

Notice of Determination

To: Office of Land Use and Climate Innovation From: County of Placer
P.O. Box 3044
Sacramento, CA 95812-3044

County of Placer
Community Development Resource Agency
3091 County Center Drive, Suite 190
Auburn, CA 95603
Claudia Garcia, CDRA Technician
(530) 745-3592

County Clerk
County of Placer
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:
2025121125

Project #:
PLN24-00117

Project Title:
Estates at Granite Bay Golf Course

APN(s):
050-100-042-000

Project Location:
Southwest corner of the intersection of East Roseville Parkway and Barton Road, Placer County

Project Applicant/Owner:
Brian Bergfalk

Project Description:
The applicant seeks to modify the Granite Bay Golf Club’s (GBGC) existing Subdivision/Conditional Use Permit (SUB 309/CUP 1667) to allow for the subdivision of an approximately 4.53-acre nursery site/construction staging area at the southwest corner of East Roseville Parkway and Barton Road within the 151.3-acre golf course site into six residential lots ranging from 0.41 acres to 0.51 acres and four landscape/common area lots totaling 0.88 acres.

Entitlement(s):
Subdivision/Conditional Use Permit Modification

This is to advise that Placer County (Lead Agency or Responsible Agency) has approved the above-described project on March 19, 2026 by the Placer County Planning Commission 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:
 \$3,093.75 (\$3,043.75 Fish and Wildlife plus \$50 County recording fee) for review of a Mitigated Negative Declaration
 \$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/Estates at Granite Bay Golf Course](https://www.placer.ca.gov/Estates%20at%20Granite%20Bay%20Golf%20Course)

Signature Claudia Garcia Date 3/23/26
Environmental Coordination Services, Placer County