

## NOTICE OF PUBLIC HEARING

The El Dorado County Board of Supervisors hereby notices a public hearing pursuant to Government Code §25217 to conduct proceedings to dissolve the Hawk View Zone of Benefit No. 98613 within County Service Area 9. The area is located north of US Highway 50 and west of Bass Lake Road in the El Dorado Hills Area of El Dorado County. At said hearing, the Board will consider adoption of the Resolution for DISSOLUTION OF THE HAWK VIEW ZONE OF BENEFIT NO. 98613 WITHIN COUNTY SERVICE AREA NO. 9, which states:

**“WHEREAS**, the Board of Supervisors of the County of El Dorado has formed County Service Area No. 9 pursuant to Title 3, Division 2, Part 2, Chapter 2.2 of the California Government Code; and

**WHEREAS**, on October 3, 2006, the Board adopted Resolution 313-2006 forming the Hawk View Zone of Benefit No. 98613 within County Service Area No. 9 to provide road and drainage facility maintenance and improvement services; and

**WHEREAS**, pursuant to Government Code section 25217.2, the Board may dissolve a zone of benefit within any county service area; and

**WHEREAS**, the Board adopted the *County of El Dorado Policy and Procedures Guidelines for Creation and Administration of Zones of Benefit Within a County Service Area*, as amended February 10, 2015; and

**WHEREAS**, a complete application was submitted requesting the dissolution of the Hawk View Road and Drainage Zone No. 98613, consistent with the guidelines; and

**WHEREAS**, a Petition to Dissolve a Zone of Benefit was signed by the requisite number of property owners within the zone of benefit; and

**WHEREAS**, County staff has validated the information contained in the application; and

**WHEREAS**, a public hearing was held on April 2, 2019 at 10:00 AM and was noticed pursuant to sections 6061 and 25217 of the Government Code; and

**WHEREAS**, on April 2, 2019 the Board determined that no majority protest was registered against the dissolution of the zone as described in Exhibit A and shown on Exhibit B.

**NOW, THEREFORE, BE IT RESOLVED** the Board of Supervisors determines as follows:

1. The proposal to dissolve the Hawk View Zone of Benefit No. 98613 is made pursuant to sections 25217 and 25217.2 of the Government Code.
2. The boundaries of the zone are described in Exhibit A and shown on Exhibit B.
3. That public interest and necessity no longer require the Hawk View Zone of Benefit No. 98613 for the purpose of providing road and drainage facility maintenance and improvement services.
4. That the extent of any protest against dissolving the zone has been heard and considered at the public hearing.
5. That Lennar Homes of California, LLC has paid all outstanding costs associated with the dissolution proceedings.

**BE IT FURTHER RESOLVED** that, in accordance with the provisions of sections 25217, 25217.1, and 25217.2, of the Government Code, the Hawk View Zone of Benefit No. 98613 of County Service Area No. 9 is hereby dissolved; and

**BE IT FURTHER RESOLVED** that this Resolution be recorded and filed with the State Board of Equalization.”

Said hearing will be held at the meeting place of the Board of Supervisors, 330 Fair Lane, Placerville, California 95667 at 10:00 a.m., or as soon as possible thereafter, on Tuesday, April 2, 2019, at which time the Board of Supervisors will hear objections and protests to the dissolution of the Hawk View Zone of

Benefit. Written comment on these actions may be mailed to the Board office at 330 Fair Lane, Placerville, CA 95667. In order to be considered, written protest against the dissolution of the Hawk View Zone of Benefit must be received no later than the close of the public testimony portion of the Public Hearing.

Questions regarding this matter are directed to the El Dorado County Department of Transportation, 2850 Fairlane Court, Placerville, California 95667, Attn: Elizabeth Zangari, by email at [elizabeth.zangari@edcgov.us](mailto:elizabeth.zangari@edcgov.us), or by telephone at 530-621-7595.

DATED:           **March 13, 2019**           Elizabeth Zangari, Department Analyst II  
County of El Dorado, Department of Transportation  
2850 Fairlane Court  
Placerville, CA 95667  
(530) 621-7595

EXHIBIT 'A'

**Hawkview  
Zone of Benefit**

All that real property situate in the County of El Dorado, State of California, being a portion of the Southwest one-quarter of Section 31, T.10 N., R.9 E., M.D.M. and being a portion of Parcel 'A' as shown on that certain Parcel Map filed in the office of the County Recorder in Book 18 of Parcel Maps, page 80, and being more particularly described as follows:

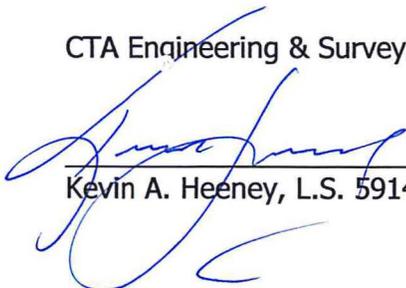
Beginning at a 1/12" capped iron pipe stamped LS 3864 marking the Southwest corner of said Parcel 'A' & from which NGS Station, HPGN D CA 03 DL bears South 51°33'46" West, 7,873.09 feet; thence along the following 12 courses:

