



# COUNTY OF HUMBOLDT

## Legislation Text

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**File #:** 11754B, **Version:** 1

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### **H36P, LLC, Conditional Use Permit and Special Permit**

Record Number: PLN-11754-CUP

Assessor's Parcel Number (APNs): 201-322-012

Highway 36, Alton area

Conditional Use Permits and a Special Permit for the development and operation of a new commercial cannabis dispensary, distribution facility and wholesale/retail cannabis nursery, and a Conditional Use Permit pursuant to the provisions of Qualified (Q) combining zone, Area 6, adopted as Ordinance No 1689 on May 28, 1985, and as amended by Ordinance No 1784 on December 16, 1986. A commercial cannabis cultivation, manufacturing, and processing facility on the site was approved by the Planning Commission at its meeting of November 1, 2018. At full build out the total size of the proposed project will be approximately 47,500 sf (1.09 acre), which would comprise approximately 20 percent of the 5.4-acre project site. Staffing at peak operation would be 37 employees. The distribution facility would occur as part of the overall operation and does not involve additional devoted square footage, and the nursery would be leased separately and would occur within a 6,000 square foot greenhouse. The facility would be fenced and there would be two full-time security guards. Electric service is provided by PGE with carbon offset purchased through the ClimateSmart program and the applicant plans to meet 100-percent renewable energy requirement with a solar array in the future.

Consider the previously adopted Initial Study and Mitigated Negative Declaration and make all of the required findings for approval of the Conditional Use and Special Permits based on evidence in the staff report and any public testimony, and adopt the Resolution approving the proposed H36P LLC project subject to the recommended conditions.