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# Notice of Determination

**To:**
Office of Land Use and Climate Innovation
CEQA Submit

**From:**
Department of Fish and Wildlife
North Central Region
1701 Nimbus Road, Suite A
Rancho Cordova, CA 95670
Harvey Tran
(916) 358-4035

**Lead Agency:**
Sacramento County
827 7th Street, Room 225
Sacramento, CA 95814
Julie Newton
(916) 876-8502
newtonj@saccounty.gov

***SUBJECT: Filing of Notice of Determination pursuant to Public Resources Code section 21108***

**State Clearinghouse Number:** 2005082045

**Project Title:** Gerber South (Streambed Alteration Agreement EPIMS Notification No. SAC-60040-R2)

**Project Location (include county):** The project is located at Union House Creek, at the address 9132 Gerber Road, Sacramento, CA 95829, in the County of Sacramento, State of California; Latitude 38.47760, Longitude -121.36126 (WGS 84 datum, decimal degrees).

**Project Description:** The California Department of Fish and Wildlife (CDFW) has executed Streambed Alteration Agreement EPIMS Notification Number SAC-60040-R2, pursuant to section 1602 of the Fish and Game Code to the project Applicant, CDB Gerber LLC.

The project is limited to realignment and modifications of Union House Creek along the southern border of the property and extension on the eastern border. Onsite modifications include realigning and deepening the onsite channel, creating more gradual banks, and extending the channel along the east side of the property to increase stormwater management capacity on the site. Offsite portions of Union House Creek will be deepened and an existing detention basin adjacent to Elk Grove Florin Road may also be modified. The project activities on Union House Creek is related to the construction of a mixed-use development including single-family units, a school, a park, and stormwater detention infrastructure on the property.

This is to advise that CDFW, acting as a Responsible Agency, executed the above Streambed Alteration Agreement on the date signed below and has made the following determinations regarding the project pursuant to California Code of Regulations section 15096, subdivision (i):

1. The project will not have a significant effect on the environment. This determination is limited to effects within CDFW's permitting jurisdiction as a Responsible Agency.
2. CDFW considered the environmental impact report prepared by the Lead Agency for this project pursuant to California Code of Regulations section 15096, subdivision (f).
3. Mitigation measures were made a condition of CDFW's approval of the project.
4. A mitigation reporting or monitoring plan was not adopted by CDFW for this project.

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5. A statement of overriding considerations was not adopted by CDFW for this project.
6. Findings were made by CDFW pursuant to California Code of Regulations section 15091.

The final environmental impact report prepared for the project is available to the general public at the office location listed above for the Lead Agency. CDFW's record of execution of the above Streambed Alteration Agreement as Responsible Agency is available at CDFW's regional office.

*Signature:* DocuSigned by: Tanya Sheya 1ABC45303752499... *Date:* 11/24/2025

Tanya Sheya, Environmental Program Manager