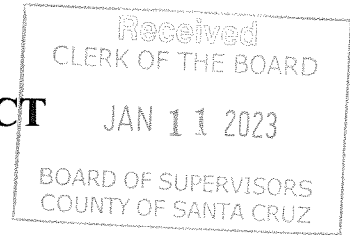


**CALIFORNIA ENVIRONMENTAL QUALITY ACT
NOTICE OF EXEMPTION**



The Santa Cruz County Planning Department has reviewed the project described below and has determined that it is exempt from the provisions of CEQA as specified in Sections 15061 - 15332 of CEQA for the reason(s) which have been specified in this document.

Application Number: 221045
Assessor Parcel Number: 046-261-24
Project Location: 600 Seaview Terrace (vacant)

Project Description: Proposal to construct a single family dwelling and accessory dwelling unit.

Person or Agency Proposing Project: Fred Lattanzio

Contact Phone Number: 831-688-7323


- A. The proposed activity is not a project under CEQA Guidelines Section 15378.
- B. The proposed activity is not subject to CEQA as specified under CEQA Guidelines Section 15060 (c).
- C. **Ministerial Project** involving only the use of fixed standards or objective measurements without personal judgment.
- D. **Statutory Exemption** other than a Ministerial Project (CEQA Guidelines Section 15260 to 15285).
- E. **Categorical Exemption**

Specify type: Class 2 - Replacement or Reconstruction (Section 15302); Class 3 - New Construction or Conversion of Small Structures (Section 15303)

F. Reasons why the project is exempt:

Construction of a single family dwelling and accessory dwelling unit in an area designated for residential uses.

In addition, none of the conditions described in Section 15300.2 apply to this project.



Randall Adams, Project Planner

Date: 1/6/23



County of Santa Cruz, PLANNING DEPARTMENT
Development Permit Application

221045

701 Ocean Street, Santa Cruz, CA 95060 | TDD (831) 454-2123 | FAX (831) 454-2131 | Tel (831) 454-2130

Application Date: 02/23/2022

Print Date: 05/03/2022

At Cost No: ACP 18498

Parcel No. 04626124

Address 600 SEA VIEW TER, WATSONVILLE CA 95076-8507

PROJECT DESCRIPTION

Proposal to construct a single family dwelling and accessory dwelling unit.
Requires a Coastal Development Permit (221045), an Agricultural Buffer Setback Reduction, and a Soils Report Review (REV221040).
Property is located on Sea View Terrace in Watsonville (600 Sea View Terrace).

Directions to Property Hwy 1, to San Andreas Road, to Crest Drive, to Sea View Terrace (600 Sea View Terrace) in Watsonville.

Related Applications REV221040

Primary Contact Fred Lattanzio
750 Baker Rd
Aptos, CA 95003
(831)688-7323
fredl@cruzio.com
Contact Type: Owner

Additional Fred Lattanzio
750 Baker Rd.
Aptos, CA 95003
(831)688-7323
fredl@cruzio.com

PARCEL CHARACTERISTICS

Zone District(s): CA
General Plan Designation: AG
Planning Area: SAN ANDREAS
Urban Service Line: No
Coastal Zone: Yes
General Plan Resources & Constraints*: GW Recharge, Biotic Resources
Assessor Land Use Code: 05B-MISC IMPS 1-4.9 ACRE
District: SUPER-2
Parcel Size**: 91,824.48 Square Feet (2.11 Acres)

* Actual conditions on this property may not coincide with the description above, because the mapped information is somewhat generalized. The application of specific resources and constraint policies is dependent on the actual conditions on the property and in the area of the development.

** This parcel size has been calculated by the County's geographic information system (GIS) and is an estimate only. If a minimum parcel size is required to meet County standards, you may need to obtain a survey to demonstrate that you have sufficient land area.

APPLICATION FEES

Date Paid	Fee Description	Fee Code	Amount	Receipt
02/22/2022	Coastal Zone Permit - Level 5	CZB		73192
02/22/2022	Ag Buffer Determine All Other Projects	ABO		73192
02/23/2022	Records Management Fee	RMF	\$15.00	73192
02/23/2022	COB NOE Administrative Fee	COB	\$50.00	73192
02/23/2022	DPW Road Plan Review New SFD	WE1	\$460.00	73192
02/23/2022	EH Major Development Review	HDR	\$1,066.00	73192
02/23/2022	DPW OutZone PC New_Rep SFD Typical	WO2	\$1,145.00	73192
02/23/2022	Initial Deposit Fee		\$8,500.00	73192
TOTAL FEES			\$11,236.00	

NOTICE TO DEVELOPMENT PERMIT APPLICANT

1. You may call the General Information Desk at 831-454-3252 after one week for the name and phone number of your project planner.
2. With a finding of extraordinary circumstances, reviews normally charged a fixed fee may be charged on an actual cost basis. This determination may be made either at application intake during application review. Authority for these charges is found in the Planning Department Fee Schedule.
3. Your application fees are not refundable except as specified in the Planning Department Fee Schedule.
4. You must advise residents of the subject property that Planning Department staff may be visiting the site. The site must be clearly marked/staked for staff inspection. Incomplete directions or markings will delay the review of the project.
5. If you have begun any activity requiring County review or approval without first obtaining a permit, you will be charged for staff time incurred to investigate the violation and costs for staff time that accrues until the violation is resolved. Authority for these charges is found in Chapter 1.12 of the Santa Cruz County Code.
6. Actions by County staff may be appealed. For guidance on how to file an appeal contact your project planner.
7. If you have applied for a technical review you will receive a letter with the results of that review.

SIGNATURES

The undersigned property owner(s) hereby authorize the filing of this application, and authorize staff to visit the subject property for purposes of reviewing this proposed project. I certify to the best of my ability that the above and attached information is true and correct, and that I have read and understood the above information.

SIGNATURE OF PROPERTY OWNER/OWNERS'S AGENT

SIGNATURE OF PROPERTY OWNER/OWNER'S AGENT

APPLICATION TAKEN BY: Michael Lam
PLANNING DEPARTMENT
SUBMITTED AT: 701 OCEAN STREET