.

Thank You.

Agnes and David Patak

























































