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TYPE OF PRINT CLEARLY

Project Title

**Notice of Availability of the Notice of Preparation for the Crystal Geyser Roxane Grant Ranch
Project**

Check Document being Filed:

- ☐ Environmental Impact Report (EIR)
- ☐ Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- ☐ Notice of Exemption (NOE)
- ☒ Other (Please fill in type): **Notice of Availability**

NOTICE OF AVAILABILITY
of the Notice of Preparation for the Crystal Geyser Roxane Grant Ranch Project

TO: State Responsible Agencies, State Trustee Agencies, Other Public Agencies, and Interested Organizations and Parties.

SUBJECT: Notice of Availability of the Notice of Preparation (NOP) for the Crystal Geyser Roxane Grant Ranch Project ("project" or "proposed project") in compliance with the California Environmental Quality Act (CEQA).

SUMMARY: NOTICE IS HEREBY GIVEN that Inyo County (County), as the CEQA lead agency, has prepared an NOP to inform responsible agencies and interested parties that an Environmental Impact Report (EIR) will be prepared for the proposed project. The purpose of the NOP is to provide sufficient information about the proposed project and its potential environmental impacts to allow Responsible and Trustee Agencies, interested public agencies, organizations, and the general public the opportunity to provide a meaningful response related to the scope and contents of the EIR, including mitigation measures that should be considered and alternatives that should be addressed.

PROJECT LOCATION: The approximately 14.62-acre project site is located at 4050 U.S. Highway (US) 395 in the unincorporated community of Grant, Inyo County, California. The project site is located on a portion of Assessor's Parcel Number (APN) 033-110-60 and is approximately 0.3 mile north of the intersection of US 395 and State Route (SR) 190.

PROJECT DESCRIPTION: The project would include the construction of a water bottling facility, internal roadways, employee parking and truck staging areas, a fire suppression tank and fire pump building, and other utilities. The project also seeks Planning Department approval of Conditional Use Permit (CUP) No. 2025-01 to permit the water bottling facility on the Light Industrial (M-2) zoning district, and CUP No. 2025-05 for the water transfer pursuant to Chapter 18.77 of the Inyo County Code of Ordinances. The project would require demolition of the existing vacant ranch house on the project site that was constructed in 1985. The water bottling facility would be an approximately 124,500-square-foot (sf) steel building that would house two bottling lines, a warehouse, and shipping facilities. A new production well would be drilled approximately 1,200 feet northwest of the proposed water bottling facility, which would be used as the source for all water uses during operation.

SCOPING MEETING: Two public scoping meetings will be held at the following locations:

February 10, 2026, at 6:00-7:30 p.m.: Olancho Fire House, 689 Shop Street, Olancho, CA 93549

February 11, 2026, at 6:00-7:30 p.m.: Statham Town Hall, 138 N. Jackson Street, Lone Pine, CA 93545

PUBLIC REVIEW PERIOD: The NOP will be circulated for a 30-day review period from January 28, 2026, through February 27, 2026. Please send all written comments to Cathreen Richards, Inyo County at the address shown above or email to crichards@inyocounty.us with "Crystal Geyser Roxane Grant Ranch Project Environmental Impact Report" as the subject. Public agencies providing comments are asked to include a contact person for the agency. The NOP and associated attachments are available on the State Clearinghouse's CEQANet Web Portal at: <https://ceqanet.lci.ca.gov/>.

Comments on the NOP are due no later than the close of the 30-day review period at 5:00 p.m. on February 27, 2026.

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