

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Silver Eagle Road at Western Subdivision Project

Lead Agency: City of Sacramento, Community Development Department

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Phone Number: (916) 808-8272

Project Location: Sacramento

Sacramento

City

County

Project Description (Proposed actions, location, and/or consequences).

The 6.67-acre project site is bounded by Silver Eagle Road to the north, Western Avenue to the west, and Ford Road to the south in the City of Sacramento, California. The project site, identified by APNs 250-0172-002, -025, and -027, is undeveloped and a wetland swale runs from the northeast corner to the southwest corner of the site. In addition, various trees are located on-site, largely in the southeastern corner of the site. The project site is within the North Sacramento Community Plan. The City of Sacramento 2040 General Plan designates the project site as Neighborhood with a minimum density of 3 dwelling units per net acre and the site is zoned as Single-Family Alternative (R-1A).

The Silver Eagle Road at Western Subdivision Project (proposed project) would include development of 41 single-family residential lots ranging in size from 4,106 square feet (sf) to 8,468 sf. Primary site access would be provided by two new connections, one to Western Avenue and one to Ford Road, and would provide access to an internal roadway system. Other site improvements would include installation of utility lines, landscaping improvements, and off-site improvements to the existing sanitary sewer line in Ford Road. Development of the proposed project would require the approval of a Tentative Subdivision Map to subdivide the project site and a Site Plan and Design Review of the proposed subdivision layout and project.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The Initial Study/Mitigated Negative Declaration (IS/MND) identifies potentially significant impacts for the following issue areas: Air Quality, Biological Resources; Cultural Resources; Geology and Soils; Hydrology and Water Quality; Noise; Tribal Cultural Resources; and Mandatory Findings of Significance.

However, the IS/MND includes mitigation measures to reduce all potentially significant impacts to less-than-significant levels. For example, the mitigation measures include: the use of higher-tier off-road equipment for better air quality; conducting pre-construction surveys and avoidance measures if special-status species are found during the surveys; compliance with tree-protection/tree permit requirements; preparation of, and compliance with, the recommendations of a project-specific geotechnical analysis; implementation of avoidance and minimization measures should cultural, tribal cultural, or paleontological resources be encountered during project construction; preparation of a Storm Water Pollution Prevention Plan (SWPPP) and implementation of all best management practices (BMPs) required therein; and implementation of noise reduction measures during construction activities.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Significant areas of controversy have not been identified for the proposed project. However, typical concerns related to development projects in the City include:

- adverse impacts to wildlife habitat;
- increases in ambient noise;
- increases in air quality pollutant/greenhouse gas emissions;
- increases in local traffic; and
- potential impacts to previously unknown cultural or tribal cultural resources.

Provide a list of the responsible or trustee agencies for the project.

- California Department of Fish and Wildlife (CDFW);
- Regional Water Quality Control Board (RWQCB);
- Sacramento Metropolitan Air Quality Management District (SMAQMD); and
- U.S. Fish and Wildlife Service (USFWS).
- United States Army Corps of Engineers (USACE)