

Notice of Exemption

Appendix E

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

County Clerk
County of: Nevada

From: (Public Agency): Nevada County
950 Maidu Aveune
Nevada City, CA 95959

(Address)

Project Title: Acevedo Variance- PLN21-0291; VAR21-0002

Project Applicant: Roberto Acevedo

Project Location - Specific:

13216 La Barr Meadows Road, Grass Valley CA, 95949

Project Location - City: Grass Valley Project Location - County: Nevada County

Description of Nature, Purpose and Beneficiaries of Project:

An application requesting a variance to setback standards. The request is to reduce the exterior yard setback from 40 feet from the centerline of the Twin Pines Place Right of Way (ROW) to 5 feet from the edge of the Twin Pines Place ROW for the length of the existing garage.. The purpose of the variance is to bring a legal non-conforming garage into compliance so that it can be renovated.

Name of Public Agency Approving Project: Nevada County

Name of Person or Agency Carrying Out Project: David Nicholas

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: 15305(a)
- Statutory Exemptions. State code number: _____

Reasons why project is exempt:

The proposed variance will permit renovation and expansion of the existing garage five feet from the Twin Pines Place right-of-way. This project is found to be Categorically Exempt from environmental review, pursuant to CEQA Guidelines Section 15305(a), which specifically exempts minor alterations in land use limitations in areas with an average slope of less than twenty percent, which do not result in an increase in density or a change to land use, including but not limited to setback variances not resulting in the creation of new parcels.

Lead Agency

Contact Person: David Nicholas Area Code/Telephone/Extension: 530-265-1257

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: David Nicholas Date: 2/23/2022 Title: Assistant Planner

■ Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____