

**FILED**

**April 30, 2026**

JENAVIVE HERRINGTON

COUNTY CLERK  
LAKE COUNTY



**COUNTY OF LAKE**  
COMMUNITY DEVELOPMENT DEPARTMENT  
Planning Division  
Courthouse - 255 N. Forbes Street  
Lakeport, California 95453  
Telephone 707/263-2221 FAX 707/263-2225

By Ka  
Deputy clerk

**NOTICE OF EXEMPTION**

**TO:** County Clerk Office of Planning & Research  
County of Lake 1400 Tenth Street  
Lakeport, CA 95453 Sacramento, CA 95814-3044

**FROM:** Lake County Community Development Dept.  
255 North Forbes Street  
Lakeport, CA 95453

**PROJECT TITLE:** Moseley Lakebed Encroachment Permit

**PROJECT LOCATION:** 8403 PARADISE LAGOON DR, LUCERNE CA 95458

**COUNTY:** Lake

**DESCRIPTION OF PROJECT:** The project proposes to remove and dispose of existing 3 feet wide by 20 feet long gangway and 17 feet wide by 30 feet long boatlift with roof, 2 sea-doo lifts and a total of 8 pilings. Install 6 new 10-inch pilings, 3 feet wide by 30 feet long gangway and 20 feet wide by 32 feet long boatlift with roof.

All construction activities would be performed from the contractor's pontoon boats and barges. Existing structures will be removed using barges and cranes and will be transported to launch ramps to load on dump trucks for proper disposal. Ground disturbance for this project will be kept to 14Sq' maximum. The eight (8) wood pilings to be removed will be pulled by crane. No digging, constant vibration or drilling will be used. No holes will be augured or dug into the lakebed. Instead, all pilings will be installed using a hammer to drive them directly into the lakebed. New pilings will be driven during the Oct 15 to Dec 31 window unless otherwise permitted by CDFW.

**NAME OF PUBLIC AGENCY APPROVING PROJECT:** Lake County Community Development Department

**NAME OF PERSON OR AGENCY CARRYING OUT PROJECT:** Cathy Moseley (Property Owner); Juan Tejada, Macs Marine, LLC (Contactor)

**EXEMPT STATUS (Check One):**

- Ministerial [Section 21080(b); 15268];
- Declared Emergency [Section 21080(b)(3); 15269(a)];
- Emergency Project [Section 21080(b)(4); 15269(b)(c)];
- Statutory Exemption: State code number: \_\_\_\_\_;

- X Categorical Exemption (15303, 15302 of the State CEQA Guidelines)
- General Rule [Section 15061(b)(3)]

**REASONS WHY PROJECT IS EXEMPT:**

Pursuant to the California Code of Regulations, Title 14, Division 6, Chapter 3, Both Sections 15303 Class 3 New Construction or Conversion of Small Structures; and Section 15302 Class 2 Replacement or Reconstruction, will be applied to the proposed project. The project will construct an addition to the existing dock on a parcel developed with residential uses.

The Habitat Evaluation that was prepared by the County's Water Resources Department, notes that Tules are present within and adjacent to the project area but are landward of where construction activities will occur. The applicant will obtain a Lake and Streambed Alteration Agreement from CDFW and all lakebed disturbance would take place between October 15 and December 31 to protect the Clearlake hitch, unless otherwise approved by CDFW. The County is unaware of any significant tribal cultural resources on-site and provided the Tribes with an opportunity to comment on the project.

In accordance with California Code of Regulations, Title 14, Division 6, Section 15300.2, there would be no cumulative impacts related to the project; there are no known unusual circumstances that would have a significant effect on the environment; the project would not be located within an officially designated state highway; no trees, rock outcroppings or historic buildings would be removed or damaged; and there are no hazardous waste sites within 1,000 feet of the project site. Based on the aforementioned, the Lake County Community Development Department has determined that the project will not have a significant effect on the environment and is, therefore, exempt from the provisions of CEQA.

**CONTACT PERSON: Michelle Irace**

**TELEPHONE NUMBER: 707-263-2221**

Signature: *Michelle Irace*

**Date: April 30, 2026**

Title: Senior Planner



