

**NOTICE OF EXEMPTION**

**2019018176**

TO: Office of Planning and Research  
1400 10th Street, Room 121  
Sacramento, CA 95814

FROM: California Tahoe Conservancy  
1061 Third Street  
South Lake Tahoe, CA 96150

**Project Title:**

Transfer of one residential development right to enable construction of a new single-family residence.

**Project Location – Specific:**

The receiving parcel is 4250 West Lake Boulevard (Placer County APN 085-250-008), located in Homewood, CA.

**Project Location – City:**

Unincorporated

**Project Location – County:**

Placer

**Description of Nature, Purpose, and Beneficiaries of Project:**

Project consists of the transfer of one residential development right from Conservancy-owned land to a receiving parcel on which a private residence will be constructed. The transfer enables the receiving landowner to carry out the project without any net increase in the amount of existing land coverage in the Lake Tahoe Basin.

**Name of Public Agency Approving Project:**

California Tahoe Conservancy

**Name of Person or Agency Carrying Out Project:**

Model Home Productions, LLC

**Exempt Status:**

- Ministerial (§ 15268)
- Declared Emergency (§ 15269(a))
- Emergency Project (§ 15269(b)(c))
- Categorical Exemption Class 3, § 15303.

**Reasons Why Project is Exempt:**

The coverage transfer will enable construction of a single-family residence, which is categorically exempt under Class 3 (new construction of small structures).

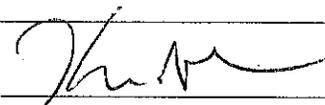
**Contact Person:**

Amy Cecchetti

**Telephone Number:**

(530) 543-6033

**Date Received for Filing:**



Kevin Prior  
Chief Administrative Officer

Governor's Office of Planning & Research

**JAN 10 2019**

**STATE CLEARINGHOUSE**