

COUNTY OF SUTTER
MITIGATED NEGATIVE DECLARATION

PROJECT TITLE: Project #U23-0023 (Raub)

PROJECT SPONSORS: Applicant:
Gordon A. Raub 03 Trust
2400 Irwin Avenue, Sutter, CA 95982

Owner:
Paula E. Raub, Trustee of the Gordon A. Raub Trust and Paula E. Raub Trust
2400 Irwin Avenue, Sutter, CA 95982

Project Engineer/Surveyor:
MHM, Inc.
Sean Minard
1204 E Street, Marysville, CA 95901

PROJECT LOCATION: 2354 Perry Avenue, Sutter, CA 95982; on the east side of Irwin Avenue, on the west side of Perry Avenue, on the north side of South Butte Road

ASSESSOR'S PARCEL NO: 13-222-008, 13-222-009, 13-231-006, 13-231-007, 13-231-008, 13-231-009

PROJECT DESCRIPTION: A Tentative Subdivision Map to divide 60 acres consisting of six existing 10-acre parcels into 17 estate residential lots and one remainder parcel ranging from 2.95 net acres to 3.00 net acres in size along with two parcels for drainage detention.

An Initial Study has been conducted by the Environmental Control Officer of the County of Sutter. The Environmental Control Officer finds that this project will not have a significant effect on the environment. The Initial Study is available for public review at the Sutter County Development Services Department, 1130 Civic Center Boulevard, Suite A, Yuba City, California. (Phone: 530-822-7400)

**STATEMENT OF REASONS TO SUPPORT FINDING
OF MITIGATED NEGATIVE DECLARATION**

Staff has conducted an Initial Study for this project, which revealed that the proposed project could have significant impact on the environment; however, the recommended mitigation measures would reduce the possible impacts to a less than significant level.



Neal Hay
Director of Development Services
Environmental Control Officer

11-26-2024

Date