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: environmentalreview@cannabis.ca.gov

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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: HN Bluewave Investments, LLC (Project)

Project Location: The Project is located at 966 77TH AVE OAKLAND, CA 94621 (APN: 41-4210-7)

County: Alameda

Project Description: The Department of Cannabis Control, pursuant to authority granted under Business and Professions Code, Section 26012, approved a Large Indoor commercial cannabis cultivation license.

Project Activities: The Project will consist of up to 75,000 square feet (34,920 square feet in current phase) of indoor cannabis cultivation within an existing 26,544 square foot building. The project exists within the City of Oakland in a location zoned General Industry (IG, S-19). The project is adequately served by all necessary utilities, including PG&E and EBMUD, who have provided intent-to-serve and sufficient capacity letters for the project.

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 1 Categorical Exemption, CCR §15301]
☐ Statutory Exemptions: [State code section number]
☐ General Rule [CCR, § 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. 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

| Victoria Alison | 279-217-3704 |
| --- | --- |
| Contact Name | Phone # |

Environmental Scientist
Contact Title

Alison, Victoria@Cannabis Digitally signed by Alison, Victoria@Cannabis
Date: 2025.11.12 14:42:16 -08'00'
Signature

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: