

Eric Porter

From: Ryan Peterson <rpeterson@middletownrancheria.com>
Sent: Thursday, August 1, 2019 2:05 PM
To: Eric Porter
Cc: Sally Peterson
Subject: Re: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Good afternoon,

The Middletown Rancheria of Pomo Indians of California (the "Tribe") or ("Middletown Rancheria") is in receipt of your notification dated 7/26/19 and attached to this email regarding the referenced project in the subject line of this email correspondence.

Middletown Rancheria is a Sovereign Tribal Nation comprised of several tribelets, including Pomo, Wintu, Wappo and Lake Miwok. The natural ancestral boundaries of our aboriginal lands are dictated by our Lake Miwok language. Our Tribal Historic Preservation Office has reviewed the project and concluded that it is not within the aboriginal territories of the Middletown Rancheria. Therefore, we respectfully decline any comment on this project.

Should you have any questions, please feel free to contact our office:

Middletown Rancheria
Tribal Historic Preservation Department
Office: (707) 987-1315
Email: THPO@middletownrancheria.com

We thank you for providing us with this notice and the opportunity to provide comments to the referenced project(s). Nothing herein should be construed to be a waiver of or limitation of any of Middletown Rancheria's rights in law, equity or otherwise. All rights, claims and remedies are specifically reserved.

Regards,

Ryan Peterson
Middletown Rancheria
Tribal Historic Preservation Department
PO Box 1035 Middletown, CA 95461
Phone: (707) 987-1315
Fax: (707) 987-9091

On Fri, Jul 26, 2019 at 10:35 AM Eric Porter <Eric.Porter@lakecountycalifornia.gov> wrote:

Good morning all,

The Lake County Planning Department has received an application for (4) outdoor A-Type 3 commercial cannabis cultivation sites. The application is presently incomplete due to several key issues.

We have a Property Management Plan that we can scan and send if needed; just let me know.

Thanks as always for your assistance;

Eric Porter

Eric Porter

From: Fahmy Attar <FahmyA@lcaqmd.net>
Sent: Wednesday, July 31, 2019 10:13 AM
To: Eric Porter
Subject: Re: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

For a Cannabis cultivation site, here is a list of requirements they must meet (if it applicable):

1. Any manufacturing or delivery operations must comply with LCAQMD rules and regulations. An application must be submitted. contact LCAQMD for more details.
2. Construction activities that involve pavement, masonry, sand, gravel, grading, and other activities that could produce airborne particulate should be conducted with adequate dust controls to minimize airborne emissions. A dust mitigation plan may be required should the applicant fail to maintain adequate dust controls.
3. Mobile diesel equipment used for construction and/or maintenance must be in compliance with State registration requirements. Portable and stationary diesel-powered equipment must meet the requirements of the State Air Toxic Control Measures for CI engines. The applicant should contact the District for further information if the project includes a backup generator. Installation of backup generator requires review and approval from LCAQMD.
4. Off-site odor impacts should be mitigated to minimize nuisance to nearby residences, property, and public roads.
5. Site development, site operation and vegetation disposal shall not create nuisance odors or dust. During the site preparation phase, the District recommends that any removed vegetation be chipped and spread for ground cover and erosion control. Burning is not allowed on commercial property, materials generated from the commercial operation, and waste material from construction debris, must not be burned as a means of disposal.
6. Any demolition or major renovation is subject to the Federal National Emissions Standard for Hazardous Air Pollutants (NESHAP) for asbestos in buildings requires asbestos inspections by a Certified Asbestos Consultant for all major renovations and all demolition. An Asbestos Notification must be submitted to the District at least 14 days prior to beginning any demolition work. The applicant should contact the District for details. Regardless of asbestos content, all demolition activities should use adequate water/ amended water to prevent dust generation and nuisance conditions.
7. If the construction site address contains Serpentine, approval from LCAQMD and a Serpentine control plan is required unless otherwise determined by the LCAQMD. Please contact LCAQMD for more details.
8. Significant dust may be generated from increase vehicle traffic if driveways and parking areas are not adequately surfaced. Surfacing standards should be included as a requirement in the use permit to minimize dust impacts to the public, visitors, and road traffic. At a minimum, the District recommends chip seal as a temporary measure for primary access roads and parking. Paving with asphaltic concrete is preferred and should be required for long term occupancy. All areas subject to semi truck / trailer traffic should require asphaltic concrete paving or equivalent to prevent fugitive dust generation. Gravel surfacing may be adequate for low use driveways and overflow parking areas, however, gravel surfaces require more maintenance to achieve dust control, and permit conditions should require regular palliative treatment if gravel is

utilized. White rock is not suitable for surfacing (and should be prohibited in the permit) because of its tendency to break down and create excessive dust. The applicant has indicated grading and re-graveling roads, utilizing water trucks if necessary, reduce travel times through efficient time management and consolidating solid waste removal/supply deliveries, and speed limits.

Fahmy Attar

Air Quality Engineer

Lake County Air Quality Management District

2617 S. Main Street, Lakeport, CA, 95453

(707) 263-7000 | fahmya@lcaqmd.net

On Jul 26, 2019, at 10:35 AM, Eric Porter <Eric.Porter@lakecountyca.gov> wrote:

Good morning all,

The Lake County Planning Department has received an application for (4) outdoor A-Type 3 commercial cannabis cultivation sites. The application is presently incomplete due to several key issues.

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Thanks as always for your assistance;

Eric Porter

<site plans.pdf><RFR UP 19-13 Hunter.doc>

Eric Porter

From: Hannan, Jake@CALFIRE <Jake.Hannan@fire.ca.gov>
Sent: Wednesday, July 31, 2019 4:03 PM
To: Eric Porter
Subject: Fw: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03
Attachments: site plans.pdf; RFR UP 19-13 Hunter.doc; Lake County Cal Fire SRA Fire Safe Regs.pdf

Hello Eric,

The attached document contains the Codes we discussed for your reference. The Lake County Building Department and the Lake County Fire Marshall can answer any questions on the Code as the AHJ (Authority Having Jurisdiction). APN: 008-009-03

Thank you,

BC Jake Hannan
B1418
Sonoma Lake Napa Unit
CAL FIRE
Work: (707)279-4924
Cell: (707)339-0195

From: Wink, Mike@CALFIRE <Mike.Wink@fire.ca.gov>
Sent: Monday, July 29, 2019 7:32 AM
To: Bertelli, Greg@CALFIRE <Greg.Bertelli@fire.ca.gov>; Hannan, Jake@CALFIRE <Jake.Hannan@fire.ca.gov>
Subject: Fwd: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: Eric Porter <Eric.Porter@lakecountyca.gov>
Date: 7/26/19 11:37 (GMT-06:00)
To: Mary Jane Montana <MaryJane.Montana@lakecountyca.gov>, Lori Baca <Lori.Baca@lakecountyca.gov>, Kelli Hanlon <Kelli.Hanlon@lakecountyca.gov>, Gordon Haggitt <Gordon.Haggitt@lakecountyca.gov>, Yuliya Osetrova <Yuliya.Osetrova@lakecountyca.gov>, 'Fahmy Attar' <FahmyA@lcaqmd.net>, Ryan Lewelling <Ryan.Lewelling@lakecountyca.gov>, "Stoner, Kyle@Wildlife" <Kyle.Stoner@wildlife.ca.gov>, 'Northwest Information Center' <nwic@sonoma.edu>, Gloria Gregore <Gloria.Gregore@lakecountyca.gov>, sryan@big-valley.net, l.brown.elem@gmail.com, a.garcia@elemindiancolony.org, kkarolaepa@gmail.com, aarroyosr@hpultribe-nsn.gov, streppa@hpultribe-nsn.gov, hmarcks@hpultribe-nsn.gov, lrosas@hpultribe-nsn.gov, aholstine@hpultribe-nsn.gov, rpeterston@middletownrancheria.com, MTR THPO <THPO@middletownrancheria.com>, slreyes@middletownrancheria.com, btorres@middletownrancheria.com, MTR THPO <THPO@middletownrancheria.com>, admin@rvrpomo.net, drogers@robinsonrancheria.org, Scott DeLeon <Scott.DeLeon@lakecountyca.gov>, rmartin@hpultribe-nsn.gov, "Wink, Mike@CALFIRE"

<Mike.Wink@fire.ca.gov>, Gloria Gregore <Gloria.Gregore@lakecountyca.gov>, "500, chief@LKP"
<chief500@lakeportfire.com>

Cc: Byron Turner <Byron.Turner@lakecountyca.gov>

Subject: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN:
008-009-03

Warning: this message is from an external user and should be treated with caution.

Good morning all,

The Lake County Planning Department has received an application for (4) outdoor A-Type 3 commercial cannabis cultivation sites. The application is presently incomplete due to several key issues.

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Thanks as always for your assistance;

Eric Porter

COUNTY OF LAKE

CALIFORNIA DEPARTMENT OF FORESTRY and

FIRE PROTECTION



SONOMA-LAKE-NAPA UNIT

SRA FIRE SAFE REGULATIONS

FOR INFORMATIONAL USE ONLY

View the official California Code of Regulations online at
govt.westlaw.com/calregs

As of January 1, 2016

California Code of Regulations
Title 14 Natural Resources
Division 1.5 Department of Forestry
Chapter 7 - Fire Protection
Subchapter 2 SRA Fire Safe Regulations
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Authority cited

NOTE: Authority cited: Section 4290, Public Resources Code. Reference: Sections 4290 and 4291, Public Resources Code.

History

1. New sections filed 5/30/91; operative 5/30/91 pursuant to Government Code section 11346.2(d) (Register 91, No. 27)
2. Amendments filed 1-31-2013; operative 4-1-2013 (Register 2013, No. 5)
3. Amendments filed 4-27-2015; operative 1-1-2016 (Register 2015, No. 18)

ARTICLE 1. ADMINISTRATION

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- § 1271.05. Distance Measurements
- § 1272.00. Maintenance of Defensible Space Measures

1270.00. Title

These regulations shall be known as "SRA Fire Safe Regulations," and shall constitute the basic wildland fire protection standards of the California Board of Forestry.

1270.01. Purpose

These regulations have been prepared and adopted for the purpose of establishing minimum wildfire protection standards in conjunction with building, construction and development in SRA. A local jurisdiction may petition the Board for certification pursuant to section 1270.03. Where Board certification has not been granted, these regulations shall become effective September 1, 1991. The future design and construction of structures, subdivisions and developments in State Responsibility Area (SRA) shall provide for basic emergency access and perimeter wildfire protection measures as specified in the following articles. These measures shall provide for emergency access; signing and building numbering; private water supply reserves for emergency fire use; and vegetation modification. The fire protection standards which follow shall specify the minimums for such measures.

