

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Caton Ranch Annexation and SubdivisionLead Agency: City of NewmanContact Person: Michael E. HollandMailing Address: 938 Fresno StreetPhone: 209-862-3725City: NewmanZip: 95360County: Stanislaus**Project Location:** County: Stanislaus City/Nearest Community: NewmanCross Streets: Prince Road Zip Code: 95360Longitude/Latitude (degrees, minutes and seconds): 37 ° 18 ' 21 " N / 121 ° 01 ' 25 " W Total Acres: 20.94Assessor's Parcel No.: 026-071-001 and -004

Section: _____ Twp.: _____ Range: _____ Base: _____

Within 2 Miles: State Hwy #: SR 33Waterways: Newman Waste Way, Central Coast Irrigation District C₄Airports: n/aRailways: Southern Pacific Railroa₄ Schools: Yolo Middle, Orestimba₄**Document Type:**CEQA: NOP Draft EIRNEPA: NOIOther: Joint Document Early Cons Supplement/Subsequent EIR EA Final Document Neg Dec

(Prior SCH No.) _____

 Draft EIS Other: _____ Mit Neg Dec

Other: _____

 FONSI**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: _____**Development Type:** Residential: Units 112 Acres 20.94 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____ Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____ Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____ Educational: _____ Waste Treatment: Type _____ MGD _____ Recreational: _____ Hazardous Waste: Type _____ Water Facilities: Type _____ MGD _____ Other: _____**Project Issues Discussed in Document:** Aesthetic/Visual Fiscal Recreation/Parks Vegetation Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement Coastal Zone Noise Solid Waste Land Use Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____**Present Land Use/Zoning/General Plan Designation:**

Residential and Agriculture/Agriculture A-2-20/Medium Density Residential (Newman 2030 General Plan) and Agriculture (Stanislaus)

Project Description: *(please use a separate page if necessary)*

The project proposes pre-zoning and annexation (including a Pre-Annexation Agreement), and a subdivision map to allow for construction of 112 low density and medium density single-family homes on the site. The project also includes a 1.91-acre dual usage park site on the eastern side of the property along with the development of various rights-of-way onsite with new water, sewer, and storm drain facilities.