City of Elk Grove NOTICE OF EXEMPTION

- To: Office of Planning and Research P.O. Box 3044, 1400 Tenth Street, Room 22 Sacramento, CA 95812-3044
 - Sacramento County Clerk-Recorder Sacramento County PO Box 839, 600 8th Street Sacramento, CA 95812-0839
- From: City of Elk Grove Development Services-Planning 8401 Laguna Palms Way Elk Grove, CA 95758

County Recorder Filing	State Clearinghouse Received
(stamp here)	(stamp here)

Project Title: Project Location - Assessor's Parcel		
PROJECT LOCATION – CITY: Elk G		PROJECT LOCATION – COUNTY: Sacramento
Project Description:	The Project consists of a Master Home Design Review for the Esplanade West Subdivision Project to allow the construction of 606 single-family homes	
LEAD AGENCY:		City of Elk Grove Development Services-Planning 8401 Laguna Palms Way Elk Grove, CA 95758
LEAD AGENCY CONTACT: Kyrc		Kyra Killingsworth, Senior Planner
APPLICANT:		Nes Anselmo 81 Blue Ravine Road, Suite 220 Folsom, CA 94560
Exemption Status:		Ministerial [Section 21080(b); 15268];
		Declared Emergency [Section 21080(b)(3); 15269(a)];
		Emergency Project [Section 21080(b)(4); 15269(b)(c)];
		Preliminary Review [Section 15060(c)(3)]
		Consistent With a Community Plan or Zoning [Section 15183(a)]
		Statutory Exemption
		Categorical Exemption

General Rule [Section 15061(b)(3)]

 \boxtimes

Criteria for Subsequent EIR [Section 15162]

REASONS WHY THIS PROJECT IS EXEMPT OR DOES NOT REQUIRE FURTHER ENVIRONMENTAL DOCUMENTATION:

CEQA requires analysis of agency approvals of discretionary "Projects." A "project," under CEQA, is defined as "the whole of an action, which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment" (CEQA Guidelines Section 15378). The proposed Project is a project under CEQA.

The City has reviewed the Project and analyzed it based upon the provisions of the State CEQA Guidelines. The proposed Project is requesting Master Home Plan Design Review approval for the design of 606 new homes on residential lots approved with the Esplanade West Tentative Map Project (PLNG17-044).

On July 9, 2014, the City Council certified an Environmental Impact Report (EIR) for the Southeast Policy Area (SEPA) (SCH No. 2013042054). The SEPA EIR analyzed the entire SEPA area based upon the land plan, development standards, and policies contained in the Community Plan and Special Planning Area. The EIR adequately addressed environmental issues related to the development of the subject property. The Esplanade West Tentative Map Project was approved in conformity with the adopted Specific Plan. The setting for the Project has not significantly changed since the certification. Surrounding properties have either remained undeveloped or have developed in accordance with SEPA and Elk Grove Municipal Code (EGMC), which was anticipated as part of the original project. The Design Review submittal requests approval of the submitted master house plans which are consistent with the Esplanade West Tentative Map project as well as the SEPA land use plan, development standards, and Architectural Style Guide. Staff has determined that the certified EIR and adopted Mitigation Monitoring and Reporting Plan (MMRP) are sufficient and no further environmental review is required, pursuant to State CEQA Guidelines Section 15162, which identifies the requirements for which subsequent analysis is required.

CITY OF ELK GROVE Development Services -Planning

rà Killingsworth

Date: September 19, 2022