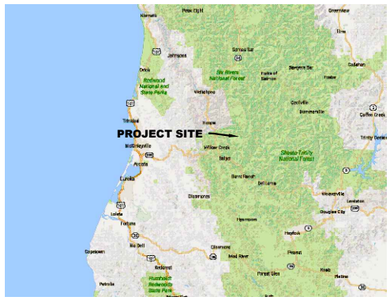
STAY HUMBOLDT, LLC
CONDITIONAL USE PERMIT APPLICATION

DIRECTIONS TO SITE:
FROM EUREKA, CA
-HEAD NORTH ON US-101 (APPROX 9 MI)
-TAKE EXIT 716A FOR CA-299 TOWARD WEAVERVILLE/REDDING
-CONTINUE ONTO CA-299 E (APPROX 18 MI)
-TURN LEFT ONTO BAIR RD (APPROX 10.4 MI)
-TURN RIGHT ON UNNAMED STREET
-TURN RIGHT ON OLD 3 CREEK RD



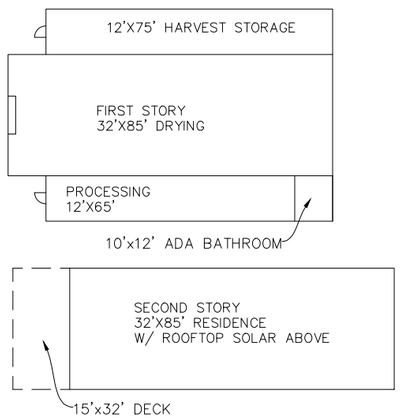
VICINITY MAP
NOT TO SCALE

PROJECT DESCRIPTION:

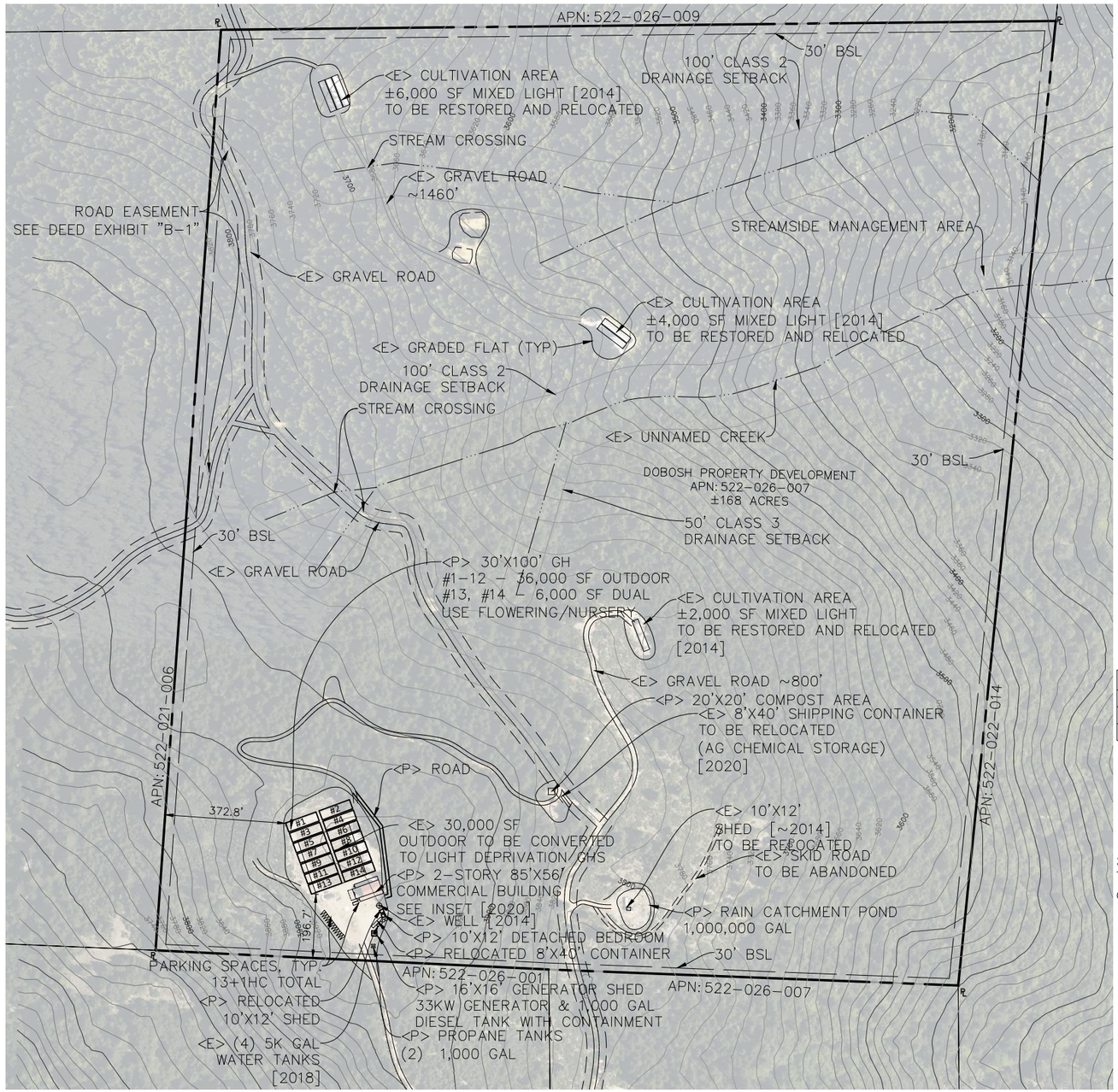
STAY HUMBOLDT, LLC IS PROPOSING TO PERMIT EXISTING MEDICAL CANNABIS CULTIVATION ACTIVITIES IN ACCORDANCE WITH THE COUNTY OF HUMBOLDT (COUNTY) COMMERCIAL MEDICAL MARIJUANA LAND USE ORDINANCE (CMMLUO), ORDINANCE NO. 2554. THE EXISTING OPERATION INCLUDES APPROXIMATELY 42,000 SQUARE FEET (SF) OF MEDICAL CANNABIS CULTIVATION AREA WHICH INCLUDES 30,000 SF OF OUTDOOR CULTIVATION AND 12,000 SF OF MIXED LIGHT CULTIVATION. APPLICANT PROPOSES TO CONVERT THE MIXED LIGHT CULTIVATION INTO 36,000 SF OF OUTDOOR LIGHT DEPRIVATION CULTIVATION, 6,000 SF OF DUAL USE NURSERY/FLOWERING CANOPY AND TO CONSOLIDATE OPERATIONS INTO A SINGLE LOCATION. THE PROJECT PROPOSAL INCLUDES THE DEVELOPMENT OF FACILITIES APPURTENANT TO THE CULTIVATION, INCLUDING GREENHOUSES, FACILITIES FOR DRYING, CURING, GRADING AND TRIMMING OF MEDICAL CANNABIS, WATER DIVERSION WORKS AND APPROPRIATE WATER STORAGE.

