Conditional Use Permit Authority. Conditional Use Permits require a public hearing before the decision-making authority. Minor Conditional Use Permits, the decision-making authority shall be the Development Review Committee and for Major Conditional Use Permits the decision-making authority shall be the Planning Commission.

SUBMITTAL REQUIREMENTS

1. One (1) copy of the completed Project Application form with original signatures and associated application fees.

2. Development Plan: Seven (7) full size copies of the site development plan drawn to scale and folded to a size no greater than 8” x 14” prior to acceptance. Additionally, one (1) reduced copy. The Plan must be drawn to scale and clearly indicate all dimensions and pertinent information including but not limited to the following:
   a) Property dimensions and acreage.
   b) All existing and proposed buildings structures including location from property lines, size and height, and proposed use.
   c) Open spaces areas including yards and recreation sites.
   d) Walls and fences including location height, and construction materials.
   e) Off-street parking and loading areas designed in conformance with the provisions of Chapter 11.25 Parking & Loading of the Yuba County Development Code.
   f) Access points for pedestrian, vehicular, and service traffic including points of ingress and egress; type of surfacing and the internal circulation.
   g) Names of all adjoining streets.
   h) Location and nature of all utilities including septic tanks, leach fields, community sewage systems, and potable water sources in accordance with requirements of the Yuba County Environmental Health Department.
   i) A landscape plan prepared in accordance with the provisions of Chapter 11.24 Landscape of the Yuba County Development Code.
   j) A scale and north arrow.
   k) A location/vicinity map identifying the project site within and identifiable geographic area.

3. Project description, a detailed business operation plan that includes but not limited to: hours of operation, estimated number of employees, types of equipment and/or chemicals used.

4. Other information as may be required to facilitate a comprehensive evaluation of the application by the Community Development & Services Agency.

ENVIRONMENTAL REVIEW

All projects are subject to environmental review in accordance with the California Environmental Quality Act (CEQA). This environmental review is required in order to determine if the project will have an impact on the environment. You will be notified of the environmental determination and any fees associated with completing the environmental review once the initial review of your project has been completed.