

County of Santa Clara
Office of the County Clerk-Recorder
Business Division



County Government Center
70 West Hedding Street, E. Wing, 1st Floor
San Jose, California 95110 (408) 299-5688

Santa Clara County - Clerk-Recorder Office
State of California

File Number: ENV23872

ENVIRONMENTAL FILING
No. of Pages: 2
Total Fees: \$2598.00
File Date: 03/24/2022
Expires: 04/23/2022

REGINA ALCOMENDRAS, Clerk-Recorder
By: Sandy Chanthasy, Deputy Clerk-Recorder

CEQA DOCUMENT DECLARATION

ENVIRONMENTAL FILING FEE RECEIPT

PLEASE COMPLETE THE FOLLOWING:

1. LEAD AGENCY: City of Morgan Hill
2. PROJECT TITLE: Manzanita Park Project
3. APPLICANT NAME: North Corridor Investors LLC PHONE: (408) 779-5900
4. APPLICANT ADDRESS: 385 Woodview Avenue, Suite 100, Morgan Hill, CA 95037
5. PROJECT APPLICANT IS A: Local Public Agency School District Other Special District State Agency Private Entity
6. NOTICE TO BE POSTED FOR 30 DAYS.
7. CLASSIFICATION OF ENVIRONMENTAL DOCUMENT

a. PROJECTS THAT ARE SUBJECT TO DFG FEES

<input type="checkbox"/> 1. ENVIRONMENTAL IMPACT REPORT (PUBLIC RESOURCES CODE §21162)	\$ 3,539.25	\$ <u>0.00</u>
<input checked="" type="checkbox"/> 2. NEGATIVE DECLARATION (PUBLIC RESOURCES CODE §21080(C))	\$ 2,548.00	\$ <u>2,548.00</u>
<input type="checkbox"/> 3. APPLICATION FEE WATER DIVERSION (STATE WATER RESOURCES CONTROL BOARD ONLY)	\$ 850.00	\$ <u>0.00</u>
<input type="checkbox"/> 4. PROJECTS SUBJECT TO CERTIFIED REGULATORY PROGRAMS	\$ 1,203.25	\$ <u>0.00</u>
<input checked="" type="checkbox"/> 5. COUNTY ADMINISTRATIVE FEE (REQUIRED FOR a-1 THROUGH a-4 ABOVE) Fish & Game Code §711.4(e)	\$ 50.00	\$ <u>50.00</u>

b. PROJECTS THAT ARE EXEMPT FROM DFG FEES

<input type="checkbox"/> 1. NOTICE OF EXEMPTION (\$50.00 COUNTY ADMINISTRATIVE FEE REQUIRED)	\$ 50.00	\$ <u>0.00</u>
<input type="checkbox"/> 2. A COMPLETED "CEQA FILING FEE NO EFFECT DETERMINATION FORM" FROM THE DEPARTMENT OF FISH & GAME, DOCUMENTING THE DFG'S DETERMINATION THAT THE PROJECT WILL HAVE NO EFFECT ON FISH, WILDLIFE AND HABITAT, OR AN OFFICIAL, DATED RECEIPT / PROOF OF PAYMENT SHOWING PREVIOUS PAYMENT OF THE DFG FILING FEE FOR THE *SAME PROJECT IS ATTACHED (\$50.00 COUNTY ADMINISTRATIVE FEE REQUIRED)		
DOCUMENT TYPE: <input type="checkbox"/> ENVIRONMENTAL IMPACT REPORT <input type="checkbox"/> NEGATIVE DECLARATION	\$ 50.00	\$ <u>0.00</u>

c. NOTICES THAT ARE NOT SUBJECT TO DFG FEES OR COUNTY ADMINISTRATIVE FEES

<input type="checkbox"/> NOTICE OF PREPARATION	<input type="checkbox"/> NOTICE OF INTENT	NO FEE	\$ <u>NO FEE</u>
--	---	--------	------------------

8. OTHER: _____ FEE (IF APPLICABLE): \$ _____

9. TOTAL RECEIVED..... \$ 2,598.00

*NOTE: "SAME PROJECT" MEANS NO CHANGES. IF THE DOCUMENT SUBMITTED IS NOT THE SAME (OTHER THAN DATES), A "NO EFFECT DETERMINATION" LETTER FROM THE DEPARTMENT OF FISH AND GAME FOR THE SUBSEQUENT FILING OR THE APPROPRIATE FEES ARE REQUIRED.

THIS FORM MUST BE COMPLETED AND ATTACHED TO THE FRONT OF ALL CEQA DOCUMENTS LISTED ABOVE (INCLUDING COPIES) SUBMITTED FOR FILING. WE WILL NEED AN ORIGINAL (WET SIGNATURE) AND TWO (2) COPIES. IF THERE ARE ATTACHMENTS, PLEASE PROVIDE THREE (3) SETS OF ATTACHMENTS FOR SUBMISSION. (YOUR ORIGINAL WILL BE RETURNED TO YOU AT THE TIME OF FILING.)

CHECKS FOR ALL FEES SHOULD BE MADE PAYABLE TO: SANTA CLARA COUNTY CLERK-RECORDER

PLEASE NOTE: FEES ARE ANNUALLY ADJUSTED (Fish & Game Code §711.4(b)); PLEASE CHECK WITH THIS OFFICE AND THE DEPARTMENT OF FISH AND GAME FOR THE LATEST FEE INFORMATION.

