

**2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT**

DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

RECEIPT NUMBER:
49-09152026-313STATE CLEARINGHOUSE NUMBER (If applicable)
2004072137**SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.**

LEAD AGENCY CITY OF PETALUMA	LEAD AGENCY EMAIL	DATE 09/15/2026
COUNTY/STATE AGENCY OF FILING SONOMA	DOCUMENT NUMBER 26-0915-01	
PROJECT TITLE SCOTT RANCH		

PROJECT APPLICANT NAME STEVE ABBS, DAVIDON HOMES	PROJECT APPLICANT EMAIL	PHONE NUMBER (707) 778-4556
PROJECT APPLICANT ADDRESS 1660 SOUTH MAIN ST STE 150	CITY WALNUT CREEK	STATE CA
		ZIP CODE 94596

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☒ Private Entity

CHECK APPLICABLE FEES:

☒ Environmental Impact Report (EIR)	\$4,227.50	\$	
☐ Mitigated/Negative Declaration (MND)(ND)	\$3,043.75	\$	
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,437.25	\$	

☐ Exempt from fee☐ Notice of Exemption (attach)☐ CDFW No Effect Determination (attach)☒ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	
☒ County documentary handling fee		\$	\$50.00
☐ Other		\$	

PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other

TOTAL RECEIVED \$ \$50.00

SIGNATURE

AGENCY OF FILING PRINTED NAME AND TITLE

Carrie Anderson, Deputy County Clerk-Recorder

Notice of Determination

Appendix D

To:

☐ Office of Planning and Research
U.S. Mail: _____ Street Address: _____
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

☐ County Clerk
County of: Sonoma
Address: 585 Fiscal Drive
Santa Rosa, CA 95403

From:

Public Agency: City of Petaluma
Address: 11 English St.
Petaluma, CA 94952
Contact: Olivia Ervin
Phone: 707-778-4556

Lead Agency (if different from above): _____

Address: _____

Contact: _____

Phone: _____

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

State Clearinghouse Number (if submitted to State Clearinghouse): 2004072137

Project Title: Scott Ranch sabbs@davidonhomes.com (925) 945-8000 x103

Project Applicant: Steve Abbs, Davidon Homes 1660 South Main St. Suite 150, Walnut Creek, CA 94596

Project Location (include county): Windsor Drive/D Street Petaluma, Sonoma County

Project Description:

The Scott Ranch Project consists of 28 single family residences on ~6.4 acres, 5 acres of private open space and development of ~47 acres of public open space of part of the Putnam Park Extension Project component. The project is limited to Amending the Scott Ranch Planned Unit District (PUD) Development Standards to Rescind Section 5.3 Prohibiting Swimming Pools and add to Table 5.1: Land Uses, Residential District, Swimming Pool, Hot Tub, and Spa as Permitted Accessory Uses.

This is to advise that the Petaluma City Council has approved the above
(☒ Lead Agency or ☐ Responsible Agency)

PUD Amendment
described project on Sept. 14, 2026 and has made the following determinations regarding the above
(date)
described project.

1. The project [☒ will ☐ will not] have a significant effect on the environment. certified on 2.27.23
2. ☒ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [☒ were ☐ were not] made a condition of the approval of the project. on 2.27.23
4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for this project. on 2.27.23
5. A statement of Overriding Considerations [☒ was ☐ was not] adopted for this project. on 2.27.23
6. Findings [☒ were ☐ were not] made pursuant to the provisions of CEQA. on 2.27.23 and on 9.14.26

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:
<https://cityofpetaluma.org/scott-ranch/>

Signature (Public Agency): Olivia Ervin Title: Principal

Date: 9.15.26 Date Received for filing at OPR: _____

Deva Marie Proto
Sonoma County
County Clerk, Recorder, Assessor
585 Fiscal Drive, Suite 103
Santa Rosa, CA 95403
(707) 565-3800
sonomacounty.ca.gov/CRA

Receipt: 23-12855

Product	Name	Extended
FISH	CLERK FISH AND WILDLIFE FILING	\$50.00
	# Pages	4
	Document #	49-03232023-089
	Document Info:	CITY OF PETALUMA
	Filing Type	ND
	No F&W Fee- prev paid (requires copy)	true
Total		\$50.00
Tender (On Account)		\$50.00
Account#	1052	
Account Name	M-GROUP	
Customer Name	EVELYN ELLIS IS AUTHORIZING THE CHARGE TO FILE THE ATTACHED NOD USING HOUSE ACCOUNT #1052	
Balance	(\$100.00)	

