

NOTICE OF EXEMPTION

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 land coverage rights for construction of detached garage with above floor accessory dwelling unit (ADU).

Project Location – Specific:

The receiving parcel is located on 2975 W. Lake Blvd, Homewood, CA 96141 (Placer County Assessment Number 085-050-032), which is in the Nielsen subdivision in Placer County.)

Project Location – City: Unincorporated Area

Project Location – County: Placer County

Description of Nature, Purpose, and Beneficiaries of Project:

The project consists of the transfer of 755 square feet of potential land coverage rights from Conservancy-owned land to the receiving parcel, identified above, on which a detached garage with an above floor ADU will be constructed. The transfer enables the receiving landowner to construct the additions without a 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: DaugHaus, 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 detached garage with above floor ADU, which is categorically exempt under Class 3 (new construction of small structure).

Contact Person: Daniel Huerta

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Date Received for Filing:

Kevin Prior

Kevin Prior
Director of the Land Division