

STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES October 28 19 80

The Board convened in regular meeting. Present: Supervisors Arliene Todd, W. P. "Dub" Walker, Joseph V. Flynn, and Thomas L. Stewart. Absent: Supervisor William V. D. Johnson. Dixie L. Foote, Assistant Board of Supervisors Clerk, was also present. Chairman Todd presided.

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12-7
The Invocation was offered by Reverend Don O. Herman, First Lutheran Church.

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The Pledge of Allegiance to the Flag was led by Mrs. Amelia McAnnally, County Auditor-Controller.

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The Agenda was adopted, on motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, with the addition of two items: (1) Public Works' submittal of Change Order No. 9 for the Bedford Road Improvement Project; and (2) Mr. Gary E. Schultz's request for extension of the deadline dates for filing of building plans and issuance of building permits for development of his lot at South Lake Tahoe.

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The Minutes of October 21, 1980, were approved as submitted, on motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present.

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On motion of Supervisor Flynn, seconded by Supervisor Walker, and unanimously carried by those present, the Consent Calendar matters were considered and acted upon as follows:

50-1
The Community Action Council Claims were approved and allowed for payment.

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117
Budget Transfer No. 25 was approved for the Predatory Animal Control Department, transferring \$2,000.00 from Appropriations for Contingency (92-9900) to Maintenance of Equipment (92-2120) for repair costs to a vehicle, which was not included in the budget, due to different interpretations of the outcome of the final budget hearing.

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298A
The Board approved Assessment Roll Change No. 2540.

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57-3
The Board approved 82 Assignments to Omega Collection Agency from the Collection Department for Claims against those persons named on the Assignments dated October 28, 1980; copies of which are on file in the County Collection Office, beginning with the name of Donald Albert Damitz and ending with the name of Kathrine Lindsay.

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247
The Chairman was authorized to execute Releases of Lien, discharging all property encumbered by the Agreements to Reimburse the County for Public Assistance, as recorded in the Official Records of El Dorado County as follows:

<u>Name</u>	<u>Volume and Page</u>	
Laura J. Roberts	1845	109
David Roberts	1051	421
David Roberts	1449	563
Jerry House & Susan House	1718	276

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151-13
RESOLUTION NO. 306-80 was adopted Authorizing an Action for the Recovery of County Funds Paid Out for Lake Tahoe Ambulance; Welfare; and Health Departments.

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250
At the recommendation of County Counsel, the Board approved the settlement, in the amount of \$750.00, in the case of Allis-Chalmers versus County of El Dorado, etal, and authorized appropriation of funds for said settlement.

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423
423
423
Upon being advised by the Public Works Department that subdivision improvements for Ponderosa Heights Unit No. 1 have been completed, the Board authorized release of the Maintenance Bond, in the amount of \$3,000.00, to guarantee materials and workmanship; and adopted RESOLUTION NO. 307-80 accepting the streets within said Subdivision into the County Maintained Road System.

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423
423
The Board approved the request of the subdivision engineer, as submitted by the Public Works Department, for reduction of the Subdivision Improvement Letter of Credit for Governor's Village Unit No. 11 Subdivision, in the amount of \$12,619.80, leaving a balance of \$74,301.20.

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233-2
At the request of the Sheriff, the Board waived the formal bidding procedure and authorized the purchase of 200 coveralls for jail inmates, at a cost of \$2,588.08.

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50-9
At the request of Community Programs, the Chairman was authorized to sign close-out documents relating to the contract with the State Office of Economic Opportunity for the Energy Crisis Assistance Program, in the amount of \$111,293.00.

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423
423
Upon being advised by Prescott Engineering that 90% of the work has been completed for Springfield Meadows Unit No. 1 Subdivision, the Board approved the reduction of the Subdivision Improvement Letter of Credit for said Subdivision, in the amount of \$34,441.20.

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At the request of Mr. Jack Nopp, architect, and on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Chairman was authorized to sign the following:

- 233
(74-36)
1. Change Order No. 1 for the Sheriff's Office Addition & Remodel Project, confirming Field Order No. 1 for same which was approved by the Board on October 21, 1980, to make specified plumbing, electrical, and carpentry corrections;
 - (74-9) 2. Change Order No. 2 for the Juvenile Hall Additions Project, increasing the cost of same by \$21,745.00.

