

# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

The Board convened in regular meeting. Present: Supervisors Franklin K. Lane, William V. D. Johnson, W. P. Walker, Lloyd R. Kutter, and Thomas L. Stewart. Also present: Ann R. Macy, Board of Supervisors Clerk. Chairman Lane presided.

--//--

The Invocation was offered by Reverend Don O. Herman, First Lutheran Church.

--//--

The Pledge of Allegiance to the Flag was led by Supervisor Stewart.

--//--

The New Business Agenda was adopted on motion of Supervisor Johnson, seconded by Supervisor Walker, and unanimously carried.

--//--

The Agenda was adopted on motion of Supervisor Walker, seconded by Supervisor Johnson, and unanimously carried.

--//--

The Minutes of August 17, 1976, were approved as submitted, with the exception of a clarification to the third item on Page 413 relating to two Agreements to provide mental health services for the local drug abuse centers, Tahoe Human Services, Inc. and New Morning, Inc., to reflect only that \$15,000.00 of County funds is made on a one-time basis: the portion relating to funding from other sources and renewal of the present level of County funding during the next budget cycle, is to be deleted. This action was moved by Supervisor Lane, seconded by Supervisor Johnson, and unanimously carried.

--//--

## GENERAL ORDERS

Board considered the new County Government Center access road. After discussion, on motion of Supervisor Lane, seconded by Supervisor Kutter, and carried by the following vote: Ayes: Supervisors Lane, Kutter, and Stewart; Noes: Supervisors Johnson and Walker, the Board adopted the alternate route (Route B), and the Chairman was authorized to sign an Agreement with Raley's, Inc. to provide the basis for particular and specific agreements regarding the construction of a right-of-way from the County Government Center (Hildman site) westerly to intersect with Placerville Drive in the City of Placerville, and the Board directed that as much of the monies as possible that would be required for this project (approximately \$240,000.00) would be taken from the Public Works Department budget.

--//--

Warrant Register Claims for El Dorado County were approved and allowed for payment, on motion of Supervisor Walker, seconded by Supervisor Johnson, and unanimously carried.

--//--

August 24, 1976

- 426 -

arm

# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

(115)  
178-2  
43  
147-1  
144-1  
349-6

On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried, the Board authorized a Clerk Typist II position in the County Clerk's Election Department; they approved the Job Specifications for a Heating and Air Conditioning Technician; and authorized a salary increase from Range 53 to 54 for two Chief Deputies in the Treasurer-Tax Collector's Office, and one Chief Deputy in the Recorder's Office.

--//--

58

At the recommendation of County Counsel, on motion of Supervisor Johnson, seconded by Supervisor Walker, and unanimously carried, the Board rejected as a Late Claim the claim submitted by Attorney Robert M. Henderson on behalf of Janice I. and James Albertoni for personal injuries in the amount of \$158,000.00.

--//--

21

Airports Director submitted the results of bid opening for the removal of residue from approximately 5,000 linear feet of drainage ditch paralleling the Lake Tahoe Airport runway.

On motion of Supervisor Johnson, seconded by Supervisor Stewart, and unanimously carried, the award was made to low bidder, Melvin L. Lukins & Sons Inc., South Lake Tahoe, for total bid of \$4,835.00.

--//--

422  
Christmas  
Valley  
Aerod

Assistant Director of Public Works submitted a letter stating that all improvements for Christmas Valley Acres Townhouses have been completed, and recommending that Letter of Credit in the amount of \$74,178.50 be released, and the one-year guarantee for workmanship and materials be waived, since subdivision streets will not be County-maintained.

On motion of Supervisor Lane, seconded by Supervisor Walker, and unanimously carried, the Letter of Credit was released, and the one-year guarantee was waived, as recommended.

--//--

296-4  
Caldor  
Road

Assistant Director of Public Works submitted for the Chairman's signature an Agreement with the Northern California Conference of Seventh-Day Adventists for the widening of Caldor Road.

