

**COMMUNITY DEVELOPMENT SERVICES**  
**PLANNING AND BUILDING DEPARTMENT**

<http://www.edcgov.us/DevServices/>

---

**PLACERVILLE OFFICE:**

2850 Fairlane Court, Placerville, CA 95667

**BUILDING**

(530) 621-5315 / (530) 622-1708 Fax

[blddept@edcgov.us](mailto:blddept@edcgov.us)

**PLANNING**

(530) 621-5355 / (530) 642-0508 Fax

12Ja\_njliQA@d9v.us

**LAKE TAHOE OFFICE:**

924 B Emerald Bay Rd

South Lake Tahoe, CA 96150

(530) 573-3330

(530) 542-9082 Fax

TO: County of El Dorado Agricultural Commissioner

FROM: Rebecca Leisher, Development Technician I

DATE: May 6, 2022

**ADM22-0041 Schram's Ag Setback Relief  
Administrative Relief from Agricultural Setback to Construct a New  
Pool and for Existing Single Family Dwelling  
Assessor's Parcel Number: 078-270-010**

---

**Planning Request and Project Description:**

Planning Division is requesting review for administrative relief from the agricultural setback for the above referenced project. This request is for the construction of a new swimming pool adjacent to the existing property owner's residence, 45.96 acres, split zoned Residential Estate (RE-5) and Two-Acre Residential (R2A). The project site is located on the RE-5 zoned portion of the lot, within the Rural Region of the County. The proposed building site is fifty feet (50') from the eastern property line adjacent to a parcel, APN 078-060-013, 40 acres, and zoned Limited Agricultural 20-acre minimum (LA-20).

The administrative relief from the agricultural setback is to include the existing single family dwelling, which was erroneously permitted in 2020 with a setback of eighty feet (80') from the same adjacent parcel. This request is to memorialize setback relief for both projects. The parcel is located in unincorporated El Dorado County in the Pleasant Valley area, is in Supervisor District 2, and is not located within an agricultural district.



# PLANNING AND BUILDING DEPARTMENT

## PLANNING DIVISION

www.edcgov.us/Government/Planning

### PLACERVILLE OFFICE:

2850 Fairlane Court, Placerville, CA 95667

### PLANNING

(530) 621-5355 / (530) 642-0508 Fax

planning@edcgov.us

### LAKE TAHOE OFFICE:

924 B Emerald Bay Rd

South Lake Tahoe, CA 96150

(530) 573-3330/(530) 542-9082

### Administrative Permit Application

ADM 22-0041

File # assigned by County \_\_\_\_\_

Assessor's # (s) 078-270-010

Project Name/Request (describe proposed use) POOL

Applicant Name Lynzee + Eric Schram

Mailing Address PO Box 3058, Diamond Springs CA 95619

Phone: 530-306-4379 Email: eric@alpine ridge inc.com

Property Owner same as above

Mailing Address \_\_\_\_\_

Phone \_\_\_\_\_ Email \_\_\_\_\_

Please list additional property owners on a separate sheet, if applicable

Engineer/Architect \_\_\_\_\_

Mailing Address \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

Location: The property is located on \_\_\_\_\_ side of \_\_\_\_\_

\_\_\_\_\_ Feet/miles of the intersection with \_\_\_\_\_

In the \_\_\_\_\_ area. PROPERTY SIZE \_\_\_\_\_ (acreage or SqFt)

Lynzee Schram Date 5/6/2022  
X Signature of property owner or authorized agent

### FOR OFFICE USE ONLY

Date 5-6-22 Fee \$ 594 Receipt# E13624 Rec'd by online Census \_\_\_\_\_

Zoning RE-5/R2A GPD RP/MDR Supervisor Dist 2 Sec \_\_\_\_\_ Twn \_\_\_\_\_ Rng \_\_\_\_\_

