



**NOTICE OF PREPARATION  
DRAFT ENVIRONMENTAL IMPACT REPORT  
Morse Recreation Center Project**

**Date:** October 6, 2021  
**To:** Agencies and Interested Parties  
**From:** Cosumnes Community Services District  
**Subject:** Notice of Preparation of a Draft Environmental Impact Report for the Morse Recreation Center Project

**Review and Comment Period:** October 6, 2021 to November 9, 2021

The Cosumnes Community Services District (CCSD), acting as the California Environmental Quality Act (CEQA) Lead Agency will prepare an Environmental Impact Report (EIR) for the proposed Morse Recreation Center project (proposed project) located within the CCSD in the City of Elk Grove. This Notice of Preparation (NOP) initiates the environmental scoping process in accordance with the CEQA Guidelines (14 California Code of Regulations [CCR] Section 15082). The purpose of an NOP is to provide sufficient information about the proposed project and its potential environmental effects to allow public agencies, organizations, tribes and interested members of the public the opportunity to provide a meaningful response related to the scope and content of the EIR, including feasible mitigation measures and project alternatives that should be considered in the EIR (CEQA Guidelines, 14 CCR 15082[b]). The proposed project and location are briefly described below.

**PROJECT LOCATION**

The project site is generally located in the northwestern corner of Morse Park at the intersection of Bellaterra Drive and Fire Poppy Drive in the City of Elk Grove (APN 132-0020-149-0000), see Figure 1. The project site is bordered on the north by residential, to the east by active playground areas and surface parking within Morse Park, to the south by residential and open space within Morse Park, and to the west by residential.

**PROJECT DESCRIPTION**

The CCSD proposes to develop a new approximately 50,000 square-foot recreation center located on a 3-acre undeveloped parcel of land within Morse Park. The proposed project is designed to provide a variety of recreation activities to support the community including hosting league tournament events. The project is proposing four indoor basketball courts, with overlay courts for volleyball and pickle ball; two aerobic/dance spaces; a multi-purpose room; indoor and outdoor fitness spaces; an indoor jogging track; and space for administration and locker rooms. The project also proposes an outdoor game space and event lawn. In addition, new landscaping, lighting, and additional surface parking may also be included. The proposed conceptual site plan is provided in Figure 2. The current zoning and General Plan land use designation for the

project site is Public Parks (PP).

The CCSD, as lead agency will require the following project approvals:

- Approval of the Capital Improvement Plan and project funding
- Certification of the EIR and approval to award project

## POTENTIAL ENVIRONMENTAL IMPACTS

Pursuant to the CEQA Guidelines, 14 CCR 15063, the CCSD is preparing an EIR to determine if the proposed project may have a significant effect on the environment. The purpose of the EIR is to provide the public agencies and the public with information on environmental effects that would result from project construction and operation. The CCSD anticipates that the EIR will address the following topic area:

- Transportation

Based on a preliminary analysis, the CCSD has determined that impacts to the following topics would not be significant or can be reduced to less than significant through compliance with existing legal requirements or could require compliance with standard mitigation requirements. An Initial Study will be prepared to evaluate the topics listed below. It is anticipated these topics will not be analyzed further in the EIR.

- |                               |                                       |                                   |
|-------------------------------|---------------------------------------|-----------------------------------|
| • Aesthetics                  | • Agricultural and Forestry Resources | • Air Quality                     |
| • Biological Resources        | • Cultural Resources                  | • Energy                          |
| • Geology and Soils           | • Greenhouse Gas Emissions            | • Hazards and Hazardous Materials |
| • Hydrology and Water Quality | • Land Use and Planning               | • Mineral Resources               |
| • Noise                       | • Population and Housing              | • Public Services                 |
| • Recreation                  | • Tribal Cultural Resources           | • Utilities                       |
| • Wildfire                    |                                       |                                   |

Full documentation of the factual basis for this determination will be provided in the Initial Study and summarized in the EIR. Unless specific comments are received during the NOP public comment period that indicates a potential for the project to result in significant impacts, these topics will not be analyzed further in the EIR.

## PROVIDING COMMENTS

The CCSD is soliciting written comments from public agencies, organizations, and individuals regarding the scope and content of the environmental document. Because of time limits mandated by state law, comments should be provided no later than 5:00 PM on Tuesday, November 9, 2021. Please send all comments to:

Cosumnes Community Services District  
c/o Fred Bremerman  
8820 Elk Grove Blvd.  
Elk Grove, CA 95624  
Email: FredBremerman@csdparks.com

Agencies that will need to use the EIR when considering permits or other approvals for the proposed project should provide the name of a contact person, phone number, and email address in their comment. Comments provided by email should include “Morse Recreation Center NOP Comment” in the subject line, and the name

and physical address of the commenter in the body of the email.