The motion of Supervisor Johnson, seconded by Supervisor Walker, authorizing the Chairman to sign the Agreement, was amended by Supervisor Lane, and seconded by Supervisor Stewart, to add that it shall be understood that the "two lane all-weather road" does not mean that snow removal will be provided. The Chairman called for the vote on the amendment to the original motion, and it was unanimously carried. He then called for the vote on the original motion, and it was unanimously carried.

--//--



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

12-1  
On motion of Supervisor Johnson, seconded by Supervisor Kutter, and carried by the following vote: Ayes: Supervisors Johnson, Walker, Kutter, and Stewart; No: Supervisor Lane, the Board authorized the request of the Agricultural Commissioner for the transfer to his department of a 1973 Toyota Landcruiser, which has been declared surplus.

--//--

12-1  
Director of Health Services submitted a letter requesting the Chairman be authorized to sign a contract with the State Department of Health for Family Planning services in the amount of \$31,500.00, for the period January 1, 1976, through June 30, 1976; Contract No. 75-54553.

On motion of Supervisor Walker, seconded by Supervisor Kutter, and carried by the following vote: Ayes: Supervisors Lane, Walker, Kutter, and Stewart; No: Supervisor Johnson, the Chairman was authorized to sign the contract.

--//--

12-1  
(117)  
50-4  
Director of Health Services submitted a letter requesting the Chairman be authorized to sign Addenda to contracts with the El Dorado Council on Alcoholism and the Sierra Council on Alcoholism reflecting the State's contribution of \$11,981.00, and requesting approval of the implementing Budget Transfer No. 10.

On motion of Supervisor Johnson, seconded by Supervisor Walker, and unanimously carried, the Chairman was authorized to sign the Addenda to the Contracts, as well as the Budget Transfer.

--//--

12  
Purchasing Agent submitted costs for reproduction of County Flag, and requested direction on same. (See Minute Book 17, Page 356, for information on this subject.)

On motion of Supervisor Johnson, seconded by Supervisor Stewart, and unanimously carried, the Board authorized Goodwin - Cole Company, Sacramento, to produce 30 County Flags, for a total cost of \$1200.00, plus tax; funds to be taken from the Board of Supervisors' budget.

--//--

51-7  
Director, Community Programs, submitted a letter requesting the Chairman be authorized to sign Grant Application to the Area 4 Agency on Aging for funds in the amount of \$2,667.00 to be used solely for vehicle maintenance and insurance during the period July 1, 1976, to June 30, 1977.

On motion of Supervisor Johnson, seconded by Supervisor Walker, and unanimously carried, the Chairman was authorized to sign the Grant Application.

--//--

# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

241 The Board informally removed from the Agenda, Supervisor Walker's request for comments from Public Works and the Agricultural Commissioner on the placing of signs designating "Open Range" lands as it relates to the Grazing Ordinance.

--//--

2711 Supervisor Walker requested consideration of contracting with an architect for plans and specifications for the County Library. (On February 13, 1974, the Assistant to the Board was instructed to contact Wadley, Martin and Mackensen, Yuba City, for an interview concerning a contract for architectural services.)

After consideration, on motion of Supervisor Johnson, seconded by Supervisor Walker, and unanimously carried, the Board instructed the Assistant to the Board and County Counsel to refine the previously submitted contract with Wadley, Martin and Mackensen by bringing it up-to-date and assuring that it adequately covers the points desired by the Board, for submittal back to the Board on August 31, 1976.

--//--

Supervisor Johnson departed

111-9 At the request of the Purchasing Agent, on motion of Supervisor Johnson, seconded by Supervisor Lane, and unanimously carried by those present, the Board approved the specifications and authorized the advertising for bid opening for Bid No. 778, Warrants for Auditor/Controller, for September 13, 1976, with award by the Board on September 21, 1976.

--//--

Board considered a proposed ordinance relating to the issuance of building permits when deed restrictions are involved.

