

Mountain Democrat

PROOF OF PUBLICATION
(2015.5 C.C.P.)

Proof of Publication of NOTICE OF PUBLIC HEARING

STATE OF CALIFORNIA
County of El Dorado

I am a citizen of the United States and a resident of the County aforesaid; I'm over the age of eighteen years, and not a party to or interested in the above-entitled matter. I am principal clerk of the printer at the Mountain Democrat, 2889 Ray Lawyer Dr, a newspaper of general circulation, printed and published Monday, Wednesday, and Friday, in the City of Placerville, County of El Dorado, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court to the County of El Dorado, State of California, under the date of March 7, 1952, Case Number 7258; that the notice, of which the annexed is a printed copy (set in type no smaller than non-pareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

6/24

ALL IN THE YEAR 2022

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Placerville, California, this 24th day of JUNE, 2022

Alison Parks

Signature

CORRECTED NOTICE OF PUBLIC HEARING

The County of El Dorado Planning Commission will hold a public hearing in the Planning Commission Hearing Room, 2850 Fairlane Court, Placerville, CA 95667 on July 14, 2022, at 8:30 a.m., to consider the following: Tentative Subdivision Map TM05-1402, Planned Development Permit PD05-0015, Rezone Z05-0018/Cheplick submitted by WALLY CHEPLICK request for 1) Tentative Subdivision Map dividing a 10-acre site into 7 lots including 5 residential lots and 2 landscape lots; 2) Planned Development Permit for the proposed subdivision as required by the Bass Lake North Specific Plan; 3) Rezone from Residential Estate Ten Acres (RE-10) to Residential One Acre-Planned Development (R1A-PD). The property, identified by Assessor's Parcel Number 119-090-021, consisting of 10.0 acres, is located north of U.S. Highway 50 and west of Latrobe Road is located within the Bass Lake Hills Specific Plan (BLHSP), north of U.S. Highway 50 and east of Bass Lake Road, in the unincorporated community of El Dorado Hills area, Supervisorial District 1. (County Planner: Evan Mattes, 530-621-5994) (Previously certified Bass Lake Road Study Area (BLRSA) Program Environmental Impact Report (EIR) (State Clearing House (SCH) No. 90020375) and Addendum to the BLRSA Program EIR (November 7, 1995).

Agenda and Staff Reports are available two weeks prior at <https://eldorado.legistar.com/Calendar.aspx>. Project Information is available online at <https://edc-trk.asoocov.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 Planning Commission 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 at <https://eldorado.legistar.com/Calendar.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 Commission 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.

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

COUNTY OF EL DORADO
PLANNING COMMISSION
KAREN L. GARNER, Executive
Secretary

June 20, 2022

June 24, 2022

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