Action by Staff Level

Action by Board of Supervisors

Approval/Hearing Date \_\_\_\_\_ Approval/Hearing Date \_\_\_\_\_

Findings/Conditions Attached

Findings/Conditions Attached

Appeal Approved

Denied



DEPARTMENT OF AGRICULTURE
WEIGHTS AND MEASURES

Charlene Carveth
Agricultural Commissioner
Sealer of Weights and Measures

311 Fair Lane
Placerville, CA 95667
(530) 621-5520
(530) 626-4756 FAX
eldcag@edcgov.us

REQUEST FOR ADMINISTRATIVE RELIEF FROM AN
AGRICULTURAL SETBACK - APPLICATION

APPLICANT(S) NAME(S): Eric d Lynzee Schram

SITE ADDRESS: 4546 ALAMEDA RD, Placerville CA 95667

MAILING ADDRESS: PO Box 3058, Diamond Springs CA 95619

TELEPHONE NUMBER(S): (DAY) 916-730-3996 (EVE) same

APN#: 078-270-010 PARCEL SIZE: 45.96 ac ZONING: R2A/RE-5

LOCATED WITHIN AN AG DISTRICT? [ ] YES [X] NO ADJACENT PARCEL ZONING: LA-20

IF THE ADJACENT PARCEL IS ZONED TPZ OR NATURAL RESOURCES, IS YOUR PROPERTY LOCATED WITHIN
A COMMUNITY REGION OR RURAL CENTER? [ ] YES [ ] NO [X] NOT APPLICABLE

REQUIRED AG SETBACK: 200 foot SETBACK YOU ARE REQUESTING: 50 foot

REQUESTED USE (AGRICULTURALLY-INCOMPATIBLE):
SFD and pool

DO YOU HAVE A BUILDING PERMIT FOR REQUESTED USE? [ ] YES (Permit # 315241 ) [ ] NO
house

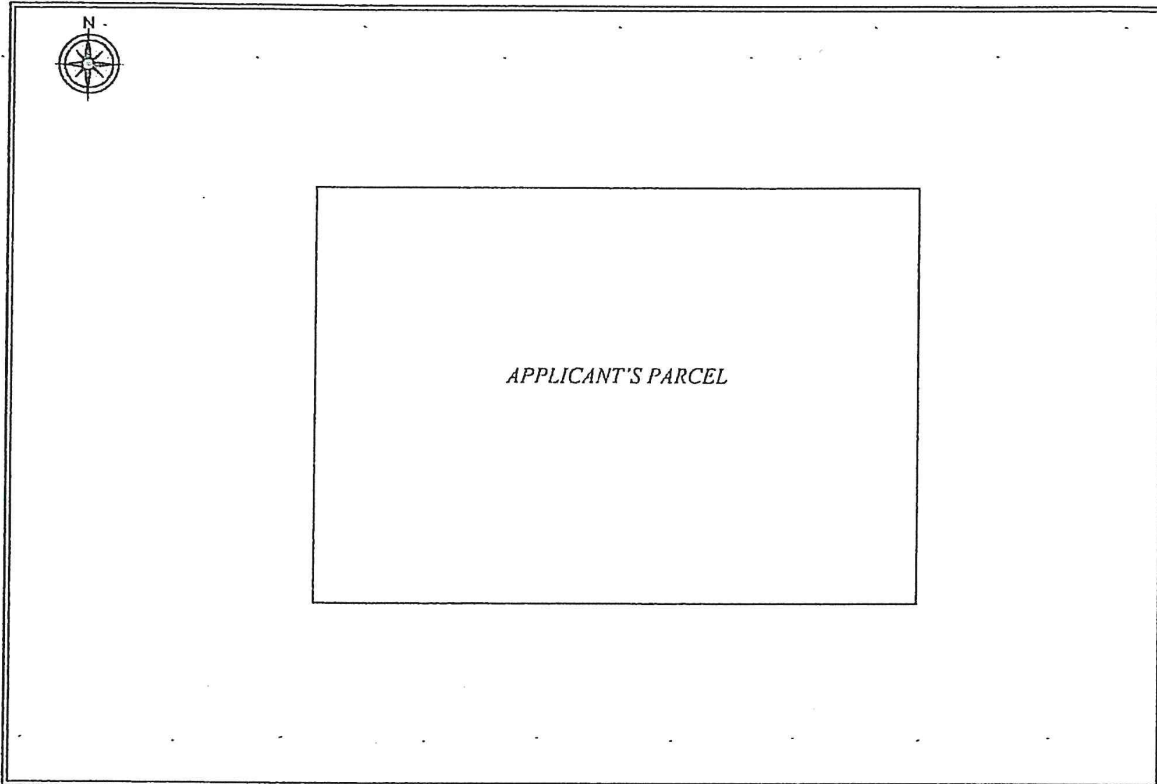
PLEASE ANSWER THE FOLLOWING: 353729 pending pool

