

Public Comment
on H.1

 Outlook

PLN-11208 cup

From lisimba hazell <flyinglion11@gmail.com>

Date Mon 5/11/2026 4:12 PM

To COB <COB@co.humboldt.ca.us>

Caution: This email was sent from an EXTERNAL source. Please take care when clicking links or opening attachments.

Good day hope all is well. My comments is that I would like the board not to remove my permit I will make the payments it was an oversight on my part and by the time I looked at the correspondence it was passed the deadline so I am asking the board not to revoke my permit.

Best Regards

Clyde Hazell


5/12/2026 BOS Meeting Agenda Item: 26-319 Revocation of PLN-12645- XF2, LLC RRR

From Peter Hill <Peter@northpointeureka.com>

Date Mon 5/11/2026 6:21 PM

To Ford, John <JFord@co.humboldt.ca.us>

Cc McClenagan, Laura <lmcclenagan2@co.humboldt.ca.us>; COB <COB@co.humboldt.ca.us>

 2 attachments (959 KB)

Measure S remove from revocation (via supplemental).pdf; 12645 Suspension Lifted.pdf;

Caution: This email was sent from an EXTERNAL source. Please take care when clicking links or opening attachments.

Hello,

I am writing regarding Agenda Item 26-319 for the Board of Supervisors Meeting scheduled for May 12, 2026, concerning the proposed revocation of PLN-12645 for XF2, LLC.

XF2, LLC and NorthPoint have been actively coordinating with Planning Staff regarding this matter (see email chain below) and understand that this project should be removed from the revocation list. Attached is the letter confirming that the suspension for the project has been lifted, along with staff correspondence requesting removal of the project from the revocation list.

Thank you for your time and consideration. Please let me know if you have any additional questions or require further information.

Best regards,

Peter Hill
Planner II



NORTHPOINT
CONSULTING GROUP, INC

1117 Samoa Blvd. Arcata, CA 95521
P: (707) 798-6438 EXT. 704 C: (707) 599-8278
Peter@NorthPointEureka.com

www.NorthPointEureka.com

From: Slavey, Collin <cslavey@co.humboldt.ca.us>

Sent: Monday, May 11, 2026 4:53 PM

To: Peter Hill <Peter@northpointeureka.com>

Subject: RE: XF2, LLC RRR Tax Bill - PLN-12645

For some reason Green Road is still listed as their Agent, and that's where the notice went. I can update it to you. XF2 should have received the notice at the following addresses:

isaiah@xoticflavorz.com



Collin Slavey

Associate Planner

[Planning and Building Department](#)

3015 H Street | Eureka, CA 95501

Office: 707-268-3716

Cell: 707-382-8177

Email: cslavey@co.humboldt.ca.us

From: Peter Hill <Peter@northpointeureka.com>

Sent: Monday, May 11, 2026 4:43 PM

To: Slavey, Collin <cslavey@co.humboldt.ca.us>

Subject: Re: XF2, LLC RRR Tax Bill - PLN-12645

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Hi Collin,

I had one additional question that I was just thinking about. When I reached out last week, I was trying to get ahead of this process unknowingly that we would be up for revocation this week. Did either XF2 or NorthPoint get notification for tomorrow's hearing? When we discussed last week, we were still listed as suspended on Acella and I never saw anything in the portal about hearing or a notification.

Thanks,

Get [Outlook for iOS](#)

Peter Hill

Planner II



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From: Slavey, Collin <cslavey@co.humboldt.ca.us>
Sent: Monday, May 11, 2026 4:34:29 PM
To: Peter Hill <Peter@northpointeureka.com>
Subject: FW: XF2, LLC RRR Tax Bill - PLN-12645

Additional information about 12645.

Collin Slavey

Associate Planner

[Planning and Building Department](#)

| Eureka, CA 95501

Email: cslavey@co.humboldt.ca.us

From: Kein, Michael <mkein2@co.humboldt.ca.us>
Sent: Wednesday, May 6, 2026 12:56 PM
To: Johnson, Cliff <CJohnson@co.humboldt.ca.us>
Cc: Slavey, Collin <cslavey@co.humboldt.ca.us>
Subject: RE: XF2, LLC RRR Tax Bill - PLN-12645

Peter is a little off on this project. APN 216-023-014-000 to the north of the parcel in question is not a part of PLN-12645. It is PLN-12021 (APN 216-023-014) Green Grass Farms which is currently up for denial tomorrow.

