



Committee Members

Jo Ann Horton  
Deanne Johnson  
Larry Patterson  
Erik Peterson  
Dale Pierce  
Bob Smart  
Meredith Stirling

DIAMOND SPRINGS AND EL DORADO  
COMMUNITY ADVISORY COMMITTEE

**Draft Minutes**

November 19, 2015

PLACE: Diamond Springs Fire Station  
501 Main Street  
Diamond Springs, CA 95916

TIME: 6 P.M.  
POSTED:

For purposes of the Brown Act (Government Code Section 54954.2 (a)), the numbered items on this agenda give a brief general description of each item of business to be transacted or discussed.

**ROLL CALL-- *Smart, Johnson, Stirling, Horton***  
***Welcome to new member Joanne Horton***

**FLAG SALUTE**

**ADOPT AGENDA-- *by Deanne Johnson, 2<sup>nd</sup> by Meredith Stirling, passed by all***

**APPROVE 9-17-15 MINUTES-Attachment 1 *Moved by Johnson, 2<sup>nd</sup> by Stirling, passed by all.***

**OPEN FORUM**

Public testimony will be received on each agenda item as it is called. Matters not on the agenda may be addressed by the general public during the Open Forum. Public comments during Open Forum are limited to three minutes per person. The Committee reserves the right to waive said rules by majority vote.

***Bob Smart attended the Parks and Recreation meeting today. More designated parks are needed in the DS/ED area and that should be addressed during the General Plan's update process.***

**CORRESPONDENCE-** 9-21-15 Letter to Claudia Wade et al on CIP Projects in Community Region

TOPICS –(The advisory committee maintains the option of voting on topics as appropriate.)

1. Discussion/decision on 12-17-15 DS-ED CAC meeting—***The motion was made by Stirling, seconded by Joanne Horton to reschedule the December 17<sup>th</sup> meeting to January 21, 2016.***
2. **DR94-0001-R – SINCLAIR SIGN/CANOPY (J & A Fusano Partners LP-Chris Fusano/Sign Development, Inc.):** A design review for a new sign and canopy re-image at an existing gas station/mini mart. The property, identified by Assessor’s Parcel Number 097-020-50, consists of 1.13 acres, and is located on the south side of Pleasant Valley Road 984 feet east of the intersection with Fowler Lane, in the Diamond Springs area. **Joe Prutch, County project planner Sinclair Sign/Canopy (Chris Fusano/Sign Development, Inc.) design review: *Betsy Schmidt of Sign Development, Inc. and Chris Fusano were present. Smart indicated that the Board of Supervisors last week bought off on the concept of DS/ED achieving historic district designation. Much discussion regarding what is possible in that regard. Diane Murillo suggested faux stone to be placed at the base of the Sinclair sign. It's hard to incorporate the historic idea into a canopied, existing structure. Chris Fusano stated that the gas station is struggling to stay alive and that his intention was to make it look better. Supervisor Veerkamp pointed out that the historic aesthetic could be in new construction, not necessarily existing structures. Gas tax is an asset to the County and they want to be accommodating. It was suggested the white paint be replaced with a sandstone or light beige color. Schmidt suggested putting a change of color in our recommendation. Veerkamp will be in touch with Planner Joe Prutch, County Project Planner, regarding paint colors.***
3. This project has been before the DS-ED committee before. See 4-18-13 Minutes on our website and we did not offer formal comments . Piedmont Oaks: 102 unit subdivision going forward to the Planning Commission. ***The committee decided to not offer comments at this point.***
4. Courtside Manor: Review and comment on this proposed affordable housing project consisting of twelve units on five acres. ***Gerry Caditz presented the project as high quality construction, with 2 bedroom/2 bath units. Examples of upgrades were given: tile in bathrooms, 3” molding, granite countertops, and electronic locks. Units will be on one acre and there are no plans in place to build on the other four acres, so it could serve as a play area for children. Zoning and the question of higher density was discussed. This project will be locally run and locally maintained. The committee acknowledged a need for low cost housing and the design was well received. The County Project Planner on this is Rob Peters.*** Piedmont Oaks: 102 unit subdivision going forward to the Planning Commission. ***The committee decided to not offer comments at this point.***

5. Courtside Manor: Review and comment on this proposed affordable housing project consisting of twelve units on five acres. ***Gerry Caditz presented the project as high quality construction, with 2 bedroom/2 bath units. Examples of upgrades were given: tile in bathrooms, 3" molding, granite countertops, and electronic locks. Units will be on one acre and there are no plans in place to build on the other four acres, so it could serve as a play area for children. Zoning and the question of higher density was discussed. This project will be locally run and locally maintained. The committee acknowledged a need for low cost housing and the design was well received. The County Project Planner on this is Rob Peters.***

DIRECTOR ITEM(S):

ADJOURN: ***The meeting was adjourned at 7:40PM, Next mtg January 21, 2016***