

12/8/2017

Edcgov.us Mail - Chik filet not wanted.

PC 12/14/17
#7



Charlene Tim <charlene.tim@edcgov.us>

Chik filet not wanted.

Michael Pierce <emmpee77@yahoo.com>
To: charlene.tim@edcgov.us

Thu, Dec 7, 2017 at 6:36 PM

Hello Char,

I live with my wife and young son on Mammouth Way a block from the proposed site of a Chick Fil A restaurant. I have no interest in having this quite comfortable neighborhood becoming a through street and parking area for a fast food restaurant. It is already really hard to take my son for a walk in a stroller without sidewalks you have to walk into the street and are avoiding cars. The addition of restaurant with a drive through will make this area very dangerous for having small children. I also would like to add that this neighborhood being quite and not a through street to a Highway was the main reason we chose to live here.

PLEASE ADD THIS TO THE PUBLIC RECORD FOR THE DR-08-0003 Saratoga Retail public file.

Thank you so much for your time.

Sent from my iPhone

12/8/2017

Edcgov.us Mail - ADD IT TO THE PUBLIC RECORD FOR THE DR-08-0003 Saratoga Retail public file

Karen Anda

especially larger vehicles like RVs. The parking lot will not be enough for all of the patrons and employees. Where will they all park? Near my mom in the neighborhood streets is the answer. Who wants that? Would you? I also have two young daughters that enjoy playing outside. Having more cars in the area is definitely a safety concern for them too. Who knows what kind of people the drive thrus will attract. Besides that, we've experienced plenty of issues in the neighborhood as things stand. Having more people coming into the area increases chances of theft, vandalism, and littering to name a few. If you look at the Chick-Fil-A in Folsom, there are no homes right next to it which is why it works in that location- not the one by my house.

There are no fast food restaurants right next to neighborhoods in Folsom, Cameron Park, Shingle Springs, and Placerville. Why should one be put right next to my neighborhood? It would really start changing the image of El Dorado Hills. El Dorado Hills has always been a very classy city, and I've felt very fortunate to live here. When you say you live in El Dorado Hills, you feel proud. You know it has nothing but the best to offer. It is not bombarded with fast food restaurants. When I bought my house four years ago, I never imagined that a drive thru restaurant could be built near my home.

You have a chance to preserve El Dorado Hills' image and do the right thing by voting NO! Progress can still be made in that empty lot- just follow the plans that the lot has been approved for. I would be more than happy to have a few boutiques and even some family friendly dine in restaurants. Please avoid drive-thrus and vote NO!

Thank you for your consideration and time. Please feel free to email me or call me if you have any questions or comments. Thank you!

Jenny Nikakis
jennynikakis@att.net
(916)7128975

12/8/2017

Edcgov.us Mail - Please Vote against fast food drive-throughs on Saratoga Way

PC 12/14/17
#7
Charlene Tim <charlene.tim@edcgov.us>
2 pages



Please Vote against fast food drive-throughs on Saratoga Way

Justin Eno <justin_eno@yahoo.com>

Thu, Dec 7, 2017 at 10:45 PM

To: charlene.tim@edcgov.us

Cc: jvegna@edcgov.us, gary.miller@edcgov.us, jeff.hansen@edcgov.us, james.williams@edcgov.us, brian.shinault@edcgov.us, john.hidahl@edcgov.us

December 7, 2017

Justin Eno

3844 Yellowstone Lane

County of El Dorado

El Dorado Hills, CA 95762

Planning and Building Development

2850 Fairlane Court

Placerville, CA 95667

I would like to add my voice to the public record in opposition to the proposed development of drive-through fast food restaurants on Saratoga Way. As you know, the parcel of land being considered for development (DR 08-00030R "Saratoga Retail") abuts a residential neighborhood, and is also proximate to and visible from Highway 50. This combination of factors makes the given parcel wholly unsuitable for any fast food drive-throughs, including the ones being proposed.

My primary concern with the proposal is the impact on road traffic in the adjacent neighborhood, Park Village. This neighborhood is home to many families and their pets, and it is common to see young children, senior citizens, dog-walkers and others strolling about the neighborhood streets, given the absence of sidewalks. The neighborhood also includes Bertelsen Park and Brooks Elementary School, so the streets are very frequently filled with children traveling between their homes, the park, and the school. I am alarmed at the prospect of highway traffic deciding to make a "pit stop" at one of the proposed drive-throughs and spilling into the neighborhood. This jeopardizes the safety of all residents who currently enjoy walking the neighborhood, and it shatters the neighborhood's friendly community atmosphere by polluting it with transient, highway-bound traffic. Has a realistic traffic assessment been conducted for this proposal? A highway-visible drive-through restaurant is blatantly tourist serving, and any claim that the impact on existing traffic would be negligible is frankly absurd.

