



**CITY OF COSTA MESA
PLANNING COMMISSION MEETING
Monday – November 26, 2018
MEETING DECISIONS**

***IMPORTANT NOTE:**

The purpose of this summary is to provide timely information regarding the Planning Commission's actions at this meeting. Planning Commission modifications to conditions of approval are shown in underline/strikeout format. For more detailed information regarding the Commission's actions, please see the **meeting minutes** for this Planning Commission meeting. You may also contact the Planning Division at (714) 754-5245 for more information.

PUBLIC HEARINGS:

1. **PLANNING APPLICATION 18-19 FOR A MARIJUANA MANUFACTURING AND DISTRIBUTION FACILITY (TRANZ, LLC) AT 3505 CADILLAC AVENUE, UNIT M-102**

Project Description: Planning Application 18-19 is a request for a Conditional Use Permit (CUP) for a marijuana manufacturing and distribution facility within a 2,109-square-foot tenant space in an existing industrial building. The facility will be operated by Tranz, LLC. The proposed facility will include, but is not limited to, volatile butane/propane extraction, distillation, packaging and formulation, and distribution of the final product (distillates, wax/shatter, and vape cartridges). Rooms include extraction and distillation, storage and packaging, and ancillary offices. Distribution vehicles will be loaded and unloaded outside the suite in a proposed designated loading area within the parking lot. The facility will have security systems (card readers, security cameras, etc.) throughout the facility. No cultivation of marijuana, or marijuana dispensary, is permitted.

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under CEQA Guidelines Section 15301 (Class 1), Existing Facilities.

Planning Commission continued the hearing to the December 10, 2018 meeting.

Approved the motion to continue the item, 4-0

Vice Chair de Arakal absent

2. PLANNING APPLICATION 18-33 FOR A MARIJUANA MANUFACTURING AND DISTRIBUTION FACILITY (POTOLOGY, LLC) AT 3505 CADILLAC AVENUE, BUILDING H

Project Description: Planning Application 18-33 is a request for a Conditional Use Permit for a marijuana manufacturing and distribution facility (Potology, LLC) within a 2,620-square-foot tenant space of an existing industrial building. The proposed facility will include non-volatile CO2 extraction, packaging, and distribution of the final product in vaping cartridges and pens. Rooms include extraction, packaging, storage, and ancillary offices. Vehicles used for the distribution of cannabis products will be pulled into a secured area inside the building during loading and unloading. The facility will have security systems (card readers, security cameras, etc.) throughout the facility. No cultivation of marijuana, or marijuana dispensary, is permitted.

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under CEQA Guidelines Section 15301 (Class 1), Existing Facilities.

Planning Commission continued the hearing to the December 10, 2018 meeting.

Approved the motion to continue the item, 4-0

Vice Chair de Arakal absent

3. PLANNING APPLICATION 18-41 FOR A MARIJUANA MANUFACTURING AND DISTRIBUTION FACILITY (TRIID) AT 3525 HYLAND AVENUE, SUITE 265

Project Description: Planning Application 18-41 is a request for a Conditional Use Permit for a marijuana manufacturing and distribution facility (Triiad) within a 2,035-square-foot tenant space in an existing multi-tenant industrial building. The facility will be operated by Triiad CC&M Corporation. The proposed facility would include preparation, non-volatile extraction, manufacturing, processing, packaging, storage, and distribution of cannabis products as well as ancillary offices. Distribution vehicles will be loaded and unloaded outside the suite in a proposed designated loading area within the parking lot. The facility will have security systems (card readers, security cameras, etc.) throughout the facility. No cultivation of marijuana, or marijuana dispensary, is permitted.

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under CEQA Guidelines Section 15301 (Class 1), Existing Facilities.

Planning Commission continued the hearing to the December 10, 2018 meeting.

Approved the motion to continue the item, 4-0

Vice Chair de Arakal absent

4. PLANNING APPLICATION 18-39 FOR A MARIJUANA PRODUCT MANUFACTURING FACILITY (EXPANDO PRODUCTS, LLC) AT 3505 CADILLAC AVENUE, UNIT N2

Project Description: Planning Application 18-39 is a request for a Conditional Use Permit for a marijuana product manufacturing facility (Expando Products, LLC) within a 2,818-square-foot tenant space of an existing industrial building. The proposed operation includes the delivery of pre-purchased cannabis oil to the facility, which will then be heated and injected into vape cartridges, packaged and stored for shipping from the facility. No marijuana extraction will occur at this facility. Licensed third-party distributor vehicles used for the delivery and pickup of cannabis products will be parked adjacent to the rear door of the building for loading and unloading. The facility will have security systems (card readers, security cameras, etc.) throughout the facility. No cultivation or dispensing of marijuana is permitted.

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under CEQA Guidelines Section 15301 (Class 1), Existing Facilities.

Planning Commission adopted a Resolution to approve PA-18-39, subject to conditions of approval with the removal of Condition of Approval No. 40.

~~**Condition of Approval No. 40: Any activities relating to the loading and unloading of cannabis products in or out of the facility shall be monitored by an armed security guard at all times until the distribution vehicle has left the premises.**~~

Approved, 4-0

Vice Chair de Arakal absent

NEW BUSINESS:

1. DISCUSSION REGARDING NON-SECURED LOADING AND UNLOADING AREAS FOR MEASURE X USES

No action was taken. Receive and file only.