



Legislation Text

File #: 13-0024, **Version:** 6

Community Development Agency, Development Services, submitting a request by CTA Engineering, on behalf of the Wilson family, to waive fees for the resubmittal of the Wilson Estates subdivision (TM11-1504), based on direction by the Board on October 22, 2013. (Refer 10/22/13, Item 36)

Background

On October 22, 2013 the Board of Supervisors denied the Wilson Estates zone change and tentative map (Z11-0007 and TM11-1504) proposing to create 49 lots on 28 acres. The property is located on Malcolm Dixon Road in El Dorado Hills.

The Board directed staff to “consult with the applicants to bring back an alternate map reflecting 28 parcels” and provide “a report on relieving sewer requirements and discuss the potential for interior road design waivers and estimation of fees for a new map for the Board to consider waiving.”

The applicant is in the process of preparing a 28-lot subdivision. Their engineer has worked with the County to investigate utilizing septic systems for the project, however, the site is not suitable for septic systems at the density proposed. Design waivers for the interior roads will be reviewed as a part of the subdivision review.

The estimated fee for a 28-lot subdivision and development plan is \$9,606. This fee is broken down as follows:

Planning - \$7,500 (An estimate based on time and materials for processing a tentative map.)

Transportation - \$1,845

Environmental Management - \$141

Resource Conservation District - \$120

The applicant now requests official action to waive the fees so they can resubmit the application with a 28-lot subdivision.

Clerk of the Board Follow Up Actions

Clerk of the Board to provide copies of correspondence to the Department.

Contact

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Community Development Agency