



ZA 11-18-20
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5 pages

Planning Department <planning@edcgov.us>

Re: Parcel Map P20-0001/Sunshine Ranch

1 message

Planning Department <planning@edcgov.us>

Mon, Nov 16, 2020 at 7:22 AM

To: Suzanne Punch <suzanne@doradoandaluz.com>

Cc: Bianca Dinkler <bianca.dinkler@edcgov.us>, Debra Ercolini <debra.ercolini@edcgov.us>, Patricia Soto <patricia.soto@edcgov.us>, Tiffany Schmid <tiffany.schmid@edcgov.us>, Robert Peters <robert.peters@edcgov.us>, Christopher Perry <christopher.perry@edcgov.us>, Kyle Zimbelman <kyle.zimbelman@edcgov.us>, Bret Sampson <bret.sampson@edcgov.us>, Rommel Pabalinas <rommel.pabalinas@edcgov.us>, Jeanette Salmon <jeanette.salmon@edcgov.us>

Good morning Suzanne,

P20-0001/Sunshine Ranch is scheduled to go to the Zoning Administrator on November 18, 2020. The meeting is being held as a phone in meeting. Participation instructions are available in the meeting agenda attached and are also available online: https://www.edcgov.us/Government/planning/Pages/zoning_administrator.aspx.

Thank you.

On Sun, Nov 15, 2020 at 11:35 AM Suzanne Punch <suzanne@doradoandaluz.com> wrote:

I'd like to attend the public hearing for this parcel change in order to confirm that my current road and public utilities easements are not removed.

Suzanne Punch
1992 Rabbit Ridge Rd
Mount Aukum CA 95656-0383
530-919-0983

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205K



PLANNING AND BUILDING DEPARTMENT

PLANNING DIVISION

<https://www.edcgov.us/Government/Planning>

PLACERVILLE OFFICE:

2850 Fairlane Court, Placerville, CA 95667

BUILDING

(530) 621-5315 / (530) 622-1708 Fax

biddept@edcgov.us

PLANNING

(530) 621-5355 / (530) 642-0508 Fax

planning@edcgov.us

LAKE TAHOE OFFICE:

924 B Emerald Bay Rd

South Lake Tahoe, CA 96150

(530) 573-3330

(530) 542-9082 Fax

AGENDA

COUNTY OF EL DORADO ZONING ADMINISTRATOR

Wednesday, November 18, 2020 - 3:00 P.M.

VIRTUALLY-See Agenda for Details to Participate

County of El Dorado Public Meeting Protocol In Response to Coronavirus COVID-19:

To comply with social distancing requirements and the stay at home order from Governor Gavin Newsom, the Meeting Room will be closed to members of the public and all public participation will be handled remotely.

PUBLIC PARTICIPATION INSTRUCTIONS: PHONE IN: 1-530-621-7603 or 1-530-621-7610, Meeting ID 927 1586 9749

PUBLIC COMMENT PARTICIPATION: By participating in this meeting you acknowledge that you are being recorded. While speaking, please reduce any background noise to ensure that your comments can be heard. When you hear the item called that you wish to comment on, please wait for the Zoning Administrator to open the item for public comment. At that point, please voluntarily state your name for the record and provide your public comment.

If you choose not to participate in the Zoning Administrator meeting but wish to make a comment on a specific agenda item, please submit your comment via email prior to the Zoning Administrator meeting. Please submit your comments at planning@edcgov.us.

Public testimony will be received on each agenda item as it is called. The applicant (where applicable) is allocated ten minutes to speak; individual comments are limited to three minutes; and individuals representing a group are allocated five minutes. The Zoning Administrator reserves the right to waive time limitations.

Public Forum/Public Comment: The general public may address items not on the agenda during Public Forum/Public Comment. Comments are limited to five minutes per person. The Zoning Administrator reserves the right to waive time limitations. Please note that Public Forum/Public Comment is for comment only. No action will be taken on these items unless they are scheduled on a future agenda.

Written Information from the Public: To ensure delivery to the Zoning Administrator prior to the hearing, any written information from the public must be received by Planning Services by Friday the week prior to the meeting. Planning Services cannot guarantee that any FAX or mail received the day of the hearing will be delivered to the Zoning Administrator prior to any action.

Project Applicants: It is important that the applicant or applicant's representative attend the hearing no later than 3:00 P.M., as agenda items may be heard out of order and hearings often proceed quickly. If attendance is not possible, the project planner should be contacted prior to the hearing.

Zoning Administrator Agendas, Staff Reports and Supplemental Materials are available on the internet at: http://www.edcgov.us/Government/planning/Pages/zoning_administrator.aspx

All Zoning Administrator hearings are recorded. To obtain a copy of a recording, contact Planning Services after action has been taken.

1. **CALL TO ORDER**
2. **ADOPTION OF AGENDA**
3. **PUBLIC FORUM/PUBLIC COMMENT**
4. **CONDITIONAL USE PERMIT** (Public Hearing)

- a. **Conditional Use Permit CUP20-0003/Cameron Park Fire Department Drill Tower** submitted by CAMERON PARK COMMUNITY SERVICES DISTRICT to allow construction of a 34-foot, 5-inch tall training “drill tower” at the Cameron Park Fire Station 89. The property, identified by Assessor’s Parcel Number 082-024-010, consisting of 2.0 acres, is located south side of Country Club Drive, approximately 25 feet west of the intersection with Toronto Road, in the Cameron Park area, Supervisorial District 2. (County Planner: Matthew Aselage, 530-621-5977) (Categorical Exemption pursuant to Section 15303 of the CEQA Guidelines)*

STAFF RECOMMENDATION:

Conditional Approval

5. **TENTATIVE PARCEL MAP** (Public Hearing)

- a. **Tentative Parcel Map P20-0001/Sunshine Ranch** submitted by CTA ENGINEERING & SURVEYING (Agent: Brian Allen) to subdivide a 166.83 acre parcel into two parcels of 59.90 acres (Parcel 1) and 106.93 acres (Parcel 2). The property, identified by Assessor’s Parcel Number 046-071-040, consisting of 166.83 acres, is located on north and the south side of Bailey Way, at the intersection with D’Agostini Drive, in the Mount Aukum area, Supervisorial District 2. (County Planner: Bianca Dinkler, 530-621-5875) (Mitigated Negative Declaration prepared)**

STAFF RECOMMENDATION:

Conditional Approval

6. **ADJOURNMENT**

Respectfully submitted,
TIFFANY SCHMID, Planning and Building Department Director

All persons interested are invited to participate remotely (following instructions listed under the Public Participation Instructions in this agenda) and be heard or to write their comments to the Zoning Administrator. If you challenge the application in court, you may be limited to raising only those items you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Zoning Administrator at, or prior to, the public hearing. Any written correspondence should be directed to Planning Services; 2850 Fairlane Court; Placerville, CA 95667 or via e-mail: planning@edcgov.us.

**This is a notice of intent to adopt the negative declaration or mitigated negative declaration that has been prepared for this project and which may be reviewed and/or obtained in the County of El Dorado Planning Services, 2850 Fairlane Court, Placerville, CA 95667, during normal

business hours or online at <https://edc-trk.aspgov.com/etrakit/Search/project.aspx>. A negative declaration or mitigated negative declaration is a document filed to satisfy CEQA (California Environmental Quality Act). This document states that there are no significant environmental effects resulting from the project, or that conditions have been proposed which would mitigate or reduce potential negative effects to an insignificant level.

*This project is exempt from the California Environmental Quality Act (CEQA) pursuant to the above-referenced section, and it is not subject to any further environmental review.