



RECORDING REQUESTED  
WHEN RECORDED MAIL TO:

**COUNTY OF SACRAMENTO**  
PLANNING AND ENVIRONMENTAL REVIEW  
827 SEVENTH STREET, ROOM 225  
SACRAMENTO, CA 95814  
WWW.PLANNING.SACCOUNTY.GOV

CONTACT PERSON: JULIE NEWTON  
TELEPHONE: (916) 874-6141

SPACE ABOVE RESERVED FOR RECORDER'S USE

## NOTICE OF DETERMINATION

FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH SECTION 21152 OF THE PUBLIC RESOURCES CODE

**PROJECT TITLE:** 7945 Sorento Road Rezone

**CONTROL NUMBER:** PLNP2021-00074

**STATE CLEARINGHOUSE NUMBER:** 2023040480

**PROJECT LOCATION:** The project site is located at 7945 Sorento Road, the southwest corner of Elverta Road and Sorento Road, in the Rio Linda/Elverta community.

**APN:** 201-0190-006

**DESCRIPTION OF PROJECT:** The project requests the following entitlements from Sacramento County:

1. A **Community Plan Amendment** for a 5.4-acre parcel to Light Industrial (M-1) from Industrial Reserve (IR), pursuant to Sacramento County Zoning Code (Zoning Code or SZC) § 6.2.1.E.
2. A **Rezone** for a 5.4-acre parcel to Light Industrial (M-1) from Interim Agricultural Reserve (IR), pursuant to SZC § 6.2.1.E.
3. A **Use Permit** to allow a new four-story office building in an M-1 zoning district to exceed 25 percent of the gross floor area of the primary use, the new warehouse and workshop building, pursuant to SZC Table 3.1, footnote #29.
4. A **Design Review** to determine substantial compliance with the *Sacramento County Countywide Design Guidelines* (Design Guidelines).

Improvements to the project site will include a new four-story office building (9,880 sf) and associated parking and landscaping immediately south of the existing rice silos. South of the new office building will be a new one-story warehouse and workshop (12,950 sf). South of the warehouse is a paved workyard. The site will be fenced for security. Two stormwater detention/retention basins will be constructed, one between the rice silos and Elverta Road and one south of the workyard. Sorento Road will be improved and widened with a cul-de-sac where the existing access road extends west.

**NAME OF PUBLIC AGENCY APPROVING PROJECT:**

**SACRAMENTO COUNTY / [CEQA@SACCOUNTY.GOV](mailto:CEQA@SACCOUNTY.GOV)**

**NAME OF PERSON OR AGENCY CARRYING OUT PROJECT:** Greg Risse, Principal *RCI Plumbing & General Contractors* 651 M Street Rio Linda, CA 95673 [greg@rciplumbing.net](mailto:greg@rciplumbing.net) (916) 991-2700

This is to advise that the County of Sacramento (Lead Agency ) has approved the above described project on August 22, 2023 and has made the following determinations concerning the above described project.

1. The project **will not** have a significant effect on the environment.
2. A **Mitigated Negative Declaration was adopted** for this project pursuant to the provisions of CEQA.
3. Mitigation measures **were** made a condition of the approval of the project.
4. A mitigation monitoring and reporting program **was** adopted.
5. A statement of Overriding Considerations **was not** adopted for this project.
6. Findings **were not** made pursuant to the provisions of CEQA.
7. California State Department of Fish and Game Fees (Fish & Game Code Section 711.4)
  - a. **The project is not de minimis and is, therefore, subject to the following fees:**
    - i. **\$2,764.00 for review of a Negative Declaration.**
    - ii. **\$50 for County Clerk processing fees.**

The Mitigated Negative Declaration is available to the General Public at the physical and internet addresses located above.

**Copy To:**

County of Sacramento County Clerk, 600 8th Street, Room 101 Sacramento, CA 95814  
 State of California OPR, 1400 Tenth Street, Room 121 Sacramento, CA 95814

*Julie Newton*

**Julie Newton**

Environmental Coordinator

Sacramento County, State of California

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- State of California OPR, 1400 Tenth Street, Room121 Sacramento, CA 95814