

**NOTICE OF DETERMINATION**

TO: [X] Office of Planning & Research  
State Clearinghouse  
P.O. Box 3044  
Sacramento, CA 95812-3044

From: City of Chico Planning Office  
P. O. Box 3420  
Chico, CA 95927  
(530) 879-6812

[X] County Clerk  
County of Butte  
155 Nelson Avenue  
Oroville, CA 95965

**DATE RECEIVED FOR FILING**

**Subject:** Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

**Project Title:** 2240 Nord Avenue Apartments PDP 23-01

**State Clearinghouse No.** 2024040087

**Lead Agency Contact:** Madison Driscoll, Associate Planner, contact: (530) 879-6810

**Project Location:** Northeast corner of W Lindo Ave at Hwy 32 in Chico, CA, APN 042-140-176

**Description of Project:** The proposed project involves constructing a 208-unit multi-family apartment complex in conformance with the city's land use and development regulations. The applicant expresses intent to construct 208 apartments, which would result in a residential density of 17.8 units per acre. Access to the site would exclusively be provided from West Lindo Avenue and an emergency vehicle only access from Ruskin Street.

This is to advise that the Chico Planning Commission, as Lead Agency, approved the project on June 6, 2024, and has made the following determinations regarding the above described project:

1. The project will not have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made conditions of approval for the project.
4. A mitigation monitoring and reporting program was adopted.
5. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final environmental document with any comments and responses and record of project approval are available to the general public at the City of Chico Planning Office, 411 Main Street, 2nd Floor, Chico, CA 95928.

Signature:   
Madison Driscoll  
Associate Planner  
City of Chico, California

Date: June 7, 2024 Title: Associate Planner

**DECLARATION OF FEES DUE**  
(California Fish and Game Code Section 711.4)

FOR CLERK USE ONLY

**NAME AND ADDRESS OF LEAD AGENCY:**

City of Chico Community Development Department  
411 Main Street  
Chico, CA 95928

**APPLICANT:**

Chris Giampaoli  
901 Bruce Road, Suite #100  
Chico, CA 95928

**FILING NO.:**

**PROJECT: 2240 Nord Avenue Apartments PDP 23-01**

**CLASSIFICATION OF ENVIRONMENTAL DOCUMENT:**

1. **NOTICE OF EXEMPTION/STATEMENT OF EXEMPTION**  
[ ] A. **Statutorily or Categorically Exempt**  
**\$50.00 (Fifty Dollars) Butte County Clerk's Filing Fee**
  
2. **NOTICE OF DETERMINATION - FEE REQUIRED**  
[X] A. **Negative Declaration**  
**\$2,916.75 State Filing Fee**  
**\$50.00 Butte County Clerk's Filing Fee**  
[ ] B. **Environmental Impact Report**  
**\$4,051.25 State Filing Fee**  
**\$50.00 Butte County Clerk's Filing Fee**
  
3. [ ] **OTHER (Specify) General Rule Exemption**  
**\$50.00 Butte County Clerk's Filing Fee**
  
4. [ ] **OTHER (Specify) General Rule Exemption**  
**\$50.00 Butte County Clerk's Filing Fee**

TWO COPIES OF THIS FORM MUST BE COMPLETED AND SUBMITTED WITH ALL ENVIRONMENTAL DOCUMENTS FILED WITH THE BUTTE COUNTY CLERK'S OFFICE.

ALL APPLICABLE FEES MUST BE PAID AT THE TIME OF FILING ANY ENVIRONMENTAL DOCUMENTS WITH THE BUTTE COUNTY CLERK'S OFFICE.

THREE COPIES OF ALL NECESSARY DOCUMENTS ARE REQUIRED FOR FILING PURPOSES.

THE \$50.00 HANDLING FEE IS REQUIRED PER FILING IN ADDITION TO THE FILING FEE SPECIFIED IN FISH AND GAME CODE SECTION 711.4(d).

MAKE CHECKS PAYABLE TO COUNTY OF BUTTE.