



CALIFORNIA ENVIRONMENTAL QUALITY ACT
Notice of Exemption

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

From: Contra Costa County
Department of Conservation and
Development
30 Muir Road
Martinez, CA 94553

[X] County Clerk, County of Contra Costa

Project Title: Variance Permit for a New Single-Family Residence CDVR21-01042

Project Applicant: Sergey Anakin, 169 Damascus Drive, Pacheco, CA 94553 (925) 483-6507

Project Location: 110 feet southeast of Shell Ave, Bella Vista Ave, Monterey Ave intersection, Martinez, CA 94553 (APN: 375-141-025)

Lead Agency: Department of Conservation and Development, 30 Muir Road, Martinez, CA 94553

Contact Person: Everett Louie, Planner I, 30 Muir Road, Martinez, CA 94553. (925) 655-2873

Project Description: The applicant approval of a Variance and a Small Lot Design Review application to allow a 10-foot aggregate side yard (where 15-foot aggregate is the minimum) for the construction of a new 1,800-square-foot, two-story residence with a 900-square-foot attached garage on a substandard vacant parcel. Other work not related to the Variance will be a new deck in the front and rear, new driveway and new landscape area.

The project was approved on May 16, 2022, by the Contra Costa County Zoning Administrator.

Name of Person or Agency Carrying out Project: Contra Costa County Department of Conservation and Development

Exempt Status:

- Ministerial Project (Sec. 21080[b][1]; 15268)
Declared Emergency (Sec. 21080[b][3]; 15269[a])
Emergency Project (Sec. 21080[b][4]; 15269[b][c])
Categorical Exemption (Sec.15303 (a))
General Rule of Applicability (Sec. 15061[b][3])
Other Statutory Exemption (Sec.)

Reasons why project is exempt: The project is exempt from environmental review pursuant to CEQA Guidelines section 15303(a). which exempts the construction of one single-family residence. The proposed project involves the construction of a single-family residence with an attached garage. Therefore, the proposed project qualifies for a Categorical Exemption under CEQA Guidelines Section 15303(a).

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? [X] Yes [] No

Signature: [Handwritten Signature] Date 5/31/2022 Title: Planner I

Contra Costa County Department of Conservation and Development

- [X] Signed by Lead Agency [] Signed by Applicant

AFFIDAVIT OF FILING AND POSTING

I declare that on [] I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

Signature Title

Applicant

Name: Sergey Anakin
Address: 169 Damascus Drive, Pacheco, CA 94553
Phone: (925) 483-6507

Department of Fish and Wildlife Fees Due

- [] De Minimis Finding - \$0
[X] County Clerk - \$50
[X] Conservation and Development - \$25

Total Due: \$75.00 Receipt #: []