

# CALIFORNIA ENVIRONMENTAL QUALITY ACT

## NOTICE OF DETERMINATION

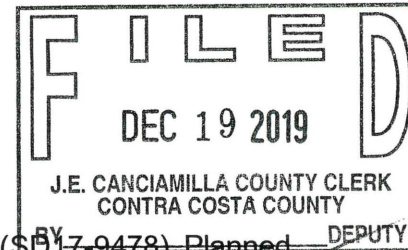
**To:**

☒ **Office of Planning and Research**  
For U.S. Mail: Street Address:  
P.O. Box 3044 1400 Tenth St., Rm 113  
Sacramento, CA 95812-3044 Sacramento, CA 95814

☒ County Clerk  
County of: Contra Costa  
555 Escobar Street  
Martinez, CA 94553

**From:**

Contra Costa County  
Dept. of Conservation and Development  
30 Muir Road  
Martinez, CA 94553  
(925) 674-7205



**State Clearinghouse Number:** 2018122029

**Project Title:** Baltimore Court Single-Family Residential Project - 33-lot Subdivision (SD 17-9478), Planned Unit District Rezoning (RZ17-3239), and Development Plan (DP17-3054)

**Project Applicant:** 1486 Investors, LLC, 15700 Winchester Blvd., Los Gatos, CA 95030; Telephone: 408-354-9777

**Project Location:** Northern terminus of Baltimore Court, El Sobrante, CA 94803

**Lead Agency:** Contra Costa County Department of Conservation and Development, 30 Muir Road, Martinez, CA 94553

**Project Description:** The project creates a 33-lot subdivision, including 30 residential parcels, one hillside open space parcel, one storm drainage parcel, and a roadway parcel. Subsequent to the subdivision, 30 single-family residences will be constructed on the project site, accessed by a road extension of Baltimore Court. The project includes a rezoning from the existing R-6 and R-7 Single-Family Residential Districts to a P-1 Planned Unit District, to allow clustering of the single-family homes while setting aside land for hillside open space, storm drainage, and the restrictive riparian easement that was established pursuant to a grant deed of development rights to the County in 2007.

The Subdivision was approved on August 28, 2019 by the County Planning Commission; the Rezoning and Development Plan were approved on December 17, 2019 by the County Board of Supervisors.

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 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.

☒ Notice of Determination sent to Office of Planning and Research.\*

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

30 Muir Road, Martinez, CA 94553

**Lead Agency Contact Person:** Stan Muraoka, AICP, Contra Costa County Department of Conservation and Development; Telephone: 925-674-7781

Signature (Contra Costa County): Stan Muraoka Title: Senior Planner  
Stan Muraoka, AICP

Date: 12/17/19 Date Received for filing at OPR: \_\_\_\_\_

### AFFIDAVIT OF FILING AND POSTING

I declare that on 12-19-19 I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

Signature

Cyrtum

Title

Deputy Clerk

Department of Fish and Wildlife Fees Due:

Applicant's

Name: 1486 Investors, LLC  
Address: 15700 Winchester Blvd.  
Los Gatos, CA 95030

	EIR - \$3271.00
X	Neg. Dec. - \$2354.75
X	County Clerk - \$50
X	DCD - \$25

Total Due: \$  
Total Paid: \$  
Receipt # DEC 23 2019

STATE CLEARINGHOUSE

\*Notice Of Determination may be sent by fax to (916) 323-3018, if followed up with a duplicate mailed copy.



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

Start Over

Print

RECEIPT NUMBER:

07 — 12192019 — 419

STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CCC Department of Conservation and Development	LEAD AGENCY EMAIL	DATE 12192019
COUNTY/STATE AGENCY OF FILING Contra Costa	DOCUMENT NUMBER E-0000510	

PROJECT TITLE

Baltimore Court Single-Family Residential Project - 33-lot Subdivision (SD17-9478), Planned Unit District Rezoning (RZ17-3230), and development Plan (DP17-3054)

PROJECT APPLICANT NAME 1486, LLC	PROJECT APPLICANT EMAIL	PHONE NUMBER (408) 354-9777
PROJECT APPLICANT ADDRESS 15700 WINCHESTER BLVD	CITY LOS GATOS	STATE CA
	ZIP CODE 95030	

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)	\$3,271.00	\$ 0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,354.75	\$ 2,354.75
<input type="checkbox"/> 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)

<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		\$ 50.00
<input type="checkbox"/> Other		\$

PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other JV

TOTAL RECEIVED \$ 2,404.75

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE C. Pittman
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County Receipt Number 3657015