

NOTICE OF DETERMINATION

To: Office of Planning and Research
1400 10th Street, Room 222
Sacramento, CA 95814

☒ County Clerk
County of Sacramento
600 8th Street
Sacramento, CA 95814

From: City of Sacramento
Community Development
Department
Planning Division
300 Richards Boulevard, 3rd Floor
Sacramento CA 95811

Subject: Filing of Notice of Determination in compliance with Section 21152 of the Public Resources Code.

Project Title: Sacramento Valley Station Area Plan and Amendment of the Railyards Specific Plan

2006032058	City of Sacramento	Tom Buford	(916) 799-1531; tbuford@cityofsacramento.org
State Clearinghouse #	Lead Agency	Contact Person	Telephone Email
City of Sacramento	915 I Street, Sacramento CA 95814	Greg Taylor, (916) 808-5268; Email: gtaylor@cityofsacramento.org	
Applicant Name	Address	Telephone Email	

Project Location: The Sacramento Valley Station project site is located within the RSP area. The project site includes four parcels – APNs 002-0010-071, 002-0010-065, 002-0010-028, and a subset of APN 002-0010-076, also defined in the RSP as Lots 38, 39, and 40, respectively.

City: Sacramento

County: Sacramento

Project Description: Conduct a public hearing and on conclusion: 1) adopt a Resolution adopting an addendum to the subsequent environmental impact report for the Sacramento Railyards Specific Plan Update, KP Medical Center, MLS Stadium, & Stormwater Outfall Projects (Resolution No. 2016-0379) (P15-040); 2) pass a Motion accepting the Sacramento Valley Station Area Plan; 3) adopt a Resolution amending the Sacramento Railyards Specific Plan; 4) adopt a Resolution amending the geographic boundary of the Central City Specific Plan; 5) adopt an Ordinance deleting section 17.440.100 and adding and amending various sections of chapter 17.440 of the Sacramento City Code and amending section 17.444.150 of the Sacramento City Code, relating to the Railyards Special Planning District and the Central City Special Planning District; 6) adopt an Ordinance amending Title 17 of the Sacramento City Code to rezone real property within the Railyards and Central City Special Planning Districts; 7) adopt a Resolution amending the Sacramento Railyards Design Guidelines; and 8) adopt a Resolution amending the Bicycle Master Plan to reflect the alignments and classifications envisioned by the Sacramento Valley Station Area Plan.

This is to advise that the City of Sacramento City Council has approved the above described project on April 6, 2021 and has made the following determination regarding the above described project:

1. The project in its approved form will not have a significant effect on the environment.
2. An Addendum to an EIR was prepared for this pursuant to the provisions of CEQA.
3. Mitigation Measures were made a condition of the approval of the project.
4. A Mitigation Monitoring Plan was adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

ENDORSED
SACRAMENTO COUNTY

APR 13 2021

DONNA ALLRED, CLERK/RECORDER
BY  DEPUTY

This is to certify that the Addendum and EIR with comments and responses and the record of project approval is available to the general public at:

City of Sacramento, Community Development Department
300 Richards Boulevard, Third Floor, Sacramento, California 95811

for Signature (Lead Agency Contact)

Tom Buford, Principal Planner
(916) 799-1531

Email: tbuford@cityofsacramento.org

Date: April 7, 2021

ENDORSED
SACRAMENTO COUNTY


APR 13 2021

DONNA ALLRED, CLERK/RECORDER
BY *[Signature]* DEPUTY

ENDORSED
SACRAMENTO COUNTY

NOTICE OF DETERMINATION

NOV 14 2016

DONNA ALLRED, CLERK/RECORDER
BY  DEPUTY

To: ☒ Office of Planning and Research
1400 10th Street, Room 222
Sacramento, CA 95814

☒ County Clerk
County of Sacramento

From: City of Sacramento
Community Development Dept.
Planning Division
300 Richards Boulevard, 3rd Flr
Sacramento CA 95811

Subject: Filing of Notice of Determination in compliance with Section 21152 of the Public Resources Code.

