



# PLANNING AND BUILDING DEPARTMENT

## PLANNING DIVISION

<https://www.edcgov.us/Government/Planning>

### PLACERVILLE OFFICE:

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#### BUILDING

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#### PLANNING

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South Lake Tahoe, CA 96150

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May 31, 2022

TO ALL CONCERNED AGENCIES:

Please find enclosed the Initial Consultation information for your review and comment regarding the following application:

**DR22-0001 – DUTCH BROS COFFEE HOUSE AND DRIVE-THRU (Cole Valley Partners, Braden Bernards/Trumpp Walter C TR/TSD Engineering, Inc., Chris Schulze):** A Design Review Permit request for a 950 square foot Dutch Bros Coffee House, a Drive-Through, and landscaping on approximately 0.87-acre project site within the Community Commercial Design Control (CC-DC) zone. \*\*\*The site has an existing vacant restaurant, parking, and landscaping that will be demolished. The property, identified by Assessor's Parcel Number 109-212-005, consists of 0.87 acre, and is located on the east side of Cameron Park Drive, approximately 525 feet south of the intersection with Coach Lane, **in the Cameron Park area, Supervisorial District 2.**

Pursuant to Section 15063 of the State CEQA Guidelines, this Initial Consultation is being conducted to determine if the project may have a significant effect on the environment and determine whether an environmental impact report or a negative declaration will be prepared.

Login or create an account to review DRAFT project documentation online:

<https://edc-trk.aspgov.com/etrakit/Search/project.aspx>

Review and comment by your agency is requested to identify your concerns to be considered by the County during our environmental review to mitigate impacts, develop conditions of approval, and/or modify the project. Your agency's written responses must be received by the Planning Services **no later than June 30, 2022**. If we do not receive written correspondence from your agency by that date, we will assume your agency has no comment and your agency's concerns may not be reflected in our recommendations.

**The Cameron Park Design Review Committee will meet to review this project on June 27, 2022.** The meeting will be held at 6:30 P.M. at the Board of Supervisors Meeting Room, located at 330 Fair Lane, Building A, Placerville, CA 95667. The applicant and/or agent are requested to attend. Meeting Agendas are posted no less than 72 hours before the meeting, which will be posted at [https://www.edcgov.us/Government/Planning/pages/Cameron\\_Park\\_Design\\_Review\\_Committee.aspx](https://www.edcgov.us/Government/Planning/pages/Cameron_Park_Design_Review_Committee.aspx)

**The Technical Advisory Committee (TAC) will meet on July 11, 2022,** to take one or more of the following actions; 1) Make an environmental determination, 2) Identify additional information needs; 3) Determine final project conditions and/or, 4) Confirm the public hearing date. TAC Meetings are currently being held remotely via Zoom only (no physical meeting location). County Planners processing agendized applications organize individual TAC meetings. If you have questions about an item on the TAC agenda, please contact the County Planner listed below. Please call this office or the County Planner listed below one week prior to the meeting for the scheduled time. Technical Advisory Committee meetings are for agency discussion with the applicant and/or agent only. Other interested individuals may obtain project information by contacting the project planner.

If you have questions or need additional information, please call Planning Services office at (530) 621-5355.

EL DORADO COUNTY PLANNING SERVICES

County Planner: Jon Mijat, (530) 621-5993

Email: [jon.mijat@edcgov.us](mailto:jon.mijat@edcgov.us)

JPM/kkb

cc: Kris Payne, Planning Commissioner District 2  
George Turnboo, Supervisor District 2  
Air Quality Management District  
Assessor's Office  
CA Integrated Waste Management Board  
CA Regional Water Quality Control Board CV/WRCB  
Cameron Park Community Services District  
Cameron Park Design Review Committee  
Cameron Park Fire Protection District  
El Dorado Disposal  
El Dorado Irrigation District  
Environmental Management  
Pacific Gas and Electric  
Sheriff's Office El Dorado County  
Stormwater El Dorado County  
Surveyor's Office El Dorado County  
Department of Transportation, Dave Spiegelberg  
Department of Transportation Planning, Natalie Porter  
CAL Fire  
El Dorado County Economic Development  
El Dorado County Fire Protection  
El Dorado County Transportation Commission  
El Dorado County Emergency Medical Services  
Pioneer Cemetery Commission