

NOTICE OF EXEMPTION

TO: X Office of Planning Research
P.O. Box 3044, Rm. 212
Sacramento, CA 95812

FROM:

Lead Agency:
COUNTY OF YUBA
Community Development & Services Agency
915 8th Street, Suite 123
Marysville, CA 95901

or

X County Clerk, County of Yuba
915 8th Street
Marysville, CA 95901

ENDORSED FILED

JUL 22 2022

SUBJECT: Filing of Notice of Exemption

PROJECT TITLE/CASE NO.: TSTM 2022-0001 (Feather Glen South)

DONNA HILLEGASS, Clerk
BY NELIDA WILLIAMS
Deputy Clerk

PROJECT LOCATION - SPECIFIC AND COMMUNITY:

The project site is located at 1637 Plumas Arboga Road in the Arboga Community (APNs: 014-870-005 & 006).

DESCRIPTION OF NATURE, PURPOSE, AND BENEFICIARIES OF PROJECT:

The applicant submitted a Tentative Subdivision Tract Map application to create 328 residential lots on 67.38 acres. The 2030 General Plan designates the land use as Valley Neighborhood "VN" and the zoning as Single Family Residential "RS". The project is located within the North Arboga Study Area (NASA), a section of the County comprised of approximately 1,300 acres located south of the Yuba County Airport. An Environmental Impact Report (EIR) was prepared for the North Arboga Study Area in the early 1990's.

The project was approved by the Yuba County Planning Commission on July 20th, 2022 (4 yes-0 no, 1 absent).

NAME OF PUBLIC AGENCY\CONTACT PERSON\TELEPHONE #: County of Yuba CDSA, Ciara Fisher, (530) 749-5470

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT:

Walton Global Holdings, LLC
Attn: Price Nosky
8800 N. Gainey Center Drive, Suite 345
Scottsdale, AZ 85258
(408) 608-2098

EXEMPT STATUS:

- Categorical Exemption: Sec. 15164(a), Addendum to EIR
 Categorical Exemption: Sec. 15182(c)(1), Residential Projects Implementing Specific Plan

REASONS WHY PROJECT IS EXEMPT:

Staff has determined the project is exempt from further environmental review pursuant to Section 15164(a), Addendum to the NASA EIR, and Section 15182(c)(1), Residential Projects Implementing the NASA Specific Plan, of the California Environmental Quality Act. The NASA EIR addressed the cumulative impacts of several unrelated subdivisions in the Olivehurst/Arboga area. The proposed project is substantially compliant with the expired map and therefore, Mitigation Measures (MMs) from the NASA EIR have been included as conditions of approval to address any environmental impacts. Moreover, this project is a resubmittal of the expired "Feather Glen 2" subdivision (TSTM2003-0022) that expired in 2019.

CONTACT PERSON: Ciara Fisher TELEPHONE NO.: 530-749-5470

SIGNATURE

Ciara Fisher

TITLE

Planner III

DATE RECEIVED FOR FILING

7/22/2022

