



COUNTY OF HUMBOLDT

Legislation Details (With Text)

File #: 12453 **Version:** 1 **Name:**
Type: Zoning Item **Status:** Passed
File created: 4/1/2022 **In control:** Planning Commission
On agenda: 4/7/2022 **Final action:** 4/7/2022
Title: Humboldt GT, LLC: Conditional Use Permit and Special Permit
Record Number PLN-12453-CUP (filed 12/23/2016)
Assessor Parcel Number (APN) 210-221-001
Dinsmore area

A Conditional Use Permit for Permit for 9,978 square feet (SF) of existing cannabis cultivation area, which includes 9,078 SF of mixed-light cannabis cultivation in two greenhouses and 900 SF of outdoor greenhouse cultivation using no artificial lighting. A Special Permit is also sought for an encroachment of a Streamside Management Area for the usage of the spring and to relocate legacy cultivation out of stream and wetland setbacks to an environmentally superior area. Irrigation water is sourced from rainwater catchment supplemented by a spring diversion subject to forbearance. Total existing water storage is 136,750 gallons, consisting of 80,000 gallons in four water bladders and 56,750 gallons in 15 high-density polyethylene (HDPE) tanks. An additional 30,000 gallons in six more HDPE tanks are proposed to bring total water storage to approximate annual requirements of 168,000 gallons (16.8 gallons/SF/year). Electricity is currently sourced by two onsite Honda E7000 generators, and the applicant has applied for an electrical power drop from Pacific Gas and Electric Company and will develop an alternative renewable (e.g., solar, wind, micro-hydro) energy plan that will be fully implemented within 5 years of project approval. Processing will occur offsite at a licensed facility until a commercial Americans with Disabilities Act-compliant facility can be built. Two full-time employees will be required for daily operations, with an additional two employees needed during peak operations.

Sponsors:

Indexes:

Code sections:

Attachments: 1. 12453 Humboldt GT Executive Summary 04.07.22, 2. 12453 Humboldt GT Staff Report 04.07.22, 3. Attachment 3A - Site Management Plan, 4. Attachment 3B - Biological Resources Assessment 04.26.21, 5. PLN-12453-CUP Planning Watershed Map

| Date | Ver. | Action By | Action | Result |
|----------|------|---------------------|--------|--------|
| 4/7/2022 | 1 | Planning Commission | | |
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Adopt the resolution to 1) find that the Commission has considered the Addendum to the adopted Mitigated Negative Declaration (MND) for the Commercial Medical Marijuana Land Use Ordinance (CMMLUO) as described by Section 15164 of the State California Environmental Quality Act (CEQA) Guidelines, 2) make all of the required findings for approval of the Conditional Use Permit and Special Permit and 3) approve the Humboldt GT, LLC, Conditional Use Permit and Special Permit as recommended by staff subject to the recommended conditions.