



Site Plan Overview and Cultivation and Operations Plan

Applicant/Owner

BB Ranch, LLC.

4056 Beebe Ranch Rd.

Willow Creek, CA 95573

Parcel Number: 522-073-002

Agent

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Table of Contents

I.	Site Plan Overview	
	1.0 – Project Information.....	3
	2.0 – Project Location.....	4
	2.1 – Zoning Classification.....	4
	2.2 – Site Topography.....	4
	3.0 – Easements.....	4
	4.0 – Natural Waterways.....	5
	5.0 – Location and Area of Existing Cultivation.....	5
	6.0 – Setbacks of Cultivation Area.....	6
	7.0 – Access Roads.....	7
	8.0 – Graded Flats.....	11
	9.0 – Existing and Proposed Buildings.....	11
	10.0 – Water Storage, Water Source, Irrigation Plan and Projected Water Use.....	11
	10.1 – Water Storage.....	11
	10.2 – Water Source.....	11
	10.3 – Irrigation Plan.....	11
	10.4 – Projected Water Use.....	11
	11.0 – Site Drainage, Irrigation Runoff, Erosion Control Measures and Watershed Protection.....	12
	12.0 Distances from Significant Landmarks.....	13
II.	Cultivation and Operations Plan.....	13
	1.0 – Materials Storage.....	13
	2.0 – Cultivation Activities.....	14
	3.0 – Processing Practices.....	15
	4.0 – Security Measures.....	15

I. Site Plan Overview

1.0 Project Information

BB Ranch LLC. is submitting this application for a Type 3B Permit for 22,000 square feet of mixed light commercial cannabis cultivation and a Type 2 Permit for cultivation of 10,000 square feet of outdoor commercial cannabis cultivation on a 122.63-acre parcel, located in Willow Creek, CA, Assessor's Parcel Number 522-073-002.

The Applicant will be sourcing all water for cultivation from a permitted ground water well located onsite. The Applicant has total water storage capacity of 27,700 gallons. The Applicant anticipates using 195,732-gallons of water annually.

There is a total of nine (9) buildings onsite.

There is one (1) Residence; the Residence was built in 2004 and measures approximately 1,845 square feet it is used for seasonal living, not for cannabis cultivation purposes. There are three (3) Domestic Storage Sheds all are used for general domestic storage. The first measures approximately 15'X9,' the second measures approximately 16'X12,' and the third measures approximately 16'X9' they are all used for domestic storage and not for cannabis cultivation purposes; the dates of construction are unknown. There is one (1) Art Studio onsite, it was built in 2010 and measures approximately 16'X24' it is used for domestic purposes, not for cannabis cultivation activities.

There is one (1) Dry Barn onsite it was built in 2009 it measures approximately 2,590 square feet, it is used for storing nutrients and pesticides, drying and curing the harvested cannabis plants, and the second story is used as a propagation space for immature cannabis plants. There is one (1) Generator Shed that is used to store an 80KW Generator to power the Greenhouses, the Dry Barn, and the Residence.

The Applicant anticipates two (2) harvest from their Mixed Light Cultivation in July and October and one Harvest from their full term Outdoor Cultivation, which will occur in October. Processing will occur outside with machine trimmers, it will be done by family and members of the collective. There will be no employees.

The applicant has one 80KW generator (plans to install a 125KW generator before the end of 2017) with a cover that is used to power the Residence, Dry Barn, and Greenhouse numbers seven and eight. The applicant has a one 35KW generator that is used to power Greenhouses 1-3 and one 25kw generator that is used to power Greenhouses 4-6.

The Applicant has 2,000-gallon diesel tank properly stored within a Fuel Shed.

The Applicant stores waste in the back of trailer with a cover for eventual disposal. There is no compost onsite. Soil is stored in totes in inside the Dry barn where it is taken to Wes Green in Arcata for disposal.

This Application is submitted through their agent, Dante Hamm of Green Road Consulting, Inc., and has been prepared in accordance with Humboldt County's Commercial Medical Marijuana Land Use Ordinance (CMMLUO).

The Type 3B and Type 2 Use Permit would achieve the following results for the Applicant:

- a. Permit 22,000 square feet of mixed light commercial cannabis and 10,000 square feet of outdoor cultivation activities that were in existence prior to January 1, 2016, in compliance with the County CMMLUO.
- b. Comply with applicable standards for water quality maintenance and watershed protection through the Waiver of Waste Discharge requirements of the North Coast Regional Water Quality Control Board ("Water Board") and California Department of Fish and Wildlife ("Fish and Wildlife").

2.0 Project Location

The Applicant's Parcel is located in the inland zone of Humboldt County near Willow Creek, CA. The Parcel is comprised of 122.63-acres and is identified by Assessor's Parcel Number 522-073-002. The street address for this Parcel is 4056 Beebe Rd Willow Creek CA, 95573.