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296-4
Pleasant Valley Rd.

In regard to the Pleasant Valley Road Project (SS-28), the Chairman was authorized to sign an Agreement with Fusano, Bordges, and Gaylord for relocation of 24-inch corrugated steel pipe to solve drainage problems, on motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present.

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(124)
12-14

At the request of Ralph Anderson and Associates, and on motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the Board set a Policy Review Session for Thursday, November 13, 1980, at 9:00 a.m., to discuss the summary and draft final report entitled "Evaluation of Contract Engineering Design As A Service Delivery Alternative", which relates to the Engineering Division of the County Public Works Department.

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On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried by those present, the Personnel Matters were acted upon as follows:

- (115)
233
1. RESOLUTION NO. 308-80 was adopted, adopting revised job specifications for Sheriff's Deputy II and job specifications for Sheriff's Deputy II (Custodial), and amending the Classification Schedule (Resolution No. 105-79) to reflect same;
 2. RESOLUTION NO. 309-80 was adopted, amending Authorized Personnel Resolution No. 283-80 to incorporate the position of Sheriff's Deputy II (Custodial); and
 3. RESOLUTION NO. 310-80 was adopted, amending the Personnel and Salary Ordinance Section 4111 (Resolution No. 183A-80) to incorporate the position of Sheriff's Deputy II (Custodial).

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296-4
Pleasant Valley Rd.

At the request of the Public Works Department, and on motion of Supervisor Flynn, seconded by Supervisor Walker, and unanimously carried by those present, the Chairman was authorized to sign the following Change Orders for the Pleasant Valley Road Project (SS-28):

- No. 7, Supplement No. 1, to lower El Dorado Irrigation District water main, increasing the cost by \$4,000.00;
- No. 13, to lower the roadway to facilitate easier accesses to adjacent commercial properties, increasing the cost of \$10,000.00;
- No. 14, to regrade trench, increasing the cost by \$400.00.

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296-4
Bedford
Rd

At the request of the Public Works Department, and on motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the Chairman was authorized to sign Change Order No. 9 for the Bedford Road Improvement Project; said change for the City of Placerville's portion of the work, and decreases the cost by \$5,924.70.

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296-4
Carson
Road

At the recommendation of the Public Works Department, and on motion of Supervisor Flynn, seconded by Supervisor Walker, and carried by the following vote: Ayes: Supervisors Walker, Flynn, and Todd; Absent: Supervisor Johnson; Abstain: Supervisor Stewart, the Board awarded the contract for the title and escrow work to be performed for right-of-way acquisition for the Carson Road Connection Project to Inter-County Title Company.

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29

Mr. Art Cort, Director of Public Works, submitted comments and a cost estimate regarding the restrooms in the Veterans Building being inadequate for the handicapped, in response to the request of the members of the Veterans Memorial Building Council, Inc. On motion of Supervisor Walker, seconded by Supervisor Stewart, and unanimously carried by those present, the Board directed that Mr. Cort's comments and cost estimate be forwarded to the Veterans House Committee, via Mrs. Genevieve Bullington, for its review and comments.

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50-9

The Board approved the request of Community Programs for authorization to submit a proposal to the Community Services Administration to undertake the El Dorado Comprehensive Community Energy Planning Initiative to address energy-related needs of the low income and elderly within El Dorado County, and RESOLUTION NO. 311-80 was adopted accordingly, on motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present.

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(89-1)

341

The Agricultural Commissioner requested the County trapper be allowed overnight retention of the County's four-wheel drive Landcruiser as he sometimes must leave home at daybreak; therefore, his workday, particularly in the Spring and Summer, is usually from 5:30 or 6:00 a.m. to 2:30 or 3:00 p.m. On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, the Board approved the request, for Spring and Summer only, and directed that a record be kept for the next year to reflect the savings realized by allowing same.

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201

On motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present, the Chairman was authorized to sign an Addendum to the Contract with John W. Ehlman for the Annual County Audit for Fiscal Year 1979-80 to include a provision for progress payments, as requested by Mr. Ehlman.