132 m.p. On motion of Supervisor Lane, seconded by Supervisor Kutter, and unanimously carried by those present, the ordinance was introduced, reading thereof was waived, and an alteration to the wording of the required declaration which is set forth in the ordinance was approved as follows: "The undersigned declares that he has read and understands the deed restrictions and that the improvement herein applied for does not violate any private deed restrictions.", and the adoption of the ordinance was continued to August 31, 1976.

--//--

151-13 County Counsel submitted resolutions authorizing an action for the recovery of County Funds Paid Out, and on motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the following resolutions were adopted:  
(Continued)



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

---

## RESOLUTION NO. 218-76

AUTHORIZING AN ACTION FOR THE RECOVERY OF  
COUNTY PROBATION FUNDS PAID OUT

(For contents, see original resolution)

\* \* \* \*

## RESOLUTION NO. 219-76

AUTHORIZING AN ACTION FOR THE RECOVERY OF  
COUNTY AMBULANCE FUNDS PAID OUT

(For contents, see original resolution)

\* \* \* \*

## RESOLUTION NO. 220-76

AUTHORIZING AN ACTION FOR THE RECOVERY OF  
COUNTY WELFARE FUNDS PAID OUT

(For contents, see original resolution)

\* \* \* \*

## RESOLUTION NO. 221-76

AUTHORIZING AN ACTION FOR THE RECOVERY OF  
COUNTY FUNDS PAID OUT  
(American River Canyon Fire District)

(For contents, see original resolution)

\* \* \* \*

## RESOLUTION NO. 222-76

AUTHORIZING AN ACTION FOR THE RECOVERY OF  
COUNTY PUBLIC DEFENDER FUNDS PAID OUT

(For contents, see original resolution)

\* \* \* \*

## RESOLUTION NO. 223-76

AUTHORIZING AN ACTION FOR THE RECOVERY OF  
COUNTY MENTAL HEALTH FUNDS PAID OUT

(For contents, see original resolution)

# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

350 On motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the following resolution was adopted:

RESOLUTION NO. 224-76

DISCHARGING UNPAID COUNTY HOSPITAL ACCOUNTS  
(Chapdelaine - Tompaigne)

(For contents, see original resolution)

--//--

22-13 Communication was received from the Golden Empire Health Systems Agency requesting comment on the draft of their proposed By-Laws.

On motion of Supervisor Kutter, seconded by Supervisor Walker, and unanimously carried by those present, the Board commented favorably on the By-Laws, with the exception of Item 6 of Section 11, Article IV; for which the actual need of that item was questioned.

--//--

57 Joyce Pierson, Paralegal Advocate for the Legal Center for the Elderly, submitted a letter requesting waiver of the Planning and Building Departments' fees for placement of a mobilehome to house a personal and household aide for Mrs. Velma Miller on Mrs. Miller's property in Somerset: Mrs. Miller being 75 years of age, confined to a wheelchair, and suffering from multiple physical disabilities.

After consideration, on motion of Supervisor Walker, seconded by Supervisor Stewart, and carried by the following vote: Ayes: Supervisors Walker, Kutter, and Stewart; No: Supervisor Lane, the Special Use Permit fee was waived for the purpose of allowing the hardship application to be heard by the Planning Department.

--//--

308-3 Board considered two communications from the Sierra Planning Organization: one requesting comments on Area 4 Agency on Aging's application for grant to provide social services to the elderly residing within the Counties of El Dorado, Nevada, Placer, Sacramento, Sierra, Sutter, Yolo, and Yuba; the other communication requesting comments on Sierra Planning Organization's application for a grant to form the Sierra Agency on Aging to perform social services to the elderly within the Counties of El Dorado, Sierra, Nevada, and Placer.

After deliberation, on motion of Supervisor Lane, seconded by Supervisor Kutter, and carried by the following vote: Ayes: Supervisors Lane, Kutter, and Stewart; Abstain: Supervisor Walker; Absent: Supervisor Johnson, the Board stated that although they have been pursuing the 4-County Agency in preference to the 8-County Agency, in view of the State of California's newly proposed reorganization of the Elderly Programs which would permit each County to deal directly with the State, that this County now favors that direct contact with the State in preference to either of the two aforementioned agencies.

