

CEQA Notice of Exemption

To: County of El Dorado,
Recorder-Clerk's Office
360 Fair Lane
Placerville, CA 95667

From: County of El Dorado,
Chief Administrative Office,
Facilities Division
3000 Fairlane Court Placerville,
CA 95667

Project Title: County of El Dorado Property Acquisition and Tenant Improvements to Existing Building

Project Location – Specific: 3368 Sandy Way, South Lake Tahoe California 96150 also referred to as APN 027-362-08-100

Project Location – City: South Lake Tahoe **Project Location – County:** El Dorado

Description of Project:

The proposed project involves the purchase of property and construction of minor interior and exterior tenant improvements to the existing building to accommodate and provide additional office space for the County Health and Human Services Agency programs consistent with the designated commercial/office land use. No expansion of the existing office building will occur. General tenant improvements include interior demising and partition walls for new rooms and spaces, roof and wall insulation, doors, paint, carpet, tile, glazing, rough / finish carpentry, mechanical, electrical, plumbing, life safety, security and ADA upgrades.

The 32,147 square feet parcel is improved with a commercial building with an overall building footprint of approximately 7,200 square feet. The building is currently vacant. The parcel is also improved with a paved parking area in front of the existing building along Sandy Way with driveway access on Sandy Way and Takela Drive. The property has an additional paved parking lot in the rear of the building with driveway access on Mono Lane. Existing landscape consists of a variety of mature trees, bushes and ground cover. The site has existing BMP's afforded via multiple existing rock laden retention areas and underground treatment chambers and has an existing BMP Certification of Completion (Cert # 11157) issued by TRPA. The property was constructed in 1964 and continually utilized for use as a United States Post Office serving South Lake Tahoe.

Name of Public Agency Approving Project: County of El Dorado

Name of Person or Agency Carrying Out Project: County of El Dorado

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: Section 15301(a)
- Statutory Exemption: State Code Number: _____

Reasons why project is exempt:

The project consists of minor alterations to existing structure involving negligible or no expansion of use beyond what currently exists.

Lead Agency

Contact Person: Russell Fackrell

Phone: (530) 621-7596

Signature: 

Date: 4/6/18