To reiterate my point: mixing transient, highway-bound traffic into a neighborhood that hosts a popular park and an elementary school, and furthermore lacks sidewalks, is just an appallingly bad idea.

I have also heard neighborhood residents claim that Saratoga way will be expanded to four lanes, and the intersection from Mammouth Way onto Saratoga Way may be made into a right-turn only, eliminating the current left-turn option. I do not know if this is directly related to the proposal or if it is even true, but it would be a serious mistake. This change would funnel the majority of exit traffic from the neighborhood to the remaining outlet on Arrowhead Drive. Again, the concentration of traffic spoils the neighborhood and endangers its residents.

I ask you to vote against the development of drive-throughs near residential neighborhoods in all cases, including this one. A more appropriate tenant can surely be found for this plot of land. The world does have a place for fast food drive-through restaurants, including those near highways, but this parcel is clearly not appropriate for that use.

Thank You and Regards,

Justin Eno



NoFastFoodDriveThrus.pdf

27K

December 7, 2017

County of El Dorado
Planning and Building Development
2850 Fairlane Court
Placerville, CA 95667

Justin Eno
3844 Yellowstone Lane
El Dorado Hills, CA 95762

I would like to add my voice to the public record in opposition to the proposed development of drive-through fast food restaurants on Saratoga Way. As you know, the parcel of land being considered for development (DR 08-00030R "Saratoga Retail") abuts a residential neighborhood, and is also proximate to and visible from Highway 50. This combination of factors makes the given parcel wholly unsuitable for any fast food drive-throughs, including the ones being proposed.

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Thank You and Regards,

Justin Eno

PC 12/14/17
#7
Charlene Tim <charlene.tim@edcgov.us>
7 pages



DR-08-0003 Saratga

Kim S - Camom <CAmom2345@hotmail.com> Thu, Dec 7, 2017 at 11:19 PM
To: Char Tim <charlene.tim@edcgov.us>, "roger.trout@edcgov.us" <roger.trout@edcgov.us>, "james.williams@edcgov.us" <james.williams@edcgov.us>, "jvegna@edcgov.us" <jvegna@edcgov.us>, Efren Sanchez <efren.sanchez@edcgov.us>

Please add this to the public comment file for the upcoming December 14th meeting regarding the proposed changes to the DR-08-0003 Saratoga item - along with this attachment.

Dear Commissioners,

I'd like to incorporate by reference the emails and letters I have written to this commission regarding my concerns about loading truck space, traffic, parking, tourist attracting no-no's, rv attracting no-no's and other issues for the building of two fast food drive thru's on Saratoga and EDH blvd.

I actually plowed through much of the documentation that's attached to this agenda item. And as technically astounding as the documents are, the traffic study is what gave me the most laughs, I mean pause. The amount of traffic and congestion generated by a Chik Fil A is not ordinary or normal or part of any quote "professional judgment" as described on page 7 of that Kimly Horn study.

Personal observations along with internet research of the traffic issues Chik Fil A has ACROSS THE NATION tell us the REALITY of the traffic impacts. Let me sum those articles up with one two words: Total Nightmare. Hundreds of vehicles PER HOUR are what is generated by a typical Chik Fil A - make no mistake. Just ask them.

The RV parking issue? Do you really think it will be solved by allowing RV's to stretch over 3-4 of the precious 30 parking spaces? Oh, excuse me 60 spaces, but employees will be parking in at least 30 of those, right? Oh, my mistake, employees will be told to park on Saratoga or Arrowhead or Mammoth. Those parking spaces are what, 8 feet wide?? Most RV's are over 30 feet, and they need room to maneuver, so we're talking at least 5 to 6 spots, come on commissioners, really?? Look at the maps, it's almost a joke to think the traffic flow in and out of that parking area with two fast food restaurants will be splendid.

