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Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Adelanto Rancho Park 10517-10559 Rancho Park Road Cannabis Project

Lead Agency: City of Adelanto

Contact Name: James Hirsch

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Project Location: Adelanto, San Bernardino County
City *County*

Project Description (Proposed actions, location, and/or consequences).

The proposed project involves the construction of five buildings within the 12.4-acre site. The five buildings will have a total floor area of approximately 234,000 square feet. A total of 216 parking spaces would be provided including 16 ADA spaces. A stormwater detention basin will be constructed in the northern portion of the site, immediately south of Rancho Road. Approximately 167,000 square feet will be reserved for open space. Access to the site will be provided by two driveway connections with the south side of Rancho Road. The new buildings will be used for adult and medical cannabis cultivation, manufacturing, and distribution. The project site is zoned as Manufacturing Industrial (MI).

- The approval of a Conditional Use Permit (CUP) 12-21;
- The approval of a Land Development Plan (LDP) 21-09;
- The approval of the Mitigated Negative Declaration (MND); and,
- The adoption of the Mitigation Monitoring and Reporting Program.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

To address impacts to Air Quality Mitigation Measure No. 1 would require an Odor Management Plan.
To address impacts to Air Quality Mitigation Measure No. 2 would require filters for VOCs.
To address impacts to biological resources, the following mitigation measures would be implemented:
BIO-1 Wildlife Pre-Construction Surveys and Biological Monitoring; BIO-2 Nesting Bird Surveys and Avoidance Measures; BIO-3 Desert Tortoise Protection Measures; BIO-4 Burrowing Owl Protection Measure; BIO -5 Mitigation of Joshua Trees; BIO – 6 Potential Waters of the U.S./State;BIO – 7 Nighttime Lighting
To address impacts to cultural resources, the following mitigation measures would be implemented:
CUL-1 Archaeological Monitoring; CUL-2 Undiscovered Archaeological Resources, CUL-3 Archaeological Resources Monitoring Report
To address impacts to Tribal cultural resources, the following mitigation measures would be implemented:
TCR-1 SMBMI Involvement and TCR-2 SMBMI Involvement

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Removal of Joshua trees.

Provide a list of the responsible or trustee agencies for the project.

CDFW
CDFA - Calcannabis