

REC'T # 0004278235

June 04, 2019 ----- 12:46:16

Stanislaus, County Recorder
Donna Linder Co Recorder Office

Environa # 19-0105 -

Check Number 2290

REQD BY

County Admin Fee \$57.00

Total fee \$57.00

Amount Tendered... \$57.00

Change \$0.00

FMP,C1/1/0

Governor's Office of Planning & Research

JUNE 06 2019

STATE CLEARINGHOUSE

LAND DEVELOPMENT, LLC

2290

06/03/19	Check Number	2290
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Date	Description	Gross	Not Paid	Disc / Ret	Net Amount
05/31/19	L45/W55 0600G Tentative Map	\$57.00			\$57.00
County Clerk Recorder		\$57.00	\$0.00	\$0.00	\$57.00

FILED

**City of Modesto
NOTICE OF DETERMINATION**

2019 JUN -4 PM 12:45

**ATTENTION COUNTY CLERK:
PLEASE DO NOT REMOVE BEFORE Monday, July 8, 2019**

STANISLAUS CO. CLERK-RECORDER

Phoivann Prum

TO: County Clerk-Recorder
County of Stanislaus
1021 I Street
Modesto, CA 95354

FROM: City of Modesto
Community & Economic Development Dept.
Planning Division
P.O. Box 642
Modesto, CA 95353

SUBJECT: Filing of Notice of Determination in compliance with Section 21152 of the Public Resources Code

Project Title: TSM-18-002: Woodglen Tentative Subdivision Map

State Clearinghouse Number: Woodglen Specific Plan Focused EIR (SCH No. 2007042087)

Contact Person: Katharine Martin, Associate Planner, 209-577-5267

Applicants: Fitzpatrick Land Development; 4805 Sisk Road, Suite C
Modesto, CA 95356 Phone: 415-380-1144

Owner: William Luchessa, Fred Luchessa (APN 046-007-037)
Margaret Waterman (APN 046-007-021)

Project Location: North of Pelandale Avenue, east of Carver Road, west of Tully Road, south of Bangs Avenue in the City of Modesto (APNs 046-007-021 and -037)

Project Description: Tentative Subdivision Map to divide 80.8 acres into 367 single-family residential lots, one multi-family residential lot, two open space/storm basin lots, one park lot and ten landscape lots.

This is to advise that the City of Modesto, the lead agency, has approved the above-described project on June 3, 2019 and has made the following determinations, pursuant to Section 15164 of the CEQA Guidelines:

The project will not result in major revisions to the previously-certified Woodglen Specific Plan Focused EIR, and pursuant to Section 15162 of the CEQA Guidelines, no new environmental review is required. The following findings have been found to be true:

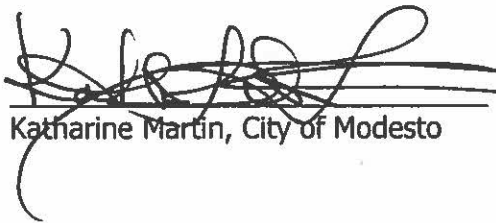
1. There are no substantial changes proposed in the project which result in new significant environmental effects or a substantial increase in the severity of previously identified significant effects and, therefore, no major revisions to the Woodglen Specific Plan Focused EIR are required.
2. No substantial changes have occurred with respect to the circumstances under which the proposed project are undertaken which will result in new significant environmental effects or a substantial increase in the severity of previously identified significant effects and, therefore, no major revisions to the Woodglen Specific Plan Focused EIR are required.

3. There is no new information of substantial importance which was not known and could not have been known with the exercise of reasonable diligence when the Woodglen Specific Plan Focused EIR was adopted which shows any of the following:
- a. One or more significant effects which is not discussed in the Woodglen Specific Plan Focused EIR, or
 - b. Significant effects which were previously examined will be substantially more severe than previously shown, or
 - c. Previously infeasible mitigation measures or alternatives are now feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative, or
 - d. Mitigation measures or alternatives which are considerably different from those analyzed in the Woodglen Specific Plan Focused EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Initial Study, Environmental Assessment No. EA/C&ED 2019-20, on file at the City of Modesto, Community and Economic Development Department, provides substantial evidence to support findings 1 thru 3, noted above.

