



Outlook

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## ARCO gas station project at Durock Road and South Shingle Road

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**From** Sandy Honigsberg <sandy@sandyhonigsberg.com>

**Date** Tue 11/11/2025 7:03 PM

**To** Planning Department <planning@edcgov.us>

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Dear Planning Commission,

My comment regards the proposed location for the ARCO project. There should be no new construction anywhere near the overpass or multiple intersections on either side until all three phases of the overpass project are complete...estimated date 2030. Adding any new retail/gas station to an already overly impacted area is disrespectful to local residents and poor public planning.

Sandy Honigsberg

Jackpine Road, Shingle Springs



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## Arco project and others

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From luckysgirl2040 <luckysgirl2040@gmail.com>  
Date Wed 11/12/2025 12:18 PM  
To Planning Department <planning@edcgov.us>

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### This Message Is From an Untrusted Sender

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Hello,

I sat through this meeting for 3 hours on november 12, 2025.

THANK YOU!!!

WE NEED TO STAND FOR THE PEOPLE, NOT THE DEVELOPER.

You all heard our concerns regarding the traffic. That traffic study is flawed, CEQUA NEEDS AN AUDIT. To add anything else to that intersection is completely and utterly Irresponsible.

**THE COMMUNITY DOES NOT WANT ANOTHER GAS STATION. Its been clear from day 1!**

**ITS NOT ABOUT THE CAR WASH, ITS ABOUT THE GAS STATION.**

I'm sorry, but at this point this guy has made a bad investment. The property should go to the community, Improve travel. Thats the best use of that land....pay him all he has invested and buy it. He should investigate his options before he purchasing property. Every buyer should also recognize that conditions change as they have on durock. It's not just the school traffic. It's commuters, People have appointments, they have to leave and come back. Activities are daily living.....I have left my home all hours of the day and night.And the only time is truly quiet there is in the evening about 9 pm! We shouldn't have to change our route to and from home and spend an extra ten minutes or twenty minutes a day trying to get around this mess.

On the flip side, this is the county's fault for zoning it as another gas station or commercial....

I strongly encourage all of you to revisit the zoning in key areas of our county to make sure that they still remain compatible for the community and the 2004 general plan. 2004 general plan was approved, we all held our noses because we didn't get what we were supposed to get. Look at el dorado hills. We were told those plans were in play fifteen-twenty years ago, back in 2004 and we had to go ahead and accept what was going on. As I look at this in 2025, 21 years later and the immense building that is taking place in our county, those projects aren't twenty years old. Not one? No one's going to admit to that. They do not abide by the 2004 general plan.

They are slowly coming up the hill, and as I mentioned in the meeting, ponderosa road is my exit. It has been for the last forty years. I have had to put up with delays, route drivers and unsafe passing on the right at that 76 station, many times. Risk my life pulling out from sunset lane for years because I have a livestock, going to Lees feed. Then going to gold harvest is not exactly great, but in their defense, they belong there, they were there first.

I appreciate your consideration as well as the rest of the community. Our quality of life here is extremely important. We shouldn't need to be like Folsom or Sacramento to keep people happy. Typically what happens is people move from the bay area or So. Cal and they want to bring that with them. That's not supposed to be el dorado county. The voters stated this in the 2004 general plan. All we are asking for is that you guys represent us. The developers will move on. They don't need our ground and our resources. The resources should be reserved for the people of this county, including logging.

Thank you for your time,

I sincerely hope you do not allow another developer to speak to you. The way this woman did speak to you, saying you wouldn't have a say. We need to stop this in its tracks!!! Not only as your positions of authority but for the people of this county, because I for one, am not going to allow some developer to tell me what to do around my house, my land my street, my neighborhood nope not going to happen.

Sincerely,  
Roxanne