2.1 Zoning Classification

The County's Zoning Classification of the Parcel is TPZ with a Use Code Description of 100% TPZ, Wwd, Improved. The CMMLUO permits existing commercial cannabis cultivation on land zoned as TPZ with cultivation sites up to 10,000 square feet of outdoor cultivation with a Type 2 Permit and 22,000 feet of mixed light cultivation with a Type 3B permit.

2.2 Site Topography

A map of the Parcel's topography is included as Attachment "A."

3.0 Easements

The following information is taken from Exhibit "one" of the recorded Grant Deed, a copy of which is included in the Evidence of Ownership and Authorization section of this Application.

That real property, situate in the County of Humboldt, State of California, described as follows:

Exhibit A

DESCRIPTION

That real property situate in the County of Humboldt, State of California, described as follows:

PARCEL ONE:

The Northeast Quarter of Section 13, Township 7 North, Range 4 East, Humboldt Meridian, as described in the Patent from the United States of America to Per Nilsson, recorded September 20, 1909, in Book 21 of Patents, Page 86, Humboldt County Records.

PARCEL TWO:

A non-exclusive easement for commercial and domestic ingress and egress over and across the existing "Forest Service Road" running in a general Northerly and Northwesterly direction through Lots 3 and 4 and the East Half of the Southwest Quarter of said Section 18, together with the right to maintain said road.

PARCEL THREE:

Easements and rights of way for road purposes as further described in the Deed to Eel River Sawmills, Inc., recorded May 18, 1994, as Instrument No. 1994-14506-13, Humboldt County Official Records.

4.0 Natural Waterways

There are eight (8) Class II streams and one (1) Class II natural spring.

The Applicant has a Water Resource Protection Plan (WRPP) for the Parcel and is enrolled in the Water Board's Waiver of Waste Discharge program as a Tier II discharger.

5.0 Location and Area of Existing Cultivation

The location of the existing mixed light cultivation occurs in three (3) general locations on the parcel. The 2,000 square feet of Propagation Space occurs in one location on the parcel (Dry Barn).

Liliana asked me to include this

Outdoor Cultivation Area

The Existing outdoor cultivation occurs in three (3) areas on the map.

Cultivation Area #1

Cultivation Area #1 consist of approximately 5,000ft² of cultivation area and is in the north-western section of the parcel.

Cultivation Area #2

Cultivation Area #2 consist of approximately 3,000ft² of cultivation area and is located the mid-western section of the parcel.

Cultivation Area #3

Cultivation Area #3 consist of approximately 2,000ft² square feet of cultivation area and is in the south-western section of the parcel.

Mixed light Cultivation

The existing mixed cultivation takes place in three (3) general locations on the map.

Greenhouse #1

Greenhouse #1 measures approximately 3,000ft² and is located in the northwestern section of the parcel.

Greenhouse #2

Greenhouse #2 measures approximately 1125ft² and is located in the north-western section of the parcel adjacent to Greenhouse #1

Greenhouse #3

Greenhouse #3 measures approximately 1,125ft² and is located in the north-western section of the parcel adjacent to Greenhouse #2.

Greenhouse #4

Greenhouse #4 measures approximately 1,600ft² and is located in the mid-western section of the parcel.

Greenhouse #5

Greenhouse #5 measures approximately 2,000ft² and is located in the mid-western section of the parcel adjacent to Greenhouse #4.

Greenhouse #6

Greenhouse #6 measures approximately 3,000ft² and is located in the mid-western section of the parcel adjacent to Greenhouse #5.

Greenhouse #7

Greenhouse #7 measures approximately 3,000ft² and is located in the south-western section of the parcel.

Greenhouse #8

Greenhouse #8 measures approximately 3,000ft² and is located in the south-western section of the parcel.

6.0 Setbacks of Cultivation Area

Outdoor Cultivation

Cultivation Area #1

Cultivation Area #1 is setback approximately 182ft from the western parcel line.

Cultivation Area #2

Cultivation Area #2 is setback approximately 188ft from the western parcel line.

Cultivation Area #3

Cultivation Area #3 is setback from the southern parcel line by approximately 153ft.

Mixed Light Cultivation

Greenhouse #s 1-3

Greenhouses #s 1-3 are set back approximately 182ft from the western parcel line.

Greenhouse #s 4-6

Greenhouse #s 4-6 are set back approximately 188ft from the western parcel line

Greenhouse #'s 7,8

Greenhouses seven and eight are set back approximately 98ft from the southwestern parcel line.

7.0 Access Roads

The following information was taken from the Applicants WRPP. The map points listed can be found on the maps in the Applicants WRPP.