The two parcels for 12645 (RRR) are 216-011-003 (west) and 216-0213-012. There is no reference to Measure S Tax year 2020 for PLN-12645. My rough math concludes tax years were 2018 and 2019 for a total of \$21,003.20. Penalties and fees would account for the other portion.

Cliff- If you agree with my conclusion, I will send the update to Karen.

From: Johnson, Cliff <CJohnson@co.humboldt.ca.us>
Sent: Wednesday, May 6, 2026 12:02 PM
To: Kein, Michael <mkein2@co.humboldt.ca.us>
Cc: Slavey, Collin <cslavey@co.humboldt.ca.us>
Subject: Fw: XF2, LLC RRR Tax Bill - PLN-12645

Michael can you look at this one? According to the original site plan the cultivation on the parcel is actually on the APN to the south on GIS. It does appear at first glance to me that they may not have cultivated in 2019 and 2020.



From: Peter Hill <Peter@northpointeureka.com>

Sent: Wednesday, May 6, 2026 11:35 AM

To: Slavey, Collin <cslavey@co.humboldt.ca.us>; Johnson, Cliff <CJohnson@co.humboldt.ca.us>

Subject: XF2, LLC RRR Tax Bill - PLN-12645

Caution: This email was sent from an EXTERNAL source. Please take care when clicking links or opening attachments.

Hello Collin and Cliff,

Collin, thank you for taking my call yesterday regarding the outstanding 2019 and 2020 cultivation taxes for one of XF2's RRR retirement sites approved for relocation to the Honeydew area. The permit is currently suspended and has an outstanding balance of \$22,721.36 for the 2019 and 2020 cultivation years.

For context:

- The retirement site (APN: 216-023-012) held an interim permit for 7,051 sq. ft. of outdoor cultivation and 2,700 sq. ft. of mixed-light cultivation.
- Approval for relocation to the Honeydew project was granted in March/April 2024.
- The project was transferred to XF2 after the approval was issued.

I am having difficulty verifying the actual cultivation area for the 2019 and 2020 cultivation years for several reasons:

1. XF2 did not operate the site during those years and does not have direct knowledge of historical operations prior to becoming involved with the project.

2. The Humboldt GIS parcel and cultivation lines are inaccurate, which makes verification more difficult. See the attached image of the area that I believe represents the pre-2016 cultivation footprint for the parcel.
3. I also spoke with Morgan Stoft, who is the landowner. He could not recall with certainty, but believed the site may not have operated in 2020. I also noted in the project files that the interim permit does not appear to have been extended into 2020. Additionally, Morgan stated that if cultivation did occur, he did not believe any artificial lighting would have been used in the greenhouses.