--//--



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

308-9 On motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the Board commented favorably on Sierra Planning Organization's request for comment on the El Dorado County Department of Public Works' application for grant for construction of Public Works Building "B".

--//--

308-5 On motion of Supervisor Kutter, seconded by Supervisor Walker, and unanimously carried by those present, the Board commented favorably on Sierra Planning Organization's request for comment on El Dorado County Community Action Agency's request for grant for operation of the Community Food and Nutrition Program.

--//--

117 On motion of Supervisor Lane, seconded by Supervisor Walker, and unanimously carried by those present, the Board denied the Budget Transfer No. 9 which transferred \$1,142.00 from Transportation & Travel, 92-2250, to Contributions to Other Agencies, 92-4280, Board of Supervisors Budget, for the purpose of funding the Golden Empire Health Systems Agency.

--//--

507 Director, Senior Nutrition Program, submitted a letter requesting approval for the usage of \$5,921.00 of grant funds which have been reallocated by the State of California to the El Dorado County Senior Nutrition Program, together with proposed budgets reflecting the intended usage.

On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried by those present, the following resolution was adopted authorizing the manner in which said funds will be utilized:

## RESOLUTION NO. 225-76

SUPPORTING THE INTENTION OF THE SENIOR NUTRITION PROGRAM  
TO INCREASE FUNDING IN THE AMOUNT OF \$5,921.00,  
AND OUTLINING THE UTILIZATION THEREOF

(For contents, see original resolution)

--//--

296-7 Latrobe Rd. Director of Public Works submitted a letter recommending that the Latrobe Road Project be extended to encompass a 3-mile section between the Amador County line and South Shingle Road, and that he be authorized to develop this project under F.A.S. programming in order to utilize the previous years' fund allocations, and that a letter be sent to the State of California requesting that said funds be encumbered.

On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried by those present, the request was approved.

--//--

# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

## SPECIAL ORDERS

### PLANNING MATTERS

285-74-46  
390-9a  
Hearing was held as duly advertised on the rezoning of lands in the Mt. Aukum area from Estate Residential to Planned Agricultural, consisting of 105.73 acres, petitioned by Mary Elizabeth Schnetz. Planning Commission recommended approval, and the Planning Director enumerated the following findings of the Planning Commission:

1. The property meets criteria No. 1 as defined in the Ordinance for Planned Agriculture;
2. The Agricultural Commission recommends approval;
3. The land is composed of Shavers Series soils that are used mainly for woodland and deciduous fruits and nuts and are considered choice agriculture soils; and,
4. The slope and septic tank limitations plus the lack of public water supply, would indicate the suitability for larger lot sizes than the existing 5-acre minimum.
5. The General Plan designation: Rural Estates-Agriculture (1 dwelling unit 5 to 20 acres).

There were no protests and the Hearing was closed.

On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried by those present, the Board concurred in the Planning Commission's findings; the rezoning was approved; and the following ordinance was adopted:

ORDINANCE NO. 1680

AMENDING THE EL DORADO COUNTY ZONING ORDINANCE  
(Schnetz - Mt. Aukum area)

(For contents, see original ordinance)

\* \* \* \*

285-75-76  
390-9a  
Hearing was held as duly advertised on the rezoning of lands in the Badger Hill area from Agricultural to Estate Residential, consisting of 20 acres, petitioned by Dale B., Sophia L., and Susie M. Cook. Planning Commission recommended approval, and the Planning Director enumerated the following findings of the Commission:

1. The proposal is compatible with the existing topography;
2. The proposal is adjacent to existing Estate Residential zoning to the north and east and would be a logical extension of that zone boundary;
3. The proposal is part of the preliminary step in a tentative subdivision proposal; and,
4. The public necessity, convenience, and the health, safety and general welfare would be benefited by the approval of the proposal.

