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Natalie Adona
Nevada County Clerk-Recorder
AM, deputy
File # 20250000021

NOTICE OF EXEMPTION

TO: X Office of Planning & Research
1400 Tenth Street, Rm.121
Sacramento, CA 95814

From: Nevada County Planning Department
950 Maidu Ave., Nevada City, CA

X County Recorder
County of Nevada

Applicant: Justin Maciulis
18160 Starduster Drive
Nevada City CA 95959
530-263-2874

Project Title:

Maciulis Wholesale Nursery Notice of Exemption - PLN25-0049, MIS25-0006

Project Location - Specific:

Property is located at 18160 Starduster Drive, in Nevada City CA, APN 030-450-033

Description of Nature, Purpose, and Beneficiaries of Project:

The project is a wholesale nursery that includes a 1,500 square foot seedling house and a 1,400 square foot plant nursery within a General Agricultural zoning district. The facility cultivates native plant species that are used for restoration activities. The seedling house is a fenced cultivation area and the plant nursery is a hoophouse covered with a shade cloth.

Name of Public Agency Approving Project:

Nevada County

Name of Person or Agency Carrying Out Project (Applicant):

Justin Maciulis

Exempt Status: (Check One)

- Ministerial (Sec. 21080(b)(1); 15268
- Declared Emergency
- Guidelines for Implementation (State Guidelines §15004(b)(2)(A))
- Emergency Project [Sec. 15071 (b) and (c)]
- Categorical Exemption. 15303 – New Construction or Conversion of Small Structures

Reasons why project is exempt:

Pursuant to the Nevada County Code, wholesale plant nurseries are allowed by right in Agricultural zoning districts and the structures of the project are accessories to the allowed use. Accessory structures are exempt from CEQA pursuant to Categorical Exemption 15303(e). No adverse physical impacts are expected to occur as a result of the wholesale plant nursery.

Contact Person –David Nicholas

Telephone: (530) 265-1257

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the Public Agency approving the project?

Yes No

Date Received for Filing: _____

Brian Foss
Brian Foss, Planning Director
Nevada County Planning Department

Date 4/15/25