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STANISLAUS CO. CLERK-RECORDER

Julia Gordin

BY _____

STANISLAUS COUNTY
DEPARTMENT OF PLANNING AND
COMMUNITY DEVELOPMENT
1010 10th Street, Suite 3400
Modesto, California 95354

NOTICE OF EXEMPTION

Project Title: Use Permit and Development Agreement Application No. PLN2019-0095 – Central Valley Growers, LLC – Howard Road III

Applicant Information: Sarbjit Athwal dba Central Valley Growers, LLC., 5117 Central Avenue, Ceres, 95307; (209) 499-9473

Project Location: 3735 Howard Road, between the California Aqueduct and the Delta Mendota Canal, east of Interstate Highway 5, in the Westley area. Stanislaus County (APN: 016-037-039).

Description of Project: This project is a request to obtain a Use Permit and Development Agreement to establish a mixed-light commercial cannabis cultivation, nursery, processing, and distribution operation in phases on a 49-acre parcel in the A-2 (General Agriculture) zoning district.

Name of Agency Approving Project: Stanislaus County Board of Supervisors.

Lead Agency Contact Person: Jeremy Ballard, Associate Planner

Telephone: (209) 525-6330

Exempt Status: (check one)

- Ministerial (Section 21080(b)(1); 15268);
- Declared Emergency (Section 21080(b)(3); 15269(a));
- Emergency Project (Section 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: _____
- Statutory Exemptions. State code number: _____
- Common Sense (Section 15061)

Reasons why project is exempt: Project does not have possibility for significant effect on environment as non-cannabis cultivation would be magisterially permitted in current zoning district and proposed structures would be considered accessory to onsite production.

12/10/20
Date



Jeremy Ballard
Associate Planner

Date removed from posting 01/29/2021