There were no protests and the hearing was closed.  
(Continued)



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

On motion of Supervisor Kutter, seconded by Supervisor Walker, and unanimously carried by those present, the Board concurred in the Planning Commission's findings; the rezoning was approved; and the following ordinance was adopted:

## ORDINANCE NO. 1681

AMENDING THE EL DORADO COUNTY ZONING ORDINANCE  
(Cook - Badger Hill area)

(For contents, see original ordinance)

\* \* \* \*

285-96-46  
390-9a  
Hearing was held as duly advertised on the rezoning of lands in the Cameron Park area from Exclusive Agricultural to Agricultural, consisting of 490 acres, petitioned by Clyde and Elizabeth Polland. Planning Commission recommended rezoning to Estate Residential 10-Acre, and the Planning Director enumerated the following findings of the Commission:

1. The proposal is consistent with Commission and Board policy to remove non-contract lands from Exclusive Agriculture zone and into an appropriate zoning designation;
2. The zoning requested is compatible with the General Plan Amendment approved for the area;
3. Adequate services can be provided as follows: Water: Private well; Sewage Disposal: Septic System; and Fire District: Rescue Fire Protection District;
4. This area is suitable for the density proposed; and,
5. There is a need for additional residential land in this area.

There were no protests and the Hearing was closed.

On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried by those present, the Board approved the rezoning to Estate Residential Ten-Acres (RE-10), having concurred with the Planning Commission's findings, and the following ordinance was adopted:

## ORDINANCE NO. 1682

AMENDING THE EL DORADO COUNTY ZONING ORDINANCE  
(Polland - Cameron Park area)

(For contents, see original ordinance)

\* \* \* \*

285-97-76  
390-9a  
Hearing was held as duly advertised on the rezoning of lands in the El Dorado area from Single Family One Acre Residential to Industrial, consisting of 5.67 acres, petitioned by Tim G. Smith. Planning Commission recommended approval, and the Planning Director enumerated the following findings of the Planning Commission:

1. The property is adjacent to other industrial zonings and uses and is compatible with the developing industrial area of the El Dorado Wye;
- (Continued)



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

2. Approximately 50% of the parcel is currently zoned Industrial and the proposal represents a logical extension of that zoning and use; and,
3. The public necessity, convenience, and the health, safety and general welfare would be benefited by the approval.

There were no protests and the Hearing was closed.

On motion of Supervisor Walker, seconded by Supervisor Kutter, and unanimously carried by those present, the Board concurred in the Planning Commission's findings; the rezoning was approved; and the following ordinance was adopted:

## ORDINANCE NO. 1683

### AMENDING THE EL DORADO COUNTY ZONING ORDINANCE (Smith - El Dorado area)

(For contents, see original ordinance)

\* \* \* \*

Supervisor Johnson arrived just prior to the vote on the next item

Hearing was held as duly advertised on the rezoning of lands in the Cameron Park area from Single Family Residential to Planned Commercial, consisting of 1.0 acre, petitioned by George D. Waldron, etal. Planning Commission recommended denial based upon the finding that the public necessity, convenience and the general welfare would not require, nor be benefited by, the approval of the rezoning; there would be an encroachment of Commercial into a residential area; it was not consistent with the General Plan; the Planning Commission felt that the property would be better suited in a business and professional zone.

There were no protests and the Hearing was closed.

On motion of Supervisor Stewart, seconded by Supervisor Walker, and carried by the following vote: Ayes: Supervisors Lane, Walker, Kutter, and Stewart; Abstain: Supervisor Johnson, the Board concurred with the Planning Commission's findings, and upheld their recommendation of denial, inasmuch as it did not conform to the adopted General Plan.