Tell us how we're doing!!
Text SURVEY to 707-755-6777
(standard text msg rates may apply)
Dejenos saber como fue su servicio!!
Texte la palabra SURVEY a 707-755-6777
(cargos por mensajes de texto pueden aplicarse)

3/23/23 8:18 AM canders1
Clerk



State of California - Department of Fish and Wildlife
2023 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER:
49-03232023-089

STATE CLEARINGHOUSE NUMBER (If applicable)
2004072137

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY
CITY OF PETALUMA

LEAD AGENCY EMAIL

DATE
03/23/2023

COUNTY/STATE AGENCY OF FILING
SONOMA

DOCUMENT NUMBER
23-0323-01

PROJECT TITLE
SCOTT RANCH PROJECT

PROJECT APPLICANT NAME
STEVE ABBS, DAVIDON HOMES

PROJECT APPLICANT EMAIL

PHONE NUMBER
(707) 778-4556

PROJECT APPLICANT ADDRESS
1660 SO. MAIN ST. ST 150

CITY
WALNUT CREEK

STATE
CA

ZIP CODE
94596

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☒ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR) \$3,839.25 \$ _____
☒ Mitigated/Negative Declaration (MND)(ND) \$2,764.00 \$ _____
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW \$1,305.25 \$ _____

☐ Exempt from fee
 ☐ Notice of Exemption (attach)
 ☐ CDFW No Effect Determination (attach)
☒ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only) \$850.00 \$ _____
☒ County documentary handling fee \$ _____ \$50.00
☐ Other \$ _____

PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other

TOTAL RECEIVED \$ _____ \$50.00

SIGNATURE

X

AGENCY OF FILING PRINTED NAME AND TITLE

Carrie Anderson, Deputy County Clerk-Recorder

Doc No.49-03232023-089

Deva Marie Proto, County Clerk
BY: Carrie Anderson
Carrie Anderson, Deputy Clerk

Notice of Determination

Appendix D

To:

☒ Office of Planning and Research
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

☒ County Clerk
County of: Sonoma
Address: 585 Fiscal Dr
Santa Rosa, CA 95403

From:

Public Agency: City of Petaluma
Address: 11 English St
Petaluma, CA 94952
Contact: Olivia Ervin
Phone: 707-778-4556

Lead Agency (if different from above):

Address: _____
Contact: _____
Phone: _____

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

State Clearinghouse Number (if submitted to State Clearinghouse): 2004072137

Project Title: Scott Ranch Project

Project Applicant: Steve Abbs, Davidon Homes; 1660 So. Main St. St 150, Walnut Creek, CA 94596

Project Location (include county): Windsor Dr/D St, Petaluma, Sonoma County (APN 019120-040; -041)

Project Description: Co-Applicant: Greg Colvin, Kelly Creek Restoration Project.

The Scott Ranch Project includes development of 28 single family residences on ~6.4 acres, ~5 acres of private open space, and development of approximately ~47 acres of public open space as part of the Putnam Park Extension Project component.

This is to advise that the The City of Petaluma, City Council has approved the above
(☒ Lead Agency or ☐ Responsible Agency)

described project on 2/27/2023 and has made the following determinations regarding the above
(date)
described project.

1. The project [☒ will ☐ will not] have a significant effect on the environment.
2. ☒ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [☒ were ☐ were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for this project.
5. A statement of Overriding Considerations [☒ was ☐ was not] adopted for this project.
6. Findings [☒ were ☐ were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

<https://cityofpetaluma.org/scott-ranch/>

Signature (Public Agency): Olivia Ervin Title: Olivia Ervin, Principal Planner

Date: 3/20/2023 Date Received for filing at OPR: _____



State of California - Department of Fish and Wildlife
**2023 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT**
DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a.

