



# PLANNING AND BUILDING DEPARTMENT

## PLANNING DIVISION

<https://www.edcgov.us/Government/Planning>

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**PLACERVILLE OFFICE:**

2850 Fairlane Court, Placerville, CA 95667

**BUILDING**

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### **NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION**

**NOTICE IS HEREBY GIVEN** that the County of El Dorado, as lead agency, has prepared a Mitigated Negative Declaration for the below referenced Project. The Draft MND analyzes the potential environmental effects associated with the proposed Project in accordance with the California Environmental Quality Act (CEQA). This Notice of Intent (NOI) is to provide responsible agencies and other interested parties with notice of the availability of the Draft MND and solicit comments and concerns regarding the environmental issues associated with the proposed Project.

**LEAD AGENCY:** County of El Dorado, 2850 Fairlane Court, Placerville, CA 95667

**CONTACT:** County Planner: Aaron Mount, 530-621-5345

**PROJECT:** CCUP20-0001/Cybele Holdings Commercial Cannabis Cultivation and Nursery

**PROJECT LOCATION:** The property, identified by Assessor's Parcel Numbers 046-071-011 and 046-071-010, consisting of approximately 180 acres, is located on the south side of Freshwater Lane, approximately two miles south of the intersection with Sand Ridge Road, in the Nashville/South County area, Supervisorial District 2.

**PROJECT DESCRIPTION:** The project applicant is seeking a Cannabis Conditional Use Permit (CCUP) for the construction and operation of a cannabis cultivation facility on 5.5 acres. The first cannabis cultivation compound (Site 1) would contain approximately 45,000 square feet (sf) of cannabis cultivation while the second compound (Site 2) would contain approximately 30,000 sf of cultivation. Additionally, the project would include a 1-acre nursery operation, a 2,000-sf main building with an office and processing room, a 2,500-sf building with storage and drying rooms, and a solar array system to power the proposed structures. Up to twenty-four (24) greenhouses would be installed on Site 1 and up to fourteen (14) greenhouses would be installed on Site 2. The proposed greenhouses would each be approximately 2,700 sf (30' x 90') and combined would house a maximum of 2 acres of cannabis cultivation at any one time in addition to the proposed 1-acre of nursery.

**PUBLIC REVIEW PERIOD:** The public review period for the Draft MND set forth in CEQA for this project is **30 days**, beginning **January 23, 2021**, and ending **February 22, 2021**. Any written comments must be received within the public review period. Copies of the Draft MND for this project may be reviewed and/or obtained in the County of El Dorado Planning and Building Department, 2850 Fairlane Court, Placerville, CA 95667, during normal business hours or online at <https://www.edcgov.us/Government/planning/Cannabis/Pages/Cannabis-Current-Projects.aspx>.

Please direct your comments to: County of El Dorado, Planning and Building Department, County Planner: Aaron Mount, 2850 Fairlane Court, Placerville, CA 95667 or EMAIL: [planning@edcgov.us](mailto:planning@edcgov.us).

**PUBLIC HEARING:** A public hearing before the Planning Commission has not been scheduled. Once that date has been determined, a public notice will be issued.

COUNTY OF EL DORADO  
PLANNING AND BUILDING DEPARTMENT  
TIFFANY SCHMID, Director  
January 22, 2021