1270.02. Scope

(a) These regulations shall apply to:

- (1) the perimeters and access to all residential, commercial, and industrial building construction within SRA approved after January 1, 1991 except as set forth below in subsection b.);
- (2) all tentative and parcel maps or other developments approved after January 1, 1991; and
- (3) applications for building permits on a parcel approved in a pre-1991 parcel or tentative map to the extent that conditions relating to the perimeters and access to the buildings were not imposed as part of the approval of the parcel or tentative map.

(b) These regulations do not apply where an application for a building permit is filed after January 1, 1991 for building construction on a parcel that was formed from a parcel map or tentative map (if the final map for the tentative map is approved within the time prescribed by the local ordinance) approved prior to January 1, 1991, to the extent that conditions relating to the perimeters and access to the buildings were imposed by the parcel map or final tentative map approved prior to January 1, 1991.

(c) Affected activities include, but are not limited to:

- (1) permitting or approval of new parcels, excluding lot line adjustments as specified in Government Code (GC) section 66412(d),
- (2) application for a building permit for new construction, not relating to an existing structure,
- (3) application for a use permit,
- (4) the siting of manufactured homes (manufactured homes are as defined by the National Fire Protection Association, National Fire Code, section 501A, Standard for Fire Safety Criteria for Manufactured Home Installations, Sites and Communities, chapter 1, section 1-2, Definitions, page 4, 1987 edition and Health and Safety Code sections 18007, 18008, and 19971).
- (5) road construction, including construction of a road that does not currently exist, or extension of an existing road.

(d) EXEMPTION: Roads used solely for agricultural or mining use and roads used solely for the management and harvesting of wood products.

1270.03. Local Ordinances

Nothing contained in these regulations shall be considered as abrogating the provisions of any ordinance, rule or regulation of any state or local jurisdiction providing such ordinance, rule, regulation or general plan element is equal to or more stringent than these minimum standards. The Board may certify local ordinances as equaling or exceeding these regulations when they provide the same practical effect. The Board's certification of local ordinances pursuant to this section is rendered invalid when previously certified ordinances are subsequently amended by local jurisdictions without Board re-certification of the amended ordinances. The Board's regulations supersede the amended local ordinance(s) when the amended local ordinance(s) are not re-certified by the Board. Amendments made by local jurisdictions to previously certified ordinances shall be re-certified as described in 14 CCR §§ 1270.01 and 1270.03.

1270.04. Provisions for Application of these Regulations

This subchapter shall be applied as follows:

- (a) local jurisdictions shall provide the Director with notice of applications for building permits, tentative parcel maps, tentative maps, and use permits for construction or development within SRA.
- (b) the Director may review and make fire protection recommendations on applicable construction or development or maps provided by the local jurisdiction.
- (c) the local jurisdiction shall ensure that the applicable sections of this subchapter become a condition of approval of any applicable construction or development permit or map.

1270.05. Inspection Authority

(a) Inspection shall be made pursuant to section 1270.06 by:

- (1) the Director, or
- (2) local jurisdictions that have assumed state fire protection responsibility on SRA lands, or
- (3) local jurisdictions where these regulations have been incorporated verbatim into that jurisdiction's building permit or subdivision approval process and the inspection duties have been formally delegated by CAL FIRE to the local jurisdiction, or
- (4) local jurisdictions where the local ordinances have been certified pursuant to 14 CCR §§ 1270.01 and 1270.03 and the inspection duties have been formally delegated by CAL FIRE to the local jurisdiction.

(b) Nothing in this section abrogates CAL FIRE's authority to inspect and enforce state forest and fire law even when the inspection duties have been delegated pursuant to this section.

(c) Reports of violations shall be provided to the CAL FIRE Unit headquarters that administers SRA fire protection in the local jurisdiction.

1270.06. Inspections

The inspection entity listed in 14 CCR 1270.05 may inspect for compliance with these regulations. When inspections are conducted, they should occur prior to: the issuance of the use permit; certificate of occupancy; the recordation of the parcel map or final map; the filing of a notice of completion; or the final inspection of any project or building permit.

1270.07. Exceptions to Standards

Upon request by the applicant, exceptions to standards within this subchapter or local jurisdiction certified ordinances may be allowed by the inspection entity listed in 14 CCR 1270.05, where the exceptions provide the same overall practical effect as these regulations towards providing defensible space. Exceptions granted by the inspection entity listed in 14 CCR 1270.05 shall be made on a case-by-case basis only. Exceptions granted by the inspection entity listed in 14 CCR 1270.05 shall be forwarded to the appropriate CAL FIRE Unit Office that administers SRA fire protection in that county and shall be retained on file at the Unit Office.

1270.08. Request for Exceptions

Requests for an exception shall be made in writing to the inspection entity listed in 14 CCR 1270.05 by the applicant or the applicant's authorized representative. The request shall state the specific section(s) for which an exception is requested, material facts supporting the contention of the applicant, the details of the exception proposed, and a map showing the proposed location and siting of the exception.

1270.09. Appeals

Where an exception is not granted by the inspection authority, the applicant may appeal such denial to the local jurisdiction. The local jurisdiction may establish or utilize an appeal process consistent with existing local building or planning department appeal processes.

Before the local jurisdiction makes a determination on an appeal, the inspection authority shall be consulted and shall provide to that local jurisdiction documentation outlining the effects of the requested exception on wildland fire protection.

If an appeal is granted, the local jurisdiction shall make findings that the decision meets the intent of providing defensible space consistent with these regulations. Such findings shall include a statement of reasons for the decision. A written copy of these findings shall be provided to the CAL FIRE Unit headquarters that administers SRA fire protection in that local jurisdiction.

1271.00. Definitions

Accessory building: Any building used as an accessory to residential, commercial, recreational, industrial, or educational purposes as defined in the California Building Code, 1989 Amendments, Chapter 11, Group M, Division 1 Occupancy that requires a building permit.

Agriculture: Land used for agricultural purposes as defined in a local jurisdiction's zoning ordinances.

Building: Any structure used or intended for supporting or sheltering any use of occupancy that is defined in the California Building Code, 1989 Amendments, Chapter 11, except Group M, Division 1, Occupancy. For the purposes of this subchapter, building includes mobile homes and manufactured homes, churches, and day care facilities.

CDF: California Department of Forestry and Fire Protection.

Dead-end road: A road that has only one point of vehicular ingress/egress, including cul-de-sacs and looped roads.

Defensible space: The area within the perimeter of a parcel, development, neighborhood or community where basic wildland fire protection practices and measures are implemented, providing the key point of defense from an

approaching wildfire or defense against encroaching wildfires or escaping structure fires. The perimeter as used in this regulation is the area encompassing the parcel or parcels proposed for construction and/or development, excluding the physical structure itself. The area is characterized by the establishment and maintenance of emergency vehicle access, emergency water reserves, street names and building identification, and fuel modification measures.

Development: As defined in Section 66418.1 of the California Government Code.

Director: Director of the Department of Forestry and Fire Protection or his/her designee.

Driveway: A vehicular access that serves no more than two buildings, with no more than three dwelling units on a single parcel, and any number of accessory buildings.

Dwelling unit: Any building or portion thereof which contains living facilities, including provisions for sleeping, eating, cooking and/or sanitation for not more than one family.

Exception: An alternative to the specified standard requested by the applicant that may be necessary due to health, safety, environmental conditions, physical site limitations or other limiting conditions such as recorded historical sites, that provide mitigation of the problem.

Fire valve: See hydrant.

Fuel modification area: An area where the volume of flammable vegetation has been reduced, providing reduced fire intensity and duration.

Greenbelts: A facility or land-use, designed for a use other than fire protection, which will slow or resist the spread of a wildfire. Includes parking lots, irrigated or landscaped areas, golf courses, parks, playgrounds, maintained vineyards, orchards or annual crops that do not cure in the field.

Hammerhead/T: A roadway that provides a "T" shaped, three-point turnaround space for emergency equipment, being no narrower than the road that serves it.

Hydrant: A valved connection on a water supply/storage system, having at least one 2 1/2 inch outlet, with male American National Fire Hose Screw Threads (NH) used to supply fire apparatus and hoses with water.

Local Jurisdiction: Any county, city/county agency or department, or any locally authorized district that issues or approves building permits, use permits, tentative maps or tentative parcel maps, or has authority to regulate development and construction activity.

Occupancy: The purpose for which a building, or part thereof, is used or intended to be used.

One-way road: A minimum of one traffic lane width designed for traffic flow in one direction only.

Roads, streets, private lanes: Vehicular access to more than one parcel; access to any industrial or commercial occupancy; or vehicular access to a single parcel with more than two buildings or four or more dwelling units.

Roadway: Any surface designed, improved, or ordinarily used for vehicle travel.

Roadway structures: Bridges, culverts, and other appurtenant structures which supplement the roadway bed or shoulders.

Same Practical Effect: As used in this subchapter means an exception or alternative with the capability of applying accepted wildland fire suppression strategies and tactics, and provisions for fire fighter safety, including:

- (a) access for emergency wildland fire equipment,
- (b) safe civilian evacuation,
- (c) signing that avoids delays in emergency equipment response,
- (d) available and accessible water to effectively attack wildfire or defend a structure from wildfire, and
- (e) fuel modification sufficient for civilian and fire fighter safety.

Shoulder: Roadbed or surface adjacent to the traffic lane.

State Board of Forestry (SBOF): A nine member board, appointed by the Governor, which is responsible for developing the general forest policy of the state, for determining the guidance policies of the Department of Forestry and Fire Protection, and for representing the state's interest in federal land in California.

State Responsibility Area (SRA): As defined in the Public Resources Code section 4126-4127; and the California Code of Regulations, Title 14, Division 1.5, Chapter 7, Article 1, Sections 1220-1220.5.

Structure: That which is built or constructed, an edifice or building of any kind, or any piece of work artificially built up or composed of parts joined together in some definite manner.

Subdivision: As defined in Section 66424 of the Government Code.

Traffic lane: The portion of a roadway that provides a single line of vehicle travel.

Turnaround: A roadway, unobstructed by parking, which allows for a safe opposite change of direction for emergency equipment. Design of such area may be a hammerhead/T or terminus bulb.

Turnouts: A widening in a roadway to allow vehicles to pass.

