

TRINITY COUNTY PLANNING COMMISSION

STAFF REPORT

PROJECT TITLE: Appeal of Director's Decision to Approve CCL-132

APPELLANT: Kristel Bell

APPLICANT: Emerald Choice, Inc. (Natalie (Koehler) McNamara and Patrick McNamara)

AGENT: The Flowra Platform

PROPERTY OWNER: Emerald Creek, LLC

REPORT BY: Drew Plebani – Cannabis Division Director, Bella Hedtke – Associate Planner – Cannabis Division, Daniel Marvel – Lead Code Compliance Specialist, and Colton Trent – Environmental Compliance Specialist

LOCATION: APN 025-180-038-000 / 200 Coffin Rd., Lewiston, CA 96052

ZONING DISTRICT: Rural Residential 5-Acre Minimum (RR5)

ZONING OVERLAY DISTRICT(S): Flood Hazard (100-Year, No BFEs, Zone A)

GENERAL PLAN DESIGNATION: Rural Residential (RR)

PROJECT DESCRIPTION: The proposed cultivation project described herein (Project) includes the cultivation of 10,000 square feet (sf) of mature mixed-light cannabis and 2,951 sf of support area located in Trinity County on Assessor's Parcel Number (APN) 025-180-038-00. The applicant is seeking renewal of a Small Mixed-Light Cannabis Cultivation License from the County (CCL-132), to cultivate up to 10,000 sf of cannabis mature canopy, and currently holds a provisional Small Mixed-Light Cannabis Cultivation License from the Department of Cannabis Control (DCC; CCL19-0002038).

Location	Land Use	Zoning District	General Plan Designation
North	Residential	RR5	RR
South	Residential and Commercial Cannabis	RR5	RR
East	Undeveloped	A10 and AF10	A
West	Commercial Winery	RR5	RR

Table 1: Surrounding Land Uses to Project Site (Attachment 1)

PROJECT BACKGROUND:

The Cannabis Division Director approved the application for commercial cannabis cultivation license (CCL) 132 on February 17, 2023 and was scheduled for license issuance on or after March 9, 2023 after the 10-day appeal period ended. On March 9, 2023, an application for appeal of the approval of CCL 132 was submitted to the Trinity County Planning Department, pursuant to the standards established in Trinity County Code Section 17.34.110. The Director's approval of the license and related Environmental document were rescinded on June 08, 2023 in order for the applicant's agent to update the Appendix C document in order to provide additional discussion within the document. The updated Appendix C document was approved on June 23, 2023. The project site originally received an approved CCL in 2017, transfer application received on June 14, 2021 for the current applicants and received a UO Extension on September 1, 2021, see below for additional project information. Additional project history detailed below:

- CCL 132 first licensed in 2017
- Initial Appendix C submitted February 24, 2022
- Initial notice of approval February 17, 2023
- Initial appeal 3/9/23 Appellant Laurie Wills/ Friends of the Grass Valley Creek (P-23-06)
- Initial PC meeting scheduled for May 25, 2023 (cancelled/continued)
- Director's Decision to Approve Rescinded on June 8, 2023 (P-23-06 appeal moot),
- Updated Appendix C approved June 23, 2023
- Re-noticed P-23-06 June 28, 2023 for July 13, 2023
- Second appeal P-23-21 Appellant Kristel Bell on July 12, 2023
- Second PC scheduled – P-23-21 noticed July 19, 2023 for August 3, 2023

COUNTY ORDINANCE AND CEQA COMPLIANCE:

An Appendix C document was submitted to the Cannabis Division for CCL 132 on February 24, 2022. Throughout the Appendix C review process, two incomplete letters were sent to the applicant and their agent, followed by two resubmittals of the Appendix C document on March 31, 2022 and September 8, 2022. Additional resubmittals were received on March 6, 2023 and June 23, 2023; the submissions updated the description of sensitive receptors and included a more detailed analysis of cumulative impacts respectively.

A site inspection was performed by Cannabis Division compliance staff on June 15, 2022 to ensure that the site plan and project description included in the Appendix C were accurately prepared. All outstanding deficiencies identified during the site visit were completed by September 8, 2022. A completeness review was performed by Cannabis Division staff on July 15, 2022 and determined to be complete on February 17, 2023. Both the site inspection and completeness review processes are designed to verify site and application compliance with Trinity County Code Chapter 17.43 (Commercial Cannabis Cultivation Regulations). The County's contracted environmental consultant company, Helix, prepared a compliance memorandum on February 17, 2023 with a final review performed by County environmental compliance staff, that determined that approval of this project is a "later activity" associated with the Cannabis Program EIR, as defined by subsection (c) of Section 15168, in that (i) all impacts associated with the approval of this project are within the scope of environmental review previously studied, and (ii) the requirements and mitigations required by Chapter 17.43 and 17.43G of the Trinity County Code, adequately serve to mitigate the impacts associated with approval of this project, it adequately evaluates all potential environmental impacts, and can be

appropriately tiered within the Trinity County Cannabis Programmatic Environmental Impact Report. Based on the application review, site inspection and Helix's review of the Appendix C, County environmental compliance staff recommended license approval to the planning director on February 17, 2023. Subsequently, at the direction of County Counsel the approval for CCL-132 (appeal P-23-06) was rescinded and the appeal was deemed moot. Updates to the Appendix C document were received and the updated Appendix C was approved on June 23, 2023.

Additionally, Staff directs the reader to Attachment 11 CCL-132 Code Compliance Timeline, which includes additional documentation and timelines related to code compliance complaints and verification inspections.

REASONS FOR APPEAL:

The appellants' appeal form lists 5 main complaints for appealing the approval of CCL 132 (Attachment 2). The Cannabis Division has investigated each of the complaints and provided a summary of the findings below:

- 1. Failure to recognize and properly address cumulative impacts based on CEQA definitions; Failure of the County to require proper cumulative impact analysis when considering the past, current and probable future of the closely related projects within the localized area (as opposed to the County as a whole) and the combined impacts to sensitive receptors within a reasonable area of the project vicinity(s).**

Response:

Staff directs the reader to **Trinity County Cannabis Program FEIR Vol.2.- ES.3.2 Significant and Unavoidable Impacts and Cumulative Impacts.** "Mitigation measures have been identified in Sections 3.1 through 3.16 of this EIR that are intended to mitigate project effects to the extent feasible. For the following environmental issue areas, one or more impacts are considered significant and unavoidable; that is, no feasible mitigation is available to reduce the project's impacts or the project's contribution to cumulative impacts to a less-than-significant level."

Furthermore, the FEIR addresses Odor in **Trinity County Cannabis Program FEIR Vol.1.- 3.2.4 Master Response: Odors associated with Cannabis Cultivation.** "Odors with distinct odor characteristics emanating from proximate sources are generally not additive or amplified. However, odors with the same or similar odor characteristics emanating from proximate sources may be additive. Therefore, multiple odor sources in a given geographic area would not necessarily increase the strength of an odor, although a higher frequency of odor detection would be expected." This evidences that without active cultivation the cumulative effects vs additive effects cannot be discerned, and statements related to past odor concerns without quantified data cannot be used to evaluate the subjective concerns stated by the appellant.

A more detailed cumulative impacts discussion was included in the most recent Appendix C Checklist that was submitted to the County. This discussion includes analysis of the

following resource categories: Groundwater Withdrawal, Air Quality and Odors, Noise, and Transportation. These resource categories were identified to have the highest potential for limited cumulatively significant impacts to the environment. The analysis was conducted by staff and the applicant's consultant, which was modeled on the analysis performed in an Initial Study/Mitigated Negative Declaration project previously approved by the Trinity County Planning Commission. Cumulative impacts were analyzed at 1,000 feet from the project as that is the most conservative distance identified for setbacks from sensitive receptors [§TCC 17.050(A)(1)]. This updated cumulative impacts analysis was determined by staff to be consistent with the FEIR and the requirements of the Trinity County Cannabis Program.

2. **Failure to require mitigation measures be implemented *prior* to License approval when valid and significant information regarding historical public nuisance complaints are known to have occurred and recorded in the previous active licensing period (pre-December 2020) and when the Applicants cultivated without a county license in 2022.**

Response:

Projects that tier off of the FEIR are proposed until approved by the Cannabis Division and subsequent issuance of a commercial cannabis license. Prior to receiving approval multiple rounds of environmental review are conducted to evaluate consistency with the program requirements and objectives of the FEIR and the Trinity County Code of Ordinances. Following approval of the Appendix C Checklist, there is a 10-day appeal period of the Director's decision to approve the project. A project is not applicable to the mitigations of the FEIR and the supplemental plans of an Appendix C Checklist until licensed. CCL-132 has not yet been issued a license following the approval of the Appendix C Checklist, and is therefore not required to implement the mitigation measures of the FEIR prior to commencing proposed operations. On August 24, 2022 Trinity County Code Compliance Staff conducted a cannabis verification check and observed cultivation on CCL-132, cannabis staff forwarded the complaint to Code Enforcement Officer, Rob Barcellona for action. Staff directs the reader to Attachment 11 for history.

3. **Failure to identify sensitive receptors according to the FEIR and County Code definitions.**

Response:

Sections 2.3: Existing Setting, and 4.3: Air Quality, in the initial (February 17, 2023) approved document, listed the nearest community with sensitive receptors inaccurately, and was corrected in the final approved Appendix C document. These sections originally listed the nearest sensitive receptor as the town of Weaverville at 5.6 air miles, which was updated to include the nearest neighboring residential dwelling located 357 feet north of the cultivation area. Additionally, the most recent Appendix C Checklist identified all potential sensitive receptors within 1,000 ft. of project.

