

JUN 12 2025

NOTICE OF DETERMINATION

DONNA ALLRED, CLERK/RECORDER
BY: *[Signature]* DEPUTY

To: X Office of Planning and Research
1400 10th Street, Room 222
Sacramento, CA 95814

From: City of Sacramento
Community Development Dept.
Planning Division
300 Richards Boulevard, 3rd Floor
Sacramento CA 95811

X County Clerk
County of Sacramento

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

Project Title: Delta Shores East Village 3, 4, & 5 Project (DR24-154)

2007042070	City of Sacramento	Ron Bess	(916) 808-8272
State Clearinghouse #	Lead Agency	Contact Person	Telephone
DR Horton c/o Lily Valenzuela	3000 Lava Ridge Circle Roseville, CA 95661		(916) 224-3580 elvalenzuela@drhorton.com
Applicant Name	Address		Telephone

Project Location (include county): The Delta Shores Project East Village 3, 4, & 5 (proposed project) is located on three parcels on approximately 52.2 acres located on Delta Shores Circle in the City of Sacramento (City), California, Sacramento County. The project site is identified by Assessor's Parcel Number (APN: 053-0290-020, -016 and -015. The site is undeveloped and sits within the Delta Shores Master Plan.

Project Description: This project consists of a request for Site Plan Design Review to construct 229 single-unit dwellings on individual lots of varying sizes consistent with FPM23-0011, -0019, & -0020, originally approved under P06-097. These parcels are exclusively in the Single-Unit Dwelling Zone (R-1-PUD) and General Plan Designation of Traditional Neighborhood Low Density (Low Density Residential in the Delta Shores PUD). The proposed dwellings meet height, setback, and lot coverage requirements for the R-1 zone and Delta Shores PUD.

This is to advise that the City of Sacramento Community Development Department has approved the above-described project on June 10, 2025, and has made the following determination regarding the above-described project:

1. The project will 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 (Master EIR).
3. Mitigation Measures were /were not made a condition of the approval of the project (adoption of policies in the 2035 General Plan).
4. A statement of Overriding Considerations was adopted for this project (adoption of 2035 General Plan).
5. Findings were made pursuant to the provisions of CEQA.

This is to certify that the Final EIR with comments and responses and the record of project approval is available to the General Public on the City website located at: www.cityofsacramento.org/Community-Development/Planning/Environmental/Impact-Reports

<i>Ron Bess</i>	Associate Planner	June 11, 2025
Signature (Lead Agency Contact)	Title	Date
Email: Rbess@cityofsacramento.org		

UC # 2040375



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

Print **StartOver** **Save**

RECEIPT NUMBER:
 34 — 06/12/2025 — 248
 STATE CLEARINGHOUSE NUMBER (If applicable)
 2007042070

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SACRAMENTO COMMUNITY DEVELOPMENT DEPT. PLANNING DIVISION	LEAD AGENCY EMAIL	DATE 06/12/2025
COUNTY/STATE AGENCY OF FILING Sacramento	DOCUMENT NUMBER 2025-0273	

PROJECT TITLE

DELTA SHORES EAST VILLAGE 3, 4, & 5 PROJECT (DR24-154)

PROJECT APPLICANT NAME DR HORTON C/O LILY VALENZUELA	PROJECT APPLICANT EMAIL ELVALENZUELA@DRHORTON.COM	PHONE NUMBER (916) 808-8272
PROJECT APPLICANT ADDRESS 3000 LAVA RIDGE CIRCLE	CITY ROSEVILLE	STATE CA
		ZIP CODE 95661

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) | \$4,123.50 | \$ | 0.00 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,968.75 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,401.75 | \$ | 0.00 |
|
 | | | |
| <input checked="" type="checkbox"/> Exempt from fee | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input checked="" type="checkbox"/> 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 | | \$ | 50.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other
 TOTAL RECEIVED \$ 50.00

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Sacramento County Clerk/Recorder-ROBERT A. VOSTRY-Deputy Clerk
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Sacramento County
Donna Allred, Clerk/Recorder
(916) 874-6334

Receipt#: 001760366
6/12/2025 9:00:29 AM
Order#: 20250090301 RAV

Description	Amount
Clerk - CEQA Filing	\$50.00
Document 20250273	
Notice of Determination	
EIR Processing Fee	\$50.00

Total Amount Due \$50.00

Payments:
Check# 2040375 \$50.00

We Appreciate Your Business
Have a Nice Day!
Please keep for your reference