

COMMERCIAL CANNABIS APPLICATION GUIDELINES FOR BIOLOGICAL/ENVIRONMENTAL RESOURCES

Applies to:

- Commercial Cannabis Permit (CCP)
- Cannabis Administrative Development Permit (ADP)

Application Requirements:

- Applicants must identify all biological and environmental resources on the property by showing them on the site plans and include photos of the resources with a site plan reduction showing where the photos were taken.
- This can be done by the applicant and does NOT require a biologist for application submittal.
- If the applicant prepared biological inventory appears to not identify all resources on site or if an impact to resources is anticipated, a professional biologist may be required to assess the site.

Resources & Setbacks (see Land Use and Development Code L-II 4.3 for additional information):

- **landmark trees:** oak trees that are 36+ inches at diameter breast height (4'6") - all disturbance must be outside the dripline
- **landmark oak groves:** oak groves with a 33+% canopy closure - all disturbance must be outside the dripline
- **watercourses:** ponds, streams, creeks, etc. - 100 foot setback, seasonal streams may have a 50 foot setback
- **wetlands:** 100 foot setback
- **canals:** 100 foot setback on the uphill side; 20 foot setback on the downhill side of the canal
 - ❖ **MANAGEMENT PLAN:** If avoidance of these resources and setbacks is not possible, a Management Plan prepared by a Pre-Qualified Biological Consultant would be required
 - ❖ Native tree removal may require a formal Timber Harvest Plan or 3-Acre Conversion Permit prepared by a registered professional forester. A list of valid registered professional foresters can be found on the California Board of Forestry and Fire Protections website at <https://bof.fire.ca.gov/projects-and-programs/professional-foresters-registration/rpfcrm-rosters/>
- **floodplains:** 100 foot setback from the 100-year floodplain (projects near the floodplain and the setback may require a professional engineer to verify the project location)
 - ❖ **MANAGEMENT PLAN:** If the setback cannot be avoided, a Management Plan prepared by a registered professional engineer would be required
- **steep slopes:** slopes with a grade of 30+% - no disturbance shall occur in this area, other than trenching for utilities (topographic surveys by a licensed Land Surveyor or a Civil Engineer would be required if there is disturbance in an area with 10+% grade)
 - ❖ **MANAGEMENT PLAN:** If steep slopes cannot be avoided, a Management Plan prepared by a licensed geotechnical or civil engineer, engineering geologist, or certified soil erosion control specialist would be required
- **farmland:** land mapped as Farmland of Local Importance, Prime Farmland, Unique Farmland, or Farmland of Statewide Importance by the California Department of Conservation (CDOC)- all accessory structures and improvements shall be located outside of farmland

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- ❖ MANAGEMENT PLAN: If avoidance is not possible, a Management Plan prepared by a Registered Professional Forester, a certified rangeland manager, or an USDA/NRCS-certified conservation planner would be required

Management Plan applications and the Pre-Qualified Biological Consultant List can be found at:
<https://www.mynevadacounty.com/826/Land-Use-Applications-Forms>