The Parcel is located off of Beebe Ranch Rd.

There is a total of six (6) existing stream crossings on this parcel that are currently permanent culverts (Map Points 1 through 6, listed on the WRPP). There are also two other map points of note on the property. Map Points 7 and 8 are located on a seldom used ATV trail that was once a logging road or a skid trail.

Map Point 1: This is a 24-inch diameter, permanent, plastic culvert crossing of a spring fed Class II watercourse. It appears to have been in place for several years, but the exact year of installation is unknown. The inlet and the outlet were armored at the time it was installed and it is set at the grade of the watercourse. It appeared to be maintained, functioning well, and was free of obstructions on the assessment date, 2/23/16. It has a low diversion potential and was not a source of erosion. Its diameter appears to be adequate for the flows that it receives and there was no sign of it being overtopped during the heavy rainfall of December 2015 and January 2016. It is located on a spring fed Class II watercourse that apparently goes underground downstream of this crossing because it was not evident on the lower road downslope of this crossing. A determination on paper, as to whether this crossing is adequately sized for the possible 100-year peak streamflow was made difficult because the watercourse's drainage area is not easily definable on the USGS Quad. Map. Using a range of different acreages for the drainage area above the crossing, a best estimate for the 100-year peak streamflow is between 10 and 20 cubic feet per second (CFS). A streamflow of 10 CFS requires a 24-inch diameter culvert. A streamflow of 20 CFS requires a 30-inch diameter culvert. This indicates that the existing culvert currently in place may be sized adequately or could be slightly undersized for the peak streamflow at this location. There is no physical evidence of erosion, overtopping, or eminent failure at this crossing site. The crossing should continue to be maintained and monitored in the future. If in the future this culvert appears close to being overtopped or in need of being replaced for any reason such as age, deterioration, holes, etc., it should be upsized to a 30" diameter culvert.

Map Point 2: This is a 24-inch diameter, permanent, plastic culvert crossing of a Class II watercourse. It appears to have been in place for several years, but the exact year of installation is unknown. It appeared to be maintained, functioning well, and was free of obstructions on the assessment date, 2/23/16. Its diameter appears to be adequate for the flows that it receives and there was no sign of it being overtopped during the heavy rainfall of December 2015 and January 2016. Its source is approximately 200 feet above the crossing. A determination on paper, as to whether this crossing is adequately sized for the possible 100-year peak streamflow

was made difficult because the watercourse's drainage area is not easily definable on the 80-foot contour interval, USGS Quad. Map. Its mapped location is not within a swale, but rather on a minor ridge feature. Using a range of different acreages for the drainage area above the crossing, a best estimate for the 100-year peak streamflow is between 13 and 14 cubic feet per second (CFS). Streamflow of these magnitudes require a culvert diameter of slightly larger than the 24-inch diameter culvert that is currently in place. This indicates that the existing culvert currently in place may be sized adequately or could be slightly undersized for the 100-year peak streamflow at this location. There is no physical evidence of erosion, overtopping, or eminent failure at this crossing site. There is a moderate diversion potential at this site due to the road configuration at the crossing site and the lack of a critical dip. The crossing should continue to be maintained and monitored in the future, and a critical dip should be installed across the road surface below the crossing site. If in the future this culvert appears close to being overtopped or in need of being replaced for any reason such as age, deterioration, holes, etc., it should be upsized to a 30" diameter culvert.

Map Point 3: This is a 24-inch diameter, permanent, metal culvert crossing of a Class II watercourse. The exact year of installation is unknown, but it appears to have been in place longer than the plastic culverts at Map Points 1 and 2. It appeared to be maintained, functioning well, and was free of obstructions on the assessment date, 2/23/16. Its diameter appears to be adequate for the flows that it receives and there was no sign of it being overtopped during the heavy rainfall of December 2015 and January 2016. A shallow basin of approximately 10 feet wide is located at the inlet. It is located in a low spot in the road and its diversion potential is low. It is not set at the natural grade of the watercourse at the outlet. There is a 6 to 10-foot-long downspout attached to the outlet to compensate. The metal culvert walls and the metal downspout are solid and free of excessive rust deterioration. It is located approximately 100 feet downstream from the crossing at Map Point 2. Because it is on the same watercourse as Map Point 2 and only 100 feet below, a determination on paper, as to whether this crossing is adequately sized for the possible 100-year peak streamflow was met with the same difficulties as Map Point 2 above. A best estimate for the 100-year peak streamflow is between 13 and 14.5 cubic feet per second (CFS). Streamflow of these magnitudes require a culvert diameter of slightly larger than the 24-inch diameter culvert that is currently in place. This indicates that the existing culvert currently in place may be sized adequately or could be slightly undersized for the 100-year peak streamflow at this location. There is no physical evidence of erosion, overtopping, or eminent failure at this crossing site. The rust scour line is only in the very bottom of the culvert floor. This crossing should continue to be maintained and monitored in the future. If in the future this culvert appears close to being overtopped or in need of being replaced for any reason such as age, rust, holes, etc., it should be upsized to a 30" diameter culvert.

