



# NOTICE OF CATEGORICAL EXEMPTION

Sonoma County Permit and Resource Management Department

2550 Ventura Avenue, Santa Rosa, CA 95403  
(707) 565-1900 Fax (707) 565-1103

Sonoma County proposes to carry out the following project. Pursuant to Section 23A of the Sonoma County Code, it has been determined that this project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA):

**Project Title:** 1824 Wagner Ln Petaluma; File No. CMO22-0009  
**Public Agency:** Sonoma County  
**Project Applicant:** Brent Russell  
**Applicant Address:** 202 Webster St, Petaluma, CA 94952  
**Project Location:** 1824 Wagner Ln Petaluma, CA 94954  
**Date of Approval:** September 5, 2024

To:  
County Clerk- Recorder Office  
County of Sonoma  
585 Fiscal Drive, Room 103  
Santa Rosa, CA 95403

Office of Planning and Research  
P.O. Box 3044, Room 113  
Sacramento, CA 95812-3044

## DESCRIPTION OF NATURE, PURPOSE AND BENEFICIARIES OF THE PROJECT:

This is a Certificate of Modification request to expand the building envelope on Parcel 2 of 'Parcel Map 5339,' which is recorded in Book 247, Page 45 of Sonoma County Records. The parcel in question is 4.27 acres in size. The proposed modification would expand the building envelope to be 30 feet from all property boundaries. This expansion would resolve an existing violation related to the construction of a new 600 square foot detached garage.

## EXEMPT STATUS:

Ministerial (Sec. 21080(b)(1); 15268)  
Categorical Exemption Section 15305 Minor Alterations to Land Use Limitations

## REASON WHY THIS PROJECT IS EXEMPT:

The proposed project is categorically exempt from the provisions of the CEQA Guidelines pursuant to the Provisions of Title 14 of the California Administrative Code, Section 15305 Minor Alterations to Land Use Limitations, which provides for the minor alterations in Land use limitations with an average slope of less than 20% which does not result in a change to land use density.

No exceptions listed under Section 15300.2 apply. There is no reasonable possibility that the project would have a significant effect on the environment.

This Notice of Exemption is filed pursuant to the provisions of Section 15062 of the State CEQA Guidelines.

## Lead Agency Contact Person:

*Peter Kaljian*

Peter Kaljian, Project Planner  
Permit and Resource Management Department  
Project Review Division  
(707) 565-1511

This notice was posted on 09/13/2024  
and will remain posted for a period of thirty days  
through 10/14/2024

**Doc No.49-09132024-299**

Deva Marie Proto, County Clerk  
BY: *Carrie Anderson*  
Carrie Anderson, Deputy Clerk



State of California - Department of Fish and Wildlife  
**2024 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

RECEIPT NUMBER: 49-09132024-299
STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY SONOMA COUNTY	LEAD AGENCY EMAIL	DATE 09/13/2024
COUNTY/STATE AGENCY OF FILING SONOMA	DOCUMENT NUMBER 24-0913-02	

PROJECT TITLE  
1824 WAGNER LN PETALUMA; FILE NO. CMO22-0009

PROJECT APPLICANT NAME BRENT RUSSELL	PROJECT APPLICANT EMAIL	PHONE NUMBER (707) 565-1511
PROJECT APPLICANT ADDRESS 202 WEBSTER ST	CITY PETALUMA	STATE CA
		ZIP CODE 94952

PROJECT APPLICANT (Check appropriate box)

Local Public Agency    
  School District    
  Other Special District    
  State Agency    
 Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$4,051.25	\$ _____
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,916.75	\$ _____
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,377.25	\$ _____
<input checked="" type="checkbox"/> Exempt from fee		
<input checked="" type="checkbox"/> Notice of Exemption (attach)		
<input type="checkbox"/> CDFW No Effect Determination (attach)		
<input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)		

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$ _____
<input checked="" type="checkbox"/> County documentary handling fee		\$ 50.00
<input type="checkbox"/> Other		\$ _____

PAYMENT METHOD:

Cash    
  Credit    
  Check    
 Other

TOTAL RECEIVED     \$ 50.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE Carrie Anderson, Deputy County Clerk-Recorder
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