

**NOTICE OF PUBLIC HEARING**

**Tentative Parcel Map No. 12405, Preliminarily Assessment Conditional Use Permit No. CUP2021-744DerbyStreet for Commercial Cannabis Operations at 744 S. Derby Street, Arvin (Full Spectrum Biotech)**

Notice is hereby given that the Planning Commission of the City of Arvin, California, will conduct a public hearing, at which time you may be heard to consider the following:

- Adoption of a Resolution of the Planning Commission of the City of Arvin Recommending the City Council Approve Tentative Parcel Map No. 12405, including the adoption of an exemption pursuant California Environmental Quality Act Guidelines Sections 15061(b)(3), 15301 (Existing Facilities), and 15332 (In-Fill Development Projects).
- Consideration and Adoption of a Resolution of the Planning Commission of the City of Arvin Preliminarily Assessing Conditional Use Permit No. CUP2021-744DerbyStreet for Commercial Cannabis Operations at 744 S. Derby Street, Arvin

**Arvin Planning Commission Public Hearing Information**

**Date:** April 20<sup>th</sup>, 2021

**Time:** 6:00 PM

**Place:** City of Arvin Council Chambers (via teleconference/web)  
200 Campus Drive, Arvin, CA 93203

**Call In Number:** 1-669-900-9128; Access Code 814 7122 3031#

**Join on-line:** <https://us02web.zoom.us/j/81471223031>

Notice is further given that the City Council of the City of Arvin, California, will conduct a public hearing, at which time you may be heard to consider the following:

- Adoption of a Resolution of the of the City of Arvin Recommending the City Council Approving Tentative Parcel Map No. 12405, including the adoption of an exemption pursuant California Environmental Quality Act Guidelines Sections 15061(b)(3), 15301 (Existing Facilities), and 15332 (In-Fill Development Projects).

**Arvin City Council Public Hearing Information**

**Date:** April 27<sup>th</sup>, 2021

**Time:** 6:00 PM

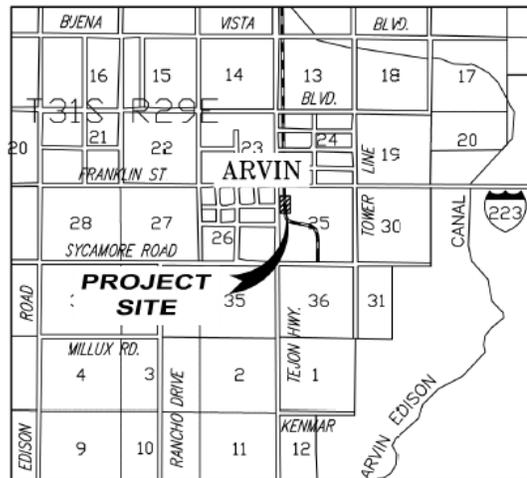
**Place:** City of Arvin Council Chambers (via teleconference/web)  
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**COVID-19 NOTE:** These meetings will be held by telephone consistent with the Governor’s Executive Order N-25-20 and N-29-20 issued on March 18, 2020. The purpose of this is to provide a safe environment for staff and the public to conduct City business, while allowing for public participation. These meetings will be held by teleconference only unless the emergency has been lifted before the meeting date. Members of the public are encouraged to participate by phone or email at [cvela@arvin.org](mailto:cvela@arvin.org) or by submitting written comments at City Hall prior to the hearing. At least 72 hours before the meeting the Agenda will be posted at <https://www.arvin.org/government/clerk/meeting-agendas-minutes/documents-page/>. Please check the Agenda for additional ways to participate in this matter.

**Description of the Project:** The purpose of the public hearing is to consider approval of approval of a tentative parcel map (TPM) subdividing an existing parcel with existing structures and improvements located at 744 Derby Avenue, Arvin, CA. Additionally, the applicant has requested preliminary review of a conditional use permit (CUP). The entitlements would allow for commercial cannabis businesses to operate at a portion of the site, with the new parcel to be used as office space and general storage. The site is zoned M-2 (Light Manufacturing Zone), which is consistent with the General Plan Land Use Designation of Light Industrial.



The City has performed a preliminary assessment of this project and, pursuant to the California Environmental Quality Act (CEQA) Guidelines section 15061(b)(3), proposes to determine with certainty that there is no possibility this project will have a significant effect on the environment. The project will use existing facilities and will be subject to the restrictions of the Arvin Municipal Code for cannabis operations, including odor, noise, etc. In the alternative, this project is also subject to a Class 1 (Existing Facilities) categorical exemption pursuant to CEQA Guidelines section 15301, as it consists of the operation, repair, permitting and licensing of an existing private structure and any appurtenant structures, involving negligible or no expansion of use beyond that existing at the time of the City’s determination. In the alternative, this project is also subject to a Class 32 (In-fill Development Projects) as it is i) consistent with the General Plan designation and zoning regulations, ii) the development occurs within city limits on a site no larger than five acres, the site has no value as habitat, iv) approval would not result in significant effects related to traffic, noise, air quality, or water quality, and v) the site can be adequately served by all required utilities and public services. Further, none of the exceptions to categorical exemptions set forth in CEQA Guidelines, section 15300.2, apply to this project.

Additional information on the proposed project and proposed environmental finding may be obtained from the City from the City of Arvin, City Hall, 200 Campus Drive, Arvin, California, 93203, or the City’s web site at [www.arvin.org](http://www.arvin.org).

All persons interested in this topic who have questions, would like to provide feedback, or who have comments are invited to attend. If you challenge the approval or denial of these matters in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk, at or prior to, the public hearing. Address any communications or comments regarding the project to Cecilia Vela, City Clerk, at 200 Campus Drive, Arvin, CA 93203, (661) 854-3134, [cvela@arvin.org](mailto:cvela@arvin.org).

Cecilia Vela, City Clerk  
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