Vertical clearance: The minimum specified height of a bridge or overhead projection above the roadway.

Wildfire: As defined in Public Resources Code Section 4103 and 4104.

1271.05. Distance Measurements

All specified or referenced distances are measured along the ground, unless otherwise stated.

1272.00. Maintenance of Defensible Space Measures

To ensure continued maintenance of properties in conformance with these standards and measures and to assure continue availability, access, and utilization of the defensible space provided for these standards during a wildfire, provisions for annual maintenance shall be included in the development plans and/or shall be provided as a condition of the permit, parcel or map approval.

ARTICLE 2. EMERGENCY ACCESS AND EGRESS

- § 1273.00. Intent
- § 1273.01. Road Width
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- § 1273.10. Driveways
- § 1273.11. Gate Entrances

1273.00. Intent

Road and street networks, whether public or private, unless exempted under section 1270.02(e), shall provide for safe access for emergency wildland fire equipment and civilian evacuation concurrently, and shall provide unobstructed traffic circulation during a wildfire emergency consistent with Sections 1273.00 through 1273.11.

1273.01. Road Width

All roads shall be constructed to provide a minimum of two ten (10) foot traffic lanes, not including shoulder and striping. These traffic lanes shall provide for two-way traffic flow to support emergency vehicle and civilian egress, unless other standards are provided in this article, or additional requirements are mandated by local jurisdictions or local subdivision requirements.

1273.02. Roadway Surface

Roadways shall be designed and maintained to support the imposed load of fire apparatus weighing at least 75,000 pounds and provide an aggregate base. Project proponent shall provide engineering specifications to support design, if requested by the local authority having jurisdiction.

1273.03. Roadway Grades

The grade for all roads, streets, private lanes and driveways shall not exceed 16 percent.

1273.04. Roadway Radius

(a) No roadway shall have a horizontal inside radius of curvature of less than 50 feet and additional surface width of 4 feet shall be added to curves of 50-100 feet radius; 2 feet to those from 100-200 feet.

(b) The length of vertical curves in roadways, exclusive of gutters, ditches, and drainage structures designed to hold or divert water, shall be not less than 100 feet.

1273.05. Roadway Turnarounds

Turnarounds are required on driveways and dead-end roads. The minimum turning radius for a turnaround shall be forty (40) feet, not including parking, in accordance with the following figure. If a hammerhead/T is used instead, the top of the "T" shall be a minimum of sixty (60) feet in length.

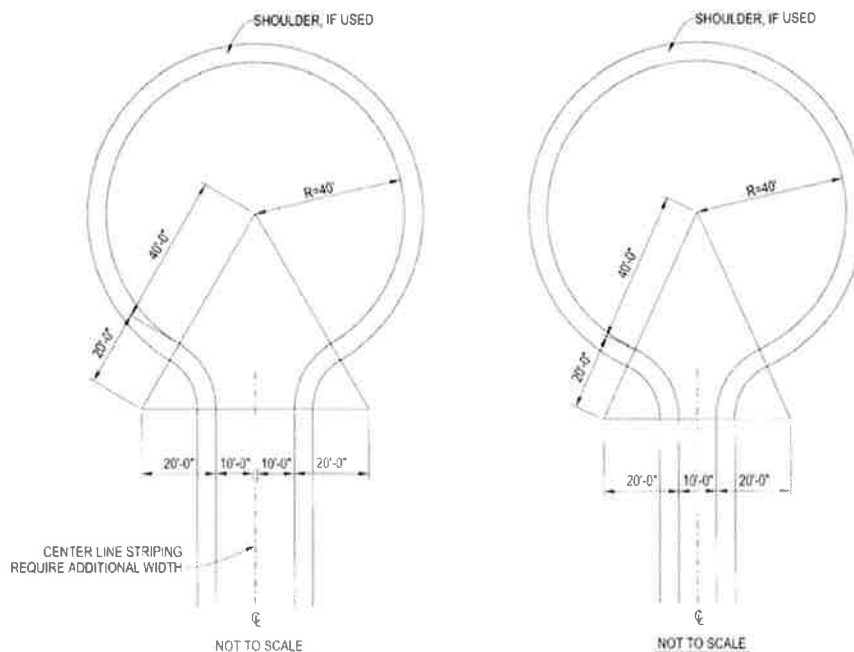


FIGURE FOR 14 CCR § 1273.05. TURNAROUND EXAMPLES

1273.06. Roadway Turnouts

Turnouts shall be a minimum of twelve (12) feet wide and thirty (30) feet long with a minimum twenty-five (25) foot taper on each end.

1273.07. Roadway Structures

(a) All driveway, road, street, and private lane roadway structures shall be constructed to carry at least the maximum load and provide the minimum vertical clearance as required by Vehicle Code Sections 35250, 35550, and 35750.

(b) Appropriate signing, including but not limited to weight or vertical clearance limitations, one-way road or single lane conditions, shall reflect the capability of each bridge.

(c) Where a bridge or an elevated surface is part of a fire apparatus access road, the bridge shall be constructed and maintained in accordance with the American Association of State and Highway Transportation Officials Standard Specifications for Highway Bridges, 17th Edition, published 2002 (known as AASHTO HB-17), hereby incorporated by reference. Bridges and elevated surfaces shall be designed for a live load sufficient to carry the imposed loads of fire apparatus. Vehicle load limits shall be posted at both entrances to bridges when required by the local authority having jurisdiction. Where elevated surfaces designed for emergency vehicle use are adjacent to surfaces which are not designed for such use, barriers, or signs, or both, as approved by the local authority having jurisdiction, shall be installed and maintained. A bridge with only one traffic lane may be authorized by the local jurisdiction; however, it shall provide for unobstructed visibility from one end to the other and turnouts at both ends.

1273.08. One-Way Roads

All one-way roads shall be constructed to provide a minimum, not including shoulders, of one twelve (12) foot traffic lane. The local jurisdiction may approve one-way roads. All one-way roads shall connect to a two-lane roadway at both ends, and shall provide access to an area currently zoned for no more than ten (10) dwelling units. In no case shall it exceed 2,640 feet in length. A turnout shall be placed and constructed at approximately the midpoint of each one-way road.

1273.09. Dead-End Roads

(a) The maximum length of a dead-end road, including all dead-end roads accessed from the dead-end road, shall not exceed the following cumulative lengths, regardless of the numbers of parcels served:

parcels zoned for less than one acre – 800 feet
parcels zoned for 1 acre to 4.99 acres – 1320 feet
parcels zoned for 5 acres to 19.99 acres – 2640 feet
parcels zoned for 20 acres or larger – 5280 feet

All lengths shall be measured from the edge of the roadway surface at the intersection that begins the road to the end of the road surface at the intersection that begins the road to the end of the road surface at its farthest point. Where a dead-end road crosses areas of differing zoned parcel sizes, requiring different length limits, the shortest allowable length shall apply.

(b) Where parcels are zoned 5 acres or larger, turnarounds shall be provided at a maximum of 1320 foot intervals.

(c) Each dead-end road shall have a turnaround constructed at its terminus.

1273.10. Driveways

(a) All driveways shall be constructed to provide a minimum of one (1) ten (10) foot traffic lane and fourteen (14) feet unobstructed horizontal clearance and unobstructed vertical clearance of fifteen (15) feet.

(b) Driveways exceeding 150 feet in length, but less than 800 feet in length, shall provide a turnout near the

midpoint of the driveway. Where the driveway exceeds 800 feet, turnouts shall be provided no more than 400 feet apart.

(c) A turnaround shall be provided to all building sites on driveways over 300 feet in length, and shall be within fifty (50) feet of the building

1273.11. Gate Entrance

(a) Gate entrances shall be at least two (2) feet wider than the width of the traffic lane(s) serving that gate and a minimum width of fourteen (14) feet unobstructed horizontal clearance and unobstructed vertical clearance of fifteen (15) feet.

(b) All gates providing access from a road to a driveway shall be located at least thirty (30) feet from the roadway and shall open to allow a vehicle to stop without obstructing traffic on that road.

(c) Security gates shall not be installed without approval and where security gates are installed, they shall have an approved means of emergency operation. Approval shall be by the local authority having jurisdiction. The security gates and the emergency operation shall be maintained operational at all times.

(d) Where a one-way road with a single traffic lane provides access to a gated entrance, a forty (40) foot turning radius shall be used.

ARTICLE 3. SIGNING AND BUILDING NUMBERING

- § 1274.00. Intent
- § 1274.01. Size of Letters, Numbers and Symbols for Street and Roads Signs
- § 1274.02. Visibility and Legibility of Street and Road Signs
- § 1274.03. Height of Street and Road Signs
- § 1274.04. Names and Numbers on Street and Road Signs
- § 1274.05. Intersecting Roads, Streets and Private Lanes
- § 1274.06. Signs Identifying Traffic Access Limitations
- § 1274.07. Installation of Road, Street and Private Lane Signs
- § 1274.08. Addresses for Buildings
- § 1274.09. Size of Letters, Numbers and Symbols for Addresses
- § 1274.10. Installation, Location and Visibility of Addresses

1274.00. Intent

To facilitate locating a fire and to avoid delays in response, all newly constructed or approved roads, street, and buildings shall be designated by names or numbers, posted on signs clearly visible and legible from the roadway. This section shall not restrict the size of letters of numbers appearing on street signs for other purposes.

1274.01. Size of Letters, Numbers and Symbols for Street and Roads Signs

Size of letters, numbers, and symbols for street and road signs shall be a minimum 4 inch letter height, .5 inch stroke, reflectorized, contrasting with the background color of the sign.

1274.02. Visibility and Legibility of Street and Road Signs

Street and road signs shall be visible and legible from both directions of vehicle travel for a distance of at least 100 feet.

1274.03. Height of Street and Road Signs

Height of street and road signs shall be uniform county wide, and meet the visibility and legibility standards of this article.

1274.04. Names and Numbers on Street and Road Signs

Newly constructed or approved public and private roads and streets must be identified by a name or number through a consistent countywide system that provides for sequenced or patterned numbering and/or non-duplicating naming within each county. All signs shall be mounted and oriented in a uniform manner. This section does not require any entity to rename or renumber existing roads or streets, nor shall a roadway providing access only to a single commercial or industrial occupancy require naming or numbering.

1274.05. Intersecting Roads, Streets and Private Lanes

Signs required by this article identifying intersecting roads, streets and private lanes shall be placed at the intersection of those roads, streets, and/or private lanes.

