

Notice of Exemption

To: Office of Planning and Research
P.O. Box 3044, Room 222
Sacramento, CA 95814
 County Clerk
County of Placer

From: County of Placer
Community Development Resource Agency
Environmental Coordination Services
3091 County Center Drive, Suite 190
Auburn, CA 95603
Janeann Lyons, 530-745-3597

Project Title: Hershey Variance
Project Number: PLN23-00386

APN#: 062-170-072-000

Project Location: 763 Alta Powerhouse Road, Alta in unincorporated Placer County

Description of Nature, Purpose, and Beneficiaries of Project: A variance to allow a proposed 750 square foot detached garage and an existing carport that are both within the front and side setbacks. The proposed detached garage would be 28 feet from the front property line where 50 feet is normally required, and 8 feet from the west side property line where 30 feet is normally required. Also requested is an approval of a variance for an existing carport 7 feet from the front property line where 50 feet is normally required, and 27 feet from the west side property line where 30 feet is normally required.

Name of Public Agency Approving Project: Placer County

Entitlement/Action Date

Variance/February 15, 2024

Name of Person or Agency Carrying Out Project:

Placer County Community Development Resource Agency

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));
- Categorical Exemption. State type and section number: CEQA Sections 15303 and 15305
- Statutory Exemptions. State code number:

Reasons why project is exempt: The proposed Project is categorically exempt from environmental review in accordance with Section 15303 and 15305 of the California Environmental Quality Act Guidelines and Section 18.36.050 (Class 3 – New construction or conversion of small structures), and Section 18.36.070 (Class 5 – Minor alterations in land use limitations) of the Placer County Environmental Review Ordinance because the proposed Project meets the components of Section 18.36.050.E (accessory structures) because the detached garage and carport are accessory structures and Section 18.36.070.1 because the setback variances for the detached garage and carport do not result in the creation of any new parcel.

Lead Agency Contact Person

Janeann Lyons, Admin. Technician, 530.745.3597

Signature  Date 10/3/24
Environmental Coordination Services