Map Point 4: This is a 24-inch diameter, permanent, metal culvert crossing of a Class II watercourse. The exact year of installation is unknown, but it appears to have been in place for several years and is likely the same age as the metal culvert crossing at Map Point 3. It appeared to be maintained, functioning well, and was free of obstructions on the assessment date, 2/23/16. Its diameter appears to be adequate for the flows that it receives and there was no sign of it being overtopped during the heavy rainfall of December 2015 and January 2016. Its

inlet is set to grade but the outlet is slightly above the grade of the watercourse. The outlet is elongated, slightly "shotgunned", and drains onto large rocks and wood in the channel. The culvert is not currently causing erosion. It is located less than 100 feet southeast of another crossing shown as Map Point 5. These separate watercourses come together approximately 50 feet below the road. Moderate diversion potential exists for both Map Points 4 and 5. A critical dip should be placed across the road surface southeast of Map Point 4. This will reduce the risk of diversion of the watercourse at Map Point 4 and Map Point 5 as well.

Its mapped location is not a swale, but rather on the same minor ridge feature as the watercourse associated with Map Points 2 and 3. Its source is believed to be spring fed, and similar in elevation to the previously mentioned watercourse. Lacking a defined drainage area on the 80-foot contour interval, USGS Quad. Map, made calculating the 100-year peak streamflow difficult. A best estimate for the 100-year peak streamflow for this crossing is approximately 5 to 10 CFS. Streamflow of these magnitudes require a culvert diameter of between 18 and 24 inches. This indicates that the existing culvert currently in place may be sized adequately. There is no physical evidence of erosion, overtopping, or eminent failure at this crossing site. The rust scour line is only in the very bottom of the culvert floor. This crossing should continue to be maintained and monitored in the future. Also, a critical dip should be placed across the road surface southeast of Map Point 4 to reduce the risk of diversion of this watercourse or the nearby watercourse at Map Point 5 should they become obstructed.

Map Point 5: This is a 24-inch diameter, permanent, metal culvert crossing of a Class II watercourse. The exact year of installation is unknown, but it appears to have been in place for several years and is likely the same age as the metal culvert crossing at Map Point 4. It appeared to be maintained, functioning, and was free of obstructions on the assessment date, 2/23/16. Its diameter appears to be adequate for the flows that it receives and there was no sign of it being overtopped during the heavy rainfall of December 2015 and January 2016. Its inlet is set to grade and is slightly dented. The outlet is slightly above the grade of the watercourse but not eroding. It is located less than 100 feet northwest of the crossing shown at Map Point 4. These separate watercourses come together approximately 50 feet below the road. Moderate diversion potential exists at this crossing and Map Point 4 as well. A critical dip should be placed across the road surface southeast of Map Point 4. This will serve to reduce the risk of diversion potential at both crossings, Map Point 5 and Map Point 4, as well.

This crossing has a characteristic that separates it from the crossings described previously. The channel above the inlet is flanked by 15 feet tall vertical, unvegetated banks. The height of these banks reduces upstream from the crossing. Approximately 100 feet upstream, the height of these banks is greatly reduced. The watercourse for 50 feet above the inlet braids within a 5-foot-wide, rocky bottom substrate in between the tall, unvegetated banks. An old skid trail parallels the north side of the watercourse up on top of the high bank. It is vegetated, has small trees growing on it, and does not appear to have contributed to this condition. The cause of this condition above the inlet is unknown. Investigation a short distance upstream did not reveal any obvious causes. A search of historic aerial photography shows that the area was heavily logged in the early to mid-1980's. No unstable areas could be identified at this location or upstream through aerial photography review. The stability of these tall banks is unclear, but they appeared stable on the date of the assessment, 2/23/16. The landowner stated that they have

remained unchanged during his time on the property, but that only includes three winter seasons. Although sediment deliveries may have occurred in the past at this site, it did not appear to be a controllable sediment site currently. On the date the site was observed, high flows were not occurring but had occurred recently. This site should be monitored by the landowner at the required intervals stated in the Monitoring Plan Section of the Water Resource Protection Plan. In the future, if the banks adjacent to the stream channel appear unstable, this area should be inspected by a certified geologist. Any mitigation work at this site to improve slope stability or to reduce the threat of sediment input from the watercourse banks, should only be conducted following a recommendation by a certified geologist.