1274.06. Signs Identifying Traffic Access Limitations

A sign identifying traffic access or flow limitations, including but not limited to weight or vertical clearance limitations, dead-end road, one-way road or single lane conditions, shall be placed:

- (a) at the intersection preceding the traffic access limitation, and
- (b) no more than 100 feet before such traffic access limitation.

1274.07. Installation of Road, Street and Private Lane Signs

Road, street and private lane signs required by this article shall be installed prior to final acceptance by the local jurisdiction of road improvements.

1274.08. Addresses for Buildings

All buildings shall be issued an address by the local jurisdiction which conforms to that jurisdiction's overall address system. Accessory buildings will not be required to have a separate address; however, each dwelling unit within a building shall be separately identified.

1274.09. Size of Letters, Numbers and Symbols for Addresses

Size of letters, numbers and symbols for addresses shall be a minimum 4 inch letter height, .5 inch stroke, reflectorized, contrasting with the background color of the sign.

Address identification shall be plainly legible and visible from the street or road fronting the property. Addresses shall be Arabic numbers or alphabetical letters. Where access is by means of a private road and the address identification cannot be viewed from the public way, a monument, pole or other sign or means shall be used to identify the address.

1274.10. Installation, Location and Visibility of Addresses

(a) All buildings shall have a permanently posted address, which shall be placed at each driveway entrance and visible from both directions of travel along the road. In all cases, the address shall be posted at the beginning of construction and shall be maintained thereafter, and the address shall be visible and legible from the road on which the address is located.

(b) Address signs along one-way roads shall be visible from both the intended direction of travel and the opposite direction.

(c) Where multiple addresses are required at a single driveway, they shall be mounted on a single post.

(d) Where a roadway provides access solely to a single commercial or industrial business, the address sign shall be placed at the nearest road intersection providing access to that site.

ARTICLE 4. EMERGENCY WATER STANDARDS

- § 1275.00. Intent
- § 1275.01. Application
- § 1275.10. General Standards
- § 1275.15. Hydrant/Fire Valve
- § 1275.20 Signing of Water Sources

1275.00. Intent

Emergency water for wildfire protection shall be available, accessible, and maintained in quantities and locations specified in the statute and these regulations, in order to attack a wildfire or defend property from a wildfire.

1275.01. Application

The provisions of this article shall apply in the tentative and parcel map process when new parcels are approved by the local jurisdiction having authority. When a water supply for structure defense is required to be installed, such protection shall be installed and made serviceable prior to and during the time of construction except when alternative methods of protection are provided and approved by the local authority having jurisdiction.

1275.10. General Standards

Water systems that comply with the below standard or standards meet or exceed the intent of these regulations. Water systems equaling or exceeding the National Fire Protection Association (NFPA) 1142, "Standard on Water Supplies for Suburban and Rural Fire Fighting," 2012 Edition, hereby incorporated by reference, and California Fire Code, California Code of Regulations title 24, part 9, shall be accepted as meeting the requirements of this article. Such emergency water may be provided in a fire agency mobile water tender, or naturally occurring or man made containment structure, as long as the specified quantity is immediately available. Nothing in this article prohibits the combined storage of emergency wildfire and structural firefighting water supplies unless so prohibited by local ordinance or specified by the local fire agency. Where freeze protection is required by local jurisdictions having authority, such protection measures shall be provided.

1275.15. Hydrant/Fire Valve

(a) The hydrant or fire valve shall be eighteen (18) inches above grade, eight (8) feet from flammable vegetation, no closer than four (4) feet nor farther than twelve (12) feet from a roadway, and in a location where fire apparatus using it will not block the roadway.

The hydrant serving any building shall:

- (1) be not less than fifty (50) feet nor more than 1/2 mile by road from the building it is to serve, and
- (2) be located at a turnout or turnaround, along the driveway to that building or along the road that intersects with that driveway.

(b) The hydrant head shall be 2 1/2 inch National Hose male thread with cap for pressure and gravity flow systems and 4 1/2 inch draft systems. Such hydrants shall be wet or dry barrel as required by the delivery system. They shall have suitable crash protection as required by the local jurisdiction.

1275.20 Signing of Water Sources

Each hydrant/fire valve or access to water shall be identified as follows:

(a) If located along a driveway, a reflectorized blue marker, with a minimum dimension of 3 inches shall be located on the driveway address sign and mounted on a fire retardant post, or

(b) If located along a street or road,

- (1) a reflectorized blue marker, with a minimum dimension of 3 inches, shall be mounted on a fire retardant post. The sign post shall be within 3 feet of said hydrant/fire valve, with the sign no less than 3 feet nor greater than 5 feet above ground, in a horizontal position and visible from the driveway, or
- (2) as specified in the State Fire Marshal's Guidelines for Fire Hydrant Markings Along State Highways and Freeways, May 1988.

ARTICLE 5. FUEL MODIFICATION STANDARDS

- § 1276.00. Intent
- § 1276.01. Setback for Structure Defensible Space
- § 1276.02. Disposal of Flammable Vegetation and Fuels
- § 1276.03. Greenbelts

1276.00 Intent

To reduce the intensity of a wildfire by reducing the volume and density of flammable vegetation, the strategic siting of fuel modification and greenbelt shall provide

- (1) increased safety for emergency fire equipment and evacuating civilians by its utilization around structures and roads, including driveways; and
- (2) a point of attack or defense from a wildfire.

1276.01 Setback for Structure Defensible Space

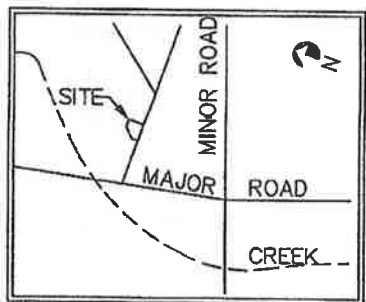
- (a) All parcels 1 acre and larger shall provide a minimum 30 foot setback for buildings and accessory buildings from all property lines and/or the center of the road.
- (b) For parcels less than 1 acre, the local jurisdiction shall provide for the same practical effect.

1276.02 Disposal of Flammable Vegetation and Fuels

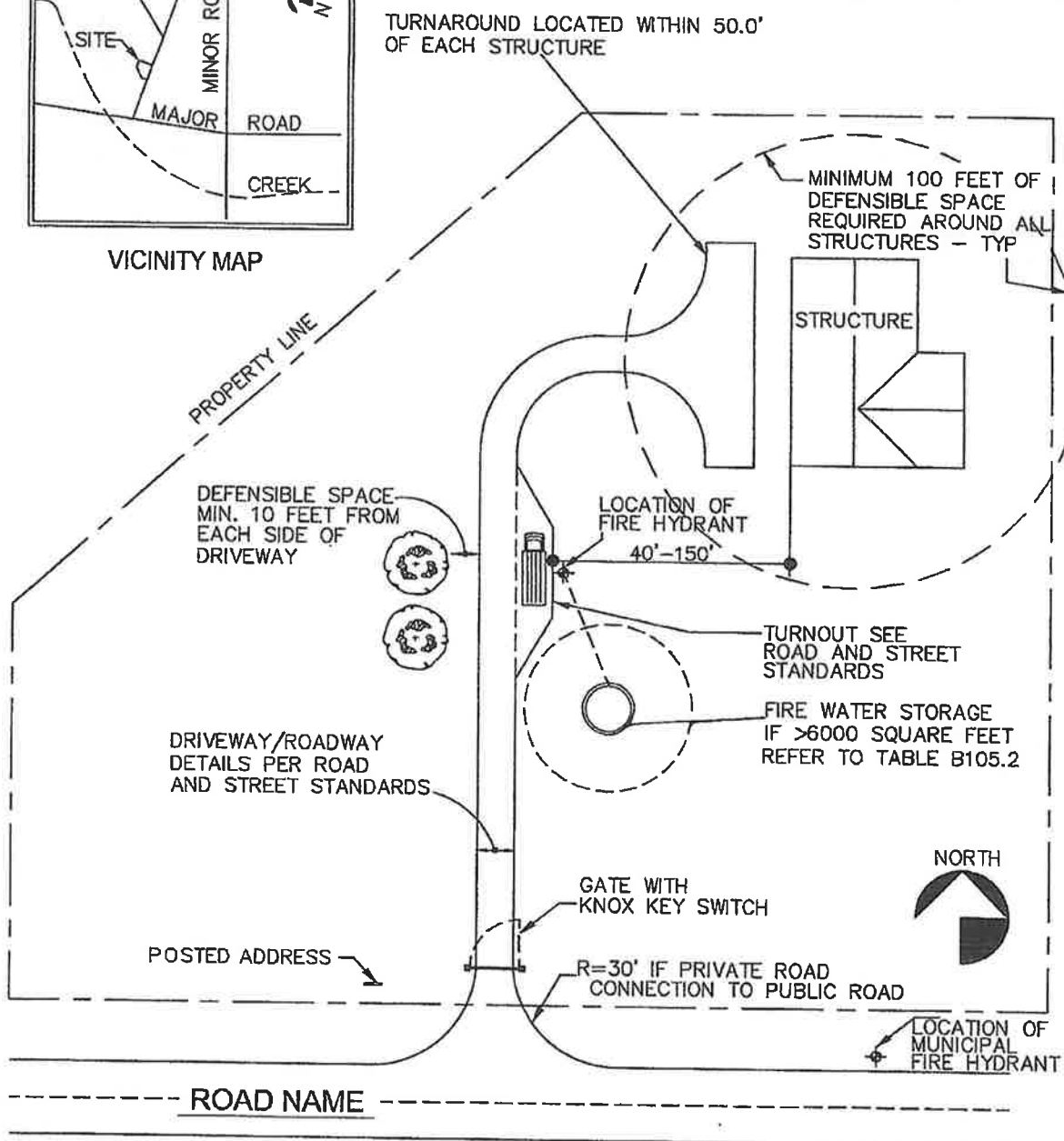
Disposal, including chipping, burying, burning or removal to a landfill site approved by the local jurisdiction, of flammable vegetation and fuels caused by site development and construction, road and driveway construction, and fuel modification shall be completed prior to completion of road construction or final inspection of a building permit.

1276.03 Greenbelts

Subdivision and other developments, which propose greenbelts as a part of the development plan, shall locate said greenbelts strategically, as a separation between wildland fuels and structures. The locations shall be approved by the local authority having jurisdiction and may be consistent with the CAL FIRE Unit Fire Management Plan or Contract County Fire Plan.



