

NOTICE OF DETERMINATION

ENDORSED
SACRAMENTO COUNTY
FEB 05 2025

To: X Office of Planning and Research
 1400 10th Street, Room 222
 Sacramento, CA 95814

X County Clerk
 County of Sacramento

From: City of Sacramento
 Community Development Dept.
 Planning Division
 300 Richards Boulevard, 3rd Floor
 Sacramento CA 95811

BY Donna Allred **CLERK/RECORDER**
DEPUTY

Subject: Filing of Notice of Determination in compliance with Section 21152 of the Public Resources Code.

Project Title: Laguna Miral Apartments Project (P23-038)

State Clearinghouse #	Lead Agency	Contact Person	Telephone
2024100715	City of Sacramento	Ron Bess	(916) 808-8272
David Jacobson c/o Jacobson Consulting	1267 Valley Oak Court, #E Novato, CA 94947		(925) 989-9180 drjacobson1@comcast.net
Applicant Name	Address	Telephone	

Project Location (include county): The project site is located at 8740 Bruceville Road west of Bruceville Road and south of Jacinto Creek Parkway in the City of Sacramento, California in Sacramento County. The site is identified by Assessor’s Parcel Number [APN] 117-0211-024-0000).

Project Description: The proposed project consists of a request to construct a 125-unit apartment complex on a 4.1-acre vacant site within the Office-Business (OB) Zone and Laguna Meadows Planned Unit Development. The request requires Planning and Design Commission approval of a PUD Guidelines Amendment to use the site as residential rather than office and Site Plan and Design Review.

This is to advise that the City of Sacramento, Planning and Design Commission has approved the above-described project on January 30, 2025, and has made the following determination regarding the above-described project:

1. The project will will not have a significant effect on the environment.
2. An Initial Study/Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation Measures were /were not made a condition of the approval of the project (adoption of policies in the 2035 General Plan).
4. A statement of Overriding Considerations was adopted for this project (adoption of 2035 General Plan).
5. Findings were made pursuant to the provisions of CEQA

This is to certify that the Initial Study/Mitigated Negative Declaration and the record of project approval is available to the General Public on the City’s website located at: Office of the City Clerk, 915 I Street, Sacramento, CA 95814.
 Website: <http://www.cityofsacramento.org/Clerk/Services/Public-Records>

Ron Bess Associate Planner January 30, 2025
 Signature (Lead Agency Contact) Title Date
 Email: Rbess@cityofsacramento.org

CR # 1372



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

Print **Start Over** **Save**

RECEIPT NUMBER:
 34 — 02/05/2025 — 028
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Sacramento Community Development Department, Planning Division	LEAD AGENCY EMAIL	DATE 02/05/2025
COUNTY/STATE AGENCY OF FILING Sacramento	DOCUMENT NUMBER 2025-0031	

PROJECT TITLE
Laguna Miral Apartments Project (P23-038)

PROJECT APPLICANT NAME David Jacobson c/o Jacobson Consulting	PROJECT APPLICANT EMAIL drjacobson1@comcast.net	PHONE NUMBER (925) 989-9180
PROJECT APPLICANT ADDRESS 1267 Valley Oak Court, #E	CITY Novato	STATE CA
		ZIP CODE 94947

PROJECT APPLICANT (Check appropriate box)

Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

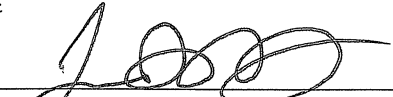
CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$4,123.50	\$	0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,968.75	\$	2,968.75
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,401.75	\$	0.00
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)			
<hr/>			
<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
<input checked="" type="checkbox"/> County documentary handling fee		\$	50.00
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 3,018.75

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE Sacramento County Clerk/Recorder-Jacob Hermanson-Deputy Clerk
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Sacramento County
Donna Allred, Clerk/Recorder
(916) 874-6334

Receipt#: 001692735
2/5/2025 9:36:12 AM
Order#: 20250016543 JBH

Description	Amount
Clerk - CEQA Filing Document 20250031	\$3,018.75
NOD Negative Declaration NOD - Neg Declare	\$3,018.75

Total Amount Due \$3,018.75

Payments:
Check# 1372 \$3,018.75

We Appreciate Your Business
Have a Nice Day!
Please keep for your reference