

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
530-745-3597
Janeann Lyons

Project Title: Denio Variance

Project Number: PLN24-00208

APN#: 072-071-059-000

Project Location: 695 Coyote Hill Road, in the unincorporated Weimar area, Placer County

Description of Nature, Purpose, and Beneficiaries of Project: Issue an approval of a variance to allow for construction of a 4,395 square-foot single-family residence to be located 30 feet from the southeast (front) property line where 50 feet is normally required

Name of Public Agency Approving Project: Placer County

Entitlement/Action Date
Variance/October 17, 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 15303
- Statutory Exemptions. State code number:

Reasons why project is exempt: This project is categorically exempt from environmental review in accordance with Section 15303 of the California Environmental Quality Act Guidelines and Section 18.36.050 (Class 3 – New construction or conversion of small structures of the Placer County Environmental Review Ordinance. The proposed Project meets the criteria of Section 18.36.050.A (single-family residence) of the Placer County Environmental Review Ordinance because the proposed construction of a single-family residence is an exempt project under Class 3.

Lead Agency Contact Person
Janeann Lyons, Admin. Technician, 530.745.3597

Signature  Date 10/17/24
Environmental Coordination Services