VICINITY MAP



RESIDENTIAL SAMPLE SITE PLAN

FIRE SAFE STANDARDS

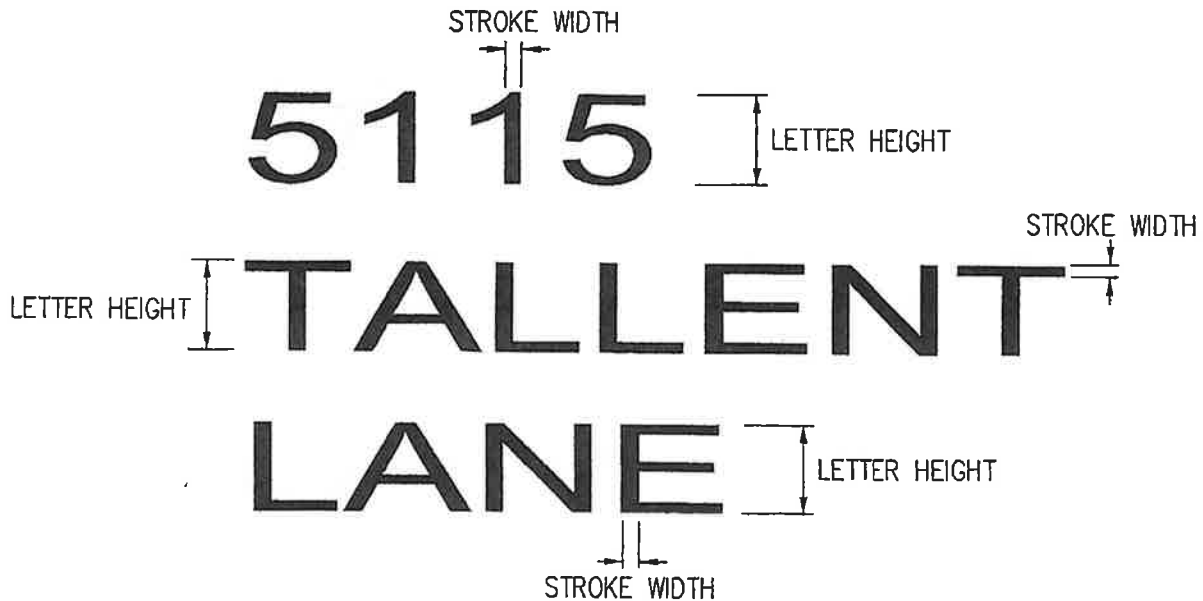
County of Lake/ California Department of Forestry and Fire Protection
Sonoma-Lake-Napa Unit

DATE: 1 April 2018

REVISED: 04/2018

APPROVED

SIGNAGE SIZE AND LOCATION OF ADDRESSES



	MINIMUM LETTER HEIGHT	MINIMUM STROKE WIDTH
RESIDENTIAL	4"	1/2"
COMMERCIAL	6"	3/4"
INDUSTRIAL	12"	1-1/2"

NOTE: LETTERING SHALL BE REFLECTORIZED AND CONTRASTING WITH THE BACKGROUND COLOR OF THE SIGN.

ADDRESS SIGNAGE NOTES

1. ALL BUILDINGS SHALL HAVE A PERMANENTLY POSTED ADDRESS, WHICH SHALL BE PLACED AT EACH DRIVEWAY ENTRANCE AND VISIBLE FROM BOTH DIRECTIONS OF TRAVEL ALONG THE ROAD. IN ALL CASES, THE ADDRESS SHALL BE POSTED AT THE BEGINNING OF CONSTRUCTION AND SHALL BE MAINTAINED THEREAFTER, AND THE ADDRESS SHALL BE VISIBLE AND LEGIBLE FROM THE ROAD ON WHICH THE ADDRESS IS LOCATED.
2. ADDRESS SIGNS ALONG ONE-WAY ROADS SHALL BE VISIBLE FROM BOTH THE INTENDED DIRECTION OF TRAVEL AND THE OPPOSITE DIRECTION.
3. WHERE MULTIPLE ADDRESSES ARE REQUIRED AT A SINGLE DRIVEWAY, THEY SHALL BE MOUNTED ON A SINGLE POST.
4. WHERE A ROADWAY PROVIDES ACCESS SOLELY TO A SINGLE COMMERCIAL OR INDUSTRIAL BUSINESS, THE ADDRESS SIGN SHALL BE PLACED AT THE NEAREST ROAD INTERSECTION PROVIDING ACCESS TO THAT SITE.

NOT TO SCALE

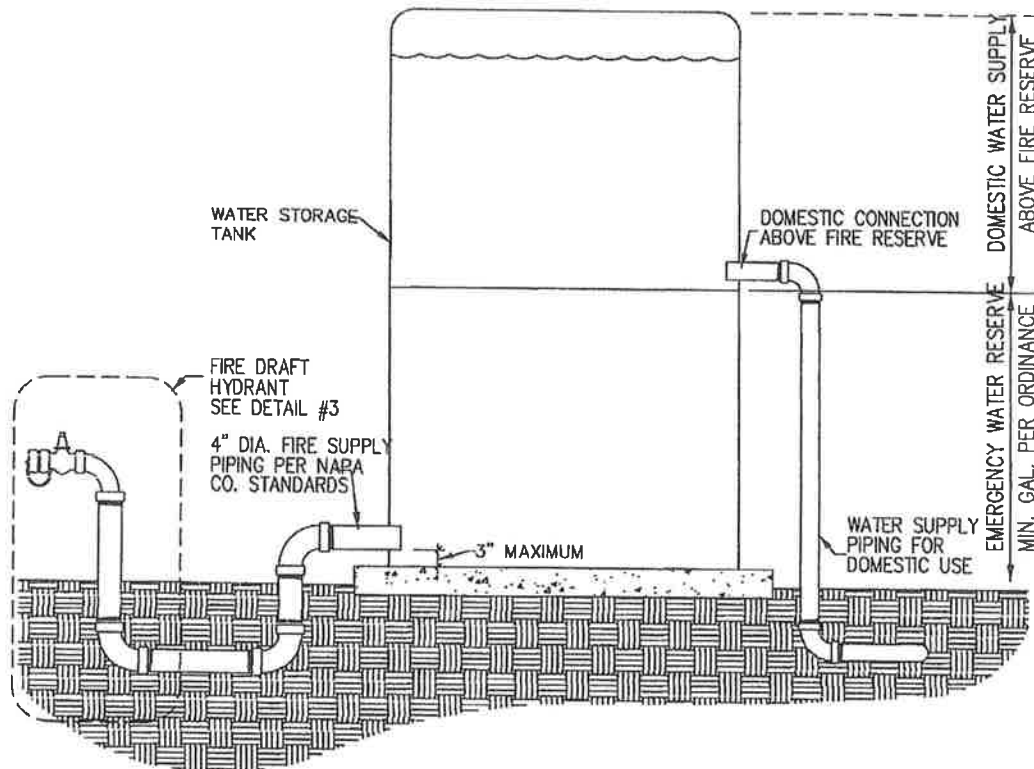
County of Lake/ California Department of Forestry and
Fire Protection
Sonoma-Lake-Napa Unit

ADDRESS SIGNAGE

Date: April 25th, 2018

WATER TANK NOTES

- NO BUILDING PERMIT IS REQUIRED FOR WATER TANKS SUPPORTED DIRECTLY ON GRADE IF IT IS LESS THAN 5,000 GALLONS AND THE RATIO OF HEIGHT TO DIAMETER OR WIDTH DOES NOT EXCEED 2:1. FOR TANKS THAT DO NOT MEET THE ABOVE A BUILDING PERMIT AND CONCRETE FOUNDATION IS REQUIRED.



WATER STORAGE TANK

WATER SUPPLY NOTES

- WHEN MULTIPLE WATER TANKS ARE UTILIZED TO ACHIEVE THE REQUIRED VOLUME OF WATER, THE CONNECTION BETWEEN THE TANKS SHALL BE BY AN APPROVED 4" DIA. WATER LINE.

RESIDENTIAL WATER SUPPLY FROM TANK

County of Lake/ California Department of Forestry and Fire Protection
Sonoma-Lake-Napa Unit

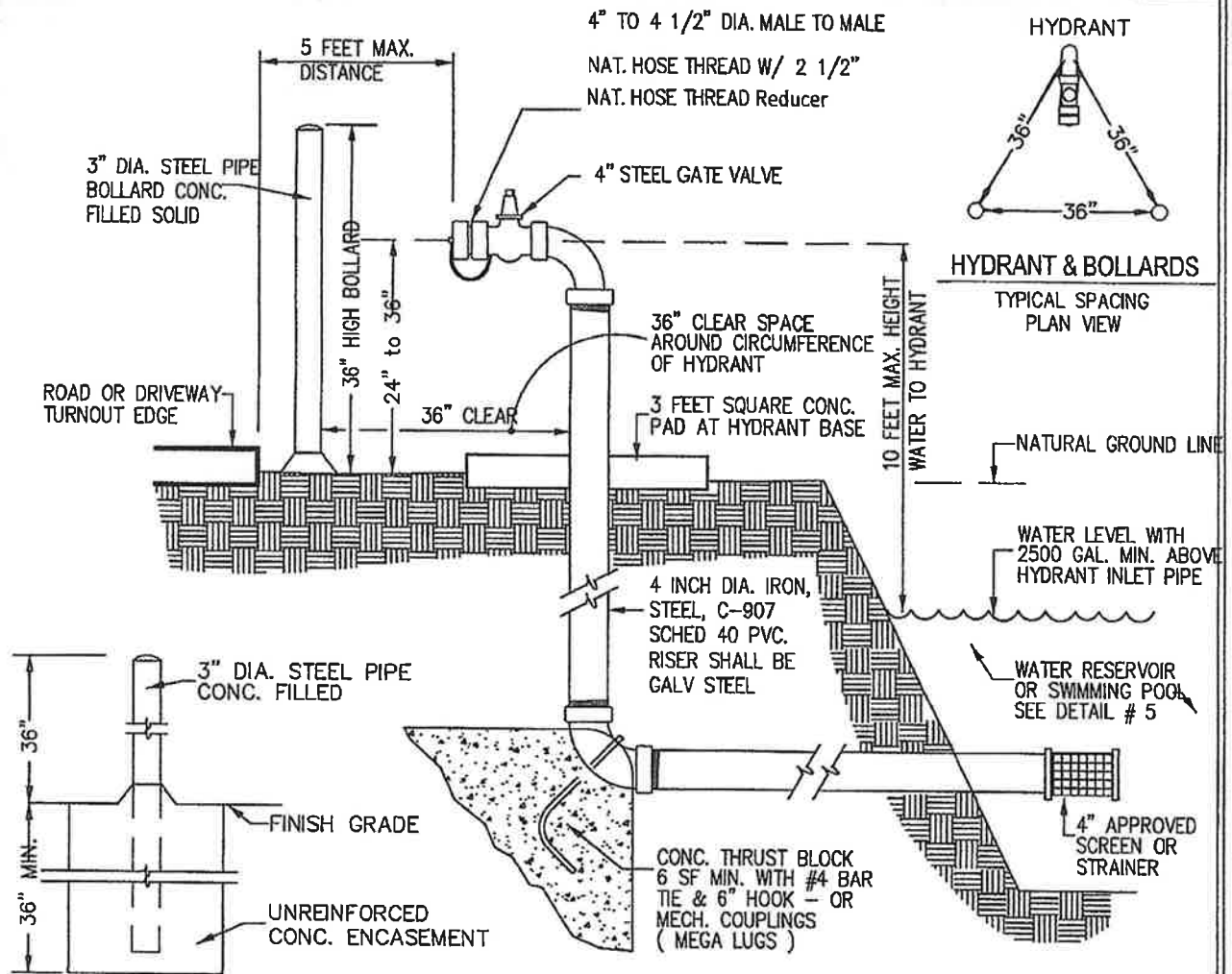
FIRE SAFE STANDARDS

DATE: April 25th, 2018

REVISED:

