

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, September 11, 2023, 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. 1194 Highway 49 – Use Permit

The applicant is requesting a Use Permit to lease a portion of the commercial building at 1194 Highway 49 (APN 035-150-050-000) for an educational facility. The project is located in the Commercial (C) zoning district and is designated as Commercial (C) on the General Plan Land Use Map. The facility will be used for up to 20 students existing along with office space for staff. Under Sonora Municipal Code Chapter 17.60, educational institutions are allowed in all zones with a Use Permit. Past use of the site was for commercial office space. The proposal would make no changes to the exterior of the building. The project is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301, Existing Facilities.

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 rkelloqq@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 Ext. 2 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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The Union Democrat
Sonora, CA

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