The lower half of this watercourse is located within a mapped swale. Upon mapping this watercourse upstream from the crossing location, its track was mapped crossing definable drainage basins on the 80-foot contour interval, USGS Quad. This made the acreage of the drainage basin, as well as the 100-year peak streamflow, difficult to determine. A best estimate for the 100-year peak streamflow for this crossing is approximately 63 CFS. Streamflow of this magnitude requires a culvert diameter of 42 to 48 inches in diameter. This indicates that the existing culvert currently in place is likely undersized. There is no physical evidence of erosion, overtopping, or eminent failure at this crossing due to being undersized. The rust scour line is only in the very bottom of the culvert. This crossing should continue to be maintained and monitored in the future. If in the future this culvert appears close to being overtopped or in need of being replaced for any reason such as age, rust, holes, etc., it should be upsized to a 48" diameter culvert. Also, a critical dip should be placed across the road surface southeast of Map Point 4 to reduce the risk of diversion of this watercourse or the nearby watercourse at Map Point 5 should they become obstructed.

Map Point 6: This is a 24-inch diameter, permanent, plastic culvert crossing of a Class II watercourse. The exact year of installation is unknown, but it appears to have been in place for several years. It appeared to be maintained, functioning, and was free of obstructions on the assessment date, 2/23/16. Its diameter appears to be adequate for the flows that it receives and there was no sign of it being overtopped during the heavy rainfall of December 2015 and January 2016. Its inlet and outlet are set to the natural grade of the watercourse, and it is located in a natural dip so its diversion potential is low. It is located on the same watercourse as the watercourse crossing at Map Point 5. Because it is on the same watercourse as Map Point 5, a determination on paper, as to whether this crossing is adequately sized for the possible 100-year peak streamflow was met with the same difficulties as Map Point 5 above. A best estimate for the 100-year peak streamflow for this crossing is approximately 36 CFS. Streamflow of this magnitude requires a culvert diameter of 36 to 42 inches in diameter. This indicates that the existing culvert currently in place may be undersized. There is no physical evidence of erosion, overtopping, or eminent failure at this crossing due to being undersized. This crossing should continue to be maintained and monitored in the future. If in the future this culvert appears close to being overtopped or in need of being replaced for any reason such as age, holes, etc., it should be upsized to a 36" diameter culvert.

Map Point 7: This is not a watercourse crossing. It is a point where the road crosses a swale. There is no watercourse present. It is shown as point of reference only.

Map Point 8: This is a watercourse crossing on a road that the landowner does not use. The crossing structure was pulled several years ago and the site is not eroding. The site does not require mitigation, maintenance, or monitoring.

These Map points are all highlighted on the map provided in the WRPP.

8.0 Graded Flats

There are two graded flats on the parcel that may require permitting by Humboldt County Department of Planning and Building.

9.0 Existing Buildings

There is a total of nine (9) existing buildings onsite.

Domestic Buildings

Residence

The Residence measures approximately 1845 square feet, it was built in 2004 it is used for seasonal living and not for cannabis cultivation purposes.

Domestic Storage Shed #1

Domestic Storage Shed #1 measures approximately 15'X9' and is used for general domestic storage; it is not used for cannabis cultivation purposes. The date of construction is unknown.

Domestic Storage Shed #2

Domestic Storage Shed #2 measure approximately 16'X12' and is used for general domestic storage; it is not used for cannabis cultivation purposes. The date of construction is unknown.

Domestic Storage Shed #3

Domestic Storage Shed #3 measures approximately 16'X9' and is used for general domestic storage; it is not used for cannabis cultivation purposes. The date of construction is unknown.

Art Studio

The Art Studio was built in 2010 it measures approximately 16'X24' square feet and is used to create quality works of art; it is not used for cannabis cultivation purposes.

Hydro Battery Shed

The Hydro Electric Shed measures approximately 120 square feet. It is used to store a hydroelectric battery which is used for domestic purposes.

Cultivation Buildings

Dry Barn

The Dry Barn was built in 2009 it measures approximately it measures approximately 2,590 square feet. It is used for drying and curing harvested cannabis, nutrient storage, in addition one story of the building (approximately 2,000 square feet) is used for propagation.

Generator Shed

The Generator Shed measures approximately 200 square feet, it is used to store an 125KW generator to power the Residence, Dry Barn, and Greenhouses 7 and 8.

Fuel Storage Shed

The Fuel Storage Shed measures approximately 168 square feet, it is used to store a 2,000-gallon diesel tank.

10.0 Water Storage, Water Source, Irrigation Plan, and Projected Water Use

10.1 Water Storage

There are seven (7) hard water storage tanks with a total capacity of 27,700 gallons located near the well site. There are five (5) 5,000-gallon hard water storage tanks and two (2) 1,350-gallon hard water storage tanks.