According to the Community Design Standards document section H Drive-through Facilities, Item 6, "Stacking areas shall not block access to any parking area or space required of a business." Well according to news articles and personal photos from Folsom's Chik Fil A (see attached) there's always at least 15-20 cars lined up for extended periods of time at any given Chik Fil A, so what's the guarantee that people who walk IN the restaurant will actually be able to drive OUT when the way is blocked? Hmm?? So, then we move to item's 7 and 8 of this document, guess what? The APPLICATION MAY BE DENIED.

Apologies for my passion, but I have been a Park Village resident and El Dorado Hills community member for 22 years and to allow two Fast Food drive thru's adjacent to a residential neighborhood is outrageous.

Kim Shultz

Community Design Standards

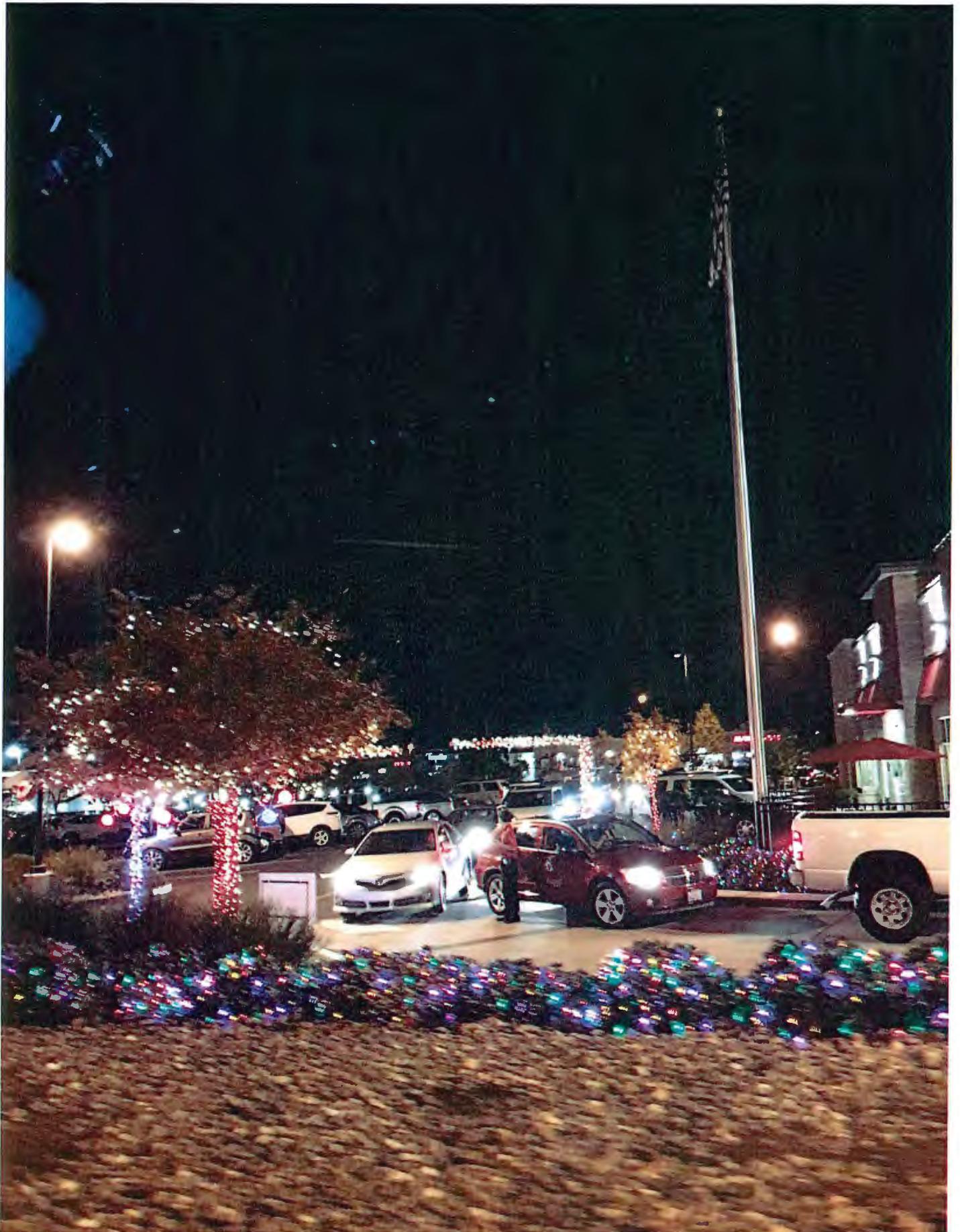
Parking And Loading Standards

3. **Elementary, Middle and High Schools.** One bicycle space per student at 25 percent of peak enrollment.
- H. **Drive-through Facilities.** Sites containing these facilities shall be in compliance with the following circulation and traffic control standards:
1. A drive-through facility shall be located at the rear or side of a commercial structure and not within any front setback area.
 2. Ingress to and egress from a drive-through facility shall be prohibited from driveway(s) directly facing a residential zone.
 3. A drive-through facility, including stacking areas for vehicles awaiting service, shall be a minimum of 50 feet from the nearest property line of any residentially zoned lot.
 4. Stacking lane(s) shall be physically separated from other traffic circulation on the site by concrete or asphalt curbing. The stacking lane(s) shall accommodate a minimum of four cars per drive-through window in addition to the car receiving service. The lanes shall be a minimum width of ten feet.
 5. Signage shall be provided to indicate the entrance, exit, and one-way path of drive-through lanes in compliance with Chapter 17.37 (Signs).
 6. ~~Stacking areas shall not block access to any parking area, or space required of a business. Lane striping to separate drive-through traffic from parking areas shall be provided from the nearest point of site access, as feasible, to the stacking lane(s).~~
 7. Where a facility exceeds the standards of Paragraphs 1 through 6 above, and is not located within a development that is subject to a discretionary permit, such as a Conditional Use, Design Review, or Development Plan Permit, a Conditional Use Permit shall be required.
