

**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

**From:**  
 Public Agency: City of Oakley (Lead Agency)  
 Address: 3231 Main Street  
Oakley, CA 94561  
 Contact: Ken Strelo, Principal Planner  
 Phone: (925) 625-7036

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

Lead Agency (if different from above):  
Same  
 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): 2004052088 and 2006032101

Project Title: Pheasant Meadows (8736) and Vintner View (8836) Design Review (DR 07-20)

Project Applicant: Discovery Builders, Inc. 4061 Port Chicago Hwy., Ste H, Concord, CA 94520

Project Location (include county): SE. of O'Hara Ave. & Grapevine Ln. (Oakley, Contra Costa County)

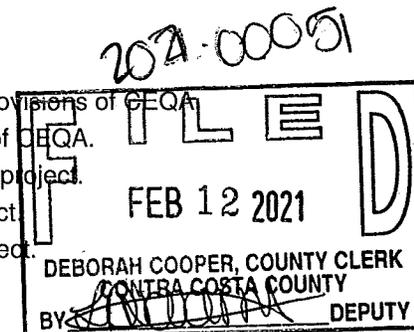
**Project Description:**

Design Review approval of floor plans and elevations, a master plotting plan, and typical front yard landscaping for 50 single-family detached homes located in the Pheasant Meadows (TM 8736) and Vintner View (TM 8836) subdivisions. Located on the east side of O'Hara Avenue, south of Grapevine Lane, and west of Cinnamon Ridge Subdivision 7681. APNs: 034-580-001 through -042, and 034-590-028 through -036.

This is to advise that the City of Oakley City Council has approved the above  
 Lead Agency or  Responsible Agency

described project on February 9, 2021 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:

City of Oakley, 3231 Main Street, Oakley, CA 94561

Signature (Public Agency): [Signature] Title: Principal Planner

Date: February 10, 2021 Date Received for filing at OPR: \_\_\_\_\_



State of California - Department of Fish and Wildlife  
**2021 ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/21) Previously DFG 753.5a

**Print**      **StartOver**      **Finalize&Email**

RECEIPT NUMBER:  
 07-02/12/2021-055  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
 2004052088-200603210

**SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.**

LEAD AGENCY CITY OF OAKLEY	LEAD AGENCY EMAIL	DATE 02/12/2021
COUNTY/STATE AGENCY OF FILING CONTRA COSTA COUNTY	DOCUMENT NUMBER 2021-00051	

PROJECT TITLE  
  
 PHEASANT MEADOWS (8736) AND VINTNER VIEW (8836)

PROJECT APPLICANT NAME DISCOVERY BUILDERS INC	PROJECT APPLICANT EMAIL	PHONE NUMBER (925) -
PROJECT APPLICANT ADDRESS 4061 PORT CHICAGO HWY STE H	CITY CONCORD	STATE CA
		ZIP CODE 94520

**PROJECT APPLICANT** (Check appropriate box)

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

**CHECK APPLICABLE FEES:**

- Environmental Impact Report (EIR)      \$ 3,445.25 \$ \_\_\_\_\_
- Mitigated/Negative Declaration (MND)(ND)      \$ 2,480.25 \$ \_\_\_\_\_
- Certified Regulatory Program (CRP) document - payment due directly to CDFW      \$ 1,171.25 \$ \_\_\_\_\_
- 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 \$ \_\_\_\_\_ 50.00
- Other CLERK'S POSTINGS      \$ \_\_\_\_\_

**PAYMENT METHOD:**

- Cash       Credit       Check       Other CHK1029062      **TOTAL RECEIVED**      \$ \_\_\_\_\_ 50.00

SIGNATURE <b>X</b>	AGENCY OF FILING PRINTED NAME AND TITLE Arosemena Iarosemena Deputy Clerk
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33051

Deborah Cooper  
Contra Costa County  
Clerk-Recorder  
555 Escobar Street  
Martinez, CA 94553  
(925) 335-7900

