



PLANNING AND BUILDING DEPARTMENT

PLANNING DIVISION

<https://www.edcgov.us/Government/Planning>

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NOTICE OF PUBLIC HEARING

The County of El Dorado Zoning Administrator will hold a public hearing in the **Building C Hearing Room**, 2850 Fairlane Court, Placerville, CA 95667 on **April 6, 2022**, at **3:00 p.m.**, to consider the following: **Variance V21-0003/McCune** submitted by ABBY EDWARDS/KAUFMAN EDWARDS PLANNING to allow a reduction of the front setback from 20 feet to zero (0) feet to allow for the construction of a two-car garage. The property, identified by Assessor's Parcel Number 016-381-005, consisting of 0.28 acre, is located on the east side of Scenic Drive, approximately 950 feet north of the intersection of Scenic Drive with State Highway 89, in the Rubicon area, Supervisorial District 5. (County Planner: Melanie Shasha, 530-573-7904) (Statutory Exemption pursuant to Section 15061(b)(3) of the CEQA Guidelines)*

Staff Reports are available two weeks prior at

https://edcgov.us/Government/planning/Pages/zoning_administrator.aspx

Project Information is available online at <https://edc-trk.aspgov.com/etrakit/>. In order to view attachments, please login or create an E-Trakit account and search the project name or application file number in the search box.

All persons interested are invited to write their comments to the Zoning Administrator in advance of the hearing. In light of COVID-19, all persons may be required to observe and participate in the hearing remotely as in-person attendance may be restricted depending on the current COVID-19 recommendations as the hearing date approaches. For the current remote options, including whether in-person attendance is allowed or a potential change in hearing location if in-person attendance resumes, please check the meeting Agenda no less than 72 hours before the meeting, which will be posted on line at https://edcgov.us/Government/planning/Pages/zoning_administrator.aspx. If you challenge the application in court, you may be limited to raising only those items you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Zoning Administrator at, or prior to, the public hearing. Any written correspondence should be directed to the County of El Dorado Planning and Building Department, 2850 Fairlane Court, Placerville, CA 95667 or via e-mail: planning@edcgov.us.

*This project is exempt from the California Environmental Quality Act (CEQA) pursuant to the above-referenced section, and it is not subject to any further environmental review.

To ensure delivery prior to the hearing, written information from the public is encouraged to be submitted to Planning Services by Friday the week prior to the meeting. Planning Services cannot guarantee that any FAX or mail received the day of the meeting will be delivered to the Zoning Administrator prior to any action.

COUNTY OF EL DORADO ZONING ADMINISTRATOR
KAREN GARNER, Planning and Building Department Director
March 11, 2022