 8. When a drive-through facility requires a Conditional Use Permit or is within a development that is subject to a discretionary permit, the review authority may impose a greater setback than is required under Paragraph 3 above, when it is determined necessary to mitigate impacts from noise, air pollution, lights, or other land use conflicts. ~~The review authority may deny any application for a drive-through facility if it finds that the facility will add to the cumulative air quality impacts for a specified pollutant and the County is found to be in non-attainment status of either federal or state air quality standards for that pollutant.~~
- I. **Historic Structures.** The following exemptions and reductions in parking standards shall apply to all historic structures, as designated by the County:









17-1316 Public Comment
PC Rcvd 12-8-17

12/8/2017

Edcgov.us Mail - URGENT! Please READ and include for public hearing of Saratoga Way on 12/14



Charlene Tim <charlene.tim@edcgov.us>

PC 12/14/17
#7
4 pages

URGENT! Please READ and include for public hearing of Saratoga Way on 12/14

Rebecca Eno <rebecca.isbell@ymail.com>

Thu, Dec 7, 2017 at 10:33 PM

Reply-To: Rebecca Eno <rebecca.isbell@ymail.com>

To: Char Tim <charlene.tim@edcgov.us>

Cc: "edc.cob@edcgov.us" <edc.cob@edcgov.us>, "jvegna@edcgov.us" <jvegna@edcgov.us>, "gary.miller@edcgov.us" <gary.miller@edcgov.us>, "jeff.hansen@edcgov.us" <jeff.hansen@edcgov.us>, "james.williams@edcgov.us" <james.williams@edcgov.us>, "brian.shinault@edcgov.us" <brian.shinault@edcgov.us>, "rebecca.isbell@ymail.com" <rebecca.isbell@ymail.com>

December 7, 2017

Rebecca Eno
3844 Yellowstone Lane
El Dorado Hills, CA 95762

County of El Dorado
Planning and Building Department
2850 Fairlane Court
Placerville, CA 95667

On December 14th the El Dorado County Planning Commission will be making a decision for the future development of the parcel of land in El Dorado Hills off Saratoga Way designated in the DR 08-0003-R "Saratoga Retail" document.

I believe approving this plan to now allow drive-thrus on Saratoga is a huge mistake. When I first decided to move to El Dorado Hills, I was drawn to the beauty of the hills and natural look and feel. Serrano and its ridgeline houses were carefully thought out to showcase the natural beauty of the hills. Town Center and its stunning evening lights and color palate create an inviting atmosphere. Shops and houses all take second place to the up-scale and natural look of our beautiful town.

As a resident, I take pride in living in El Dorado Hills. I love the local restaurants and shops that you can't find anywhere else. I like the slow pace and family feel to the neighborhoods.

