



COUNTY OF SAN LUIS OBISPO  
DEPARTMENT OF PLANNING & BUILDING  
TREVOR KEITH, *DIRECTOR*

---

**THIS IS A NEW PROJECT REFERRAL**

**DATE:** 4/10/2019

**TO:** 5<sup>th</sup> District Legislative Assistant, Agricultural Commissioner, Assessor, Air Pollution Control Board (APCD), Building Division, Cal Fire/County Fire, Environmental Health, Public Works, Sheriff, Caltrans, U.S. Fish and Wildlife, Upper Salinas/Las Tablas Resource Conservation District, CA Fish and Wildlife, RWQCB, Creston Advisory Board, AB52

**FROM:** Cassidy McSurdy ([cmcsurdy@co.slo.ca.us](mailto:cmcsurdy@co.slo.ca.us) or 805-788-2959)

**PROJECT NUMBER & NAME:** DRC2019-00059

**PROJECT DESCRIPTION:** Proposed Conditional Use Permit for cannabis cultivation, manufacturing, and distribution transport-only to be located at 6447 Webster Rd. Creston, CA

**APN(s):** 043-211-069

---

**Return this letter with your comments attached no later than 14 days from receipt of this referral. CACs please respond within 60 days. Thank you.**

**PART I:** IS THE ATTACHED INFORMATION ADEQUATE TO COMPLETE YOUR REVIEW?

- ☐ YES (Please go on to PART II.)
- ☐ NO (Call me ASAP to discuss what else you need. We have only 10 days in which we must obtain comments from outside agencies.)

**PART II:** ARE THERE SIGNIFICANT CONCERNS, PROBLEMS OR IMPACTS IN YOUR AREA OF REVIEW?

- ☐ YES (Please describe impacts, along with recommended mitigation measures to reduce the impacts to less-than-significant levels, and attach to this letter.)
- ☐ NO (Please go on to PART III.)

**PART III:** INDICATE YOUR RECOMMENDATION FOR FINAL ACTION.

Please attach any conditions of approval you recommend to be incorporated into the project's approval, or state reasons for recommending denial.

IF YOU HAVE "NO COMMENT," PLEASE SO INDICATE, OR CALL.

---

**Date**

**Name**

**Phone**



# GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Building

## APPLICATION TYPE - CHECK ALL THAT APPLY

- ☐ Emergency Permit   ☐ Tree Permit   ☐ Minor Use Permit  
☒ Conditional Use Permit/Development Plan   ☐ Plot Plan  
☐ Curb, Gutter & Sidewalk Waiver   ☐ Other   ☐ Site Plan  
☐ Surface Mining/Reclamation Plan   ☐ Zoning Clearance  
☐ Amendment to approved land use permit   ☐ Variance

Department Use Only  
Do Not Mark  
(Staff Apply Label Here)

## APPLICANT INFORMATION Check box for contact

person assigned to this project

☐ Landowner Name 6447 Webster Road, LLC Daytime Phone 650-797-3797  
 Mailing Address 540 Green Street, San Francisco CA Zip Code \_\_\_\_\_  
 Email Address: \_\_\_\_\_

☐ Applicant Name Webster Road Associates, LLC Daytime Phone 650-797-3797  
 Mailing Address 540 Green Street, San Francisco CA Zip Code \_\_\_\_\_  
 Email Address: \_\_\_\_\_

☒ Agent Name Steven Puglisi Architects Inc (Kim Johnson) Daytime Phone 805-595-1962  
 Mailing Address 569 Higuera, Suite A, San Luis Obispo CA Zip Code 93401  
 Email Address: kjohnson@puglisisdesign.com

## PROPERTY INFORMATION

Total Size of Site: 10 acres Assessor Parcel Number(s): 043-211-069  
 Legal Description: see enclosed Title Report  
 Address of the project (if known): 6447 Webster Road,  
 Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: Off Highway 229 (Webster Road)  
 Describe current uses, existing structures, and other improvements and vegetation on the property:  
Vacant ag land used for alfalfa crop.

## PROPOSED PROJECT

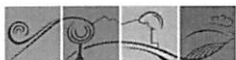
Describe the proposed project (inc. sq. ft. of all buildings): See Detailed Project Description enclosed

## LEGAL DECLARATION

I, the owner of record of this property, have completed this form accurately and declare that all statements here are true. I do hereby grant official representatives of the county authorization to inspect the subject property.

Property owner signature [Signature] Date 4/1/19

**FOR STAFF USE ONLY**



# LAND USE PERMIT APPLICATION

San Luis Obispo County Department of Planning and Building

File No \_\_\_\_\_

**Type of project:** ☒ Commercial ☐ Industrial ☐ Residential ☐ Recreational ☐ Other

Describe any modifications/adjustments from ordinance needed and the reason for the request (if applicable): None

Describe existing and future access to the proposed project site: Access from Webster Road

**Surrounding parcel ownership:** Do you own adjacent property? ☐ Yes ☒ No  
If yes, what is the acreage of all property you own that surrounds the project site? \_\_\_\_\_

**Surrounding land use:** What are the uses of the land surrounding your property (when applicable, please specify all agricultural uses):

North: AG- Crop South: AG- Row Crop  
East: AG- Vacant Land West: AG- Row Crop

**For all projects, answer the following:**

Square footage and percentage of the total site (approximately) that will be used for the following:

Buildings: 48040 sq. feet 11 % Landscaping: 25558 sq. feet 59 %  
Paving: 16639 sq. feet 4 % Other (specify) Crop 111,336 SF 26%

Total area of all paving and structures: 64,679 SF ☐ sq. feet ☐ acres

Total area of grading or removal of ground cover: \_\_\_\_\_ ☐ sq. feet ☐ acres

Number of parking spaces proposed: 13 Height of tallest structure: 23'-0"

Number of trees to be removed: 0 Type: NA

Setbacks: Front 50' Right 30' Left 30' Back 50'

**Proposed water source:** ☒ On-site well ☐ Shared well ☐ Other \_\_\_\_\_

☐ Community System - List the agency or company responsible for provision: \_\_\_\_\_

Do you have a valid will-serve letter? ☐ Yes ☐ No (If yes, please submit copy)

**Proposed sewage disposal:** ☒ Individual on-site system ☐ Other \_\_\_\_\_

☐ Community System - List the agency or company responsible for sewage disposal: \_\_\_\_\_

Do you have a valid will-serve letter? ☐ Yes ☐ No (If yes, please submit copy)

**Fire Agency:** List the agency responsible for fire protection: Cal Fire

**For commercial/industrial projects answer the following:**

Total outdoor use area: 11533 ☐ sq. feet ☐ acres

Total floor area of all structures including upper stories: 48040 sq. feet

**For residential projects, answer the following:**

Number of residential units: \_\_\_\_\_ Number of bedrooms per unit: \_\_\_\_\_

Total floor area of all structures including upper stories, but not garages and carports: \_\_\_\_\_ sf

Total of area of the lot(s) minus building footprint and parking spaces: \_\_\_\_\_ sf



File No \_\_\_\_\_

### Water Supply Information

1. What type of water supply is proposed?  
☒ Individual well    ☐ Shared well    ☐ Community water system
2. What is the proposed use of the water?  
☐ Residential    ☒ Agricultural - Explain Cannabis cultivation  
☐ Commercial/Office - Explain \_\_\_\_\_  
☐ Industrial - Explain \_\_\_\_\_
3. What is the expected daily water demand associated with the project? 8.63 af/year
4. How many service connections will be required? 1
5. Do operable water facilities exist on the site?  
☒ Yes    ☐ No    If yes, please describe: \_\_\_\_\_
6. Has there been a sustained yield test on proposed or existing wells?  
☒ Yes    ☐ No    If yes, please attach: \_\_\_\_\_
7. Does water meet the Health Agency's quality requirements?  
Bacteriological? ☒ Yes    ☐ No  
Chemical? ☒ Yes    ☐ No  
Physical ☒ Yes    ☐ No  
Water analysis report submitted? ☒ Yes    ☐ No
8. Please check if any of the following have been completed on the subject property and/or submitted to County Environmental Health.  
☐ Well Driller's Letter    ☒ Water Quality Analysis (☒ OK or ☐ Problems)  
☐ Will Serve Letter    ☒ Pump Test 4 Hours / 70 GPM  
☐ Surrounding Well Logs    ☐ Hydrologic Study    ☐ Other \_\_\_\_\_

**Please attach any letters or documents to verify that water is available for the proposed project.**

### Sewage Disposal Information

**If an on-site (individual) subsurface sewage disposal system will be used:**

1. Has an engineered percolation test been accomplished?  
☒ Yes    ☐ No    If yes, please attach a copy.
2. What is the distance from proposed leach field to any neighboring water wells? \_\_\_\_\_ feet
3. Will subsurface drainage result in the possibility of effluent reappearing in surface water or on adjacent lands, due to steep slopes, impervious soil layers or other existing conditions?  
☐ Yes    ☒ No
4. Has a piezometer test been completed?  
☐ Yes    ☒ No    If 'Yes', please attach.
5. Will a Waste Discharge Permit from the Regional Water Quality Control Board be required?  
☐ Yes    ☒ No (*a waste discharge permit is typically needed when you exceed 2,500 gallons per day*)

