

REC'T # 0004490832
October 07, 2020 ----- 10:13:23

Stanislaus, County Recorder
Donna Linder Co Recorder Office

Document # 20-137 -

Check Number 5520
REQD BY
County Admin Fee \$57.00

Total fee \$57.00
Amount Tendered... \$57.00

Change \$0.00
JMB,C1/0/0

**City of Modesto
NOTICE OF DETERMINATION**

FILED

20 OCT -7 AM 10:11

STANISLAUS CO. CLERK-RECORDER

**ATTENTION COUNTY CLERK:
PLEASE DO NOT REMOVE BEFORE Monday, November 9, 2020**

Jennine Creekmore

TO: County Clerk-Recorder
County of Stanislaus
1021 I Street
Modesto, CA 95354

FROM: City of Modesto
Community & Economic Development Dept.
Planning Division
P.O. Box 642
Modesto, CA 95353

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

Project Title: City of Modesto General Plan Amendment 2040; TPM-15-001: Calla-Monterosso
2900 Scenic Bend Tentative Parcel Map

State Clearinghouse Number: SCH No. 2014042081

Contact Person: Katharine Martin, Senior Planner

Applicants: Patricia Calla & Dennis Monterosso, 2900 Scenic Bend, Modesto CA 95355
209-504-5157

Owner: Patricia Calla & Dennis Monterosso, 2900 Scenic Bend, Modesto CA 95355

Project Location: 2900 Scenic Bend, Modesto CA 95355 (APN 067-034-010)

Project Description: Division of a one-acre parcel within the Low Density Residential (R-1) Zone into two parcels: Parcel 1 of 20,956 square feet and a Remainder Parcel of 23,079 square feet. Both parcels would have no street frontage, with access via an existing 10-ft wide private easement to Scenic Bend, and therefore required an exception to the City of Modesto's Zoning Ordinance regarding the requirement of street frontage for residential lots.

This is to advise that the City of Modesto, the lead agency, has approved the above-described project on October 5, 2020 and has made the following determinations, pursuant to Section 21157.1 of the CEQA Guidelines:

The project is within the scope of the Master EIR and no new environmental document or Public Resources Code Section 21081 findings are required. The following findings have been found to be true:


1. An Initial Study was prepared by the City of Modesto that analyzed whether the subsequent project may cause any significant effect on the environment that was not examined in the Master EIR and whether the subsequent project was described in the Master EIR as being within the scope of the report.
2. The subsequent project will have no additional significant effect on the environment, as defined in subdivision (d) of Section 21158 of the Public Resources Code, that was not identified in the Master EIR.
3. No new or additional mitigation measures or alternatives are required.

4. The subsequent project is within the scope of the project covered by the Master EIR.
5. All applicable policies, regulations, and mitigation measures identified in the Master EIR have been applied to the subsequent project or otherwise made conditions of approval of the subsequent project.
6. No substantial changes have occurred with respect to the circumstances under which the Master EIR was certified, and no new information, which was not known and could not have been known at the time that the Master EIR was certified as complete, has become available.

The Initial Study, Environmental Assessment No. EA/C&ED 2020-14, on file at the City of Modesto, Community and Economic Development Department, provides substantial evidence to support findings 1 thru 6, noted above.

This is to certify that the Master EIR is available to the general public at:

City of Modesto, Community & Economic Development Department, Planning Division,
1010 Tenth Street, Modesto, CA 95354



Katharine Martin, City of Modesto

Date: October 6, 2020

Title: Senior Planner



State of California - Department of Fish and Wildlife
2020 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 12/01/19) Previously DFG 753.5a

Print

Start Over

Finalize & Email

RECEIPT NUMBER:
 50 — 10/07/2020 — 137
 STATE CLEARINGHOUSE NUMBER (If applicable)
 2014042081

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Modesto	LEAD AGENCY EMAIL	DATE 10/07/2020
COUNTY/STATE AGENCY OF FILING Stanislaus		DOCUMENT NUMBER 2020-137

PROJECT TITLE
 City of Modesto General Plan Amendment 2040; TPM-15-001: Calla-Monterosso 2900 Scenic Bend Tentative Parcel Map

PROJECT APPLICANT NAME Patricia Calla & Dennis Monterosso	PROJECT APPLICANT EMAIL	PHONE NUMBER (209) 504-5157
PROJECT APPLICANT ADDRESS 2900 Scenic Bend	CITY Modesto	STATE CA
		ZIP CODE 95355

PROJECT APPLICANT (Check appropriate box)

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


CHECK APPLICABLE FEES:

- Environmental Impact Report (EIR) \$3,343.25 \$ 0.00
- Mitigated/Negative Declaration (MND)(ND) \$2,406.75 \$ 0.00
- Certified Regulatory Program (CRP) document - payment due directly to CDFW \$1,136.50 \$ 0.00
- 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 \$ 0.00
- County documentary handling fee \$ 57.00
- Other \$

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 57.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE Jennine Creekmore, Deputy Clerk
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