



RECORDING REQUESTED
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COUNTY OF SACRAMENTO
PLANNING AND ENVIRONMENTAL REVIEW
827 SEVENTH STREET, ROOM 225
SACRAMENTO, CA 95814
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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: Cambria Suites MAP

CONTROL NUMBER: PLNP2024-00107

STATE CLEARINGHOUSE NUMBER: 92032074

PROJECT LOCATION: The project site is a vacant 1.5-acre lot located at the northwest corner of Metro Air Parkway and Meister Way, in the Metro Air Park Special Planning Area, in the Natomas community of unincorporated Sacramento County.

APN: 201-1560-014-0000

Description of Project: • The proposed project is a request for the following entitlements:

1. A Special Development Permit to the Planning Commission to increase the Floor Area Ratio (FAR) allowed for hotels in the Metro Air Park SPA
2. A Major Design Review to determine substantial compliance with the Sacramento County Countywide Design Guidelines (Design Guidelines)

The proposed hotel would be a 5-story hotel with 99 rooms. The SPA allows for a maximum FAR of 60 hotel rooms per acre, which equates to 90 rooms on the 1.5-acre property. The applicant is requesting a Special Development Permit to allow for a 10 percent increase, for a total of 99 rooms. Plate AD-1 depicts the proposed site plan and Plate AD-2 show the 3D rendition of the proposed hotel at completion.

NAME OF PUBLIC AGENCY APPROVING PROJECT: SACRAMENTO COUNTY / CEQA@saccounty.gov

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Continental Development Consultants, Inc. P.O. Box 1924 Woodland, CA 95776 Sukhjit 'Tony' Singh tony@contientaldc.com (702) 287-0347

This is to advise that the County of Sacramento (Lead Agency) has approved the above described project on March 10, 2025 and has made the following determinations concerning the above described project.

1. An **Addendum to a previously certified Environmental Impact Report (Metropolitan Airport/Vicinity Special Planning Area, General Plan Amendment and Rezone EIR)** was prepared for this project pursuant to the provisions of CEQA.
2. The **previously certified EIR and addendum** sufficiently analyze and address 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 **previously certified EIR**.
3. Mitigation measures from the previously certified 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 **was** reaffirmed and adopted for this project by Sacramento County.
5. Findings **were** made pursuant to the provisions of CEQA Guidelines 15091.
6. California State Department of Fish and Game Fees (Fish & Game Code Section 711.4)
 - i. **Ca Fish and Game Fees were previously paid with the prior project.**

Copy To:

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

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

[Original Signature on File]

Julie Newton

Environmental Coordinator

Sacramento County, State of California

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