

**NOTICE OF DETERMINATION**

**TO:** [X] Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

**FROM:** Plumas County Planning Department  
555 Main Street  
Quincy, CA 95971

[X] County Clerk  
County of Plumas

(530) 283-6213

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

**Project Title:** Spring Valley Ranch Special Use Permit – U 8-20/21-07

**State Clearinghouse Number:** 2021060653

**Project Location:** 9340 and 9900 Carmen Valley Trail, and 5996 Beckwourth Buttes Road, Beckwourth, unincorporated Plumas County, CA; APNs 025-230-016-000, 025-230-017-000, and 025-440-011-000; T22N/R14E/Secs. 15, 21, 28, 33, MDM; Latitude: 39.729172/Longitude: -120.425820

**Project Description:** This is a special use permit to continue the use of a working ranch in an agricultural zone while developing a private retreat within a residentially zoned property. The proposed project would develop the property with a private retreat facility, inclusive of the continuation of the working ranch, bed and breakfast inn guest rooms, place of assembly and recreation facilities. The retreat facilities would be spread across two new groupings of structures identified in the project as Village 1 and Village 2 and a separate grouping, the Support Village on 1,140.78 acres.

This is to advise that **Plumas County** approved the environmental document for this project and has made the following determinations regarding the above described project:

1. The project as mitigated will not have a significant adverse effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA

X  **A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.**

3. Mitigation measures **were** made conditions of approval of the project.
4. A statement of Overriding Considerations **was not** adopted for this project.

This is to certify that the final Mitigated Negative Declaration 681 with record of project approval, is available to the general public at: Plumas County Planning and Building Services, 555 Main Street, Quincy, CA 95971

Date Filed 09/14/2021

Tracey Ferguson  
Tracey Ferguson, AICP, Plumas County Zoning Administrator

By Marcy Demartile  
MARCY DEMARTILE, County Clerk/Deputy

**CERTIFICATE OF POSTING**

I hereby certify that from 09/14/2021 to 10/15/2021, I posted a copy of this Notice of Determination in the office of the Plumas County Clerk (30 days).

By Marcy Demartile  
MARCY DEMARTILE, County Clerk/Deputy

on 09/14/2021



Doc. # 2021-041  
Receipt # 3209142021-041