

FILED

02/26/2024

WHEN FILED MAIL TO:

**Marin County Community Development Agency, Environmental Review Division
3501 Civic Center Drive, #308
San Rafael, Ca 94903**

**SHELLY SCOTT
MARIN COUNTY CLERK
By J. Cruz, Deputy
21 - 2024 - 44**

Attn: Don Allee

THIS SPACE FOR COUNTY CLERK'S USE ONLY

NOTICE OF CEQA EXEMPTION

January 22, 2024

- 1. **Project Name:** Draper Coastal Development Permit (P4270)
- 2. **Project Location:** 560 Pierce Point Road, Inverness (APN 109-300-10)
- 3. **Project Summary:** The applicant requests Coastal Development Permit approval to demolish an existing 814 square foot guest house and construct a new 963 square foot, detached Accessory Dwelling Unit with a 123-square foot attached deck on a developed, residential lot in Inverness.
- 4. **Public Agency Approving Project:** Marin County Community Development Agency
- 5. **Project Sponsor:** Timothy and Melissa Draper
- 6. **CEQA Exemption Status:** CEQA Guidelines section 15303, Class 3
- 7. **Reasons for Exemption:**

The project entails the construction of detached accessory structure on an existing residential property. The property is located in a residential zoning district and would not result in potentially significant impacts to the environment.

Project Planner:

Reviewed by:



Sabrina Cardoza
Senior Planner



Rachel Reid
Environmental Planning Manager

C-24-73

POSTED 02/26/2024 TO 03/27/2024

VICINITY MAP

