

### Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

<b>SCH #</b>
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**Project Title:** Bains-Butte House (GPA 23-03, RZ 23-03, EA 23-06)

Lead Agency: City of Yuba City Contact Person: Doug Libby  
 Mailing Address: 1201 Civic Center Blvd Phone: 5308223231  
 City: Yuba City Zip: 95993 County: Sutter

**Project Location:** County: Sutter City/Nearest Community: Yuba City

Cross Streets: The 0.32-acre parcel is located on the northeast corner of Butte House Road and Blevin Road. Assessor's Parcel Number (APN) 059-020-013 Zip Code: 95993

Longitude/Latitude (degrees, minutes and seconds): 39 ° 150 ' 27 " N / 121 ° 650 ' 72 " W Total Acres: 0.32

Assessor's Parcel No.: 059-020-013 Section: \_\_\_\_\_ Twp.: \_\_\_\_\_ Range: \_\_\_\_\_ Base: \_\_\_\_\_

Within 2 Miles: State Hwy #: 99 / 20 Waterways: Feather River

Airports: \_\_\_\_\_ Railways: \_\_\_\_\_ Schools: YC High School, River Valley High School

**Document Type:**

- |   |  |                                    |  |
|---|--|------------------------------------|--|
| CEQA: <input type="checkbox"/> NOP              | <input type="checkbox"/> Draft EIR                 | NEPA: <input type="checkbox"/> NOI | Other: <input type="checkbox"/> Joint Document |
| <input type="checkbox"/> Early Cons             | <input type="checkbox"/> Supplement/Subsequent EIR | <input type="checkbox"/> EA        | <input type="checkbox"/> Final Document        |
| <input type="checkbox"/> Neg Dec                | (Prior SCH No.) _____                              | <input type="checkbox"/> Draft EIS | <input type="checkbox"/> Other: _____          |
| <input checked="" type="checkbox"/> Mit Neg Dec | Other: _____                                       | <input type="checkbox"/> FONSI     |  |

**Local Action Type:**

- |   |   |  |   |
|---|---|--|---|
| <input checked="" type="checkbox"/> General Plan Update | <input type="checkbox"/> Specific Plan            | <input checked="" type="checkbox"/> Rezone                 | <input type="checkbox"/> Annexation     |
| <input type="checkbox"/> General Plan Amendment         | <input type="checkbox"/> Master Plan              | <input type="checkbox"/> Prezone                           | <input type="checkbox"/> Redevelopment  |
| <input type="checkbox"/> General Plan Element           | <input type="checkbox"/> Planned Unit Development | <input type="checkbox"/> Use Permit                        | <input type="checkbox"/> Coastal Permit |
| <input type="checkbox"/> Community Plan                 | <input type="checkbox"/> Site Plan                | <input type="checkbox"/> Land Division (Subdivision, etc.) | <input type="checkbox"/> Other: _____   |

**Development Type:**

- |  |  |
|--|--|
| <input checked="" type="checkbox"/> Residential: Units _____ Acres <u>0.32</u> | <input type="checkbox"/> Transportation: Type _____            |
| <input type="checkbox"/> Office: Sq.ft. _____ Acres _____ Employees _____      | <input type="checkbox"/> Mining: Mineral _____                 |
| <input type="checkbox"/> Commercial: Sq.ft. _____ Acres _____ Employees _____  | <input type="checkbox"/> Power: Type _____ MW _____            |
| <input type="checkbox"/> Industrial: Sq.ft. _____ Acres _____ Employees _____  | <input type="checkbox"/> Waste Treatment: Type _____ MGD _____ |
| <input type="checkbox"/> Educational: _____                                    | <input type="checkbox"/> Hazardous Waste: Type _____           |
| <input type="checkbox"/> Recreational: _____                                   | <input type="checkbox"/> Other: _____                          |
| <input type="checkbox"/> Water Facilities: Type _____ MGD _____                |  |

**Project Issues Discussed in Document:**

- |  |  |  |  |
|--|--|--|--|
| <input type="checkbox"/> Aesthetic/Visual                    | <input type="checkbox"/> Fiscal                      | <input type="checkbox"/> Recreation/Parks                | <input type="checkbox"/> Vegetation                              |
| <input type="checkbox"/> Agricultural Land                   | <input type="checkbox"/> Flood Plain/Flooding        | <input type="checkbox"/> Schools/Universities            | <input type="checkbox"/> Water Quality                           |
| <input checked="" type="checkbox"/> Air Quality              | <input type="checkbox"/> Forest Land/Fire Hazard     | <input type="checkbox"/> Septic Systems                  | <input type="checkbox"/> Water Supply/Groundwater                |
| <input checked="" type="checkbox"/> Archeological/Historical | <input checked="" type="checkbox"/> Geologic/Seismic | <input type="checkbox"/> Sewer Capacity                  | <input type="checkbox"/> Wetland/Riparian                        |
| <input type="checkbox"/> Biological Resources                | <input type="checkbox"/> Minerals                    | <input type="checkbox"/> Soil Erosion/Compaction/Grading | <input type="checkbox"/> Growth Inducement                       |
| <input type="checkbox"/> Coastal Zone                        | <input type="checkbox"/> Noise                       | <input type="checkbox"/> Solid Waste                     | <input type="checkbox"/> Land Use                                |
| <input type="checkbox"/> Drainage/Absorption                 | <input type="checkbox"/> Population/Housing Balance  | <input type="checkbox"/> Toxic/Hazardous                 | <input type="checkbox"/> Cumulative Effects                      |
| <input type="checkbox"/> Economic/Jobs                       | <input type="checkbox"/> Public Services/Facilities  | <input type="checkbox"/> Traffic/Circulation             | <input type="checkbox"/> Other: <u>Tribal Cultural Resources</u> |