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3/17/80
The Commission on Aging recommended funds, in the amount of approximately \$8,000.00, be allocated from Capital Outlay for Miscellaneous Projects, to retain an architect to develop preliminary plans for a proposed Senior Center at South Lake Tahoe. Mrs. Joyce Pierson, the Director of the Area Agency on Aging, was present and stated that she does not feel that this is the time to "hire" someone to draw plans, as she would like to see a "needs" assessment study made over the next few months, with architectural plans to follow. Mrs. Pierson does favor the setting aside of the funds as requested, so they will be available when needed.

Supervisor Walker stated that he felt the request is premature at this time; therefore, on motion of Supervisor Walker, seconded by Supervisor Flynn, and carried by the following vote: Ayes: Supervisors Walker, Flynn, and Todd; No: Supervisor Stewart; Absent: Supervisor Johnson, the Board removed the matter from the Agenda until such time as the Director of the Area Agency on Aging wishes to bring it back before the Board.

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2/17/80
On motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved Abatement of Penalties for failure to file Change in Ownership Statements with the County Assessor for the following:

- a. Howard and Anna Loo Jan (APN 058-050-46)
- b. C. Ray and Joani Muller (APN 101-100-72)
- c. Darrel W. and Karen J. Robinson (APN 331-352-09)
- d. David J. and Lois Erickson (APN 317-250-14)
- e. Edward A. and Geri Farkas (APN 329-181-20)
- f. Steve H. and Arlene I. Doughty (APN 329-031-05)

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11
On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, the Board introduced an Ordinance amending Section 7651 "Through Highways" of the County Ordinance Code to include Main Street in Georgetown (County Road No. 1893), and Section 7633 "Angle Parking Permitted" to include designated angle parking on same; the reading thereof was waived, and it was continued to November 12, 1980, at 11:00 a.m., for consideration of adoption.

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3/4/84
At the recommendation of the Agriculture Commission, and on motion of Supervisor Flynn, seconded by Supervisor Walker, and unanimously carried by those present, Commission members Al Veerkamp and Burton Threlkel were reappointed to said Commission for terms ending November 13, 1984.

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132
Mr. Joseph D. Badalamente requested approval of the transfer of a sewer permit from Lot 15, Bijou Park Acres (Parcel No. 25-262-15) to Lot 60, Montgomery Estates Unit No. 4 (Parcel No. 25-755-07); and an extension of time for making application for a building permit. The Building Department recommended approval of the transfer request and the extension to January 3, 1981. On motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved the transfer of the sewer permit, subject to the California Tahoe Regional Planning Agency Governing Board's denial of application to build on Lot 15 in Bijou Park Acres; and extended the deadline for making application for a building permit to January 3, 1981.

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132 Mr. Ronald Miki Yokotake submitted a letter which was received by the Building Department on October 20, 1980, wherein he requested, on behalf of Mr. James V. Carroll, the transfer of a sewer permit from Lot 182, Tahoe Paradise Unit No. 19 (Parcel No. 33-363-18) to Lot 161, Montgomery Estates Unit No. 4 (Parcel No. 25-733-011), and an extension of the filing deadline for submitting building plans to December 3, 1980. The Building Department recommended approval of the transfer request, and an extension to January 3, 1981. In a letter dated October 23, 1980, Mr. Yokotake informed the Board that Mr. Carroll no longer desired the transfer of the sewer permit as previously requested; however, he still needs the extension of the deadline for submitting building plans, and he would like the Board to continue his request for same to November 4, 1980.

On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, Mr. Carroll's request for the transfer of a sewer permit was removed from the Agenda, and his request for extension of the filing deadline for submitting building plans was continued to November 4, 1980.

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132 At the recommendation of the Building Department, and on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, Mr. Michael J. Kirby's request for an extension of the November 3, 1980 deadline for making application for a building permit for his lot at South Lake Tahoe was approved; said deadline extended to March 3, 1981.

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132 At the recommendation of the Building Department, and on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved Ms. Zoe Ellen Tucker's request for transfer of a sewer permit from Lot 674, Tahoe Paradise Unit No. 4 (Parcel No. 34-216-01) to Lot 115, Angora Highlands Unit No. 2 (Parcel No. 34-364-04); and extended the deadline for submitting her building plans to January 3, 1981.