- 1) Along the West line of said Parcel 'A', North 00°24'14" West, 1316.31 feet cited as North 00°25'11" West, 1316.07 feet; to the Northwest corner of said parcel 'A'; thence
- 2) Along the North line of said Parcel 'A', North 89°10'23" East, 1325.25 feet cited as North 89°09'43" East, 1325.44 feet to the Northeast corner of said Parcel 'A'; thence
- 3) South 00°24'36" East, 30.97 feet cited as South 00°23'54" East, 30.73 feet to a point on the West line of Bass Lake Road; thence
- 4) Along the Westerly line and along the arc of a curve to the left, having a radius of 1600.00 feet and being subtended by a chord bearing South 13°59'29" West, 196.49 feet cited as North 14°00'11" East, 196.49 feet; thence
- 5) South 10°28'16" West, 40.69 feet cited as North 10°28'56" East; thence
- 6) Along the arc of a curve to the left, having a radius of 1690.00 feet and being subtended by a chord bearing South 00°03'39" West, 610.76 feet cited as North 00°04'21" East, 610.76 feet; thence
- 7) South 10°20'58" East, 215.95 feet cited as South 10°20'16" East; thence
- 8) Along the arc of a curve to the right, having a radius of 1350.00 feet and being subtended by a chord bearing South 06°25'03" East, 185.14 feet cited as South 06°24'21" East; thence
- 9) Along the arc of a curve to the right, having a radius of 20.00 feet and being subtended by a chord bearing South 43°24'39" West, 28.72 feet cited as South 43°25'03" West; thence
- 10) South 89°18'27" West, 129.38 feet cited as South 89°18'33" West, 129.39 feet; thence
- 11) South 00°41'33" East, 30.00 feet cited as South 00°41'27" East, to a point on the South line of said Parcel 'A'; thence
- 12) Along the South line of said Parcel 'A', South 89°18'27" West, 1170.95 feet, to the Point of Beginning containing an area of 38.47 acres more or less.

**End of Description**

This description has been prepared by me or under my direction, in connection with the formation of a Zone of Benefit in El Dorado County.

CTA Engineering & Surveying

  
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Kevin A. Heeney, L.S. 5914



SERRANO VILLAGE G - UNIT 10  
 S.D. J-53  
 185 184 183 182 181 180  
 (N89°09'45"E 1325.44')  
 (N89°10'23"E 1325.25')

PARCEL B  
 PM 48-137  
 PULTE HOMES CORP.