10.2 Water Source

All water used for cannabis cultivation will be sourced from the permitted groundwater well located on the western section of the parcel.

10.3 Irrigation Plan

The Applicant has a drip system in place with additional hand watering.

10.4 Projected Water Use

The amount of water used for the cultivation of cannabis will vary throughout the year, with peak periods of water use occurring during the summer months. The Applicant's cultivation and water use is outlined in the Cultivation and Water Usage Chart, attached as Attachment "B."

The applicant anticipates using 195,732-gallons of water annually.

11.0 Site Drainage, Irrigation Runoff, Erosion Control Measures and Watershed Protection

Site Drainage

In compliance at this time. Rolling dip outlets and ditch relief drains along access roads appeared well maintained on the assessment date of 2/23/16, and were not delivering sediment to receiving waters.

Irrigation Runoff

The landowner irrigates at an agronomic rate with a drip irrigation system that does not produce runoff. Cultivation was not actively occurring on the assessment date of 2/23/16, so irrigation was not observed. The landowner's two greenhouse cultivation areas are located at least 250 feet upslope from the nearest watercourse. These contain three greenhouses at each site. One totals approximately 6,000 square feet and the other totals approximately 5,700 square feet. There are four small outdoor cultivation areas located in the southeastern developed area. These total approximately 4,700 square feet of cultivation area.

Erosion Control

The road surfaces on the property, on the assessment date of 2/23/16, contained adequate surfaces and drainage features. Roads on the property were in good shape and not rutting, gullyng, or eroding resulting in delivery to surface waters.

Road assessments conducted on 2/23/16 did not reveal any roads or foot trails eroding due to inadequate ditch relief drains or rolling dips.

Physical reconnaissance of the property revealed one unstable area on the property. It is not located near the developed areas, cultivation areas, or roads. Runoff from roads and developed areas on the property are not being directed towards this unstable area, or earthen fills. This small unstable area is approximately one-half acre in size and is shown on the WRPP Map. Slopes in the vicinity of developed areas and cultivation areas are located on gentle slopes. Steeper slopes on the property are undeveloped and mostly timbered and heavily vegetated.

No roads, clearings, fill prisms, or terraced areas with the potential for sediment erosion and transport were identified as being hydrologically connected to surface waters. If such a condition is discovered in the future through monitoring, installation of water bars and/or rolling dips will take place to properly disperse concentrated runoff from the road.

Watershed Protection

The current cultivation areas are in compliance with the Order at this time. The greenhouse cultivation areas are located up on a major ridgetop far from watercourses. The nearest watercourse is at least 250 feet away from these greenhouses. The small outdoor cultivation areas located in the southeast portion of the property are approximately 180 feet from the nearest Class II watercourse, and at least 50 feet from the top of a small Class III watercourse. Buffers are heavily vegetated with trees and brush and are sufficiently wide enough to filter any discharges from production lands. Riparian buffers will continue to be maintained and excluded from operations.

A small, plastic lined rain catchment pond is located within the southeastern developed area. It is also used as a catchment for clean runoff water from the hydro-electric shed when it is in use. A small, manmade pond overflow channel is located between two of the outdoor cultivation areas. When pond overflows are slight, it seeps into the ground and does not flow off of the property. When pond overflows are heavy, it appears that it flows off of the property where it joins with the top of a small, natural, Class III watercourse approximately 100 feet above a confluence with a Class II watercourse. This pond does not contain any chemicals and is relatively free of sediment. On the assessment date, 2/23/16, the pond level was significantly lower than the overflow level, thus pond overflow was not occurring and could not be observed. The overflow channel is shallow

and not deeply incised which is an indication that overflows are not occurring at high velocities and are not transporting sediment. It does not appear that pond overflows reaching the Class III watercourse would represent a significant erosion threat, but it is unknown. During periods of pond overflows, monitoring should take place at this site to determine whether or not there is sediment transport occurring and to determine an effective mitigation measure if necessary.

12.0 Distances from Significant Landmarks

There are no schools, school bus stops, places of worship or Tribal Cultural Resources within 600 feet of the cultivation site.

II. Cultivation and Operations Plan

1.0 Materials Storage

Pesticides/Herbicides

Currently, the Applicant is using Gradevo, Green Cleaner, Regalia, all of which are pesticides. These items are accepted under Legal Pest Management Practices for Marijuana Growers in California. All Chemical products are located in the Dry Barn on the Parcel.

Fertilizers and Amendments

Currently, the Applicant is using strictly organic fertilizers and amendments. The Applicant will be monitoring their future use of all chemical products used for cultivation. Fertilizers and amendments are placed on the shelves and floor where any spill will be contained.