**If a community sewage disposal system is to be used:**

1. Is this project to be connected to an existing sewer line?    ☐ Yes    ☒ No  
Distance to nearest sewer line: \_\_\_\_\_ Location of connection: \_\_\_\_\_
2. What is the amount of proposed flow? \_\_\_\_\_ GPD
3. Does the existing collection treatment and disposal system have adequate additional capacity to accept the proposed flow?    ☐ Yes    ☐ No

### Solid Waste Information

1. What type of solid waste will be generated by the project?  
☐ Domestic ☐ Industrial ☒ Agricultural ☐ Other, please explain? \_\_\_\_\_
2. Name of Solid Waste Disposal Company: Mid State Solid Waste & Recycling
3. Where is the waste disposal storage in relation to buildings? Outside Recycling Facility
4. Does your project design include an area for collecting recyclable materials and/or composting materials? ☒ Yes ☐ No

### Community Service Information

1. Name of School District: Atascadero Unified
2. Location of nearest police station: Atascadero Police Department
3. Location of nearest fire station: Creston California
4. Location of nearest public transit stop: \_\_\_\_\_
5. Are services (grocery/other shopping) within walking distance (1/2 mile or closer) of the project? ☐ Yes ☒ No

### Historic and Archeological Information

1. Please describe the historic use of the property: Agriculture
2. Are you aware of the presence of any historic, cultural or archaeological materials on the project site or in the vicinity? ☐ Yes ☒ No  
If yes, please describe: \_\_\_\_\_
3. Has an archaeological surface survey been done for the project site? ☒ Yes ☐ No  
If yes, please include two copies of the report with the application.

### Commercial/Industrial Project Information

**Only complete this section if you are proposing a commercial or industrial project or zoning change.**

1. Days of Operation: 7:00am - 7:00pm Hours of Operation: 12 hours
2. How many people will this project employ? 11
3. Will employees work in shifts? ☒ Yes ☐ No  
If yes, please identify the shift times and number of employees for each shift 7:00am - 1:00pm  
1:00pm - 7:00pm
4. Will this project produce any emissions (i.e., gasses, smoke, dust, odors, fumes, vapors)?  
☒ Yes ☐ No If yes, please explain: Manufacturing
5. Will this project increase the noise level in the immediate vicinity? ☐ Yes ☒ No  
If yes, please explain: \_\_\_\_\_  
(If loud equipment is proposed, please submit manufacturers estimate on noise output.)
6. What type of industrial waste materials will result from the project? Explain in detail: Extraction by products
7. Will hazardous products be used or stored on-site? ☒ Yes ☐ No  
If yes, please describe in detail: \_\_\_\_\_
8. Has a traffic study been prepared? ☐ Yes ☒ No If yes, please attach a copy.
9. Please estimate the number of employees, customers and other project-related traffic trips to or from the project: Between 7:00 - 9:00 a.m. 20 Between 4:00 to 6:00 p.m. 20

10. Are you proposing any special measures (carpooling, public transit, telecommuting) to reduce automobile trips by employees? ☒ Yes ☐ No  
If yes, please specify what you are proposing: \_\_\_\_\_
11. Are you aware of any potentially problematic roadway conditions that may exist or result from the proposed project, such as poor sight distance at access points, connecting with the public road?  
☐ Yes ☒ No If yes, please describe: \_\_\_\_\_

### **Agricultural Information**

**Only complete this section if your site is: 1) Within the Agricultural land use category, or 2) currently in agricultural production.**

1. Is the site currently in Agricultural Preserve (Williamson Act)? ☐ Yes ☒ No
2. If yes, is the site currently under land conservation contract? ☐ Yes ☒ No
3. If your land is currently vacant or in agricultural production, are there any restrictions on the crop productivity of the land? That is, are there any reasons (i.e., poor soil, steep slopes) the land cannot support a profitable agricultural crop? Please explain in detail: None

### **Special Project Information**

1. Describe any amenities included in the project, such as park areas, open spaces, common recreation facilities, etc.(these also need to be shown on your site plan): \_\_\_\_\_
2. Will the development occur in phases? ☒ Yes ☐ No  
If yes describe: Green house will be constructed in 4 phases.
3. Do you have any plans for future additions, expansion or further activity related to or connected with this proposal? ☐ Yes ☒ No If yes, explain: \_\_\_\_\_
4. Are there any proposed or existing deed restrictions? ☐ Yes ☒ No  
If yes, please describe: \_\_\_\_\_

### **Energy Conservation Information**

1. Describe any special energy conservation measures or building materials that will be incorporated into your project \*: \_\_\_\_\_

\*The county's Building Energy Efficient Structures (BEES) program can reduce your construction permit fees. Your building must exceed the California State Energy Standards (Title 24) in order to qualify for this program. If you are interested in more information, please contact the Building Services Division of the Department of Planning and Building at (805) 781-5600.

### **Environmental Information**

1. List any mitigation measures that you propose to lessen the impacts associated with your project:  
Permeable paving will be used for greenhouse, access drive and parking area to reduce impervious surface area to promote water percolation and reduce stormwater runoff.
2. Are you aware of any unique, rare or endangered species (vegetation or wildlife) associated with the project site? ☐ Yes ☒ No  
If yes, please list: \_\_\_\_\_

3. Are you aware of any previous environmental determinations for all or portions of this property?

☐ Yes ☒ No

If yes, please describe and provide "ED" number(s): \_\_\_\_\_

**Other Related Permits**

1. List all permits, licenses or government approvals that will be required for your project (federal, state and local): \_\_\_\_\_

(If you are unsure if additional permits are required from other agencies, please ask a member of the Planning Department staff currently assigned to the project





COUNTY OF SAN LUIS OBISPO  
DEPARTMENT OF PLANNING & BUILDING  
CANNABIS APPLICATION SUPPLEMENT

PLN-2018  
12/8/2017

The following information is required in addition to the Land Use Permit Application.

**Cannabis Activities Proposed**

- |   |   |  |
|---|---|--|
| <input checked="" type="checkbox"/> Cultivation | <input checked="" type="checkbox"/> Nursery | <input checked="" type="checkbox"/> Manufacturing Facility |
| <input type="checkbox"/> Testing Facility       | <input type="checkbox"/> Dispensary         | <input checked="" type="checkbox"/> Distribution Facility  |

**For Cultivation and Nurseries ONLY**

Approved Cooperative/Collective Registration number. *Note: If you do not hold an approved cooperative/collective registration, you cannot apply for cultivation until 2019.*

Approved registration number: CCM2016-.

What is the applicant on the approved registration? *Note: The applicant name on the registration must match the applicant name on the land use permit.*

Name of applicant: Webster Road Associates, LLC

Are you planning on cultivating on the same site that a registration was approved for?

- ☐ Yes ☐ No

What type of State cultivation license are you seeking?

- |   |  |  |  |
|---|--|--|--|
| <input type="checkbox"/> Type 1                 | <input type="checkbox"/> Type 2        | <input checked="" type="checkbox"/> Type 3 | <input checked="" type="checkbox"/> Type 4 |
| <input type="checkbox"/> Type 5                 | <input type="checkbox"/> Microbusiness | <input type="checkbox"/> Indoor            | <input type="checkbox"/> Outdoor           |
| <input checked="" type="checkbox"/> Mixed-light |  |  |  |

Designate the total square footage of your cultivation canopy area(s). This is not necessarily the maximum canopy size allowed by the tier of license for which you are applying, but the amount of canopy area you intend to produce. If you intend to have multiple canopy area locations, include only the total square footage of the total canopy.

22,000

Check one or more of the following that apply and attach a detailed diagram of your designated canopy area. Include specific dimensions, in feet and inches, in the diagram. If you have only a single canopy area, clearly indicate that. If you are designating multiple canopy areas, clearly identify the square footage and dimensions of each area and how it is separated from other canopy areas. Note that if you are designating multiple canopy areas you must separate each area by a physical boundary such as an interior wall. Vertically stacked canopy areas must be identified as such in the detailed diagram submitted by applicants.

I have designated the specific area and dimensions of my newly designated canopy area(s):

## CANNABIS APPLICATION SUPPLEMENT

- ☐ On my floor plan submitted with the application  
☒ On an additional document submitted with my application

Record your estimates of electrical usage in kilowatt-hours (kWh). To determine how many kWh a piece of equipment uses, take the following steps:

- Determine the wattage of the device by checking manufacturer specifications
- Multiply this number by the number of hours each month the device will be in use to determine watt-hours.
- Divide each month's watt-hours by 1,000 to determine kWh. Round to three decimal places.
- Repeat this for each piece of equipment and the total amounts for each month.
- Estimates should assume the business is in full production for each month.

