



COUNTY OF HUMBOLDT

Legislation Text

File #: 12546, **Version:** 1

Winnetka Ranch, LLC, Special Permit

Record Number PLN-12546-SP (filed 12/27/2016)

Assessor's Parcel Number (APN) 210-022-044

Larabee Valley area

A Special Permit for 9,000 square feet (SF) of existing outdoor cultivation and 900 SF of ancillary propagation. Irrigation water is currently sourced from a groundwater well; however, the applicant is proposing to switch to rainwater catchment by the end of 2022. Existing available water storage is 25,000 gallons in a series of hard-sided tanks with additional tanks proposed, for a total of 70,000 gallons of storage. Estimated annual water usage is 70,000 gallons. Drying occurs onsite, with all other processing occurring offsite at a licensed facility. Power is provided by a generator; however, there are long-term plans to switch to grid power and connect to Pacific Gas and Electric Company (PG&E). The Humboldt County Zoning Administrator will consider an Addendum to a previously adopted Mitigated Negative Declaration.

Adopt the Resolution and 1) Find that the Zoning Administrator has considered the Addendum to the adopted Mitigated Negative Declaration for the Commercial Medical Marijuana Land Use Ordinance (CMMLUO) as described by Section §15164 of the State CEQA Guidelines, and 2) make all of the required findings for approval of the Special Permit and 3) approve the Winnetka Ranch, LLC, project as recommended by staff subject to the recommended conditions.