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Public

Receipt No.: 202100033051

Cashier: 189

Register: CLERKPC8

Date/Time: 02/12/2021 03:04 PM

<u>Description</u>	<u>Fee</u>
Negative Declaration	
Filing Time:	15:04 PM
Filing Total:	No Fee
Filing Fee:	No Fee
CLERK'S POSTINGS	
Filing Time:	15:04 PM
Filing Total:	\$50.00
Filing Fee:	\$50.00
<hr/>	
Total Amount Due:	\$50.00
<hr/>	
Total Paid	
Check Tendered:	\$50.00
#1029062	
Amount Due:	\$0.00

THANK YOU  
PLEASE KEEP FOR REFERENCE



Notice of Determination

To:   X   Office of Planning and Research  
1400 Tenth Street,  
Sacramento, CA 95814

  X   County Clerk  
Contra Costa County  
PO Box 350  
Martinez, CA 94553-1226

FILED	
From:	City of Oakley 3231 Main Street Oakley, CA 94561
DEC 19 2005	
S.L. WEIR, COUNTY CLERK CONTRA COSTA COUNTY	
BY	<i>[Signature]</i> DEPUTY

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

PROJECT TITLE: Initial Study/Mitigated Negative Declaration for Subdivision 8736 (Pheasant Meadows) at 1860, 1920, and 1930 O'Hara Avenue, Oakley, California – Discovery Builders (Applicant).

STATE CLEARINGHOUSE NUMBER: **2004052088** Lead Agency: City of Oakley  
Contact Person: Jeffrey Garrigues  
(925) 625-7035

PROJECT LOCATION:

The project is located at 1860, 1920 and 1930 O'Hara Avenue (APN's 034-100-03 and 034-100-04), south of Laurel Road and east of O'Hara Avenue. The project site is located west of the construction site for Subdivision 7681.

PROJECT DESCRIPTION:

The project includes the approval of a Tentative Map to subdivide an 11.72-acre site into 42 residential lots, which includes internal roadways and utilities necessary to serve the development. In addition, the project application includes a rezone of the project site from A-2 to Single Family Residential (R-7).

This is to advise that the City of Oakley approved the above-described project on December 12, 2005 and has made the following determinations regarding the project:

1. The project will not have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made as conditions of the approval of the project.
4. A statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final Mitigated Negative Declaration and record of project approval is available to the General Public at:

City of Oakley, 3231 Main St, Oakley, CA

*[Signature]*  
\_\_\_\_\_  
Jeffrey Garrigues

December 12, 2005 Associate Planner  
Date Title

REC'D # 003048069  
December 19, 2005 12:22:28

CONTRA COSTA CO CLERK'S OFFICE  
STEPHEN L. WEIR, Clerk-Recorder

Document # 05-116046-0R

Check Number 021885  
RECD BY ENVF-0331 \$25.00  
Total fee ..... \$25.00  
Amount Tendered... \$25.00  
Change mek/dm/1/0 \$0.00

REC'D # 003048069  
December 19, 2005 12:23:24

CONTRA COSTA CO CLERK'S OFFICE  
STEPHEN L. WEIR, Clerk-Recorder

Document # 05-116046-0R

Check Number 021884  
RECD BY FISH and Game \$1,250.00  
Total fee ..... \$1,250.00  
Amount Tendered... \$1,250.00  
Change mek/dm/1/0 \$0.00



STATE OF CALIFORNIA - THE RESOURCES AGENCY  
DEPARTMENT OF FISH AND GAME  
ENVIRONMENTAL FILING FEE CASH REL  
DFG 753.5a (6-01)

225424

Lead Agency: Oakley City Date: 12/19/05  
County / State Agency of Filing: Contra Costa Mb, CA Document No.: \_\_\_\_\_  
Project Title: Initial Study Subdivision # 8736  
Project Applicant Name: Oakley City Phone Number: 925-625-2088  
Project Applicant Address: 3231 Main Street, Oakley 94561  
Project Applicant (check appropriate box): Local Public Agency  School District  Other Special District   
State Agency  Private Entity

CHECK APPLICABLE FEES:

