

# 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: Lismore Place Tentative Subdivision Map

Lead Agency: Sacramento County

Contact Name: Julie Newton

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Project Location: 8840 Phoenix Avenue Fair Oaks, CA 95628 Sacramento  
*City* *County*

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

The Proposed Project is to divide the existing two parcels totaling 3.654 acres, into 10 residential lots with access from a private road.  
The project consists of the following entitlements:  
1. A Tentative Subdivision Map to allow the division of two parcels totaling 3.54 acres, zoned RD-3, into 10 residential lots.  
2. A Special Development Permit to allow the Proposed Project to deviate from the following development standards:  
• Public Street Frontage (Section 5.4.2.B, Table 5.7.A): up to two lots may be served by a private drive without meeting the public street frontage requirement. As proposed, the 10-lot subdivision would be served by a private street.  
3. A Design Review to determine substantial compliance with the Sacramento County Countywide Design Guidelines (Design Guidelines).

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

**MITIGATION MEASURE AQ-1: BASIC CONSTRUCTION EMISSIONS CONTROL PRACTICES**  
Basic Construction Emissions Control Practices for controlling fugitive dust from a construction site.

**MITIGATION MEASURE BIO-1: RAPTOR NEST PROTECTION**  
If construction activity is within 500 feet of suitable nesting during nesting season a survey for raptor nests is required.

**MITIGATION MEASURE BIO-2: MIGRATORY BIRD NEST PROTECTION**  
Construction activity within 50 feet of nests, tree removal during nesting season, or active nests are found on the project site, then a survey is required.

**MITIGATION MEASURE BIO-3: NATIVE TREE REMOVAL**  
The removal of 452 inches dbh of native trees shall be compensated for by planting in-kind native trees.

**MITIGATION MEASURE BIO-4: NON-NATIVE TREE CANOPY**  
Removal of 1.31 acres of non-native tree canopy for development shall be mitigated by creation of new tree canopy.

**MITIGATION MEASURE CUL-1: CULTURAL RESOURCES UNANTICIPATED DISCOVERIES**  
If tribal cultural resources archaeological, or cultural resources discovered, then an archaeologist must review resource.

**MITIGATION MEASURE GHG-1: GREENHOUSE GASES**  
Tier 1 Best Management Practices implemented or propose Alternatives that demonstrate the same level of GHG reductions as BMPs 1 and 2.

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

None known.

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