



## NOTICE OF PLANNING COMMISSION PUBLIC HEARING

The City of Placerville Planning Commission will hold a public hearing in the Town Hall building 549 Main Street, Placerville, CA 95667 on **Tuesday, September 4, 2018, at 6:00 p.m.**, to consider:

### **863 Conrad Court – Variance 18-02**

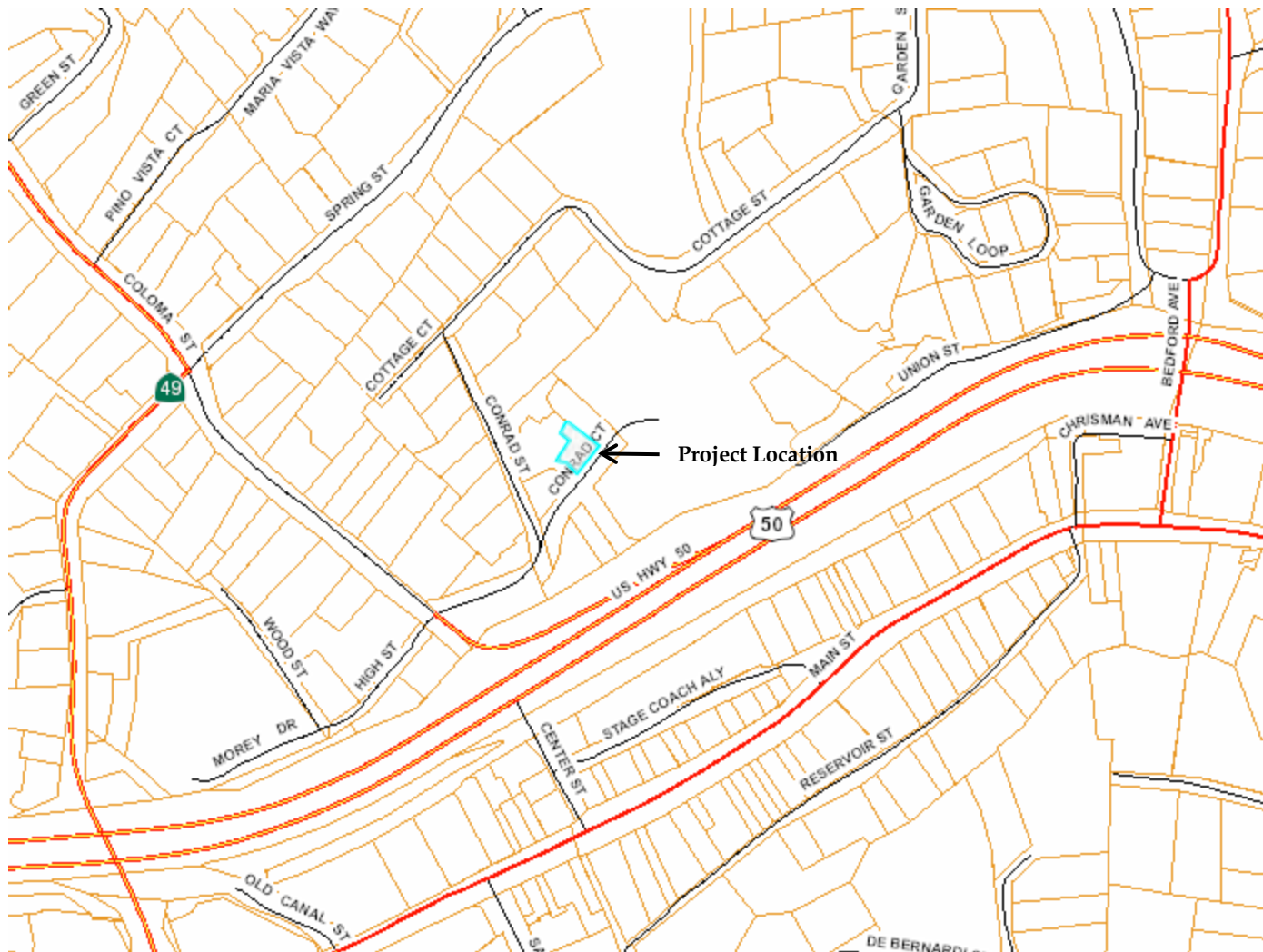
Request by property owner Karen Hokanson for a Variance to allow a 3-foot side-yard setback where 5 feet is required under Zoning Ordinance Section 10-4-3(A), for the construction of a home addition. Location: 863 Conrad Court, approximately 100 feet northeast of the intersection of Conrad Street and Conrad Court, Placerville. Assessor's Parcel Number: 001-181-21. Zoning: R1-6,000, Single-Family Residential. Note: This project is categorically exempt from environmental review per Section 15305(a) of the California Environmental Quality Act (CEQA) Guidelines.

Any interested person may examine the planning files for this project at the Development Services Department located at City Hall, 3101 Center Street, 2<sup>nd</sup> Floor, Placerville, CA 95667, during regular business hours, Monday through Friday between 8:00 a.m. and 5:00 p.m.; alternatively, the public may view filed documents via the Planning Division's, [Current Development Projects](#) webpage.

Persons wishing to address this matter may appear in person at the time and place noted above. Written comments to the Planning Commission about this request must be filed before 5:00 p.m. on Monday, August 20, 2018 in order to be included in the Planning Commission's information packets. A minimum of six (6) copies of any written information is requested to ensure distribution to the Planning Commission. Direct comments to: Andrew Painter, City Planner, Development Services Department, Planning Division, 3101 Center Street, 2nd Floor, Placerville, CA 95667.

The final agenda for the Planning Commission meeting will be posted to the Web at <https://www.cityofplacerville.org/pc-meetings>, and copies will also be posted at City Hall and will be available at the Development Services Department after 5:00 p.m. on Tuesday, August 21, 2018. The Planning Commission meeting packet may also be reviewed by the public on-line at that time. It is also available in the Development Services Department at City Hall.

Andrew Painter, City Planner  
August 8, 2018



**Project:** Variance 18-02  
**Location:** 863 Conrad Court  
**Owner / Applicant:** Karen Hokanson