Adding a Chick-Fil-A on a very prominent plot of land that sits high above its surrounding will change the look and feel of our town. We will now be known as a pit stop off highway 50. Chick-Fil-A will be beacon or mascot of our beautiful town. That plot of land will now be a never-ending stream of drive thru traffic. Not only does this destroy our adorable Park Village neighborhood, it also changes the look and feel of El Dorado Hills. I want to keep our town local and beautiful. I am not opposed to development, but it needs to be well thought out, not just a cash grab that is not in the best interest of the neighbors who own and rent here.

Many others have addressed the traffic, noise, smell etc. and I also share those concerns, but I also wanted to bring this to your attention.

I have also sent in over 100 signatures of residents in Park Village. We spent time speaking to everyone and the vast majority were not only concerned, but EXTREMELY concerned and disgusted that this was even an option for our neighborhood. Please do not approve drive-thrus for this parcel of land, it is not wanted by 98% of Park Village.

Sincerely,
Rebecca Eno
Park Village Resident



 **Eno Letter to County.docx**
187K

December 7, 2017

County of El Dorado
Planning and Building Department
2850 Fairlane Court
Placerville, CA 95667

Rebecca Eno
3844 Yellowstone Lane
El Dorado Hills, CA 95762

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Sincerely,
Rebecca Eno
Park Village Resident

Please see attached image...

Do we want 2 fast food restaurants to be the face of El Dorado Hills?



12/8/2017

Edcgov.us Mail - Fwd: DR-08-0003/Saratoga Retail, December 14 Planning, EDC Planning Commission Hearing

accommodate travelers. Fast food is not needed and is not appropriate for Park Village residential neighborhood.

Please distribute this letter to every member of the planning commission and add it to the public record for DR-08-0003 Saratoga Retail public file.

Respectfully,

Brandy Dollins
3911 Hills Court
El Dorado Hills, CA 95762

12/8/2017

Edcgov.us Mail - Opposition Position with Regard to Fast Food on the Saratoga Parcel in El Dorado Hills



PC 12/14/17
#7

Charlene Tim <charlene.tim@edcgov.us>

Opposition Position with Regard to Fast Food on the Saratoga Parcel in El Dorado Hills

Steve Green <SGreen@sdgbs.com>
To: "charlene.tim@edcgov.us" <charlene.tim@edcgov.us>

Fri, Dec 8, 2017 at 9:18 AM

Dear Ms. Tim:

I am sending you this email to let you know that as a resident of EDH for 28 years, I am generally happy with the overall development of our community. However, relative to allowing the above referenced changes to the planned development for the parcel on Saratoga, I am concerned, unhappy and willing to invest time and resources to do my best to help stop it from happening.

I think if you look at the number of fast food establishments off the entrance to either side of El Dorado Blvd., you will clearly see the community is already well served, as are travelers on highway 50 looking for a quick bite. Further to the point, the traffic on El Dorado Hills Blvd at the entrance to this community is already heavy and makes it difficult for first responders to get to people in need of assistance. Adding what would likely be abundantly more traffic congestion is simply not safe. Another concern I would ask you to consider would be that adding fast food in that location will likely result in further deteriorating that area along the townhouses. As such, we will likely never see a "renaissance" of these properties like we are starting to see in Park Village. However, if more attractive business enterprises are brought in, there will be a greater desire to live in those neighborhoods which, in turn, would benefit everyone.

What I believe would make more sense for this side of the freeway and in terms of servicing travelers would be an attractive building with a sit down restaurant with no drive through capabilities.

In all honesty, a better place for the proposed development of additional fast food locations to service our community and travelers and to generate additional tax dollars for the county would be at the Silva Valley Parkway exit. That area off the freeway is currently not heavily trafficked and is completely lacking in these types of services.

Thank you for your consideration of my position.

Best Regards,

Steve Green, President

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12/8/2017

Edcgov.us Mail - DR-08-0003R Saratoga Estates



PC 12/14/17
#7

Charlene Tim <charlene.tim@edcgov.us>

2 pages

DR-08-0003R Saratoga Estates

Richard Harris <harrisr41@yahoo.com>

Fri, Dec 8, 2017 at 8:54 AM

To: "charlene.tim@edcgov.us" <charlene.tim@edcgov.us>

Cc: "tjwhitejd@gmail.com" <tjwhitejd@gmail.com>, "jrazzpub@sbcglobal.net" <jrazzpub@sbcglobal.net>, "hpkp@aol.com" <hpkp@aol.com>, "planning@edcgov.us" <planning@edcgov.us>, "edc.cob@edcgov.us" <edc.cob@edcgov.us>

Please see the attached letter and distribute it before the December 14 planning meeting.

