

## NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

In compliance with the California Environmental Quality Act (CEQA), the City of Hollister has undertaken environmental review for the proposed Felipe 9 Cannabis Cultivation Park Lot Line Adjustment, Minor Subdivision and Conditional Use Permit and intends to adopt a Mitigated Negative Declaration. The City of Hollister invites all interested persons and agencies to comment on the proposed Felipe 9 project.

**File Number:** Minor Subdivision No. 2018-1

**Project Location:** 773 San Felipe Road, south of McCloskey Road (APNs 051-100-031 and -032)

**Project Description:** Lot line adjustment and minor subdivision to convert 9.1 acres into three lots. Two of the new parcels (3.34 and 5.01 acres, respectively) will each contain a new indoor cannabis cultivation, distribution and manufacturing facility. Access will be provided by an easement from San Felipe Road shared by all parcels. The lot line adjustment will create the third remainder parcel of less than one acre that is subject to a separate land use application for a proposed dispensary use. Individual licenses will be required for each proposed use. The project application also includes a request for a Conditional Use Permit and Site and Architectural Review for the new structures. Total greenhouse/building area is 220,000 square feet.

**Public Review Period:** Begins – Friday, April 12, 2019  
Ends – Monday, May 13, 2019

**The Mitigated Negative Declaration is Available for Public Review at these Locations:**

City of Hollister, City Hall 375 Fifth Street Hollister, CA 95023 (831) 636-4300 Or online at: <a href="http://hollister.ca.gov/government/city-departments/development-services/planning/">http://hollister.ca.gov/government/city-departments/development-services/planning/</a>	City of Hollister, Development Services Department 339 Fifth Street Hollister, CA 95023 (831) 636-4360	San Benito County Free Library 470 Fifth Street Hollister, California 95023 (831) 636-4107
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(Under “notices”).

**Address Where Written Comments May be Sent:** Written comments concerning the Mitigated Negative Declaration should be submitted to the City of Hollister, Development Services Department by 5:00 p.m. on **Monday, May 13, 2019**. Please address comments or questions to:

City of Hollister, Development Services Department  
c/o: Abraham Prado, Planning Manager  
375 Fifth Street  
Hollister, CA 95023  
(831) 636-4360 ph, (831) 634-4913 fax  
[abraham.prado@hollister.ca.gov](mailto:abraham.prado@hollister.ca.gov)

The tentative decision date would be June 27, 2019 and would take place in the City of Hollister Council Chambers, 375 Fifth Street, Hollister, CA 95023 at 6:00 p.m. at a planning commission meeting. Adoption of a Mitigated Negative Declaration does not constitute approval of the proposed project. The decision to approve or deny the project described above will be made separately as required by City Ordinance.

*Si desea información en español por favor comuníquese al 831-636-4360*

*Circulated: April 12, 2019*