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132 At the recommendation of the Building Department, and on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved the request of Mr. Claude Williams for a 60-day extension for filing and issuing plans and completing substantial work for Lot 1309, Tahoe Paradise Unit No. 28 (Parcel No. 34-601-10).

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132 At the recommendation of the Building Department, and on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved the request of Mr. Gary E. Schultz for extension of the final filing date for submitting building plans to the County Building Department to February 1, 1981, and extension of the final date for a building permit being issued to March 15, 1981, for development of Lot 73 in Country Club Heights Unit No. 5 at South Lake Tahoe.

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Hearing was held as duly advertised to consider the formation of the Pioneer Fire Protection District; and appointment, in lieu of election, of the following to serve as the Board of Directors for said District: Severino Albin, Louis Karabinus, Edward Keller, Nancy Temple, and Oran White.

104-18
Supervisor Flynn read into the record, a letter from Jerry V. Lewin, Chief, Shingle Springs Fire Protection District, dated September 17, 1980, wherein he expresses the District's opposition to the formation of the Pioneer Fire Protection District, or any other District, that would be eligible to receive augmentation funds that are now being provided by the State of California to assist special districts because of lost revenues due to the passage of Proposition 13, because this additional District was not taken into consideration when El Dorado County's share of the original bail-out funds were formulated and therefore should not be eligible for funds now.

Mr. Jack Hasley was present and spoke on behalf of the Pioneer Volunteer Fire Department, requesting Board approval of the formation of the Pioneer Fire Protection District. Mr. Hasley submitted 35 letters from owners of property in the area which are in TPZ, Timber Preserve Zone, and AE, Exclusive Agricultural Zone, and wish to have said properties included in the newly formed District. Mr. Hasley stated there are other such land owners who are in the process of submitting letters requesting inclusion in the District.

Mr. David Whittington, County Counsel, stated that all requests for inclusion must be received before final formation of the District can be effective, as the Resolution forming the District must include a "meets and bounds" description of all properties included.

Mr. Ed Keller was present, and spoke to emphasize the time restraints under which they are working in order to have the District formed by January 1, 1981.

There were no further written or verbal comments, and the Hearing was closed.

On motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present, RESOLUTION NO. 312-80 was adopted approving the formation of the Pioneer Fire Protection District effective November 15, 1980, in compliance with the action of the Local Agency Formation Commission on August 21, 1980, whereby those owners of lands in TPZ, Timber Preserve Zone, and AE, Exclusive Agricultural Zone, who wish to be included in the District, must submit letters requesting inclusion to the Board of Supervisors no later than November 15, 1980.

On motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the Board appointed the following persons, in lieu of election, to serve as the Board of Directors of the Pioneer Fire Protection District: Severino Albin, Louis Karabinus, Edward Keller, Nancy Temple, and Oran White.

On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, RESOLUTION NO. 313-80 was adopted to provide tax revenues to the Pioneer Fire Protection District relating to formation of said District, where no fire protection service has previously existed, in accordance with the Board's policy statement regarding such procedures.

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22-10
164
The Board referred to the Tahoe Emergency Medical Care Committee, the request of the Washoe Medical Center for a letter of support endorsing the need for an emergency medical systems helicopter program to provide new life-saving emergency services to critically ill or injured persons located within Northern Nevada and California. The Tahoe Emergency Medical Care Committee responded with a recommendation that the Board endorse same, but noted that there is not a large need for this service within the Tahoe area of this County, and this County's Sheriff's Department has a policy of only utilizing the California Highway Patrol's helicopter for evacuation of persons requiring emergency medical treatment. On motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved the recommendation of the Tahoe Emergency Medical Care Committee.

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23-
The request of the Tahoe Basin Transportation Authority for payment, in the amount of \$2,815.66, for El Dorado County's portion of said Authority's 1980-81 Budget, was continued to November 4, 1980, on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present.

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SPECIAL ORDERS

PLANNING MATTERS

433
Country Club
215-7710
390-94
Hearing was held as duly advertised to consider rezoning of lands in the Cameron Park area from Multi-Family Residential Zone to Planned Development Zone, consisting of 2.34 acres, petitioned by Cal-Mor Properties for Country View Villas Subdivision. The Planning Commission recommended the Board approved the rezoning and adopt the Proposed Development Plan as the Official Development Plan, based on the following findings:

1. The Planned Development Zone is consistent with the existing Land Use Designation, Goals and Policies of the 1969 General Plan;
2. The project is designed to provide a desirable environment within the project boundaries;
3. The deviations from the traditional zoning requirements, setbacks on the south and west property lines, are justified by the design of the project;
4. The site is physically suited for the project;
5. Water and sewer are to be provided by E.I.D. and fire protection is to be provided by the Cameron Park Fire District; and,
6. The project does not detract from the natural land and scenic values of the site.

Mr. Robert Newton, civil engineer, was present and spoke on behalf of the applicant.

There were no written or verbal protests, and the hearing was closed.

On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, the Board concurred in the Planning Commission's findings; the rezoning was found to be in conformity with the General Plan; the Proposed Development Plan was adopted as the Official Development Plan, as presented; the Negative Declaration was accepted; and the rezoning was approved and adopted by ORDINANCE NO. 3049, which amends the County Zoning Ordinance accordingly.

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423
Country
View
Village

The Planning Director submitted the Tentative Map for Country View Villas Subdivision in the Cameron Park area, consisting of 2.34 acres, comprising 1 lot of 41 condominium units; Subdivider: Cal-Mor Properties. The Planning Commission recommended approval subject to thirteen (13) conditions (said conditions being on file in the office of the Clerk of the Board of Supervisors).

On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unani- mously carried by those present, the Tentative Map was approved subject to the conditions set forth by the Planning Commission, with conditions numbers 5 and 11 changed to read as follows: #5 - The developer shall establish a homeowner's association to maintain roads and common areas. CC&R's are to be reviewed and approved by County Counsel to ensure the association is responsible for road, drainage, and common area maintenance; #11 - Improvement plans showing the improvements on Country Club Drive shall be submitted to Public Works Department for approval, and shall contain an engineer's drainage plan; and the Board accepted the Negative Declaration based upon the findings of the Planning Commission as follows:

1. The project is in conformance with the existing Land Use Designation, Goals and Policies of the 1969 General Plan;
2. The project is designed to provide a desirable environment within the project boundaries;
3. The deviations to the standard zoning requirements are justified by the design of the project;
4. The site is physically suited to the project;
5. Water and sewer are to be provided by E.I.D. and fire protection is to be provided by the Cameron Park Fire District;
6. The project is designed to maintain existing trees, provide open space areas and maintain scenic values of the area; and,
7. The project complies with Section 66473.1 of the Subdivision Map Act for providing solar opportunities.

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46-190

The hearing to consider the request of Archie and Ethel Lawyer and Ethel Tidd for cancellation of a portion of Agricultural Preserve No. 190, consisting of 1,000 acres, in the Pilot Hill-Cool area, was continued to November 4, 1980, at the request of the applicants' legal counsel, and on motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present.

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433
Pony Express
Station
205-75-80

Hearing was held as duly advertised to consider rezoning of lands in the Pollock Pines area from Commercial, Planned Commercial, and Single Family Residential Zones to Commercial Planned Development Zone, consisting of 3.44 acres, petitioned by David Rosenberg and Myron Feigenberg (Pony Express Station). The Planning Commission recommended approval of the rezoning and adoption of the Proposed Development Plan for "Pony Express Station", based on the following findings:

1. The Planned Development Zone request is consistent with the General Plan;
2. The proposed development is so designed to provide a desirable environ- ment within its own boundaries;

Continued next page.

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3. The site is physically suited for the proposed uses;
4. Adequate services are available for the proposed uses: Water-E.I.D., Fire Protection - Pollock Pines Fire Department;
5. The proposed uses do not significantly detract from the natural land and scenic values of the site.

Mr. John Hassler was present and spoke on behalf of the applicants.

Mrs. Merle Neal, resident of the area, was present and questioned what types of businesses will be housed in the proposed buildings.

Mr. Howard Lindgren, speaking on behalf of the applicants, answered that, without even advertising for businesses to occupy the space, they have had inquiries from savings and loan companies, real estate offices, shoe stores, clothing stores, grocery stores, etc. After being asked by Supervisor Flynn, Mr. Lindgren advised that there would definitely not be anything such as auto body or repair shops.