Best Regards,

Richard Harris

 Harris letter DR 080003R.pdf
37K

Richard Harris

3891 Scenic Court
El Dorado Hills, CA 95762
Phone: (916) 803-0968
E-Mail: harrisr41@yahoo.com

December 7, 2017

County of El Dorado Planning Commission
Charlene Tim, Clerk of the Planning Commission
2850 Fairlane Court
Placerville, CA 95667

RE: DR 08-0003-R/ Saratoga Retail

To Planning Commission and EDC Board of Supervisors,

Please accept this letter as acknowledgement of my complete and utter disagreement of the proposed Revision of the 2009 DR 08-0003 approved plan. As one of the closest homeowners, who will be most affected by this propose change, I do not wish to have that space changed into fast food restaurants.

Richard Harris
Richard Harris

12/8/2017

Edcgov.us Mail - Chik-Fil-A restaurant-OPPOSED

PC 12/14/17
#7



Charlene Tim <charlene.tim@edcgov.us>

Chik-Fil-A restaurant-OPPOSED

Jennifer Yoder <jcyoder@live.com>

Fri, Dec 8, 2017 at 9:46 AM

To: "charlene.tim@edcgov.us" <charlene.tim@edcgov.us>

Please vote against the proposed Chik-Fil-A restaurant located off of EDH Blvd. and Park. That will pull too much traffic off of 50 into an already congested intersection and is poorly positioned at the entrance of a neighborhood. I live in Serrano Village D but use EDH Blvd frequently to travel around EDH and that would place a terrible burden on the already strained lanes right there. Please vote NO.

Thank you,

Jennifer Yoder
(530) 391-6001
Sent from my iPhone

12/8/2017

Edcgov.us Mail - Proposed restaurant construction

PC 12/14/17
#7



Charlene Tim <charlene.tim@edcgov.us>

Proposed restaurant construction

chrisbeach55@comcast.net <chrisbeach55@comcast.net>
To: charlene.tim@edcgov.us

Fri, Dec 8, 2017 at 12:38 PM

I just learned via NextDoor Blackstone of a plan to construct two fast-food restaurants on El Dorado Hills Boulevard and Saratoga. I am an El Dorado Hills resident who votes and I adamantly oppose the proposed construction at that location. We will be out of town on the 14th, otherwise I would attend the meeting and personally voice my opinion.

Thank you for considering.

Sincerely,

Christopher Beach

12/8/2017

Edcgov.us Mail - DR-08-0003 Saratoga Retail public file

PC 12/14/17
#7



Charlene Tim <charlene.tim@edcgov.us>

DR-08-0003 Saratoga Retail public file

Traci Orlousky <orlousky@att.net>
To: charlene.tim@edcgov.us

Fri, Dec 8, 2017 at 1:32 PM

Please add the following to the public record regarding: DR-08-0003 Saratoga Retail public file

Our home is located two blocks off of Saratoga. When we purchased in 2002 it was with understanding the land mentioned above was zoned a specific way to serve our local community directly. In other words "no fast food or additional traffic impact". Our understanding is the plan is currently being voted on to change the rules and allow fast food locations built.

Please vote NO on these changes and prevent the neighborhood from being overrun by traffic as well as many parking issues.

Thank You,
Matthew and Traci Orlousky
Orlousky@att.net

12/11/2017

Edcgov.us Mail - Comment on DR-08-0003 Saratoga Retail

PC 12/14/17
#7



Charlene Tim <charlene.tim@edcgov.us>

2 pages

Comment on DR-08-0003 Saratoga Retail

Tom Adams <tcadams@pacbell.net>

Fri, Dec 8, 2017 at 2:53 PM

To: charlene.tim@edcgov.us

Cc: john.hidahl@edcgov.us, jvegna@edcgov.us, james.williams@edcgov.us, roger.trout@edcgov.us, Kim S - Camom <CAmom2345@hotmail.com>

Tom & Anne Adams

941 Kings Canyon Dr.
El Dorado Hills, CA 95762-4510
tcadams@pacbell.net

December 8, 2017

Charlene Tim, Clerk of the Planning Commission
County of El Dorado
Planning and Building Department
2850 Fairlane Court
Placerville, CA 95667
charlene.tim@edcgov.us

Dear Ms. Tim:

Subject: Comment on DR-08-0003 Saratoga Retail

We are **Tom & Anne Adams** and we have lived in Park Village for almost 50 years. That is correct, we moved into our home on Kings Canyon Drive in **1968**. ... You can imagine we have experienced considerable changes in our community since the day we moved in. ... But the change being proposed in DR-08-0003 would be the most dramatic – it would impact our small community more than any event in 50 years.

