

**FROM THE PLANNING COMMISSION MINUTES NOVEMBER 13, 2008**

**10. REZONE/ PARCEL MAP**

b. **Z07-0034/P07-0033** submitted by CEMO FAMILY PROPERTIES, LLC (Agent: RSC Engineering) to rezone from Two-acre Residential (R2A) to Commercial-Planned Development (C-PD); and create three parcels ranging in size from 1.43-acres to 4.27-acres. The property, identified by Assessor's Parcel Number 124-300-98, consisting of 8.10 acres, is located on the south side of Green Valley Road at the intersection with Sophia Parkway in the **El Dorado Hills** area, Supervisorial District I. (Negative Declaration prepared)

Jonathan Fong presented this item to the Commission with a recommendation of approval to the Board of Supervisors. He informed the Commission that the 1<sup>st</sup> page of the Staff Report had listed the acreage for the requested three parcels was a previous iteration of the parcel map as shown in Exhibit I. The correct requested acres, 2.12 acres to 3.59 acres, is listed accurately in the rest of the Staff Report. Mr. Fong distributed a memo dated November 12, 2008 to the Commission providing revised DOT conditions and requested that they be included.

Richard Chavez of RSC Engineering, applicant's agent, was available for any questions.

No further discussion was presented.

**MOTION: COMMISSIONER KNIGHT MOVED, SECONDED BY COMMISSIONER MACHADO, AND UNANIMOUSLY CARRIED (5-0), TO RECOMMEND TO THE BOARD OF SUPERVISORS TO: 1. ADOPT THE NEGATIVE DECLARATION BASED ON THE INITIAL STUDY PREPARED BY STAFF; AND 2. APPROVE REZONE Z07-0034 AND TENTATIVE PARCEL MAP P07-0033, BASED ON THE FINDINGS PROPOSED BY STAFF, SUBJECT TO THE CONDITIONS AS MODIFIED, TO INCLUDE THE DEPARTMENT OF TRANSPORTATION'S REVISED CONDITIONS AS IDENTIFIED IN THE MEMORANDUM DATED NOVEMBER 12, 2008.**