Cumulative impacts were analyzed at 1,000 feet from the project as that is the most conservative distance identified for setbacks from sensitive receptors [§TCC 17.050(A)(1)]. There is not a definition for “sensitive receptors” in either the FEIR or the Trinity County Code of Ordinances, there are minimum setback requirements for specific identified groups, businesses, or locations that have been identified to have potentially high sensitivity to commercial cannabis operations. The greatest minimum setback requirement for any of these groups, businesses, or locations is 1,000 feet.

4. **Failure of the County to properly identify the project baseline on a site specific basis.**

Response:

Staff directs the reader to **Trinity County Cannabis Program FEIR Vol.1.- 3.2.1 Master Response 1: Baseline Conditions**. Baseline physical environmental conditions are based on available data as of December, 2018 with the inclusion of updated information until May, 2019. CCL-132 received its original license on March 28, 2018, and is considered part of the baseline conditions for the Trinity County Cannabis Program. As of December 2018, the project site was disturbed and developed for residential use and minor cannabis cultivation use. Since then, additional cultivation related development has occurred on previously disturbed land and was found to be consistent with the findings of the FEIR.

5. **Failure to identify, discuss and demonstrate various mitigation measure requirements of the Appendix C checklist.**

Response:

No specific impacts/ resource categories are referenced.

Staff directs the reader to the response to **Reason for Appeal 1** for a discussion of the environmental review of mitigation measure requirements for CCL-132. As discussed above an Appendix C document was submitted to the Cannabis Division for CCL 132 on February 24, 2022. Throughout the Appendix C review process, two incomplete letters were sent to the applicant and their agent, followed by two resubmittals of the Appendix C document on March 6, 2022 and September 8, 2022. The Appendix C for CCL-132 followed the standardized review process, including an initial review by external consultants LACO Associates and a full technical review and subsequent compliance of determination by external consultants Helix Environmental Planning. Mitigation measures for all impacts and resource categories were determined to be consistent with the requirements and assumptions of the FEIR.

PUBLIC COMMENT:

As of July 28th at 12pm, the only public comment received is an email from Kristel Bell requesting the item be continued to the August 10th meeting (Attachment 12).

STAFF RECOMMENDATION:

All concerns referenced in the appellant's appeal form, within the jurisdictional authority of the Trinity County Cannabis Division and TCC 17.43, which are related to the site-specific review, have been determined to be adequately evaluated and analyzed within the associated resource categories of the Appendix C Environmental document for this project, which was approved on June 23, 2023. Staff recommends that the Planning Commission make a motion to deny the appeal (P-23-21), upholding the Director's decision to approve CCL-132, with the findings referenced in this staff report.

ALTERNATIVES:

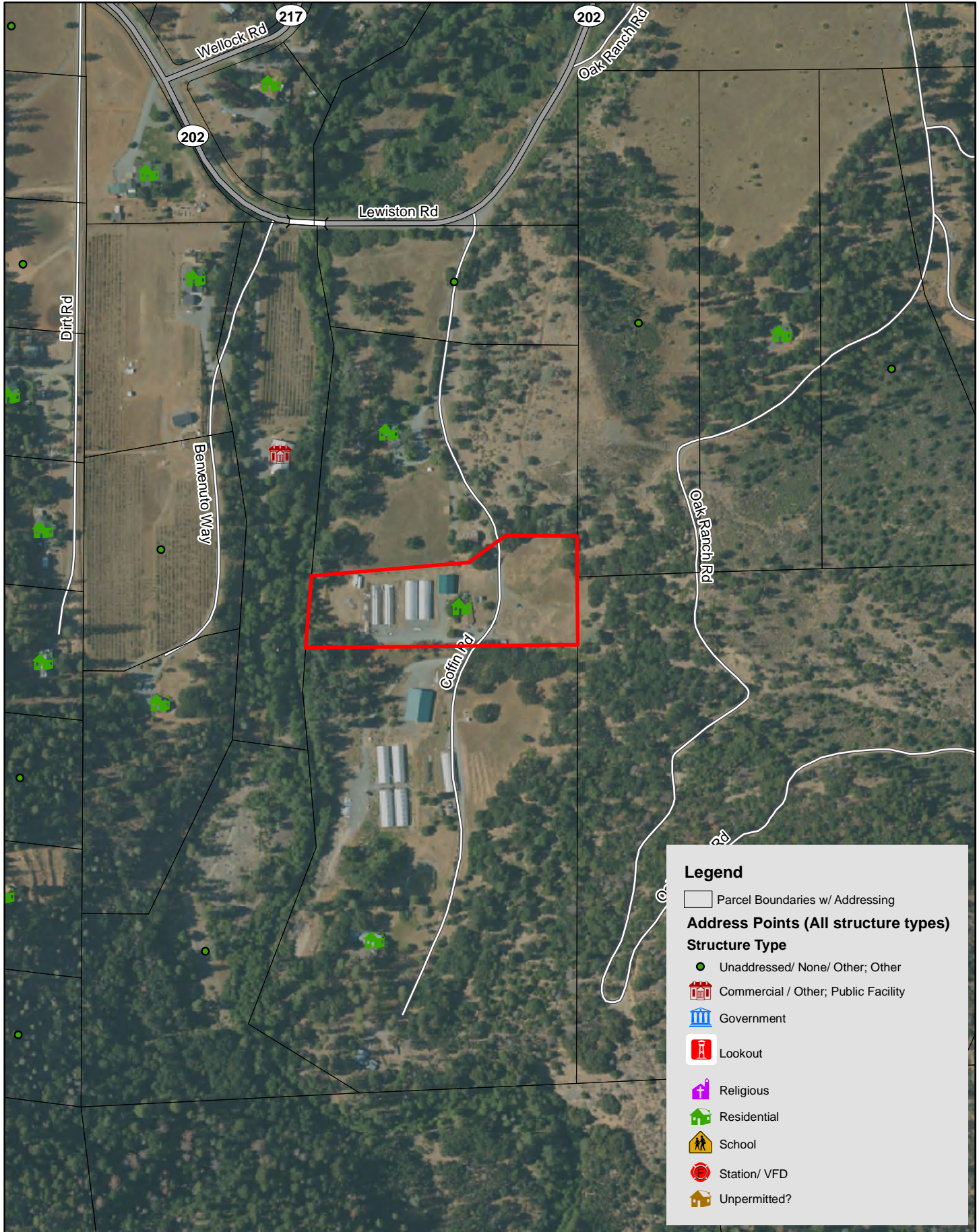
If the Planning Commission does not wish to deny the appeal, the following alternatives are available:

1. The Planning Commission could move to uphold the appellant's request to deny CCL-132, with findings stated by the Planning Commission.
2. In the event that more information or time is required prior to the Planning Commission making a final decision on P-23-21, the Planning Commission could move to continue to the August 10, 2023 scheduled meeting date.

ATTACHMENTS:

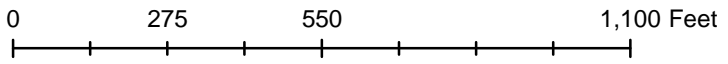
- 1) Surrounding Area Uses Map
- 2) Appeal of the Planning Director's Decision and Associated Letter
- 3) Project Location Map
- 4) CCL 132 Appendix C Site Plan
- 5) Zoning Districts Map
- 6) General Plan Designations Map
- 7) FEMA Layer Map
- 8) 350ft Residential Setback Map
- 9) California Integrated Water Quality System (CIWQS) database - Facility Report
- 10) CCL-132 Appendix C Mitigation Measure Applicability Table (MMAT)
- 11) CCL-132 Code Compliance Timeline
- 12) Email from K. Bell

APN 025-180-038-000
P-23-06 Appeal of CCL-132
Surrounding Area Uses Map



Legend

- Parcel Boundaries w/ Addressing
- Address Points (All structure types)**
- Structure Type**
- Unaddressed/ None/ Other; Other
- Commercial / Other; Public Facility
- Government
- Lookout
- Religious
- Residential
- School
- Station/ VFD
- Unpermitted?



Staff Author: BH
Date: 5/18/2023

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COUNTY OF TRINITY
APPEAL OF PLANNING DIRECTOR'S
DECISION TO PLANNING COMMISSION

Received
JUL 14 2023
Trinity County
Planning/Cannabis

Received Stamp

Name: K. Bell Phone: [REDACTED]

Email: [REDACTED]

Physical Address or APN: [REDACTED] Lewiston CA 96052

Mailing Address: [REDACTED] Lewiston CA 96052

Decision of Planning Director rendered on (date): June 23, 2023

Planning Director's Decision was to: APPROVE DENY CONTINUE

Request for: (Please attach additional pages if necessary)

Appeal the Planning Director's decision to approve the Commercial Cannabis Cultivation License CCL-132, APN 025-180-038-00, 200 Coffin Road, Lewiston CA.

Appeal is based on the 6/23/2023 Sacramento postal date-stamped notice whereby the Director approved the referenced CCL on 6/23/2023, based on the Applicant's updated Appendix C submission dated 6/23/2023 @ 3:17pm. Copies of said notice, date stamp and Appendix C referenced date attached.

