



Notice of Exemption

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

From: (Public Agency) City of Folsom
50 Natoma Street
Folsom, CA 95630
(Address)

County Clerk

County of: Sacramento
3636 American River Drive, Suite 110
Sacramento, CA 95864

Project Title: Resolution No. 11659 - A Resolution Authorizing the City Manager to Execute a Purchase and Sale Agreement and Appropriation of Funds (Folsom Housing Fund 238)

Project Applicant: Pam Johns; 50 Natoma Street, Folsom CA 95630; (916) 461-6205

(Name, Address and Phone Number)

Project Location - Specific:

Assessor's Parcel Numbers 070-0046-026-0000 and 070-0042-002-0000

Project Location - City: Folsom **Project Location - County:** Sacramento

Description of Nature, Purpose and Beneficiaries of Project:

Resolution No. 11659 authorizes the City Manager to Execute a Purchase and Sale Agreement with Brian Martell and Moe Hirani in the Amount of \$1.55 Million for the Purchase of Assessor's Parcel Numbers 070-0046-026 and 070-0042-002 and Appropriation of Funds (Folsom Housing Fund 238)

Name of Public Agency Approving Project: City of Folsom

Name of Person or Agency Carrying Out Project: City of Folsom

Exempt Status:

- ☐ 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: _____
- ☒ Other. State code number: CEQA Guidelines Section 15061(b)(3)

ENDORSED
SACRAMENTO COUNTY

JUN 24 2026

FLORENCE EVANS, CLERK/RECORDER
BY _____ DEPUTY

Reasons why project is exempt:

There is no possibility that the proposed property acquisition will result in a physical change in the environment. The Property consists of vacant land within the Historic District designated for future housing at a minimum density of 20 units per acre. The acquisition of the Property does not approve any development project, nor does it disturb the physical environment. The proposed action now is simply a transfer of property ownership. Any future development of the site would be subject to review under FMC Title 17 (Zoning) and CEQA. No change in zoning or allowed use is proposed. The sites are listed in the Housing Element as available to meet the City's lower income RHNA and none of those designations or the associated underlying assumptions will change as a part of this agreement. Therefore, the proposed purchase is exempt from CEQA review.

Lead Agency

Contact Person: Pam Johns **Area Code / Telephone / Extension:** 916 - 461 - 6205

If filled 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: [Signature] **Date:** 6/24/26 **Title:** Community Development Director

Circle One: ☒ 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: _____



State of California - Department of Fish and Wildlife
2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT
DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

Print

StartOver

Save

RECEIPT NUMBER:

34 — 06/24/2026 — 240

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF FOLSOM	LEAD AGENCY EMAIL	DATE 06/24/2026
COUNTY/STATE AGENCY OF FILING Sacramento	DOCUMENT NUMBER 2026-0264	
PROJECT TITLE		

RESOLUTION NO. 11659 - A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A PURCHASE AND SALE AGREEMENT AND APPROPRIATION OF FUNDS (FOLSOM HOUSING FUND 238)

PROJECT APPLICANT NAME CITY OF FOLSOM	PROJECT APPLICANT EMAIL	PHONE NUMBER (916) 461-6205
PROJECT APPLICANT ADDRESS 50 NATOMA STREET	CITY FOLSOM	STATE CA
	ZIP CODE 95630	

PROJECT APPLICANT (Check appropriate box)

☒ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☐ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	\$4,227.50	\$ 0.00
☐ Mitigated/Negative Declaration (MND)(ND)	\$3,043.75	\$ 0.00
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,437.25	\$ 0.00

☒ Exempt from fee

☒ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

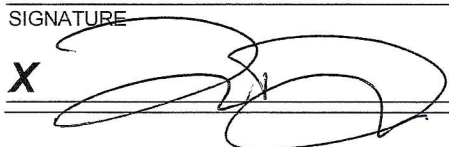
☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$ 0.00
☒ County documentary handling fee		\$ 50.00
☐ Other		\$

PAYMENT METHOD:

☐ Cash ☒ Credit ☐ Check ☐ Other

TOTAL RECEIVED \$ 50.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE Sacramento County Clerk/Recorder- JENEY DELAROSA -Deputy Clerk
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