

Notice of Exemption

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

From: (Public Agency) Sierra Co. Planning Dept.
P.O. Box 530
Downieville, CA 95936

County Clerk
County of Sierra



Project Title: Ferroni Tentative Parcel Map (#1690)

Project Location – Specific: Off Hill Lane in Verdi, CA, near the Washoe County, NV border

Project Location – City: _____ Project Location – County: Sierra

Project Description:

Tentative Parcel Map to subdivide a 53-acre parcel into two (2) parcels: a 3.88-acre lot and a 9.03-acre lot, with a 40.26-acre designated remainder. The project site (APN 023-080-026) is located in the unincorporated community of Verdi, CA adjacent to the Nevada State line.

Name of Public Agency Approving Project: _____

County of Sierra

Name of Person, Address and Phone Number or Agency Carrying Out Project: Filiberto and Karen Ferroni, P.O. Box 950, Verdi NV 89439 (775-345-0108)

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: 15315 (Class 15)
- Statutory Exemptions. State code number: 21083.3 and 15061(b)(3)

Reasons why project is exempt:


Minor 2-lot subdivision in an area zoned for rural residential use in conformance with General Plan and zoning (Class 15 Categorical Exemption); project is consistent with the land use designations adopted by the County and contained within the General Plan and addressed in the EIR adopted and certified in conjunction with it, and is therefore eligible for a statutory exemption under Public Resources Code Sections 21083.3(a) and (e) (see also CEQA Guidelines Sections 15183, 15061(b)(3), and Sierra County General Plan 2012 EIR). The proposed parcels will be used for pasturing horses and no development or improvements are proposed or required for the foreseeable future; therefore the project is eligible for a common sense exemption under CEQA Guidelines Section 15061(b)(3).

Lead Agency

Contact Person: Brandon Pangman Area Code/Telephone: (530) 289-3251

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature:  Date: December 16, 2021 Title: Planner

- Signed by Lead Agency
- Signed by Applicant

Date received for filing at OPR: _____