

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Zinco Subdivision and Rezoning

Lead Agency: City of Redding Contact Person: Danny Castro
 Mailing Address: 777 Cypress Avenue City: Redding Phone: 530-225-4471
 Zip: 96001 County: Shasta

Project Location: County: Shasta City/Nearest Community: Redding
 Cross Streets: Jordan Lane, Deodar Way Zip Code: 96003

Longitude/Latitude (degrees, minutes and seconds): APN 114-050-006: 40° 37' 23.91" N / 122° 24' 30.42" W Total Acres: ~4.4
APN 114-050-005: 40° 37' 24.04" N / 122° 24' 26.65" W
 Assessor's Parcel No.: 114-050-006, 114-050-005 Section: _____ Twp.: _____ Range: _____ Base: _____
 Within 2 Miles: State Hwy #: _____ Waterways: _____
 Airports: _____ Railways: _____ Schools: Rocky Pt, Buckeye

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units 16 Acres ~4.4
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

"RS-3" Residential Single-Family District; "Residential, 2 to 3.5 dwelling units per acre," and "Residential, 3.5 to 6 dwelling units per acre"

Project Description: (please use a separate page if necessary)

A proposal to subdivide approximately 4.4 gross acres into 16 single-family residential lots, along with roadways and other supporting infrastructure. The project site currently consists of two adjacent parcels, both of which would require a rezoning from allowing 3 units per acre to 3.5 units per acre to accommodate the proposed density. Residential lot sizes would range from 7,229 square feet to 15,549 square feet. Access to the subdivision would be provided from a new street (Road A) that would intersect with Jordan Lane in the westerly portion of the site. This road segment would continue to the northerly edge of the site for a potential future extension of the roadway. An interior cul-de-sac street (Road B) connected to Road A would provide access to the remaining lots in the subdivision. The Conditions of Approval require construction of necessary improvements, including construction of curb, gutter, and sidewalk. Street improvements would be required of the project along Jordan Lane and Deodar Way. These improvements include the installation of curb, gutter, and sidewalk along with landscaping and fencing. The project includes the off-site extension of the water line in Road A to the existing water main stub approximately 30 feet to the north of the subdivision.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

<input type="checkbox"/> Air Resources Board	<input type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input type="checkbox"/> Caltrans District # _____	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # 5 _____
<input type="checkbox"/> Caltrans Planning	<input type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input checked="" type="checkbox"/> Fish & Game Region # 1 _____	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Housing & Community Development	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date April 2, 2025 Ending Date May 2, 2025

Lead Agency (Complete if applicable):

Consulting Firm: <u>Horrocks</u>	Applicant: <u>Vinnie Coletti, Zinco Holding LLC</u>
Address: <u>P.O. Box 1307</u>	Address: <u>20083 Sunrise Drive</u>
City/State/Zip: <u>Anderson, CA 96007</u>	City/State/Zip: <u>Redding, CA 96002</u>
Contact: <u>Josh Miller</u>	Phone: <u>530-209-0402</u>
Phone: <u>510-365-5610</u>	

Signature of Lead Agency Representative:  Date: April 2, 2025

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.