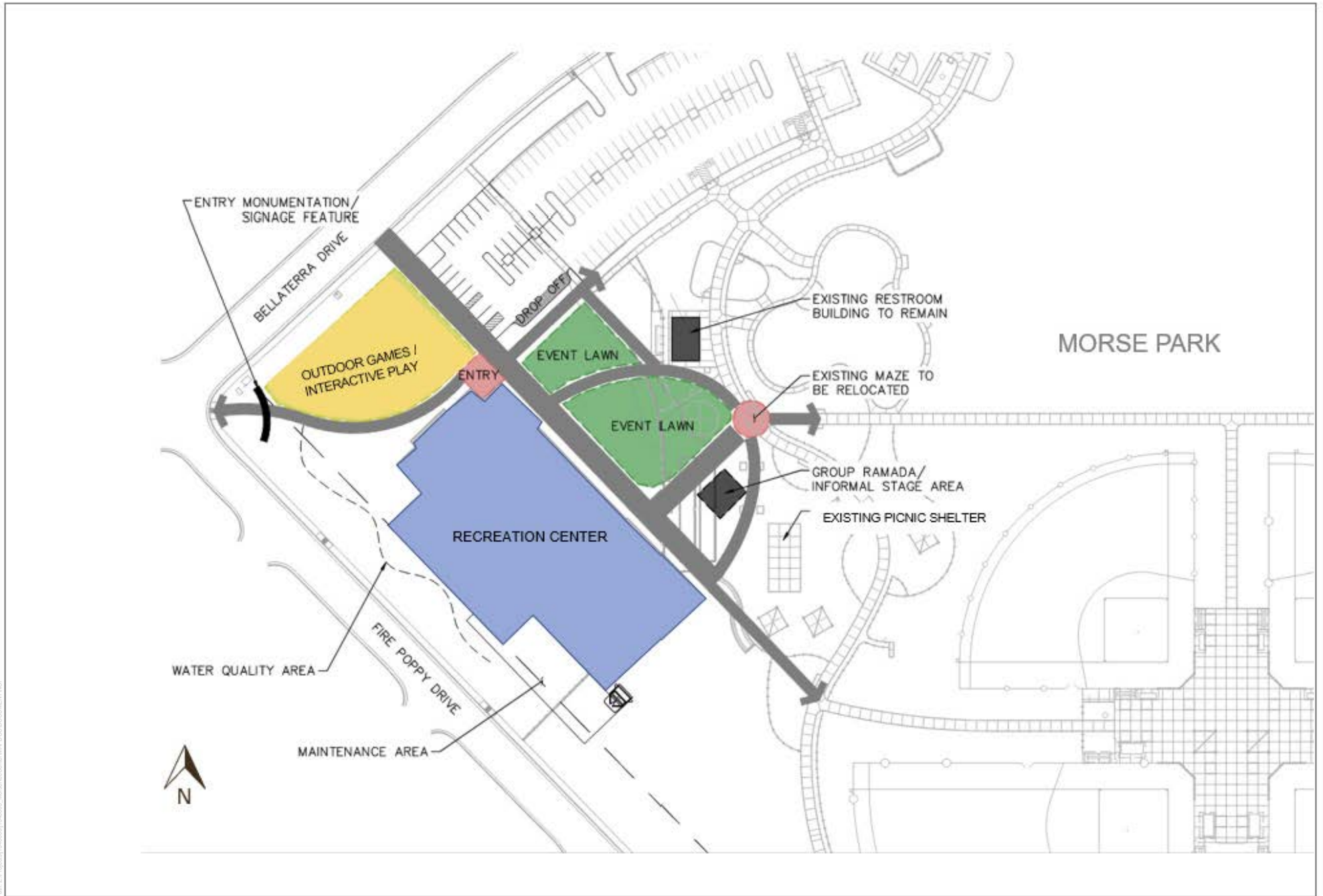
If the CCSD has not received a response (or a well-justified request for additional time) from a responsible or trustee agency by the end of the review period, the CCSD may presume that the responsible or trustee agency has no response. (14 CCR §15082(b)(2).)



SOURCE: Bing Maps (Accessed 2021), Sacramento County 2012



**FIGURE 1**  
**Project Location**  
 Morse Park Rec Center Project



SOURCE: Cosumnes Community Services District and Barker, Rinker, Seacat Architecture 2021