Reason for Appeal: (Please attach additional pages if necessary)

See attached.

corrected
APN #

Signature: [Handwritten Signature] Date: 7/12/2023

CLERK'S USE ONLY

Date Filed: 7-12-2023 Fee Collected: \$500

Hearing Date: _____ Receipt No.: PL 2023-00047

Notice Published: _____ Notice Mailed: _____

Appeal the Planning Director's decision to approve the Commercial Cannabis Cultivation License CCL-132, APN 025-180-038-00, 200 Coffin Road, Lewiston CA.

Appeal is based on the **6/23/2023** Sacramento postal date-stamped notice whereby the Director approved the referenced CCL on **6/23/2023**, based on the Applicant's updated Appendix C submission dated **6/23/2023 @ 3:17pm**.

- 1) Failure to recognize and properly address cumulative impacts based on CEQA definitions; Failure of the County to require proper cumulative impact analysis when considering the past, current and probable future of the closely related projects within the localized area (as opposed to the County as a whole) and the combined impacts to sensitive receptors within a reasonable area of the project vicinity(s).
- 2) Failure to require mitigation measures be implemented *prior* to License approval when valid and significant information regarding historical public nuisance complaints are known to have occurred and recorded in the previous active licensing period (pre-December 2020) and when the Applicants cultivated without a county license in 2022.
- 3) Failure to identify sensitive receptors according to the FEIR and County Code definitions.
- 4) Failure of the County to properly identify the project baseline on a site specific basis.
- 5) Failure to identify, discuss and demonstrate various mitigation measure requirements of the Appendix C checklist.



TRINITY COUNTY
COMMUNITY DEVELOPMENT SERVICES
PLANNING- CANNABIS, 530 MAIN ST., PO BOX 2819
WEAVERVILLE, CALIFORNIA 96093
PHONE (530) 623-1351, FAX (530) 623-1353

LISTED BELOW IS AN APPLICATION RECEIVED BY THE TRINITY COUNTY PLANNING DEPARTMENT-CANNABIS DIVISION. YOU HAVE RECEIVED THIS NOTICE BECAUSE YOU OWN PROPERTY THAT IS LOCATED WITHIN 300 FEET OF THE SUBJECT PROPERTY. **ONLY THE COMMERCIAL CANNABIS LICENSE ("CCL") HIGHLIGHTED IS NEAR YOUR PROPERTY OR PROPERTIES.**

**NOTICE OF APPROVAL FOR
COMMERCIAL CANNABIS CULTIVATION LICENSES**

Applications to allow a commercial cannabis cultivation license ("CCL") have been received by the Trinity County Planning Department-Cannabis Division for the following Assessor's Parcel Numbers ("APN"):

CCL:

APN:

CCL-132

025-180-038-00

In accordance with the California Environmental Quality Act (*CEQA Guidelines Section 15168(c) & (e)*), the above referenced licenses have been determined to be later activities and falls within the scope of the certified Environmental Impact Report adopted by the Trinity County Board of Supervisors.

The Cannabis Director approved the above referenced CCL **June 23, 2023**. Should you desire to appeal this decision, you must do so within 10-working days, or by **July 12, 2023**, pursuant to Trinity County Zoning Code Section 17.34.110. The license can be issued on or after **July 13, 2023**.

Upon request, you may inspect the subject license application file at the County Planning Department in accordance with the Public Records Act.

If you have any questions or wish to receive additional information concerning the above listed cannabis licenses or wish to file an appeal, please contact Bear Banonis at the Trinity County Planning Department, P.O. Box 2819, Weaverville, CA. Phone (530) 623-1351, or by email at info.cannabis@trinitycounty.org.



Trinity County
Cannabis Division
530 Main Street., PO Box 2819
Weaverville, CA 96093

SACRAMENTO CA 957

23 JUN 2023 PM 7 L



ERNEST L & KRISTEL BELL

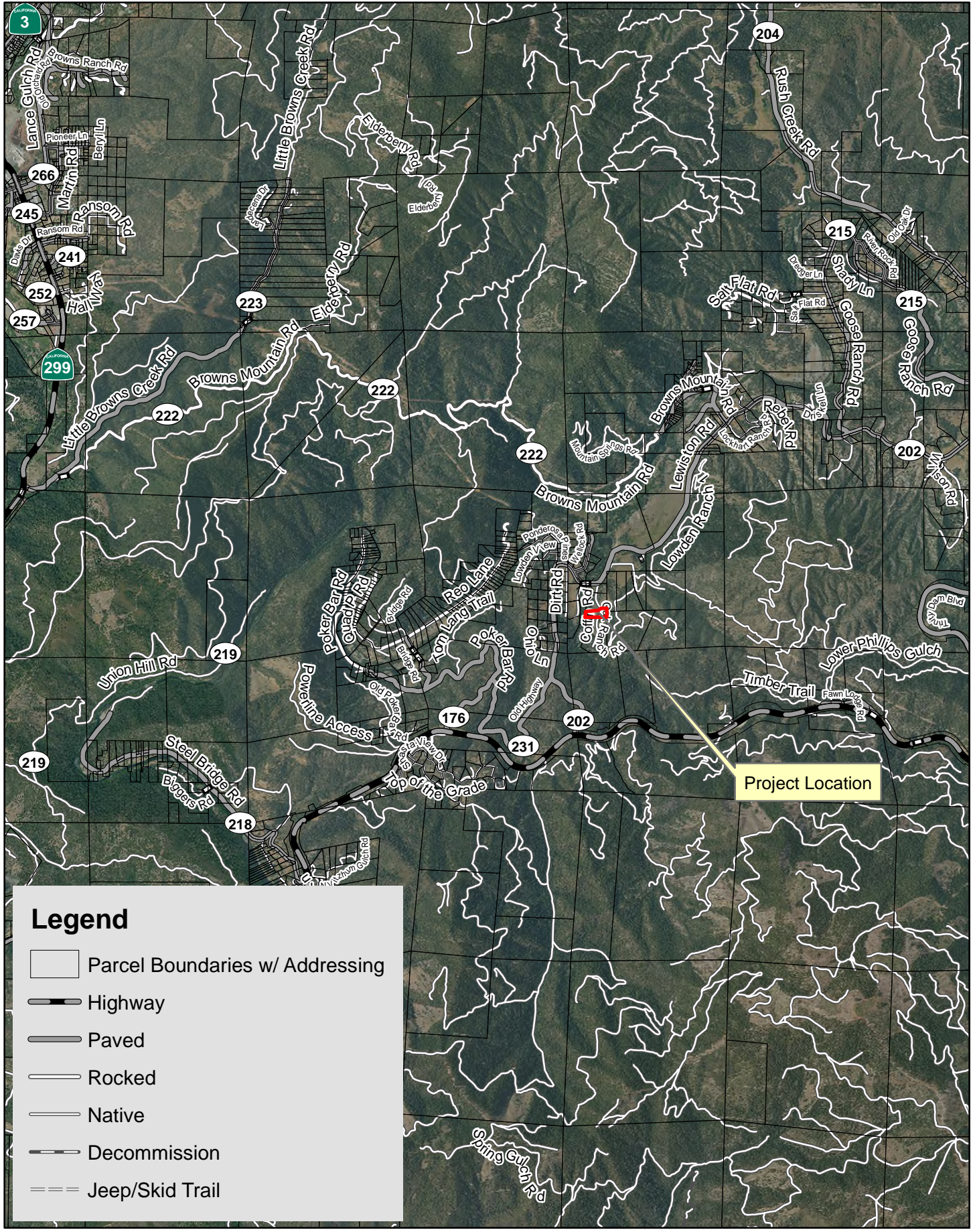


LEWISTON CA 96052

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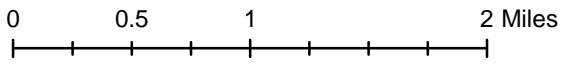


APN 025-180-038-000
P-23-06 Appeal of CCL-132
Project Location Map



Legend

- Parcel Boundaries w/ Addressing
- Highway
- Paved
- Rocked
- Native
- Decommission
- Jeep/Skid Trail



Staff Author: BH
Date: 5/18/2023

This map is property of the County of Trinity, any manipulation or unauthorized use is prohibited by law and will not be accepted by the County.

