



Department of Cannabis Control
CALIFORNIA

NOTICE of EXEMPTION from CEQA
CALIFORNIA DEPARTMENT OF CANNABIS CONTROL

P.O. BOX 419106, RANCHO CORDOVA, CA 95741-9106

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To: Office of Planning and Research
State Clearinghouse
P.O. Box 3044
Sacramento, CA 95812-3044

From: Department of Cannabis Control
Environmental Evaluation Office
P.O. Box 419106
Rancho Cordova, CA 95741-9106

Project Title: 84 Party, LLC (Project)

Project Location: The Project is located at 8475 Pardee Dr, Oakland, CA (APN 42-4410-1-1) in Alameda County.

County: Alameda

Project Description: The Department of Cannabis Control, pursuant to authority granted under Business and Profession Code, Section 26012, approved a small indoor commercial cannabis license submitted on 11/14/2024, by 84 Party, LLC.

Project Activities: The Project will consist of 10,000 SF of indoor cultivation inside a 18,094 SF warehouse. The warehouse was previously in use as a UPS packing and shipping facility. The site is located in a business mix area and specifically is zoned for commercial D-CO-5 which cannabis cultivation is consistent for this general plan and zoning designation. The site is not on the Cortese List nor is it a historic resource. The site has no value as habitat as it is a fully developed site within a commercial business area. It is surrounded by various industrial warehouses like USPS and UPS as well as other office and governmental services like the Oakland Fire department, Oakland Airport overflow lot, and life coaching office. PG&E confirmed that they will serve the site for electricity, and EBMUD currently serves it for water.

Exemption Status: (check one)

- Ministerial [PRC, Sec. 21080(b)(1); Cal. Code Regs., tit. 14 (CCR), § 15268]
- Declared Emergency [PRC, Sec. 21080(b)(3); CCR, §15269(a)]
- Emergency Project [PRC, Sec. 21080(b)(4); CCR, § 15269(b)(c)]
- Categorical Exemption: [Class 32 Categorical Exemption, CCR §15332]
- Statutory Exemptions: [State code section number]
- General Rule [CCR, § 15061(b)(3)]

Reasons Why Project is Exempt:

Class 32 Categorical Exemptions are consistent with applicable general plan designation and all applicable general plan policies as well as with applicable zoning designation and regulations, occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses, has no value, as habitat for endangered, rare or threatened species, would not result in any significant effects relating to traffic, noise, air quality, or water quality, and can be adequately served by all required utilities and public services. None of the exceptions to this exemption defined in Section 15300.2 apply.

This is to certify that the final environmental document, comments and responses, and the record of project approval are available to the public at the following location:

Department of Cannabis Control
Office of Environmental Evaluation
P.O. Box 419106
Rancho Cordova, CA 95741-9106

Liana Huang
Contact Name

Environmental Scientist
Contact Title

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Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: