

STATE OF CALIFORNIA, COUNTY OF EL DORADO

BOARD OF SUPERVISORS MINUTES

July 5

19 83

Hearing was held as duly advertised to consider the following:

- 57-h
- a. Amendment to the County General Plan in the Pleasant Valley area from Rural Residential Agricultural Ten to One Hundred Sixty-Acre to Single Family Residential Medium Density, consisting of 9.5 acres, petitioned by Arthur Brewer; and
 - b. Rezoning of said lands from Estate Residential Ten-Acre Zone to Single Family Residential Two-Acre Zone.

Mr. Ken Milam, Planning Director, explained that the applicant requested R2A Zone, and the Planning Commission favored RE-5 Zone for the property. Therefore, the Planning Commission recommended approval of the General Plan Amendment as requested, and rezoning of said lands to R3A, Single-Family Residential Three-Acre, Zone (a "compromise" zoning), based on the following findings:

General Plan Amendment

1. Single-Family Residential Medium Density land use would be an expansion of the same use and density of land to the north and the land identified in this application is capable of further development.

Rezoning

1. The rezoning is consistent with the General Plan.

218-28-82

Mr. Homer Banks, licensed engineer, was present and spoke on behalf of the applicant, who was also present, and advised that Mr. Brewer is still requesting R2A Zone, rather than the Planning Commission's recommended zoning of R3A.

Mrs. Mildred Mulder, owner/resident of property to the west of the property in question, was present and stated that she is not concerned or opposed to R2A or R3A zoning on the property, however, she is concerned about the excavation work that has already been done by the applicant and its effect on the environment.

Mr. Brewer, the applicant, responded to questions of the Board by advising that he took advantage of a "cat" in the area to get some excavation done to clear a building site and begin clearing a road to the site, and he did not know that such excavation requires a County grading permit which he did not obtain.

There was no further public input, and the hearing was closed.

On motion of Supervisor Lowe, seconded by Supervisor Dorr, and unanimously carried, the decision of the Board was continued to July 19, 1983, to allow Planning staff an opportunity to view the site and evaluate the extent of excavation already done.

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96-1-83

Hearing was held as duly advertised to consider the Appeal submitted by Herbert D. Reed (Herbie's Whitewater Tours, Inc.) on the Planning Commission's denial of River Use Permit No. 83-15 for river rafting on the South Fork of the American River.

Arlan Nickle of the Planning Department advised that the permittee still has not submitted the required proof of insurance.

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The applicant was not present, there was no public input, and the hearing was closed.

On motion of Supervisor Dorr, seconded by Supervisor Lowe, and unanimously carried, the Board denied the Appeal, upholding the Planning Commission's denial of River Use Permit No. 83-15, based on insufficient documentation regarding insurance coverage, and directed that the Sheriff's Department be so advised.

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Hearing was held as duly advertised to consider Appeals submitted by Richard Flasher (Nonesuch Whitewater) and Robert Meyer/Mark Piatti (The River Ducks) on the Planning Commission's denial of River Use Permits Nos. 83-19 and 83-53 respectively, for river rafting on the South Fork of the American River.

Arlan Nickle of the Planning Department advised that these two companies have submitted the required documents which were not included in the applications, and recommended issuance of the permits.

The applicants were not present, there were no verbal protests, and the hearing was closed.

The Board granted the Appeals, and directed the Planning Department to issue River Use Permits Nos. 83-19 and 83-53 as requested, to be effective this date, on motion of Supervisor Dorr, seconded by Supervisor Stewart, and carried by the following vote: Ayes: Supervisors Dorr, Walker, and Stewart; Noes: Supervisors Lowe and Flynn.

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Hearing was held as duly advertised to consider the Appeal submitted by Don Hamilton on the Planning Commission's revocation of Special Use Permit No. 71-82 to allow a recreational campground including 115 open campsites, 10 cabins, related office and stores, playgrounds and amphitheater on 38 acres zoned Recreational Facilities in the Lotus/Coloma area.

Mr. Arlan Nickle of the Planning Department summarized that there are four concerns still to be addressed to bring the camp into compliance with Special Use Permit No. 71-82:

1. Disturbance of the green belt;
2. Fencing either not built or not maintained (status unclear);
3. Discrepancies in the site plan vs. the actual campground; and
4. Sanitation facilities, which are the main concern.

Mr. Dean Hawthorne was present and spoke on behalf of the appellant, reviewing the history of the camp. Mr. Hawthorne advised that the camp was issued its original special use permit (number 71-82) in 1971, and has since outgrown the permit. The owner then applied for a "broader" permit, at which time neighbors began to appear and make complaints about the camp. The Planning Commission then revoked Special Use Permit No. 71-82, and set a public hearing before the Planning Commission for July 14, 1983, to consider issuance of a new special use permit (number 83-03) to Camp Coloma. Mr. Hawthorne reiterated that the Appeal being heard this date is on the revocation of the original special use permit (number 71-82).

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Mr. Bill Rothaus, project engineer, was present and spoke to the work he has done to improve the camp's sanitation facilities which he advised are now working satisfactorily. Mr. Lou Archuletta of El Dorado Irrigation District (E.I.D.) advised that E.I.D. is willing to enter into an agreement with the camp owner to monitor the operation of the sewage treatment plant. Mr. Ron Duncan, Director of the Environmental Health Division of the County Health Department, was present and advised that he feels the expansion of the camp's sanitation facilities has been responsive to complaints, and he is satisfied with the system as it exists this date, with the addition of the aforementioned agreement between the camp and E.I.D.

Finn and Betty Schmidt, area residents, were present and spoke in opposition to the Appeal, as they want the camp closed down completely. Mr. Schmidt stated that he does not feel the soil is adequate for the septic system required. He urged the County to direct that the septic ponds be pumped out now and 12 years of accumulated "sludge" be removed. Mrs. Schmidt stated that the camp's fencing is not in compliance with the special use permit (number 71-82), and that there are full-time, year-around residents, other than the owners, at the camp.

Mr. James Ingram, speaking on behalf of the appellant, advised that much work has been done, and is being done, to bring the camp into compliance with Special Use Permit No. 71-82, and requested more time to complete the work. In that vein, Mr. Ingram proposed the Board grant the Appeal and re-issue Special Use Permit No. 71-82, with review by staff in one year to ensure the work has been completed.

There were no further protests, and the hearing was closed.

In light of the fact that the Planning Commission will be considering the new special use permit (number 83-03) on July 14, 1983, the Board continued its decision on the Appeal to July 19, 1983, on motion of Supervisor Flynn, seconded by Supervisor Lowe, and unanimously carried.

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GENERAL ORDERS

(114-7
74-7) The award of the bid for the Renovation of Inmate Showers (Contract No. 3634A) and Replacement of Inmate Toilets (Contract No. 3643B) at the County Jail was continued off calendar until brought back to the Board by the Director of the General Services Division, on motion of Supervisor Walker, seconded by Supervisor Dorr, and unanimously carried.

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PLANNING MISCELLANEOUS

213 Mr. Doug Noble of the Planning Department reported on estimated cost and manhours for completion of the South Lake Tahoe Airport Master Plan and Environmental Impact Report, and the matter was continued to July 12, 1983, for further report, on motion of Supervisor Stewart, seconded by Supervisor Dorr, and unanimously carried.

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(57)
95 The Planning Director withdrew the following request, and the matter was therefore removed from the Agenda, on motion of Supervisor Walker, seconded by Supervisor Dorr, and unanimously carried:

- a. Budget Transfer No. 2, increasing Estimated Revenues, River Use Permits (2700), by \$500.00, and transferring same from River Use Fees (263) to Fixed Assets (3370), for purchase of a hand-held radio transceiver unit for emergency use in the upper river section below Chili Bar; and
- b. Agreement with Michael Dennis, owner of Natural Reflections Photography, and James Kain, owner of Chili Bar Resort, for care and maintenance of said radio transceiver.

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GENERAL ORDERS

The Area Agency on Aging requested the Chairman be authorized to sign the Sub-Grant Award Conditions, Assurance of Compliance, and Assurance of Non-discrimination in State-supported Programs and Activities, to be submitted to the State Department of Aging, for operation of Title III Older Americans Act Programs for Fiscal Year 1983-84.

On motion of Supervisor Dorr, seconded by Supervisor Flynn, and unanimously carried, the Chairman was authorized to sign, with the deletion of paragraph 26 on page 6 of the Sub-Grant Award Conditions, and with further direction that, if the State will not accept said deletion, the paragraph will be substituted with language recommended by the Chief Administrative Officer this date.

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On motion of Supervisor Dorr, seconded by Supervisor Lowe, and unanimously carried, the Chairman was authorized to sign a letter to all County employees (to be prepared by the Administrative Office) advising them that the cost of Blue Cross medical insurance (Plan A) is increasing by 6%.

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The Chairman was authorized to sign a letter (to be prepared by the Administrative Office) expressing the Board's thanks and appreciation to all those who participated in the County's work furlough (temporary layoff); and directed that said letter be released to the press for publication, on motion of Supervisor Walker, seconded by Supervisor Flynn, and unanimously carried.

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On motion of Supervisor Lowe, seconded by Supervisor Walker, and unanimously carried, Supervisor Flynn was authorized to attend meetings on Thursday, July 7, and Friday, July 8, 1983, in San Francisco, with a group of other County Supervisors, working through the Regional Council of Rural Counties (RCRC), in opposition to federal legislative efforts to add 2.4 million acres of National Forest land to the California Wilderness System, and are meeting with U.S. Senator Pete Wilson on July 8, 1983, regarding same.

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There being no further business this date, the Board continued the meeting to Wednesday, July 6, 1983, at 1:00 p.m.

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APPROVED:


THOMAS L. STEWART, Chairman

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

By 
Deputy Clerk