Figure 4: Project Diagram

- 1.) Two 20'x100' Greenhouses -Mature (Light Dep. Only)
- 2.) Two 30'x100' Greenhouses -Mature
- 3.) 40'x50' Building - 20'x50' Immature Plant Area; 20'x50' Drying Area
- 4.) 4'x6.5' Pump House
- 5.) 10'x12' Shed - 5'x12'-Admin Hold Area, 5'x12' General Storage
- 6.) 10'x12' Shed - Ag Chemical/Pesticide Storage Area
- 7.) 10'x12' Shed - General Storage
- 8.) Dwelling
- 9.) 15'x37' Cannabis Waste Area - Compost
- 10.) 1'x10'- Petroleum Storage- Shelf on exterior of shed



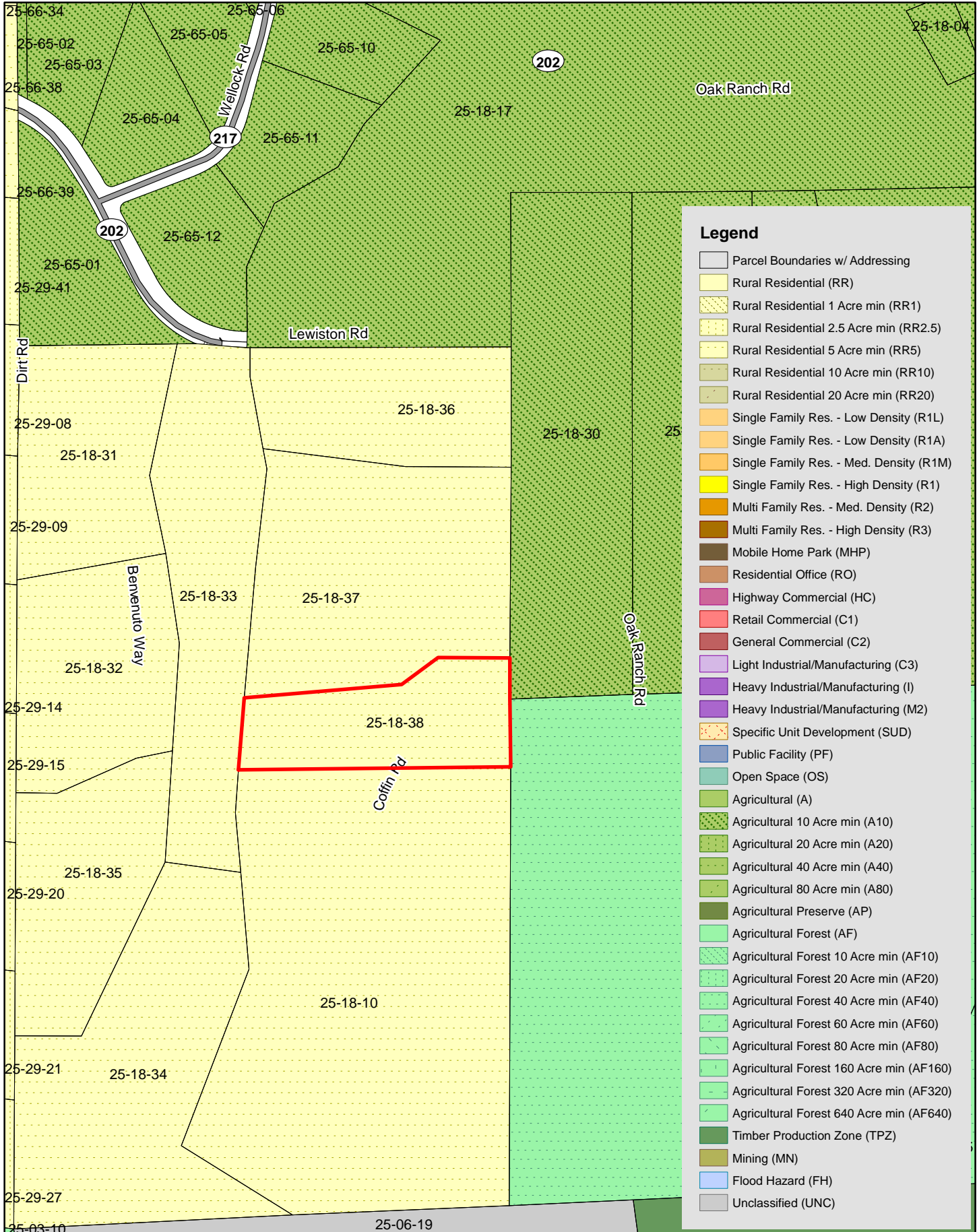
APN:
025-180-38-00

Remaining Portion of Parcel is Unused

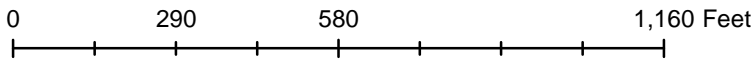
Immature Canopy Area:	Mature Canopy Area:
(20'x50')	(20'x100') = 2000(2)
	(30'x100') = 3000(2)
= 1,000sq ft	= 10,000sq ft



APN 025-180-038-000 P-23-06 Appeal of CCL-132 Zoning District Map



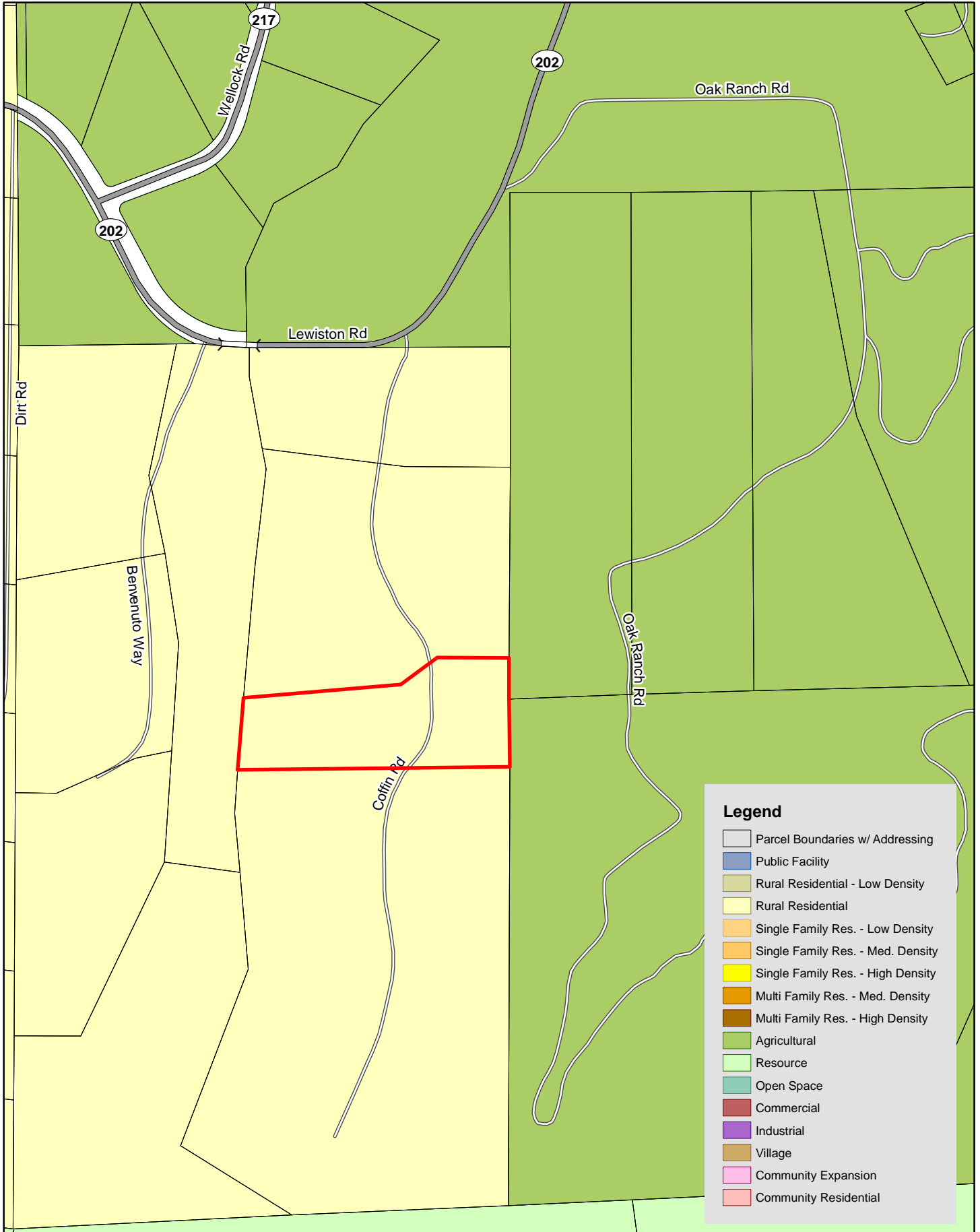
- Legend**
- Parcel Boundaries w/ Addressing
 - Rural Residential (RR)
 - Rural Residential 1 Acre min (RR1)
 - Rural Residential 2.5 Acre min (RR2.5)
 - Rural Residential 5 Acre min (RR5)
 - Rural Residential 10 Acre min (RR10)
 - Rural Residential 20 Acre min (RR20)
 - Single Family Res. - Low Density (R1L)
 - Single Family Res. - Low Density (R1A)
 - Single Family Res. - Med. Density (R1M)
 - Single Family Res. - High Density (R1)
 - Multi Family Res. - Med. Density (R2)
 - Multi Family Res. - High Density (R3)
 - Mobile Home Park (MHP)
 - Residential Office (RO)
 - Highway Commercial (HC)
 - Retail Commercial (C1)
 - General Commercial (C2)
 - Light Industrial/Manufacturing (C3)
 - Heavy Industrial/Manufacturing (I)
 - Heavy Industrial/Manufacturing (M2)
 - Specific Unit Development (SUD)
 - Public Facility (PF)
 - Open Space (OS)
 - Agricultural (A)
 - Agricultural 10 Acre min (A10)
 - Agricultural 20 Acre min (A20)
 - Agricultural 40 Acre min (A40)
 - Agricultural 80 Acre min (A80)
 - Agricultural Preserve (AP)
 - Agricultural Forest (AF)
 - Agricultural Forest 10 Acre min (AF10)
 - Agricultural Forest 20 Acre min (AF20)
 - Agricultural Forest 40 Acre min (AF40)
 - Agricultural Forest 60 Acre min (AF60)
 - Agricultural Forest 80 Acre min (AF80)
 - Agricultural Forest 160 Acre min (AF160)
 - Agricultural Forest 320 Acre min (AF320)
 - Agricultural Forest 640 Acre min (AF640)
 - Timber Production Zone (TPZ)
 - Mining (MN)
 - Flood Hazard (FH)
 - Unclassified (UNC)



