



# PLANNING AND BUILDING DEPARTMENT

## PLANNING DIVISION

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

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**PLACERVILLE OFFICE:**

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**BUILDING**

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**PLANNING**

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**LAKE TAHOE OFFICE:**

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### AGENDA

#### COUNTY OF EL DORADO ZONING ADMINISTRATOR

Wednesday, November 17, 2021 - 3:00 P.M.

Building C, Hearing Room

2850 Fairlane Court, Placerville, CA

or live-streamed

**PUBLIC PARTICIPATION INSTRUCTIONS:** In accordance with new guidance from the California Department of Public Health, the meeting will be open to the public. The meeting will continue to be live-streamed via Zoom.

Members of the public may address the Zoning Administrator in-person or via Zoom to make a public comment. Seating is limited and available on a first-come, first-served basis. The public should call into 530-621-7603 or 530-621-7610. The Meeting ID is 891 3631 5188. Please note you will not be able to join the live-stream until the posted meeting start time.

To observe the live stream of the Zoning Administrator meeting go to <https://us06web.zoom.us/j/89136315188>.

**PUBLIC COMMENT PARTICIPATION:** If you are joining the meeting via Zoom and wish to make a comment on an item, press the "raise a hand" button. If you are joining the meeting by phone, press \*9 to indicate a desire to make a comment. Speakers will be limited to 3 minutes.

By participating in this meeting, you acknowledge that you are being recorded.

If you choose not to observe the Zoning Administrator meeting but wish to make a comment on a specific agenda item, please submit your comments to the Zoning Administrator at [planning@edcgov.us](mailto:planning@edcgov.us). Planning Services cannot guarantee that any public comment received the day of the Zoning Administrator meeting will be delivered to the Zoning Administrator prior to any action.

The Zoning Administrator and Planning staff is here to assist you, please call 530-621-5355 if you need any assistance with the above directions to access the meeting.

**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](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.

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**HEARING ASSISTANCE DEVICES ARE AVAILABLE FOR PUBLIC USE INQUIRE  
WITHIN THE PLANNING SERVICES OFFICE**

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

- a. **Variance V21-0001/Danaher** submitted by MIKE DILL, ASPEN ENVIRONMENTAL to allow a reduction of the front setback from 20 feet to 0 feet to allow for the construction of a two-car garage. The property, identified by Assessor's Parcel Number 021-401-004, consisting of 0.6 acre, is located on the south side of Fallen Leaf Rd, approximately 2 miles south of the intersection with Tahoe Mountain Road, in the South Lake Tahoe area, Supervisorial District 5. (County Planner: Melanie Shasha, 530-573-7904) (Statutory Exemption pursuant to Section 15061(b)(3) of the CEQA Guidelines)\*

STAFF RECOMMENDATION:

Conditional Approval

5. **CONDITIONAL USE PERMIT** (Public Hearing)

- a. **Conditional Use Permit CUP20-0013/Slate Creek Animal Hospital** submitted by PAUL AND CHRISTINA VOS to allow a Conditional Use Permit bringing an existing 1,936 square foot legal non-conforming veterinary clinic into compliance with zoning standards and to allow for the 1,886 square foot large animal care expansion with associated increased parking facilities. The property, identified by Assessor's Parcel Number 331-040-026, consisting of 2.17 acres, is located on the south side of Mother Lode Drive, approximately 300 feet west of the intersection with Davidson Road, in the El Dorado area, Supervisorial District 3. (County Planner: Evan Mattes, 530-621-5994) (Categorical Exemption pursuant to Section 15301 of the CEQA Guidelines)\*

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](mailto:planning@edcgov.us).

\*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.