



# PLANNING AND BUILDING DEPARTMENT

## PLANNING SERVICES DIVISION

<http://www.edcgov.us/DevServices/>

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### PLACERVILLE OFFICE:

2850 Fairlane Court, Placerville, CA 95667

#### BUILDING

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

[bldgdept@edcgov.us](mailto:bldgdept@edcgov.us)

#### PLANNING

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

[planning@edcgov.us](mailto:planning@edcgov.us)

### LAKE TAHOE OFFICE:

924 B Emerald Bay Rd

South Lake Tahoe, CA 96150

(530) 573-3330

(530) 542-9082 Fax

### PUBLIC NOTICE

County of El Dorado Planning Services has prepared a Mitigated Negative Declaration on the following:

Design Review DR16-0001/Leave It To Us Self Storage submitted by MARLENE A. CARTER request for a Design Review Permit for the construction and operation of a new self-storage facility consisting of nine (9) new storage buildings, two employee-housing units, along with parking lot and associated site improvements such as landscaping, perimeter fencing, and on-site signs. Building one (1) would be approximately 13,200 square foot building with retail office space (2,700 SF) and storage (7,800 SF) on the ground level, and manager apartments on the second floor (2,700 SF). Buildings 2-9 would be approximately 8,700 square feet each and the total proposed building development for all nine buildings is approximately 82,800 square feet. The project site would also include 10,368 square feet of uncovered Recreational Vehicles (RV) storage space for a total of 30 RV's. Parking would include seven (7) parking spaces of which one will be a handicapped space, located near building 1 at the entrance of the self-storage facility. The property, identified by Assessor's Parcel Number 109-480-007, is zoned Industrial Light - Design Review Community Combining Zone District (IL-DC), consists of 7.2 acres, and is located on southeast side of Business Drive, south of the intersection with Durock Road, in the Barnett Business Park area of Shingle Springs, Supervisorial District 2 (County Planner: Efren Sanchez, 530-621-6591) (Mitigated Negative Declaration prepared)\*\*

The draft mitigated negative declaration for DR16-0001 addresses environmental issues including Aesthetic/Visual, Agricultural Land, Air Quality, Archeological/Historical, Biological Resources, Drainage/Absorption, Forest Land/Fire Hazard, Geologic/Seismic, Minerals, Noise, Population/Housing Balance, Public Services/Facilities, Recreation/Parks, Schools/Universities, Sewer Capacity, Soil Erosion/Compaction/Grading, Solid Waste, Toxic/Hazardous, Traffic/Circulation, Vegetation, Water Quality, Water Supply/Groundwater, Wetland/Riparian, Growth Inducement, Land Use, and Cumulative Effects. No hazardous waste sites are located within the vicinity of the project. Mitigation has been identified which would reduce potentially significant impacts to a level of insignificance.

\*\*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 and Building Department, 2850 Fairlane Court, Placerville, CA 95667, during normal business hours or online at <https://edcgov.trakit.net/eTRAKiT/Search/project.aspx> by typing the first word of the project name in the search box. 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. The public review period for the negative declaration or mitigated negative declaration set forth in CEQA for this project is thirty days, beginning August 13, 2019, and ending September 11, 2019.

Any written correspondence should be directed to the County of El Dorado Community Development Services, Planning and Building Department, 2850 Fairlane Court, Placerville, CA 95667 or via e-mail: [planning@edcgov.us](mailto:planning@edcgov.us).

COUNTY OF EL DORADO PLANNING SERVICES  
TIFFANY SCHMID, Planning and Building Department Director  
August 12, 2019