Staff Author: BH
Date: 5/18/2023

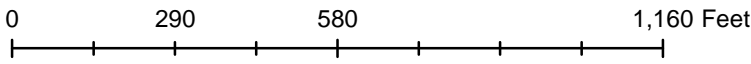
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APN 025-180-038-000
P-23-06 Appeal of CCL-132
GPD Map



Legend

- Parcel Boundaries w/ Addressing
- Public Facility
- Rural Residential - Low Density
- Rural Residential
- Single Family Res. - Low Density
- Single Family Res. - Med. Density
- Single Family Res. - High Density
- Multi Family Res. - Med. Density
- Multi Family Res. - High Density
- Agricultural
- Resource
- Open Space
- Commercial
- Industrial
- Village
- Community Expansion
- Community Residential

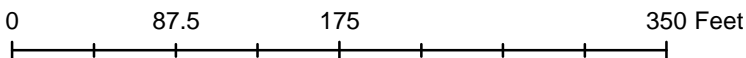
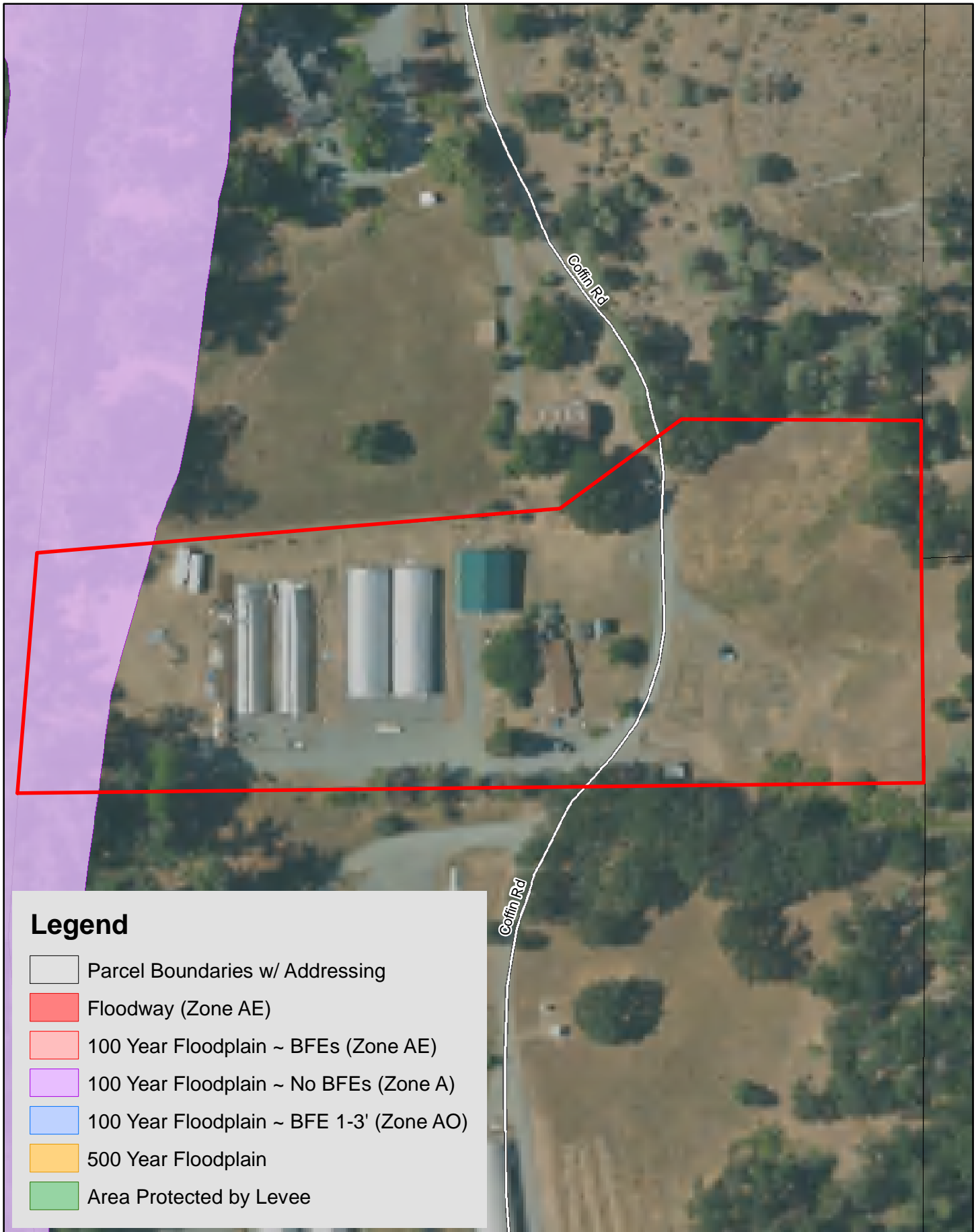


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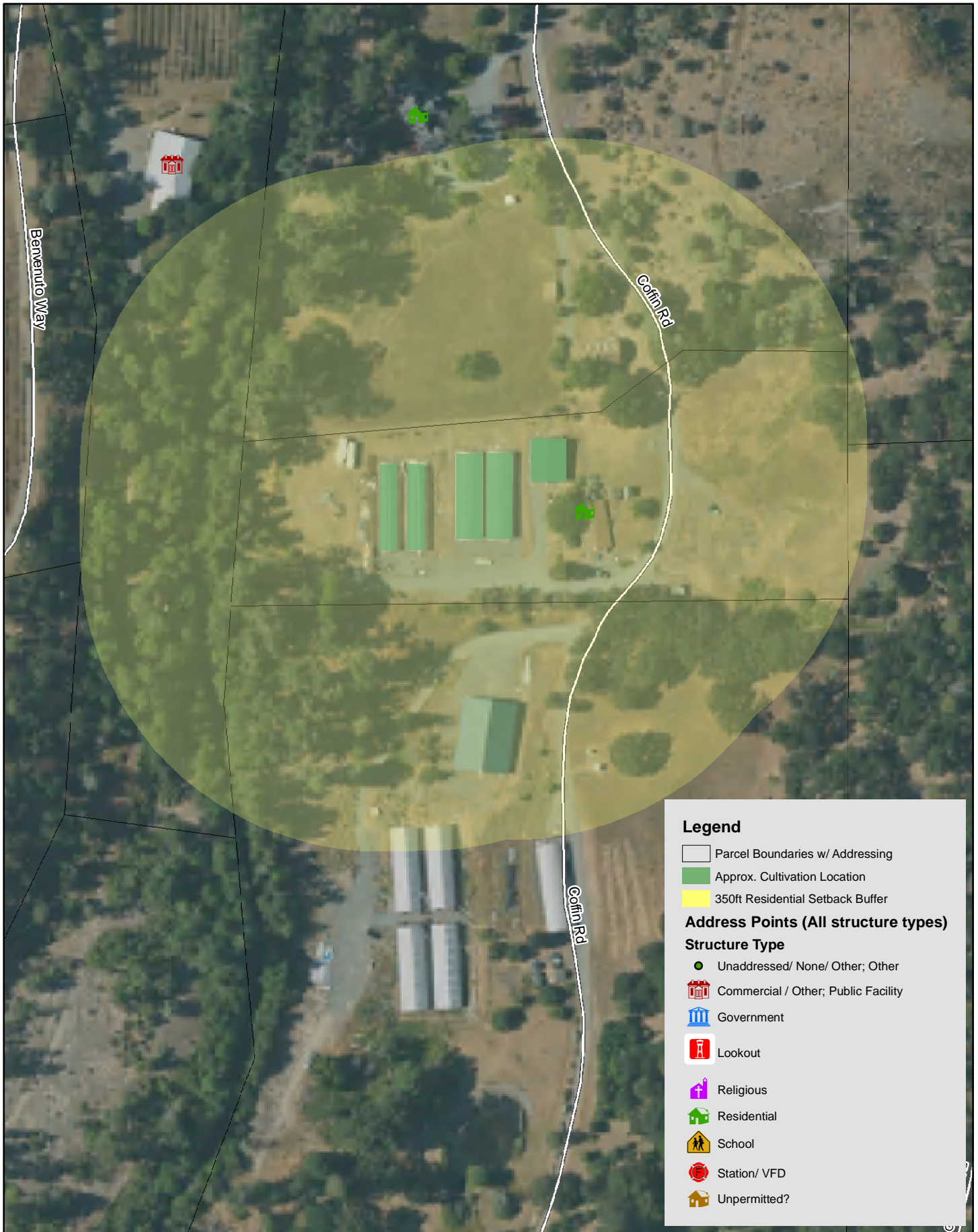
APN 025-180-038-000
P-23-06 Appeal of CCL-132
FEMA Layer Map



Staff Author: BH
Date: 5/18/2023



APN 025-180-038-000
 P-23-06 Appeal of CCL-132
 350ft Residential Setback Map



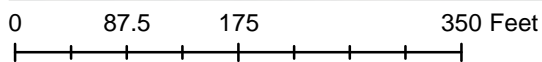
Legend

- Parcel Boundaries w/ Addressing
- Approx. Cultivation Location
- 350ft Residential Setback Buffer

Address Points (All structure types)

Structure Type

- Unaddressed/ None/ Other; Other
- Commercial / Other; Public Facility
- Government
- Lookout
- Religious
- Residential
- School
- Station/ VFD
- Unpermitted?



