



PLANNING AND BUILDING DEPARTMENT

PLANNING DIVISION

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NOTICE OF DECISION

The County of El Dorado Planning and Building Department is considering taking action on the following project request:

Request for approval of a Staff Level Design Review Permit Revision, DR-R20-0005, Doug Veerkamp Engineering, submitted by Eric Wunschel, on behalf of Doug Veerkamp Engineering.

In accordance with the County of El Dorado Zoning Ordinance Title 130, Article 5, Section 130.52.030 (Design Review Permit), the applicant is seeking approval by the Planning and Building Department Director for a Design Review Permit Revision, DR-R20-0005 to allow an expansion of the existing construction yard, rockery wall, and landscaping from neighboring parcels which will be consistent with the original Design Review, DR11-0003-S. Adjoining parcel 109-401-006 where the office, manufacturing, and shop/buildings are located with existing landscaping surrounds the office and buffers the access areas along Business Drive and Trade Way frontages. Parcel 109-401-007, is currently used for storage of the owner's commercial trucks and equipment. This use will be expanded to the adjoining parcel, APN 109-401-002, which is currently a vacant lot, under the same ownership

The project site is approximately 5.5 acres, located in the middle of the northern portion of the Barnett Ranch Industrial Business Park, 500 feet south of both entrances off Durock Road, a County-maintained road, and is identified by Assessor's Parcel Number (APN) 109-401-002, has a Zoning Designation of Community Commercial within Design Review Community Combining Zone (CC-DC), and a General Plan land use designation of Commercial (C).

California Environmental Quality Act (CEQA) Determination: Staff has determined the project to be Categorical Exempt pursuant to Section 15304 (Minor Alterations to Land), California Environmental Quality Act (CEQA) Guidelines.

The Staff Report, project materials, and proposed Director Determination for Design Review Permit Revision, DR-R20-0005, may be viewed at the County of El Dorado Planning and Building Department, 2850 Fairlane Court, Placerville, CA 95667, during normal business hours or online at: <http://edc-trk.aspgov.com/etrakit/Search/project.aspx>

The project request is being processed in accordance with the authorizations of the El Dorado County Zoning Code Section 130.52.030 (Design Review Permit), and review of the above referenced project has been completed and tentatively approved by the Planning Division, subject to the standards found in Title 130, Article 5, Section 130.50.040 (General Review Procedure), as a Staff Level Review with Public Notice. The decision to approve this project may be appealed to the Planning Commission by filing an appeal application and applicable fees to the County of El Dorado Planning and Building Department within the 10-working-day appeal period, starting on date of approval March 24, 2023 ending at 5pm on April 6, 2023. Any questions regarding the project may be directed to Project Planner, Amelia Pedri, at (530) 621-6390/Amelia.Pedri@edcgov.us.

COUNTY OF EL DORADO
KAREN L. GARNER, Director
Planning and Building Department
March 24, 2023