- 1. [X] YES [ ] NO Does a natural barrier exist that reduces the need for a setback?
( [ ] Topography [X] Other line of trees )
2. [ ] YES [X] NO Is there any other suitable building site that exists on the parcel except within the
required setback?
3. [X] YES [ ] NO Is your proposed agriculturally-incompatible use located on the property to minimize any
potential negative impact on the adjacent agricultural land?
4. List any site characteristics of your parcel and the adjacent agricultural land that the Agricultural Commission
should consider (including, but not limited to, topography, vegetation, and location of agricultural
improvements, etc.).

proposed location does not contain choya soils; there is a barrier of trees
between proposed location and adjacent parcel

IN THE DIAGRAM BELOW, SHOW THE FOLLOWING:

- A. Zoning of your parcel
- B. Zoning of adjacent parcels
- C. Placement of agriculturally-incompatible use
- D. Indicate requested setback distance
- E. Indicate any unique site characteristics of property



ANY ADDITIONAL COMMENTS?

[Empty rectangular box for additional comments]

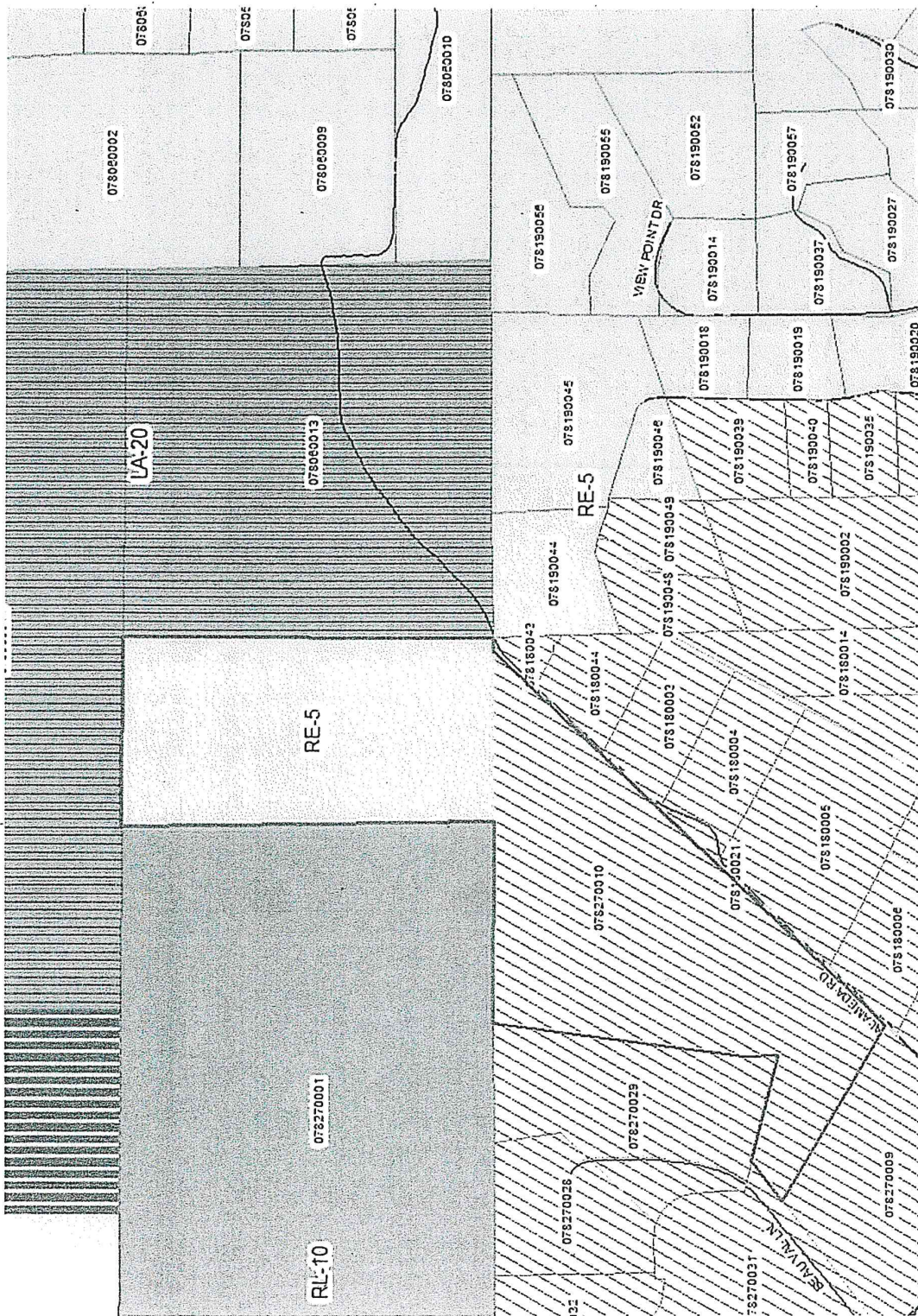
*Wynne Schram*

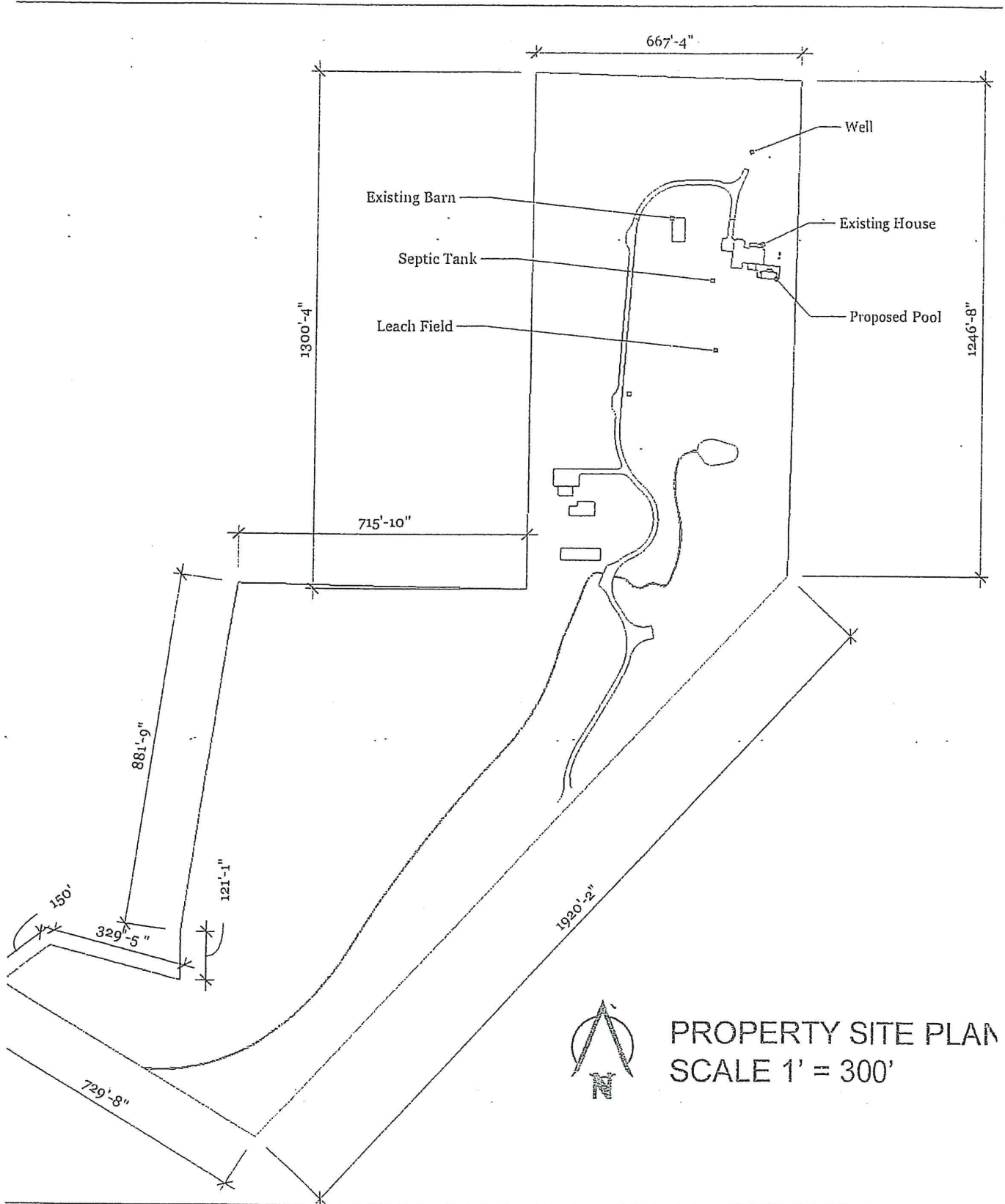
APPLICANT'S SIGNATURE

5-6-2022

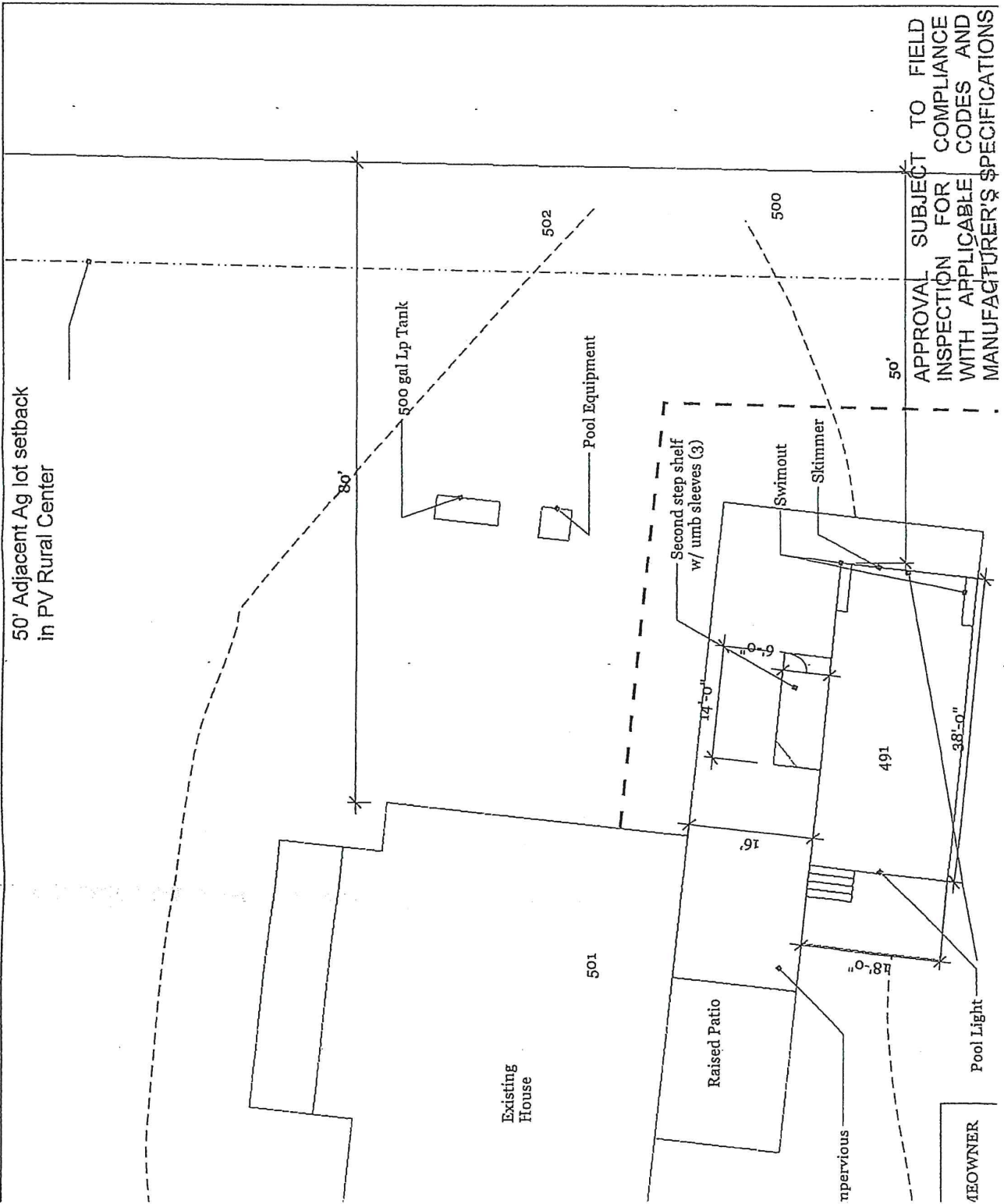
DATE