"... NO PROJECT SHALL BE OPERATIVE, VESTED, OR FINAL, NOR SHALL LOCAL GOVERNMENT PERMITS FOR THE PROJECT BE VALID, UNTIL THE FILING FEES REQUIRED PURSUANT TO THIS SECTION ARE PAID." Fish & Game Code §711.4(c)(3)



CITY OF MORGAN HILL
Development Services Center, Planning Division

17575 Peak Avenue Morgan Hill CA 95037 (408) 778-6480 Fax (408) 779-7236
Website Address: www.morgan-hill.ca.gov

**NOTICE OF DETERMINATION
FOR AN INITIAL STUDY/MITIGATED NEGATIVE DECLARATION**

To: Office of the County Clerk
County of Santa Clara
County Government Center
70 West Hedding Street, E. Wing, 1st Floor
San José, CA 95110

From: City of Morgan Hill
Community Development Agency
17575 Peak Avenue
Morgan Hill, CA 95037

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

Project Title: Manzanita Park Project

Project Location: East of the Monterey Road/Tilton Avenue Intersection, Morgan Hill, CA (APN 725-01-018)

State Clearinghouse Number: 2022020430

Lead Agency Contact Person: Gina Paolini

Area Code/Telephone: (408) 310-4676

Project Description: The proposed project consists of a residential condominium development, comprised of 67 units spread across 12, three-story buildings. The project's 12 buildings would be arranged in four-plex, five-plex, and six-plex configurations. In addition, the project would include improvements to both Monterey Road and Tilton Avenue, on-site parking, associated utilities improvements, landscaping, and open space areas. The project requires City approval of a Vesting Tentative Map and Design Review.

This is to advise that the **Lead Agency** approved the above-described project on March 22, 2022 and made the following determinations regarding the proposed project:

1. The project will not have a significant effect on the environment.
2. A **Mitigated Negative Declaration** was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A Mitigation Monitoring and Reporting Program was adopted for this project.
5. A Statement of Overriding Considerations was not adopted for this project.
6. Findings were not made pursuant to the provisions of CEQA (Section 15091).

This is to certify that the Initial Study/Mitigated Negative Declaration, and record of project of approval, is available to the general public at the following address: City of Morgan Hill, Community Development Agency, 17575 Peak Avenue, Morgan Hill, CA 95037.


Jennifer Carnan, Development Services Director
City of Morgan Hill

3/23/2022

March 23, 2022



Regina Alcomendras
Santa Clara County
Clerk-Recorder
(408) 299-5688
<https://www.clerkrecorder.org>

Receipt: 22-53851

Product	Name	Extended
CEQA	ENVIRONMENTAL FILING	\$2,598.00
	# Pages	2
	Document #	ENV23872
	Document Info:	CITY OF MORGAN HILL
	Filing Type	N
Total		\$2,598.00
Tender (Check)		\$2,598.00
Check #	1085437	
Paid By	NICK PAPPANI	

PLEASE KEEP FOR REFERENCE



State of California - Department of Fish and Wildlife
2022 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/22) Previously DFG 753.5a

RECEIPT NUMBER: ENV23872
STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF MORGAN HILL	LEAD AGENCY EMAIL	DATE 03/24/2022
COUNTY/STATE AGENCY OF FILING SANTA CLARA	DOCUMENT NUMBER	

PROJECT TITLE
MANZANITA PARK PROJECT

PROJECT APPLICANT NAME NORTH CORRIDOR INVESTORS LLC	PROJECT APPLICANT EMAIL	PHONE NUMBER (408) 779-5900
PROJECT APPLICANT ADDRESS 385 WOODVIEW AVE SUITE 100	CITY MORGAN HILL	STATE CA
		ZIP CODE 95037

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)	\$3,539.25	\$ _____
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,548.00	\$ <u>2,548.00</u>
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,203.25	\$ _____
<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	\$ _____
<input checked="" type="checkbox"/> County documentary handling fee		\$ <u>50.00</u>
<input type="checkbox"/> Other		\$ _____

PAYMENT METHOD:

Cash Credit Check Other

TOTAL RECEIVED \$ 2,598.00

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE Sandy Chanthasy, Deputy County Clerk-Recorder
--	--

Santa Clara County Recorder - Official Records

70 West Hedding St.
San Jose, CA 95110
408-299-5688

Source:	Phone Order (Card Keyed-In)	Authorization:	Paid in Full
Order Date/Time:	3/24/2022 04:18 PM PDT	Agency Amount:	\$2598.00
Order Number:	141073292	Other Agency Amount:	\$0.00
Operator:	SandyC	Shipping Amount:	\$0.00
Location Code:	*****615	LN Service Fee:	\$2.50
		Total Amount(USD):	\$2600.50

Payment Information

Transaction Type:	Purchase	Expiration	###/###
Card Holder:	RANEY PAPPANI	Transaction Ref #:	136682948
Payment Method:	Credit Card (AMEX *****1118)	CVV2 Response:	
Approval Code:	123342	Auth Txn Id #:	00405381913507
AVS Response:	Y	Val Code:	

Merchant Copy

Agency Amount	Product	Product Detail
\$2598.00	Clerk Payment	

Santa Clara County Recorder - Official Records

70 West Hedding St., San Jose, CA 95110
408-299-5688

VitalChek Receipt - Phone Order (Card Keyed-In)
Cardholder Copy

Order Date/Time:	3/24/2022 04:18 PM PDT	Transaction Type:	Purchase
Confirmation Number:	141073292	Approval Code:	123342
Payment Applied towards:	Clerk Payment	Transaction Ref #:	136682948
Card Holder:	RANEY PAPPANI	Payment Method:	AX(1118)

Bill To

RANEY PAPPANI
1501 SPORTS DR STE A
Sacramento, CA 95834
United States of America

Authorization:	Paid in Full
Agency Amount:	\$2598.00
Other Agency Amount:	\$0.00
LN Service Fee:	\$2.50
Total Amount(USD):	\$2600.50

Refund Policy: Please contact the agency listed on the receipt to request a refund.