

CALIFORNIA ENVIRONMENTAL QUALITY ACT NOTICE OF DETERMINATION

To:

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

From:

Contra Costa County
Dept. of Conservation and Development
30 Muir Road
Martinez, CA 94553
(925) 674-7205

County Clerk
County of: Contra Costa
555 Escobar Street
Martinez, CA 94553

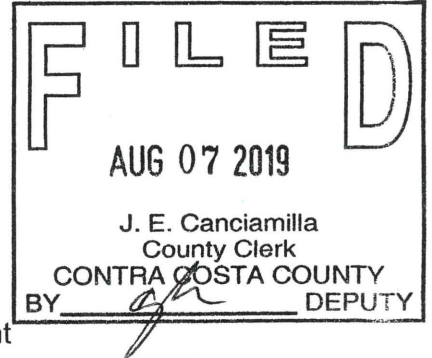
State Clearinghouse Number: 2017092037

Project Title: Orchard & Vine Four-Lot Minor Subdivision; County File MS18-0011

Project Applicant: Ronald Nunn, 741 Sunset Road, Brentwood, CA 94513

Project Location: 550 Walnut Boulevard, Brentwood, CA 94513

Lead Agency: Contra Costa County Department of Conservation and Development



Project Description: The MS18-0011 Orchard & Vine Four-Lot Minor Subdivision creates four lots out of a 586.43-acre agricultural holding ("project site") that is a single legal lot consisting of five Assessor's parcels. Land Use Permit LP16-2047, which was approved by the Contra Costa County Zoning Administrator on May 21, 2018, allows development of the Orchard & Vine winery and a farm market on a nine-acre portion of one of the minor subdivision lots. No change of the remainder of the project site is proposed with the minor subdivision. Aside from this nine-acre portion, the rest of the project site is, and will remain, in active agricultural use. The applicant has stated an intent to facilitate construction of the approved LP16-2047 winery and farm market facility, by allowing the facility's construction loan to be secured by a single, smaller legal parcel, and thereby, limit economic risk to the overall agricultural operations of the project site.

The project was approved on August 5, 2019 by the Zoning Administrator.

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.

Notice of Determination sent to Office of Planning and Research.*

This is to certify that the final Environmental Impact Report with comments and responses and record of project approval, or the Negative Declaration, is available to the General Public at:

30 Muir Road, Martinez, CA 94553

Signature: [Signature] Title: Senior Planner
Stan Muraoka, AICP

Governor's Office of Planning & Research

AUG 12 2019

STATE CLEARINGHOUSE

Contra Costa County Department of Conservation and Development

Date: AUG 07 2019 Date Received for filing at OPR: _____

AFFIDAVIT OF FILING AND POSTING

I declare that on AUG 07 2019 I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

Signature [Signature] Title Deputy Clerk
Department of Fish and Wildlife Fees Due:

Applicant's Name:	Ronald Nunn.	<input type="checkbox"/>	EIR - \$3271.00	Total Due: \$
Address:	741 Sunset Road Brentwood, CA 94513	<input checked="" type="checkbox"/>	Neg. Dec. - \$2354.75	Total Paid: \$
		<input checked="" type="checkbox"/>	County Clerk - \$50	Receipt #
		<input checked="" type="checkbox"/>	DCD- \$25	

*Notice Of Determination may be sent by fax to (916) 323-3018, if followed up with a duplicate mailed copy.



State of California - Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 12/01/18) Previously DFG 753.5a

StartOver

Print

RECEIPT NUMBER:
 07 — 8/7/2019 — 276
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY Contra Costa County Department of Conservation and Development	LEAD AGENCY EMAIL	DATE 8/7/2019
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COUNTY/STATE AGENCY OF FILING Contra Costa	DOCUMENT NUMBER 19-327
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PROJECT TITLE
 Orchard & Vine Four-Lot Minor Subdivision; County File MS18-0011

PROJECT APPLICANT NAME Ronald Nunn	PROJECT APPLICANT EMAIL	PHONE NUMBER (925) 674-7205
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PROJECT APPLICANT ADDRESS 741 Sunset Road	CITY Brentwood	STATE CA	ZIP CODE 94513
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PROJECT APPLICANT (Check appropriate box)
 Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,271.00	\$	0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,354.75	\$	2,354.75
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,112.00	\$	0.00
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)			
<hr/>			
<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
<input checked="" type="checkbox"/> County documentary handling fee		\$	50.00
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:

Cash
 Credit
 Check
 Other JV207
TOTAL RECEIVED \$ 2,404.75

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE C. Preston, Deputy Clerk
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County Receipt Number 3534108