Staff Author: BH
 Date: 5/18/2023

Facility At-A-Glance Report

SEARCH CRITERIA:

DRILLDOWN HISTORY:

Place ID 834402



General Information					
Region	Place ID	Place Name	Place Type	Place Address	Place County
1	834402	Emerald Choice Inc.	Cannabis Site	Lewiston, CA, 96052	Trinity



Related Parties						
Party	Party Type	Party Name	Role	Classification	Relationship Start Date	Relationship End Date
624645	Organization	Emerald Choice, Inc	Owner and Operator	Privately-Owned Business	05/21/2021	
624646	Person	Natalie Koehler	Contact		05/21/2021	
614217	Person	Marsha Lack	Contact		04/26/2019	05/21/2021
614218	Organization	Jake Davis	Operator	Privately-Owned Business	04/26/2019	05/21/2021
574710	Organization	Jacob Mason-Davis	Owner and Operator	Privately-Owned Business	07/12/2018	05/21/2021
563397	Organization	Brinkley, Sam	Owner and Operator	Private-Individual	03/09/2017	07/12/2018

Total Related Parties: 6



Regulatory Measures									
Reg Measure ID	Reg Measure Type	Region	Program	Order No.	WDID	Effective Date	Expiration Date	Status	Amended?
430189	Enrollee - WDR	1	IRRICANNABIS	2019-0001-DWQ	1_53CC415130	06/04/2019	04/15/2024	Active	N
412651	Enrollee - Waiver	1	IRRICANNABIS	R1-2015-0023	1A170220CTRI	02/27/2017	08/13/2020	Historical	N

Total Reg Measures: 2



Violations							
Violation ID	Occurred Date	Violation Type	(-) Violation Description	Corrective Action	Status	Classification	Source
Report displays most recent five years of violations. Refer to the Interactive Violation Report for more data.							
Total Violations: 0				Priority Violations: 0			

*Click the "(-) Violation Description" link to expand and contract the violation description.
 *As of 5/20/2010, the Water Board's Enforcement Policy requires that all violations be classified as 1, 2 or 3, with class 1 being the highest. Prior to this, violations were simply classified as Yes or No. If a 123 classification has been assigned to a violation that occurred before this date, that classification data will be displayed instead of the Yes/No data.

Violation Types



Enforcement Actions				
Enf Id	Enf Type	Enf Order No.	Effective Date	Status
Total Enf Actions: 0				



Inspections						
Inspection ID	Inspection Type	Lead Inspector	Actual End Date	Planned	Violations	Attachment
Total Inspections: 0			Last Inspection: None			

The current report was generated with data as of: 05/18/2023

Implementation of the following applicable mitigation measures will be for the life of the Project, adjusted as practicable for seasonal fluctuations of the cultivation project. Frequency of implementation will be on an ongoing basis, with the exception of Mitigation Measure 3.10-2, Conduct Groundwater Monitoring and Adaptive Management, which will be conducted on a monthly basis.

Aesthetics
<p>Mitigation Measure 3.1-1b: Maintain Cultivation Parcel This mitigation measure applies. This Project will maintain the parcel clear of trash and debris piles. No trash or debris, including abandoned cars, various woody materials, plastic tarps, cannabis waste, or household appliances, will be allowed to accumulate on this parcel for a period greater than two weeks for the life of the license.</p> <p>Mitigation Measure 3.1-1c: Fence Cultivation Site This mitigation measure only applies if the Project applicant desires to fence their cultivation area. If the Project applicant chooses to fence their cultivation site, covered and solid fencing shall be designed to blend with the surrounding rural or natural conditions of the parcel and will be maintained in good working condition. If topography prevents fencing from being adequate screening, a vegetative fence will be maintained in good condition to comply with screening requirements.</p>
Air Quality
<p>Mitigation Measure 3.3-2a: Limit the Use of Fossil Fuel-Powered Outdoor Power Equipment at All Commercial Cannabis Cultivation and Noncultivation Sites This mitigation measure applies. The Project applicant will do the following to satisfy this mitigation measure:</p> <ul style="list-style-type: none"> • Limit the use of off-road equipment that is powered by gasoline, diesel, or other fossil fuels where available. This requirement does not apply to generators. <p>Mitigation Measure 3.3-2b: Require Use of Low Emission Diesel Back-Up Generators at All Commercial Cannabis Cultivation and Noncultivation Sites This mitigation measure applies as the Project applicant may use in the future back-up diesel generator(s) for their cultivation operations. The applicant will apply the following mitigation measure:</p> <ul style="list-style-type: none"> • All generators shall meet EPA’s Tier 4 emission standards as defined in 40 CFR 1039 and comply with the exhaust emission test procedures and provisions of 40 CFR Parts 1065 and 1068. Tier 3 models or best available model can be used if a Tier 4 version of the equipment type is not available. This measure can also be achieved by using battery-electric off-road equipment as it becomes available. Implementation of this measure shall be required in the contract the Project applicant establishes with its construction contractors.
<p>Mitigation Measure 3.3-3: Implement Odor Control Plan for the Growing, Cultivating, Processing, Handling of Cannabis The Project in question has no sensitive receptors in the vicinity of the Project site, as stated in the Project Description. The property is 5.6 air miles southeast of Weaverville, the nearest community with sensitive receptors such as schools, parks, medical clinics and churches. However, in the event sensitive receptors do move into the Project vicinity, the Odor Control Plan found at Attachment A will be implemented. The Odor Control Plan contains the following elements to satisfy this mitigation measure:</p> <ul style="list-style-type: none"> • Identify and describe odor-emitting activities and the nature and characteristics of the emissions.

- Location and distance of sensitive receptors (e.g., residents, youth-oriented facilities, schools, churches, residential treatment centers) from the site.
- Demonstrate that the cannabis site's distance to receptors, wind direction, and local topographic conditions would not result in detection of cannabis odors by off-site sensitive receptors that would create a nuisance.
- If off-site odor nuisance impacts cannot be avoided without odor controls, identify procedures and controls for reducing/controlling odors on-site, including the following as applicable to the cannabis use and license type (outdoor, mixed-light, and indoor). The operator may propose a numeric odor detection threshold for on-site operations (such as dilution-to-threshold standard that is verified by persons of normal odor sensitivity as defined by European Standard EN 13725) subject to County review and approval.¹
- All fully enclosed and secure structures that contain cannabis plants or products that generate odors will employ mechanical ventilation controls, carbon filtration, or other equivalent or superior method(s) to eliminate the detection of cannabis off the parcel. This will include all drying and processing of cannabis plant material recently harvested.
- Outdoor operations may include different plant strains and smaller grow areas or relocation of outdoor activities indoors or, in a mixed-light facility contained within an enclosed structure, use of site design or other technology and/or use of odor easements to address odor impacts.
- Corrective actions to address County-verified off-site odor complaints will be identified. This may include immediate and complete harvest of the cannabis plants or identification of other methods to be applied as part of the current harvest or the next harvest to minimize off-site odor impacts so that they would not conflict with other applicable standards of the County's Cannabis Program or State license requirements.

Biological Resources

Mitigation Measure 3.4-1a: Conduct Preapproval Biological Reconnaissance Surveys

This mitigation measure applies and is satisfied as a reconnaissance-level survey was conducted by a qualified biologist with Siskiyou Restoration Group (SRG) on the Project site September 24, 2020, in order to determine whether there is potential for 2 special-status plants, 25 special-status fish and wildlife species, or sensitive habitats identified in the Biological Assessment prepared for the Project (found at Attachment B) to be present onsite.

The biological reconnaissance survey was conducted by a qualified biologist with SRG. The Biological Assessment report has been provided to the Project applicant and to the County as Attachment B of this CEQA compliance document and provides evidence supporting a conclusion that no special-status plant species, wildlife and sensitive habitats are present or likely to occur within the proposed development area. Evidence supporting findings of existing or non-existing suitable habitat, and detailing the technical analysis of said findings, are found in the Potential for Special Status Species Occurrences Tables 2 and 3 of the Biological Assessment found at Attachment B. The project description in the Biological Assessment may not match the project description in this document, as the project description in the Assessment was relevant to the time of the survey. The validity of the Biological Assessment should not be challenged by this, as these assessments were conducted parcel-wide, as opposed to only Project area assessments. Therefore, the Biological Assessment found at Attachment B is valid even though the project description contained therein may be out of date.

There is the potential for one special-status animal species to occur onsite due to the presence of suitable habitat, though none of these species or any evidence of their presence was seen and identified during the reconnaissance survey. The Biological Assessment report found at Attachment B includes a discussion of potential direct and

¹The use of a dilution-to-threshold (D/T) standard is based on scientific publications on odor pollution control that have identified that odors above 7 D/T will often result in complaints (i.e., objectionable), with 15 D/T often described as a nuisance, and odors above 30 D/T described as a serious nuisance (i.e., nauseating) (McGinley 2000; Huey et al. 1960).

indirect impacts on these resources, as well as a comprehensive list of cannabis cultivation Best Management Practices that when implemented will avoid any potential adverse impacts to special-status species.

Mitigation Measure 3.4-1b: Conduct Special-Status Plant Surveys and Implement Avoidance Measures and Mitigation

This mitigation measure applies and has been satisfied. See discussion above for Mitigation Measure 3.4-1a; no special-status plant species are present or likely to occur within the proposed development area.