--//--

Hearing was held as duly advertised on the rezoning of lands in the El Dorado area from Agricultural to Mobilehome Park, consisting of 29.22 acres, petitioned by Gordon D. Firestone. Planning Commission recommended denial without prejudice, and the Planning Director enumerated the following findings of the Commission:

1. The Environmental Health Department mandated that this project connect to a public sewer disposal system;
2. El Dorado Irrigation District letter of May 20, 1976, advised County Sanitation District No. 2 to Deer Creek, to be completed early Spring 1978. The Planning Commission felt that approximately 24 months

(Continued)



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

allowed for too many contingencies and possible unforeseen circumstances to allow the proposal to go ahead on such a nebulous time schedule; and,

3. The Commission did not feel that the zoning or special use was improper, rather that it was premature in light of the uncommitted and unconstructed status of the sewer line which is an absolute necessity for the completion of the project.

There were no protests and the Hearing was closed.

On motion of Supervisor Walker, seconded by Supervisor Johnson, and unanimously carried, the Board concurred with the Planning Commission's findings and upheld their recommendation of denial without prejudice, inasmuch as it did not conform with the General Plan Amendment, which was also denied without prejudice.

--//--

285-111-76  
Hearing was held as duly advertised on the rezoning of lands in the Camino area from Agricultural to Estate Residential and One Acre Family Residential, consisting of 35 acres, petitioned by Dean W. and Joy E. Criddle. Planning Commission recommended denial without prejudice, and the Planning Director enumerated the following findings of the Commission:

1. The Board of Supervisors, at their meeting of May 25, 1975, directed the Planning Department to start working on a plan for the Apple Hill area;
2. A decision will be made within a month or two by the Board of Supervisors as to the urgency in preparing the above General Plan;
3. That the new PA, Planned Agriculture zone would be a better zone for the Apple Hill area than would RE, Estate Residential zone; and,
4. The public necessity, convenience, and the health, safety, and general welfare would not be benefited by the approval.

At the recommendation of the Planning Director, on motion of Supervisor Stewart, seconded by Supervisor Kutter, and unanimously carried, the matter was removed from the Agenda and referred to the Planning Commission for their action.

--//--

285-103-76  
Hearing was held as duly advertised on the rezoning of lands in the Camino area from Agricultural to Estate Residential, consisting of 23.228 acres, petitioned by Douglas C. Shepherd. Planning Commission recommended denial without prejudice, and the Planning Director enumerated the following findings of the Commission:

1. The Board of Supervisors, at their meeting of May 25, 1976, directed the Planning Department to start working on a plan for the Apple Hill area;
  2. A decision will be made within a month or two by the Board of Supervisors, as to the urgency in preparing the above General Plan;
  3. That the new PA, Planned Agriculture zone would be a better zone for the Apple Hill area than the RE, Estate Residential zone; and,
  4. The public necessity, convenience, and the health, safety and general welfare would not be benefited by the approval.
- (Continued)



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

welfare would not be benefited by the approval.

There were no protests, and the Hearing was closed.

At the recommendation of the Planning Director, on motion of Supervisor Kutter, seconded by Supervisor Stewart, and unanimously carried, the matter was continued to December 14, 1976. (The General Plan Amendment request was continued on 7/27/76, to the next General Plan Amendment in November).

--//--

285-101-76  
Hearing was held as duly advertised on the rezoning of lands in the Shingle Springs area from Single Family One Acre Residential to Commercial consisting of .985 acre, petitioned by Robert Brown and Eugene Lyster. Planning Commission recommended denial, and the Planning Director enumerated the following findings of the Commission:

1. The expansion of commercial zoning into this area would be premature in advance of a firm public sewage system proposal, as this area has an extremely high septic tank failure rate and commercial establishments generally compound those types of problems;
2. Survey by Environmental Health in the Shingle Springs area indicates that expansion of commercial zoning in the area should be postponed until the public sewer system is constructed;
3. The public necessity, convenience, and the health, safety and general welfare would not be benefited by the approval.

There were no protests, and the Hearing was closed.

On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried, the Board concurred with the Planning Commission's findings, and denied the rezoning without prejudice.

