

# Notice of Exemption

# Appendix E

**To:** Office of Planning and Research  
 P.O. Box 3044, Room 113  
 Sacramento, CA 95812-3044  
 County Clerk  
 County of: Sacramento  
 P.O. Box 839  
 Sacramento, CA 95812-0839

**From:** (Public Agency): City of Rancho Cordova  
2729 Prospect Park Drive  
Rancho Cordova, CA 95670  
 (Address)

Project Title: Coloma at Rio Del Oro Parcel 66 - Major Design Review - PLND-0824-0102

Project Applicant: Elliott Homes, Inc. 340 Palladio Pkwy, Ste 521, Folsom, CA 95630 PH: 916-984-1300

Project Location - Specific:  
 Southeast corner of the intersection at White Rock Rd and Rancho Cordova Pkwy (APN: 072-4370-001 through 072-4370-132)

Project Location - City: Rancho Cordova Project Location - County: Sacramento

Description of Nature, Purpose and Beneficiaries of Project:  
 Applicant is requesting a Major Design Review for a total of 132 residential lots within the Coloma at Rio Del Oro Parcel 66 subdivision. The project includes master plans for 4 floor plans ranging from 1,262 SF to 1,794 SF each with 3 elevations (Bungalow, Farmhouse, and Contemporary) and a total of 12 color schemes.

Name of Public Agency Approving Project: City of Rancho Cordova

Name of Person or Agency Carrying Out Project: Elliott Homes, Inc

**Exempt Status: (check one):**

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: \_\_\_\_\_
- Statutory Exemptions. State code number: PRC Sec.21083.3/CEQA Guidelines sec. 15182

Reasons why project is exempt:  
 The project has been analyzed as part of the Sunridge Specific Plan EIR (SCH# 1997022055). Implementation of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality. Since the proposed residential project is in conformity with what was reviewed as part of the Specific Plan EIR, the project is exempt under CEQA Exemption 15182 Projects Pursuant to a Specific Plan.

Lead Agency  
 Contact Person: Nick Sosa, Senior Planner Area Code/Telephone/Extension: 916-851-8753

**If filed by applicant:**

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project?  Yes  No

Signature: *Nick Sosa* Date: 11/18/24 Title: Senior Planner

Signed by Lead Agency  Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code. Date Received for filing at OPR: \_\_\_\_\_  
 Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.