CITY OF MORRO BAY
COMMUNITY DEVELOPMENT DEPARTMENT
955 Shasta Avenue
Morro Bay, CA 93442

CITY OF MORRO BAY NOTICE OF EXEMPTION

TO: ☒ San Luis Obispo Co. Clerk
County Government Center
San Luis Obispo CA 93401

☐ Office of Planning & Research
1400 Tenth Street
Sacramento, CA 95814

FROM: City of Morro Bay
Community Development Department
955 Shasta Avenue
Morro Bay, CA 93442

Project Title: CDP25-013

Project Location - Specific: 2930 Greenwood Ave (APN 068-198-007)

Project Location - City: MORRO BAY County: SAN LUIS OBISPO

Description of Project: Administrative Coastal Development permit (CDP25-013) for the demolition of existing single-family home and construction of new 1343 sf home with 334 sf attached garage, 150 sf deck, and 96 sf porch at 2930 Greenwood Avenue. Project scope also includes the conversion of 320 sq ft detached garage to an ADU. The property is zoned Medium Density Residential (RM) and is outside of the coastal appeals jurisdiction.

Name of Public Agency Approving the Project: CITY OF MORRO BAY, 955 SHASTA AVE, MORRO BAY, CA 93442
Contact: lackerman@morrobayca.gov, Lee Ackerman, Assistant Planner, 805-772-6577

Name of Person or Agency Carrying Out Project: Nelson R. Bernal, 2121 Pine St Suite A, Paso Robles, CA 93446, nelson@nrbdrafting.biz, (805) 237-3746

Exempt Status: (Check One)

Reasons why project is exempt: Ministerial approval of a Single-Family Home and ADU.

☐ Ministerial (Sec. 21080(b)(1); 15268);

☒ Categorical Exemption:
Type and Section Number: Class 3, Section 15303

☐ Declared Emergency (Sec. 21080(b)(3); 15269(a)

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☐ Statuary Exemption Code No.

Lead Agency: City of Morro Bay, 955 Shasta Ave, Morro Bay, CA 93442

Contact Person: Lee Ackerman, Assistant Planner **Telephone:** 805-772-6577

Email: lackerman@morrobayca.gov

Has a Notice of Exemption been filed by the public agency approving the project? ☒ Yes ☐ No

Certification:
I hereby certify that the public agency has made the above finding and that the project is categorically exempt from CEQA.

Signature: Lackerman Title: Assistant Planner Date: 10/27/2025