--//--

285-102-76  
Hearing was held as duly advertised on the rezoning of lands in the Somerset from Unclassified to Commercial (2 acres), and from Unclassified to One Acre Residential (12 acres), petitioned by Gloyd D. Zeller. Planning Commission recommended denial without prejudice, and the Planning Director enumerated the following findings of the Commission:

1. The existing General Plan designation is Commercial and Rural Estates Agricultural;
2. A Density Phasing Plan is currently under preparation by Staff, covering this area and rezoning at this time could precommit a density or use pattern out of place with that being created;
3. The existing zoning allows one acre minimum lots; and,
4. The public necessity, convenience, and the health, safety and general welfare would not be benefited by the approval of the proposal.

There were no protests, and the Hearing was closed.  
(Continued)



# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

On motion of Supervisor Johnson, seconded by Supervisor Walker, and unanimously carried, the Board approved the 2-acre rezoning to Commercial, and introduced the ordinance, waived the reading thereof, and set the Hearing thereon for September 14, 1976, at 2:00 p.m., and the Board upheld the Planning Commission's denial without prejudice of the 12-acre rezoning request to One Acre Residential (R1A).

--//--

57  
46  
390-9  
Hearing was held as duly advertised to consider a proposal to amend the zoning text of Exclusive Agricultural to add language which will include lands zoned Exclusive Agricultural which are not within an Agricultural Preserve. (Enabling ordinance was introduced 8/17/76)

There were no protests, and the Hearing was closed.

On motion of Supervisor Johnson, seconded by Supervisor Stewart, and unanimously carried, the rezoning was approved and the following ordinance was adopted:

## ORDINANCE NO. 1684

AMENDING THE TEXT OF THE EXCLUSIVE AGRICULTURAL ZONE  
TO INCLUDE LANDS SO ZONED, BUT  
WHICH ARE NOT UNDER AGRICULTURAL PRESERVES

(For contents, see original ordinance)

--//--

57  
As a result of an action by the Board of Supervisors on July 27, 1976, (See Minute Book 17, Page 374) the Planning Commission on July 29, 1976, held a public hearing to consider a proposed amendment to the Parcel Map Ordinance which would allow for only one parcel split per year based on the latest adopted County Assessment Roll. The Planning Commission recommended denial due to the overwhelming opposition at their hearing of the proposed amendment.

Supervisor Stewart's motion, seconded by Supervisor Kutter, to continue the matter until the time the Parcel Map Ordinance is before the Board, and consider it at that time, failed to pass by reason of the following vote: Ayes: Supervisors Kutter and Stewart; Noes: Supervisors Lane, Johnson, and Walker.

Supervisor Johnson then moved to adopt the Planning Commission's recommendation of denial of the proposal to allow for only one parcel split per year based on the latest Assessment Roll. Supervisor Walker, seconded the motion, and it was carried by the following vote: Ayes: Supervisors Johnson, Walker, and Stewart; Noes: Supervisors Lane and Kutter.

--//--

At the recommendation of the Planning Commission, on motion of Supervisor  
(Continued)

# STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES August 24, 1976

Walker, seconded by Supervisor Stewart, and unanimously carried, the Board directed that the proposal to change the Unclassified zone to a minimum parcel size of 10 acres not be set for hearing by the Board of Supervisors, due to the preponderance of negative correspondence received on the subject by the Planning Commission, and the overwhelming majority of people in attendance at the Planning Commission hearing who were opposed to the proposal.

--//--

On motion of Supervisor Kutter, seconded by Supervisor Walker, and unanimously carried, the Board referred the two following proposed ordinances to the Planning Director with instructions that he take the necessary action to amend the relevant County ordinances as proposed: (1) An ordinance to add an additional year to time permitted by right for an individual to live in a mobilehome while his dwelling is under construction, and (2) an ordinance deleting the minimum square footage for buildings and mobilehomes in all zone districts.

--//--

There being no further business, the Board adjourned to Tuesday, August 31, 1976, at 9:30 a.m.

ATTEST: Carl A. Kelly,  
County Clerk and  
ex-officio Clerk  
of the Board

APPROVED: *Frank H. Stone*  
Chairman

By: *Gene L. May*  
Deputy