

#24-0049

POSTED APR 04 2024

FILED

Print Form

Through RYAN RONCO, COUNTY CLERK

By [Signature] Deputy Clerk

APR 04 2024

Notice of Determination

RYAN RONCO COUNTY CLERK OF PLACER COUNTY BY [Signature] DEPUTY

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

From: Public Agency: City of Lincoln Address: 600 Sixth Street Lincoln, CA 95648 Contact: Mikaela Noble Phone: (916) 434-3320

County Clerk County of: Placer Address: 2954 Richardson Drive Auburn, CA 95603

Lead Agency (if different from above): 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): 97022074 (12 Bridges Specific Plan) Project Title: Deer Crossing Retail Center Time Extension (PLN24-00005) Project Applicant: Linda Petroleum Inc. - Marc Strauch Project Location (include county): Southwest corner of McBean Park Drive and Oak Tree Lane (APN: 338-010-057) within City of Lincoln, Placer County

Project Description: A time extension application for the approved Deer Crossing Retail Center that consists of a 23,700sqft retail center with four commercial buildings. The original entitlement was approved on February 28, 2023 under City Council Resolution No. 2023-046. The time extension was approved by the Planning Commission on March 20, 2024 under Resolution No. 2024-09. The project is part of and within the adopted Twelve Bridges Specific Plan (Sun City Lincoln Hills) for which an Environmental Impact Report was certified (see attached previously filed Notice of Determination).

This is to advise that the City of Lincoln has approved the above (X Lead Agency or Responsible Agency)

described project on 3/20/2024 and has made the following determinations regarding the above (date) described project.

- 1. The project [ ] will [X] will not have a significant effect on the environment. 2. [X] 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 [X] were not made a condition of the approval of the project. 4. A mitigation reporting or monitoring plan [X] was [ ] was not adopted for this project. 5. A statement of Overriding Considerations [X] was [ ] was not adopted for this project. 6. Findings [X] 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 Lincoln, Planning Division 600 6th Street Lincoln, CA 95648

Signature (Public Agency): [Signature] Mikaela Noble Title: Assistant Planner

Date: 4/4/2024 Date Received for filing at OPR:



**PLACER COUNTY CLERK  
2023 ENVIRONMENTAL FILING FEE  
CASH RECEIPT**

|  |
|--|
| RECEIPT NUMBER<br>31-230051                                    |
| STATE CLEARING HOUSE NUMBER <i>(if applicable)</i><br>97022074 |

|   |                   |                           |
|---|-------------------|---------------------------|
| LEAD AGENCY<br>CITY OF LINCOLN                              | LEAD AGENCY EMAIL | DATE<br>03/17/2023        |
| COUNTY/STATE AGENCY OF FILING<br>PLACER COUNTY CLERK AUBURN |                   | DOCUMENT NUMBER<br>230051 |

PROJECT TITLE  
**APPEAL OF A CITY OF LINCOLN PLANNING COMMISSION APPROVAL OF THE DEER CROSSING RETAIL CENTER**

|   |                 |                         |                              |
|---|-----------------|-------------------------|------------------------------|
| PROJECT APPLICANT NAME<br>CITY OF LINCOLN     |                 | PROJECT APPLICANT EMAIL | PHONE NUMBER<br>916-434-2483 |
| PROJECT APPLICANT ADDRESS<br>600 SIXTH STREET | CITY<br>LINCOLN | STATE<br>CA             | ZIP CODE<br>95648            |

PROJECT APPLICANT (Check appropriate box):

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

**CHECK APPLICABLE FEES:**

- Environmental Impact Report (EIR) \$3,839.25 \$ \_\_\_\_\_  
 Mitigated/Negative Declaration (MND) (ND) \$2,764.00 \$ \_\_\_\_\_  
 Certified Regulatory Program (CRP) document – payment due directly to CDFW \$1,305.25 \$ \_\_\_\_\_

- 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 \_\_\_\_\_  
 Other FEES ALREADY PAID ON 1/14/1998 #98-900 \$ \_\_\_\_\_

|   |                              |
|---|------------------------------|
| PAYMENT METHOD:<br><input type="checkbox"/> Cash <input checked="" type="checkbox"/> Credit <input type="checkbox"/> Check <input type="checkbox"/> Other _____ | TOTAL RECEIVED \$50.00 _____ |
|---|------------------------------|

|                               |  |
|-------------------------------|--|
| SIGNATURE<br><i>X S Kasza</i> | AGENCY OF FILING PRINTED NAME AND TITLE<br><b>S. Kasza, DEPUTY</b> |
|-------------------------------|--|

