

# Notice of Exemption

To: Office of Planning and Research  
P.O. Box 3044, Room 113  
Sacramento, CA 95812-3044

From: (Public Agency): El Dorado County  
2850 Fairlane Court #C  
Placerville, CA 95667

County Clerk

County of: El Dorado

260 Fair Lane

Placerville, CA 95667

Project Title: Gateway El Dorado Business Park Uniform Sign Program

Project Applicant: Michael Chen, Pacific Realty Associates

Project Location - Specific:

Gateway El Dorado Business Park Buildings 112 and 113 (3010 Carson Crossing Drive/4490 Golden Foothill Parkway)

Project Location: Unincorporated El Dorado County Project Location - County: El Dorado County

Description of Nature, Purpose and Beneficiaries of Project:

Pursuant to Zoning Ordinance Section 130.36.080.B, the proposed project includes a request for a conditional use permit to approve a proposed Uniform Sign Program for the installation of two multi-tenant freestanding monument signs for the existing Gateway El Dorado Business Park buildings 112 and 113 located at 3010 Carson Crossing Drive (Monument Sign B.2) and 4490 Golden Foothill Parkway (Monument Sign B.1), respectively. The proposed Uniform Sign Program will establish consistent design standards and placement criteria for the two proposed freestanding monument signs.

Name of Public Agency Approving Project: El Dorado County

Name of Person or Agency Carrying Out Project: El Dorado County Planning and Building Department

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: Class 11, Section 15311
- Statutory Exemptions. State code number: \_\_\_\_\_

Reasons why project is exempt:

The proposed project includes the construction of two signs located at the existing Gateway El Dorado Business Park Buildings 112 and 113. Class 11 consists of the construction, or placement of minor structures accessory to (appurtenant to) existing commercial, industrial, or institutional facilities, including on-premise signs. Therefore, the proposed project is exempt under CEQA Class 11, Section 15311 (Accessory Structures).

Lead Agency

Contact Person: Bianca Dinkler, Senior Planner Area Code/Telephone/Extension: (530) 621-5875

**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

Signature: Bianca Dinkler Date: 29/09/2025 Title: Senior Planner

Bianca Dinkler (Sep 29, 2025 14:08:01 PDT)

Signed by Lead Agency  Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.  
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: \_\_\_\_\_