This is to certify that the Woodglen Specific Plan Focused EIR and Initial Study, Environmental Assessment No. EA/C&ED 2019-20 is available to the general public at:

City of Modesto, Community & Economic Development Department, Planning Division,
1010 Tenth Street, Modesto, CA 95354



Date: June 4, 2019 Title: Associate Planner

Katharine Martin, City of Modesto

STATE CLEARINGHOUSE

JUNE 06 2019

Governor's Office of Planning & Research

State of California—Natural Resources Agency
 DEPARTMENT OF FISH AND WILDLIFE
 2013 ENVIRONMENTAL FILING FEE CASH RECEIPT

RECEIPT# **437667**
 STATE CLEARINGHOUSE # (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY: City of Modesto DATE: 7/10/13
 COUNTY/STATE AGENCY OF FILING: Stanislaus County Clerk Recorder DOCUMENT NUMBER: 13-067
 PROJECT TITLE: Woodalen Project
 PROJECT APPLICANT NAME: Fitzpatrick Homes PHONE NUMBER: 909 571-5540
 PROJECT APPLICANT ADDRESS: 4216 Kiernan Ave. Ste 205 CITY: Modesto STATE: CA ZIP CODE: 95354
 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)	\$2,995.25	\$ <u>2,995.25</u>
<input type="checkbox"/> Mitigated/Negative Declaration (ND)(MND)	\$2,158.25	\$ _____
<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)	\$1,018.50	\$ _____
<input checked="" type="checkbox"/> County Administrative Fee	\$30.00	\$ <u>57.00</u>
<input type="checkbox"/> Project that is exempt from fees	57.00	\$ _____
<input type="checkbox"/> Notice of Exemption		
<input type="checkbox"/> DFW No Effect Determination (Form Attached)		
<input type="checkbox"/> Other _____		\$ _____

PAYMENT METHOD: \$195
 Cash Credit Check Other _____ TOTAL RECEIVED \$ 3,052.25

SIGNATURE: x Ruth Engen TITLE: Legal Clerk IV

WHITE - PROJECT APPLICANT YELLOW - DFWASB PINK - LEAD AGENCY GOLDEN ROD - COUNTY CLERK DFG 753.5a (Rev. 11/12)

REC'T # **0003403272**
 July 10, 2013 — 14:20:35
 Stanislaus County Recorder
 Lee Lundrisan Co Recorder Office

Misc. # **13-437667 -**
 Check Number 2195
 RECEIVED BY
 Env Impact Report \$2,995.25
 County Admin Fee \$57.00
 Total fee \$3,052.25
 Amount Tendered... \$3,052.25
 Change \$0.00
 DRE, C2/1/0

STATE CLEARINGHOUSE
 JUN 06 2019
 Governor's Office of Planning & Research



State of California - Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 12/01/18) Previously DFG 753.5a

Print **StartOver** **Finalize&Email**

RECEIPT NUMBER:
 50 — 2019 — 105
 STATE CLEARINGHOUSE NUMBER (if applicable)
SCH No. 2007042087

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF MODESTO COMMUNITY & ECONOMIC DEVELOPMENT DEPT.	LEAD AGENCY EMAIL	DATE 06/04/2019
COUNTY/STATE AGENCY OF FILING Stanislaus	DOCUMENT NUMBER 50-2019-105	

PROJECT TITLE

TSM-18-002: WOODGLEN TENTATIVE SUBDIVISION MAP

PROJECT APPLICANT NAME FITZPATRICK LAND DEVELOPMENT	PROJECT APPLICANT EMAIL	PHONE NUMBER (415) 380-1144
PROJECT APPLICANT ADDRESS 4805 SISK ROAD, SUITE C	CITY MODESTO	STATE CA
		ZIP CODE 95356

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

- | | | | |
|---|------------|----|------|
| <input type="checkbox"/> Environmental Impact Report (EIR) | \$3,271.00 | \$ | 0.00 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,354.75 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,112.00 | \$ | 0.00 |

- Exempt from fee
 Notice of Exemption (attach)
 CDFW No Effect Determination (attach)
 Fee previously paid (attach previously issued cash receipt copy)

- | | | | |
|---|----------|----|-------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00 |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | 57.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

- Cash Credit Check Other **TOTAL RECEIVED \$ 57.00**

SIGNATURE X <i>Phaivann Prum</i>	AGENCY OF FILING PRINTED NAME AND TITLE PHAIVANN PRUM, LEGAL CLERK
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Governor's Office of Planning & Research
 JUNE 06 2019
 STATE CLEARINGHOUSE