

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
County of: Solano
Address: 675 Texas Street, Suite 1900
Fairfield, CA 94533

From:

Public Agency: City of Vacaville
Address: 650 Merchant Street
Vacaville, CA 95688
Contact: Albert Enault, Senior Planner
Phone: (707) 449-5364

Lead Agency (if different from above):
Address:
Contact:
Phone:

FILED

MAR 11 2026

Ian M. Goldberg, Clerk of the Board of Supervisors of the County of Solano, State of California, Deputy

SUBJECT: Filing of Notice of Determination in compliance with Section 21083 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2003062071, 2011022043, 2020090526

Project Title: Harvest Ridge Subdivision (File No. 25-127)

Project Applicant: TA Leisure Town, LLC

Project Location (include county): NWC of Leisure Town Road and Redstone Parkway, Solano County

Project Description:

General Plan Amendment, Zoning Map Amendment and Airport Area of Influence Review to change the General Plan land use designation and Zoning Map district of a 9.91-acre parcel (APN 0137-030-160) from Residential High Density (20.1-30 units/acre) to Residential Medium Density (8.1-14.0 units/acre) for the purpose of constructing a single-family residential development at the northwest corner of Leisure Town Road and Redstone Parkway in the incorporated City of Vacaville. The site is not listed in the City's Housing Element and is not required for satisfying the City's Regional Housing Needs Allocation (RHNA).

This is to advise that the City of Vacaville has approved the above (Lead Agency or Responsible Agency)

described project on March 10, 2026 and has made the following determinations regarding the above described project.

- 1. The project will not have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Vacaville Planning Division, 650 Merchant Street, Vacaville, CA 95688

Signature (Public Agency): Albert Enault Title: Senior Planner

Date: March 11, 2026 Date Received for filing at OPP: N/A

Document Posted From to



State of California - Department of Fish and Wildlife
2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

Print **StartOver** **Save**

RECEIPT NUMBER:
 48 — 03/11/2026 — 028
 STATE CLEARINGHOUSE NUMBER (If applicable)
 N/A

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF VACAVILLE	LEAD AGENCY EMAIL	DATE 03/11/2026
COUNTY/STATE AGENCY OF FILING Solano	DOCUMENT NUMBER 031126-028	

PROJECT TITLE

HARVEST RIDGE SUBDIVISION FILE NO. 25-127

PROJECT APPLICANT NAME TA LEISURE TOWN LLC	PROJECT APPLICANT EMAIL	PHONE NUMBER (707) 449-5364
PROJECT APPLICANT ADDRESS 650 MERCHANT STREET	CITY VACAVILLE	STATE CA
		ZIP CODE 95688

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) | \$4,227.50 | \$ | <u>0.00</u> |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$3,043.75 | \$ | <u>0.00</u> |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,437.25 | \$ | <u>0.00</u> |

- 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 | \$ | <u>0.00</u> |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | <u>50.00</u> |
| <input type="checkbox"/> Other | | \$ | <u> </u> |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other
 TOTAL RECEIVED
 \$ 50.00

SIGNATURE X <i>Emily Shephard, Deputy</i>	AGENCY OF FILING PRINTED NAME AND TITLE EMILY SHEPHARD, DEPUTY
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CHECK NUMBER: CASH
 RECEIPT NUMBER: 1090634

Official Departmental Receipt - County of Solano 1090634

FAIRFIELD, CALIF., 3/11/26

RECEIVED FROM City of Vacaville \$ 50 -
Fifty + NO/100 DOLLARS

IN PAYMENT OF NOD fee
F#W# 48-031126-028
Doc # 031126-028 cash

CHAO/BOS
DEPARTMENT
BY Emily Shepherd, Deputy

ORIGINAL