Drive-thru restaurants like Jack-in-the-Box and Taco Bell are open 24 hours a day like a gas station. ... They are across the boulevard ... To remove that planning condition – the separation of the boulevard, invites non-residents into a residential neighborhood in the wee hours ... Approving this

<https://mail.google.com/mail/u/0/?ui=2&ik=8650550-501&ui=NOC&ui=...&ui=18...&ui=10000550-100010010...&ui=10000550-100010010...>

17-1316 Public Comment
PC Rcvd 12-8-17

12/11/2017

Edcgov.us Mail - Comment on DR-08-0003 Saratoga Retail

proposal, takes Park Village – *the original El Dorado Hills Village* – in the opposite direction of where EDH residential planning is going - Gated Communities.

Gated Communities are the new neighborhood model of El Dorado Hills – a terrific concept. The purpose of living in a gated community is simply that you do not want (*for your safety and the safety of your family*) people driving through your neighborhood who do not live there. Park Village was designed before the Gated Community concept became common place.

Since living in a gated community is an option for anyone, to assume people who live in a non-gated community, must not have those same needs and wants for the safety of their family is very wrong. ... We might conclude that such people do not warrant similar protection and so we can insert a 24/7 business in the middle of their community – no problem.

The 50 year nightmare for us is that in a year, or two, there will be flashing signs on Saratoga directing people driving down from Lake Tahoe at 3:00 AM into Park Village. ... Don't do this to us.

Tom & Anne Adams

12/11/2017

Edcgov.us Mail - URGENT: please read and add to public record for hearing on Saratoga way 12-14-2017 PC 12/14/17

#7



Charlene Tim <charlene.tim@edcgov.us>

URGENT: please read and add to public record for hearing on Saratoga way 12-14-2017

Sheri Freyre <shredy2002@gmail.com>
To: charlene.tim@edcgov.us

Fri, Dec 8, 2017 at 3:20 PM

Ricardo and Sheri Freyre
3784 Arrowhead Ct

County of El Dorado
Planning and Building Department
Placerville, CA 95667

2850 Fairlane Court

To whom it may concern,

I would like this added to public record.

On December 14th the El Dorado County Planning Commission will be making a decision for the future development of the parcel of land in El Dorado Hills off Saratoga Way designated in the DR 08-0003-R "Saratoga Retail" document.

We moved into Park Village and fell in love with the quiet safe neighborhood just adjacent to our sons elementary school, William Brooks. We frequently walk around the neighborhood with our son learning to ride his bike, and our dogs in tow. I believe approving this plan to now allow drive-thrus on Saratoga is a huge mistake and a change from how this land was originally planned to be used.

When I first decided to move to El Dorado Hills, I was drawn to the beauty of the hills and natural look and feel. Serrano and its ridgeline houses were carefully thought out to showcase the natural beauty of the hills. Town Center and its stunning evening lights and color palate create an inviting atmosphere. Shops and houses all take second place to the up-scale and natural look of our beautiful town.

Adding a Chick-Fil-A on a very prominent plot of land that sits high above its surrounding will change the look and feel of our town. We will now be known as a pit stop off highway 50. Chick-Fil-A will be beacon or mascot of our beautiful town. That plot of land will now be a never-ending stream of drive thru traffic. Not only does this destroy our adorable Park Village neighborhood, it also changes the look and feel of El Dorado Hills. I want to keep our town local and beautiful. I am not opposed to development, but it needs to be well thought out, not just a cash grab that is not in the best interest of the neighbors who own and rent here.

I am very concerned with the traffic and noise this change will bring to our neighborhood. It will make our once quiet, safe, family neighborhood change to a busy high traffic area no longer safe for my son to ride his bike in. I am strongly opposed to bringing this change into our neighborhood and our town.

Sincerely
Ricardo and Sheri Freyre
Park Village residents

Sent from my iPhone

12/11/2017

Edcgov.us Mail - DR08-0003 The Shops or the Retail?