GENERAL NOTES:

1. DRAWING SCALE AS NOTED. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.
2. THIS IS NOT A BOUNDARY SURVEY. BOUNDARY INFORMATION DEPICTED HAS BEEN OBTAINED FROM HUMBOLDT COUNTY 2015 GIS DATA. MANHARD CONSULTING LTD. HAS NOT VERIFIED THIS PROPERTY BOUNDARY.
3. THERE ARE NO NEARBY SCHOOLS, SCHOOL BUS STOPS, PLACES OF WORSHIP, PUBLIC PARKS OR TRIBAL RESOURCES WITHIN 600 FEET OF THE CULTIVATION AREA.
4. THERE ARE NO RESIDENCES ON ADJOINING PARCELS WITHIN 300 FEET OF THE CULTIVATION AREAS.
5. ANY EXISTING DEVELOPMENT CONSTRUCTED WITHOUT THE BENEFIT OF COUNTY REVIEW WILL BE SUBJECT TO THE HUMBOLDT COUNTY BUILDING DEPARTMENT UPON APPROVAL OF THE CONDITIONAL USE PERMIT.



85'X56' COMMERCIAL BUILDING
22x34 SHEET: 1"=20'



PLOT PLAN
22x34 SHEET: 1"=200'
11x17 SHEET: 1"=400'
0 100 200 400

NORTH

PROJECT INFORMATION:

APPLICANT:
STAY HUMBOLDT, LLC
3054 ALICE AVE
ARCATA, CA 95521

PROPERTY OWNER:
KEVIN DOBOSH
3054 ALICE AVE
ARCATA, CA 95521

OWNERS AGENT:
SL CONSULTING SERVICES INC
973 DOWLER DRIVE
EUREKA, CA 95501
(707) 440-9033

SITE ADDRESS:
522-021-010
OLD 3 CREEK ROAD
WILLOW CREEK, CA 95573

TREES TO BE REMOVED = NONE

EXISTING CULTIVATION AREA
30,000 SQ. FT OUTDOOR
12,000 SQ. FT MIXED LIGHT

PROPOSED CULTIVATION AREA
36,000 SQ. FT OUTDOOR
6,000 SQ. FT DUAL USE NURSERY/FLOWERING

EARTHWORK QUANTITIES = TBD

WATER = PRIVATE
SEWER = PRIVATE

PARCEL SIZE = ±168 ACRES

ZONING: = TPZ
GENERAL PLAN DESIGNATION = T

BUILDING SETBACKS:

	TPZ	SRA
FRONT	20'	30'
SIDE	30'	30'
REAR	30'	30'

MAX. BLDG. HT. = 35'

SRA AREA: = NO
IN COASTAL ZONE: = NO
IN 100 YR FLOOD ZONE: = NO

SHEET INDEX:

C0 - ZONING PLOT PLAN, VICINITY MAP, & PROJECT NOTES

DATE	REVISIONS	DRAWN BY
9-22-23	REVISED PLOT PLAN	

STAY HUMBOLDT, LLC
OLD 3 CREEK ROAD, WILLOW CREEK CA 95521/APN:2-021-010
ZONING PLOT PLAN, VICINITY MAP, AND PROJECT NOTES

PROJ. MGR.: SL
PROJ. ASSOC.: SL
DRAWN BY: SL
DATE: 12-30-20
SCALE: AS SHOWN

SHEET
C0

DOB.WCCA

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September 22, 2023 - 14:11 Dwg Name: G:\Shared drives\SL Consulting Team Drive\Obscecco\Work\Final Drawings\Plan Set\WCBA - CONDITIONAL USE PLOT PLAN 2020.dwg Updated By: steve