



This notice was posted on 05/08/2019 and will remain posted for a period of thirty days through 06/08/2019 Doc No.49-05082019-146

Deva Marie Proto, County Clerk BY: Julianna Garfia, Deputy Clerk

City of Sebastopol

Notice of Determination

To: X Office of Planning and Research 1400 Tenth Street, Room 121 Sacramento, CA 95814 From: City of Sebastopol Planning Department 7120 Bodega Avenue Sebastopol, CA 95472 707-823-6167 X Office of the Sonoma County Clerk County of Sonoma 2300 County Center Drive Suite B-177 Santa Rosa, CA 95403

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

Project Title: Davis Townhomes / 6737 Sebastopol Avenue

Applicant: Dan Davis, 1051 Todd Road, Santa Rosa, CA 95407

State Clearinghouse Number: 2019039053

Lead Agency: City of Sebastopol

Lead Agency Contact: Kari Svanstrom, Planning Director (707) 823-6167 ksvanstrom@cityofsebastopol.org

Project Location: 6737 Sebastopol Avenue, Sebastopol, CA (Sonoma County, California. APN: 004-063-036

Project Description: The project involves the development of 18 townhomes on a 1.74 acre site, 38 parking spaces, and other site and landscape improvements. The project would gain access via the existing driveway of 6731 Sebastopol Avenue (south of the Morris St/Sebastopol Avenue intersection). The site would be developed with 18 two-story dwelling units arranged in three clusters around a shared central open space, and two carports for resident parking. and maintain a 50-foot environmental setback from the south property line/Railroad Forest property. This setback will be planted with native trees and other plants to provide a buffer to Laguna lands. Pedestrian and bicycle access will be provided by connecting to the existing multi-use path on the west of the site; emergency access to Park Village Mobile Home Park will be maintained.

This is to advise that the City Council of the City of Sebastopol as [X] Lead Agency [] Responsible Agency has approved the above described project on May 7, 2019 and has made the following determinations regarding the above described project:

- 1. The project [] will [X] 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. [X] 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 [] was [X] 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 MND with comments and responses and record of project approval is available to the General Public at: Planning Department, City Hall, 7120 Bodega Avenue, Sebastopol, California 95472

Signature (Public Agency)

5/8/2019 Date

Planning Director Title Governor's Office of Planning & Research

Date received for filing at OPR:

MAY 08 2019

STATE CLEARINGHOUSE



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

RECEIPT NUMBER:
49-05082019-146

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SEBASTOPOL	LEAD AGENCY EMAIL	DATE 05/08/2019
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COUNTY/STATE AGENCY OF FILING SONOMA	DOCUMENT NUMBER 19-0508-01
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PROJECT TITLE
DAVIS TOWNHOMES 6737 SEBASTOPOL AVE

PROJECT APPLICANT NAME DAN DAVIS	PROJECT APPLICANT EMAIL	PHONE NUMBER (707) 823-6167
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PROJECT APPLICANT ADDRESS 1051 TODD RD	CITY SANTA ROSA	STATE CA	ZIP CODE 95407
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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	\$	_____
<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	\$	_____

Exempt from fee

Notice of Exemption (attach)

CDFW No Effect Determination (attach)

Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	_____
<input checked="" type="checkbox"/> County documentary handling fee		\$	_____ \$50.00
<input type="checkbox"/> Other		\$	_____

PAYMENT METHOD:

Cash Credit Check Other

TOTAL RECEIVED \$ _____ \$2,404.75

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE Julianna Garfia, Deputy County Clerk-Recorder
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Governor's Office of Planning & Research

MAY 08 2019

STATE CLEARINGHOUSE

05/08/2019

10:32 AM PDT

SONOMA COUNTY RECORDER
585 FISCAL DR.
103
SANTA ROSA, CA 95403
TERMINAL NAME: E4711306
ORDER #: 91056261

PURCHASE

COUNTER PAYMENT \$2404.75
AGENCY SUBTOTAL: \$2404.75
LEXISNEXIS SERVICE FEE: \$2.50
TOTAL USD: \$2407.25

CARD #: 0477 MASTERCARD
PAYMENT: CREDIT CHIP READ-CONTACT
MODE: ISSUER
MID: *****2511
TID: *****105
AUTH CODE: 07899J
TRAN REF #: MEBKG4N5E0508
REC #: 0002
APP LABEL: MASTERCARD
CVN: NO SIG REQUIRED
AID: A0000000041010
TC: C1391F9DC2441AF0
AMOUNT: \$2407.25

*** CARD APPROVED ***

AMOUNT PAID:
\$2407.25

I AGREE TO PAY ABOVE TOTAL AMOUNT
ACCORDING TO CARD ISSUER AGREEMENT
(MERCHANT AGREEMENT IF CREDIT VOUCHER)

RETAIN THIS COPY FOR
STATEMENT VERIFICATION

CUSTOMER COPY

Deva Marie Proto
Sonoma County
County Clerk, Recorder, Assessor
585 Fiscal Drive, Suite 103
Santa Rosa, CA 95403
(707) 565-3800
sonomacounty.ca.gov/CRA

Receipt: 19-27442

ProductName	Extended
FISH CLERK FISH AND WILDLIFE FILING	\$2,404.75
# Pages	1
Document #	49-05082019-146
Document Info:	CITY OF SEBASTOPOL
Filing Type	ND
No F&W Fee- prev paid (requires copy)	false
Total	\$2,404.75
Tender (Credit Card)	\$2,404.75
Paid By	CITY OF SEBASTOPOL
Order #	91056261

Tell us how we're doing!!
Text SURVEY to 707-755-6777
(standard text msg rates may apply)

Dejenos saber como fue su servicio!!
Texte la palabra SURVEY a 707-755-6777
(cargos por mensajes de texto pueden aplicarse)

5/8/19 10:32 AM jgarfia2
Clerk

Governor's Office of Planning & Research

MAY 08 2019

STATE CLEARINGHOUSE