

City of Sonora Planning Commission

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Sonora will conduct a public hearing at a regular meeting on Monday, November 14, 2022, at 5:30 p.m. in the City of Sonora Council Chambers located at 94 N. Washington Street Sonora, CA for the purpose of considering the matter described below. THIS MEETING WILL BE OPEN TO THE PUBLIC AND THE PUBLIC WILL BE GIVEN THE OPPORTUNITY TO PROVIDE PUBLIC COMMENT.

1) Northeast Corner of South Stewart and William Streets – APN 002-168-012 – Setback Variance

The applicant is requesting Variance approval to reduce a setback requirement on property located at the northeast corner of South Stewart Street and William Street. The variance, if granted, would reduce the setback requirement along the property's frontage facing South Stewart Street from 10 feet to 4 feet. The request is necessary to provide the needed area to construct a triplex in the future on site. The project is located on APN 002-168-012 in the Multi Family Residential (R-3) zoning district and is designated as Historic Mixed Use (HMU) on the City's General Plan Land Use Map. The project is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15332 In-Fill Development Projects.

ALL INTERESTED PARTIES: are invited to participate in the public hearing to express opinions or submit evidence for or against the approval of the item above. At the above noted time and place, in-person testimony from interested persons will be heard and considered by the Planning Commission prior to taking action or making any recommendation. Written comments will be accepted prior to the start of the meeting and can be submitted to the Community Development Department at 94 N. Washington Street, Sonora, CA 95370 or via email to rkellogg@sonoraca.com.

Upon request, the agenda and the documents in the meeting agenda packet can be made available to persons with a disability. In compliance with the Americans with Disabilities Act, the City encourages those with disabilities to participate fully in the meeting process. Any person requiring special assistance to participate in the meeting should call 209-532-3508 at least forty-eight (48) hours prior to the meeting.

Interested individuals will be given an opportunity to speak in favor or opposition to the above proposed action. If a challenge to the above proposed action is made in court, persons may be limited to raising only those issues they or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City before the meeting. Information regarding the public hearing will be available at City Hall, 94 N. Washington Street, Sonora, CA or on the City's website at www.sonoraca.com. Questions regarding the project may be directed to the Community Development Department at 209-532-3508, Ext 2.

Rachelle Kellogg
Community Development Director

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