

NOTICE OF PUBLIC HEARING

Notice is hereby given that on Tuesday, December 15, 2020, at 1:30 p.m., or as soon thereafter as the matter may be heard, the Nevada Board of Supervisors will hold a public hearing to consider the following project:

PLN20-0057; GPA20-0002; RZN20-0003; PFX20-0002; EIS20-0002: Nevada County Planning Commission's November 12, 2020 3-1, 1 absent recommendation for a proposed General Plan Land Use Map Amendment and Zoning District Map Amendment to change the privately owned 0.23-acre former Nevada County Consolidated Fire District property, located at 13115 Ridge Road, from Public (PUB)/Neighborhood Commercial (C1) to Residential (RES)/Single Family Residential (R1). The project includes the consideration of a Petition for Exception from the minimum fire safe driveway standards to allow for 15-foot wide access easement.

RECOMMENDED ENVIRONMENTAL DETERMINATION: Approve the Negative Declaration (EIS20-0002). **RECOMMENDED PROJECT ACTION:** Approve the Resolution for the proposed Petition for Exceptions to the Driveway Standard (PFX20-002); Approve the Resolution for the proposed General Plan Amendment (GPA20-0002); and adopt the Ordinance amending Zoning District Map (ZDM) #40a to rezone APN: 008-070-034 **PLANNER:** Tyler Barrington, Principal Planner

In adherence to Governor Gavin Newsom's Executive Order pertaining to the COVID-19 pandemic and social distancing guidelines as outlined by the Nevada County Public Health Department, please see the December 15, 2020 agenda after posting; call the Clerk of the Board at (530) 265-1480; or email clerkofboard@co.nevada.ca.us for the most updated information regarding the location of the meeting, and the various options being made available for members of the public to provide public comment. Members of the public may submit written comments (an original and 9 copies) to the Clerk of the Board no later than 8:00 a.m. the morning of the noticed meeting in order for the correspondence to become part of the public record.

If approved, the ordinance will become effective 30 days after the adoption of the resolution. A copy of the agenda packet and all documents on which the proposed amendments will be available for public review at the following link:
<https://www.mynevadacounty.com/513/Projects-Supporting-Documents>.

If you challenge the proposed amendments 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 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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