Describe all sources of electrical power and the total annual kWh expected to be drawn from each. For example, if the operation uses on-site power generation from a source such as solar panels, document the amount of power you expect to use from that source in addition to any other sources.

Source or utility name	Expected kWh drawn annually
PG & E	600
Total Annual kWh:	

Clearly identify the measurement unit you are using to estimate or report your water usage. If you are using multiple units, you may use additional columns to record that information. If you are using reclaimed water, identify that as a source. If you are utilizing more sources of water than may be included on this form, you may include that information on a separate page submitted with this application.

Estimate the total water used in the production of marijuana by month. If recording estimates for multiple sources, estimate these amounts separately.

Source	Domestic Well		
Month and Year			
1	1/6 acre feet		
2	1/6 acre feet		
3	1/6 acre feet		
4	1/6 acre feet		
5	1/6 acre feet		
6	1/6 acre feet		
7	1/6 acre feet		
8	1/6 acre feet		
9	1/6 acre feet		
10	1/6 acre feet		
11	1/6 acre feet		
12	1/6 acre feet		
Totals	2 Acre Feet/Year		

## CANNABIS APPLICATION SUPPLEMENT

Do you plan on using pesticides?

☒ Yes ☐ No

List of pesticides anticipated to be used: Azadirachtin, Neem Oil,  
Bacillus amyloliquefaciens, Potassium Salts and Fatty Acids, Sulfur,  
Streptomyces lydicus, Streptomyces griseoviridis, Sesame Oil,  
Potassium Bicarbonate (All OMRI listed)

**For Manufacturing ONLY**

What type of State manufacturing license are you seeking? *Note: Volatile manufacturing is prohibited.*

☐ Type 6 ☒ Type 7 ☐ Type N ☐ Type P  
☐ Microbusiness

What type of products do you plan on manufacturing?

☒ Oils ☒ Edibles ☒ Topicals ☐ Other \_\_\_\_\_

Will the facility be utilizing a closed-loop extraction system?

☒ Yes ☐ No

(If extracting) What types of extraction will you be performing?

☒ Butane ☒ Propane ☒ Hexane ☐ Carbon Dioxide  
☒ Ethanol ☒ Mechanical ☐ None  
☐ Other \_\_\_\_\_

**For Distribution ONLY**

What type of State distribution license are you seeking?

☒ Type 11 ☐ Type 11 – Transport Only

Will you be operating a storage-only business?

☐ Yes ☒ No

How many vehicles do you anticipate transporting/distributing product?

☒ 1-5 ☐ 6-10 ☐ 11+ ☐ N/A Storage Only/Other

## CANNABIS APPLICATION SUPPLEMENT

---

### **For Dispensaries ONLY**

What type of State dispensary license are you seeking? *Note: Dispensaries are not allowed to have storefronts open to the public.*

☐ Type 9 – non-storefront dispensary      ☐ Type 10      ☐ Microbusiness

Will you be delivering to other jurisdictions?

☐ Yes      ☐ No

How many vehicles do you anticipate delivering product?

☐ 1-5      ☐ 6-10      ☐ 11+      ☐ N/A Storage Only/Other

How many deliveries per day do you anticipate delivering product?

☐ <10      ☐ 11-50      ☐ 51-100      ☐ >100      ☐ N/A Storage Only/Other



COUNTY OF SAN LUIS OBISPO  
DEPARTMENT OF PLANNING & BUILDING  
Agriculture Offset Information

LNG-1003  
06/06/2017

Applicant Information	
Owner/Applicant Name	Daniel Maldonado & Bradley Kaye
Address	00000 Webster Rd., Creston, CA
APN	043-211-069
APNs for Adjacent Parcels	043-211-053 & 068, 043-091-068
Well Permit Number	2011-017
Contact Email	Daniel.Maldonado@marcusmillichap.com
Contact Phone	650.797.3797

Property Information	
Reason for Changing Existing Well	No change in existing well, except addition of required metering
What is planted onsite now?	Date planted: Alfalfa (4 ac.)
Proposed Change	Crop change from alfalfa to cannabis (greenhouse) and hemp (field)
Please Include Photos of the Property	

I \_\_\_\_\_ understand that there is an ordinance in place that does not allow for new irrigated agricultural land without first obtaining an agriculture offset clearance. This ordinance also states that no well modifications can take place on agricultural wells without satisfying the provisions of the Agricultural Offset Requirement.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date



COUNTY OF SAN LUIS OBISPO  
DEPARTMENT OF PLANNING & BUILDING  
On-Site Agricultural Offset Clearance

LNG-1007  
06/06/2017

This application is for an on-site Agricultural Offset Clearance as required in Title 22 Section 22.30.204. Please refer to the ordinance text for full eligibility information and requirements, which is available online at [www.sloplanning.org](http://www.sloplanning.org) or available at the front counter.

**Parcel Information (Applicant)**

APN (s) 043-211-069 Size of Site (acres): 10.0 acres

Owner/Applicant Name: Daniel Maldonado & Bradley Kaye

Contact Phone: 650.797.3797 Contact Email: Daniel.Maldonado@marcusmillichap.com

List any adjacent parcels that are under the same ownership:  
None

Existing Crops on Site (If any)			
Crop Type	Acreage	Water Duty (From Table 2 and 3)	Water Demand
Alfalfa	4.0	4.5 af/ac/yr	18.0 af/yr
Total Existing Water Demand on Site:			
Proposed Crops on Site			
Crop Type	Acreage	Water Duty (From Table 2 and 3)	Water Demand
Cannabis	(greenhouse) * See attached calcs		2.03 af/yr
Hemp	(field) * See attached calcs		6.60 af/yr
Total Proposed Water Demand on Site:			8.63 af/yr

## On-Site Agricultural Offset Clearance

---

### Attachments Required Prior to Issuance:

- Current title report or lot book guarantee
- Site plan(s) showing locations and acreages of existing and proposed crops
- Draft of deed restriction specifying the type and area of planting

### Fees:

- A fee of \$1877.24 will be due at time of application

### What to expect after your application is accepted as complete:

- Schedule a site inspection
- Submit any corrections based on the initial review and site inspection
- Receive a conditional offset clearance once corrections are completed
- Apply for a well permit with Environmental Health (if needed)
- Install a well meter pursuant to Public Works directions
- Schedule a well meter inspection with Public Works
- Schedule a final site inspection
- Receive a Final Offset Clearance
- A site inspection will be conducted annually

Tables are attached for convenience. Please refer to Ordinance 3308 for full program requirements.

Joseph A. Chouinard, P.E.  
530 10<sup>th</sup> Street, Unit 102  
Paso Robles, CA 93446  
(805) 674-1336  
j.chouinard@charter.net

March 12, 2019

Project: 00000 Webster Road, Creston, CA  
Project No.: 19-002  
By: JAC

### **Proposed Agricultural Use**

#### ***Estimated Cannabis Water Requirements (greenhouse grown)***

Typical water use 150 gallons is required to produce 1 pound of flower  
(Source: SloCo Planning & Building Department)

Production per unit area of bench per harvest: 1 lb/16sq.ft. (per applicant)  
Production per unit area of greenhouse per harvest: 1 lb/30sq.ft (inc. aisle space)  
Greenhouse size: 22,000 square feet  
Production per harvest 22,000 sq.ft./(1 lb./30sq.ft.) = 733.33 lbs/harvest  
Harvests per year: 6  
Total production per year: (733.33 lbs/harvest)(6) = 4400 lbs.  
Estimated annual water use: (4400 lbs.)(150gallons/lb.) = 660,000 gallons/yr  
Or (660,000 gal/yr)(1 cu.ft./7.481 gal./cu.ft.)(1 ac./4350 sq.ft.) = 2.03 af/yr

#### ***Estimated Hemp Water Requirements (field grown)***

Typical water use: 25-30 inches per year (2.5 ft/yr)  
Area available for crop: Approx 115,000 sq.ft. (2.64 acres)  
Estimated annual water use: (2.5)(115,000) = 287,500 cu.ft./yr  
Or (287,500 cu.ft./yr)(1ac/43,560 sq.ft.) = 6.60 af/yr

Total agricultural water use: 2.03 + 6.60 = 8.63 af/yr



# Webster Road Associates, LLC

## LAND USE PERMIT APPLICATION

Located at:

6447 Webster Road

Creston, CA

Webster Road Associates, LLC

540 Green Street

San Francisco, CA

## INTRODUCTION

The following is an application by Webster Road Associates, LLC to obtain conditional land use approval for cannabis activities (“Project”) under County of San Luis Obispo Ordinance.

## APPLICANT & PROJECT SITE

**Applicant:**

Daniel Maldonado and Bradley Kaye of Webster Road Associates, LLC.

**Project Site:**

6447 Webster Road, Creston California. APN number 043-211-069.

**Zoning of Project Site:**

The project site is in rural Creston and zoned Agriculture. The site is currently used for alfalfa production.

