



# City of Elk Grove NOTICE OF EXEMPTION

To:  Office of Planning and Research  
P.O. Box 3044, 1400 Tenth Street, Room 22  
Sacramento, CA 95812-3044

Sacramento County Clerk-Recorder  
Sacramento County  
PO Box 839, 600 8th Street  
Sacramento, CA 95812-0839

From: City of Elk Grove  
Development Services-Planning  
8401 Laguna Palms Way  
Elk Grove, CA 95758

County Recorder Filing	State Clearinghouse Received
(stamp here)	(stamp here)

PROJECT TITLE: **10069 Elk Grove Florin Map (PLNG21-016)**

PROJECT LOCATION - SPECIFIC: **10069 Elk Grove Florin Road**

ASSESSOR'S PARCEL NUMBER(S): **134-0370-009**

PROJECT LOCATION – CITY: **Elk Grove**

PROJECT LOCATION – COUNTY: **Sacramento**

PROJECT DESCRIPTION: The 10069 Elk Grove Florin Road Project (the "Project") consists of a Tentative Parcel Map (TPM) to divide an existing 1.21-acre parcel into two parcels plus a remainder. Parcel 1 contains 7,600 square feet and Parcel 2 contains 6,000 square feet, leaving a remainder parcel of 39,200 square feet in size. New construction is not proposed with this Project.

LEAD AGENCY: **City of Elk Grove**  
Development Services-Planning  
8401 Laguna Palms Way  
Elk Grove, CA 95758

LEAD AGENCY CONTACT: Joseph Daguman, (916) 478-2283

APPLICANT: CNA Engineering Inc  
Steve Norman (Representative)  
2575 Valley Road  
Sacramento, CA 95821

EXEMPTION STATUS:  Minor Land Divisions [Section 15315]

**REASONS WHY THIS PROJECT IS EXEMPT OR DOES NOT REQUIRE FURTHER ENVIRONMENTAL DOCUMENTATION:**

The California Environmental Quality Act (CEQA) requires analysis of agency approvals of discretionary "Projects." A "Project," under CEQA, is defined as "the whole of an action, which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment" (CEQA Guidelines Section 15378). The proposed Project is a project under CEQA.

The Project is in an urbanized area zoned for residential use and is subdividing the site into four or fewer parcels. The proposed tentative parcel map is in conformance with the General Plan and zoning designation of the site with all services and access available. In addition, pursuant to State CEQA Guidelines Section 15300.2, no unusual circumstances exist because:

- a. The Project would not result in an expansion of the existing land uses (the proposal subdivides the parcel and does not include a change in zoning or proposed construction) that would contribute to significant cumulative impacts. The area surrounding the Project is development with single-family residential uses as well as a regional park (Elk Grove Regional Park).
- b. The Project area does not provide natural habitat that is designated or of critical concern. The area surrounding the Project is development with single-family residential uses as well as a regional park (Elk Grove Regional Park). The Project would not result in any significant impacts to noise, air quality, biological resources, or water quality as no construction, expansion, or zoning changes are proposed. Thus, there are no unusual circumstances associated with the Project.
- c. The Project site is not on any hazardous material site lists based on May 3, 2021, database searches for hazardous material sites (Cortese list) pursuant to Government Code Section 65962.5.
- d. The Project site does not contain scenic or historic resources.
- e. The Project was not involved in a division of a larger parcel within the previous 2 years and the parcel does not have an average slope greater than 20 percent.

CITY OF ELK GROVE  
Development Services -  
Planning

By:   
Joseph Daguman

Date: January 7, 2022