Petroleum Products

The Applicant has a 2,000-gallon diesel tank on site. It is located due west of the Dry Barn in a storage shed, said diesel tank is properly covered and has the required secondary containments. The applicant will continue to adhere to the regulations set forth by the Humboldt County Department of Environmental Health.

Generators

At this time, the applicant has three diesel generators on the parcel. Each are properly stored and located on site. The first generator is 80KW and is properly stored in a shed by the Dry Barn it is used to power the artificial lights in Greenhouses 7 and 8, the Dry Barn, and the Residence. The second generator is an 25KW it is properly stored in a location adjacent to Greenhouses 4-6, it is used to power the artificial lights in said Greenhouses. The third generator is 35KW, it is properly stored located adjacent to Greenhouses 1-3 and is used to power the artificial lights in said Greenhouses. The applicant may purchase larger generators in the future if they deem it necessary.

Refuse and Human Waste

Waste is stored in the back of the trailer and is periodically (bi-weekly) taken to the nearest waste management facility. In order to remain in compliance with Standard Conditions, all cultivation

related waste in the form of empty bags, containers, pots and, dead or harvested plant waste and spent growth medium shall be stored where they will not enter or be blown into surface waters, or removed from the site and disposed of properly. Cultivation-related wastes that contain residues or pollutants shall be stored in a manner that ensures that those materials do not leach into surface water or groundwaters.

2.0 Cultivation Activities

Cultivation activities may change due to the climate, strain, and the Applicants personal schedule.

The Applicant anticipates two (2) harvest per year. The Applicant will be vegging the cannabis plants in the Dry Barn; from the beginning of March to the beginning of May. The applicant will then plant the matured cannabis plants in the green houses where they will flower from the beginning of May until the beginning of July when the mixed light harvest will occur. The Applicant will be repeating this process when clones are again planted in the Greenhouses in July and harvested in late September/early October. The Applicant will begin the outdoor grow cycle in July when clones are planted in the outdoor cultivation areas. The plants will veg for the month of July and flower from the beginning of August until the beginning of October when they will be harvested by family and members of the collective. The Applicant will be applying nutrients and fertilizers to the plants and soil throughout the grow season.

3.0 Processing Practices

Once plants are harvested they will be taken to the Dry Barn onsite for drying. The applicant will process the plants outside using machine trimmers. All processing will be performed by the Applicant, members of the collective and their family, no employee's will be used for any part of the cultivation or harvest process.

All work surfaces and equipment are maintained in a clean, sanitary condition. Protocols to prevent the spread of mold are strictly followed. The final cannabis product is stored in a secure location.

The Applicant will be utilizing any Track and Trace program the County seeks to implement, abiding by all appropriate record keeping practices.

