

## **FROM THE PLANNING COMMISSION MINUTES OF SEPTEMBER 11, 2014**

### **AGENDA ITEMS**

- 2. (14-1214)** Hearing to consider a request for a time extension to an approved Tentative Map for four years to June 24, 2018 pursuant to Subdivision Map Act (SMA) Section 66452.6(a) and coinciding with the expiration of the adopted Promontory Specific Plan Development Agreement [Tentative Map Time Extension TM98-1356-E/Promontory Villages 1-5] on property identified by Assessor's Parcel Number 124-070-05, consisting of 7.15 acres, in the El Dorado Hills area, submitted by MJM Properties; and staff recommending the Planning Commission take the following actions:
- 1) Find the certified Promontory Specific Plan EIR to be an adequate environmental review document for this time extension; and
  - 2) Approve TM98-1356-E extending the expiration of the approved tentative map for a total of four years to June 24, 2018 based on the Findings and subject to the Conditions of Approval as presented.
- (Supervisorial District 1)

Mel Pabalinas presented the item to the Commission with a recommendation for approval.

In response to Chair Mathews inquiry on a public comment received regarding brush removal on property, Mike McDougall/applicant stated that they were clearing brush pursuant to their Fire Safe Plan. It recently came to their attention that the Fire Department did not have a current copy of the Fire Safe Plan, which had been revised.

Roy Wicklman made the following comments:

- He is part of the Mormon Island Park neighborhood and had been concerned on the amount of brush that was on property adjacent to his neighborhood; and
- Would like a condition that would require annual clearing of that area until homes are built.

Mr. McDougall confirmed that they were already required to maintain that area on an annual basis.

Mike Lilienthal, El Dorado Hills Fire Department, stated there had been staff turnover in May and they had been unaware of the Wildland Safe Plan for this project. In addition, the Fire Department did have an old Plan they were working off and he stated the fault was on the Fire Department. He apologized for any confusion this had caused.

Chair Mathews closed public comment.

There was no further discussion.

**Motion: Commissioner Stewart moved, seconded by Commissioner Shinault, and carried (4-0), to take the following actions: 1) Find the certified Promontory Specific Plan EIR to be an adequate environmental review document for this time extension; and 2) Approve TM98-1356-E extending the expiration of the approved tentative map for a total of four years to June 24, 2018 based on the Findings and subject to the Conditions of Approval as presented.**

**AYES: Heflin, Shinault, Stewart, Mathews**  
**NOES: None**  
**ABSENT: Pratt**

This action can be appealed to the Board of Supervisors within 10 working days.