

ADDENDUM TO AN ADOPTED ENVIRONMENTAL IMPACT REPORT

The City of Sacramento, California, a municipal corporation, does hereby prepare, make declare, and publish the Addendum to a certified Environmental Impact Report (EIR) for the following described project:

Project Name and Number: Parkebridge Post Subdivision Modification Project (P13-066)

The proposed project includes modifications to the subdivision map that was originally approved in ParkeBridge Residential Subdivision Project (P04-212; SCH# 2005012119).

The City of Sacramento, Community Development Department, has reviewed the proposed project and on the basis of the whole record before it, has determined that there is no substantial evidence that the project, as identified in the attached addendum, would have a significant effect on the environment beyond that which was evaluated in the environmental impact report (EIR) prepared for the original project. A Subsequent EIR is not required pursuant to the California Environmental Quality Act of 1970 (Sections 21000, et. Seq., Public Resources Code of the State of California).

This Addendum to a certified EIR has been prepared pursuant to Title 14, Section 15164 of the California Code of Regulations; the Sacramento Local Environmental Regulations (Resolution 91-892) adopted by the City of Sacramento.

A copy of this document and all supportive documentation may be reviewed or obtained at the City of Sacramento, Community Development Department, Planning Division, 300 Richards Boulevard, Sacramento, California 95811.

Environmental Services Manager, City of Sacramento,
California, a municipal corporation

Date: March 10, 2014

By:


Tom Buford, Senior Planner

**Parkebridge Post Subdivision Modification (P13-066)
Addendum to Environmental Impact Report (SCH No. 2005012119)**

File Number/Project Name: Parkebridge Post Subdivision Modification Project (P13-066)

Project Location: 3800 Fong Ranch Road, Sacramento, CA. APN: 225-0246-001, -002 and -003.

Existing Plan Designations and Zoning: The general plan designation for the project site is Suburban Neighborhood Low Density, Suburban Neighborhood Medium Density, and Parks and Recreation. The zoning designations for the project site are R-1A-PUD, R-2A-PUD and OS (Open Space)

Project Background: The Parkebridge (P04-212) project was approved by the City Council on March 14, 2006 (Resolution No. 2006-192). The proposed project requests minor changes in lot lines and in the design of some project streets. The total number of lots would be reduced from 531 to 530. The 2030 General Plan, when adopted in 2009, reduced the maximum density for the land use designation for the site, which conflicts with some features of the approved project design. The proposed project would adopt general plan designations that are consistent with the project as approved in P04-212.

Project Description: The proposed project would approve entitlements that would allow for minor design changes and consistency of the project as approved with the general plan designations:

- Post Subdivision Modification
- PUD Guidelines Amendment
- General plan amendment: to change designation to Suburban Neighborhood Medium Density and Parks and Recreation

Discussion

An Addendum to a certified environmental impact report may be prepared if only minor technical changes or additions are required, and none of the conditions identified in CEQA Guidelines Section 15162 are present. The following identifies the standards set forth in section 15162 as they relate to the project.

1. **No substantial changes are proposed in the project which would require major revisions of the previous EIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects.**

2. **No substantial changes have occurred with respect to circumstances under which the project is undertaken that would require major revisions of the previous EIR due to the involvement of new significant environmental effect or a substantial increase in the severity of previously indemnified significant effects.**

3. **No new information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete or adopted, shows any of the following:**
 - a) **The project will have one or more significant effects not discussed in the previous EIR;**
 - b) **Significant effects previously examined will be substantially more severe than shown in the previous EIR;**
 - c) **Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative, or;**
 - d) **Mitigation measures or alternatives which are considerable different from those analyzed in the previous would substantially reduce on or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.**

The changes to the project design that would be approved with the post subdivision modifications and amendments to the PUD Guidelines are minor in nature, and would result in a decrease in the number of residential parcels. No changes in the analysis that was included in the EIR for the original project are required, and there would be no significant effects that would occur.

The change in the general plan land use designation for the project site would resolve a conflict that occurred when the maximum density for the land use designation for the site was reduced after project approval and as part of the adoption of the 2030 General Plan. The change in designation would result in no changes in the project as approved in P04-21 and analyzed in the EIR.

The physical conditions of the project site have not been modified since the project approval. No substantial changes have occurred on neighboring properties that would result in changes to the analysis of physical effects on the environment that were evaluated in the EIR for the original project.

The tentative map includes an approximately 2.4-acre parcel designated as a remainder parcel. The project does not include any proposal for the future use of the site, which is consistent with

the treatment of the parcel in the EIR. Any future proposals for the parcel would require review by the City, and if any discretionary permit is required then the City would conduct appropriate review under the California Environmental Quality Act. In addition to any review by the City the applicant would be required to comply with state and federal law, including obtaining any required permits or approvals. The owner of the parcel would be required to comply with weed abatement and nuisance requirements of City Code. No additional environmental review is required for the designation of the remainder parcel.

The EIR that was certified for the original ParkeBridge project (State Clearinghouse No. 2005012119) is available for review at the Community Development Department, 300 Richards Boulevard, Third Floor, Sacramento CA 95811 during public counter hours, and on the department's EIR web site at

<http://portal.cityofsacramento.org/Community-Development/Planning/Environmental/Impact-Reports.aspx>

Based on the above analysis, this Addendum to the previously-certified Environmental Impact Report for the project has been prepared.

Attachments:

- A) City Council Resolution No. 2006-192