

The Trustees of the California State University
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CEQA – NOTICE OF DETERMINATION

This Notice is being filed in compliance with Section 21108 of the Public Resources Code.

Project Title: Within the Scope Findings In Connection With the Memorandum of Understanding 1 Addendum and Right of Entry/Temporary Construction Easement Agreement for JEN CA Placer Ranch, LLC Stormwater Facilities at Sacramento State-Placer Center and the Sunset Area Plan/Placer Ranch Specific Plan Environmental Impact Report

State Clearinghouse Number: 2016112012
Sunset Area Plan/Placer Ranch Specific Plan (SAP/PRSP) Environmental Impact Report (EIR)

Responsible Agency: The Trustees of the California State University (Trustees of the CSU)

Responsible Agency Contact Person: Tania Nunez, Project Manager, California State University, Sacramento, Planning, Design, & Construction (916) 278-3404

Lead Agency for the SAP/PSRP EIR: Placer County

Project Location: Assessor's Parcel Number 017-063-074-000

JEN CA Placer Ranch, LLC (“JEN”) stormwater facilities will be located at Placer Center within unincorporated Placer County, approximately 0.25 mile north of the City of Roseville Blue Oaks neighborhood and municipal boundary. Placer Center is located directly east of Fiddymont Road, directly north of the planned east-west Sunset Boulevard roadway alignment, and south of University Creek.

Project Description

The Trustees of the CSU grant a Right of Entry/Temporary Construction Easement to JEN for areas totaling approximately 25.31 acres for the construction of stormwater detention facilities on CSU-owned property known as Sacramento State-Placer Center (also, “University Site”). Consistent with the approved PRSP and the Placer Ranch Storm Drainage Master Plan contained in the SAP/PSRP EIR, JEN’s stormwater facilities are designed to attenuate peak stormwater flows originating outside of the University Site within the first phase of the County-approved PRSP development (Placer One Phase 1A-Campus Arcade Neighborhood). Stormwater flows will be accommodated within the University Creek corridor and three detention basins during 2-year/24-hour and 100-year/24-hour storm events. JEN’s stormwater facilities represent infrastructure necessary for development of Placer One Phase 1A and do not modify approved land uses on the University Site or elsewhere.


Determination

The CSU is a responsible agency under CEQA for the SAP/PRSP EIR as a public agency with discretionary authority over the 301-acre University Site designated in the PRSP (State CEQA Guidelines Section 15381). The Board of Trustees (Trustees) has decision-making capacity on behalf of the CSU. The Trustees have considered Placer County’s certified SAP/PRSP EIR (2019) in support of the CSU’s own discretionary action related to granting a right of entry/temporary construction easement for JEN’s stormwater facilities, which will be located on the CSU-owned University Site. The Trustees have determined that JEN’s stormwater facilities are within the scope of the approved PRSP as evaluated in the certified SAP/PRSP EIR and have made the following determinations regarding granting a Right of Entry/Temporary Construction Easement for these facilities, which have been approved on June 29, 2023:

1. An Environmental Impact Report (EIR) was certified by Placer County (lead agency) in December 2019 for the SAP/PRSP pursuant to the provisions of CEQA, which addressed the potential significant environmental impacts, mitigation measures, comments and responses to comments associated with JEN’s Stormwater Facilities.
 2. A Mitigation Monitoring and Reporting Program was adopted for the SAP/PRSP, which will apply to JEN’s stormwater facilities and is hereby incorporated by reference.
 3. Findings for the SAP/PRSP EIR were made pursuant to the provisions of CEQA.
 4. The Trustees, as a responsible agency under CEQA, made independent findings in March 2020 approving the SAP/PSRP, certifying the SAP/PSRP EIR, and adopting the associated Findings, Statement of Overriding Considerations, and Mitigation Monitoring and Reporting Program.
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This is to certify that the certified SAP/PRSP EIR is available to the General Public at:

<https://www.placer.ca.gov/3307/Sunset-Area-Plan-Placer-Ranch-Specific-P>



Signature Anne Collins-Doehne

Date June 30, 2023

Title Director, Land Use Planning and Environmental Review
The California State University Office of The Chancellor