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January 9, 2009

Board of Supervisors  
County of El Dorado  
330 Fair Lane  
Placerville, CA 95667

**Re: Authorization for Staff to Commence Negotiations for Purchase of Property Located at 3615 Palmer Court and 4021-41 Loma Drive, Cameron Park, CA (APN Nos. 070-261-77; 070-261-80; 070-261-81; 070-261-79-100)**

Honorable Supervisors:

**Recommendation:**

Staff recommends that the Board authorize staff to enter into negotiations for the acquisition of property located at 3615 Palmer Court and 4021-41 Loma Drive, Cameron Park, CA (APN Nos. 070-261-77; 070-261-80; 070-261-81; 070-261-79-100).

**Reasons for Recommendation:**

This property is approximately 20 acres, located on the north side of Highway 50, between Ponderosa Road and Cameron Park Drive. It may have utility to the County in two ways. A portion of the property may be needed as right-of-way for Wild Chaparral Road. The remainder of the property can be used as mitigation for rare plants, adding it to the preserve lands which are already under public ownership.

Staff is asking for authority to enter into negotiations with the owner of the property to determine whether an acquisition is possible under terms deemed acceptable to the County. The terms of the negotiation will be discussed with the Board in closed session.

**Fiscal Impact:**

None. The fiscal impact of a potential acquisition of the property will be analyzed upon conclusion of negotiations.

**Steps to Be Taken After Approval:**

Staff will meet with the Board in closed session to discuss the terms of negotiation and will proceed to contact the owner of the property, Temecula Valley Bank. The County negotiators will be Louis Green, County Counsel, Peter Maurer, Principal Planner, and Pete Feild, Right-of-Way Program Manager.

We would be pleased to respond to any questions the Board might have.

Respectfully submitted



Louis B. Green  
County Counsel

Cc: Gayle Erbe-Hamlin, CAO  
Jim Ware, Interim Dir. of Transportation  
Pete Feild, Right-of-Way Program Manager  
Roger Trout, Dir. of Development Services  
Peter Maurer, Principal Planner  
Paula Frantz, Dep. County Counsel

S:\Bd of Supervisors\Agenda Transmittals & Staff Reports\Property at 3615 Palmer Drive