



NOTICE OF INTENT TO ADOPT A NEGATIVE DECLARATION

LEAD AGENCY: Calaveras County Planning Department
891 Mountain Ranch Rd.
San Andreas, CA 95249

2024-013 Conditional Use Permit for Jeremy and Lynette Covey-Smith:

The applicant is requesting approval of a Conditional Use Permit to allow an existing private equestrian facility on a 20-acre Rural Residential parcel located at 2911 Patriot Way in Burson. The facility is run by the landowners, has up to 40 horses, and proposes up to 4 lessons per day, 3 day per week, for up to 5 invited clients, as well as 3 birthday parties per year for up to 25 people. No development is proposed at this time. The subject parcel, APN 048-009-052 is located in Section 21, T4N, R10E, MDBM.

NOTICE IS HEREBY GIVEN that the Calaveras County Planning Department has prepared a Negative Declaration, pursuant to the requirements of the California Environmental Quality Act (CEQA), for the above-described project.

PUBLIC REVIEW PERIOD: A 30-day public review period for the Negative Declaration will commence on September 11, 2024, through October 11, 2024, for interested individuals and public agencies to submit written comments on the document. Any written comments on the Negative Declaration must be received at the above address or mflandreau@calaverascounty.gov within the public review period. Comments can also be made during the public hearing. Copies of the Negative Declaration and Initial Study are available for review at the above address or by contacting the Planning Department.

Pursuant to Government Code 65009, if anyone challenges the above listed issues in a court of law, the challenge may be limited to raising only those issues you or someone else raise at the public hearing described in this notice, or in written correspondence delivered to the Commission, at or prior to, the public hearing. You are welcome to review the application at the Calaveras County Planning Department during normal working hours, 8:00 a. m. to 4:00 p. m., Monday through Friday except county holidays. Copies of the project file and staff report can be purchased at the Planning Department for the cost of making the copies.

Date of Notice – September 11, 2024