

Notice of Determination

To: Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

County Clerk
County of Placer
2952 Richardson Avenue
Auburn CA 95603

From: County of Placer
Community Development Resource Agency
3091 County Center Drive, Suite 190
Auburn, CA 95603
Meghan Schwartz, Senior CDRA Technician
(530) 745-3132

Date received for filing at Placer County:

Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code

State Clearinghouse Number:
2016112012

Project #:
PLN24-00210

Project Title:
Canterbury at The Ranch

APN(s):
017-500-015-000

Project Location:
South of Sunset Boulevard and east of Momentum Drive within the Placer Ranch Specific Plan Area, Placer County

Project Applicant/Owner:
Stephanie Llamas, KB Homes

Project Description:
Design/Site Review Agreement for an 82 cluster-lot subdivision located within the Placer Ranch Specific Plan, Phase 1B, Village 8.

Entitlement(s):
Design Review

This is to advise that Placer County (Lead Agency or Responsible Agency) has approved the above-described project on March 20, 2025, by the Zoning Administrator and has made the following determination regarding the project:

1. The project [will will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A 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.
4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
5. A Statement of Overriding Considerations [was was not] adopted for this project.
6. Findings [were were not] made pursuant to the provisions of CEQA.
7. California State Department of Fish and Wildlife Fees (SB 1535)
 The project has been found to be exempt and not subject to the provisions of SB 1535.
 \$50 for County processing fees (attach No Effect Determination Form)
 The project is not exempt and is, therefore, subject to the following fees:
 \$4,173.50 (\$4,123.50 Fish and Wildlife plus \$50 County recording fee) for review of an EIR
 \$50 for County recording fees for a project previously approved and paid (attach DFW receipt)

This is to certify that the Environmental Impact Report is available to the general public online at <https://www.placer.ca.gov/DocumentCenter/View/86837/3-Canterbury-at-The-Ranch-DSA-24-00210>.

Signature  Date 3/20/25
Environmental Coordination Services, Placer County

State of California -- Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (Rev. 02/19)

RECEIPT#
31-190340
STATE CLEARING HOUSE# (if applicable)
2016112012

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY PLACER COUNTY COMMUNITY DEVEL RESOURCE AGENCY	DATE 12/11/2019
---	---------------------------

COUNTY/STATE AGENCY OF FILING PLACER COUNTY CLERK AUBURN
--

PROJECT TITLE SUNSET AREA PLAN AND PLACER REANCH SPECIFIC PLAN
--

PROJECT APPLICANT NAME PLACER COUNTY COMMUNITY DEVEL RESOURCE AGENCY	PHONE NUMBER 530-745-3132
--	-------------------------------------

PROJECT APPLICANT ADDRESS 3091 COUNTY CENTER DRIVE STE 190	CITY AUBURN	STATE CA	ZIPCODE 95603
--	-----------------------	--------------------	-------------------------

PROJECT APPLICANT (Check appropriate box):

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

CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,271.00	\$ 3,271.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND) (ND)	\$2,354.75	\$ _____
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$ _____
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP)	\$1,112.00	\$ _____
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$ 50.00
<input type="checkbox"/> Project that is exempt from fees		
<input type="checkbox"/> Notice of Exemption (attach)		
<input type="checkbox"/> DFG No Effect Determination (attach)		
<input type="checkbox"/> Other _____		\$ _____

PAYMENT METHOD:

Cash **Credit** **Check** **Other: Journal** **TOTAL RECEIVED \$3,321.00**

SIGNATURE X <i>C. Wheeler</i>	TITLE C. Wheeler, DEPUTY
---	------------------------------------