

Notice of Completion

SEE NOTE BELOW

Control Number # PLNP2021-00112

SCH # _____

Mail to: PO Box 3044, Sacramento CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth street, Sacramento CA 95814

Project Title: Augusta Way Apartments

Lead Agency: Sacramento County

Mailing Address: 827 7th Street, Rm 225

City: Sacramento Zip: 95814

Contact Person: Joelle Inman

Phone: (916) 874-7575

County: Sacramento

Project Location

County: Sacramento City/Nearest Community: Sacramento

Cross Streets: Florin Rd and Power Inn Rd Zip Code: 95828

Lat. / Long.: 38° 29' 50" N/ 121° 24' 11" W

Total Acres: 0.60

Assessor's Parcel No.: 043-0081-003-0000 Section: 35 Twp: 8N Range: 5E Base: _____

Within 2 Miles: State Highway # N/A Waterways: Florin Creek, Elder Creek

Airports: N/A Railways: Southern Pacific Transportation & Central CA Traction Co Schools: Florin E.

Grammar, Florin Elementary, David Reese Elementary, Camellia Elementary, Nathaniel S. Colley High, Geber Junior High, James Rutter Middle, Samuel Kennedy Elementary

Document Type

CEQA: NOP Draft EIR
 Early Cons Supplement/Subsequent EIR
 Neg Dec (Prior SCH No.) _____
 Mit Neg Dec Other: _____

NEPA: NOI
 EA
 Draft EIS
 FONSI

OTHER: Joint Document
 Final Document
 Other: _____

Local Action Type

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (subdivision, etc.) Other: Special Development Permit

Development Type

Residential: Units 10 Acres 0.60 Water Facilities: Type: _____ MGD: _____
 Office: Sq. Ft. _____ Acres _____ Employees _____ Transportation: Type: _____
 Commercial: Sq. Ft. _____ Acres _____ Employees _____ Mining: Mineral: _____
 Industrial: Sq. Ft. _____ Acres _____ Employees _____ Power: Type: _____ MW: _____
 Education: _____ Waste Treatment: Type: _____ MGD: _____
 Recreational: _____ Hazardous Waste: Type: _____
 Other: _____

Project Issues Discussed in Document

Aesthetic/Visual Floodplain/Flooding Schools/Universities Water Quality
 Agricultural Land Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Air Quality Geologic/Seismic Sewer Capacity Wetland/Riparian
 Archeological/Historical Minerals Soil Erosion/Compaction/Grading Wildlife
 Coastal Zone Noise Solid Waste Growth Inducing
 Drainage/Absorption Population/Housing Balance Toxic Hazardous Land Use
 Economic/Jobs Public Services/Facilities Traffic/Circulation Cumulative Effects
 Fiscal Recreation/Parks Vegetation Other: Tribal Cultural Resources, GHG

Present Land Use/Zoning/General Plan Use

Special Planning Area, Special Planning Area, MDR (Medium Density Residential)

Project Description

1.A Special Development Permit to allow the proposed project to deviate from the following development standards:

NOTE: Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g., from a Notice of Preparation or previous draft document) please fill it in.

- Landscape Screening (Section 5.2.4.B.2.a.i): Landscape planters eight feet in width are required between the parking lot and public right-of-way. As proposed, the landscape planter between the parking lot and right of way measures a minimum of six feet.
- Trash Enclosure Landscaping (Section 5.2.4.B): Trash enclosures are required to have five feet of landscaping surrounding three sides of the enclosure. As proposed, the trash enclosure will have five feet of landscaping on two sides.
- Tree Spacing along right-of-way frontage (Section 5.2.4.B.2.a): Trees are required to be planted a maximum of 30 feet on center in the planter along the right-of-way. As proposed, the trees would be planted a maximum of 40 feet on center.
- Carport Setback (Section 5.4.3.B – Table 5.8.B) Carports are required to be setback ten feet from the property line. As proposed, the carports would be setback a minimum of six feet from the property line.
- Carport Material (Section 5.9.4.E.2) Metal carports are not permitted per this section. As proposed, metal carports would be utilized.

2.A Design Review to comply with the Countywide Design Guidelines.

If approved, a two-story, 10-unit affordable housing complex would be constructed on the eastern half of the project site. The building footprint would comprise approximately 3,292 square feet, with approximately 6,584 square feet of livable space. The project would also construct a 4,754-square foot, asphalt paved parking lot to the west of the apartments. Other site improvements include bike racks, trash enclosures, a playground, a barbeque and picnic area, lighting, landscaping, replacement of the existing sidewalk with a new 5-foot wide concrete sidewalk, and new curb and gutter. The northern property line will be bordered with a six-foot masonry wall along the parking area and a six-foot wooden fence along the rear of the proposed buildings.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

- | | |
|---|---|
| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Parks & Recreation |
| <input type="checkbox"/> Caltrans District # _____ | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Planning (Headquarters) | <input type="checkbox"/> Reclamation Board |
| <input type="checkbox"/> California Waste Management Board | <input type="checkbox"/> Regional WQCB # <u>5S (Central Valley)</u> |
| <input type="checkbox"/> Coachella Valley Mountains Conservancy | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> S.F. Bay Conservation & Development Commission |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers and Mtns Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> Santa Monica Mountains Conservancy |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Fish & Game Region # _____ | <input type="checkbox"/> SWRCB: Water Rights |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Forestry & Fire Protection | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Water Resources |
| <input type="checkbox"/> Health Services, Department of | |
| <input type="checkbox"/> Housing & Community Development | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Integrated Waste Management Board | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Native American Heritage Commission | |
| <input type="checkbox"/> Office of Emergency Services | |

Local Public Review Period (to be filled in by lead agency)

Starting Date _____ Ending Date _____

Lead Agency (Complete if applicable)

Consulting Firm: _____
Address: _____
City/State/Zip: _____
Contact: _____
Phone: (_____) _____

Applicant: _____
Address: _____
City/State/Zip: _____
Phone: (_____) _____

Signature of Lead Agency Representative: _____ **Date:** _____

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.