



**NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION (MND)**

**Lead Agency:** City of Lompoc  
**Street Address:** 100 Civic Center Plaza  
**City/State/Zip** Lompoc, California 93436  
**Contact:** Greg Stones, Principal Planner

**NOTICE IS HEREBY GIVEN** the City of Lompoc intends to adopt a Mitigated Negative Declaration for the following project on, or after June 11, 2021. The MND has been distributed pursuant to requirements of the California Environmental Quality Act (CEQA).

**City Project Number:** DR 20-01, LOM 626

**Project Location:** 1025/1035 Central Avenue, in the City of Lompoc and the County of Santa Barbara. APN's: 093-450-055, 093-450-056

**Project Description:** The proposed project would accommodate a cannabis cultivation, manufacturing, processing, testing, and distribution center on an undeveloped 3.8-acre site. The project would include a lot line adjustment to combine two legal lots into one. The building would be approximately 91,000 square feet and two-stories (35 feet in height) with screening for rooftop mechanical equipment up to 44 feet in height. The project would require up to 65 full-time employees and 15 part-time employees at peak periods. The facility would only sell cannabis products to State licensed facilities on a wholesale basis and there would be no retail sales on-site. As such, the proposed industrial cannabis facility would not be open to the public and visitors would be permitted only when escorted and for a specific business purpose.

**Project Issues:** Air Quality, Biological Resources, Greenhouse Gases, Water Quality

**Public Hearing Date:** To be determined.

**Document Availability:** Copies of the MND are available at the City of Lompoc Planning Division office, 100 Civic Center Plaza, Lompoc, CA 93436 by appointment, at the Lompoc Public Library, 501 East North Avenue, Lompoc during regular library hours, and on the City website at <https://www.cityoflompoc.com/government/departments/economic-community-development/planning-division/environmental-documents/open-for-public-review>

Any interested person may submit written comments on the proposed Mitigated Negative Declaration, from May 12, 2021 through June 11, 2021, at 5:00 p.m. Written comments should be addressed to Greg Stones, Principal Planner, Community Development Department, 100 Civic Center Plaza, Lompoc, CA 93436. Phone: (805) 875-8213 Fax: (805) 736-5347

**Date:** May 4, 2021      **Signature:**   
Greg Stones, Principal Planner

**Contact:** (805) 875-8213 [g\\_stones@ci.lompoc.ca.us](mailto:g_stones@ci.lompoc.ca.us)

**Notice of Completion & Environmental Document Transmittal**

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #
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**Project Title:** Organic Liberty Lompoc, LLC Commercial Cannabis Nursery, Manufacturing, Processing and Distribution Project

Lead Agency: City of Lompoc

Contact Person: Brian Halvorson, Planning Manager

Mailing Address: 100 Civic Center Plaza

Phone: (805) 875-8228

City: Lompoc

Zip: 93436

County: Santa Barbara

**Project Location:** County: Santa Barbara City/Nearest Community: Lompoc

Cross Streets: West Barton Avenue and West Central Avenue Zip Code: 93436

Longitude/Latitude (degrees, minutes and seconds): \_\_\_\_\_ ° \_\_\_\_\_ ' \_\_\_\_\_ " N / \_\_\_\_\_ ° \_\_\_\_\_ ' \_\_\_\_\_ " W Total Acres: 3.8

Assessor's Parcel No.: 093-450-055, 093-450-056

Section: \_\_\_\_\_ Twp.: \_\_\_\_\_ Range: \_\_\_\_\_ Base: \_\_\_\_\_

Within 2 Miles: State Hwy #: 1

Waterways: Santa Ynez River

Airports: Lompoc Airport

Railways: \_\_\_\_\_ Schools: See Attachment A

**Document Type:**

CEQA:  NOP  Draft EIR NEPA:  NOI Other:  Joint Document  
 Early Cons  Supplement/Subsequent EIR  EA  Final Document  
 Neg Dec (Prior SCH No.) \_\_\_\_\_  Draft EIS  Other: \_\_\_\_\_  
 Mit Neg Dec Other: \_\_\_\_\_  FONSI \_\_\_\_\_

**Local Action Type:**

General Plan Update  Specific Plan  Rezone  Annexation  
 General Plan Amendment  Master Plan  Prezone  Redevelopment  
 General Plan Element  Planned Unit Development  Use Permit  Coastal Permit  
 Community Plan  Site Plan  Land Division (Subdivision, etc.)  Other: Design Review

**Development Type:**

Residential: Units \_\_\_\_\_ Acres \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Office: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Mining: Mineral \_\_\_\_\_  
 Commercial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Power: Type \_\_\_\_\_ MW \_\_\_\_\_  
 Industrial: Sq.ft. 90,865 Acres \_\_\_\_\_ Employees 80  Waste Treatment: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Educational: \_\_\_\_\_  Hazardous Waste: Type \_\_\_\_\_  
 Recreational: \_\_\_\_\_  Other: \_\_\_\_\_  
 Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_