- ( ) Environmental Impact Report \$850.00 \$ \_\_\_\_\_
  - Negative Declaration \$1,250.00 \$ 1250.00
  - ( ) Application Fee Water Diversion (State Water Resources Control Board Only) \$850.00 \$ \_\_\_\_\_
  - ( ) Projects Subject to Certified Regulatory Programs \$850.00 \$ \_\_\_\_\_
  - County Administrative Fee \$25.00 \$ 25.00
  - ( ) Project that is exempt from fees
- TOTAL RECEIVED \$ 1275.00

ck# 021885  
021884 rec# 3048069  
3048069

Signature and title of person receiving payment: \_\_\_\_\_  
WHITE-PROJECT APPLICANT YELLOW-DFG/FASB PINK-LEAD AGENCY GOLDENROD-STATE AGENCY OF FILING

RECEIVED

JUN 21 2006

CITY OF OAKLEY

Notice of Determination

To:  X  Office of Planning and Research  
1400 Tenth Street,  
Sacramento, CA 95814

From: City of Oakley  
3231 Main Street  
Oakley, CA 94561

X  County Clerk  
Contra Costa County  
PO Box 350  
Martinez, CA 94553-1226

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

PROJECT TITLE: Initial Study/Mitigated Negative Declaration for Subdivision 8836 (Vintner View) at 1150 and 1181 Grapevine Lane, Oakley, California – Discovery Builders (Applicant).

STATE CLEARINGHOUSE NUMBER: 2006032101 Lead Agency: City of Oakley  
Contact Person: Jeffrey Garrigues  
(925) 625-7035

PROJECT LOCATION:  
The project is located in the City of Oakley at 1150 & 1181 Grapevine Lane, east of O'Hara Avenue (Project Parcel Numbers: 034-090-017 and 034-090-021).

PROJECT DESCRIPTION:  
The project includes the approval of a Tentative Map to subdivide 4.93-acres into 17-residential lots, which includes internal roadways and utilities necessary to serve the development.

This is to advise that the City of Oakley approved the above-described project on June 12, 2006 and has made the following determinations regarding the project:

1. The project will not have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made as conditions of the approval of the project.
4. A statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final Mitigated Negative Declaration and record of project approval is available to the General Public at:

City of Oakley, 3231 Main St, Oakley, CA

*Jeffrey Garrigues*  
Jeffrey Garrigues

June 14, 2006

Associate Planner

Date

Title

FILED

JUN 16 2006

S.L. WEIR, COUNTY CLERK  
CONTRA COSTA COUNTY

BY *[Signature]* DEPUTY



STATE OF CALIFORNIA - THE RESOURCES AGENCY  
 DEPARTMENT OF FISH AND GAME  
**ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFG 753.5a (8-03)

261180

Lead Agency: Oakley City Date: 6/16/06  
 County / State Agency of Filing: CCC Clerks Office Document No.: \_\_\_\_\_  
 Project Title: Subdivision 8836  
 Project Applicant Name: Oakley City Phone Number: 925-7035  
 Project Applicant Address: 3231 Main St Oakley, CA 94561  
 Project Applicant (check appropriate box): Local Public Agency  School District  Other Special District   
 State Agency  Private Entity

**CHECK APPLICABLE FEES:**

- ( ) Environmental Impact Report \$850.00 \$ \_\_\_\_\_
- (x) Negative Declaration \$1,250.00 \$ 1250
- ( ) Application Fee Water Diversion (State Water Resources Control Board Only) \$850.00 \$ \_\_\_\_\_
- ( ) Projects Subject to Certified Regulatory Programs \$850.00 \$ \_\_\_\_\_
- (x) County Administrative Fee rec # 3287318 \$25.00 \$ 25
- ( ) Project that is exempt from fees

TOTAL RECEIVED \$ 1275  
**DEPUTY COUNTY CLERK**

Signature and title of person receiving payment: Rannelis

WHITE-PROJECT APPLICANT      YELLOW-DFG/FASB      PINK-LEAD AGENCY      GOLDENROD-STATE AGENCY OF FILING

REC'T # **0003287318**  
 June 16, 2006 14:18:10

CONTRA COSTA Co Clerk's Office  
 STEPHEN L. WEIR, Clerk-Recorder

Document # **06-00AKLEY-00**

Check Number 1000059  
 READ BY  
 Fish and Game \$1,250.00  
 Envir Qual \$25.00

Total fee ..... \$1,275.00  
 Amount Tendered... \$1,275.00

Change ..... \$0.00  
 pls, CC/1/0