There being no further comments and no written protests, the hearing was closed.

On motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, the Board concurred in the Planning Commission's findings; the rezoning was found to be in conformity with the General Plan; the Proposed Development Plan was adopted; the Negative Declaration was accepted; and the rezoning was approved and adopted by ORDINANCE NO. 3050, which amends the County Zoning Ordinance accordingly.

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(65)
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Hearing was held as duly advertised to consider approval and acceptance of a bid proposal for the restoration of the Bayley House. Mr. Ken Milam, Planning Director, advised the Board that, as a result of newspaper advertising of this hearing, the Planning Department has received two amendments to proposals which had been submitted earlier, and would like more time to review same. Mr. Milam also requested Board comment on the condition contained in the Ballards' proposal, that the County subordinate an unspecified loan. Mr. Ballard was present and stated that he will propose "language" regarding subordination that the State of California and the Bank of America have found agreeable when he has worked with them, and he feels the County of El Dorado will also find it acceptable.

Mr. Michael Crowley was also present to speak to his proposal. He stated that some people think he desires the Bayley House property to establish a private residence. Mr. Crowley stated that his desire is to completely restore the Bayley House to its original use, a restaurant and bar. However if that attempt fails for some unforeseen reason, restoration for residential use would be a last resort. Mr. Crowley also stated he is prepared to put the cash up himself to have immediate restoration work done as necessary to prevent further deterioration of the site and ensure complete restoration in the future.

There were no further requests to speak to the matter, and the hearing was closed.

Supervisor Walker expressed concern that some proposals speak to development of the full nine acres. He stated he does not want a "Disneyland" atmosphere on the site with various hamburger stands, etc. Supervisor Walker stated that he felt the surrounding open space should remain as such with perhaps picnic tables for use by visitors.

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Supervisor Flynn stated he would hope the language in the final Agreement for restoration of the Bayley House will speak to the concerns of the Northside Fire Protection District as outlined in its letter of March 27, 1980, regarding a 50-foot strip of land to the north of the present fire station which is located adjacent to the Bayley House.

In response to the request of the Planning Director, on motion of Supervisor Stewart, seconded by Supervisor Flynn, and unanimously carried by those present, the Board continued the matter to November 4, 1980.

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423 Gold Country North 2/3
The Planning Director submitted a request for extension of the Tentative Map for Gold Country Units 2 and 3 Subdivision in the Diamond Springs/El Dorado area, consisting of 245 acres, comprising 49 lots; Subdivider: Gold Country (Richard Dalen - Robert W. Osquod). The Planning Commission recommended approval, based on the following findings:

1. The applicant has been unable to obtain water service for Units 2 and 3; and,
2. Section 9334 of the Major Land Division Ordinance allows the Board of Supervisors the authority to grant such an extension.

On motion of Supervisor Stewart, seconded by Supervisor Walker, and unanimously carried by those present, the Board approved the extension of the Tentative Map for Gold Country Units 2 and 3 Subdivision.

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400 Mother Lode Apartments
The Planning Commission submitted for Board consideration, the Proposed Development Plan for Mother Lode Apartments, consisting of 108 units on 8.152 acres of land in the Diamond Springs/El Dorado area, petitioned by Don Dappen - Stanford Building Group.

Mr. James Ingram, Planning Consultant, was present and spoke on behalf of the applicant, reviewing the background of the project which they have been working on for the last eighteen months to two years. Mr. Ingram noted that this project will assist the County in meeting its need for moderate to low income rental housing as addressed in the Housing Element of the County General Plan, as 20% of the apartment units will be set aside for this purpose.

Mr. Richard Coombs of Stanford Building Group was also present to speak in support of the project. Mr. Coombs stated that he had met with Chief Cunha of the El Dorado/Diamond Springs Fire Department when the planning for this project began, and agreed to pay a fee of \$12,000 for mitigation of impact on same; however, now the Fire Department has informed him it must impose a fee of \$30,000.00. Mr. Coombs re-stated his willingness to pay the original amount agreed upon - \$12,000.00. Mr. Coombs further stated that the school districts are requesting mitigation fees totaling approximately \$180,000.00, in accordance with County Ordinance 3000 - the "Mitigation Fees Ordinance"; and Mr. Coombs pointed out that because there is no land division involved in this project, he is not required to comply with said Ordinance.

