

**City of Modesto
NOTICE OF DETERMINATION**

DEC 06 2019
COUNTY CLERK
STANISLAUS COUNTY
ASHIKA NARAYAN

**ATTENTION COUNTY CLERK:
PLEASE DO NOT REMOVE BEFORE Thursday, January 9, 2019**

TO: County Clerk-Recorder
County of Stanislaus
1021 I Street
Modesto, CA 95354

FROM: City of Modesto
Community & Economic Development Dept.
Planning Division
P.O. Box 642
Modesto, CA 95353

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

Project Title: FDP-19-001—Administrative Final Development Plan, Public Storage Self-Storage Facility

State Clearinghouse Number: Modesto Urban Area General Plan Master EIR (SCH No. 2014042081)

Contact Person: Katharine Martin, Associate Planner, 209-577-5465

Applicants: Daniel Zoldak, PE; Lars Andersen & Associates
4694 W. Jacquelyn Ave., Fresno, CA 93722 559-276-2790 x117

Owner: Bryan Miranda
701 Western Ave., Glendale, CA 91201

Project Location: SW Corner of Sylvan Avenue and Wood Sorrel Drive, Modesto CA

Project Description: New self-storage facility comprised of four buildings: 91,109 sf main single-story storage building with interior corridors, three single-story drive-up storage buildings and office. Total building area to be 119,117 sf, with associated parking spaces and storm water handling by two on-site detention basins.

This is to advise that the City of Modesto, the lead agency, has approved the above-described project on December 5, 2019 and has made the following determinations, pursuant to Section 21157.1 of the CEQA Guidelines:

The project is within the scope of the Master EIR and no new environmental document or Public Resources Code Section 21081 findings are required. The following findings have been found to be true:

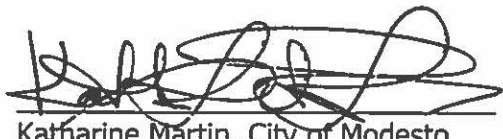
1. An Initial Study was prepared by the City of Modesto that analyzed whether the subsequent project may cause any significant effect on the environment that was not examined in the Master EIR and whether the subsequent project was described in the Master EIR as being within the scope of the report.
2. The subsequent project will have no additional significant effect on the environment, as defined in subdivision (d) of Section 21158 of the Public Resources Code, that was not identified in the Master EIR.
3. No new or additional mitigation measures or alternatives are required.
4. The subsequent project is within the scope of the project covered by the Master EIR.

5. All applicable policies, regulations, and mitigation measures identified in the Master EIR have been applied to the subsequent project or otherwise made conditions of approval of the subsequent project.
6. No substantial changes have occurred with respect to the circumstances under which the Master EIR was certified, and no new information, which was not known and could not have been known at the time that the Master EIR was certified as complete, has become available.

The Initial Study, Environmental Assessment No. EA/C&ED 2019-32, on file at the City of Modesto, Community and Economic Development Department, provides substantial evidence to support findings 1 thru 6, noted above.

This is to certify that the Master EIR is available to the general public at:

City of Modesto, Community & Economic Development Department, Planning Division,
1010 Tenth Street, Modesto, CA 95354


Katharine Martin, City of Modesto

Date: December 6, 2019 Title: Associate Planner

Governor's Office of Planning & Research

DEC 06 2019

STATE CLEARINGHOUSE



State of California - Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
DFW 753.5a (REV. 12/01/18) Previously DFG 753.5a

Print

Finalize & Email

RECEIPT NUMBER:

50 — 2019 — 035

STATE CLEARINGHOUSE NUMBER (If applicable)

SCH No. 2014042081

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY

CITY OF MODESTO

LEAD AGENCY EMAIL

DATE

03/06/2019

COUNTY/STATE AGENCY OF FILING

Stanislaus

DOCUMENT NUMBER

50-2019-035

PROJECT TITLE

CITY OF MODESTO GENERAL PLAN AMENDMENT 2040

PROJECT APPLICANT NAME

BRAD WALL, MPA, AICP, PRINCIPAL PLANNER

PROJECT APPLICANT EMAIL

PHONE NUMBER

(209) 577-5273

PROJECT APPLICANT ADDRESS

P.O. BOX 642

CITY

MODESTO

STATE

CA

ZIP CODE

95353

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,271.00	\$	3,271.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,354.75	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,112.00	\$	0.00
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> 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		\$	57.00
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:

☐ Cash ☐ Credit ☒ Check ☐ Other

TOTAL RECEIVED \$ 3,328.00

SIGNATURE

X

AGENCY OF FILING PRINTED NAME AND TITLE

CLERK RECORDER-ADAM LOERA-LEGAL CLERK



State of California - Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
DFW 753.5a (REV. 12/01/18) Previously DFG 753.5a

Print

Start Over

Finalize & Email

RECEIPT NUMBER:

50 — 2019 — 212

STATE CLEARINGHOUSE NUMBER (If applicable)

2014042081

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY

City of Modesto

LEAD AGENCY EMAIL

DATE

12/06/2019

COUNTY/STATE AGENCY OF FILING

Stanislaus

DOCUMENT NUMBER

2019-212

PROJECT TITLE

FDP-19-001- Administrative Final Development Plan, Public Storage Self-Storage Facility

PROJECT APPLICANT NAME

Daniel Zoldak

PROJECT APPLICANT EMAIL

PHONE NUMBER

(559) 276-2790

PROJECT APPLICANT ADDRESS

4694 W. Jacquelyn Avenue

CITY

Fresno

STATE

CA

ZIP CODE

93722

PROJECT APPLICANT (Check appropriate box)

☒ Local Public Agency

☐ School District

☐ Other Special District

☐ State Agency

☐ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)

\$3,271.00

\$

0.00

☐ Mitigated/Negative Declaration (MND)(ND)

\$2,354.75

\$

0.00

☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW

\$1,112.00

\$

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

\$

57.00

☐ Other

\$

PAYMENT METHOD:

☐ Cash

☐ Credit

☒ Check

☐ Other

TOTAL RECEIVED

\$

57.00

SIGNATURE

X. Ashika Narayan

AGENCY OF FILING PRINTED NAME AND TITLE

Ashika Narayan, Legal Clerk

REC'T # 0004362148

December 06, 2019 ----- 15:19:47

Stanislaus, County Recorder
Donna Linder Co Recorder Office

Environm # 19-212 -

Check Number 3008

REQD BY

County Admin Fee	\$57.00
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Total fee	\$57.00
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Amount Tendered...	\$57.00
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Change	\$0.00
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AKN,C1/1/0