Mitigation Measure 3.4-1c: Implement Measures to Avoid Introduction or Spread of Invasive Plant Species

This mitigation measure applies to the Project, and will be satisfied by the following:

- The application will include identification of invasive plant species, as applicable, that occur on the site to the extent practicable and where they are located, including noxious weed species prioritized by the Trinity County Weed Management Association. The application will identify specific measures to be employed for the removal of invasive species and on-site management practices.
- All invasive plant species introduced to the site from commercial cannabis activities and/or from land disturbances caused by commercial cannabis activities shall be removed from the site using measures appropriate to the species to the extent practicable. For example, species that cannot easily reroot, resprout, or disperse seeds may be left on site in a debris pile. Species that resprout readily (e.g., English ivy) or disperse seeds (e.g., pampas grass) should be hauled off-site and disposed of appropriately at a landfill site.
- Applicants shall monitor annually to ensure successful removal and prevention of new infestations of invasive species.
- Heavy equipment and other machinery shall be inspected for the presence of invasive species before on-site use, and shall be cleaned before entering the site, to reduce the risk of introducing invasive plant species.
- Only weed-free erosion control materials and mulch shall be used on-site.

Mitigation Measure 3.4-2a: Conduct Preconstruction Surveys for Special-Status Amphibians

This mitigation measure applies. According to the Biological Assessment prepared for the Project and provided at Attachment B, in concurrence with the results of the biological reconnaissance survey conducted by a qualified biologist on the Project site September 24, 2020, this mitigation measure applies as there is suitable habitat along the western border of the property with Grass Valley Creek, and the following will be implemented to satisfy:

- If special-status amphibians are detected during the initial biological reconnaissance survey (see Mitigation Measure 3.4-1a) or are determined to be likely to occur based on the presence of suitable habitat, consultation with CDFW shall be initiated to determine whether mitigation measures, such as Project design modifications, relocation of the site, relocation of individual animals, or installation of exclusionary fencing, will be necessary and appropriate.
- Regardless of detection during the initial biological reconnaissance survey, if suitable habitat for special-status amphibians is present within the proposed development area, a qualified biologist familiar with the life cycle of Cascades frog, foothill yellow-legged frog, Pacific tailed-frog, southern long-toed salamander, and southern torrent salamander shall conduct preconstruction surveys of proposed new development activities 24 hours before new development activities. Preconstruction surveys for special-status amphibians shall follow widely used and accepted standardized protocols that control for habitat type, seasonality, and environmental conditions, including the methods described in *Considerations for Conserving Foothill Yellow-Legged Frog* (CDFW 2018b), and *Visual Encounter Survey Protocol for Rana Boyleii in Lotic Environments* (UC Davis 2017). Preconstruction surveys for special-status amphibian species shall be conducted throughout the proposed construction area and at least a 400-foot buffer around the proposed development area. Surveys shall consist of “visual encounter” as well as “walk and turn” surveys of areas beneath surface objects (e.g., rocks, leaf litter, moss mats, coarse woody debris) for salamanders, and visual searches for frogs. Preconstruction surveys shall be conducted within the appropriate season to maximize potential for observation for each species, and

appropriate surveys will be conducted for the applicable life stages (i.e., eggs, larvae, adults).

- If special-status amphibians are not detected during the preconstruction survey, then further mitigation is not required.
- If special-status amphibians are detected during the preconstruction survey, work on the site shall not commence until the applicant has consulted with CDFW as described above. Injury to or mortality of special-status amphibians will be avoided by modifying Project design, relocating the cultivation site, or relocating individual animals. If impacts to Cascades frog or foothill yellow-legged frog (both listed under CESA) are unavoidable, then the applicant will submit an incidental take permit (ITP) application to CDFW and receive take authorization before commencing development of the cultivation site. Conditions of incidental take authorization may include minimization measures to reduce impacts to individual Cascades frogs or foothill yellow-legged frogs, or compensation for loss of the species including but not limited to purchasing credits from a CDFW-approved mitigation bank.

Mitigation Measure 3.4-2n: Implement Generator Noise Reduction Measures

This mitigation measure applies, and the following will be implemented in order to satisfy this condition:

- The cultivation of cannabis will not exceed the noise level standards as set forth in the County General Plan: 55 A-weighted decibels (dBA) from 7:00 a.m. to 7:00 p.m. and 50 dBA from 7:00 p.m. to 7:00 a.m. measured at the property line, except that generators associated with a commercial grow are not to be used between 10:00 p.m. and 7:00 a.m. (Section 315-843[6][b]). The following additional noise performance standards will apply to generator use:
 - Project-generated sound must not exceed ambient nesting conditions by 20-25 dBA.
 - Project-generated sound, when added to existing ambient conditions, must not exceed 90 dBA.

Mitigation Measure 3.4-6c: Implement Mitigation Measure 3.1-1b: Maintain Cultivation Parcel

This Mitigation Measure applies as Mitigation Measure 3.1-1b applies. The satisfaction of Mitigation Measure 3.1-1b thus satisfies the requirements of this mitigation measure, and the project is in compliance.

Geology and Soils

Mitigation Measure 3.7-2: Implement Mitigation Measure 3.10-1a: Demonstrate Compliance with Water Resource Standards

This mitigation measure applies and is satisfied by the implementation of Mitigation Measure 3.10-1a.

Greenhouse Gas Emissions

Mitigation Measure 3.8-1b: Implement Mitigation Measures 3.3-2a and 3.3-2b

This mitigation measure applies and is satisfied by the implementation of 3.3-2a and 3.3-2b.

Mitigation Measure 3.8-1c: Renewable Electricity Requirements

This mitigation measure applies, and will be satisfied through the following conditions:

- As the power supply to Applicant's property and Project site is via a permanent connection to the TPUD grid, which has been providing 100% renewable hydroelectricity to its customers in the Project area since 1982, supplied by power that is generated at Trinity Dam, the Project is therefore already renewable-energy compliant and meeting the requirements of this mitigation measure.

Mitigation Measure 3.8-1d: Lighting Efficiency Requirements

This mitigation measure applies as the Project proposes to utilize artificial lighting in their cultivation site. The following conditions will be implemented to satisfy this mitigation measure:

- Only light-emitting diodes (LEDs) or double-ended high-pressure sodium (HPS) fixtures will be used in all existing and new mixed-light cultivation operations (i.e., sites not seeking relicensing).
- Only high efficacy lighting will be used in all existing and new noncultivation operations (i.e., sites not seeking relicensing). Examples of high efficacy lighting include:
 - Pin-based linear fluorescent or compact fluorescent light sources using electronic ballasts;
 - Pulse-start metal halide light sources;

- HPS light sources;
- Luminaries with hardwired high frequency generator and induction lamp; and
- LEDs.

Hazards and Hazardous Materials

Mitigation Measure 3.9-6: Implement Mitigation Measures 3.14-3 and 3.14-4.

This mitigation measure applies due to Mitigation Measures 3.14-3 and 3.14-4 are being applicable. Satisfaction of Mitigation Measures 3.14-3 and 3.14-4 thus satisfies this mitigation measure.

Hydrology and Water Quality

Mitigation Measure 3.10-1a: Demonstrate Compliance with Water Resource Standards

This mitigation measure applies. The Applicant and the Project are enrolled under the State Water Resources Control Board (SWRCB) General Order WQ 2019-0001-DWQ (“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”) (WDID#L53CC415130). Documentation is provided at Attachment E.

The onsite septic system is permitted and has more than enough capacity to accommodate the two year-round resident employees of the operation. There are to be no seasonal employees onsite other than these two individuals. Therefore, the Project is in compliance with this mitigation measure.

Mitigation Measure 3.10-1b: Restrict Cultivation Operations in Floodplains

This mitigation measure applies as a floodplain associated with Grass Valley Creek runs along the western border of the property. However, cultivation activities are outside established SWRCB setbacks and not in the floodplain or designated floodway (see Trinity County Water Resources map at Attachment F). Cultivation sites will not place any structures or involve any grading that alters the capacity of the 100-year floodplain. No storage of pesticides, fertilizers, fuel, or other chemicals will be allowed within the 100-year floodplain. All cultivation uses (plants, planter boxes and pots, and related materials) will be removed from the 100-year floodplain between November 1 and April 1 each year.

Mitigation Measure 3.10-2: Conduct Groundwater Monitoring and Adaptive Management

This mitigation measure applies. Both watercourses and the onsite well are sited outside of all stream setbacks as set forth in SWRCB Order WQ 2019-0001-DWQ. The Applicant currently submits to the SWRCB regular annual Cannabis Water Quality Monitoring & Reports as required per their current enrollment under Order WQ 2019-0001-DWQ and will continue to do so as required for the life of the Project. By adhering to the requirements of the SWRCB General Order, groundwater draft volumes will be recorded, reported, and monitored such that the intent of this mitigation measure will be met and thereby with which the proposed project will be kept in compliance.

Mitigation Measure 3.10-3a: Implement Mitigation Measure 3.10-1a: Demonstrate Compliance with Water Resource Standards

This mitigation measure applies, see Mitigation Measure 3.10-1a for how this mitigation measure is satisfied.

Mitigation Measure 3.10-4: Implement Mitigation Measure 3.10-1b: Restrict Cultivation Operations in Floodplains

See discussion above in Mitigation Measure 3.10-1b.

Public Services

Mitigation Measure 3.13-1: Implement Mitigation Measures 3.14-3 and 3.14-4.

This mitigation measure applies and is satisfied by the application of Mitigation Measures 3.14-3 and 3.14-4.