RECEIPT NUMBER:
49-02282023-055

STATE CLEARINGHOUSE NUMBER (If applicable)
2004072137

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY
CITY OF PETALUMA

LEAD AGENCY EMAIL

DATE
02/28/2023

COUNTY/STATE AGENCY OF FILING
SONOMA

DOCUMENT NUMBER
23-0228-02

PROJECT TITLE
SCOTT RANCH PROJECT

PROJECT APPLICANT NAME
STEVE ABBS, DAVIDON HOMES; GREG COLVIN,

PROJECT APPLICANT EMAIL

PHONE NUMBER
(925) 945-8000

PROJECT APPLICANT ADDRESS
1660 SOUTH MAIN ST STE 150

CITY
WALNUT CREEK

STATE
CA

ZIP CODE
94596

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☒ Private Entity

CHECK APPLICABLE FEES:

☒ Environmental Impact Report (EIR)	\$3,839.25	\$	\$3,839.25
☐ Mitigated/Negative Declaration (MND)(ND)	\$2,764.00	\$	
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$	

☐ Exempt from fee
☐ Notice of Exemption (attach)
☐ CDFW No Effect Determination (attach)
☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	
☒ County documentary handling fee		\$	\$50.00
☐ Other		\$	

PAYMENT METHOD:

☐ Cash ☐ Credit ☒ Check ☐ Other

TOTAL RECEIVED \$ \$3,889.25

SIGNATURE

X

AGENCY OF FILING PRINTED NAME AND TITLE

Carrie Anderson, Deputy County Clerk-Recorder

This notice was posted on 02/28/2023
and will remain posted for a period of thirty days
through 03/31/2023

Doc No. 49-02282023-055
Notice of Determination

Deva Marie Proto, County Clerk
BY: Carrie Anderson
Carrie Anderson, Deputy Clerk
Appendix D

To:

☒ Office of Planning and Research

U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

☒ County Clerk

County of: Sonoma
Address: 585 Fiscal Dr
Santa Rosa, CA 95403

From:

Public Agency: City of Petaluma

Address: 11 English St
Petaluma, CA 94952

Contact: Olivia Ervin

Phone: 707-778-4556

Lead Agency (if different from above):

Address: _____

Contact: _____

Phone: _____

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

State Clearinghouse Number (if submitted to State Clearinghouse): 2004072137

Project Title: Scott Ranch Project / applicant address: 1660 South Main St, suite 150
walnut creek, CA 94596

Project Applicant: Steve Abbs, Davidon Homes ; Greg Colvin, Kelly Creek Restoration Project

Project Location (include county): Windsor Dr/D St, Petaluma, Sonoma County (APN 019120-040; -041)

Project Description:

sabbs@davidonhomes.com (925) 945-8000 x103

The Scott Ranch Project includes development of 28 single family residences on ~6.4 acres, ~5 acres of private open space, and development of approximately ~47 acres of public open space as part of the Putnam Park Extension Project component.

This is to advise that the The City of Petaluma, City Council has approved the above
(☒ Lead Agency or ☐ Responsible Agency)

described project on 2/27/2023 and has made the following determinations regarding the above
(date)
described project.

1. The project [☒ will ☐ will not] have a significant effect on the environment.
2. ☒ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
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4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for this project.
5. A statement of Overriding Considerations [☒ was ☐ was not] adopted for this project.
6. Findings [☒ were ☐ were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

<https://cityofpetaluma.org/scott-ranch/>

Signature (Public Agency): Olivia Ervin Title: Olivia Ervin, Principal Planner

Date: 2/28/2023 Date Received for filing at OPR: _____

Deva Marie Proto
Sonoma County
County Clerk, Recorder, Assessor
585 Fiscal Drive, Suite 103
Santa Rosa, CA 95403
(707) 565-3800
sonomacounty.ca.gov/CRA

Receipt: 23-8953

Product Name	Extended
FISH CLERK FISH AND WILDLIFE FILING	\$3,889.25

Pages

1

Document # 49-02282023-055

Document Info:

CITY OF
PETALUMA

Filing Type

EIR

No F&W Fee- prev paid

false

(requires copy)

Total	\$3,889.25
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Tender (Check)	\$3,889.25
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Paid By DAVIDON HOMES

Check # 280605

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Text SURVEY to 707-755-6777

(standard text msg rates may apply)

Dejenos saber como fue su servicio!!

Texte la palabra SURVEY a 707-755-6777

(cargos por mensajes de texto pueden
aplicarse)

2/28/23 4:26 PM canders1

Clerk