APPROVED

4



GUARD POST / BOLLARD

SECTION VIEW

NOTES

- ALL DRAFT HYDRANTS SHALL BE "WET"
- LOCATION OF WET DRAFT HYDRANT SHALL BE BETWEEN 40' - 150' OF STRUCTURE, BUT NO CLOSER THAN 40 FEET.
- WATER STORAGE REQUIRED FOR DOMESTIC PURPOSES SHALL BE IN ADDITION TO THE REQUIRED STORAGE FOR FIRE PROTECTION. ALL PIPES OR VALVES FOR DOMESTIC WATER PURPOSES SHALL BE INSTALLED ABOVE THE LEVEL REQUIRED FOR FIRE PROTECTION. SEE WATER TANK DETAIL #4.
- A "BLUE DOT" REFLECTOR SHALL BE LOCATED ADJACENT TO WET DRAFT FIRE HYDRANT.
- WET DRAFT HYDRANT CONNECTION SHALL BE WITH IN 5 FEET OF DRIVEWAY TURNAROUND OR ROADWAY AND TO NOT BLOCK EGRESS/INGRESS.
- FIRE HYDRANT SHALL BE PAINTED "RED" AND SIGNAGE POSTED ON THE HYDRANT TO READ "WET DRAFT" IN ONE INCH MINIMUM HIGH WHITE LETTERS.

WET DRAFT HYDRANT

FIRE SAFE STANDARDS

County of Lake/ California Department of Forestry and Fire Protection
Sonoma-Lake-Napa Unit

DATE: April 25th, 2018

REVISED:

APPROVED

3

Eric Porter

From: Mary Camp <admin@rvrpomo.net>
Sent: Friday, July 26, 2019 12:54 PM
To: Eric Porter
Subject: RE: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Redwood Valley thanks you for the notice. We would defer to any review, comments or concerns from Big Valley Rancheria.

From: Eric Porter [mailto:Eric.Porter@lakecountyca.gov]
Sent: Friday, July 26, 2019 10:36 AM
To: Mary Jane Montana <MaryJane.Montana@lakecountyca.gov>; Lori Baca <Lori.Baca@lakecountyca.gov>; Kelli Hanlon <Kelli.Hanlon@lakecountyca.gov>; Gordon Haggitt <Gordon.Haggitt@lakecountyca.gov>; Yuliya Osetrova <Yuliya.Osetrova@lakecountyca.gov>; 'Fahmy Attar' <FahmyA@lcaqmd.net>; Ryan Lewelling <Ryan.Lewelling@lakecountyca.gov>; Kyle.Stoner@wildlife.ca.gov; 'Northwest Information Center' <nwic@sonoma.edu>; Gloria Gregore <Gloria.Gregore@lakecountyca.gov>; sryan@big-valley.net; l.brown.elem@gmail.com; a.garcia@elemindiancolony.org; kkarolaepa@gmail.com; aarroyosr@hpultribe-nsn.gov; streppa@hpultribe-nsn.gov; hmarcks@hpultribe-nsn.gov; lrosas@hpultribe-nsn.gov; aholstine@hpultribe-nsn.gov; rpeterston@middletownrancheria.com; MTR THPO <THPO@middletownrancheria.com>; slreyes@middletownrancheria.com; btorres@middletownrancheria.com; MTR THPO <THPO@middletownrancheria.com>; admin@rvrpomo.net; drogers@robinsonrancheria.org; Scott DeLeon <Scott.DeLeon@lakecountyca.gov>; rmartin@hpultribe-nsn.gov; Wink, Mike@CALFIRE <Mike.Wink@fire.ca.gov>; Gloria Gregore <Gloria.Gregore@lakecountyca.gov>; chief500@lakeportfire.com
Cc: Byron Turner <Byron.Turner@lakecountyca.gov>
Subject: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Good morning all,

The Lake County Planning Department has received an application for (4) outdoor A-Type 3 commercial cannabis cultivation sites. The application is presently incomplete due to several key issues.

We have a Property Management Plan that we can scan and send if needed; just let me know.

Thanks as always for your assistance;

Eric Porter

CALIFORNIA
HISTORICAL
RESOURCES
INFORMATION
SYSTEM



ALAMEDA
COLUSA
CONTRA COSTA
DEL NORTE

HUMBOLDT
LAKE
MARIN
MENDOCINO
MONTEREY
NAPA
SAN BENITO

SAN FRANCISCO
SAN MATEO
SANTA CLARA
SANTA CRUZ
SOLANO
SONOMA
YOLO

Northwest Information Center
Sonoma State University
150 Professional Center Drive, Suite E
Rohnert Park, California 94928-3609
Tel: 707.588.8455
nwic@sonoma.edu
<http://www.sonoma.edu/nwic>

August 7, 2019

File No.: 19-0194

Eric Porter, Project Planner
County of Lake
Community Development Department
255 N. Forbes Street
Lakeport, CA. 95453

re: County File Number UP 19-13 / 2800 Manning Road, Lakeport / Adobe Creek Ranch – Dennis Hunter

Dear Mr. Porter:

Records at this office were reviewed to determine if this project could adversely affect cultural resources. Please note that use of the term cultural resources includes both archaeological sites and historical buildings and/or structures. The review for possible historic-era building/structures, however, was limited to references currently in our office and should not be considered comprehensive.

Project Description: The proposed project entails the establishment of four A-Type 3 outdoor commercial cannabis cultivation areas on an existing +/- 230 acre property. The total proposed cultivation area is 260,000 square feet; however, the Lake County Zoning Ordinance allows only up to 22,000 square feet of cultivation area for each A-Type 3B license. The project scope will therefore need to be amended by the applicant.

Previous Studies:

XX Study #S-00468 (Peak 1975), covering less than 5% of the proposed project area, identified no cultural resources within those portions of the proposed project area (see recommendations below).

Archaeological and Native American Resources Recommendations:

XX Based on an evaluation of the environmental setting and features associated with known sites, Native American resources in this part of Lake County have been found near oak woodland and in areas marginal to Clear Lake, as well as near a variety of plant and animal resources. Sites are also found near watercourses. The proposed project area is located on a flat terrace above marshland on the shore of Clear Lake. The project area is adjacent to Adobe Creek and in proximity to McGaugh Slough. Given the similarity of one or more of these environmental factors and the proximity to known Native American sites, there is a high potential for unrecorded Native American resources in the proposed project area.

Due to the passage of time since the previous survey (Peak 1975) and the changes in archaeological theory and method since that time, we recommend that a qualified archaeologist conduct further archival and field study for the entire project area to identify any unrecorded archaeological resources.

XX We recommend that the lead agency contact the local Native American tribe(s) regarding traditional, cultural, and religious heritage values. For a complete listing of tribes in the vicinity of the project, please contact the Native American Heritage Commission at (916) 373-3710.

Built Environment Recommendations:

XX The 1938 and 1951 USGS Lakeport 15' quads depict between 1 and 3 buildings in the proposed project area, and additional buildings within the project parcel. Since the Office of Historic Preservation has determined that any building or structure 45 years or older may be of historical value, it is recommended that prior to commencement of project activities, a qualified professional familiar with the architecture and history of Lake County conduct a formal CEQA evaluation.

Due to processing delays and other factors, not all of the historical resource reports and resource records that have been submitted to the Office of Historic Preservation are available via this records search. Additional information may be available through the federal, state, and local agencies that produced or paid for historical resource management work in the search area. Additionally, Native American tribes have historical resource information not in the California Historical Resources Information System (CHRIS) Inventory, and you should contact the California Native American Heritage Commission for information on local/regional tribal contacts.

The California Office of Historic Preservation (OHP) contracts with the California Historical Resources Information System's (CHRIS) regional Information Centers (ICs) to maintain information in the CHRIS inventory and make it available to local, state, and federal agencies, cultural resource professionals, Native American tribes, researchers, and the public. Recommendations made by IC coordinators or their staff regarding the interpretation and application of this information are advisory only. Such recommendations do not necessarily represent the evaluation or opinion of the State Historic Preservation Officer in carrying out the OHP's regulatory authority under federal and state law.

For your reference, a list of qualified professionals in California that meet the Secretary of the Interior's Standards can be found at <http://www.chrisinfo.org>. If archaeological resources are encountered during the project, work in the immediate vicinity of the finds should be halted until a qualified archaeologist has evaluated the situation. If you have any questions, please contact our office at nwic@sonoma.edu or at (707) 588-8455.

Sincerely,

Jessika Akmenkalns, Ph.D.
Researcher

Eric Porter

From: Scott DeLeon
Sent: Friday, August 16, 2019 2:42 PM
To: Eric Porter
Subject: RE: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Eric: After review of the materials you provided for the subject project, I offer the following on behalf of the Department of Public Works:

The proposed access road appears to be within an easement on another property. I will defer to the County Surveyor on its status as legal access authorization. Should this easement meet the requirements, I have concerns with the construction of the driveway and encroachment onto Soda Bay Road due to the presence of a large drainage ditch in roughly the same location as the proposed driveway. DPW will require plans for the driveway and access road that account for the ditch and an encroachment permit.

