



NOTICE OF DETERMINATION

POSTED IN THE NEVADA
COUNTY CLERKS OFFICE
FROM <u>3/6/25</u> TO <u>4/6/25</u>
BY <u>CP</u> (DEPUTY)

To: County Recorder, County of Nevada

From: Nevada County Planning Department
950 Maidu Avenue, Suite 170
Nevada City, CA 95959-8617

Contact: David Nicholas, Associate Planner

Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

Project Title: Verizon McCourtney Road Communication Tower - PLN23-0193, CUP23-0017, EIS23-0013

Lead Agency: County of Nevada

Applicant: Madison LaScalza
Sequoia Deployment Services, Inc
1 Spectrum Pointe
Lake Forest, CA 92630
949-259-3344

<u>State Clearinghouse</u>	<u>Contact Person</u>	<u>Telephone Number</u>
2024110597	David Nicholas	530-265-1257

Project Location: The project is located at 11962 McCourtney Road, Grass Valley, CA 95945, 0.2 miles west of the City of Grass Valley City limits, 0.5 miles south of California State Highway 20, near the Nevada County Fairgrounds.

Project Description: A Conditional Use Permit application proposing the construction and operation of a new 150-foot tall monopine wireless communication tower within a 900 square foot fenced lease area located at 11962 McCourtney Road, Grass Valley, in Nevada County. The lease area will contain three equipment cabinets, a diesel generator, a PG&E transformer, and other communication-related equipment. **RECOMMENDED ENVIRONMENTAL DETERMINATION:** Adopt the Mitigated Negative Declaration and Mitigation Monitoring and Reporting Plan (EIS23-0013) pursuant to Section 15074 and 15097 of the California Environmental Quality Act. **RECOMMENDED PROJECT ACTION:** Approval of Conditional Use Permit (CUP23-0017). This is to advise that the **Nevada County Zoning Administrator (Lead Agency)** approved the above-described project on **January 22, 2025**, and made the following determinations regarding the above-described project:

1. The project ___ will, will not, have a significant effect on the environment.
2. ___ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.

3. Mitigation measures were, were not, made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was, was not adopted for this project.
5. A statement of Overriding Considerations was, was not, adopted for this project.
6. Findings were, were not made pursuant to the provisions of CEQA.

The Mitigated Negative Declaration (EIS23-0013), was found to be adequate environmental review for the approval of the project (PLN23-0193, CUP23-0017, EIS23-0013) pursuant to Sections 15074 and 15097 of the California Environmental Quality Act Guidelines.

This is to certify that the Mitigated Negative Declaration, with comments and responses if applicable, and a record of project approval is available to the General Public at the Nevada County Planning Department, 950 Maidu Avenue, Suite 170, Nevada City, California 95959.

David Nicholas

Signature

Associate Planner

3/6/25

Date

FISH & WILDLIFE FEE: \$ 2,968.75 (or Current fee)

ADM. FEE PD. YES N/A



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

Print **StartOver** **Save**

RECEIPT NUMBER:
 29 — 03/06/2025 — 011
 STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY County of Nevada	LEAD AGENCY EMAIL	DATE 03/06/2025
COUNTY/STATE AGENCY OF FILING Nevada	DOCUMENT NUMBER 20250000011	

PROJECT TITLE

Verizon McCourtney Rd Communication Tower - PLN23-0193, CUP23-0017, EIS23-0013

PROJECT APPLICANT NAME Madison LaScalza - Sequoia Deployment Services Inc	PROJECT APPLICANT EMAIL	PHONE NUMBER (949) 259-3344
PROJECT APPLICANT ADDRESS 1 Spectrum Point	CITY Lake Forest	STATE CA
		ZIP CODE 92630

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) | \$4,123.50 | \$ | <u>0.00</u> |
| <input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,968.75 | \$ | <u>2,968.75</u> |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,401.75 | \$ | <u>0.00</u> |
|
 | | | |
| <input type="checkbox"/> Exempt from fee | | | |
| <input 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) | | | |
| <hr/> | | | |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | <u>0.00</u> |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | <u>50.00</u> |
| <input type="checkbox"/> Other | | \$ | <u> </u> |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 3,018.75

SIGNATURE X <i>Christine Peters</i>	AGENCY OF FILING PRINTED NAME AND TITLE Christine Peters Deputy
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