

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: Solano
675 Texas Street #1900
Fairfield, CA 94533

From: (Public Agency): City of Vacaville
650 Merchant Street
Vacaville, CA 95688

FILED

(Address)

JUL 11 2024

Bill Emlen, Clerk of the
Board of Supervisors of
the County of Solano,
State of California
Melinda Sandy, Deputy

Project Title: Molnar Residence (24-028)

Project Applicant: Ryan Ferguson

Project Location - Specific:
156 Adrian Court (APN 0135-441-090)

Project Location - City: Vacaville Project Location - County: Solano

Description of Nature, Purpose and Beneficiaries of Project:
Minor Design Review request to construct a 2,921 sq. ft. single-story custom home on a vacant 0.46-acre lot
located at 156 Adrian Court. The project includes an attached 1,160 sq ft. four-car tandem garage and an
attached 484 sq ft. patio cover. This action also approves the removal of an on-site Oak tree which shall require

Name of Public Agency Approving Project: City of Vacaville

Name of Person or Agency Carrying Out Project: Ryan Ferguson

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));
[X] Categorical Exemption. State type and section number: In-Fill Dev, 15332 & New Construct, 15303
Statutory Exemptions. State code number:

Reasons why project is exempt:
A new single family residence within a residential zoned area substantially surrounded by urban development.
Site contains no habitat for critical or endangered species. Project is consistent with Residential Low Density
land use designation, goals, policies, and actions from the General Plan. Complies with zoning regulations and
standards for RL-6 zoning district. Located in an area surrounded by other residential developments.

Lead Agency
Contact Person: Edward Lincoln Area Code/Telephone/Extension: (707) 449-5374

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: Edward Lincoln Date: July 11, 2024 Title: Assistant Planner

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code. Date Received for filing at OPR:
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

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07-11-24 to

Deputy Clerk of the Board

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