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>>> Jackrabbit Ranch <remotesolitude@gmail.com> 5/5/2021 2:29 PM >>>

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Hello Honored Planning Commission members,

I am writing you on two issues today, concerning your agenda item OA 2021_0002 (Cannabis Cultivation – Chapter 22.18)

First a very short story about a man who had a garden in a little rangeland valley in the hills of northeast Mendocino county, a neighborhood where cannabis has been grown for decades. It was a very small valley, maybe a half-acre in size, the floor almost completely flat, invisible from surrounding parcels, clean and tidy with irrigation and a lovely 1/8th of an acre, all-natural cannabis garden in the regulated system. That garden co-existed peacefully with the wildlife and nature around it. Problem was, he rented and a speculator bought up the larger parcel that garden was on and split it up into coc's three months after the ordinance deadline. The man found someone to help buy 'his' parcel from the speculator, but the county took his permit away and the garden sits empty, soil still in beds, bare in the sun. The man still owes rent, and had hopes of entering phase three as a phase 1 applicant where there is no parcel timeline to meet. The problem was, after a very long day of meetings, when the planning commission was very tired indeed, you accepted that he should not be allowed to enter Phase 3 and its Use permit/CEQA process to regain his license. After 11 hours, you were exhausted from public comment and the permutations of the ordinance and this one slipped by.

Phase 3 is devoid of parcel subdivision time restrictions for applicants, so please do not hold Phase 1 transitioning applicants to requirements other Phase 3 applicants need not meet.

- 1) Please strike from Section 22.18.050(B)(1)(d) '*Legal parcel established after January 1, 2016*' Allow the man with a little garden already in a small RL valley, to legally regain his garden.

In the same section is a requirement that land be 'tilled' before being eligible for Phase 3. While tilling is an accepted form of farming, No-Till farming is more ecologically conscious and less damaging to the environment. It is not the intent of this commission to require a farmer to historically take a more ecologically damaging stance to be eligible to farm a regulated crop, so please remove the 'tilling' component from Section 22.18.050(3).

- 2) *All cultivation sites in the Rangeland zoning district shall be located on a site that has been previously cleared and tilled and has a prior crop history*' with '*All cultivation sites in the Rangeland*

zoning district shall be located on a site with a previous crop history, that requires no removal of commercial tree species'

- a. Likewise, Section 22.18.070 Required Findings (H)(1): *'The proposed cultivation site is located on a site that has been previously cleared and tilled and has a previous crop history'* should be likewise changed to *'All cultivation sites in the Rangeland zoning district shall be located on a site with a previous crop history, that requires no removal of commercial tree species'*

Thank you for your attention

Heidi Wordhouse – Jackrabbit Ranch