



## RESOLUTION NO. 025-2022

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO

### **ADOPTING A GENERAL PLAN AMENDMENT TO THE EL DORADO COUNTY GENERAL PLAN LAND USE MAP**

**WHEREAS**, the County of El Dorado is mandated by the State of California to maintain an adequate and proper General Plan; and

**WHEREAS**, because of that mandate, El Dorado County's General Plan and the various elements thereof must be periodically updated with current data, recommendations and policies; and

**WHEREAS**, the Board of Supervisors adopted a General Plan on July 19, 2004, which identifies planned land uses and infrastructure for physical development in the unincorporated areas of the County of El Dorado; and

**WHEREAS**, on December 15, 2015, the Board of Supervisors adopted Resolution No. 195-2015 Certifying the Final Environmental Impact Report for the Targeted General Plan Amendments and Zoning Ordinance Update (TGPA-ZOU) project; and

**WHEREAS**, on March 9, 2021, the Board of Supervisors held a public hearing (Agenda Item # 21-0199) directing Planning and Building Department staff to 1) initiate a General Plan Amendment to change the General Plan Land Use Designation from Multifamily Residential (MFR) to High Density Residential (HDR) of subject Mira Loma parcels; and 2) initiate a Rezone to change the zoning from Multi-unit Residential (RM) to Single-unit Residential (R1) of the same Mira Loma subject parcels; and

**WHEREAS**, the Planning and Building Department and the Planning Commission have made recommendations to the Board of Supervisors regarding potential amendments of the General Plan Land Use Map (Figure LU-1: Land Use Diagram) of the General Plan; and

**WHEREAS**, the Board of Supervisors reviews and holds a public hearing on the recommended amendments to the General Plan Land Use Map (Figure LU-1: Land Use Diagram); and

**WHEREAS**, the Board of Supervisors finds that the proposed amendments to the General Plan are consistent with all elements of the General Plan not otherwise amended.

**NOW, THEREFORE, BE IT RESOLVED** that the County of El Dorado Board of Supervisors hereby approves and certifies the environmental documents on the following amendments to the General Plan, and approves and adopts the following amendments to the General Plan based on the findings and reasons set forth in the staff report and Planning Commission's action, except as may be noted herein:

1. CAMERON PARK AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Multifamily Residential (MFR) to High Density Residential (HDR), consisting of approximately 0.84 acre, identified by Assessor's Parcel Number **083-465-027** being described as a portion of the Southwest ¼ of Section 27, Township 10 North, Range 9 East, M.D.M. Parcel 1, as shown on that parcel map, filed July 1, 1994, in Book 44 of parcel maps, at page 144, El Dorado County Records, as shown in Exhibit A; and