Other general concerns include:

This property appears to have a Conservation Easement recorded on it based on a Record of Survey Map (93 RS 46) and I'm wondering if that precludes this type of use?

I'm concerned with the proximity of the project to the Flood Plain, and the fact that nutrient-rich growing medium will potentially be affected by flood waters.

I noted that the project is currently incomplete, and I suspect that these concerns may be part of that. I'll look for additional information in the future.

Thank you for the opportunity to comment. If you have any questions or need additional information please feel free to contact me.

Scott De Leon

From: Eric Porter
Sent: Friday, July 26, 2019 10:36 AM
To: Mary Jane Montana <MaryJane.Montana@lakecountyca.gov>; Lori Baca <Lori.Baca@lakecountyca.gov>; Kelli Hanlon <Kelli.Hanlon@lakecountyca.gov>; Gordon Haggitt <Gordon.Haggitt@lakecountyca.gov>; Yuliya Osetrova <Yuliya.Osetrova@lakecountyca.gov>; 'Fahmy Attar' <FahmyA@lcaqmd.net>; Ryan Lewelling <Ryan.Lewelling@lakecountyca.gov>; Kyle Stoner <Kyle.Stoner@wildlife.ca.gov>; 'Northwest Information Center' <nwic@sonoma.edu>; Gloria Gregore <Gloria.Gregore@lakecountyca.gov>; sryan@big-valley.net; l.brown.elem@gmail.com; a.garcia@elemindiancolony.org; kkarolaepa@gmail.com; aarroyosr@hpultribe-nsn.gov; streppa@hpultribe-nsn.gov; hmarcks@hpultribe-nsn.gov; lrosas@hpultribe-nsn.gov; aholstine@hpultribe-nsn.gov; rpeterston@middletownrancheria.com; MTR THPO <THPO@middletownrancheria.com>; slreyes@middletownrancheria.com; btorres@middletownrancheria.com; MTR THPO <THPO@middletownrancheria.com>; admin@rvrpomo.net; drogers@robinsonrancheria.org; Scott DeLeon <Scott.DeLeon@lakecountyca.gov>; rmartin@hpultribe-nsn.gov; Wink, Mike@CALFIRE <Mike.Wink@fire.ca.gov>; Gloria Gregore <Gloria.Gregore@lakecountyca.gov>; chief500@lakeportfire.com
Cc: Byron Turner <Byron.Turner@lakecountyca.gov>
Subject: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Good morning all,

The Lake County Planning Department has received an application for (4) outdoor A-Type 3 commercial cannabis cultivation sites. The application is presently incomplete due to several key issues.

We have a Property Management Plan that we can scan and send if needed; just let me know.

Thanks as always for your assistance;

Eric Porter

Eric Porter

From: Gordon Haggitt
Sent: Friday, July 26, 2019 12:34 PM
To: Eric Porter
Subject: RE: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

Eric: My standard comments are to confirm the project meets the setbacks from the property line and that they have legal access for the various agencies to monitor the site. Again, what looks good on paper may not reflect the end result on the ground. Fence lines, etc. may or may not be the true property line.

Gordon M. Haggitt
County Surveyor, County of Lake
(707)263-2341

From: Eric Porter
Sent: Friday, July 26, 2019 10:36 AM
To: Mary Jane Montana <MaryJane.Montana@lakecountyca.gov>; Lori Baca <Lori.Baca@lakecountyca.gov>; Kelli Hanlon <Kelli.Hanlon@lakecountyca.gov>; Gordon Haggitt <Gordon.Haggitt@lakecountyca.gov>; Yuliya Osetrova <Yuliya.Osetrova@lakecountyca.gov>; 'Fahmy Attar' <FahmyA@lcaqmd.net>; Ryan Lewelling <Ryan.Lewelling@lakecountyca.gov>; Kyle.Stoner@wildlife.ca.gov; 'Northwest Information Center' <nwic@sonoma.edu>; Gloria Gregore <Gloria.Gregore@lakecountyca.gov>; sryan@big-valley.net; l.brown.elem@gmail.com; a.garcia@elemindiancolony.org; kkarolaepa@gmail.com; aarroyosr@hpultribe-nsn.gov; streppa@hpultribe-nsn.gov; hmarcks@hpultribe-nsn.gov; lrosas@hpultribe-nsn.gov; aholstine@hpultribe-nsn.gov; rpeterston@middletownrancheria.com; MTR THPO <THPO@middletownrancheria.com>; slreyes@middletownrancheria.com; btorres@middletownrancheria.com; MTR THPO <THPO@middletownrancheria.com>; admin@rvrpomo.net; drogers@robinsonrancheria.org; Scott DeLeon <Scott.DeLeon@lakecountyca.gov>; rmartin@hpultribe-nsn.gov; Wink, Mike@CALFIRE <Mike.Wink@fire.ca.gov>; Gloria Gregore <Gloria.Gregore@lakecountyca.gov>; chief500@lakeportfire.com
Cc: Byron Turner <Byron.Turner@lakecountyca.gov>
Subject: Request for Review and opportunity to request Tribal Consultation; Dennis Hunter, UP 19-13, APN: 008-009-03

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Thanks as always for your assistance;

Eric Porter

Central Valley Regional Water Quality Control Board

4 June 2018

WDID: 5S17CC401975

Michael Hayes
1535 Farmers Lane, Suite 175
Santa Rosa, CA 95405

Richard Henderson
PO Box 1057
Kelseyville, CA 95451

NOTICE OF APPLICABILITY, WATER QUALITY ORDER WQ-2017-0023-DWQ, MICHAEL HAYES, APN 008-009-030, 008-101-140, LAKE COUNTY

Michael Hayes (hereafter "Discharger") submitted information through the State Water Resources Control Board's (State Water Board's) online portal on 19 April 2018, for discharges of waste associated with cannabis cultivation related activities. Based on the information provided, the Discharger self-certifies the cannabis cultivation activities are consistent with the requirements of the State Water Board *Cannabis Cultivation Policy- Principles and Guidelines for Cannabis Cultivation* (Policy), and the *General Waste Discharge Requirements and Waiver of Waste Discharge Requirements for Discharges of Waste Associated with Cannabis Cultivation Activities*, Order No. WQ-2017-0023-DWQ (General Order). This letter provides notice that the Policy and General Order are applicable to the site as described below. You are hereby assigned waste discharge identification (WDID) number **5S17CC401975**

The Discharger is responsible for all the applicable requirements in the Policy, General Order, and this Notice of Applicability (NOA).

1. FACILITY AND DISCHARGE DESCRIPTION

The information submitted by the Discharger states the disturbed area is equal to or greater than 2,000 square feet and less than 1 acre (43,560 square feet), no portion of the disturbed area is within the setback requirements, no portion of the disturbed area is located on a slope greater than 30 percent, and the cannabis cultivation area is less than 1 acre.

Based on the information submitted by the Discharger, the cannabis cultivation activities are classified as Tier 1, low risk.

2. SITE-SPECIFIC REQUIREMENTS

The Policy and General Order are available on the Internet at: <http://www.waterboards.ca.gov/cannabis>. The Discharger shall ensure that all site operating personnel know, understand, and comply with the requirements contained in the Policy, General Order, this NOA, and the Monitoring and Reporting Program (MRP, Attachment B of the General Order). Note that the General Order contains standard provisions, general requirements, and prohibitions that apply to all cannabis cultivation activities.

The application requires the Discharger to self-certify that all applicable Best Practicable Treatment

or Control (BPTC) measures are being implemented, or will be implemented by the onset of the winter period (November 15 - April 1), following the enrollment date. Dischargers that cannot implement all applicable BPTC measures by the onset of the winter period, following their enrollment date, shall submit to the appropriate Regional Water Board a *Site Management Plan* that includes a time schedule and scope of work for use by the Regional Water Board in developing a compliance schedule as described in Attachment A of the General Order.

3. TECHNICAL REPORT REQUIREMENTS

The following technical report(s) shall be submitted by the Discharger as described below:

1. A *Site Management Plan*, by **18 July 2018**, consistent with the requirements of General Order Provision C.1.a., and Attachment A, Section 5. Attachment D of the General Order provides guidance on the contents of the *Site Management Plan*.
2. A *Site Closure Report* must be submitted 90 days prior to permanently ending cannabis cultivation activities and seeking to rescind coverage under the General Order. The *Site Closure Report* must be consistent with the requirements of General Order Provision C.1.e., and Attachment A, Section 5. Attachment D of the General Order provides guidance on the contents of the *Site Closure Report*.

4. MONITORING AND REPORTING PROGRAM

The Discharger shall comply with the Monitoring and Reporting Program (MRP). Attachment B of the General Order provides guidance on the contents for the annual reporting requirement. Annual reports shall be submitted to the Regional Water Board by March 1 following the year being monitored. The Discharger shall not implement any changes to this MRP unless and until a revised MRP is issued by the Regional Water Board Executive Officer or the State Water Board Division of Water Quality Deputy Director, or the State Water Board Chief Deputy Director.

5. ANNUAL FEE

According to the information submitted, the discharge is classified as Tier 1, low risk with the current annual fee assessed at \$600. The fee is due and payable on an annual basis until coverage under this General Order is formally rescinded. To rescind coverage, the Discharger must submit a Notice of Termination, including a *Site Closure Report* at least 90 days prior to termination of activities and include a final MRP report.

6. TERMINATION OF COVERAGE UNDER THE GENERAL ORDER & REGIONAL WATER BOARD CONTACT INFORMATION

Cannabis cultivators that propose to terminate coverage under the Conditional Waiver or General Order must submit a Notice of Termination (NOT). The NOT must include a *Site Closure Report* (see Technical Report Requirements above), and Dischargers enrolled under the General Order must also submit a final monitoring report. The Regional Water Board reserves the right to inspect the site before approving an NOT. Attachment C includes the NOT form and Attachment D of the General Order provides guidance on the contents of the *Site Closure Report*.

If the Discharger cannot comply with the General Order, or will be unable to implement an applicable BPTC measure contained in Attachment A by the onset of the winter period each year, the Discharger shall notify the Regional Water Board staff by telephone at (530) 224-4845 so that a

site-specific compliance schedule can be developed.

All monitoring reports, submittals, discharge notifications, and questions regarding compliance and enforcement should be directed to centralvalleyredding@waterboards.ca.gov or (530) 224-4845.

