

10/20/2017

Edcgov.us Mail - Fwd: TM16-1529 Southpointe Meadows letters

PC 10/26/17
#3
3 pages



Charlene Tim <charlene.tim@edcgov.us>

Fwd: TM16-1529 Southpointe Meadows letters

Planning Department <planning@edcgov.us>
To: Charlene Tim <charlene.tim@edcgov.us>

Thu, Oct 19, 2017 at 1:27 PM

----- Forwarded message -----

From: <hpkp@aol.com>

Date: Thu, Oct 19, 2017 at 12:49 PM

Subject: re: TM16-1529 Southpointe Meadows letters

To: evan.mattes@edcgov.us, planning@edcgov.us, jvegna@edcgov.us, gary.miller@edcgov.us, jeff.hansen@edcgov.us, james.williams@edcgov.us, brian.shinault@edcgov.us, bosone@edcgov.us, bostwo@edcgov.us, bosthree@edcgov.us, bosfour@edcgov.us, bosfive@edcgov.us, tjwhitejd@gmail.com, jjrazz@sbcglobal.net, aerumsey@sbcglobal.net, hpkp@aol.com

Dear Mr. Mattes:

Thank you for the opportunity to comment on projects which are being reviewed by El Dorado County planning staff.

Attached is a copy of a letter of concern from September 8, 2016 which was submitted by El Dorado Hills Area Planning Advisory Committee (APAC) member Tim White for Southpointe Meadows project TM16-1529. This letter does not seem to be part of the online file and should be submitted as part of the records before they go to the Planning Commission.

Also, in June of 2007, the El Dorado Hills Area Planning Committee reviewed Southpointe Meadows project number TM16-1529 which was called TM 07-1442 at that time. APAC wrote a letter directed to the then planner, Jonathan Fong. That file seems to have disappeared from the County website as well as our letter. We would appreciate it if that letter which is below was given some consideration in the approval process as APAC did deny the project in their June 18, 2007 letter.

Respectfully,

Kathy Prevost
Secretary

Tim White, Chairman
El Dorado Hills Area Planning Advisory Committee



El Dorado Hills
2007 Board
Area Planning Advisory Committee

Chair

10/20/2017

Edcgov.us Mail - Fwd: TM16-1529 Southpointe Meadows letters

Norb Witt (916) 939-6666

1021 Harvard Way
El Dorado Hills, CA 95762

Vice-chair

Joanne Davis 916 941-3654

Secretary/Treasurer

Kathy Prevost (530) 672-6836

June 18, 2007

Mr. Jonathan Fong, Project Planner
El Dorado County Development Services Department
2850 Fairlane Court
Placerville, CA 95667

VIA FAX (530) 642-0508

RE: TM 07-1442 – SOUTHPOINT MEADOW

Dear Mr. Fong:

The El Dorado Hills Area Planning Advisory Committee (APAC) met at its regularly scheduled meeting on June 13, 2007, and after discussion the committee voted unanimously to DENY the above application.

The committee felt that lots 3, 4 and 5 should be combined into two (2) lots. This would also eliminate the increased front yard setbacks to meet street frontage requirements.

If you have any questions please contact Norb Witt at (916) 939-6666 or nwitt@sbcglobal.net.

Sincerely,

Norb Witt, Chair
El Dorado Hills APAC



APAC LetteronSouthpointeMeadows9.8.16.docx

288K



El Dorado Hills Area Planning Advisory Committee

1021 Harvard Way
El Dorado Hills, CA 95762

2016 Board Chair

Ellison Rumsey

Vice Chair

John Raslear

Secretary

Kathy Prevost

September 8, 2016

El Dorado County Community Development Agency
Development Services Department, Planning Division
Attn: Mel Pabalinas, Senior Planner
2850 Fairlane Court
Placerville, CA. 95667

Subject: TM 16-1529 - Southpointe Meadows Assessor's Parcel Number 110-450-07

Dear Mr. Pabalinas:

I am writing on behalf of the El Dorado Hills Area Planning Advisory Committee ("APAC") with respect to the applicant's request for a Tentative Subdivision Map creating a Class 1 Residential Subdivision on the property referenced above.

While APAC has no objections to the planned subdivision, APAC does have concerns with the potential significant loss of oak trees and oak tree canopy that will occur during the grading of the subdivision and the construction of residences on the property.

When one overlays the Aerial Map for the proposed subdivision onto the Tentative Subdivision Map, it is apparent that many oak trees will be cut down with the subsequent loss of their canopy. As El Dorado County has recognized, first, through its adoption, in 2008, of the County's Oak Woodlands Management Plan ("OWMP"), and second, through its updated and soon to be adopted (and implemented) Oak Resources Management Plan ("ORMP") and the accompanying Oak Resources Conservation Ordinance ("ORCO"), oak trees and oak tree canopies are a valued natural resource and deserve protection.

APAC requests, as a condition of approval of the proposed Tentative Subdivision Map, that the applicant be required to mitigate for the loss of all oak trees and oak tree canopies pursuant to the requirements of the current OWMP, or if adopted and implemented prior to a final decision being made on the request for a Tentative Subdivision Map for the property, then to mitigate pursuant to the requirements of the ORMP and ORCO.

If you have any questions please contact the undersigned at tjwhite510@aol.com or 415-518-0306.

Sincerely,

Timothy J. White

Timothy J. White
APAC Oak Resources Subcommittee Chair

Cc: EDCo Planning Commission
EDCo BOS
APAC read file

El Dorado Hills APAC - Non-partisan Volunteers Planning Our Future

17-1143 Public Comment
PC Rcvd 10-19-17