

Notice of Exemption

To: Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From: City of Sutter Creek
18 Main Street
Sutter Creek, CA 95685

County Clerk
County of Amador
810 Court Street
Jackson, CA 95642

Project Title: DANCO Site Plan Permit, Sutter Creek, CA

Project Location – Specific: Valley View Way/Bowers Drive Sutter Creek (APNs 044-020-057)

Project Location – City: Sutter Creek

Project Location – County: Amador

Description of Nature, Purpose, and Beneficiaries of Project:

The applicant, DANCO, is proposing to construct three separate buildings which will contain a community room, 18 studio apartments, 25 one-bedroom apartments, 2 two-bedroom apartments, and 1 three-bedroom apartment (manager's unit) on an undeveloped 2.06 acre parcel on the corner of Valley View Way and Bowers Road in the City of Sutter Creek. Other site amenities include a dog park, gardens, basketball court, and onsite parking. The project is proposed to provide permanent supportive housing for unhoused individuals and those with mental health needs. This project is 100% affordable.

Name of Public Agency Approving Project: City of Sutter Creek

Name of Person or Agency Carrying Out Project: City of Sutter Creek

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1);15268);
- Declared Emergency (Sec. 21080(b)(3);15269(a));
- Emergency Project (Sec. 21080(b)(4);15269(b)(c));
- Categorical Exemption. Section 15332. Class 32 Infill Development;
- Statutory Exemptions. State code number:

Reasons why project is exempt: Section 15332 Class 32 consists of projects characterized as in-fill development meeting the following conditions:


- a. The project is consistent with the applicable general plan designation and applicable general plan policies as well as with applicable zoning designation and regulations.
- b. The Project occurs within Sutter Creek's city limits on a 2.06 acre site, which is less than the five acre criteria, and the site is substantially surrounded by urban uses, including offices, apartments, a transit center, a public storage facility, and a high school.
- c. The project site has no value as critical habitat for endangered, rare, or threatened species.
- d. The area is served by utilities and public services and would not impact supply or existing infrastructure.

Lead Agency Contact Person: Tom DuBois, City Manager

Phone: (209) 267-5647

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No
- 3.

Signature:  Date: 11/16/2023 Title: City Manager

Signed by Lead Agency

Date received for filing at OPR:

Signed by Applicant

POSTED: _____