

**NOTICE OF DETERMINATION  
for a MITIGATED NEGATIVE DECLARATION**

TO: County Clerk  
County of Placer  
2954 Richardson Drive  
Auburn, CA 95603

State Clearinghouse  
P. O. Box 3044  
Sacramento, CA 95812-3044

FROM: CITY OF ROSEVILLE  
Eric Singer, Associate Planner  
311 Vernon Street  
Roseville, CA 95678

DATE: September 13, 2024

SUBJECT: NOD FILING, AS REQUIRED BY CEQA (Public Resources Code Section 21152)

PROJECT TITLE: File #PL23-0198, INFILL PCL 13 - Oakleaf Estates Subdivision

PROJECT APPROVAL DATE: September 12, 2024

STATE CLEARINGHOUSE NUMBER: 2024051183

CONTACT PERSON: Eric Singer, Associate Planner

APPLICANT; OWNER; DEVELOPER: Sean Minard, MHM Incorporated; Patrick Laughlin & David Lanza, LENDCO LLC

PROJECT LOCATION: 1010 Main Street, Roseville, CA 95678

SUMMARY PROJECT DESCRIPTION: The applicant requests a Tentative Subdivision Map to subdivide the existing 4.24-acre parcel into 17 single-family residential lots, and a Tree Permit to remove 110 native oak trees and encroach into the protected zone of ten (10) other native oak trees.

The project site is not identified on any list of hazardous materials sites compiled pursuant to California Government Code Section 65962.5

**DETERMINATIONS FOR MITIGATED NEGATIVE DECLARATION**

This notice is to advise interested parties that the City of Roseville (Lead Agency) has approved and made the following determinations regarding the above-described project:

- An *Initial Study/Mitigated Negative Declaration* was prepared and adopted by the City of Roseville pursuant to the provisions of CEQA.
- As approved, the project will not have significant effects on the environment.
- Mitigation measures were made a Condition of Approval of the project and a Mitigation Monitoring and Reporting Program was adopted for this project.
- Findings and a Statement of Overriding Considerations were not adopted for the proposed project since significant and unavoidable impacts were not identified.

The environmental documentation and record of project approval may be examined at the City of Roseville, Office of the City Clerk, 311 Vernon Street, Roseville, CA 95678; Monday–Friday, 8 a.m. to 5 p.m. (916-774-5263).

9/13/2024

DATE



Eric Singer, Associate Planner