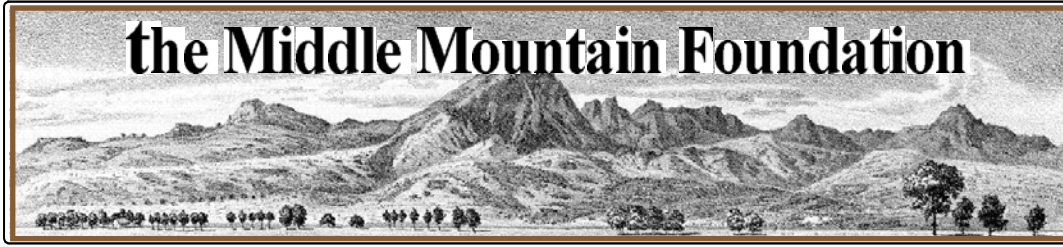


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Our Mission:
The Middle Mountain Foundation works to protect the land and natural resources of the Sutter Buttes and the surrounding region for present and future generations.

The Sutter Buttes Regional Land Trust

Dear Sutter County Planning Commission Members,

My name is Babs Cotter and I am the President of the Middle Mountain Foundation. We are concerned about the proposed ranchette project (06-024) on the October 18th planning commission agenda as well as item #14 changing the ranchette criteria and process. Until the general plan update is completed, we believe that allowing ranchettes in Sutter County without a stronger Right to Farm Policy will allow for potential lawsuits and crowding out of the agricultural way of life in Sutter County.

If these projects are approved, it may lead to complaints and lawsuits by new residents not familiar with agricultural practices when they experience the noise, dust, congestion, and potential danger from pesticide and fertilizer spraying that occurs from agricultural practices outside their back door.

It is our belief that Sutter Counties Right to Farm Policy needs to be much stronger before we continue to approve ranchette projects similar to the ones on Wednesday's agenda. This policy needs to have some teeth in it in order for it to be enforceable. It is clear that the current general plan's intent is to encourage agriculture in Sutter County. Allowing ranchette development and strengthening agriculture are mutual exclusive.

In addition, the planning commission has been approving ranchettes projects on agricultural land with the most fertile soils in Sutter County. We would like to encourage ranchettes in the least fertile soils as there is plenty of land within the county where the soils are poorer.

The Department of Conservation has a map which details the Prime Farmland and Farmland of Statewide Importance in Sutter County. We have this map in our office and you are invited to stop by and see where this land is located in Sutter County. Our office is at 822 Richland Road in Yuba City. Our office phone number is 755-3568.

We believe that there is better information available than there was when the 1996 Sutter County General Plan was approved and that this information needs to be considered before moving forward on any additional ranchette projects in Sutter County.

Thank you for your time and consideration,

Babs Cotter
President