**RESOLUTION 2023-046**

A RESOLUTION TO DENY THE APPEAL AND UPHOLD PLANNING COMMISSION MOTION UNDER RESOLUTION NO. 2022-21 APPROVING THE SPECIFIC DEVELOPMENT PLAN AND DEVELOPMENT PERMIT (DESIGN REVIEW) FOR THE DEER CROSSING RETAIL CENTER LOCATED AT THE SOUTHWEST CORNER OF McBEAN PARK DRIVE AND OAK TREE LANE ON ASSESSOR'S PARCEL NUMBER 338-010-057 IN THE SUN CITY LINCOLN HILLS AS PART OF THE TWELVE BRIDGES SPECIFIC PLAN AREA

WHEREAS, on September 21, 2022, the Planning Commission, on a 4-2 vote, approved a Specific Development Plan and Development Permit for the Deer Crossing Retail Center ("Project") located at the southwest corner of McBean Park Drive and Oak Tree Lane on Assessor's Parcel Number 338-010-057 in the Sun City Lincoln Hills as part of Twelve Bridges Specific Plan Area; and,

WHEREAS, Title 18 (Zoning Code), Section 18.94.050 of the Lincoln Municipal Code provides that any person dissatisfied by an action of the Planning Commission may appeal such action to the City Council; and,

WHEREAS, on September 30, 2022, appellants William Rath of Lincoln Christian Life Center and Jenny Tandy of Lincoln Christian Academy, filed an appeal of the Planning Commission approval of September 21, 2022, as prescribed by Lincoln Municipal Code section 18.94.050; and,

WHEREAS, Title 18, Section 18.94.050 of the Lincoln Municipal Code provides for the City Council's review of the entire proceedings relating to the act or decision being appealed and in the process of such review shall rehear the matter *de novo* and make any order it deems just and equitable, including the granting of any variance or conditional use permit. The hearing may be continued from time to time; and,

WHEREAS, a notice describing the Project was placed in the Lincoln News Messenger pursuant to Section 18.94.060 of the Lincoln Municipal Code; and,

WHEREAS, the City Council has reviewed the Planning Commission motion for the Project on Assessor's Parcel No. 338-010-057, and conducted a public hearing.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF LINCOLN DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. The City Council denies the appeal and upholds the Planning Commission approval of the Project based on the following findings:

A Subsequent Environmental Impact Report (SEIR) for the Revised Twelve Bridges Specific Plan (State Clearinghouse Number SCH #97022074) was filed, certified and affirmed by the City for the project; and the project as conditioned, will not have a significant effect on the environment. In light of the record, the Project, as conditioned, does not present Project specific environmental impacts that have not already been addressed in the previously certified Subsequent Environmental Impact Report (SCH#97022074). Therefore, pursuant to the requirements of the California Environmental Quality Act (CEQA) and the Environmental Guidelines of the City of

Lincoln, the City has determined that the Project is consistent with Section 15162 of CEQA and no further environmental analysis is required.

Section 2. The City Council denies the appeal and upholds the Planning Commission approval of the Project based on the Planning Commission Resolution No. 2022-21, which includes Project Conditions of Approval attached as Exhibit A.

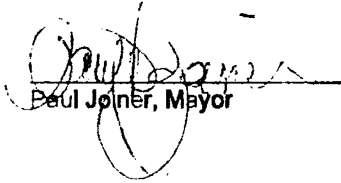
Section 3. The City Council of the City of Lincoln does hereby find that the Deer Crossing Retail Center on APN 338-010-057 is hereby approved.

PASSED AND ADOPTED this 28<sup>th</sup> day of February, 2023.

