

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that The City of Ripon Planning Commission will hold a public hearing on **Monday, October 16, 2017 at 6:00 P.M.** in the Council Chambers, 259 N. Wilma Avenue, Ripon, on the following matter:

MEADOWOOD DEVELOPMENT AGREEMENT (DA17-02) and TENTATIVE SUBDIVISION MAP (S17-02) FOR MVE Inc., Sean Tobin - a public hearing on a request to enter into a Development Agreement with the City of Ripon in order to subdivide three (3) parcels totaling 12.98 acres into an 88 lot medium density residential subdivision. The zoning of the property is R3 (Medium Density Residential). The proposed lot sizes range from 3,200 square feet to 4,620 square feet in size and the project contains a mix of standard lots (Parks Homes) and common driveway lots (Courtyard homes). The project is located within the North Pointe Specific Plan area at 1001, 1050 and 980 Warren Road. **In accordance with the California Environmental Quality Act and the Guidelines, the City of Ripon is declaring this project exempt from CEQA review pursuant to the CEQA Guidelines Section 15182.**

PURSUANT TO SECTION 65009 OF THE GOVERNMENT CODE OF THE STATE OF CALIFORNIA, NOTICE IS HEREBY FURTHER GIVEN THAT IF SUCH PROPOSED DEVELOPMENT AGREEMENT OR SUBDIVISION IS CHALLENGED IN COURT, SUCH CHALLENGE MAY BE LIMITED TO ONLY THOSE ISSUES RAISED AT THE PUBLIC HEARING OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE PLANNING COMMISSION AT OR PRIOR TO THE PUBLIC HEARING.

ALL INTERESTED PARTIES will be given an opportunity to appear and be heard by the Planning Commission of The City of Ripon at said time and place pertaining to the above described matter.

CITY OF RIPON
Ken Zuidervaart, Director
Planning and Economic Development

Published: September 1, 2017