



City of Galt
Community Development Department
Building – Planning – Code Enforcement

495 Industrial Drive – Galt, CA 95632
209-366-7200 (Bldg.) - 209-366-7230 (Planning) - 209-744-1642 Fax

NOTICE OF DETERMINATION

To: Sacramento County Clerk
600 Eighth Street
Sacramento, CA 95814

From: City of Galt
Community Development Department
495 Industrial Drive
Galt, CA 95632

To: State Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

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

State Clearing House Number 2020050582

Project Title: Fairway Oaks and Island Annexation Project

Contact Person: Chris Erias, Community Development Director
City of Galt
495 Industrial Drive
Galt, CA 95632

Project Applicant: Arcadia Development Co.
P.O. Box 5368
San Jose, CA 95150
(408)866-0322

Project Location: Fairway Oaks Vesting Tentative Map (VTM) Site:
APNs: 150-0101-019, -021, -050, -052, and -059
South of Glendale Avenue and west of State Route 99

Island Annexation Area:
APNs: 150-0371-005, -009, -010, -011, -014, -017, -018, -019, -020, -025;
150-0372-001, -002, -003, -004, -005, -006, -008, -009, -010, -011;
150-0333-016, -022, -023, -024, -025, -026.
Along South Lincoln Way, between Southdale Court and Ranch Road

Project Description: The Fairway Oaks and Island Annexation Project (proposed project) would consist of two components: annexation of the 39.5-acre unincorporated County island, the Island Annexation Area, into the City of Galt, and a Vesting Tentative Subdivision Map (VTSM) to subdivide the 48.4-acre Fairway Oaks VTSM Site into 162 single-family residential lots, and an open space lot along the Dry Creek frontage. The proposed annexation would include rezoning of the Island Annexation Area to R1A to match the City's General Plan land use designation for the site of Low Density Residential. Annexation of the site into the City of Galt is a formal municipal reorganization action that requires approval by the Sacramento LAFCo which also requires detachment from the Sloughhouse Resource Conservation District. Development plans do not currently exist for the Island Annexation Area. The proposed development of the Fairway Oaks VTSM Site includes a rezone to R1C-PD and OS. The proposed development of the Fairway Oaks VTSM Site would include 162 single-family lots, an open space parcel with trails, a new internal circulation system, landscaping, and associated improvements.

It should be noted that the project site is not included on any of the lists of sites enumerated under Section 65962.5 of the Government Code including, but not limited to, lists of hazardous waste facilities, land designated as hazardous waste property, and hazardous waste disposal sites.

