

## 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: Kittredge Variance Extension of Time**  
**Project Number: PLN22-00319**  
**APN#: 035-211-009-000**

**Project Location: 8020 Morningside Drive in unincorporated Granite Bay, Placer County**

**Description of Nature, Purpose, and Beneficiaries of Project:** Consider a request from the applicant and property owner, Garrett Kittredge, for approval of the first two-year Extension of Time for the Kittredge Variance (PLN22-00319) approved by the Zoning Administrator on October 20, 2022, extending the expiration date to October 20, 2026. The proposed Variance would allow for an 839 square-foot Accessory Dwelling Unit (ADU) and an approximately 350 square-foot detached garage to be located 45 feet from the front property line where 75 feet is required (50-foot front setback combined with a 25-foot roadway easement). The applicant is proposing to reduce the size of the ADU from 839 square feet to 749 square feet.

**Name of Public Agency Approving Project:** Placer County

**Entitlement/Action Date**

Extension of Time/ February 20, 2025

**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 Section
- Statutory Exemptions. State code number:

**Reasons why project is exempt:** The project is categorically exempt from environmental review pursuant to provisions of Sections 15303 and 15305 of the California Environmental Quality Act Guidelines and Sections 18.36.050 (Class 3 – New construction or conversion of small structures) and 18.36.070 (Class 5 – Minor alterations in land use limitations) of the Placer County Code (Environmental Review Ordinance) because the construction of an ADU and a detached garage is an exempt project under Class 3 and adjusting a setback is an exempt action under Class 5 that would not result in the creation of any new parcel.

**Lead Agency Contact Person**

Janeann Lyons, Admin. Technician, 530.745.3597

Signature  Date 2/21/25  
Environmental Coordination Services