

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 demolition of a small residential structure and the construction of a new single-family residence.

Project Location – Specific: The receiving parcel is located on 1247 Margaret Avenue, South Lake Tahoe, CA 96150 (El Dorado County Assessment Number 032-282-016), which is in the Armstrong subdivision in El Dorado County.

Project Location – City: City of South Lake Tahoe

Project Location – County: El Dorado County

Description of Nature, Purpose, and Beneficiaries of Project:

The project consists of the transfer of 550 square feet of potential land coverage rights from Conservancy-owned land to the receiving parcel, identified above, on which a private single-family residence will be constructed. The transfer enables the receiving landowner to construct a single-family residence 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: McGill Construction, Inc.

Exempt Status:

- Ministerial (§ 15268)
- Declared Emergency (§ 15269(a))
- Emergency Project (§ 15269(b)(c))
- Categorical Exemption – Class 1, § 15301; Class 3, § 15303

Reasons Why Project is Exempt:

The coverage transfer will enable demolition of a small residential structure and the construction of a new single-family residence, which are categorically exempt under Class 1 (existing facilities) and Class 3 (new construction of small structure).

Contact Person: Daniel Huerta

Telephone Number: (530) 307-9428

Date Received for Filing:

Kevin Prior

Kevin Prior
Director of the Land Division