



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

FILED**September 15, 2026**

JENAVIVE HERRINGTON

COUNTY CLERK
LAKE COUNTYBy *JCH*
Deputy clerk**NOTICE OF EXEMPTION**

TO: County Clerk
County of Lake
Lakeport, CA 95453

Office of Planning & Research
1400 Tenth Street
Sacramento, CA 95814-3044

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

PROJECT TITLE: Spina Dock Replacement (PL-26-294)**PROJECT LOCATION:** 8435 Palace Dr, Kelseyville (APN 044-501-25)

DESCRIPTION OF PROJECT: The project proposes to replace the existing 48ft x 8.65 ft floating dock, 20.5 ft x 3 ft gangway and 43 ft x 11.4 ft deck 'like for like'. Construction is anticipated to take up to two weeks. Construction activities will take place Monday through Friday, 8:00 a.m. to 5:00 p.m. Equipment utilized for construction would include a boat to remove the existing structure and to float new floating dock into place. All work would be conducted from a boat and/or the existing dock.

The applicant is requesting that work be allowed to proceed outside the annual Hitch seasonal window of Oct 15 thru Dec 31. The applicant is required to obtain a Lake and Streambed Alteration Agreement and approval to work outside the Hitch window from the California Department of Fish and Wildlife.

There is no permit history or inventory of the lakebed structure. However, the lakebed maps are annotated with "83" indicating that the structure has been in place since around 1983. The dock does not meet the setbacks required in the 'Shoreline Ordinance' (Chapter 23 of the Lake County Municipal Code). However, because the existing dock was constructed prior to the adopted setbacks of the Shoreline Ordinance in 1999, it is considered an existing nonconforming structure. The project also requires a Lakebed Encroachment Permit from the Lake County Department of Water Resources, which has determined that the structure may be replaced like for like, with no expansion of footprint or use.

NAME OF PUBLIC AGENCY APPROVING PROJECT: Lake County Community Development Department and Lake County Department of Water Resources

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Steven Profitt, Contractor

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: _____;
- ☒ Categorical Exemption (Section 15302, Replacement or Reconstruction)
- ☐ General Rule [Section 15061(b)(3)]

REASONS WHY PROJECT IS EXEMPT: Pursuant to the California Code of Regulations, Title 14, Division 6, Chapter 3, Section 15302, which consists of replacement or reconstruction of structures and facilities involving negligible or no expansion of capacity. Consistent with this section, the project includes replacement of an existing dock and related facilities on a parcel developed with a single family home.

The project and site do not contain any of the exceptions listed in Section 15300.2 of the CEQA Guidelines that would result in the project qualifying for Categorical Exemption. These include the presence of hazardous waste sites, damage to scenic highways, substantial adverse change to a historical resources, and significant cumulative impacts.

The applicant is also required to obtain a Lake and Streambed Alteration Agreement from California Department of Fish and Wildlife and a Lakebed Encroachment Permit from the Lake County Department of Water Resources. According to the Habitat Evaluation completed by the Department of Water Resources for the Lakebed Encroachment Permit, Tules are present on the adjacent (east) parcel; however, none are located on the project parcel and they would be avoided. To further avoid any potential impacts to the Clear Lake Hitch, all activities resulting in lakebed disturbance of Clear Lake shall be conducted between October 15 and December 31 (unless otherwise approved by CDFW). Lastly, based on a query of the California Department of Fish and Wildlife's Natural Diversity Database (CNDDDB), there are no documented occurrences of special status species or habitat on the project parcel. There are no known recorded cultural resources on-site. Lastly, a request for review and opportunity to comment was provided to all Lake County Tribes, but no adverse comments were received.

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 does not trigger any exceptions noted in Section 15300.2; and is therefore exempt from further review under Section 15302.

CONTACT PERSON: Michelle Irace, 707-263-2221, Michelle.irace@lakecountvca.gov

Signature: 

Date: September 15, 2026

Title: Senior Planner



State of California - Department of Fish and Wildlife

2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT

DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

Print

StartOver

Save

RECEIPT NUMBER:

17-09/15/2026-059

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY	LEAD AGENCY EMAIL	DATE
LAKE COUNTY COMMUNITY DEVELOPMENT		09/15/2026
COUNTY/STATE AGENCY OF FILING	DOCUMENT NUMBER	
LAKE COUNTY	2026-074	
PROJECT TITLE		

SPINA REPLACEMENT (PL-26-294)

PROJECT APPLICANT NAME	PROJECT APPLICANT EMAIL	PHONE NUMBER
STEVEN PROFITT		
PROJECT APPLICANT ADDRESS	CITY	STATE
8435 PALACE DR	KELSEYVILLE	CA
		ZIP CODE
		95451

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency	☐ School District	☐ Other Special District	☐ State Agency	☒ Private Entity
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CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	\$ 4,227.50	\$ _____
☐ Mitigated/Negative Declaration (MND)(ND)	\$ 3,043.75	\$ _____
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$ 1,437.25	\$ _____

☒ Exempt from fee☒ Notice of Exemption (attach)☐ CDFW No Effect Determination (attach)☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$ 850.00	\$ _____
☒ County documentary handling fee	\$ 50.00	\$ 50.00
☐ Other		\$ _____

PAYMENT METHOD:

☐ Cash	☐ Credit	☒ Check	☐ Other 3413	TOTAL RECEIVED	\$ 50.00
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SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
X	Jaime Chavez Deputy County Clerk

Site Plan for 8435 Palace Dr Dock Replacement



Parcels

Parcels



Roadways



County/City Limits

City Limits



County



Highways and Roads

Highways



Roads

