

## 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  
530-745-3592, Claudia Garcia

**Project Title:** Hall – Variance

**Project Number:** PLN25-00087

**APN:** 032-263-100-000

**Project Location:** 2900 Eagle Rock Road, Penryn, CA 95663, Placer County

**Description of Nature, Purpose, and Beneficiaries of Project:** Consider a request from the property owner for approval of a variance to construct a 750 square-foot accessory dwelling unit (ADU) with attached 388 square foot garage and 187.5 square foot covered vehicle entry (porte cochere) to be located 40 feet from the front edge of road easement where 50 feet is normally required.

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

**Entitlement/Action Date**

Variance/ June 12, 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: Section 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 Sections 15303 and 15305 of the California Environmental Quality Act (CEQA) Guidelines and Placer County Code 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) because the proposed construction of an ADU and 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. The Zoning Administrator will be required to make a finding to this effect.

**Lead Agency Contact Person**

Claudia Gracia, CDRA Technician, 530.745.3592

Signature Claudia Garcia Date 6/12/2025

Environmental Coordination Services