Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

Project Title: Folsom Corporate Center Apartments
Lead Agency: City of Folsom
Mailing Address: 50 East Natoma Street
City: Folsom Zip: 95630
County: Sacramento

Project Location: County: Sacramento City/Nearest Community: Folsom Cross Streets: Ion Point Road, Broadstone Parkway, Rowberry Drive Longitude/Latitude: 121° 7' 7.212" N / 38° 39' 8.676" W Total Acres: 11.92
Assessor's Parcel No.: 072-3120-026; 072-3120-023 Section: 7.6, 17&18 Twp.: 9 North Range: 8 East Base: Mount Diablo
Within 2 Miles: State Hwy #: 50 Waterways: Willow Creek Airports: N/A Railways: N/A Schools: Oak Ridge Elementary School, Folsom High School, Sac

Document Type:

CEQA: [ ] NOP [ ] Draft EIR NEPA: [ ] NOI [ ] Other: Joint Document
[ ] Early Cons [ ] Supplement/Subsequent EIR [ ] EA Other: Final Document
[ ] Neg Dec (Prior SCH No.) [ ] Draft EIS [ ] Other: 

Local Action Type:

[ ] General Plan Update [ ] Specific Plan
[ ] General Plan Amendment [ ] Master Plan
[ ] General Plan Element [ ] Planned Unit Development
[ ] Community Plan [ ] Site Plan
[ ] Rezone [ ] Prezone
[ ] Redevelopment
[ ] Prezone
[ ] Use Permit
[ ] Coastal Permit
[ ] Land Division (Subdivision, etc.)
[ ] Other: 

Development Type:

[ ] Residential: Units 253 Acres 11.9
[ ] Office: Sq.ft. Acres Employees
[ ] Commercial: Sq.ft. Acres Employees
[ ] Industrial: Sq.ft. Acres Employees
[ ] Educational:
[ ] Recreational:
[ ] Water Facilities: Type MGD

Transportation: Type
Mining: Mineral
Power: Type
Waste Treatment: Type
Hazardous Waste: Type
Other:

Project Issues Discussed in Document:

[ ] Aesthetic/Visual [ ] Fiscal [ ] Recreation/Parks [ ] Vegetation
[ ] Agricultural Land [ ] Flood Plain/Flooding [ ] Schools/Universities [ ] Water Quality
[ ] Archeological/Historical [ ] Geologic/Seismic [ ] Sewer Capacity [ ] Wetland/Riparian
[ ] Biological Resources [ ] Minerals [ ] Soil Erosion/Compaction/Grading
[ ] Coastal Zone [ ] Noise [ ] Solid Waste
[ ] Drainage/Absorption [ ] Population/Housing Balance [ ] Toxic/Hazardous
[ ] Economic/Jobs [ ] Public Services/Facilities [ ] Traffic/Circulation
[ ] Other: GHG, Tribal Cultural Res

Present Land Use/Zoning/General Plan Designation:

General Plan Land Use: Industrial/Office Park (IND); Zoning: Lot 1- Limited Manufacturing PD (M-L PD), Lot 6- Business and Professional PD (B-P PD)

Project Description: (please use a separate page if necessary)

The proposed project includes the construction of a new multi-family apartment community on two separate parcels (referred to as Lot 1 and Lot 6) within the Folsom Corporate Center. The apartment community in total would consist of 253 apartment units, two clubhouses, 487 parking spaces, and indoor and outdoor amenities unique to each parcel. On-site parking would include garage parking spaces, carport covered parking spaces, and uncovered parking spaces. The units would be available as one-, two-, or three-bedroom apartments, and would range from 690 square feet (sf) to 1,325 sf. The proposed project would require a General Plan Amendment, Rezone, Planned Development Permit, Design Review, and Tree Removal Permit.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Revised 2010
**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X". If you have already sent your document to the agency please denote that with an "S".

<table>
<thead>
<tr>
<th>Agency Name</th>
<th>Agency Name</th>
</tr>
</thead>
<tbody>
<tr>
<td>Air Resources Board</td>
<td>Office of Historic Preservation</td>
</tr>
<tr>
<td>Boating &amp; Waterways, Department of</td>
<td>Office of Public School Construction</td>
</tr>
<tr>
<td>California Emergency Management Agency</td>
<td>Parks &amp; Recreation, Department of</td>
</tr>
<tr>
<td>California Highway Patrol</td>
<td>Pesticide Regulation, Department of</td>
</tr>
<tr>
<td>Caltrans District #</td>
<td>Public Utilities Commission</td>
</tr>
<tr>
<td>Caltrans Division of Aeronautics</td>
<td>Regional WQCB #</td>
</tr>
<tr>
<td>Caltrans Planning</td>
<td>Resources Agency</td>
</tr>
<tr>
<td>Central Valley Flood Protection Board</td>
<td>Resources Recycling and Recovery, Department of</td>
</tr>
<tr>
<td>Coastal Commission</td>
<td>San Gabriel &amp; Lower L.A. Rivers &amp; Mtns. Conservancy</td>
</tr>
<tr>
<td>Colorado River Board</td>
<td>San Joaquin River Conservancy</td>
</tr>
<tr>
<td>Conservation, Department of</td>
<td>Santa Monica Mtns. Conservancy</td>
</tr>
<tr>
<td>Corrections, Department of</td>
<td>State Lands Commission</td>
</tr>
<tr>
<td>Delta Protection Commission</td>
<td>SWRCB: Clean Water Grants</td>
</tr>
<tr>
<td>Education, Department of</td>
<td>SWRCB: Water Quality</td>
</tr>
<tr>
<td>Energy Commission</td>
<td>SWRCB: Water Rights</td>
</tr>
<tr>
<td>Fish &amp; Game Region #</td>
<td>Tahoe Regional Planning Agency</td>
</tr>
<tr>
<td>Food &amp; Agriculture, Department of</td>
<td>Toxic Substances Control, Department of</td>
</tr>
<tr>
<td>Forestry and Fire Protection, Department of</td>
<td>Water Resources, Department of</td>
</tr>
<tr>
<td>General Services, Department of</td>
<td>Other:</td>
</tr>
<tr>
<td>Health Services, Department of</td>
<td>Other:</td>
</tr>
<tr>
<td>Housing &amp; Community Development</td>
<td>Other:</td>
</tr>
<tr>
<td>Native American Heritage Commission</td>
<td>Other:</td>
</tr>
</tbody>
</table>

**Local Public Review Period (to be filled in by lead agency)**

Starting Date: March 7, 2022  
Ending Date: April 5, 2022

**Lead Agency (Complete if applicable):**

Consulting Firm: HELIX Environmental Planning, Inc.  
Applicant: FCC 50, LLC

Address: 11 Natoma Street, Suite 155  
Address: 2484 Natomas Park Drive, Suite 101

City/State/Zip: Folsom, CA 95630  
City/State/Zip: Sacramento, CA 95833

Contact: Robert Edgerton, AICP CEP  
Phone: 916.365.8700

Signature of Lead Agency Representative: [Signature]  
Date: March 7, 2022