

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 2700
Fairfield, CA 94533

From:

Public Agency: City of Vallejo
 Address: 555 Santa Clara Street
Vallejo, CA 94590
 Contact: Cesar Orozco, Planning Manager
 Phone: (707) 648-5436

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

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

State Clearinghouse Number (if submitted to State Clearinghouse): 2025030788

Project Title: Vista Cove Project

Project Applicant: Sancerra Vista Cove, LLC

Project Location (include county): Shady Lane and Wildflower Street, Vallejo, Solano County

Project Description:

The proposed project would result in the subdivision of the 20.13-acre site, of which approximately 10 acres would be developed, while the remaining acreage would be retained as open space. The developed portion of the proposed project would include 51 residential lots, passive park, and related infrastructure improvements. As part of project approvals, the project site would be rezoned as Planned Development (PD) district. +

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

described project on March 24, 2026 and has made the following determinations regarding the above
(date)
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.
 A 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.

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 Hall, 2nd Floor, Planning Division Counter, 555 Santa Clara Street Vallejo, CA 94590

Signature (Public Agency):  Digitally signed by Cesar Orozco
Date: 2026.03.25 11:40:31 -07'00' Title: Planning Manager

Date: 3/25/2026 Date Received for filing at OPR: _____