



# SUTTER COUNTY

## DEVELOPMENT SERVICES DEPARTMENT

Building Inspection  
Environmental Health/CUPA

Code Enforcement  
Engineering/Water Resources

Planning

Admin & Finance  
Road Maintenance

March 1, 2024

### NOTICE OF INTENT TO APPROVE AN ADMINISTRATIVE PERMIT FOR A SMALL SPECIAL EVENTS FACILITY IN THE AG (AGRICULTURE) ZONE

Notice is being given that the Sutter County Development Services Department has received the below described application and in accordance with Zoning Code Section 1500-23-060(B), is providing a notice of the Director's intent to **approve** the following project on Monday, March 11, 2024:

- Applicant:** Kin Boparai (Karan Farms LLC)
- Project Number:** Project #U22-0044
- Project Description:** An Administrative Permit to allow a small outdoor special events facility in the Agriculture (AG) Zoning District for private employee appreciation events, small weddings, birthday parties, and similar events attended by up to 99 guests per event. This project proposes to use a  $\pm 1.5$ -acre outdoor area of a 144.17-acre parcel with the remainder of the parcel to continue use as an almond orchard. Events will be limited to twelve (12) per year and will take place Friday through Sunday between the hours of 12:00pm-10:00pm. (A Mitigated Negative Declaration is proposed)
- Project Location:** 3102 Michel Road; Nicolaus, CA 95659  
Assessor's Parcel No. 33-230-009

Copies of the application and supporting materials are available for public review at the Development Services Department, 1130 Civic Center Boulevard, Suite A, Yuba City, CA 95993, or may be requested by email: [rsroya@co.sutter.ca.us](mailto:rsroya@co.sutter.ca.us).

Requests for a public hearing shall be made in writing to the Development Services Department at the above address and shall be accompanied by an explanation for the request for a public hearing. The deadline to request a public hearing in writing regarding this project application is **Monday, March 11, 2024, at 5:00 p.m.** All interested parties are invited to provide written comments before a determination is made by the Development Services Director. Should a public hearing be requested, it will be scheduled at a later date to provide the appropriate noticing of the public hearing.

If a decision is challenged in court, the challenge may be limited to raising only those issues which were raised at a public hearing, if a public hearing is requested, or in written correspondence delivered to the Director at, or prior to, the public hearing.

Neal Hay  
Director of Development Services

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