

Notice of Exemption

Filed in County Clerk's Office of
County of Sierra

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



Heather Foster
County Clerk-Recorder

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03/31/2025
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Pages: 0

Fees: \$50.00

DocType: CEQA
SKF

From: (Public Agency) Sierra Co. Planning Dept.
P.O. Box 530, Downieville, CA 95936

Project Title: Torelli Applicant Initiated Parcel Merger (File #1737)

Project Location - Specific: 103 Coates Avenue, Calpine, CA

Project Location - City: Calpine

Project Location - County: Sierra

Project Description:

The project involves a parcel merger between two (2) commonly owned adjacent legal lots, a 0.10 acre and a 0.16 acre lot in the unincorporated community of Calpine. The proposed merger would combine Lots 3 and 4, both owned by Cynthia Torelli, for a combined total size of approximately 0.26 ac. Lot 4 (APN 012-103-004) is developed with a single-family residence and onsite septic system; and Lot 3 (APN 012-103-004) is currently vacant with no structures.

Name of Public Agency Approving Project:

County of Sierra

Name of Person, Address and Phone Number or Agency Carrying Out Project:

Cynthia Torelli, 103 Coates Ave, Calpine, CA 96124
(phone: (760) 223-3553)

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 15303 (Class 3) & 15305 (Class 5)
 Statutory Exemptions. State code number: _____

Reasons why project is exempt:

This project is eligible for a Categorical Exemption under Section 15303 (Class 3) and 15305 (Class 5) of CEQA. The project involves a parcel merger between two (2) contiguous, residential parcels owned by the same person in an area of similar land use and small parcel sizes. The project is not subject to any of the exceptions listed in CEQA Guidelines section 15300.2 precluding the use of a categorical exemption. The project was routed to commenting agencies from January 21, 2025 – February 4, 2025 and no comments of environmental concerns were indicated.

Lead Agency

Contact Person: Ashley Powell

Area

Code/Telephone: (530) 289-3251

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

Ashley Powell

Date

3/31/25

Title:

Planner II

- Signed by Lead Agency
 Signed by Applicant

Date received for filing at OPR: