

DEVELOPMENT SERVICES DEPARTMENT

County of
EL DORADO

<http://www.edcgov.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

**COUNTY OF EL DORADO ZONING ADMINISTRATOR
Wednesday, June 2, 2010 - 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.

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

1. **CALL TO ORDER**
2. **ADOPTION OF AGENDA**
3. **PUBLIC FORUM/PUBLIC COMMENT**
4. **SPECIAL USE PERMIT**

- a. **Special Use Permit S09-0013** submitted by ELIZABETH PHILLIPS for a 1,200 square foot owner or caretaker occupied single-family detached dwelling and 600 square foot garage within in the Timber Preserve Zone District. The property, identified by Assessor's Parcel Number 061-100-29, consisting of 11.97 acres, is located on the east side of Syd Road 370 feet east of the intersection with Sliger Mine Road, **in the Greenwood area**, Supervisorial District IV. [*Project Planner: Aaron Mount*] (Categorical Exemption pursuant to Section 15303 of the CEQA Guidelines)*

STAFF RECOMMENDATION: Conditional Approval
ACTION:

5. **PARCEL MAP**

- a. **Parcel Map P09-0004** submitted by DAVID M. JONSSON, MICHAEL A. JONSSON, ROBERT E. JONSSON, and MARGARET A. JONSSON to create four parcels ranging in size from 1.09 to 1.25 acres. The following design waivers have been requested: (1) Permit proposed parcels A and B to exceed the depth to width lot ratio; (2) Permit the on-site portion of the northern access roadway to remain 10 feet wide rather than be improved to 20 feet wide as required by the *El Dorado County Design and Improvement Standards Manual*; and (3) Permit the off-site portion of the northern access roadway to remain 10 feet wide rather than be improved to 20 feet wide as required by the *El Dorado County Design and Improvement Standards Manual*. The property, identified by Assessor's Parcel Number 016-300-38, consisting of 4.73 acres, is located on the southeast side of West Lake Boulevard, approximately 500 feet southeast of the intersection with State Highway 89, **in the Lake Tahoe Basin area**, Supervisorial District V. [*Project Planner: Jason Hade*] (Statutory Exemption pursuant to Section 15061(b)(3) of the CEQA Guidelines)**

STAFF RECOMMENDATION: Conditional Approval with denial of design waivers #2 and #3.
ACTION:

6. **ADJOURNMENT**

Respectfully submitted,
ROGER P. TROUT, Director

Development Services

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.