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COUNTY OF NEVADA

(Attach pages if needed)

NOV 16 2017

APPEAL TO BOARD OF SUPERVISORS

(Per Article 5 of Chapter II of the Land Use and Development Code)

NEVADA COUNTY BOARD OF SUPERVISORS

ec: Planning Counsel

Any applicant or interested party may file an appeal with the Board of Supervisors requesting review of any final action taken by Various County Agencies. Such appeal shall be filed with the Clerk of the Board of Supervisors within **ten (10) calendar days** from the date of the decision, except for recommendations on general plan amendments which by State law are subject to a **five (5) calendar day** appeal period. Filing shall include all information requested herein and shall be accompanied by the appropriate filing fee. The statements (required below) must contain sufficient explanation of the reasons for and matters being appealed in order to facilitate the Board of Supervisors initial determination as to the propriety and merit of the appeal. Any appeal which fails to provide an adequate statement may be summarily denied. The filing of such an appeal within the above stated time limit shall stay the effective date of the action until the Board of Supervisors has acted upon the appeal.

I. APPEAL: I/We, the undersigned, hereby appeal the decision/recommendation of the

Nevada County Planning Commission  
Agency Name

DP14-001, MGT 14-010 11/09/2017  
Agency File No. Date of Decision

PLANNING AGENCY DECISIONS:

- Airport Zoning  
L-III Airport Zoning; Truckee-Tahoe Airport, 2.12 Appeals; Nevada County Air Park, 3.10
- Environmental Impact Report  
L-XIII California Environmental Quality Act; County CEQA Guidelines and Procedures, 1.20 Appeals of the Adequacy of the EIR
- Floodplain Management Regulations (Floodplain Administrator)  
L-XII Floodplain Management Regulations; 1.4 Administration
- Historic Preservation Combining District  
L-II Zoning Regulations; Zoning Districts; 2.7.2 HP Combining District
- Inoperable Vehicles  
L-II Zoning Regulations; Administration and Enforcement, 5.20 Abatement and Removal of Inoperable Vehicles
- Land Use Applications  
L-II Zoning Regulations; 5.12 Administration and Enforcement
- Negative Declaration  
L-XIII California Environmental Quality Act; County CEQA Guidelines and Procedures, 1.12 Negative Declaration

\_\_\_\_\_ Rules of Interpretation  
L-II Zoning Regulations; 1.4 Rules of Interpretation Regarding:

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**PUBLIC WORKS DECISIONS:**

\_\_\_\_\_ Roadway Encroachment Permit  
G-IV General Regulations; 4.A Regulating Roadway Encroachments;  
15.1 Appeals

**FIRE AGENCY DECISIONS:**

\_\_\_\_\_ Fee Assessments (Fire Protection District)  
L-IX Mitigation and Development Fees; Fire Protection Development  
Fees; 2.6 Appeal from Fee Assessment

\_\_\_\_\_ Fire Safety Regulations; General Requirements (Fire Safety Reg. Hearing Body)  
L-XVI Fire Safety Regulations; General Requirements; 2.7 Appeals

\_\_\_\_\_ Fire Safety Standards (County Fire Marshal or Fire Chief)  
L-V Buildings; 5.8 Fire Agency Appeals

**ENVIRONMENTAL HEALTH DECISIONS:**

\_\_\_\_\_ Sewage Disposal (Sewage Disposal Technical Advisory Group)  
L-VI Sewage Disposal; 1.18 Appeals

\_\_\_\_\_ Water Supply and Resources (Health Officer)  
L-X Water Supply and Resources; 5.1 Appeal Procedures

List All Agency Action(s) Taken That Are Being Appealed: \_\_\_\_\_

Denial of DP14-001 and MGT 14-010 for a Dollar General store at 10166 Alta Sierra  
Drive in Alta Sierra, CA.

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**II. STATEMENT OF THE REASONS FOR THE APPEAL:**

Project as applied for, after significant County Staff input and changes, meets all  
County codes. Proffered rationale for denial, such as that the Project conflicts with  
County's General Plan, is entirely subjective, and such denial is therefore an  
abuse of discretion.

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**COUNTY OF NEVADA  
CLERK OF THE BOARD OF SUPERVISORS FEE SCHEDULE**

<b>Land Use Appeals to the Board: (L-II 5.12)</b>	
Planning Agency Appeals (Res. 17-242)	\$1,457.80
Planning Commission Appeals (Res. 17-242)	\$1,457.80
Zoning Administrator Appeals (Res. 17-242)	\$1,457.80
<b>Additional Costs if other Departments involved:</b>	
Building Department (Res. 17-242)	\$153.34/hr. min.
County Surveyor (Res. 17-242)	\$165.90/hr. min.
Environmental Health (Res. 17-242)	\$176.14/hr. min.
<b>Other Appeals:</b>	
Assessment Appeals Board (Res. 14-485)	\$30.00/Application
Building and Accessibility Standards Board of Appeals (Res. 17-242)	\$306.68/2 hr. min.
Code Compliance Citation Request for Administrative Hearing (Res. 17-242)	\$150.00 Deposit
On-Site Sewage Disposal Technical Advisory Group Appeal (Res. 17-242)	\$358.08/2 hr. min.
<b>Cost to continue Public Hearings (Res. 14-485)</b>	<b>\$180.00</b>
<b>Copies: (Res. 14-485)</b>	
8 1/2" x 11" photo copies:	\$.10/pg.
11" x 17" photo copies:	\$.25/pg.
Certification of document	\$.25
Fax	\$.25/pg.
<b>Electronic Copies of Documents: (Res. 14-485)</b>	<b>\$16.85 minimum</b>
The minimum fee includes the cost of the formatted disc, set-up time, and one document file. Additional document files may be added for \$2.00 per document, however, no more than \$19.00 will be charged for any single disc, regardless of the number of document files obtained. In the event the County and the requestor agree that the requested documents shall be provided on media other than CD or DVD, such as a flash drive, the actual cost of that media shall be charged to the requestor in addition to the charges described above.	
<b>Verbatim Transcription Fees: (Res. 14-485)</b>	<b>\$65.96/hr</b>
The transcription deposit shall be computed based on the hourly fee of service provided by the Clerk of the Board cost plan allocation rate for the fiscal year in which the services are provided.	
<b>Preparation of Findings of Fact for Assessment Appeals Board: (Res. 14-485)</b>	<b>\$178.15/hr.</b>
Actual cost to prepare findings equals County Counsel's time to prepare them. County Counsel's hourly fee is County Counsel cost plan allocation rate for the fiscal year in which services are provided.	