Project Title: Railyards Specific Plan Update, KP Medical Center, MLS Stadium, & Stormwater Outfall Project (P15-040)

2006032058	City of Sacramento	Scott Johnson sjohnson@cityofsacramento.org	(916) 808-5842
State Clearinghouse #	Lead Agency	Contact Person	Telephone
Downtown Railyard Venture, LLC Contact: Jay Heckenlively jheckenlively@mcclellanpark.com	3140 Peacekeeper Way McClellan, CA 95652		(916) 965-7100
Applicant Name	Address	Telephone	

Project Location (include county): The project site is located in the Railyards area of the City of Sacramento, Sacramento County. The site is generally east of the Sacramento River, south of the City Water Treatment Plant and North B Street, west of 12th Street, north and west of the Alkali Flat neighborhood, north of H Street between 5th and 7th streets, and northwest of 5th and I streets. Assessor Parcel Numbers (APNs) include: 002-0010-023-0000, 002-0010-044-0000, 002-0010-049-0000, 002-0010-052-0000, 002-0010-054-0000, 002-0010-056-0000, 002-0010-060-0000, 002-0010-062-0000, 002-0010-063-0000.

Project Description: The project includes amendments the Sacramento Railyards Specific Plan and includes the development of: 6,000-10,000 dwelling units; 514,270 square feet of retail; 2,757,027 - 3,857,027 square feet of office use; 771,405 square feet of flexible mixed use; approximately 1,228,000 square feet of hospital and medical uses (with associated parking); 1,100 hotel rooms (keys); 485,390 square feet of historic and cultural uses; and approximately 30 acres of open space. Entitlements are also requested for a major medical center (Kaiser Permanente Medical Center) and sports complex (MLS Stadium).

The Sacramento Railyards Specific Plan area is approximately 244 acres and includes the subject property, the City's Sacramento Valley Station, and the Union Pacific Railroad rail corridor. The project proposes to subdivide approximately 197 acres of the site into 118 lots for a variety of uses, including residential, retail, and office. The project also includes a medical center campus on approximately 17 acres and a major sports complex on approximately 14.56 acres.

The MLS Stadium project includes design and construction of the sports complex. The Railyards project also includes the design and construction of a stormwater outfall structure which is a facility that will collect, treat, and generally convey stormwater within the project area and discharge it to the Sacramento River.

As part of this project, several amendments are required for documents related to the Railyards, such as the Railyards Specific Plan, Design Guidelines, Special Planning District, Development Agreement and Financing Plan. The project also includes amendments to the general plan land use diagram, mobility element, rezones, and several site plan and design reviews.

ENDORSED
SACRAMENTO COUNTY

APR 13 2021

DONNA ALLRED, CLERK/RECORDER
BY 


4/8/2021, 7:10 AM

This is to advise that the City of Sacramento, City Council ☒ has approved the above described project on November 10, 2016 and has made the following determination regarding the above 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 the California Environmental Quality Act (CEQA) (Public Resources Code Section 21000 et seq.) and the State CEQA Guidelines (California Code of Regulations Section 15000 et seq.).
☐ 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 statement of Overriding Considerations was adopted for this project.
5. ☒ Findings were made pursuant to the provisions of CEQA

This is to certify that the final SEIR with comments and responses or Negative Declaration and the record of project approval is available to the General Public at:

City of Sacramento, Development Services Department, Planning Division
300 Richards Boulevard, Third Floor, Sacramento, California 95811

	<i>Associate Planner</i>	<i>11/14/16</i>
Signature (Lead Agency Contact)	Title	Date

Date received for filing at OPR

Date received for filing at Clerk

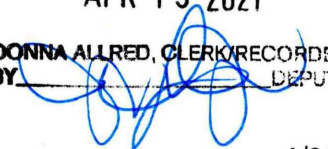
Governor's Office of Planning & Research

NOV 14 2016

STATE CLEARINGHOUSE

ENDORSED
SACRAMENTO COUNTY

APR 13 2021

DONNA ALLRED, CLERK/RECORDER
BY  DEPUTY

REC'D # 0009322657
November 14, 2016 2:02:16 PM

Sacramento County Recorder
Donna Allred, Clerk/Recorder

Check Number 005692
FDD BY
State Fees \$3,070.00
CLERKS \$40.00
Total fee \$3,110.00
Amount Tendered... \$3,110.00
Charge \$0.00
FCA 34/1/0

ENDORSED
SACRAMENTO COUNTY

APR 13 2021

DONNA ALLRED, CLERK/RECORDER
BY  DEPUTY



State of California - Department of Fish and Wildlife

2016 ENVIRONMENTAL FILING FEE CASH RECEIPT

DFW 753.5a (Rev. 12/15/15) Previously DFG 753.5a



RECEIPT NUMBER:

