

# DEVELOPMENT SERVICES DEPARTMENT

County of  
EL DORADO

<http://www.co.el-dorado.ca.us/devservices>

PLANNING  
SERVICES



**PLACERVILLE OFFICE:**

2850 FAIRLANE COURT  
PLACERVILLE, CA. 95667  
(530) 621-5355  
(530) 642-0508 Fax  
Counter Hours: 8:00 AM to 4:00 PM

**LAKE TAHOE OFFICE:**

3368 LAKE TAHOE BLVD., SUITE 302  
SOUTH LAKE TAHOE, CA 96150  
(530) 573-3330  
(530) 542-9082 Fax  
Counter Hours: 8:00 AM to 4:00 PM

## AGENDA

### EL DORADO COUNTY ZONING ADMINISTRATOR

**Wednesday, October 15, 2008 - 3:00 P.M.**

**Building C, Hearing Room**

**2850 Fairlane Court, Placerville, CA**

**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.

All Zoning Administrator hearings are tape recorded. Anyone wishing to purchase a recorded tape for \$5.00 may do so by contacting 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. **PARCEL MAPS** (Public Hearing)

- a. **P02-0003-E-2** submitted by Serrano Associates, LLC (Agent: Gene Thorne & Associates) a second time extension for one (1) year to an approved Parcel Map in accordance with Section 16.74.030 of the El Dorado County Subdivision Ordinance. The property, identified by Assessor's Parcel Number 120-690-04, consisting of 13.12 acres, is located on the north side of Saratoga Way, west of Arrowhead Drive, in the **El Dorado Hills area**. Supervisorial District II. (Categorically Exempt under Section 15315 of CEQA - Minor Land Division)\*

STAFF: Mel Pabalinas      RECOMMENDATION: Conditional Approval  
ACTION:

5. **VARIANCES** (Public Hearing)

- a. **V08-0009** submitted by Brian Ewert to allow a reduction in the front yard setback from 30 feet to 15 feet to allow construction of an attached garage. The property, identified by Assessor's Parcel Number 325-440-12, consisting of 1.01 acres, is located on the southeast side of Angel Lane, approximately 1,000 feet south of the intersection with Green Valley Road, in the **Placerville area**. Supervisorial District IV. (Categorically exempt pursuant Sections 15303(e) and 15305(a) of the CEQA Guidelines)\*

STAFF: Tom Dougherty      RECOMMENDATION: Conditional Approval  
ACTION:

6. **ADJOURNMENT**

Respectfully submitted,

LAWRENCE W. APPEL, Deputy Director  
Development Services - Planning

All persons interested are invited to attend and be heard, or to write their comments. 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 submitted at, or prior to, the public hearing. Any written correspondence should be directed to El Dorado County Planning Services; 2850 Fairlane Court; Placerville, CA 95667.

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

**Meetings for the Month of November**

November 5, 2008  
November 19, 2008