

TAHOE DAILY Tribune

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El Dorado County Planning
2850 Fairlane Ct
Placerville, CA 95667

Attn: Tim Char

Kristin Ritter says:

That (s)he is a legal clerk of the **TAHOE DAILY TRIBUNE**, a newspaper published Wednesday, Friday, Saturday at South Lake Tahoe, in the State of California.

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1215 Dryden BOS Tahoe AD

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of which a copy is hereto attached, was published in said newspaper for the full required period of **1** time(s) commencing on **11/20/2015**, and ending on **11/20/2015**, all days inclusive.

Signed: 

Date: 11/19/2015 State of Nevada, Carson City

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Subscribed and sworn to before me this ____ day of _____

Notary Public

Proof and Statement of Publication Ad #: 11694730D

NOTICE OF PUBLIC HEARING

The County of El Dorado Board of Supervisors will hold a public hearing in the Supervisors Meeting Room, 330 Fair Lane, Placerville, CA 95667 on December 15, 2015, at 2:00 p.m., to consider Rezone Z15-0001/Parcel Map P15-0001/Dryden submitted by JOHN AND KIRSTEN DRYDEN (Agent: Ogilvy Consulting/Ed Lupyak) to request the following: 1) Rezone from Tahoe One-Family Residential (TR1)-7.49 acres and Tahoe Commercial (CT)-9.14 acres to Tahoe One-Family Residential (TR1)-15.41 acres and Tahoe Commercial (CT)-1.22 acres to align with the TRPA's Plan Area Statements 148 and 150 boundaries and proposed property boundaries; 2) Tentative Parcel Map to create four parcels, three commercial lots (Lot 1 is 0.34 acre, Lot 2 is 0.42 acre, and Lot 3 is 0.45 acre) and one single-family residential lot (Lot 4 is 15.42 acres), from a 16.63 acre parcel; and 3) Design Waivers of the following El Dorado County Design and Improvement Standard Manual (DISM) road standards: a) Roadway width minimum of 18 feet per Standard Plan 101C to be reduced to 12 feet for connecting road to proposed Lots 1, 2, and 4; b) Right of way width minimum of 50 feet per Standard Plan 101C to be reduced to 20 feet for connecting road to proposed Lots 1, 2, and 4; c) Roadway structural requirement of 2.5 inches of hot mix asphalt over 6 inches of class 2 aggregate base per Standard Plan 101C to be waived; and d) The requirement for a fire turnout on Lot 4 per El Dorado County Standard Plan to be waived. The property, identified by Assessor's Parcel Number 016-410-10, consisting of 16.63 acres, is located on the west side of Highway 89, approximately .5 mile north of Bayview Drive, in the Meeks Bay area of Lake Tahoe, Supervisorial District 5. [County Planner: Joe Prutch] (Negative Declaration prepared)

The Planning Commission has recommended approval of these applications based on the Findings/Conditions of Approval on file in Planning Services, but is recommending denial of the Design Waiver request for the requirement for a fire turnout on Lot 4 be waived.

All persons interested are invited to attend and be heard or to write their comments to the Board of Supervisors at 330 Fair Lane, Placerville, CA 95667 or via e-mail: edc.cob@edcgov.us. 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 Board at, or prior to, the public hearing. Any questions regarding this project should be directed to the County of El Dorado Community Development Agency, Development Services Division-Planning Services, 2850 Fairlane Court, Placerville, CA 95667 or via e-mail: planning@edcgov.us.

COUNTY OF EL DORADO PLANNING COMMISSION
ROGER TROUT, Executive Secretary
November 20, 2015

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