



RECORDING REQUESTED
WHEN RECORDED MAIL TO:

COUNTY OF SACRAMENTO
PLANNING AND ENVIRONMENTAL REVIEW
827 SEVENTH STREET, ROOM 225
SACRAMENTO, CA 95814
WWW.PER.SACCOUNTY.NET

CONTACT PERSON: JULIE NEWTON
TELEPHONE: (916) 874-6141

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NOTICE OF DETERMINATION

FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH SECTION 21152 OF THE PUBLIC RESOURCES CODE

PROJECT TITLE: Metro Air Park West Tentative Parcel Map (TPM)

CONTROL NUMBER: PLNP2023-00055

STATE CLEARINGHOUSE NUMBER: 92032074

PROJECT LOCATION: The project site is located within the Metro Air Park Special Planning Area (SPA) approximately 260 feet from the intersection of Meister Way and Metro Air Parkway, in the unincorporated Natomas Community of Sacramento County.

APN: 201-1020-142 and 201-1020-140

DESCRIPTION OF PROJECT: The project consists of the following entitlement requests:

1. A Tentative Parcel Map to allow for the division of two parcels into 20 new lots in the commercial zoning districts of the Metro Air Park SPA.
2. A Design Review to determine substantial compliance with the Metro Air Park Design Guidelines, and the Sacramento County Countywide Design Guidelines.

The proposed project would create 20 new lots that could be developed for commercial uses. The applicant is proposing a private drive that will be the primary access point for six parcels.

NAME OF PUBLIC AGENCY APPROVING PROJECT: SACRAMENTO COUNTY / CEQA@sacounty.net

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Lifetime Communities 970 Reserve Drive, Suite 135 Roseville, CA 95678 Attn.: Steve Brar 916-749-0967 steve.brar@lifetimecommunities.com

This is to advise that the County of Sacramento (Lead Agency) has approved the above described project on January 30, 2025 and has made the following determinations concerning the above described project.

1. An **addendum to a previously certified Environmental Impact Report** was prepared for the project pursuant to the provisions of CEQA.
2. The **previously certified** EIR sufficiently analyzes and addresses potential environmental impacts from the project, and the project will not trigger any of the criteria requiring additional CEQA review pursuant to CEQA Guidelines Section 15162. The project will not result in new significant impacts or a substantial increase in the severity of the significant environmental impacts identified in the project specific addendum. The proposed project is within the scope of the Metropolitan Airport/Vicinity Special Planning Area, General Plan Amendment and Rezone EIR consistent with CEQA Guidelines Section 15168(c)(2), as documented in the addendum.
3. Mitigation measures and standard project requirements from the Metropolitan Airport/Vicinity Special Planning Area, General Plan Amendment and Rezone EIR **were** made a condition of the approval of the project; no new project-specific mitigation measures are required.
4. The previous statement of overriding considerations in the Metropolitan Airport/Vicinity Special Planning Area, General Plan Amendment and Rezone EIR **was** reaffirmed for this project by Sacramento County.
5. Findings **were** made pursuant to the provisions of CEQA Guidelines 15091 for the previously certified EIR.
6. California State Department of Fish and Game Fees (Fish & Game Code Section 711.4)
 - i. **Fish and Game fees were paid with the previously certified EIR.**

Copy To:

County of Sacramento County Clerk, 3636 American River Drive, Suite 110, Sacramento, CA 95864
 State of California LCI, 1400 Tenth Street, Room 121 Sacramento, CA 95814

The addendum, Final Environmental Impact Report and record of project approval is available to the General Public at the physical and internet addresses located above.

Julie Newton
Environmental Coordinator
Sacramento County, State of California

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X State of California LCI, 1400 Tenth Street, Room121 Sacramento, CA 95814