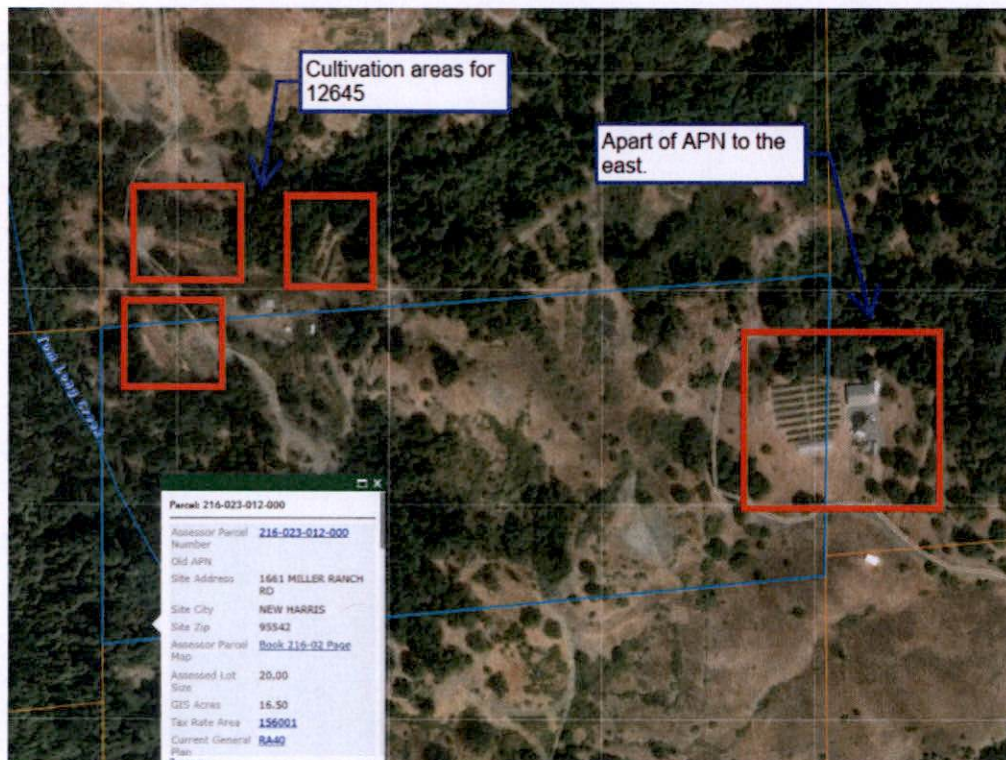
Given the uncertainty regarding actual cultivation activity and the limited clarity of the 2019 and 2020 aerial imagery, could you help determine a more accurate cultivation verification? Based on my review, it appears that much of the cultivation area may not have been actively cultivated during those years, and that the site primarily consisted of legacy cultivation areas requiring cleanup, with possibly one greenhouse use occurring.

Additionally, if I submit a reduced cultivation area verification, who should sign the documentation, XF2 as the current permit holder, or the landowner associated with the retirement site?

Thank you for any assistance or guidance you can provide.

Best,

Peter



Clear 2018
Cultivation



2019- Greenhouse

Does not seem like
active cultivation



Peter Hill

Planner II

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Peter@NorthPointEureka.com

www.NorthPointEureka.com

Dorris, Joshua

From: Meynell, Karen
Sent: Wednesday, May 06, 2026 4:48 PM
To: Johnson, Cliff; Bowen, Elliott; Dorris, Joshua; Johnston, Kathleen; McClenagan, Laura
Subject: Measure S remove from revocation (via supplemental)

Please remove from revocation list via supplemental and send good standing letter and change Accela status for:
12645

Thanks,
Karen

From: Meynell, Karen
Sent: Wednesday, May 6, 2026 11:11 AM
To: Johnson, Cliff <CJohnson@co.humboldt.ca.us>; Bowen, Elliott <ebowen@co.humboldt.ca.us>; Dorris, Joshua <JDorris@co.humboldt.ca.us>; Johnston, Kathleen <kjohnston@co.humboldt.ca.us>; McClenagan, Laura <lmcclenagan2@co.humboldt.ca.us>
Subject: Measure S payments- revocation revocation

The following projects paid their Measure S taxes. They should be added to the supplemental to remove them from revocation consideration. They need good standing letters and status changed in Accela.

11545
11547
13094
13105

Thank you,



Karen Meynell
Deputy Planning Director
[Planning and Building Department](#)
3015 H Street | Eureka, CA 95501
Phone: 707-268-3747
Email: kmeynell@co.humboldt.ca.us



COUNTY OF HUMBOLDT
PLANNING AND BUILDING DEPARTMENT

3015 H Street • Eureka CA 95501
Phone: (707) 445-7541 • Fax: (707) 268-3792
<https://humboldt.gov/2546/Planning-Building>

May 7, 2026

Isaiah O'Donnel
1960 Main Street Suite B
Fortuna CA 95540

Notification of Cannabis Permit Suspension Lifted

This letter is to inform you that the County has received payment for Humboldt County Cannabis Permit PLN-12645-CUP on APN 216-023-012. The suspended status has been lifted due to receipt of payments of County Measure S cultivation taxes.

If you have any questions about your project, please contact Joshua Dorris of the post approval team at 707-268-3779 or at jdorris@co.humboldt.ca.us.

Respectfully,

John H. Ford
Director of Planning and Building

Applicant email: isaiah@xoticflavorz.com
Agent email:

CC:
Humboldt County Treasurer Tax Collector
California Department of Cannabis Control