**Size of Proposed Site:**

The proposed project site is 10 acres.

## PROJECT DESCRIPTION

Webster Road Associates, LLC is cannabis cultivator operating as a for-profit Limited Liability Company (LLC). Cannabis activities (from cannabis cultivation, cannabis nurseries, cannabis manufacturing, cannabis distribution) will be provided to customers who have legal identification indicating that they are permitted and/or licensed to purchase cannabis from a fully licensed California marijuana cultivator. Webster Road Associates, LLC will target the entire California market (northern, central, and southern).

Our team is committed to the highest standards of safety, professionalism, and integrity. We will apply our greatest effort to achieve productivity and quality as set forth in our commitment to produce the best possible cannabis products we can by using the most responsible methods available.

The proposed project is located on Webster Road in Creston California. The site is 10 acres and is currently undeveloped and used to grow alfalfa. The proposed project includes a greenhouse, processing/manufacturing facility, and a farm support residence.

The proposed buildings are situated adjacent to Webster Road in order to minimize disturbance of prime agricultural area.

**GREENHOUSE:**

The proposed greenhouse will be approximately 42,000+/- SF, to be built in up to four phases. The greenhouse will be divided into three sections; 17,000 SF cannabis nursery, 22,000 SF canopy for cannabis cultivation, and 3,000 SF dry hanging.

**PROCESSING/MANUFACTURING:**

Adjacent to the proposed greenhouse is a proposed 4,000 SF processing building. This will be a premanufactured metal building used for processing, manufacturing, packaging and storage of final cannabis product.

**FARM SUPPORT RESIDENCE:**

Clients propose to relocate an existing mobile home to the site as a proposed residence for onsite security.

## GREENHOUSE OPERATIONS

The mixed-light greenhouse will be divided into three sections propagation(nursery), vegetative (nursery), flowering (cultivation canopy), and drying.

The vegetative or nursery portion will total approximately 17,000 sq.ft. The flowering or mature plant portion will total 22,000 sq.ft. of cannabis canopy at full capacity for plants in their flowering state. This greenhouse will be comprised of sections that will use different lighting systems to facilitate each stage. The (Vegetative) greenhouse will provide the first step in the growing cycle to “feed” the larger grow room where the plants will mature and flower.

Our greenhouses will utilize a light deprivation system, minimizing light exposure, and allowing us to maximize the number of harvests produced each year. Also, we will be using supplemental lighting to maintain harvests in the winter months.

After mature plants are harvested they will be hung to dry in the headhouse. The last section (headhouse) of the greenhouse will be for drying, which will approximately total 3,000 sq.ft. at full capacity.

Our products will consist of natural ingredients. . All-natural ingredients used in the grow operation will provide a sense of security that we are growing a clean cannabis, grown in soil or soilless mix.

As we are growing, our day-to-day activities will revolve around daily water testing, ensuring that we maintain a proper pH level and that the water contains the right combination of nutrients. In addition to water testing, our employees will also monitor the internal temperature of the grow room, making any necessary adjustments.

Next, both employees and managers will be tasked with reviewing and analyzing the data produced by our automated grow software, which will be compiled using sensors placed on the plants themselves, and on strategic locations throughout the grow room.



We will use a custom variation of a Hazard Analysis Critical Control Point (HACCP), originally designed by NASA and used by food and medicine manufacturers. In short, our employees and managers will have a daily checklist of duties to address throughout the work day.

After completing and verifying the checklist, the documents are stored (in both hard and electronic copies) and saved for record keeping.

These HACCPs will address the following areas on a daily basis (yet, this is only a general list, and can be changed to address future City, State, or Federal regulations):

1. Water testing
2. Room humidity Levels
3. Room temperatures
4. Ventilation
5. Carbon Dioxide levels
6. Visual inspection of plants
7. Facility Maintenance
8. Sanitation Practices
9. Fire prevention
10. Electrical Systems
11. Trash Disposal and Waste
12. Security

## WATER

One of the benefits of using a hydroponic and soil-drip system is the water savings.

Generally, our drip systems use up to two-thirds less water than traditional indoor, or outdoor grows, keeping our costs down and conserving water for the community and the environment. We plan to recycle our used water by deploying it to water our onsite landscaping. Site landscaping will incorporate native species that create an aesthetically pleasing outdoor landscape that enriches the property and also deters wildlife and pests from structures. Finally, all dead plants will be used as mulch or compost for our outdoor plants and trees.

The site is currently planted with approximately 4 acres of alfalfa. The existing alfalfa is estimated to use approximately 18.0 af/year. The proposed greenhouse cannabis crop is estimated to use approximately 2.03 af/year. The proposed outdoor field hemp is estimated to use approximately 6.60 af /year, for a total of 8.63 af / year. Therefore the proposed cannabis and hemp production not only meets the one to one offset, but will actually use about half as much water as the alfalfa that is currently planted.

## ODOR MANAGEMENT (SENSITIVE RECEPTORS)

One of the advantages of an indoor greenhouse grow operation is odor control. Any potential odor from the growing operation will be contained within the greenhouse building. All fans will be equipped with air filters with a diameter of 0.3 micrometers (um), capable of removing 99.97% of particles to prevent potential contamination from pathogenic organisms.

The project site is located in rural Creston. Majority of the neighboring property is agricultural land. The closest residence is over 400' away from the proposed project site.

## SECURITY

The proposed project will have several levels of security measures to ensure protection not only for Webster Road LLC, but also for residents of Creston.

The first level of security will perimeter strand barbed wire fencing around the development. Access to the site will be controlled and monitored by an access code gate. Entrance will have a gate with cameras recording the front and back of any vehicles entering or exiting the site. Arrivals and departures of all vehicles will alert the personnel through the call boxes to notify employees, or security. A Knox box will be located at all gates for fire department access. Gates will open automatically for exiting in the event of an emergency.

The second level of security will be full security system managed by a third-party security company. Our system will have visual monitoring and on-call security service that meets the cannabis industry's most stringent regulatory requirements. The desired system will have state-of-the-art hardware and software, and be operated only by highly trained intervention specialists, all connected to the local security and police. Our facility will have installed wired IP-based cameras that will record a minimum of 90 days and record at 30 fps or greater that will all be archived. The system will have battery backup and a generator to power the camera system during outages for a minimum of 12 hours.

The third level of security will be locks on all of the doors, and windows as well as access scanners. The greenhouses will have biometric door locks to restrict entry by personnel and visitors through unmistakable identifying access systems. The system will have a readily available recorded log showing all employees and most recent entry and exits from the site and highest level secured rooms. All employees and personnel will use both an access card for identification in and out of this facility. All employees must pass through this access point, controlled, recorded, and monitored. Employees must pass through controlled gate access to enter the main business property. All emergency vehicles, constituting fire, security and sheriff, will have total access to entry codes.

## NEIGHBORHOOD COMPATABILITY

The proposed project site is located about a half mile from the small town of Creston, CA. The surrounding properties are agriculture with very few residences. The closest residence is approximately 700 ft away. There is a small elementary school located in town approximately 2,000 ft away from the project site, please see the attached exhibit for location. Given the projects rural location the proposed project will be far away from any potential sensitive receptors.

The proposed processing building was designed to mimic a traditional barn to complement the agricultural community of Creston. Native drought tolerant trees and scrubs will be planted along the perimeter fencing to provide screening and blend the proposed development with the natural surroundings.



## Parcel Information

**APN:** 043-211-069

**Assessee:**

**Care Of:**

**Address:**

**Description:**

**Site Address:**

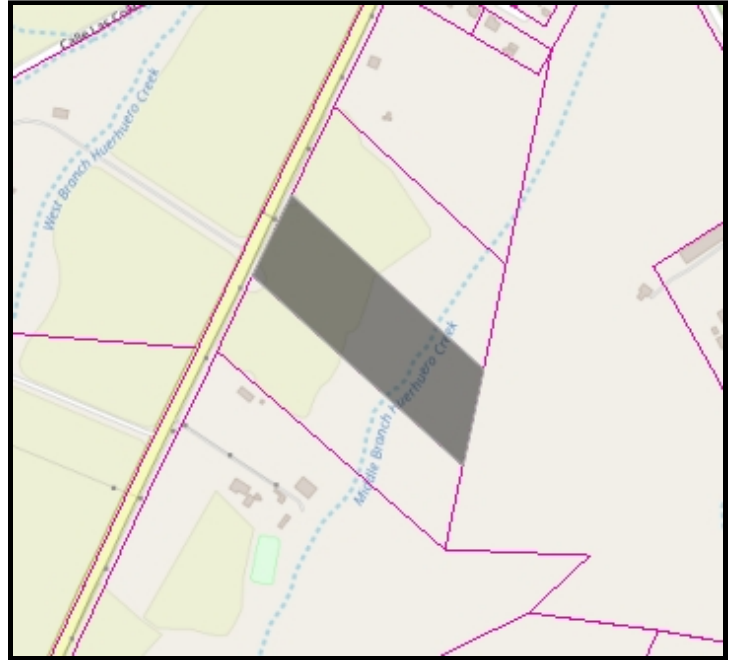
**Tax Rate Area Code:**

**Estimated Acres:** 9.7

**Community Code:** NCELPO

**Supervisor District:** Supdist 5

**Avg Percent Slope:** 3



Selected Parcel

## Land Use Information

### Land Uses

### Combining Designations

AG	Flood Hazard Area
----	-------------------



Parcel location within San Luis Obispo County

## Permit Information

Permit	Description	Application Date
PRE2018-00132	Pre-Application	10/17/2018 9:43:20 AM
LOT-000124-2018	Lot	7/5/2018 10:56:51 AM
PMT2013-02176	PMTR - Residential Permit	3/5/2014 1:55:38 PM
PMT2011-02069	PMTR - Residential Permit	5/31/2012 1:54:57 PM



