



January 13, 2022

7502.05

County of Lake
Board of Supervisors
255 N. Forbes Street
Lakeport, CA 95453

Attention: County of Lake Board of Supervisors

Subject: LACO Associates Update to the Board of Supervisors

Dear Board of Supervisors:

Thank you for the opportunity for LACO Associates (LACO) to provide an update on the services provided to the Lake County Community Development Department (CDD). The County of Lake (County) released a Request for Proposals (RFP) to assist CDD with On-Call Planning Services in July 2021 and LACO was selected to provide these services in August 2021. LACO is an extension of CDD staff and supports daily operations for the mainly cannabis projects. Since August 2021, LACO provides the following on-call planning services to CDD:

- Processing applications as follows:
 - Project completeness reviews;
 - Correspondence and meetings with CDD staff, agents and applicants on a regular basis;
 - Preparing staff reports in conformance with Community Development Departments practices;
 - Reviewing and preparing environmental documents pursuant to the California Environmental Quality Act (CEQA);
 - Presenting projects before the decision makers; and
 - Cannabis ordinance review and comments.
- On-site planning support, including:
 - Ongoing communication with CDD staff, including daily communication with CDD staff regarding projects and hearings, weekly meetings at the CDD office and a monthly progress summary report;
 - Attendance at site visits as requested;
 - Providing on-site planning services at the CDD office, including 82 hours from August 2021 – September 2021 of direct support; and
 - Attendance at two community workshops on May 25 and May 26, 2022, regarding the cannabis program and proposed ordinance changes.
- Attended the bi-weekly Cannabis Task Force meetings since August 1, 2022, with the availability to assist as needed;

At this time, 78 projects are assigned to LACO for review and processing. This memorandum provides a summary of our approach to the work and accomplishments our team has completed:

- 77 initial reviews conducted;
- 53 Status Memos completed;
- 16 projects have moved forward to decision, including projects appealed to the Board of Supervisors as follows:

21 W Fourth Street
Eureka, CA 95501
707 443-5054

1072 N State Street
Ukiah, CA 95482
707 462-0222

1550 Airport Blvd., Suite 120
Santa Rosa CA 95403
707 525-1222

1209 Esplanade, Suite 4
Chico, CA 95926
530 801-6170


- 14 projects have been approved;
- 1 project has been denied; and
- 1 project has been continued to a date uncertain.

In 2022, LACO opened a satellite office near CDD to ensure we are providing exceptional customer service. Being closely located to CDD allows for us to promptly respond to CDD requests. Since August 2022, LACO has worked closely with new CDD Director Turner to further streamline and increase the consistency and quality of documents presented to the decision makers. Additionally, starting in 2022 at the request of CDD, LACO geologists are providing peer review hydrological reports as required by Ordinance No. 3016 *Urgency Ordinance Requiring Land Use Applicants to Provide Enhanced Water Analysis during a Declared Drought Emergency*. To date, 12 projects have been peer reviewed since November 20, 2022. LACO presented an overview of groundwater sources and hydrological report review to the Lake County Planning Commission meeting of January 12, 2023.

Looking forward, LACO will continue to work closely with CDD to further streamline and increase the consistency and quality of documents presented to the decision makers, assist CDD with processing cannabis applications and providing technical review of hydrological reports. LACO looks forward to assisting the County with updating the cannabis regulations as needed. LACO anticipates the rate of projects moved forward to decision will increase. Experience with other counties shows once processes are developed and implemented, projects moving to decision increases. In one example, 8 projects approved in first 6 months and 109 in following year and a half. LACO also has the capacity to assist with current and long-range planning efforts.

Thank you for time. We appreciate the opportunity to work with the County and are looking forward to the future. Please contact me at (707) 462-0222 or turnerb@lacoassociates.com to discuss any further questions.

Sincerely,
LACO Associates



Byron Turner
Deputy Director of Planning