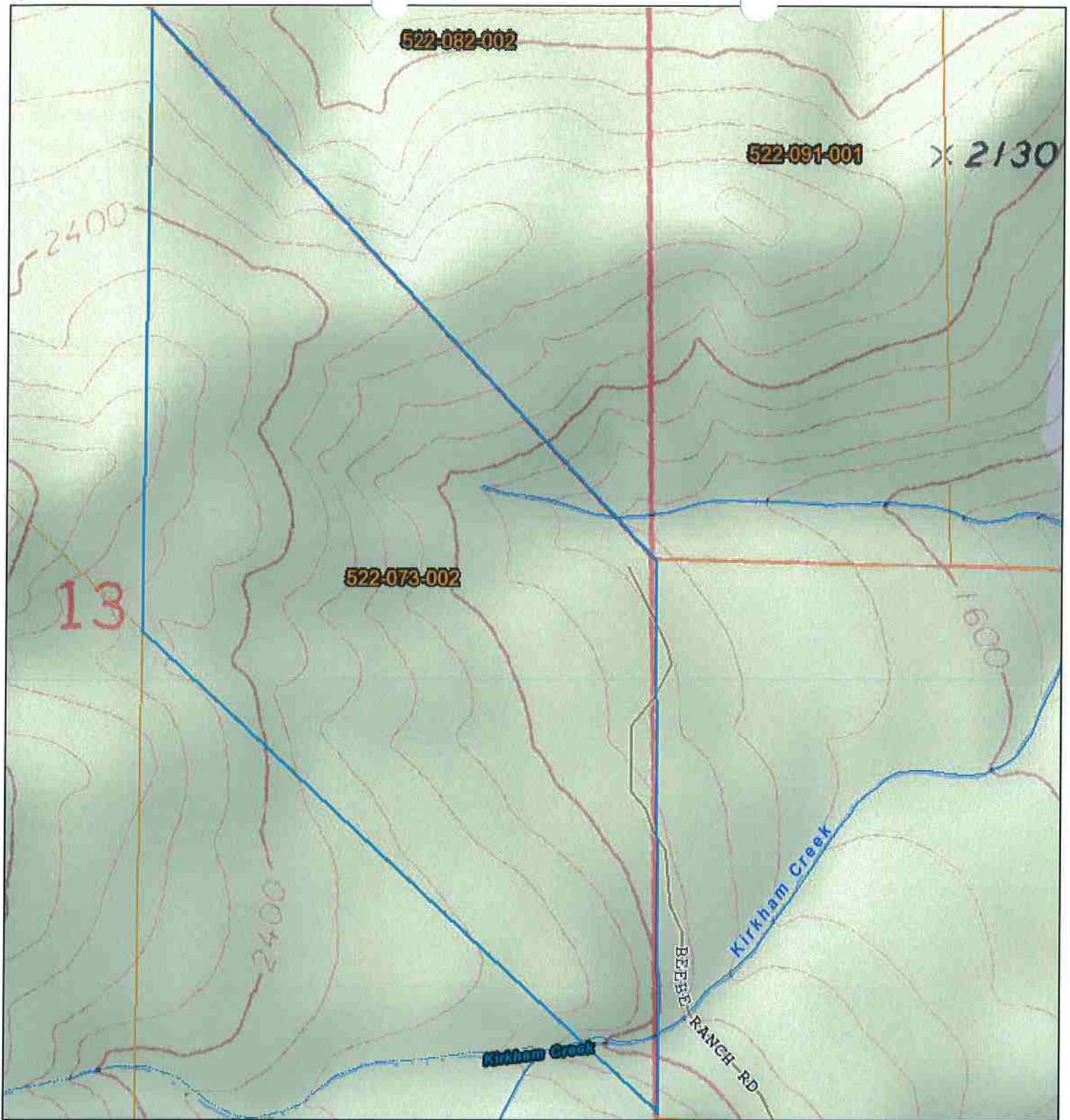
4.0 Security Measures

The Applicant has locked automatic gates and plans to install security cameras in the near future. All harvested cannabis will be behind locked doors in secure locations.



**GREEN
ROAD**
CONSULTING

Attachment “A”



ArcGIS Web Map

Humboldt County Planning and Building Department

- | | | | |
|---------------------------|---------------------------|--------------------|---------------|
| Highways and Roads | — Private or Unclassified | — Intermittent | Green: Band_2 |
| Principal Arterials | — Major River or Stream | — Subsurface | Blue: Band_3 |
| Minor Arterials | Blue Line Streams | — City Boundary | |
| Major Collectors | — Perennial 1-3 | — Counties | |
| Minor Collectors | — Perennial >4 | — Parcels (Owners) | |
| Local Roads | | — Red: Band_1 | |

0 350 700 1,400 Feet
0 0.05 0.1 0.2 Miles
RF= 1:9,028 1 in = 752 ft



Printed: August 15, 2017

Web AppBuilder 2.0 for ArcGIS

Map Disclaimer:

While every effort has been made to assure the accuracy of this information, it should be understood that it does not have the force & effect of law, rule, or regulation. Should any difference or error occur, the law will take precedence.

Source: NRCS, Humboldt County GIS, Healthy Rural Roads, Esri, HERE, DeLorme, MapmyIndia, © OpenStreetMap contributors, and the GIS user community. Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community, FRAP, FEMA, USGS



**GREEN
ROAD**
CONSULTING

Attachment “B”

Cultivation and Water Usage

Month	Stage of Cultivation			Cultivation Space per Stage (Square Footage)*	Water Usage (gallons/month)
EXAMPLE	X	X	X	1,200 sq. ft. – Vegging 1,500 sq. ft. – Flowering	5,000 gal/month
January					
February					
March	X			2,000-Vegging	2,240
April	X			2,000-Vegging	2,240
May	X	X		2,000-Vegging 17,850-Flowering	35,374
June	X	X		2,000-Vegging 17,850-Flowering	33,374
July		X	X	17,850-Harvest 25,850-Flower	60,054
August		X		25,850-Flower	60,054
September		X	X	17,850-Harvest 8,000-Flower	17,920
October		X	X	8,000-Flower 8,0000-Harvest	6,610
November					
December					

*with a plant density of 0.85

Cultivation and Water Usage

Month	Stage of Cultivation			Cultivation Space per Stage (Square Footage)*	Water Usage (gallons/month)
EXAMPLE	X	X	X	1,200 sq. ft. – Vegging 1,500 sq. ft. – Flowering	5,000 gal/month
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August		X		25,850-Flower	60,054
September		X	X	17,850-Harvest 8,000-Flower	17,920
October		X	X	8,000-Flower 8,000-Harvest	6,610
November					
December					

*with a plant density of 0.85