## Clerk Recorder Documents

Clerk Document	Date	Document Type
2018-I-000656	03/09/2018	





# Interactive Data Viewer



## Legend

- SLO County Parcels
- Roads**
  - CalTrans
  - Maintained by SLO CO
  - Private Maintenance
  - Federal or State Maintenance

-752.33 0 376.17 752.33 Feet 1: 4,514

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
© County of San Luis Obispo Planning and Building Department



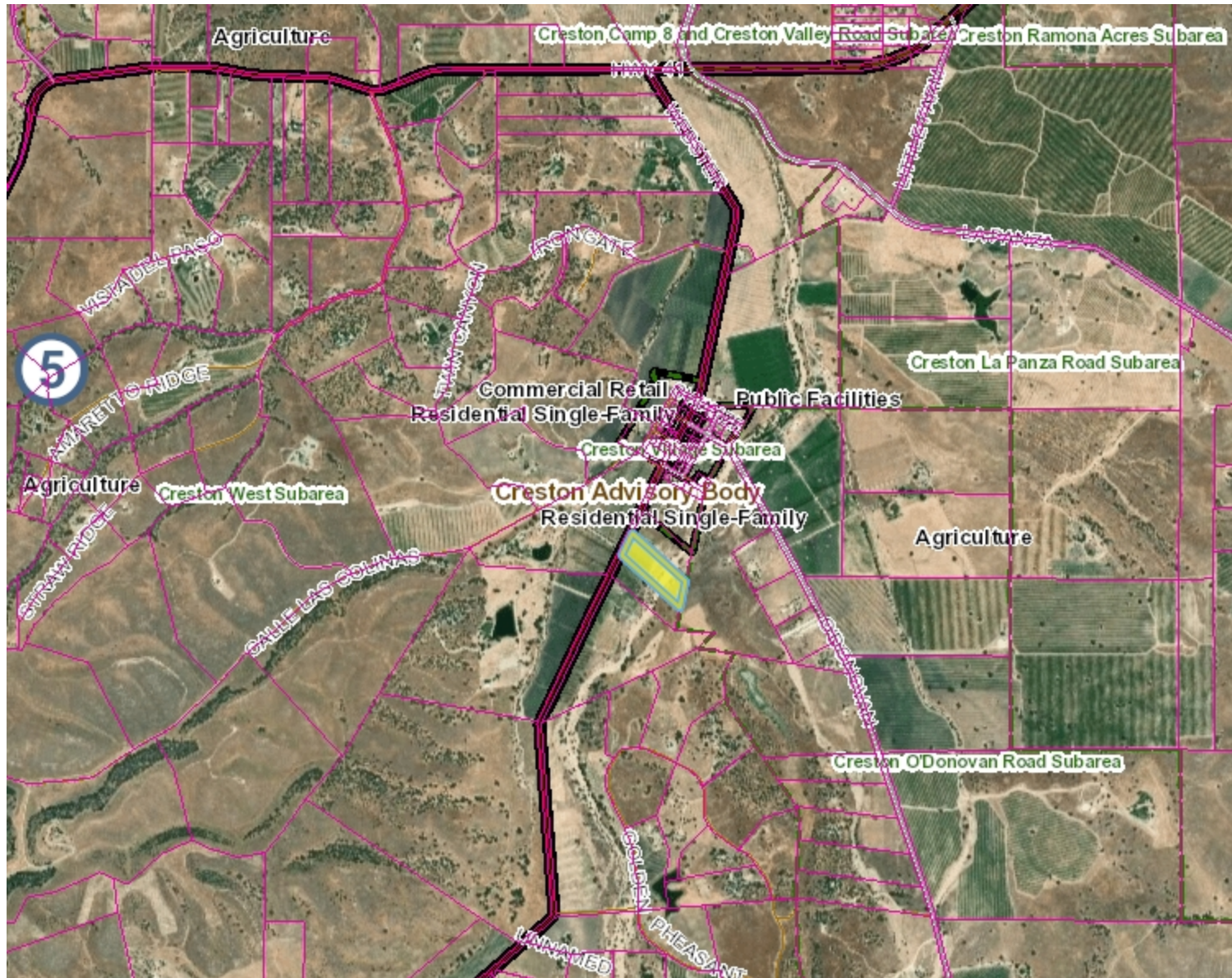
The County of San Luis Obispo does not assume liability for any damages caused by errors or omissions in the data and makes no warranty of any kind, express or implied, that these data are accurate and reliable.

Map for Reference Purposes Only















# Interactive Data Viewer



## Legend

-  SLO County Parcels
- Roads**
  -  CalTrans
  -  Maintained by SLO CO
  -  Private Maintenance
  -  Federal or State Maintenance
- Community Advisory Groups**
  -  Community Advisory Group Boundary
  -  Cayucos Citizens Advisory Council Subarea
  -  Creston Advisory Body Sub Areas
-  Supervisor Districts
-  Land Use Outlines

-6,018.65      0      3,009.33      6,018.65 Feet      1: 36,112

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
 © County of San Luis Obispo Planning and Building Department



The County of San Luis Obispo does not assume liability for any damages  
 caused by errors or omissions in the data and makes no warranty of any kind,  
 express or implied, that these data are accurate and reliable.

Map for Reference Purposes Only



Referral -- Page 25 of 34



# Creston Greenhouse

Webster Road, Creston - CA

## DIRECTORY

**OWNER:** 6447 Webster Road, LLC  
Daniel Maldonado & Bradley Kaye  
540 Green Street  
San Francisco, CA  
(415) 797-3797

**ARCHITECT:** Steven Puglisi Architects, Inc.  
549 Higuera Street, Suite A  
San Luis Obispo, CA 93401  
(805) 595-1983 (T) 805-595-1980

**CIVIL ENGINEER:** Joseph A. Chouinard, P.E.  
530 10th Street, Unit 101  
Paso Robles, CA 93446  
(805) 674-9336

**SOILS ENGINEER:** Halim Geotechnical, LLC  
PO Box 1897  
Atascadero, CA  
(805) 975-7361

**ARCHAEOLOGY:** Hoover Archaeological Consultants  
1846 Buckhorn Street  
San Luis Obispo, CA

**BIOLOGIST:** Atthous and Meade, Inc.  
4601 Spring Street  
Paso Robles, CA  
(805) 237-9616

## CALIFORNIA CODE REFERENCES

THIS PROJECT SHALL COMPLY WITH:  
2016 CALIFORNIA ASSESSMENT CODE (CASC)  
2016 CALIFORNIA ELECTRICAL CODE (CEC)  
2016 CALIFORNIA MECHANICAL CODE (CMC)  
2016 CALIFORNIA PLUMBING CODE (CPC)  
2016 CALIFORNIA ENERGY CODE (CEC)  
2016 CALIFORNIA GREEN BUILDING CODE (CGBC)

All amendments to the CA Codes adopted by the County of San Luis Obispo, and all other codes, regulations, and approvals established by the County of San Luis Obispo.

## GENERAL BUILDING INFORMATION

<b>SETBACKS</b>	
FRONT YARD	50'0"
REAR YARD	30'0"
SIDE YARD	30'0"
FLOOD ZONE	50'0"
<b>BUILDING HEIGHT</b>	
Maximum Building Height	35'0" above average natural grade
Proposed Building Height	
Green House	~10'0"
Processing Building	25'0"
Farm Support Residence	10'0"
<b>BUILDING AREA</b>	
<b>GREENHOUSE</b>	
Nursery	18,000 SF
Cultivation	11,998 SF
Drying	2,810 SF
Total	32,808 SF
<b>PROCESSING</b>	
Processing	5,146 SF
Manufacturing	228 SF
Office / Misc	418 SF
Total	5,792 SF
<b>FARM SUPPORT RESIDENCE</b>	
Living Area	830 SF
Covered Patio	44 SF

## GENERAL SITE INFORMATION

**PROJECT ADDRESS:** Webster Road  
Creston, CA 93431

**ASSESSOR'S PARCEL NUMBER:** 043 21 049

**LOT SIZE:** 10 acres (435,600 SF)

**COMMUNITY & PLANNING AREA:** North County Planning Area

**LAND USE CATEGORY:** AG

**AREA OF DISTURBANCE:** 125,451 SF (2.88 AC)

**SITE PERCENT SLOPE:** <10%

**LOT AREA STATISTICS**

Total Building Area	48,000 SF	10%
Permissible Parking & Driveway	12,278 SF	3%
Flatwork	3,860 SF	1%
Hemp Crop	115,316 SF	26%
Landscaped & Native Land	255,146 SF	59%
TOTAL	475,600 SF (10 acres)	

## PROJECT DESCRIPTION

The proposed project is located on Webster Road in Creston California. The site is 10 acres and is currently undeveloped and used to grow alfalfa. The proposed project includes a greenhouse, production facility, and farm support residence.