2. CAMERON PARK AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Multifamily Residential (MFR) to High Density Residential (HDR), consisting of approximately 2.25 acres, identified by Assessor’s Parcel Number **083-465-028** being described as a portion of the of the Southwest ¼ of Section 27, Township 10 North, Range 9 East, M.D.M. Parcel 2, as shown on that certain parcel map filed July 1, 1994 in the Office of the County Recorder of said county in Book 44 of parcel maps, page 144, as shown in Exhibit A; and
3. CAMERON PARK AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Multifamily Residential (MFR) to High Density Residential (HDR), consisting of approximately 0.34 acre, identified by Assessor’s Parcel Number **083-465-029** being described as a portion of the Southwest ¼ of Section 27, Township 10 North, Range 9 East, M.D.B.&M., being Parcel 4 of PM 37-2, more particularly described as follows: Parcel 1, as shown on the parcel map, filed February 29, 1996, in book 45 of parcel maps, at page 102, El Dorado County Records, as shown in Exhibit A; and
4. CAMERON PARK AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Multifamily Residential (MFR) to High Density Residential (HDR), consisting of approximately 0.31 acre, identified by Assessor’s Parcel Number **083-465-030** being described as a portion of the Southwest ¼ of Section 27, Township 10 North, Range 9 East, M.D.B.&M., being Parcel 4 of PM 37-2, more particularly described as follows: Parcel 2, as shown on the Parcel Map, filed February 29, 1996 in book 45 of Parcel Maps at page 102, El Dorado County Records, as shown in Exhibit A; and
5. CAMERON PARK AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Multifamily Residential (MFR) to High Density Residential (HDR), consisting of approximately 0.36 acre, identified by Assessor’s Parcel Number **083-465-031** being described as a portion of the Southwest ¼ of Section 27, Township 10 North, Range 9 East, M.D.B.&M., being Parcel 4 of PM 37-2, more particularly described as follows: Parcel 3, as shown on the Parcel Map, filed February 29, 1996 in Book 45 of Parcel Maps, at Page 102, El Dorado County Records, as shown in Exhibit A; and
6. NORTH PLACERVILLE AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Open Space (OS) to Rural Residential (RR), consisting of approximately 14.7 acres, identified by Assessor’s Parcel Number **050-010-035** being Parcel No. 1: Lots 10 and 20 of Section 6, Township 10 North, Range 11 East, M.D.B.&M. Parcel No. 2: All that portion of Section 6, Township 10 North, Range 11 East, M.D.B.&M, which lies Easterly of the East boundary of Lot 8, Northerly boundary of Lot 78 and Westerly of the Westerly of the Westerly boundary of Lot 79. Said lots being portion of the Consolidated Gross and Van Hooker Quartz Mining Claims, as shown in Exhibit B; and
7. NORTH PLACERVILLE AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Open Space (OS) and Rural Residential (RR) to Rural Residential (RR), consisting of approximately 37.89 acres, identified by Assessor’s Parcel Number **050-010-038** being described as Consolidated Gross and Van Hooker Quartz Mining Claim, designated by the Surveyor General as Lots No. 78, 79 and 80 embracing a portion of Section 6, Township 10 North, Range 11 East, M.D.M. Together with Lot 20 of Section 6, Township 10 North, Range 11 East, M.D.M. Also together with all that portion of Section 6, Township 10 North, Range 11 East, M.D.M which lies Easterly of the East boundary of Lot 8, Northerly of the Northerly boundary of Lot 78 and Westerly of the Westerly boundary of Lot 79, being Lot 9. Together with: Tract 3 as said Parcel is shown on that certain map entitled “Record of Survey of Lots 83, 84, and a portion of 81 of Section 6, Township 10 North, Range 11 East, M.D.M.” filed for record on October 1, 1992 in Book 19 of Record of Surveys at Page 123. The above merged parcels being set forth and described in that certain Certificate of Merge recorded on

December 1, 2016 in the office of the County Recorder of El Dorado County as Instrument No. 2016-0058740-00 of Official Records, as shown in Exhibit B; and

8. CEDAR GROVE AREA – Amend the General Plan Land Use Map (Figure LU-1: Land Use Diagram) to change the land use designation from Commercial (C) to Medium-Density Residential (MDR), consisting of approximately 1 acre, identified by Assessor’s Parcel Number **076-270-039**, being described as a portion of Lot 2 Section 2, Township 10 North, Range 12 East, M.D.M, being described as Parcel 2, as shown on that certain map entitled, “Parcel Map”, filed in the Office of the Recorder, of the County of El Dorado, State of California, on May 3, 1988 in Book 38 of Parcel Maps, at Page 133, El Dorado County Records, as shown in Exhibit C; and