**Project Issues Discussed in Document:**

Aesthetic/Visual  Fiscal  Recreation/Parks  Vegetation  
 Agricultural Land  Flood Plain/Flooding  Schools/Universities  Water Quality  
 Air Quality  Forest Land/Fire Hazard  Septic Systems  Water Supply/Groundwater  
 Archeological/Historical  Geologic/Seismic  Sewer Capacity  Wetland/Riparian  
 Biological Resources  Minerals  Soil Erosion/Compaction/Grading  Growth Inducement  
 Coastal Zone  Noise  Solid Waste  Land Use  
 Drainage/Absorption  Population/Housing Balance  Toxic/Hazardous  Cumulative Effects  
 Economic/Jobs  Public Services/Facilities  Traffic/Circulation  Other: \_\_\_\_\_

**Present Land Use/Zoning/General Plan Designation:**

**Business Park (BP)**

**Project Description:** *(please use a separate page if necessary)*

The proposed project would accommodate a cannabis cultivation, manufacturing, processing, testing, and distribution center on an undeveloped 3.8-acre site. The project would include a lot line adjustment to combine two legal lots into one. The building would be approximately 19,000 square feet and two-stories (35 feet in height) with screening for rooftop mechanical equipment up to 44 feet in height. The project would require up to 65 full-time employees and 15 part-time employees at peak periods. The facility would only sell cannabis products to State licensed facilities on a wholesale basis and there would be no retail sales on-site. As such, the proposed industrial cannabis facility would not be open to the public and visitors would be permitted only when escorted and for a specific business purpose.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X". If you have already sent your document to the agency please denote that with an "S".


- |   |   |
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| <input checked="" type="checkbox"/> Air Resources Board                 | <input type="checkbox"/> Office of Historic Preservation                      |
| <input type="checkbox"/> Boating & Waterways, Department of             | <input type="checkbox"/> Office of Public School Construction                 |
| <input type="checkbox"/> California Emergency Management Agency         | <input type="checkbox"/> Parks & Recreation, Department of                    |
| <input type="checkbox"/> California Highway Patrol                      | <input type="checkbox"/> Pesticide Regulation, Department of                  |
| <input type="checkbox"/> Caltrans District # _____                      | <input type="checkbox"/> Public Utilities Commission                          |
| <input type="checkbox"/> Caltrans Division of Aeronautics               | <input type="checkbox"/> Regional WQCB # _____                                |
| <input type="checkbox"/> Caltrans Planning                              | <input type="checkbox"/> Resources Agency                                     |
| <input type="checkbox"/> Central Valley Flood Protection Board          | <input type="checkbox"/> Resources Recycling and Recovery, Department of      |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy             | <input type="checkbox"/> S.F. Bay Conservation & Development Comm.            |
| <input type="checkbox"/> Coastal Commission                             | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy  |
| <input type="checkbox"/> Colorado River Board                           | <input type="checkbox"/> San Joaquin River Conservancy                        |
| <input type="checkbox"/> Conservation, Department of                    | <input type="checkbox"/> Santa Monica Mtns. Conservancy                       |
| <input type="checkbox"/> Corrections, Department of                     | <input type="checkbox"/> State Lands Commission                               |
| <input type="checkbox"/> Delta Protection Commission                    | <input type="checkbox"/> SWRCB: Clean Water Grants                            |
| <input type="checkbox"/> Education, Department of                       | <input checked="" type="checkbox"/> SWRCB: Water Quality                      |
| <input type="checkbox"/> Energy Commission                              | <input type="checkbox"/> SWRCB: Water Rights                                  |
| <input type="checkbox"/> Fish & Game Region # _____                     | <input type="checkbox"/> Tahoe Regional Planning Agency                       |
| <input checked="" type="checkbox"/> Food & Agriculture, Department of   | <input type="checkbox"/> Toxic Substances Control, Department of              |
| <input type="checkbox"/> Forestry and Fire Protection, Department of    | <input type="checkbox"/> Water Resources, Department of                       |
| <input type="checkbox"/> General Services, Department of                | <input checked="" type="checkbox"/> Other: <u>Bureau of Cannabis Control</u>  |
| <input type="checkbox"/> Health Services, Department of                 | <input checked="" type="checkbox"/> Other: <u>Department of Public Health</u> |
| <input type="checkbox"/> Housing & Community Development                |   |
| <input checked="" type="checkbox"/> Native American Heritage Commission |   |

**Local Public Review Period (to be filled in by lead agency)**

Starting Date May 12, 2021 Ending Date June 11, 2021

**Lead Agency (Complete if applicable):**

Consulting Firm: <u>Rincon Consultants, Inc.</u>	Applicant: <u>Matthew Primm, Organic Liberty Lompoc, LLC</u>
Address: <u>1530 Monterey Street, Suite D</u>	Address: <u>PO Box 94825</u>
City/State/Zip: <u>San Luis Obispo, California 93401</u>	City/State/Zip: <u>Las Vegas, Nevada 89193</u>
Contact: <u>Ryan Russell</u>	Phone: _____
Phone: <u>(949) 306-5606</u>	

Signature of Lead Agency Representative:  Date: 5-4-21

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

**Attachment A**

**Schools within 2 Miles:** Ruth Clarence Elementary School, Lompoc High School, Lompoc Valley Baptist School, Lenora Fillmore Elementary School, La Cañada Elementary School, La Honda STEAM Academy, and Olive Grove Charter School.