**GREENHOUSE:**  
The proposed greenhouse will be a total of 42,808 SF green house to be built in four phases. The greenhouse will be divided into three sections: 18,000 SF cannabis nursery, 11,000 SF cannabis cultivation, and 2,808 SF dry hanging.

**PROCESSING:**  
Adjacent to the proposed greenhouse is a proposed 5,000 SF processing building. This will be a premanufactured metal building used for manufacturing, packaging, and storage of final product.

**FARM SUPPORT RESIDENCE:**  
Clients propose to relocate and existing mobile home to the site as a residence for on site security.

**ACCESS AND PARKING:**  
The primary access to the site will be from an existing shared driveway off of Webster Road. Per section 22.18.05 of the San Luis Obispo Ordinance 5 parking spaces are required for the site. The clients anticipate employing 10 people during peak season, therefore 10 parking spaces are provided. Plus 2 additional parking spaces for the one site caretaker, for a total of 12 parking spaces.

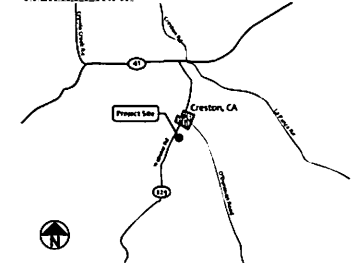
## DETACHED SUPPORTING DOCUMENTS

1. SOILS ENGINEERING REPORT  
REPORT NUMBER: H-16936  
DATED: September 11, 2016
2. PERCOLATION TESTING REPORT  
REPORT NUMBER: H-16936  
DATED: September 11, 2016
3. PHASE I ARCHAEOLOGICAL  
DATED: December 2018
4. BIOLOGICAL ASSESSMENT  
REPORT NUMBER: 1173-01  
DATED: January 11, 2019

## SHEET INDEX

- P0.0 TITLE SHEET  
P1.0 OVERALL SITE PLAN  
P1.1 ARCHITECTURAL SITE PLAN  
TOPOGRAPHIC MAP  
P2.0 PROCESSING BUILDING- FLOOR PLAN  
P2.1 PROCESSING BUILDING- ELEVATIONS  
P3.0 GREENHOUSE- FLOOR PLAN & ELEVATIONS  
P3.1 FARM SUPPORT QUARTERS- FLOOR PLAN & ELEVATIONS  
9 TOTAL SHEETS

## VICINITY MAP



Plot Date: 12/20/2018



**Steven Puglisi**  
ARCHITECTS  
INC.  
549 Higuera Street Suite A  
San Luis Obispo, CA 93401  
Ph: 805 595 1982 Fax: 805 595 1780

**PROJECT:**  
**Creston Greenhouse**  
6585 Webster Road, Creston CA  
Daniel Maldonado & Bradley Kaye

**SHEET:**  
**TITLE SHEET**

**PROJECT STATISTICS:**

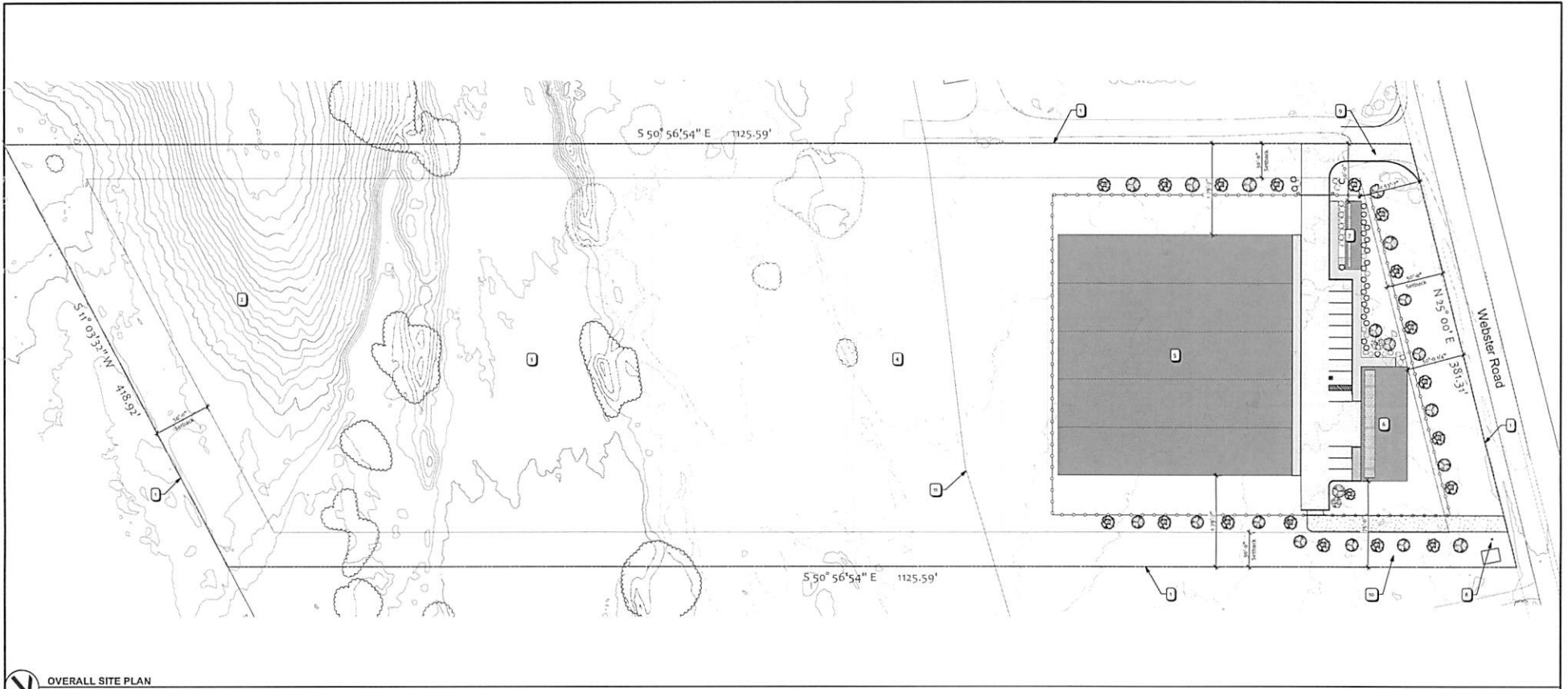


All plans, drawings, specifications and other documents prepared by or for the undersigned shall be subject to the jurisdiction of the State Board of Professional Engineers, Architects, Surveyors and Planning Engineers, and the undersigned shall be subject to the jurisdiction of the State Board of Professional Engineers, Architects, Surveyors and Planning Engineers, and the undersigned shall be subject to the jurisdiction of the State Board of Professional Engineers, Architects, Surveyors and Planning Engineers.

DATE	DESCRIPTION
12/20/2018	Overall Greenhouse
12/20/2018	Processing Building
12/20/2018	Farm Support Residence
12/20/2018	Topographic Map
12/20/2018	Site Plan
12/20/2018	Architectural Site Plan
12/20/2018	Processing Building Floor Plan
12/20/2018	Processing Building Elevations
12/20/2018	Greenhouse Floor Plan & Elevations
12/20/2018	Farm Support Quarters Floor Plan & Elevations

**SHEET #**  
**P0.0**





**OVERALL SITE PLAN**  
Scale: 1" = 40' ft

**VICINITY MAP**



**OVERALL SITE PLAN REFERENCE NOTES**

- 1 Property line
- 2 Native land, no disturbance
- 3 Muir Woods Creek
- 4 Agricultural row crops
- 5 Cannabis Cultivation Greenhouse
- 6 Processing facility, see floor plan on sheet P1.0
- 7 Farm Support Quarters
- 8 Existing well and meter
- 9 Existing shared driveway, primary access
- 10 Secondary access
- 11 FEMA Flood Zone line



**Steven Puglisi**  
ARCHITECTS  
559 Higuera Street Suite A  
San Luis Obispo  
CA 93401  
Ph: 805.595.1960 Fx: 805.525.1280

