

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613

For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #**Project Title:** Century Palms Estates

Lead Agency: Sacramento County

Contact Person: Julie Newton

Mailing Address: 827 7th Street, Rm. 225

Phone: 916-876-8502

City: Sacramento

Zip: 95814

County: Sacramento

Project Location: County: Sacramento

City/Nearest Community: Rio Linda - Elverta Community

Cross Streets: Rio Linda Boulevard and M Street

Zip Code: 95673

Longitude/Latitude (degrees, minutes and seconds): 38 ° 41 ' 26.3 " N / -121 ° 27 ' 30.1 " W Total Acres: 13.58

Assessor's Parcel No.: 206-0210-016, 206-0210-019, 206-0210-038

Section: 7

Twp.: _____

Range: _____

Base: Mt. Diablo

Within 2 Miles: State Hwy #: _____

Waterways: Dry Creek

Airports: Rio Linda Airport

Railways: Union Pacific Railroad

Schools: West Side Elementary, Heritage Peak Charter

Document Type:CEQA: ☐ NOP☐ Draft EIRNEPA: ☐ NOIOther: ☐ Joint Document☐ Early Cons☐ Supplement/Subsequent EIR☐ EA☐ Final Document☐ Neg Dec

(Prior SCH No.) _____

☐ Draft EIS☒ Other: Subsequent Mit Neg Dec☐ Mit Neg Dec

Other: _____

☐ FONSI**Local Action Type:**☐ General Plan Update☐ Specific Plan☐ Rezone☐ Annexation☐ General Plan Amendment☐ Master Plan☐ Prezone☐ Redevelopment☐ General Plan Element☐ Planned Unit Development☒ Use Permit☐ Coastal Permit☐ Community Plan☐ Site Plan☒ Land Division (Subdivision, etc.)☐ Other: _____**Development Type:**☒ Residential: Units 120 Acres 13.58☐ Office: Sq.ft. _____

Acres _____

Employees _____

☐ Transportation: Type _____☐ Commercial: Sq.ft. _____

Acres _____

Employees _____

☐ Mining: Mineral _____☐ Industrial: Sq.ft. _____

Acres _____

Employees _____

☐ Power: Type _____

MW _____

☐ Educational: _____☐ Waste Treatment: Type _____

MGD _____

☐ Recreational: _____☐ Hazardous Waste: Type _____☐ Water Facilities: Type _____

MGD _____

☐ Other: _____**Project Issues Discussed in Document:**☐ Aesthetic/Visual☐ Fiscal☐ Recreation/Parks☐ Vegetation☐ Agricultural Land☐ Flood Plain/Flooding☐ Schools/Universities☐ Water Quality☒ Air Quality☐ Forest Land/Fire Hazard☐ Septic Systems☐ Water Supply/Groundwater☐ Archeological/Historical☒ Geologic/Seismic☐ Sewer Capacity☐ Wetland/Riparian☒ Biological Resources☐ Minerals☐ Soil Erosion/Compaction/Grading☐ Growth Inducement☐ Coastal Zone☐ Noise☐ Solid Waste☒ Land Use☐ Drainage/Absorption☐ Population/Housing Balance☐ Toxic/Hazardous☐ Cumulative Effects☐ Economic/Jobs☐ Public Services/Facilities☐ Traffic/Circulation☒ Other: Greenhouse Gas Emissions**Present Land Use/Zoning/General Plan Designation:**

Commercial Mixed Use, Low Density Residential

Project Description: (please use a separate page if necessary)

The proposed project consists of a residential subdivision and construction of single-family residences and associated improvements. The project will be implemented on three parcels southwest of the intersection at M Street and Rio Linda Boulevard in the Gateway Area of the Downtown Rio Linda Special Planning Area (DRLSPA) in the Rio Linda and Elverta community of unincorporated Sacramento County. The applicant is proposing to develop single-family residences ranging from approximately 1,567 square feet to 1,631 square feet on three parcels subdivided into 120 single-family residential lots and four parcels for bioretention basins and landscape (project). The resulting residential density is 8.84 dwelling units per acre (du/ac). Each parcel will be approximately 2,800 square feet. Two new paths of ingress and egress will allow accessibility from existing M Street and Rio Linda Boulevard in addition to new internal roads. Frontage improvements and streetscape will be installed along M Street and Rio Linda Boulevard as well. New sewer infrastructure will be required as part of the project. Sewer and water services will be provided by the Sacramento Area Sewer District and the Rio Linda Elverta Community Water District.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".
If you have already sent your document to the agency please denote that with an "S".

☐ Air Resources Board	☐ Office of Historic Preservation
☐ Boating & Waterways, Department of	☐ Office of Public School Construction
☐ California Emergency Management Agency	☐ Parks & Recreation, Department of
☐ California Highway Patrol	☐ Pesticide Regulation, Department of
☐ Caltrans District # 3	☐ Public Utilities Commission
☐ Caltrans Division of Aeronautics	☐ Regional WQCB # 5
☐ Caltrans Planning	☐ Resources Agency
☐ Central Valley Flood Protection Board	☐ Resources Recycling and Recovery, Department of
☐ Coachella Valley Mtns. Conservancy	☐ S.F. Bay Conservation & Development Comm.
☐ Coastal Commission	☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ Colorado River Board	☐ San Joaquin River Conservancy
☐ Conservation, Department of	☐ Santa Monica Mtns. Conservancy
☐ Corrections, Department of	☐ State Lands Commission
☐ Delta Protection Commission	☐ SWRCB: Clean Water Grants
☐ Education, Department of	☐ SWRCB: Water Quality
☐ Energy Commission	☐ SWRCB: Water Rights
☐ Fish & Game Region # 2	☐ Tahoe Regional Planning Agency
☐ Food & Agriculture, Department of	☐ Toxic Substances Control, Department of
☐ Forestry and Fire Protection, Department of	☐ Water Resources, Department of
☐ General Services, Department of	
☐ Health Services, Department of	☐ Other: _____
☐ Housing & Community Development	☐ Other: _____
☐ Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date 01/26/2026 Ending Date 03/2/2026

Lead Agency (Complete if applicable):

Consulting Firm: _____	Applicant: _____
Address: _____	Address: _____
City/State/Zip: _____	City/State/Zip: _____
Contact: _____	Phone: _____
Phone: _____	

Signature of Lead Agency Representative: Julie Newton

Digitally signed by Julie Newton
Date: 2026.01.21 09:32:26 -08'00'

Date: 1/21/26

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.