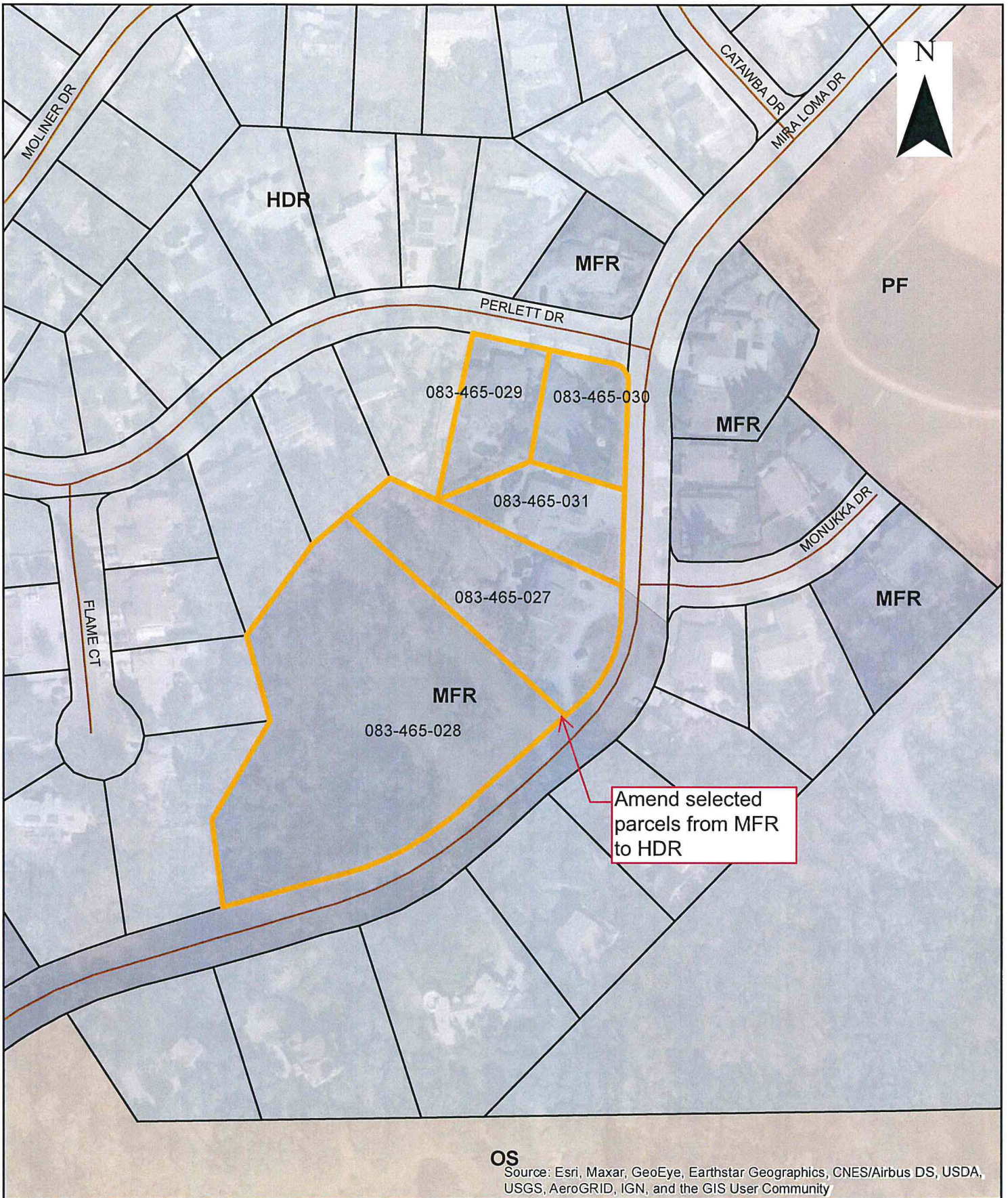
PASSED AND ADOPTED by the Board of Supervisors of the County of El Dorado at a regular meeting of said Board, held the 8th day of February, 2022, by the following vote of said Board:

Attest:  
Kim Dawson  
Clerk of the Board of Supervisors

Ayes: Parlin, Thomas, Hidahl, Turnboo, Novasel  
Noes: None  
Absent: None







By:   
Deputy Clerk

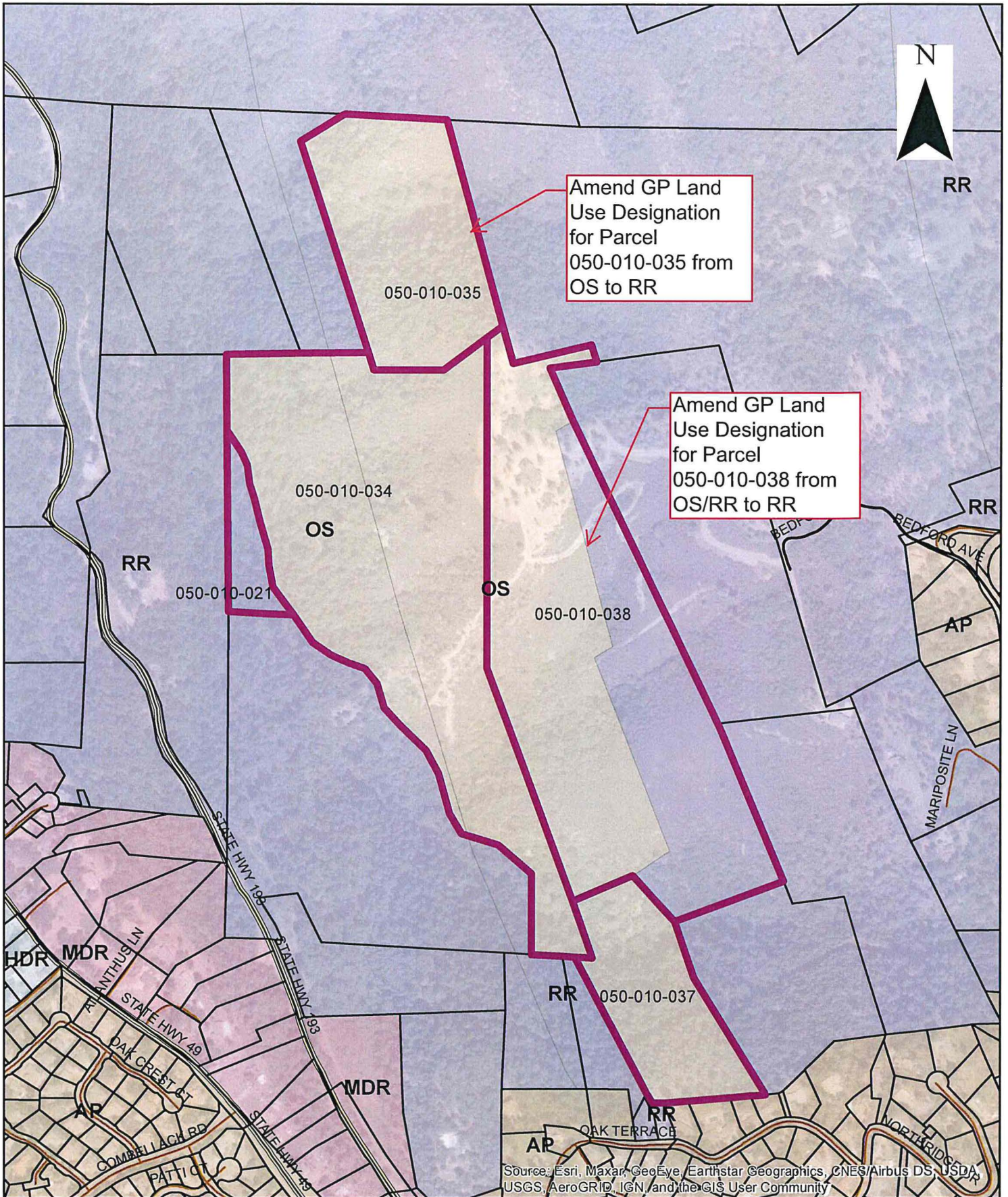
  
Chair, Board of Supervisors  
Lori Parlin



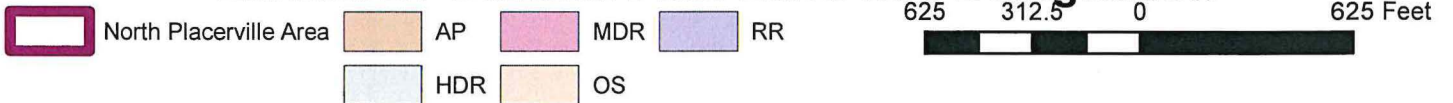
OS  
 Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