**Present Land Use/Zoning/General Plan Designation:**

Low-Medium Density Residential/ Two Family Residence (R-2) District

**Project Description:** *(please use a separate page if necessary)*

GPA 23-03 proposes to amend the General Plan Land Use Element map for a 0.32-acre parcel (approximately 14,000 square feet) from the Low-Medium Density (MDR) land use designation to the Medium-High Density Residential (HDR) designation. The MDR designation allows for a residential density range of 6 to 14 residences per acre. The HDR designation allows for a density range of 12-36 residences per acre. The new designation provides for a full range of attached housing types including duplexes, and multiple-family housing types. For this property this translates to a potential of four to 11 residences that could be constructed on this property; and RZ 23-03 proposes to rezone the same 0.32 acres from the Two-Family (R-2) Zone District to the Multiple-Family Residential (R-3) Zone District. The R-3 Zone District provides for a similar range of housing types as the corresponding HDR General Plan designation. There is no specific development project proposed at this time. Any future development will need to occur consistent with the proposed General Plan designation and Zoning.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".  
If you have already sent your document to the agency please denote that with an "S".

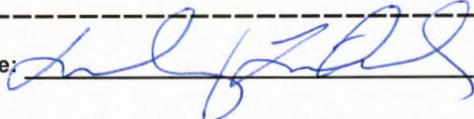
- |   |   |
|---|---|
| <u>S</u> Air Resources Board                      | _____ Office of Historic Preservation                     |
| _____ Boating & Waterways, Department of          | _____ Office of Public School Construction                |
| _____ California Emergency Management Agency      | _____ Parks & Recreation, Department of                   |
| _____ California Highway Patrol                   | _____ Pesticide Regulation, Department of                 |
| <u>S</u> Caltrans District # <u>3</u>             | _____ Public Utilities Commission                         |
| _____ Caltrans Division of Aeronautics            | <u>S</u> Regional WQCB # <u>R5</u>                        |
| <u>S</u> Caltrans Planning                        | _____ Resources Agency                                    |
| _____ Central Valley Flood Protection Board       | _____ Resources Recycling and Recovery, Department of     |
| _____ Coachella Valley Mtns. Conservancy          | _____ S.F. Bay Conservation & Development Comm.           |
| _____ Coastal Commission                          | _____ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| _____ Colorado River Board                        | _____ San Joaquin River Conservancy                       |
| _____ Conservation, Department of                 | _____ Santa Monica Mtns. Conservancy                      |
| _____ Corrections, Department of                  | _____ State Lands Commission                              |
| _____ Delta Protection Commission                 | _____ SWRCB: Clean Water Grants                           |
| _____ Education, Department of                    | _____ SWRCB: Water Quality                                |
| _____ Energy Commission                           | _____ SWRCB: Water Rights                                 |
| _____ Fish & Game Region # _____                  | _____ Tahoe Regional Planning Agency                      |
| _____ Food & Agriculture, Department of           | _____ Toxic Substances Control, Department of             |
| _____ Forestry and Fire Protection, Department of | _____ Water Resources, Department of                      |
| _____ General Services, Department of             | _____ Other: _____  |
| _____ Health Services, Department of              | _____ Other: _____  |
| _____ Housing & Community Development             |   |
| _____ Native American Heritage Commission         |   |

**Local Public Review Period (to be filled in by lead agency)**

Starting Date 9/8/2023 Ending Date 9/27/2023

**Lead Agency (Complete if applicable):**

Consulting Firm: <u>City of Yuba City</u>	Applicant: <u>City of Yuba City</u>
Address: <u>1201 Civic Center Blvd</u>	Address: <u>1201 Civic Center Blvd</u>
City/State/Zip: <u>Yuba City, CA 95993</u>	City/State/Zip: <u>Yuba City, CA 95993</u>
Contact: <u>Doug Libby</u>	Phone: <u>530-822-3231</u>
Phone: <u>530-822-3231</u>	

Signature of Lead Agency Representative:  Date: 9/8/23

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.