

NOTICE OF PUBLIC MEETING

CITY OF FOLSOM HISTORIC DISTRICT COMMISSION

DATE OF MEETING: September 6, 2023

TIME OF MEETING: 6:30 P.M.

PLACE OF MEETING: City Council Chambers, 50 Natoma Street, Folsom, CA 95630

NOTICE IS HEREBY GIVEN THAT: A public meeting will be held by the Historic District Commission of the City of Folsom to consider the merits of the following:

PROJECT NAME

Property Owner/Applicant:

603 Sutter Street Mixed-Use Building
Cedrus Holdings Limited Partnership

Project Location/APN: 603 Sutter Street/070-0111-010

Planning No.: PN-17-145

Staff Contact: Steve Banks, Principal Planner, 916-461-6207

sbanks@folsom.ca.us

Entitlements: Design Review

Project Description: The proposed project includes a request for approval of Design Review for development of a three-story, 12,177-square-foot mixed-use building on a .17-acre site located at the southwest corner of the intersection of Sutter Street and Scott Street (603 Sutter Street). The proposed mixed-use building will include retail/restaurant uses on the first floor, office uses on the second floor, and two residential units on the third floor. The zoning classification for the site is Sutter Street Subarea/Historic District Zone (SUT/HD), while the General Plan land-use designation is Mixed-Use Historic Folsom (HF).

Environmental Review: The project is categorically exempt from the California Environmental Quality Act (CEQA) under Section 15332 (In-Fill Development Projects) of the CEQA Guidelines. The Historic District Commission will review this proposal at its September 6, 2023 meeting and take final action on the project.

All persons interested in these matters are invited to present and submit statements orally or in writing during the public meeting. The environmental documents are available for review at, and further information may be obtained from the Community Development Department, 50 Natoma Street, during regular business hours. The Community Development Department can be reached by phone at (916) 461-6202. A staff report will be available to the public at City Hall or at www.folsom.ca.us on the Wednesday preceding the Public Meeting.

Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and/or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public meeting(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, the public meeting. An appeal to the City Council from any action of the Historic District Commission may be brought by any interested party within then (10) days of the Public Meeting date.

PAM JOHNS, COMMUNITY DEVELOPMENT DIRECTOR