OFFICE USE ONLY:  Fee Paid    Date: \_\_\_\_\_    Receipt #: \_\_\_\_\_    Initials: \_\_\_\_\_

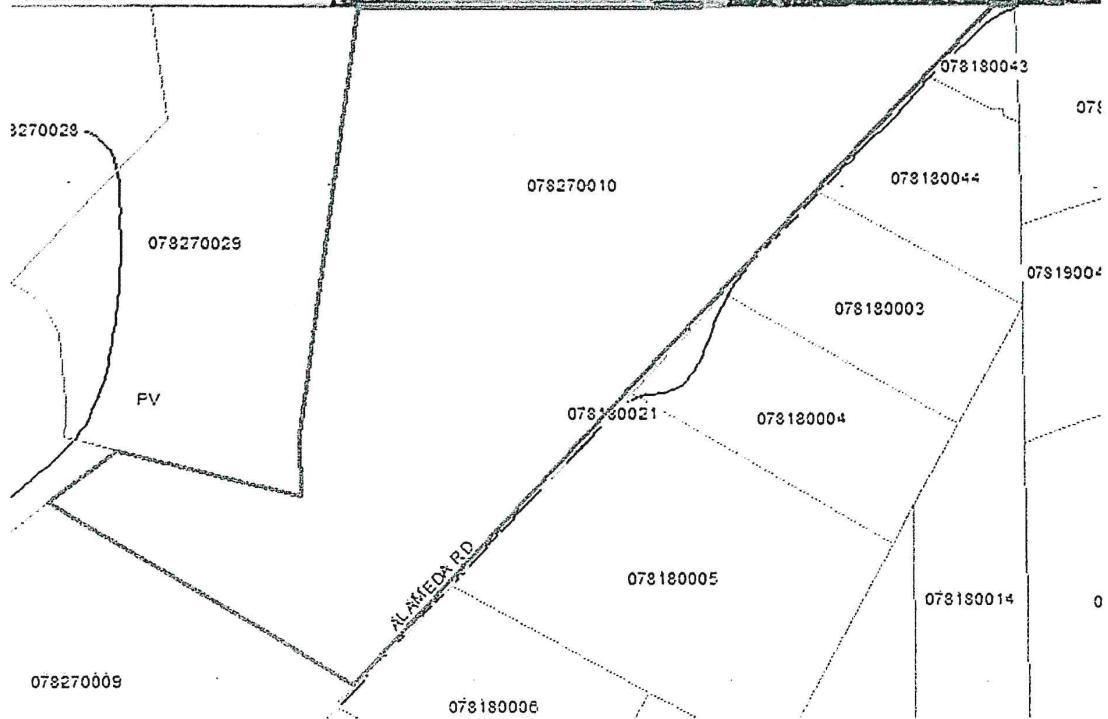




MEDA RD LE, CA 95667 8-270-010		4546 Geometric Pool	
Pool Specifications		Eric Schram 530-306-4379	
1	MM/DD/YY	REMARKS	
2	MM/DD/YY		
3	MM/DD/YY		
4	MM/DD/YY		
5	MM/DD/YY		



Rural Center: PV for lower portion of parcel only





Satellite image of parcel & adjacent parcel closest to proposed project site:

