Department of Cannabis Control
CALIFORNIA

NOTICE of EXEMPTION from CEQA
CALIFORNIA DEPARTMENT OF CANNABIS CONTROL

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

PHONE: (844) 612-2322

Email: LICENSING@CANNABIS@CA.GOV

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

From: Department of Cannabis Control
Cultivation Licensing Branch
P.O. Box 419106
Rancho Cordova, CA 95741-9106

Project Title: Fredo B LLC (Project)

Project Location: The Project is located at 173-130-10-00, in Mendocino County.

County: Mendocino County

Project Description:
The Department of Cannabis Control, pursuant to authority granted under Business and Procession Code, Section 26012, approved a Small Outdoor and Transport-Only Distribution commercial cannabis license submitted on July 12, 2024 and December 8, 2023, by Fredo B LLC.

Project Activities:
The proposed project is for a license for a small mixed-light tier 1 cultivation and transport-only distribution license for commercial cannabis. The project site is located at 9000 Busch Ln in Potter Valley Mendocino County CA 95469 (APN 173-130-10-00). The proposed project is for 10,000 sf of mature cultivation within a 10-acre project footprint. The land has been used for cannabis cultivation since at least 2015 and was previously used for a tree and flower nursery from 1989-2015. Irrigation is supplied by an existing on-site ground water well and is anticipated to require 548,000 gallons a year. Power is supplied by PG&E through existing infrastructure with a yearly projection total of 135,223 kWh.

Exemption Status: (check one)

☐ Ministerial [PRC, Sec. 21080(b)(1); CCR, Sec. 15268]
☐ Declared Emergency [PRC, Sec. 21080(b)(3); CCR, Sec.15269(a)]
☐ Emergency Project [PRC, Sec. 21080(b)(4); CCR, Sec.15269(b)(c)]
☒ Categorical Exemption: [Class 1 Categorical Exemption Cal. Code Regs,. Title 14, §15301]
☐ Statutory Exemptions: [State code section number]
☐ General Rule [CCR, Sec. 15061(b)(3)]

Reasons Why Project is Exempt:

The Department of Cannabis Control has determined that the project is a Class 1 Categorical Exemption Project. Class 1 Categorical Exemptions consist of the operation, repair, maintenance, permitting, leasing, licensing, or minor alterations to existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. The Project involves the use of an existing industrial building which was formerly used as a brewery facility with no proposal for building expansion. The design, location, size, and operating characteristics of the Project are compatible with the existing and future land uses within the vicinity as it is zoned light industrial zoned. None of the exceptions to the exemption defined in Section 15300.2 apply to the Project.

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
Cultivation Licensing Branch
P.O. Box 419106
Rancho Cordova, CA 95741-9106

Tiffany Adorno	Environmental Scientist	844-612-2322
Contact Name	Contact Title	Phone #

Tiffany Adorno
Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: