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: Mohammad Bhaimia

Project Location: The Project is located at 327 E 58th Street, Los Angeles, CA 90001 in Los Angeles County.

County: Los Angeles County

Project Description:
The Department of Cannabis Control, pursuant to authority granted under Business and Procession Code Division 10, Chapter 2, Section 26012, approved a Cannabis non-volatile manufacturing license submitted on 10/17/2025, by Mohammad Bhaimia.

Project Activities:
The proposed project will operate a non-volatile manufacturing business in an existing facility at 327 E 58th Street, Los Angeles, CA 900011 (APN 5101-008-022). The building is 14,320 sq ft (additionally including both cultivation and retail) with 176 sq ft designated for non-volatile manufacturing. The parcel is 0.35-acres, flat and provides no vegetation or interior designated parking. The warehouse was built in 1940. The neighborhood is zoned for Industrial and Light Industrial Use. The building originally constructed in 1940, provides a paved parking lot and the address is east is HWY 110 and on the corner of E 58th Street and Towne Avenue.

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)]
X Categorical Exemption: [Class 1 & 32 Categorical Exemption Cal. Code Regs,. Title 14, §15301 & 15332]
☐ 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 & 32 Categorical Exemption Project. Class 1 & 32 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 building 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 & 15332 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

Karin Linnen	Environmental Scientist	844-612-2320
Contact Name	Contact Title	Phone #

Karin Linnen

Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: