

NOTICE OF PUBLIC HEARING
FOR ZONE CHANGE #425, AND NOTICE OF INTENT TO REVISE THE FINDINGS OF A
PREVIOUSLY ADOPTED ENVIRONMENTAL IMPACT REPORT

A public hearing will be held by the Merced Planning Commission on Wednesday, April 4, 2018, at 7:00 p.m., or as soon thereafter as may be heard in the City Council Chambers located at 678 W. 18th Street, Merced, CA, concerning Zone Change #425, initiated by Merced Gateway, LLC. This application is a request to change the Zoning designations for two parcels totaling 71.135 acres located approximately 1,300 feet east of Coffee Drive along the north and south sides of Campus Parkway between Gerard Avenue and Mission Avenue. The request is to change the Zoning designation from Agricultural (A-1-20) to Business Park (B-P) to allow for the future development of the property. Said property being more particularly described as Parcels A and B (Lots 171, 231, and 232) of “Merced Colony” as per map filed February 3, 1910, in Volume 4 of Maps, Page 24, Merced County Records; also known as Assessor’s Parcel Numbers 061-250-050 and 061-250-094.

An environmental review carried out for this project under the California Environmental Quality Act (CEQA) concluded that Environmental Review #18-11 is a second tier environmental document, based upon the City’s determination that the proposed document remains consistent with the previously adopted provisions of CEQA Guidelines Section 15162 (Merced Vision 2030 General Plan EIR, SCH #2008071069), previously certified by the City of Merced. A copy of this staff evaluation is available for public inspection at the City of Merced Planning Department during regular business hours, at 678 W. 18th Street, Merced, CA. A copy of this document can also be purchased at the Planning Department for the price of reproduction.

All persons in favor of, opposed to, or in any manner interested in this request for a Zone Change, are invited to attend this public hearing or forward written comments to the Director of Development Services, City of Merced, 678 West 18th Street, Merced, CA 95340. The public review period for the environmental determination begins on March 15, 2018, and ends on April 4, 2018. Please feel free to call the Planning Department at (209) 385-6858 for additional information. If you challenge the decision of the Planning Commission in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Merced at, or prior to, the public hearing.

March 9, 2018

/s/ Kim Espinosa

Kim Espinosa,
Planning Manager