Supervisor Walker stated he is very concerned about the impact on schools and roads, and the lack of mitigation fees to be imposed for same.

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Mr. Robert Laurie, Chief Assistant County Counsel, advised that this is a project under the California Environmental Quality Act (C.E.Q.A.), therefore impactation is a concern and must be addressed; and, before a Negative Declaration is accepted by the Board, mitigation of impact should be met, outside of Ordinance No. 3000.

Mr. Ken Milam, Planning Director, advised that the Planning Commission has found the Mother Lode School District impacted, and the El Dorado Union High School District remains impacted also.

The following residents of the area were present and spoke in opposition to the project: Robert Doughty, Vern Osborne, Steve Foster, Susan Free, Frieda McCloud, Nancy Ehrlich, Mary Twigge, Verna Thomas, Mrs. Robert Fuller, and Zela McClanahan. All those opposed referred to concerns of increased traffic on inadequate roads; impact on already crowded schools; impact on the fire department; loss of the rural atmosphere; impact on wildlife in the wooded area behind the project site; problems of burglary, vandalism, and trespassing due to an influx of unsupervised juveniles; and a decrease in property values as a result of all the aforementioned.

Supervisor Walker noted that the Board of Supervisors had received letters from the following persons who are all opposed to the project: Aidle L. Banta, Ronald and Sharon Short, Robert and Ingrid Doughty, and another letter from Sharon Short. Further, the Board received this date, a copy of a petition which had been presented to the Planning Commission, which is signed by approximately 78 residents of the area who are all opposed to the project.

Supervisor Flynn read into the record, a letter from Attorney Jean Klotz, dated October 28, 1980, wherein she advised that she represents Mr. and Mrs. Walter Ehrlich, Mr. and Mrs. John McCloud, Mr. and Mrs. Vern Osborne, Mr. and Mrs. Douglas Duggins, and Mr. and Mrs. Robert Doughty, who are all residents of the area, are opposed to the project, and challenge the Negative Declaration for same, based on inadequacy of roads to handle such an increase in traffic, overcrowded schools, and concerns about drainage from the proposed project onto their properties.

Supervisor Todd read into the record, a letter from Mr. Robert Amburn, Director of Community Programs, dated October 24, 1980, wherein he states said Agency feels this project is worthwhile and will greatly enhance the overall housing availability within the County, therefore, it wholeheartedly supports its development and encourages the Board to approve the project.

Supervisor Flynn expressed his mixed emotions in this matter, as the County needs this type of rental housing, yet he is very concerned about the impact on roads, schools, and fire protection.

Supervisor Walker stated he can understand the frustrations of both the developer and the residents of the area.

Supervisor Stewart expressed his concern about water drainage, and the problems that will result from a large influx of juveniles in a rural area, such as their trespassing on neighboring lands in search of recreation.

On motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present, the Board took the matter under advisement and continued its decision on same to November 4, 1980.

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STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES October 28 19 80

423 Diamond Place Subdiv

The Planning Director submitted a request for approval of a Design Waiver for Diamond Place Subdivision in the Diamond Springs/El Dorado area, consisting of 12.5 acres, comprising 18 lots; Subdivider: Roy Carter. The Planning Commission recommended approval, based on the following findings:

1. The modification has been approved by Public Works;
2. The adjacent property has been developed and a future sidewalk on the site may not be feasible;
3. Public utilities will not be utilizing the five-foot area as originally intended; and
4. The modification is necessary to keep grading within the right-of-way.

On motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present, the Board approved the Design Waiver as requested for Diamond Place Subdivision.

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The Planning Commission requested the Board adopt as formal Policy, the Planning Department's recommendation that no tentative subdivision maps be approved in sewer areas of El Dorado Hills with septic tanks and leach fields as a temporary interim method of disposal and, further, under certain specified conditions, the interim use of leach fields be allowed where tentative maps have been approved or final maps are recorded.