**PROJECT:**  
**Creston Greenhouse**  
6585 Webster Road, Creston CA  
Daniel Maldonado & Bradley Kaye

**SHEET:**  
**OVERALL SITE PLAN**

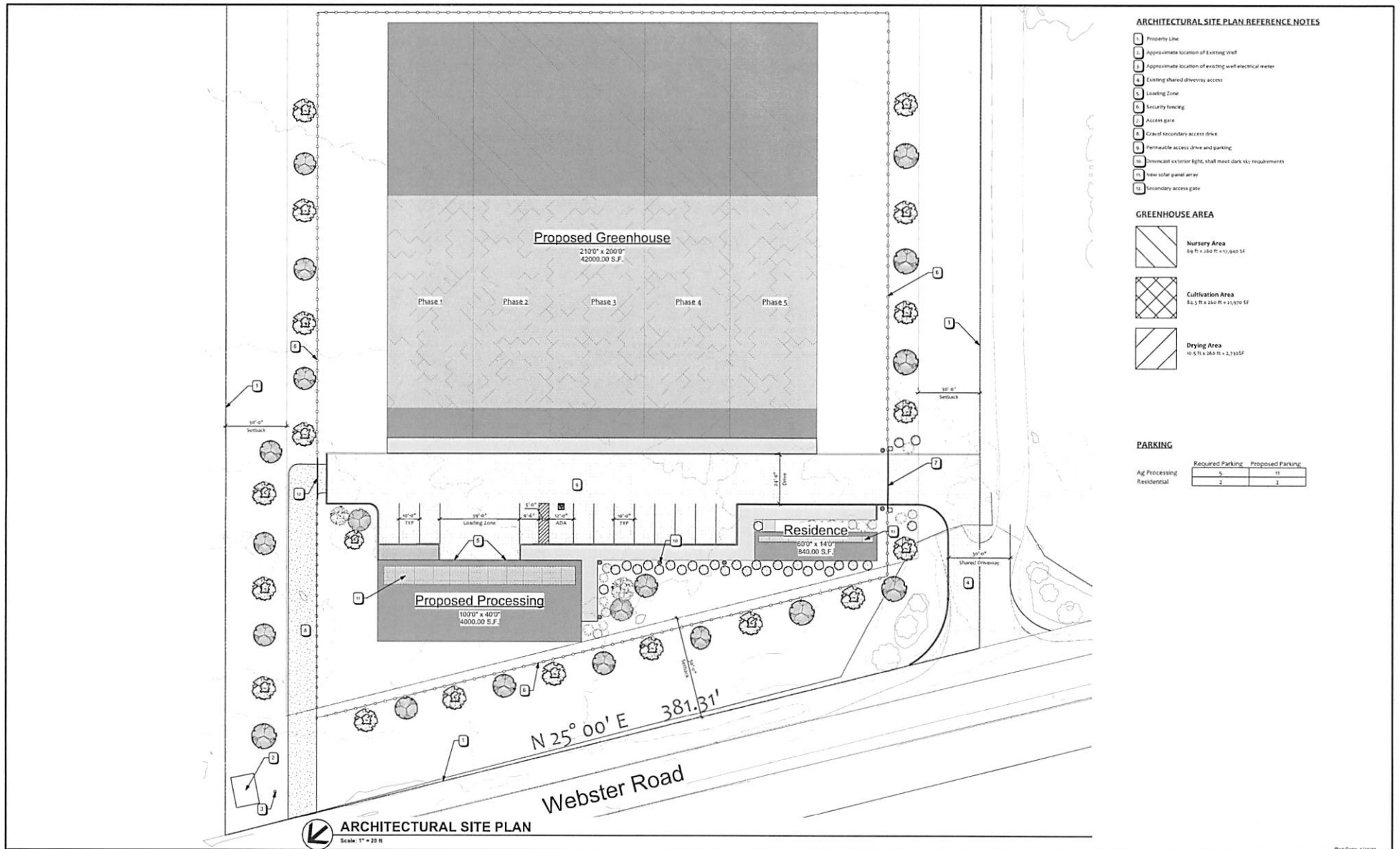
**PROJECT STATISTICS:**



All notes, drawings, and specifications are subject to change without notice. The drawings are prepared by Steven Puglisi Architects, Inc. and are not to be used for any other purpose without the written consent of Steven Puglisi Architects, Inc.

DATE:	6/1/20
DRAWING:	REV
REV:	1
REV:	2
REV:	3
REV:	4
REV:	5

**SHEET NO**  
**P1.0**



**Steven Puglisi**  
ARCHITECTS  
INC.  
549 Highway Street Suite A  
San Luis Obispo  
CA 93401  
Ph: 805.595.1960 Fax: 805.595.1960

**PROJECT:**  
**Creston Greenhouse**  
6585 Webster Road, Creston CA  
Daniel Maldonado & Bradley Kaye

**SHEET:**  
**ARCHITECTURAL SITE PLAN**

**PROJECT STATISTICS:**

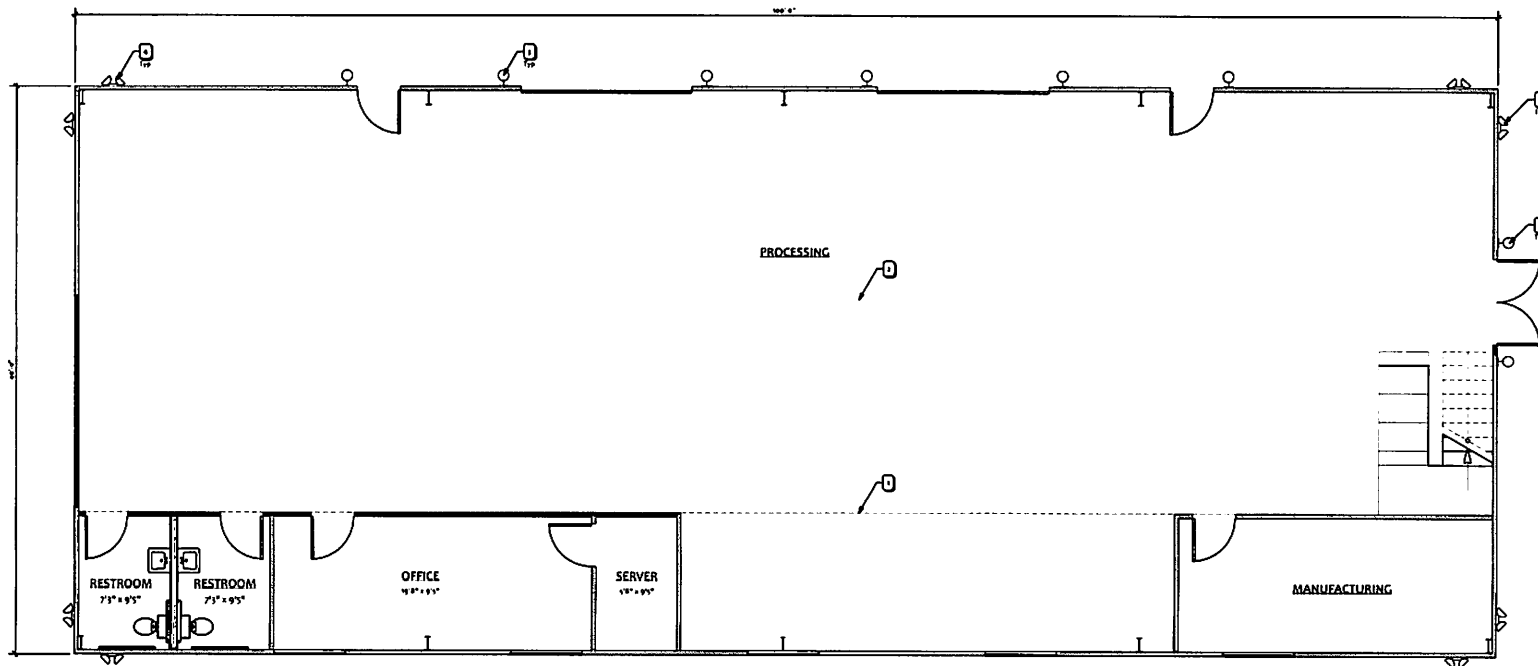


ALL drawings, designs, and specifications are prepared by the architect and are subject to the approval of the client. The architect is not responsible for the accuracy of the information provided by the client. The architect is not responsible for the accuracy of the information provided by the client.

