

Notice of Determination

To: ☒ Office of Land Use and Climate Innovation From: County of Placer
P.O. Box 3044 Community Development Resource Agency
Sacramento, CA 95812-3044 3091 County Center Drive, Suite 190
Auburn, CA 95603
☒ County Clerk Shirlee Herrington, Senior CDRA Technician
County of Placer (530) 745-3132
2952 Richardson Avenue
Auburn CA 95603
Date received for filing at Placer County:

Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code

State Clearinghouse Number:

2021070362

Project Title:

Hidden Oaks at Creekview Ranch

Project #:

PLN25-00206

APN(s):

474-100-003-000, 474-100-004-000, 474-100-005-000, 474-100-006-000, 474-100-007-000, 474-100-008-000, 474-100-009-000, 474-100-010-000, 474-100-011-000, 474-100-012-000, 474-100-013-000, 474-100-014-000, 474-100-015-000, 474-100-016-000, 474-100-017-000, 474-100-018-000, 474-100-019-000, 474-100-020-000, 474-100-021-000, 474-100-022-000, 474-120-031-000

Project Location:

Unincorporated Dry Creek West Placer Community Plan area, Placer County

Project Applicant/Owner:

Nes Anselmo, Taylor Morrison of CA, LLC

Project Description:

The project proposes 597-lot residential, single-family subdivision, including 29 landscaped lots totaling 9.6 acres, 0.21 - acre lift station lot, five parks' sites totaling 7.67 acres and six open space lots totaling 68.2 acres.

Entitlement(s):

Design Site Review Agreement

This is to advise that Placer County (☒ Lead Agency or ☐ Responsible Agency) has approved the above-described project on August 20, 2026, by the Zoning Administrator and has made the following determination regarding the 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.
☐ A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation Measures [☒ were ☐ were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for this project.
5. A Statement of Overriding Considerations [☒ was ☐ was not] adopted for this project.
6. Findings [☒ were ☐ were not] made pursuant to the provisions of CEQA.
7. California State Department of Fish and Wildlife Fees (SB 1535)
☐ The project has been found to be exempt and not subject to the provisions of SB 1535.
☐ \$50 for County processing fees (attach No Effect Determination Form)
☒ The project is not exempt and is, therefore, subject to the following fees:
☐ \$3,889.25.00 (\$3,839.25 Fish and Wildlife plus \$50 County recording fee) for review of an EIR
☒ \$50 for County recording fees for a project previously approved and paid (attach DFW receipt)

This is to certify that the Mitigated Negative Declaration is available to the General Public online at: <https://www.placer.ca.gov/AgendaCenter#docaccess-20bda2d140e4017c457c719d6541ee93>

Signature _____

Meghan Schwartz
Environmental Coordination Services, Placer County

Date 8/21/26



**PLACER COUNTY CLERK
2023 ENVIRONMENTAL FILING FEE
CASH RECEIPT**

RECEIPT NUMBER
31-230074

STATE CLEARING HOUSE NUMBER (if applicable)

2021070362

LEAD AGENCY PLACER COUNTY COMMUNITY DEVEL RESOURCE AGENCY	LEAD AGENCY EMAIL	DATE 04/18/2023
COUNTY/STATE AGENCY OF FILING PLACER COUNTY CLERK AUBURN		DOCUMENT NUMBER 230074

PROJECT TITLE CREEKVIEW RANCH FEIR			
PROJECT APPLICANT NAME PLACER COUNTY COMMUNITY DEVEL RESOURCE AGENCY		PROJECT APPLICANT EMAIL	PHONE NUMBER 530-745-3132
PROJECT APPLICANT ADDRESS 3091 COUNTY CENTER DRIVE STE 190	CITY AUBURN	STATE CA	ZIP CODE 95603
PROJECT APPLICANT (Check appropriate box): ☒ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☐ Private Entity			

CHECK APPLICABLE FEES:

- ☒ Environmental Impact Report (EIR) \$3,839.25 \$ 3,839.25
- ☐ Mitigated/Negative Declaration (MND) (ND) \$2,764.00 \$ _____
- ☐ Certified Regulatory Program (CRP) document – payment due directly to CDFW \$1,305.25 \$ _____
- ☐ Exempt from fee
- ☐ Notice of Exemption (attach)
- ☐ CDFW No Effect Determination (attach)
- ☐ Fee previously paid (attach previously issued cash receipt copy)

- ☐ Water Right Application or Petition Fee (State Water Resources Control Board Only) \$850.00 \$ _____
- ☒ County documentary handling fee \$ 50.00
- ☐ Other _____ \$ _____

PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other: Journal

TOTAL RECEIVED \$ 3,889.25

SIGNATURE X <u>AB</u>	AGENCY OF FILING PRINTED NAME AND TITLE M Bibens, DEPUTY
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