

NOTICE OF EXEMPTION

To:

Office of Planning and Research
1400 10th Street, Room 121
Sacramento, CA 95814

From:

California Tahoe Conservancy
1061 Third Street
South Lake Tahoe, CA 96150

Project Title: AN 085-175-018/4210 Doe Avenue, Homewood, CA 96141. Transfer of land coverage rights for an addition to an existing single-family home.

Project Location – Specific: The receiving parcel is located on 4210 Doe Avenue, Homewood, CA 96141 (Placer County Assessment Number 085-175-018), which is in the Tahoe Pines subdivision in Placer County.

Project Location – City: Unincorporated area

Project Location – County: Placer County

Description of Nature, Purpose, and Beneficiaries of Project:

The project consists of the transfer of 564 square feet of potential land coverage rights from Conservancy-owned land to the receiving parcel, identified above, to facilitate a 1,126-square-foot addition to an existing single-family home. The addition includes a new bedroom, bathroom, stairway, attached garage, and deck. The transfer enables the receiving landowner to construct the additions to the home without a net increase in the amount of existing land coverage in the Lake Tahoe Basin.

Name of Public Agency Approving Project:

California Tahoe Conservancy

Name of Person or Agency Carrying Out Project: The Hockaday Family Revocable Living Trust

Exempt Status:

- ☐ Ministerial (§ 15268)
- ☐ Declared Emergency (§ 15269(a))
- ☐ Emergency Project (§ 15269(b)(c))
- ☒ Categorical Exemption Class 1, § 15301

Reasons Why Project is Exempt:

The coverage transfer will enable the construction of an addition to an existing single-family residence. The project does not involve an expansion of the existing use. The home is in an area served by existing public services and facilities and is not located on environmentally sensitive land. As such, it is categorically exempt under Class 1 (Existing Facilities).

Contact Person: Daniel Huerta

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Date Received for Filing:

Kevin Prior

Kevin Prior
Director of the Land Division