

DEVELOPMENT SERVICES DEPARTMENT

COUNTY OF EL DORADO

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



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AGENDA

COUNTY OF EL DORADO ZONING ADMINISTRATOR

Wednesday, March 6, 2013 - 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** (Public Hearing)

- a. **Special Use Permit Revision S 03-0024-R-5/AT&T Wedge Hill Site** submitted by AT&T MOBILITY (Agent: Gordon Bell) to upgrade the existing cell tower site with new antennas, radio and power cabinets, and other ancillary equipment. The property, identified by Assessor's Parcel Number 327-260-22, consisting of 0.6 acres, is located on the south side of Wedge Hill Road, approximately 730 feet west of the intersection with Missouri Flat Road, **in the Diamond Springs area**, Supervisorial District 2. [Project Planner: Lillian MacLeod] (Categorical Exemption pursuant to Section 15303 of the CEQA Guidelines)*

STAFF RECOMMENDATION:

Conditional Approval

ACTION:

5. **VARIANCE** (Public Hearing)

- a. **Variance V12-0007/Berg Storage Shed** submitted by JAMES BERG to allow a reduction in the front yard setback from 30 feet to 0 feet from the edge of the roadway easement to allow for the construction of a shed. The property, identified by Assessor's Parcel Number 076-320-40, consisting of 2.61 acres, is located on the west side of Manx Road approximately 2.9 miles north of the intersection with Starkes Grade, **in the Pollock Pines area**, Supervisorial District 2. [Project Planner: Gina Paolini] (Categorical Exemption pursuant to Sections 15303(e) and 15305(a) of the CEQA Guidelines)*

STAFF RECOMMENDATION:

Conditional Approval

ACTION:

6. **ADJOURNMENT**

Respectfully submitted,
ROGER TROUT, Development Services Director

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