



- Statutory Exemption
- Categorical Exemption
- General Rule [Section 15061(b)(3)]
- Criteria for Subsequent EIR [Section 15162]

**REASONS WHY THIS PROJECT IS EXEMPT OR DOES NOT REQUIRE FURTHER ENVIRONMENTAL DOCUMENTATION:**

Evidence: CEQA requires analysis of agency approvals of discretionary "Projects." A "project," under CEQA, is defined as "the whole of an action, which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment" (CEQA Guidelines Section 15378). The proposed Project is a project under CEQA.

The City has reviewed the Project and analyzed it based upon the provisions of the State CEQA Guidelines. The proposed Project consists of a request to approve Master Home Plan Design Review for the design of 75 new homes as part of the Madeira South Lot A Project. On June 16, 2004, the City Council certified an Environmental Impact Report (EIR) and adopted a Mitigation Monitoring and Reporting Program (MMRP) for the Laguna Ridge Specific Plan (EG-00-062) (SCH No. 2000082139). The Madeira South Lot A subdivision project was determined to be exempt as the project was consistent with the certified EIR of the Laguna Ridge Specific Plan pursuant to exemption 15182 (Residential Projects Pursuant to a Specific Plan). The Project is a residential neighborhood of 75 lots that was approved with the original project and will not generate any new environmental impacts. Staff has determined that the certified EIR and adopted MMRP is sufficient and no further environmental review is required pursuant to State CEQA Guidelines Section 15162, which identifies the requirements for which subsequent analysis is required. In addition, there are no new or unusual circumstances that would warrant further environmental review. Therefore, this Design Review for a Master Home Plan application will not, with foreseeable certainty, have any significant adverse impact on the environment.

CITY OF ELK GROVE  
Development Services -  
Planning

By: \_\_\_\_\_



Kyra Killingsworth

Date: \_\_\_\_\_

July 23, 2020