Print Form

Notice of Exemption

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

County Clerk
County of: Sacramento
P.O. Box 839
Sacramento, CA 95812-0839

From: (Public Agency): City of Rancho Cordova
2729 Prospect Park Drive
Rancho Cordova, CA 95670
(Address)

Project Title: Rio Del Oro Parcel 67 B & C - Major Design Review - PLND-0425-0125

Project Applicant: Elliott Homes, Inc. 340 Palladio Pkwy, Ste 521, Folsom, CA 95630 PH: 916-984-1300

Project Location - Specific:
South of Tarcoles Way and west of Rancho Cordova Parkway (APN: 072-3910-057 thru -065, 072-3920-021 thru -033, 072-3920-051, 072-3920-052, 072-3920-073, 072-3920-074, 072-4500-001 thru -042, & 072-3880-008

Project Location - City: Rancho Cordova Project Location - County: Sacramento

Description of Nature, Purpose and Beneficiaries of Project:
Applicant is requesting a Major Design Review for a total of 107 residential lots within the Rio Del Oro Parcel 67 B & C subdivision. The project includes 4 floor plans ranging from 2,691 SF to 3,714 SF with four (4) elevations. Typical lot sizes for this subdivision are 75' X 110'.

Name of Public Agency Approving Project: City of Rancho Cordova

Name of Person or Agency Carrying Out Project: Elliott Homes, Inc

Exempt Status: **(check one):**

- ☐ Ministerial (Sec. 21080(b)(1); 15268);
- ☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- ☐ Categorical Exemption. State type and section number: _____
- ☒ Statutory Exemptions. State code number: PRC Sec.21083.3/CEQA Guidelines sec. 15182

Reasons why project is exempt:
The project has been analyzed as part of the Sunridge Specific Plan EIR (SCH# 1997022055). Implementation of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality. Since the proposed residential project is in conformity with what was reviewed as part of the Specific Plan EIR, the project is exempt under CEQA Exemption 15182 Projects Pursuant to a Specific Plan.

Lead Agency Contact Person: Chance Finley-Ross, AICP Area Code/Telephone/Extension: 916-851-8868

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? ☐ Yes ☐ No

Signature: _____ Date: 12/15/2025 Title: Associate Planner

☒ Signed by Lead Agency ☐ Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____