Notice of Determination Appendix D From: Public Agency: City of San Ramon Address: 2401 Crow Canyon Road San Ramon, CA 94583 Office of Planning and Research U.S. Mail: Street Address: P.O. Box 3044 1400 Tenth St., Rm 113 Contact: Mr. Lauren Barr, Planning Manager Sacramento, CA 95812-3044 | Sacramento, CA 95814 Phone: (925) 973.2567 2020-00750 County Clerk Lead Agency (if different from above): County of: Contra Costa FILED Address: 555 Escobar Street Address: Martinez, CA 94553 August 7, 2020 Contact: DEBORAH-COOPER Phone: CLERK-RECORDER 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): 2019090586 Deputy clerk Project Title: CityWalk Master Plan Project Applicant: Sunset Development (Jerry Engen, Senior Vice President, Development) 2600 Camion Ramon, # 201, San Ramon CA. 94583 (925) 380.9420 Project Location (include county): Bishop Rench Business Park; City of San Remon; Contra Costa Count **Project Description:** Sunset Development (Applicant) is proposing the Master Plan to guide the development of residential uses, commercial uses, and public facilities within the Master Plan area to complement and support City Center Bishop Ranch. The buildout potential of the proposed Master Plan is up to 4,500 dwelling units, a 169-key hotel, 166,000 square feet of commercial uses, three new parking structures, and publicly accessible, privately owned and maintained park and public spaces. Fifteen percent of the 4,500 units (approximately 675) would be deed restricted as affordable to low and very low income households per the City's inclusionary requirements. This is to advise that the City of San Ramon has approved the above (Lead Agency or Responsible Agency) described project on August 4, 2020 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. A 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: nd_divisions/community_development/planning_services/city_walk_master_plan_ http://www.sanramon.ba.gov/our_city/depadm Title: Planning Services Manager Signature (Public Agency): Date: August 5, 2020 Date Received for filing at OPR:

Authority cited: Sections 21083, Public Resources Code. Reference Section 21000-21174, Public Resources Code.



Finalize&Email

RECEIPT NUMBER:

3853547

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINTCLEAR	I V			······	
LEAD AGENCY	LEADAGENCY EMAIL		DATE		
CITY OF SAN RAMON	*		08/07/2020	*	
COUNTY/STATE AGENCY OF FILING			DOCUMENT	NUMBER	
CONTRA COSTA COUNTY			2020-00750		
PROJECT TITLE					
CITYWALK MASTER PLAN				(4)	
PROJECT APPLICANT NAME	PROJECT APPLICANT E	PROJECT APPLICANT EMAIL		PHONE NUMBER	
SUNSET DEVELOPMENT			(925) 380-9420		
PROJECT APPLICANT ADDRESS	CITY	STATE	ZIP CODE		
2600 CAMINO RAMON, #201	SAN RAMON	CA	94583		
PROJECT APPLICANT (Check appropriate box)			1		
	Other Special District	State A	gancy	Private Entity	
 ☑ Environmental Impact Report (EIR) ☑ Mitigated/Negative Declaration (MND)(ND) ☑ Certified Regulatory Program (CRP) document - payment 				3,343.25	
☐ Exempt from fee					
□ Notice of Examption (attach)					
☐ CDFW No Effect Determination (attach)					
☐ Fee previously paid (attach previously issued cash rece	eipt copy)				
☐ Water Fight Application or Petition Fee (State Water Re	esources Control Board only)	s 850.00.\$			
County documentary handling fee		\$ 50.00 \$	V	50.00	
☐ Other		\$	N.		
PAYMENT METHOD:					
☐ Cash ☐ Credit ☑ Check ☐ Other 1976	7198 TOTAL F	RECEIVED \$		3,393.25	
SIGNATURE	AGENCY OF FILING PRINTED N	AME AND TITLE			
X Abraff	igraff Deputy Clerk				

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

Public

Receipt No.: 202003853547

Cashier:

196

Register: MAIL1

Date/Time: 08/07/2020 02:43 PM

Description	Fee
Environmental Impact	Report
Filing Time:	14:43 PM
Filing Total:	\$3,393.25
Filing Fee:	\$3,393.25
Total Amount Due:	\$3,393.25
Total Paid	
Check Tendered:	\$50.00
#197	
Check Tendered:	\$3,343.25
#198	
Amount Due:	\$0.00

THANK YOU PLEASE KEEP FOR REFERENCE

