



## **CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)** **NOTICE OF EXEMPTION**

**To:**  **County Clerk**  
County of Ventura  
800 South Victoria Ave., L#1260  
Ventura, CA 93009

**From:** **County of Ventura**  
RMA, Planning Division  
800 South Victoria Ave., L#1740  
Ventura, CA 93009

**Office of Planning and Research**  
1440 Tenth Street, Room 121  
Sacramento, CA 95814  
*(Filed digitally through CEQA Submit)*

### **A. Project Description:**

- 1. Entitlement:** Planned Development (PD) Permit Case No. PL21-0092
- 2. Applicant's Name:** Jeff Giordani
- 3. Applicant's Address:** 788 Wood Lawn Drive, Thousand Oaks, CA 91360
- 4. Location:** South Side of Kathleen Drive, 70 Feet East of Donlin Lane, Ventu Park Area of Newbury Park, Ventura County (See the attached USGS map.)
- 5. Assessor Parcel Nos.:** 673-0-130-140, -150, and -160
- 6. Project Description:** Planned Development Permit to authorize construction of a one-story single-family dwelling (1,767 sq. ft.) and detached two-car garage (400 sq. ft.) in the Scenic Resource Protection overlay zone and to restore 945 sq. ft. of off-site native vegetation that was removed without permits.

### **B. Lead Agency Contact:**

- 1. Public Agency Approving Project:** County of Ventura, Resource Management Agency, Planning Division
- 2. Contact Person:** Michael Conger, Case Planner
- 3. Telephone No.:** (805) 654-5038
- 4. E-mail Address:** [Michael.Conger@ventura.org](mailto:Michael.Conger@ventura.org)

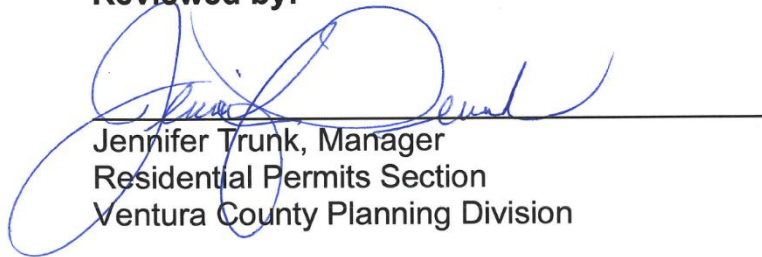
### **C. Exempt Status:** Categorical Exemption – Sections 15303 (New Construction or Conversion of Small Structures) and 15333 (Small Habitat Restoration Projects)

- D. Justification for Exemption:** Planned Development (PD) Permit Case No. PL21-0092 is exempt pursuant to CEQA Guidelines Sections 15303 and 15333 because the project involves construction of a new single-family dwelling and attached garage on a vacant parcel and the restoration of a 945 sq. ft. off-site area.

**Project Approval:** March 25, 2024

**Prepared by:** Michael Conger, Case Planner

**Reviewed by:**



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Jennifer Trunk, Manager  
Residential Permits Section  
Ventura County Planning Division