### Exhibit A: General Plan Land Use Designation

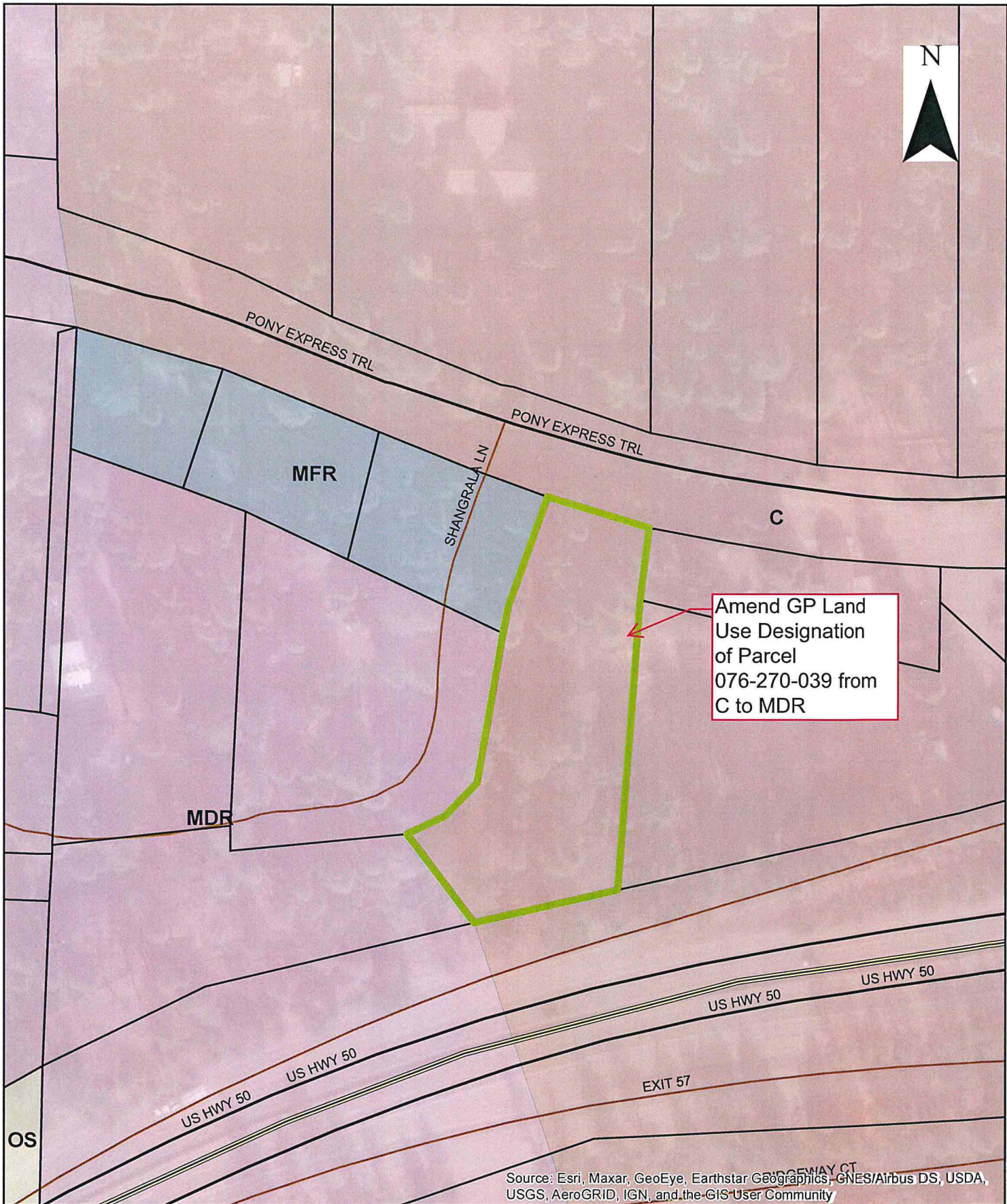
	Cameron Park Area		HDR		OS
	MFR		PF		



### Exhibit B: General Plan Land Use Designation



Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



Amend GP Land Use Designation of Parcel 076-270-039 from C to MDR

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

### Exhibit C: General Plan Land Use Designation

- Cedar Grove Area
- C
- MFR
- MDR
- OS