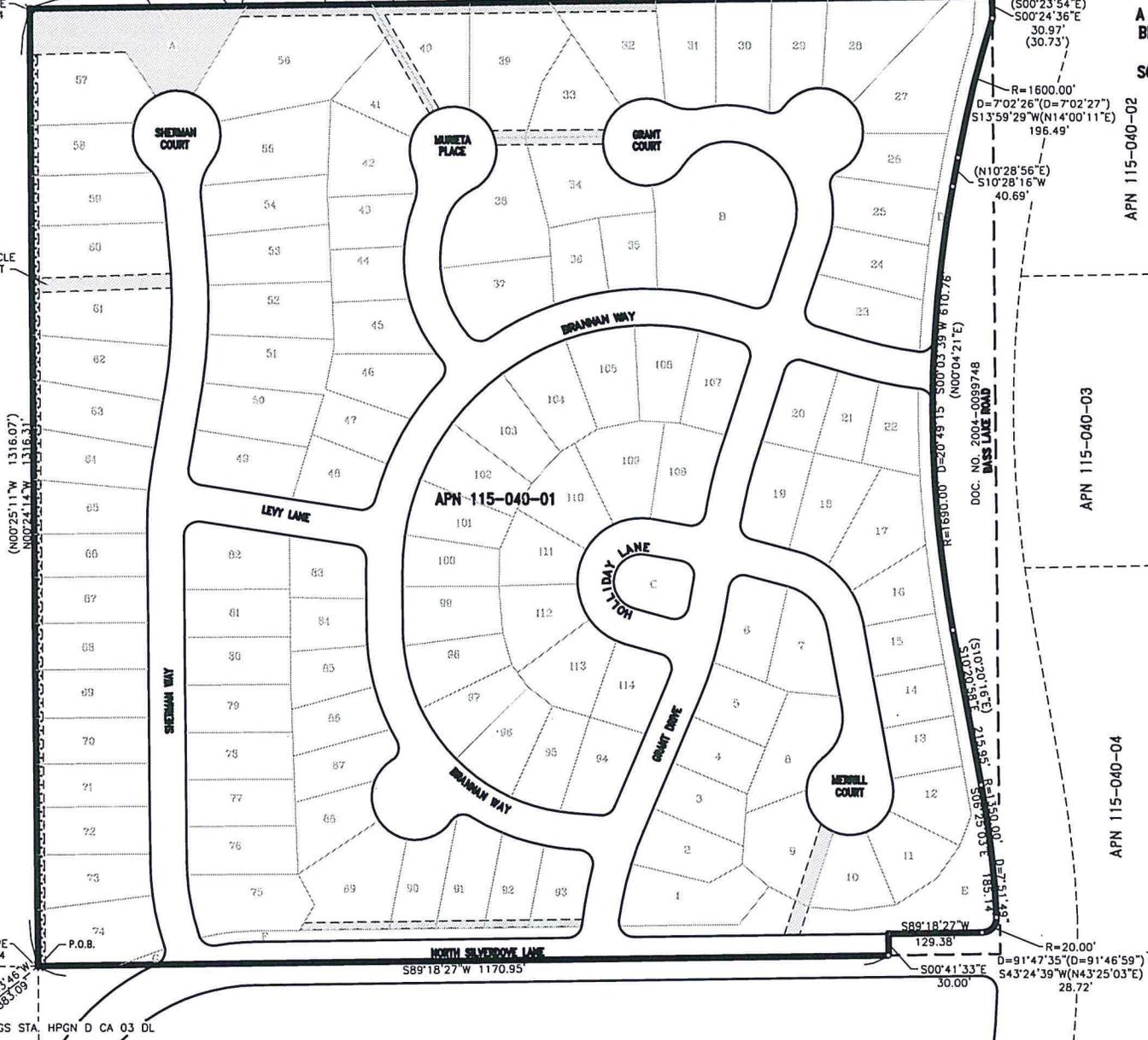
# BOUNDARY MAP HAWKVIEW ZONE OF BENEFIT

A PORTION OF THE SW ¼ OF SEC. 31, T.10 N., R.9 E., M.D.M.  
 BEING A PORTION OF PARCEL 'A' OF PARCEL MAP P.M. 18-80  
 COUNTY OF EL DORADO, STATE OF CALIFORNIA  
 SCALE: 1"=100' SHEET 1 OF 1 JUNE, 2006

CTA ENGINEERING & SURVEYING

FOUND 11/2" CAPPED IRON PIPE STAMPED LS 3864

EMERGENCY VEHICLE ACCESS EASEMENT



(S00°23'54"E)  
 500°24'36"E  
 30.97'  
 (30.73')  
 R=1600.00'  
 D=7°02'26" (D=7°02'27")  
 S13°59'29"W (N14°00'11"E)  
 196.49'

(N10°28'56"E)  
 S10°28'16"W  
 40.69'

R=1690.00' D=20°49'15" (N00°04'21"E)  
 S00°03'39"W 610.78'  
 DOC. NO. 2004-0089748  
 BASS LAKE ROAD

(S10°20'16"E)  
 215.95'  
 R=1350.00'  
 S10°20'16"E 188.18'  
 S89°18'27"W  
 129.38'  
 R=20.00'  
 D=91°47'35" (D=91°46'59")  
 S43°24'39"W (N43°25'03"E)  
 28.72'

(N00°25'11"W 1316.07')  
 (N00°24'14"W 1316.31')

S51°33'46"W  
 7863.09'  
 NGS STA. HPGN D CA 03 DL

APN 115-040-02

APN 115-040-03

APN 115-040-04



**LEGEND**

- ZONE OF BENEFIT BOUNDARY
- ASSESSOR'S PARCEL BOUNDARY
- DIMENSION POINT
- FOUND MONUMENT AS NOTED
- A.P.N. ASSESSOR'S PARCEL NUMBER
- DRAINAGE EASEMENT OR P.U.E. OFFERED FOR DEDICATION ON THE HAWKVIEW FINAL MAP

**BASIS OF BEARINGS**

THE BASIS OF BEARING FOR THIS SURVEY IS BASED UPON THE CALIFORNIA COORDINATE SYSTEM, ZONE 2, MAD 83, EPOCH DATE 1991.35, BASED UPON THE FOLLOWING NGS STATIONS AND THEIR PUBLISHED COORDINATE VALUES:

HPGN D CA 03 DL	N 2,002,758.65	E 6,830,811.18	CF=0.99991352
SHINGLE (HPGN D CA 03 BL)	N 2,004,431.78	E 6,865,232.32	CF=0.99987261

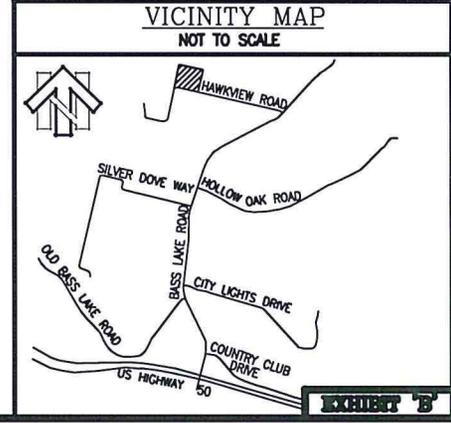
THE BEARING BETWEEN THESE STATIONS TAKEN AS N. 87°13'02"E, AND ARE TIED TO THIS SURVEY AS SHOWN HEREON. ALL DISTANCES SHOWN ARE GROUND DISTANCES.

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION.

DATE: \_\_\_\_\_



KEVIN A. HEANEY  
 LICENSE EXPIRES 12-31-2006 LS 5914



**EXHIBIT B**