

January 30th, 2026

APPLICANT/OWNER

Emerald Dragonfly Farms, LLC
Janet Mattson
400 Corbett Ranch Lane, Carlotta 95528
APN: 206-191-019-000
Project#16168

PAP: 26-00065
Permit# 2018-45646

General Project Information

This project description will outline the proposed additions to add; cannabis distribution license, manufacturing license (level 1), and a Non-storefront retail license. Our objective is to process and store our products in our Cannabis Processing Building permit # 2018-45646. Each license will operate independently while sharing the same parcel and/or building.

Operations are to comply with:

- Humboldt County codes
- California Department of Cannabis Control (DCD) regulations
- State and local environmental, health and safety standards

Each license will maintain separate designated areas for cannabis storage and operations. Separate METRC inventories will be maintained for each license.

Operation Plan Non-volatile Cannabis Processing-Water Hash

The project consists solely of non-volatile cannabis manufacturing using ice, water, agitation, filtration, and mechanical separation to produce water hash and hash rosin. No volatile or flammable solvents are not used at any time. This process will occur indoors within a permitted structure in compliance with the Humboldt County Code and state of California cannabis regulations. No over night processing will occur.

Manufacturing utilizes ice water extraction where cannabis material is agitated in cold water and filtered through food-grade mesh screen bags. Cannabis materials will be collected, separated by grade quality, dried, and either packaged as water hash or pressed mechanically into hash rosin using only heat and pressure. No chemical solvents are used at anytime during this extraction process. Surfaces will be cleaned daily using approved cleaning agents and employees will follow hand washing, and cleanliness protocols.

Equipment will include the following;

- Food-grade wash vessels
- Ice and potable water
- Bubble filtration bags/screens
- Freeze dryer or passive drying racks
- Mechanical rosin press
- Stainless steel work service
- Standard hand tools and food-grade containers

All of the equipment is electrically powered and used in accordance with the manufacturer specifications.

Water is used solely for ice water extraction and equipment cleaning. Water use is limited and efficient. No additives or chemicals are introduced at anytime during processing. All

water is sourced from an approved legal water supply in compliance with the County and state requirements. Wastewater filtered and disposed of per county and state requirements.

Waste management/disposal conducted through approved methods with record maintained per DCC requirements. No discharge to surface waters or storm drains. Waste will be stored in contained containers or designated compost area.

Restricted access to processing areas with full video surveillance covering all processing and storage areas with alarm system installed and monitoring. All inventory will be tracked via METRC. Equipment operates with very low noise levels with no significant vibrations or off-site noise impacts anticipated. Operations designed to minimize impacts to surrounding neighboring properties.

Operation Plan Cannabis Distribution Facility

The proposed facility will operate as a licensed cannabis distributor in compliance with Humboldt County Code, California Department of Cannabis Control regulations along with all applicable state and local laws. Distribution will include receiving, storage, quality assurance, transport coordination, and wholesale distribution of cannabis goods to licensed entities.

Authorized activities will include, distribution of our cultivated and manufactured goods, intake cannabis goods from licensed cultivators and manufacture, required testing with licensed laboratories, packaging and labeling products, and conduct transportation by licensed personnel and compliant vehicles. All products will be verified for required laboratory testings prior to distribution. All failed products will be quarantined and handled per regulatory requirements. Labeling reviewed for compliance prior to release. We will secure storage of cannabis inventory along with quality assurance review and compliance verification. No retail sales to the public will occur on site.

Inventory control and tracking all cannabis goods will be tracked through METRC, inventory will be reconciled daily. All records will be maintained per DCC retention requirements and all discrepancies will be reported and corrected promptly. Restricted access to all cannabis handling areas with 24/7 video surveillance covering all handling areas. Alarm system is installed and monitored along with cannabis goods stored in designated, secure areas. Any and ALL visitors will be logged and escorted on the premises. Access limited to authorized personal only.

Our facility will be maintained in a clean and sanitary condition at all times. Regular cleaning schedules will be implemented and all waste removed routinely to prevent health and or safety issues. Cannabis waste rendered unstable and unrecognized will be stored securely until disposal is conducted through approved methods and vendors. Records will be maintained per DCC regulations. Operations will be conducted indoors with no significant noise or vibration impacts anticipated. Traffic limited to employee and schedules transport vehicles. Transports will occur only during permitted hours. Drivers will be trained in compliance, security and emergency procedures. Transport vehicles will be unmarked and compliant with DCC regulations, cannabis goods will be secured during transport Randall manifests will be generated and maintained in METRC.

Operations Plan Cannabis Non-Storefront Retail

The proposed operation activities will include:

- Receipt of cannabis goods from licensed distributors

- Secure storage of cannabis inventory
- Online and phone-based order processing
- Delivery of cannabis goods directly to verified customers
- Age and identity verification at time of delivery

No on-site customer visits, walk-in sales, or consumption are permitted.

All cannabis goods will be tracked using METRC, inventory reconciled daily, records maintained per DCC retention requirements, and all products will be stored securely when NOT in transit.

Deliveries conducted only by trained, permitted employees of Emerald Dragonfly Farms, LLC and all vehicles will be unmarked and compliant with DCC regulations. Cannabis goods secured and locked in containers during the transport and will have all appropriate manifests generated and maintained in METRC. Customers' age and identity verified prior to completing delivery. Sales are conducted only to legal eligible customers and all transaction records maintained per DCC requirements.

Restricted access to all cannabis storage and handling areas with 24/7 video surveillance covering storage, loading and exit areas. All cannabis goods will be stored in designated, secure areas at all times. Access is limited to authorized personnel only. This facility will be maintained in a clean and sanitary condition and all waste will be removed regularly to prevent health or safety concerns. All disposal records are maintained per DCC regulations.

No public access to the site with limited vehicle trips associated with scheduled deliveries. No significant noise, or vibration impact anticipated. The non-storefront retail operation will comply with all applicable Humboldt County ordinances, California Department of Cannabis Control regulations, and state and local health, safety, and environmental standards. Operations will be updated as regulations change.