Transportation

Mitigation Measure 3.14-3: Provide Site Access Free of Hazards Due to Geometric Roadway Design

This mitigation measure is applicable, and will be satisfied by the following:

- Applications for new commercial cannabis activities and license renewals for existing cannabis operations will, where appropriate, provide documentation showing that roadways providing site access are in compliance with Chapter 12.10: Design Policies of the Trinity County Code of Ordinances. New roadway water quality control and drainage features or new drainage features on existing roadways will be designed to accommodate peak flow conditions and will be consistent with the Road Handbook, per CCR Title 14, Chapter 4 and SWRCB Order WQ 2019-0001-DWQ.

Mitigation Measure 3.14-4: Provide Adequate Emergency Access

This mitigation measure is applicable, and will be satisfied by the following:

- Applications for new commercial cannabis activities and license renewals for existing cannabis operations will provide documentation showing that site access is in compliance with Chapter 8.30 – Fire Safe Ordinance of the Trinity County Code.

Utilities and Service Systems

Mitigation Measure 3.15-3: Implement a Cannabis Waste Composting Management Plan

This mitigation measure applies and is satisfied by the following:

The Applicant has developed and implements a cannabis waste composting management plan, which is found at Attachment G. The plan meets all state requirements and the following requirements to be confirmed by the County during inspections, which is not limited to but includes the following:

- designation of the composting area on a site plan that is contained within the site boundaries (must be located within the Designated Area for cultivation operations) that is of adequate size to accommodate site cannabis waste needs;
- identification of water quality control features that ensure no discharge of cannabis waste or other pollutants; and
- details on routine management and equipment used in the composting.

Wildfire

Mitigation Measure 3.16-1: Implement Mitigation Measure 3.1-1b: Maintain Cultivation Parcel

This mitigation measure applies and is satisfied by compliance with Mitigation Measure 3.1-1b.

Mitigation Measure 3.16-2b: Implement Fire Prevention Measures for Onsite Construction and Maintenance Activities

This mitigation measure applies and will be satisfied by placing Fire Extinguishers in the following areas: all greenhouses, support structures, the residence and water storage area. Appropriate defensible space will be maintained around all buildings.

Mitigation Measure 3.16-3: Implement Mitigation Measure 3.10-1a: Demonstrate Compliance with Water Resource Standards

This mitigation measure applies, and is satisfied by compliance with Mitigation Measure 3.10-1a.

CCL 132 Code Compliance Timeline (D. Marvel)

2/3/2021 – 12/21/2021

At least 5 complaints received against CCL 132, alleging excessive fan noise, odor, and light pollution. Please note that the current applicants/licensee (Patrick and Natalie) Transfer Application (indicating ownership of CCL 132) was received by the Trinity County Cannabis Division on 6/14/2021.

3/2/2021

Compliance related Site Inspection for CCL 132 performed by Daniel Marvel (CCL was owned by previous owner at this time of inspection, not Patrick and Natalie). Site was deemed compliant, no major non-compliance issues noted. Clean, organized, and compliant site per Daniel Marvel's inspection form.

6/15/2022

Pre-License CEQA Verification Inspection performed by Cannabis Division staff member Bella Hedtke. Minor Non-Compliance issues documented (expired bldg. permit & unpermitted AC unit in Greenhouse). Very clean and organized site per Ms. Hedtke's inspection form.

7/11/2022 – 10/18/2022

15+ complaints received (I believe this number to be closer to 100 complaints, in order to determine total number of complaints the info.planning and info.cannabis email accounts will need to be searched/audited for 132 complaints). Complaints allege unlicensed cultivation, fan noise, excessive odor, and light pollution.

8/23/2022

Cannabis Division staff member Daniel Marvel visited the property of Kristel Bell/One Maple Winery to observe activities happening at CCL 132 stemming from complaints received. During this visit unlicensed cultivation was observed on the property associated with CCL 132.

8/24/2022

Cannabis Division staff requested input from County Counsel on the legality of requiring evidence of cannabis plant destruction as the only option for resolving a Notice of Non-Compliance for unlicensed cannabis cultivation. No license for cultivation also means no license to transport or relocate cannabis off property.

9/2/2022

County Counsel provided clarification to Cannabis Division staff that evidence of cannabis plant destruction is acceptable as the only option for resolving a Notice of Non-Compliance pertaining to unlicensed cannabis cultivation.

9/5/2022

The week of 9/5/2022, former Cannabis Division Director Sean Connell tested positive for Covid-19, resulting in time off for quarantine. Additionally, Code Compliance Lead Daniel Marvel (responsible for writing the Notice of Non-Compliance Notification) tested positive for Covid-19 on 9/10/2022. Daniel Marvel would return to work on 9/26/2022. Director Connell did not return and ultimately resigned from his position in late November 2022.

10/18/2022

While still uncertain of Director Connell's return, the Cannabis Division forwarded the received complaints to CODE Enforcement Officer Rob Barcellona for resolution/action.

5/22/2023

Site Inspection performed by Cannabis Division Director Drew Plebani and Cannabis Division Planner Bella Hedtke in preparation for the formal appeal hearing of CCL 106. Historical complaints unsubstantiated as site was compliant at time of inspection. During this inspection it was also formally documented that CCL 132 does not require a CCV for residential setback from the residence located on APN: 025-180-37-00 (150 Coffin Rd.) as measurements taken on site exceeded the 350' residential setback requirement.

6/6/2023 – 7/19/2023

At least 3 complaints received, alleging unlicensed cultivation, excessive odor and fan noise being created by CCL 132.

6/7/2023

Verification Inspection performed by Daniel Marvel stemming from complaint received 6/6/2023. Complaint unsubstantiated as property was found to be compliant at time of inspection.

Bella Hedtke

From: Kristel Bell [REDACTED]
Sent: Monday, July 17, 2023 1:27 PM
To: info.planning; Deborah Rogge; Trent Tuthill; Drew Plebani
Cc: Carol Fall; Ric Leutwyler
Subject: Re: P-23-21 Appeal
Attachments: RE: Request to View Cannabis File.eml; PRA Form 7172023 Listing of Appeals Sjubmission.pdf

Importance: High

Follow Up Flag: Follow up

Flag Status: Flagged

I'd like to understand why there is such favoritism within the Cannabis Division as it pertains to the setting and continuances of appeals.

For example, Project P-23-09 was set for 5/23/2023 but the Appellant requested a continuance as he "will not be able to attend"; set for 6/8/2023 but continued again by request of the Appellant; set for 7/13/2023 but continued yet again by the request of the Appellant. All THREE continuances were noted by memo from the Cannabis Director.

When I asked to see the file pertaining to P-23-09 (as the property is within the Lewiston Expansion opt out zone), I was informed my request would need to be a PRA and "*I also want to make it clear Drew has denied that license application*" (copy of the 5/18/2023 memo is attached). It is evident that County staff was ready, however THAT appeal was continued. According to the email response below (highlighted), staff readiness is the reason for which my appeal is being is set for August 3rd, and the Cannabis staff is "not going to budge on the date".

My project is a NEW appeal - P-23-21 - filed 7/12/2023. The appeal is literally FIVE DAYS old.

There sure seems to be an enormous amount of preferential treatment being given to those in the Cannabis industry.

The Appeals process is designed to be fair and balanced - however, for those of us trying to stand up for our rights and the quality of life on our own property, that surely doesn't seem to be the case.

I've also attached a PRA form requesting a listing of all the cannabis appeals filed in 2023 and those filed prior to 2023 that are in pending status as of this date. Given this information is deemed public and should be recorded in your electronic database, I sure hope THIS request can be completed and distributed to me within the regulatory 10-day response period.

Kristel Bell

On Jul 17, 2023, at 11:52 AM, Deborah Rogge <drogge@trinitycounty.org> wrote:

Hi Kristel,

I have had email, phone, and/or in person conversations Carol, Drew, Ed and Trent about your request to have the appeal noticed to the 10th. County sympathizes with your situation **but cannabis staff is ready and not going to budge on the date**. That determination will need to come from the commission.

Please let me know if I can assist in getting the information you need to prepare your case and/or maybe you can arrange for an alternate person to present for you.

Regards,
Debbie Rogge
Admin. Coordinator

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From: Kristel Bell [REDACTED]
Sent: Monday, July 17, 2023 8:13 AM
To: Deborah Rogge <drogge@trinitycounty.org>
Subject: Re: P-23-21 Appeal (Correct Project Number)
Importance: High

Debbie - I need to get that rescheduled. I have [REDACTED] that day so I cannot be in attendance nor participant via zoom.

I would expect that would not be a problem as it has yet to be noticed and the journal will accept revisions at this time.

Please confirm as soon as possible.

Thank you!

Kristel

On Jul 17, 2023, at 8:10 AM, Deborah Rogge <drogge@trinitycounty.org> wrote:
Hi Kristel, from the messages in my inbox this morning they sent an ad to the journal for yours and another for ccl-106 for the special meeting on Aug 3rd. We had been having discussion about these I guess it was decided to add them as both since each had similar concerns as those already being heard.

Debbie Rogge
Admin. Coordinator

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From: Kristel Bell [REDACTED]
Sent: Friday, July 14, 2023 4:01 PM
To: Deborah Rogge <drogge@trinitycounty.org>
Subject: Re: P-23-21 Appeal (Correct Project Number)

Debbie - you may not have seen my question earlier...do you know when my matter will be calendared in front of the Commission?

Kristel