



# COUNTY OF HUMBOLDT

## Legislation Details (With Text)

**File #:** 12424      **Version:** 1      **Name:**  
**Type:** Zoning Item      **Status:** Passed  
**File created:** 7/1/2022      **In control:** Planning Commission  
**On agenda:** 7/7/2022      **Final action:** 7/7/2022

**Title:** Dyerville Farms, LLC.; Conditional Use Permit & Special Permit  
Record Number PLN-12424-CUP (filed 12/23/2016)  
Assessor's Parcel Number: 216-144-017  
Garberville area

A Conditional Use Permit (PLN-12424-CUP) for an existing 24,634 square feet (SF) of cannabis cultivation, consisting of 22,380 SF outdoor cultivation and 2,254 SF mixed light cultivation; and a Special Permit for work within the Streamside Management Area (SMA) involving work on culverts, as recommended by the Water Resources Protection Plan. Plants are propagated in a 2,830-SF ancillary propagation area. Irrigation water is sourced from one (1) groundwater well that was reviewed by a licensed geologist and found to likely be hydrologically disconnected from surface water. Estimated annual water use is 313,600 gallons (12.7 gal/SF). Water is stored onsite in three (3) 5,000-gallon tanks, two (2) 2,800-gallon tanks, and one (1) 500-gallon tank. Total water storage is 21,100 gallons. Drying and trimming occur onsite in a 1,160-SF barn. Further processing occurs offsite at a licensed third party facility. Five (5) employees are required for project operations. The primary source of electrical power is a solar array with battery storage. An Isuzu BV-4LE1 26.3 kW diesel generator is used for backup.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 12424 Dyerville Farms Executive Summary 07.07.22, 2. 12424 Dyerville Farms Staff Report 07.07.22

Date	Ver.	Action By	Action	Result
7/7/2022	1	Planning Commission		
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Adopt the Resolution to take the following actions: 1) Find that the Commission has considered the Addendum to the adopted Mitigated Negative Declaration for the Commercial Medical Land Use Ordinance (CCMLUO), as described by Section §15164 of the State CEQA Guidelines 2) Make the required findings for approval of the Conditional Use Permit; and 3) Approve the Dyerville Farms, LLC Conditional Use Permit and Special Permit subject to the recommended conditions.