34 — 11142016 — 630

STATE CLEARINGHOUSE NUMBER (If applicable)

2006032058

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY		LEAD AGENCY EMAIL		DATE	
CITY OF SACRAMENTO, COMMUNITY DEVELOPMENT DEPT., PLANNING DIVISION		srjohnson@cityofsacramento.org		11142016	
COUNTY/STATE AGENCY OF FILING				DOCUMENT NUMBER	
Sacramento				160734	
PROJECT TITLE					
RAILYARDS SPECIFIC PLAN UPDATE, KP MEDICAL CENTER, MLS STADIUM, & STORMWATER OUTFALL PROJECT (P15-040)					
PROJECT APPLICANT NAME			PROJECT APPLICANT EMAIL		PHONE NUMBER
DOWNTOWN RAILYARD VENTURE, LLC, Contact: Jay Heckenlively			jheckenlively@mcclellanpark.com		(916) 965-7100
PROJECT APPLICANT ADDRESS			CITY	STATE	ZIP CODE
3140 PEACEKEEPER WAY			MCCLELLAN	CA	95652
PROJECT APPLICANT (Check appropriate box)					
<input type="checkbox"/> Local Public Agency <input type="checkbox"/> School District <input type="checkbox"/> Other Special District <input type="checkbox"/> State Agency <input checked="" type="checkbox"/> Private Entity					

CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,070.00	\$	3,070.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,210.25	\$	0.00
<input type="checkbox"/> Certified Regulatory Program document (CRP)	\$1,043.75	\$	0.00

☐ Exempt from fee☐ Notice of Exemption (attach)☐ CDFW No Effect Determination (attach)☐ Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
<input checked="" type="checkbox"/> County documentary handling fee		\$	40.00
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:
☐ Cash
☐ Credit
☒ Check
☐ Other
TOTAL RECEIVED \$ 3,110.00

SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
	Francisco C. Adame-Deputy Clerk

ENDORSED
SACRAMENTO COUNTY

APR 13 2021

DONNA ALLRED, CLERK/RECORDER
BY DEPUTY

ORIGINAL - PROJECT APPLICANT

COPY - CDFWASB

COPY - LEAD AGENCY

COPY - COUNTY CLERK

DFW 753.5a (Rev. 20151215)



State of California - Department of Fish and Wildlife
2021 ENVIRONMENTAL FILING FEE CASH RECEIPT
DFW 753.5a (REV. 01/01/21) Previously DFG 753.5a

Print

StartOver

Save

RECEIPT NUMBER:

34 — 04132021 — 102

STATE CLEARINGHOUSE NUMBER (If applicable)

2006032058

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY

City of Sacramento Community Development Department Planning Division

LEAD AGENCY EMAIL

DATE

04132021

COUNTY/STATE AGENCY OF FILING

Sacramento

DOCUMENT NUMBER

210127

PROJECT TITLE

Sacramento Valley Station Area Plan and Amendment of the Railyards Specific Plan

PROJECT APPLICANT NAME

City of Sacramento Attn: Greg Taylor

PROJECT APPLICANT EMAIL

gtaylor@cityofsacramento.org

PHONE NUMBER

(916) 808-5268

PROJECT APPLICANT ADDRESS

915 I Street

CITY

Sacramento

STATE

CA

ZIP CODE

95814

PROJECT APPLICANT (Check appropriate box)

☒ Local Public Agency

☐ School District

☐ Other Special District

☐ State Agency

☐ Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,445.25	\$	0.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,480.25	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,171.25	\$	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

X

AGENCY OF FILING PRINTED NAME AND TITLE

Sacramento County Clerk/Recorder-Jessica Jensen-Deputy Clerk

Sacramento County
Donna Allred, Clerk/Recorder
(916) 874-6334

Receipt#: 000902807
4/13/2021 9:35:50 AM
Order#: 20210102411 JLJ

Description	Amount
Clerk - CEQA Filing	\$50.00
Document 20210127	
Notice of Determination	
EIR Processing Fee	\$50.00

Total Amount Due \$50.00

Payments:
Check# 0000674552 \$50.00

We Appreciate Your Business
Have a Nice Day!
Please keep for your reference