Mr. Randy Wageman, developer of the proposed Francisco Village No. 1, stated he and the people he represents purchased the property two years ago, in El Dorado Hills, for said Subdivision, and is just about to submit the Tentative Map for same. They have a lot of money invested and feel that an exception to the policy should be made for projects such as theirs considering the circumstances. Mr. Wageman further stated that the engineering firm of Morton and Pitalo is currently conducting a study on the sewers in the area, and perhaps the results of said study will prompt the El Dorado Irrigation District to lift the sewer moratorium.

Mr. Ron Duncan, of the County Environmental Health Department, stated that no matter where the line is drawn, there will always be someone "left in line" who feels they should be an exception to the policy.

Mr. Robert Laurie, Chief Assistant County Counsel, listed for the Board, factors to be considered when considering alternatives to the proposed policy: (1) a will-serve letter on file; (2) a signed agreement between the developer and E.I.D. as to allowing the alternative system; (3) a date by which the preliminary plan must be approved, or a finding made that there must be an exceptional circumstance; and (4) subject property to have suitable areas for sewage disposal, approved by Environmental Health.

On motion of Supervisor Flynn, seconded by Supervisor Walker, and unanimously carried by those present, the Board continued the matter to November 18, 1980; and, in the interim, the Chairman was authorized to sign a letter to the Chairman of the El Dorado Irrigation District's Board of Directors, requesting its comments on the County Planning Department's proposed Policy, and written verification of E.I.D.'s policy in regard to this matter; and further, the Board stated it wishes to explore proposed alternatives to the Policy as outlined by County Counsel this date, as well as any other alternatives available.

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STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES October 28 19 80

The Planning Commission recommended the Board adopt the following criteria for determining impaction of fire districts, said criteria having been prepared by the Planning Department staff:

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(10/28)
1. The district must contact the Planning Department, in writing, stating that they believe impaction exists (many have already done so).
 2. The County must determine that a declining budget/improved property valuation ratio exists between the 1977/78 through 1980/81 fiscal budget.
 3. An election must be held on a request for a user fee to be collected from all property owners within the district. If the measure is turned down, steps 1 and 2 will be followed. The district would still be eligible for mitigation measures under Ordinance No. 3000.

Chief Cunha of the El Dorado/Diamond Springs Fire Protection District; Dan Birtwell, Chairman of the Shingle Springs Fire Protection District Board of Directors; and Chief Lewin of the Shingle Springs Fire Protection District; were all present to speak against the adoption of item number 3 of the proposed criteria.

Mr. Ken Milam, Planning Director, stated that the Planning staff did not feel strongly about the adoption of number 3, it was there to give the Board a choice. The main idea is for the Board to adopt criteria, then the districts will submit data annually for review by Planning staff to determine their impaction.

On motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried by those present, the Board adopted items numbers 1 and 2 of the proposed Fire District Impaction Criteria, and deleted item number 3 of same.

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GENERAL ORDERS

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Tammi & Sanders, Certified Public Accountants, submitted the Annual Audit Report for certain grants administered by the El Dorado County Community Action Council, Inc., for the year ending February 29, 1980. Mr. Robert Amburn, Director of Community Programs, and Executive Director of the Community Action Council, was present to answer questions of Board members. The Board took no action in this matter.

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44-2

Supervisor Flynn advised the Board that the Georgetown Divide Public Utility District is draining Walton Lake, and it will be drained until November 25, 1980, for repair. Therefore, on motion of Supervisor Flynn, seconded by Supervisor Stewart, and unanimously carried by those present, the Board directed that Walton Lake be closed effective October 28, 1980, and extending to November 25, 1980, for the purpose of repair of the reservoir, and authorized the Georgetown Divide Public Utility District to so post the area.

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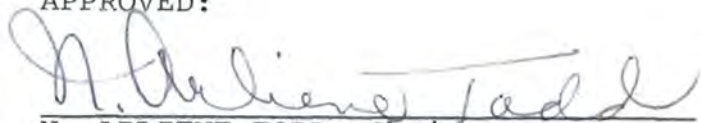
STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES October 28 19 80

There being no further business, the Board adjourned to Tuesday, November 4, 1980, at 10:00 a.m.

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APPROVED:


N. ARLIENE TODD, Chairman

ATTEST:

DOLORES BREDESON, County Clerk
and ex officio Clerk of the Board

By 
Deputy Clerk