PC 12/14/17
#7

Charlene Tim <charlene.tim@edcgov.us>

3 pages



DR08-0003 The Shops or the Retail?

Melinda Hollis <Melinda@otbphoto.org>

Fri, Dec 8, 2017 at 3:33 PM

To: charlene.tim@edcgov.us

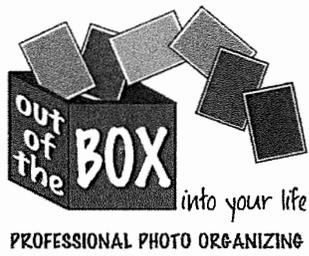
Cc: jvegna@edcgov.us, gary.miller@edcgov.us, jeff.hansen@edcgov.us, james.williams@edcgov.us, brian.shinault@edcgov.us, john.hidahl@edcgov.us

Charlene,

Please distribute the attached letter of concerns re Saratoga Retail to all necessary powers that be.

Thank you in advance for your time & efforts re this project.

--



Melinda Hollis
Founder & CEO
916 729-1234

Saratoga Retail.docx
16K

Melinda Hollis
3878 Scenic Court
El Dorado Hills, CA 95762

December 8, 2017

County of El Dorado Planning Commission
Charlene Tim, Clerk of the Planning Commission
2850 Fairlane Court
Placerville, CA 95667

RE: DR08-0003-R/Saratoga Retail

To Planning Commission and EDC Board of Supervisors,

The definition of planning is 'the process of thinking about & organizing the activities required to achieve a desired goal'.

The goal of this letter is to express my grave concerns regarding DR08-0003 -R/Saratoga Retail.

Allow me to begin by saying, I have no objections to any of the proposed vendors in question. In fact, I admire Chick-fil-A for their strong stance on Christian values. I believe that the quaint Walgreens store is an asset to our neighborhood community with reasonable hours, low traffic impact and a valued convenience for the whole community of El Dorado Hills. What I am opposed to is the location choice for these vendors given the following factors:

- Drastic difference between DR08-003/The Shops & the proposed DR08-003-R/Saratoga Retail (even the name indicates a huge change – from the Shops to Retail)
 - The first stating 'neighborhood type facility serving the surrounding community with smaller boutique type shops, restaurants, walkways with access to surrounding neighborhood' to a now proposed 3 retail vendors – 2 being drive-thru restaurants.
- Noise levels, increased traffic, delivery trucks, etc.
- Decrease of the original suggested parking of +/- 150 parking spaces to +/- 68

Which bring me to my biggest concern – PEDISTRIAN SAFETY! Where will all the overflow parking - park? The overflow will most likely be the employees of these vendors. It is a known fact that often employers will ask employees to park offsite when the limited parking effects the parking of a customer. Given the fact that Saratoga Way will connect to Folsom's Iron Point Drive making Saratoga Way a major thoroughfare most likely there will be no parking allowed on Saratoga Way. The ONLY option would be parking on the 2 closest streets – Mammouth Way & Arrowhead Drive. Both of these streets lack sidewalks, bike paths & street lights along with being very narrow, as is. Add to that, parked vehicles on one or both sides of the street especially on Monday evening – Tuesday morning trash days, that is an accident waiting to happen!!

I question each of you reading this letter – have you investigated or better yet physically walked either of these streets? Have you considered the pedestrian danger of those who walk these streets in route to Brookside School or Peter Bertelsen Memorial Park? What if it was your child or grandchild? I often walk to the park with my grandchildren via Mammouth Way & Arrowhead with extreme caution given the current road conditions.

Mammouth Way & Arrowhead Drive will take the brunt of this project with overflow parking & 'cut through traffic' due to many factors especially backed up drive thru traffic. All of these issues will put this neighborhood community in a downward spiral being a less desirable place to live, before we know it there will be foreclosures, lower property values, etc. What's the saying "There goes the neighborhood".

I challenge you to do your due diligence and investigate the obvious ramification of approving these proposed changes.

El Dorado Hills is a delightful, safe, charming community with an outstanding reputation for being 'upscale' with the absence of a 'bad part of town'. Given the long list of 'issues' that DR08-003-R/Saratoga Retail presents I ask you to strongly consider 'the desired goal' so as to prevent this corner of El Dorado Hills from becoming the 'bad part of town'.

With concern for our community,



Melinda Hollis