(for) Patrick Pulupa
Executive Officer

SP: ch

cc via email: Kevin Porzio, State Water Resources Control Board, Sacramento
CDFA CalCannabis Program, Sacramento
Mireya Turner, Lake County Planning Department, Lakeport



COUNTY OF LAKE

Department of Agriculture
Department of Weights & Measures
883 Lakeport Blvd.
Lakeport CA 95453
Phone: (707) 263-0217
Email: lakeag@lakecountyca.gov

STEVEN HAJIK
Agricultural Commissioner
Sealer of Weights & Measures

Date: March 5, 2021

From: Lake County Community Development

Subject: UP 19-13, VR 19-02 (Tiffany Dewitt) / UP 19-15, IS 19-27 Legendary Farms)

I oppose both the Tiffany Dewitt and Legendary Farms outdoor cannabis production because they are within 1,000 feet of an established agricultural use. In addition, they are both probably included in the Agricultural Protection Zone established by the Board of Supervisors on December 15, 2020. Apparently, the lines haven't been officially drawn yet. There is another situation as well. It appears that there was outdoor cannabis production prior to Legendary Farms purchasing the property, and before the first county ordinance was established. Therefore, it's possible they could be exempt, but not the Tiffany Dewitt outdoor cannabis proposal.

Here is some logistical reasons why there are Agricultural Protection Zones. Outdoor cannabis production can create in serious conflict with traditional agriculture (wine grape, pears, and walnuts) due to possible pesticide drift impacting nearby cannabis production. There are very few (if any) established pesticide residue tolerances for cannabis which could lead to the products not being sold if pesticides are detected. This could result in lawsuits for the growers of traditional crops and they may have to modify their production practices. This modification could lead to reduced profitability if the cultural practices were limited and more restrictive. The question has been raised regarding how organic crops can be grown next to conventional crops. In this situation, there are minimum pesticides residue tolerances that still allow the crop to not lose the organic status. In addition there are established pesticide residue tolerances for conventional pesticides used in wine grapes, pears and walnuts. Lastly, the pesticides used in traditional agriculture are similar in all the crops so drift normally isn't an issue.

It should be noted that this department has been told by several wine grape growers that the wineries that usually purchase their grapes would not be doing that if there is cannabis production nearby due to possible taint.

Eric Porter

From: Steven Hajik
Sent: Friday, March 5, 2021 4:23 PM
To: Eric Porter
Subject: UP 19-15, VR 19-02 (Tiffany Dewitt) / UP 19-15, IS 19-27 (Legendary Farms)
Attachments: Tiffany Dewitt Letter.pdf

My response to the outdoor cannabis production proposal on Manning Road in Big Valley. Please let me know that you received this.

Steve Hajik
Lake County Agricultural Commissioner & Sealer



**HABEMATOLEL POMO
CULTURAL RESOURCES**

RECEIVED

MAR 01 2021

LAKE COUNTY COMMUNITY
DEVELOPMENT DEPT

February 24, 2021

Lake County Dept. of Community Development
Attn: Eric Porter, Assistant Planner
255 N. Forbes St.
Lakeport, CA 95453

RE: Tiffany DeWitt Project

Dear Mr. Eric Porter:

Thank you for your project notification letter received on February 22, 2021, regarding cultural information on or near the proposed 2800 Manning Road, Lakeport, Lake County. We appreciate your effort to contact us.

The Habematolel Pomo Cultural Resources Department has reviewed the project and concluded that it is not within the aboriginal territories of the Habematolel Pomo of Upper Lake. Therefore, we respectfully decline any comment on this project. However, based on the information provided, please defer correspondence to the following:

Big Valley Band of Pomo Indian
Ron Montez Sr.: THPO
Tribal Historic Preservation Officer
2726 Mission Rancheria Rd
Lakeport, CA 95453

Scotts Valley Band of Pomo Indian
Jessie Gonzalez: Vice Chairman
1005 Parallel Dr.
Lakeport, CA 95453
(jesse.gonzalez@sv-nsn.gov)

Please refer to identification number HP-20210222-01 in any future correspondence with Habematolel Pomo of Upper Lake concerning this project.

Thank you for providing us with this notice and the opportunity to comment.

Sincerely,

Robert Geary
Tribal Historic Preservation Officer

HABEMATOLEL POMO OF UPPER LAKE

P: 707.900.6923 F: 707.275.0757 P.O. Box 516 Upper Lake, CA 95485



Eric Porter

From: Lori Baca
Sent: Monday, February 22, 2021 12:01 PM
To: Eric Porter
Subject: RE: Notice of Intent - file no. UP 19-13, DeWitt

Eric,

Parcel 008-009-03 is outside of any Special Districts service area, no impact.

Have a great day!

Lori A. Baca

Customer Service Coordinator

Lori.Baca@lakecountyca.gov

Office Number (707) 263-0119

Fax (707) 263-3836



From: Eric Porter

Sent: Monday, February 22, 2021 8:26 AM

To: Ryan Lewelling <Ryan.Lewelling@lakecountyca.gov>; Jack Smalley <Jack.Smalley@lakecountyca.gov>; Wink, Mike@CALFIRE <Mike.Wink@fire.ca.gov>; chief500@lakeportfire.com; Rymer-Burnett, Saskia@DOT <Saskia.Rymer-Burnett@dot.ca.gov>; John Everett <John.Everett@lakecountyca.gov>; Lars Ewing <Lars.Ewing@lakecountyca.gov>; Lori Baca <Lori.Baca@lakecountyca.gov>; Kelli Hanlon <Kelli.Hanlon@lakecountyca.gov>; Gordon Haggitt <Gordon.Haggitt@lakecountyca.gov>; Greg Peters <Greg.Peters@lakecountyca.gov>; Yuliya Osetrova <Yuliya.Osetrova@lakecountyca.gov>; Carol Huchingson <Carol.Huchingson@lakecountyca.gov>; Susan Parker <Susan.Parker@lakecountyca.gov>; 'tc@middletownrancheria.com' <tc@middletownrancheria.com>; 'jsimon@middletownrancheria.com' <jsimon@middletownrancheria.com>; 'mshaver@middletownrancheria.com' <mshaver@middletownrancheria.com>; 'THPO@middletownrancheria.com' <THPO@middletownrancheria.com>; 'btorres@middletownrancheria.com' <btorres@middletownrancheria.com>; 'sshope@middletownrancheria.com' <sshope@middletownrancheria.com>; 'scottg@mishewalwappotribe.com' <scottg@mishewalwappotribe.com>; 'admin@rvrpomo.net' <admin@rvrpomo.net>; 'drogers@robinsonrancheria.org' <drogers@robinsonrancheria.org>; 'terre.logsdon@sv-nsn.gov' <terre.logsdon@sv-nsn.gov>; 'thomas.jordan@sv-nsn.gov' <thomas.jordan@sv-nsn.gov>; 'lbill@yochadehe-nsn.gov' <lbill@yochadehe-nsn.gov>; 'jkinter@yochadehe-nsn.gov' <jkinter@yochadehe-nsn.gov>; 'aroberts@yochadehe-nsn.gov' <aroberts@yochadehe-nsn.gov>; 'Sarah Ryan' <sryan@big-valley.net>; 'nahc@nahc.ca.gov' <nahc@nahc.ca.gov>

Subject: Notice of Intent - file no. UP 19-13, DeWitt

Good morning;

Attached is a Notice of Intent and Initial Study (CEQA) that was sent to the State Clearinghouse for file no. UP 19-13, 'DeWitt'.

Eric Porter

From: Gordon Haggitt
Sent: Tuesday, February 23, 2021 12:53 PM
To: Eric Porter
Subject: RE: Notice of Intent - file no. UP 19-13, DeWitt

Eric: There's been a recent survey of this property showing the boundary. Applicant needs to use this survey to show the location of the boundary to ensure no encroachments into setbacks or onto adjoiners with this project.

Gordon M. Haggitt
County Surveyor, County of Lake
(707)263-2341

From: Eric Porter
Sent: Monday, February 22, 2021 8:26 AM
To: Ryan Lewelling <Ryan.Lewelling@lakecountyca.gov>; Jack Smalley <Jack.Smalley@lakecountyca.gov>; Wink, Mike@CALFIRE <Mike.Wink@fire.ca.gov>; chief500@lakeportfire.com; Rymer-Burnett, Saskia@DOT <Saskia.Rymer-Burnett@dot.ca.gov>; John Everett <John.Everett@lakecountyca.gov>; Lars Ewing <Lars.Ewing@lakecountyca.gov>; Lori Baca <Lori.Baca@lakecountyca.gov>; Kelli Hanlon <Kelli.Hanlon@lakecountyca.gov>; Gordon Haggitt <Gordon.Haggitt@lakecountyca.gov>; Greg Peters <Greg.Peters@lakecountyca.gov>; Yuliya Osetrova <Yuliya.Osetrova@lakecountyca.gov>; Carol Huchingson <Carol.Huchingson@lakecountyca.gov>; Susan Parker <Susan.Parker@lakecountyca.gov>; 'tc@middletownrancheria.com' <tc@middletownrancheria.com>; 'jsimon@middletownrancheria.com' <jsimon@middletownrancheria.com>; 'mshaver@middletownrancheria.com' <mshaver@middletownrancheria.com>; 'THPO@middletownrancheria.com' <THPO@middletownrancheria.com>; 'btorres@middletownrancheria.com' <btorres@middletownrancheria.com>; 'sshope@middletownrancheria.com' <sshope@middletownrancheria.com>; 'scottg@mishewalwappotribe.com' <scottg@mishewalwappotribe.com>; 'admin@rvrpomo.net' <admin@rvrpomo.net>; 'drogers@robinsonrancheria.org' <drogers@robinsonrancheria.org>; 'terre.logsdon@sv-nsn.gov' <terre.logsdon@sv-nsn.gov>; 'thomas.jordan@sv-nsn.gov' <thomas.jordan@sv-nsn.gov>; 'lbill@yochadehe-nsn.gov' <lbill@yochadehe-nsn.gov>; 'jkinter@yochadehe-nsn.gov' <jkinter@yochadehe-nsn.gov>; 'aroberts@yochadehe-nsn.gov' <aroberts@yochadehe-nsn.gov>; 'Sarah Ryan' <sryan@big-valley.net>; 'nahc@nahc.ca.gov' <nahc@nahc.ca.gov>
Subject: Notice of Intent - file no. UP 19-13, DeWitt

Good morning;

Attached is a Notice of Intent and Initial Study (CEQA) that was sent to the State Clearinghouse for file no. UP 19-13, 'DeWitt'.

Please have any comments to me on or before March 23, 2021.

Thank you,
Eric Porter