**DATE:** 4/1/20  
**DRAWING:** RD  
**REV:**

**SHEET NO**  
**P1.1**





**PROCESSING BUILDING- FLOOR PLAN**  
Scale: 1/4" = 1'-0"

**PROCESSING BUILDING REFERENCE NOTES**

- 1 Line of lower roof above
- 2 Hatch indicates storage 10' above
- 3 Exterior lighting, shall meet dark sky requirements
- 4 Security lighting, shall meet dark sky requirements

Plot Name: 3/24/21



**Steven Puglisi**  
ARCHITECTS  
INC.  
569 Highway Street Suite A  
San Luis Obispo, CA 93401  
PH: 805.595.1902 FX: 805.595.1900

**PROJECT:**  
**Creston Greenhouse**  
6585 Webster Road, Creston CA  
Daniel Maldonado & Bradley Kaye

**SHEET:**  
**PROCESSING BUILDING**  
**FLOOR PLAN**

**PROJECT STATISTICS:**



**PROJECT:** Creston Greenhouse  
**DATE:** 07/21  
**BY:** [Signature]  
**CHECKED:** [Signature]  
**DATE:** 07/21

NO.	DESCRIPTION	DATE
1	Issue for Review	07/21
2	Issue for Review	07/21
3	Issue for Review	07/21
4	Issue for Review	07/21
5	Issue for Review	07/21
6	Issue for Review	07/21
7	Issue for Review	07/21
8	Issue for Review	07/21
9	Issue for Review	07/21
10	Issue for Review	07/21

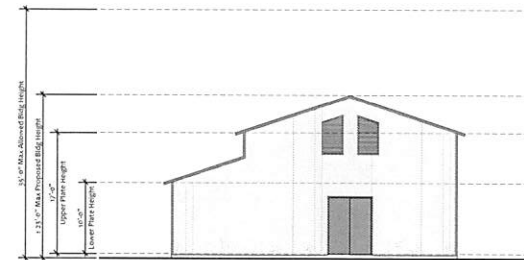
**SHEET NO.**

**P2.0**



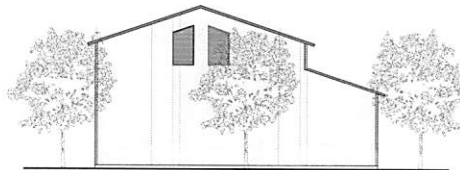
**NORTH ELEVATION**

Scale: 1/8" = 1'-0"



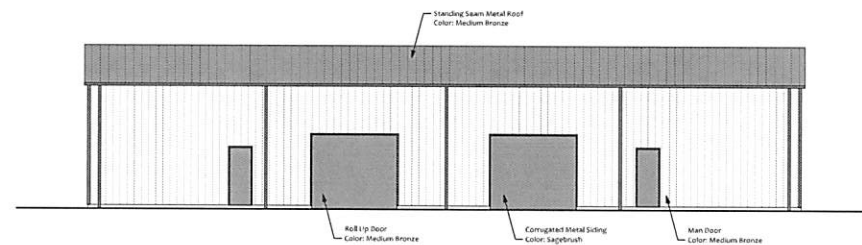
**WEST ELEVATION**

Scale: 1/8" = 1'-0"



**EAST ELEVATION**

Scale: 1/8" = 1'-0"



**SOUTH ELEVATION**

Scale: 1/8" = 1'-0"



**Steven Puglisi**  
ARCHITECTS  
INC.  
559 Highway Street Suite A  
San Luis Obispo  
CA 93401  
Ph: 805.595.1962 Fax: 805.595.1280

**PROJECT:**  
**Creston Greenhouse**  
6585 Webster Road, Creston CA  
Daniel Maldonado & Bradley Kaye

**SHEET:**  
**PROCESSING BUILDING**  
**ELEVATIONS**

**PROJECT STATISTICS:**



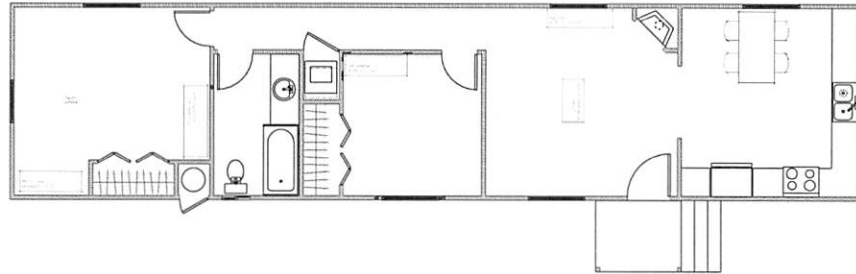
ALL codes, designs, arrangements and other required as represented by the drawings are hereby, and the property of Steven Puglisi, ARCHITECTS, INC. and shall remain the property of Steven Puglisi, ARCHITECTS, INC. and shall not be used for any other project without the written consent of Steven Puglisi, ARCHITECTS, INC. This sheet is intended for public agency review and publication and shall not be used for any other purpose without the written consent of Steven Puglisi, ARCHITECTS, INC.

**DATE:** 4/2/19  
**DRAWN:** EBJ  
**REV:** 1  
1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39  
40  
41  
42  
43  
44  
45  
46  
47  
48  
49  
50  
51  
52  
53  
54  
55  
56  
57  
58  
59  
60  
61  
62  
63  
64  
65  
66  
67  
68  
69  
70  
71  
72  
73  
74  
75  
76  
77  
78  
79  
80  
81  
82  
83  
84  
85  
86  
87  
88  
89  
90  
91  
92  
93  
94  
95  
96  
97  
98  
99  
100

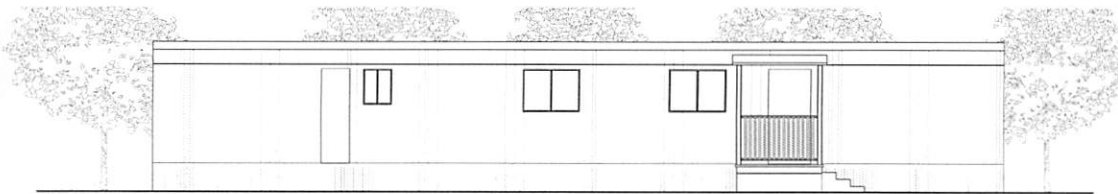
**SHEET N°**  
**P2.1**



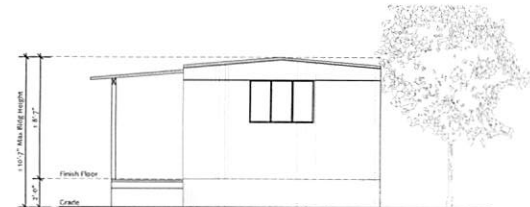




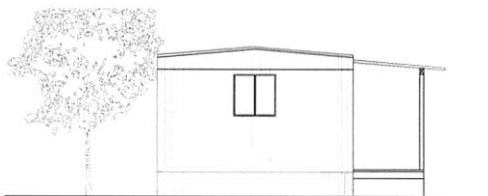
**FLOOR PLAN**  
Scale: 1/4" = 1'-0"



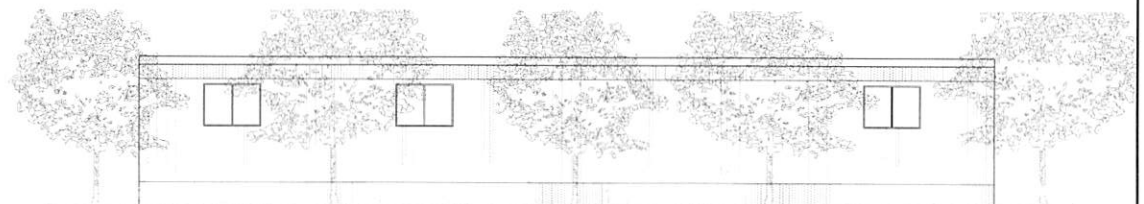
**EXTERIOR ELEVATION- FRONT**  
Scale: 1/4" = 1'-0"



**EXTERIOR ELEVATION- RIGHT**  
Scale: 1/4" = 1'-0"



**EXTERIOR ELEVATION- LEFT**  
Scale: 1/4" = 1'-0"



**EXTERIOR ELEVATION- REAR**  
Scale: 1/4" = 1'-0"



**Steven Puglisi**  
ARCHITECTS  
INC.  
569 Higuera Street Suite A  
San Luis Obispo  
CA 93401  
Ph: 805.595.1902 Fax: 805.595.1980

**PROJECT:**  
**Creston Greenhouse**  
6585 Webster Road, Creston CA  
Daniel Maldonado & Bradley Kaye

**SHEET:**  
**FARM SUPPORT RESIDENCE**

**PROJECT STATISTICS:**



All fees, design, arrangements and other services as approved by the client are hereby accepted by the client. The client agrees to pay the architect's fees and expenses as shown on the fee schedule. The client agrees to pay the architect's fees and expenses as shown on the fee schedule. The client agrees to pay the architect's fees and expenses as shown on the fee schedule.

**DATE:** 4/1/19  
**DRAWN:** EBJ  
**REV:** 1  
1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39  
40  
41  
42  
43  
44  
45  
46  
47  
48  
49  
50  
51  
52  
53  
54  
55  
56  
57  
58  
59  
60  
61  
62  
63  
64  
65  
66  
67  
68  
69  
70  
71  
72  
73  
74  
75  
76  
77  
78  
79  
80  
81  
82  
83  
84  
85  
86  
87  
88  
89  
90  
91  
92  
93  
94  
95  
96  
97  
98  
99  
100

**SHEET N°**  
**P4.0**