

## NOTICE OF PUBLIC HEARING

Notice is hereby given that on Tuesday, April 23, 2019, at 10:30 am or as soon thereafter as the matter may be heard, in the Supervisors' Chambers, First Floor, Eric Rood Administrative Center, 950 Maidu Avenue, Nevada City, California, the Nevada County Board of Supervisors will hold a public hearing to consider the following project:

**PLN18-0023; CUP18-0009; MGT18-0019; AAM18-0002; EIS18-0012.** A public hearing to consider the appeal filed by Jennifer D' Andrade of the Nevada County Planning Commission's March 1, 2019, Notice of Conditional Approval for a Conditional Use Permit (CUP18-0009), an Amendment to an Approved Map (AAM18-0002), a Seasonal and Ephemeral Stream Management Plan (MGT18-0019), and the adoption of a Mitigated Negative Declaration (EIS18-0012). The project is to allow up to twenty (20) special events per year with up to 125 guests, including event attendees, vendors and employees, at a 15.05-acre parcel that is developed with a single-family residence and accessory structures. All event activities would be outdoors only. The project includes improvements for a 350-square-foot restroom facility, a new septic system, driveway improvements, the installation of a 10,000-gallon water tank for fire suppression, a pathway, curtain drain, an additional driveway off Cattle Drive, a fifty-nine (59) space parking area and landscaping, and two additional ADA-compliant parking spaces. The Amendment to the Approved Tentative Parcel Map (PM16-002) allows the additional building envelope, to include the 59-space parking area.

**RECOMMENDED ENVIRONMENTAL DETERMINATION:** Uphold the Planning Commission's adoption of the Mitigated Negative Declaration (EIS18-0012).

**RECOMMENDED PROJECT ACTION:** Uphold the Planning Commission's approval of the Conditional Use Permit (CUP18-0009), an Amendment to an Approved Map (AAM18-0002), and the Seasonal and Ephemeral Stream Management Plan (MGT18-0019).

**PROJECT LOCATION:** 17860 Cattle Drive, Rough and Ready, CA 95975 (APN 051-110-004)

**PROJECT PLANNER:** Sadie Caldas, Associate Planner

Documents pertaining to the properties affected by the proposed actions, including the project's conditional approval, staff report, and other supporting documents are available for public review and consideration at the following locations: at the Clerk of the Board's Office, 950 Maidu Avenue, Suite 200, Nevada City, CA 95959; and the Nevada County Planning Department, 950 Maidu Avenue, Suite 170, Nevada City, CA 95959.

You have the right to attend the Board of Supervisor's public hearing to discuss the above matters, provide oral testimony and comment, and/or submit written materials regarding the potential actions. Any person wishing to offer testimony on this matter should appear at the public hearing or may submit written comments (an original and 8 copies) to the Clerk of the Board at or prior to the scheduled public hearing. The Board Chairperson may place reasonable restrictions on the time allowed to any person to speak on these matters. Any person speaking on behalf of an organization or group who wishes additional time must have a written statement signed by an officer of that organization stating that he/she is authorized to speak on behalf of that body, and that he/she is relaying the majority thinking thereof.

If you challenge the Board of Supervisors determinations or decisions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Clerk of the Board of Supervisors at, or prior to, the public hearing.

NEVADA COUNTY BOARD OF SUPERVISORS

By:

  
Julie Patterson Hunter, Clerk of the Board

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THE UNION