AYES: COUNCILMEMBERS: Lauritsen, Karleskint, Brown, Joiner

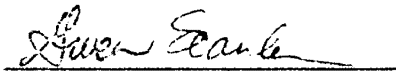
NOES: COUNCILMEMBERS:

RECUSED: COUNCILMEMBERS: Andreatta



Paul Joiner, Mayor

ATTEST:



Gwen Scanlon, City Clerk

Notice of Determination

Form C

To: [X] Office of Planning and Research
PO Box 3044, 1400 Tenth Street, Room 222
Sacramento, CA 95812-3044
[X] County Clerk
County of Placer

From: (Public Agency) City of Lincoln
640 Fifth Street
Lincoln, California 95648
(Address)

Subject:

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

Revised Twelve Bridges Specific Plan Amendment

Project Title

97022074 Mr. Rodney Campbell (916) 645-3320
State Clearinghouse Number Lead Agency Area Code/Telephone/Extension
(If submitted to Clearinghouse) Contact Person

City of Lincoln; East of Hwy 65 and South of Hwy 193 in the County of Placer

Project Location (include county)

Project Description:

Certification of the Final Supplement to the Revised Twelve Bridges Specific Plan
Subsequent EIR and approval of a General Plan Amendment, Specific Plan Amendment and
related entitlements for the development of the Revised Twelve Bridges Specific Plan
Area.

This is to advise that the City of Lincoln has approved the above described project on
November 28, 2000 and has made the following determinations regarding the above described project:
(Date) [X] Lead Agency [ ] Responsible Agency

- 1. The project [X]will [ ]will not] have a significant effect on the environment.
2. [X] 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 [X]were [ ]were not] made a condition of the approval of the project.
4. A statement of Overriding Considerations [X]was [ ]was not] adopted for this project.
5. Findings [X]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 is available to the General Public at:
Lincoln City Hall, 640 Fifth Street, Lincoln, California 95648

Signature (Public Agency) Date Title
Community Development Dir.

FILED

Date received for filing at OPR: DEC 04 2000 DEC 4 2000 Revised May 1999

#1409 COUNTY CLERK Jim McCauley
DEPUTY

NOTICE OF DETERMINATION

TO: County Clerk
County of Placer
11960 Heritage Oak Place
Auburn, CA 95603

FROM: City of Lincoln
COMMUNITY DEVELOPMENT DEPT.
1390 First Street
Lincoln, CA 95648

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

SUBJECT: FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH SECTION 21108 OR 21152 OF THE PUBLIC RESOURCES CODE

Project Title: Revisions to Twelve Bridges Specific Plan for Plan Area B (Del Webb California Corporation)
State Clearinghouse Number: SCH#97022074
Contact Person: Rodney Campbell; 916-645-3320
Project Location: West of State Highway 65, south of State Highway 193, east of Sierra College Boulevard, and north of City of Rocklin in Placer County.

Assessor's Parcel Number(s): 21-271-055,056,057,058; 21-290-003,007,008,028,032,034,037 and 039.
Project Description: Amend City's 1991 General Plan; Amend 1994 Twelve Bridges Specific Plan, Amend 1992 East Lake Specific Plan, Amend 1992 East Ridge Specific Plan resulting in 5,300 dwellings units on 1,165 +/- acres, 30 +/- acres commercial, and 1,093 +/- acres parks/open space/golf/public; and Approve Large Lot Vesting Tentative Subdivision Map of 15 residential and open space parcels.

This is to advise that the City of Lincoln (X Lead, Responsible Agency), has approved the above-described project on January 13, 1998 and has made the following determinations regarding the above-described project:

- 1. The project (X will, will not) have a significant effect on the environment.
2. X An Environmental Impact Report was prepared and certified 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 (X were, were not) made a condition of the approval of the project.
4. A Mitigation Monitoring and reporting program (X was, was not) adopted for this project.
5. A Statement of Overriding Considerations (X was, was not) adopted for this project.
6. Findings (X were, were not) made pursuant to the provisions of CEQA.

This is to certify that the environmental document and record of project approval is available to the General Public at: Community Development Department, 1390 First Street, Lincoln, CA 95648 during normal business hours.

AFFIDAVIT OF FILING AND POSTING

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

ENVIRONMENTAL COORDINATOR

City of Lincoln
State of California

FILED

JAN 14 1998

Jim McCauley
COUNTY CLERK OF PLACER COUNTY
BY [Signature] DEPUTY

Court Records Supervisor Office at the County Clerk

BY: [Signature]
SIGNATURE

NAME: Rodney Campbell
TITLE: COMMUNITY DEVELOPMENT DIRECTOR

JAN 14 1998

POSTED through WebNoD
JIM MCCAULEY, COUNTY CLERK

#0900