



Outlook

#31 25-1214
BOS Recd 7/28/25
public comment

Agenda item - 25-1214

From Lee Tannenbaum <lee.tannenbaum@gmail.com>

Date Mon 7/28/2025 1:03 PM

To Planning Department <planning@edcgov.us>; BOS-Clerk of the Board <edc.cob@edcgov.us>

Cc Lee Tannenbaum <lee.tannenbaum@gmail.com>

This Message Is From an External Sender

This message came from outside your organization.

Report Suspicious

To the El Dorado County Board of Supervisors,

I am writing to raise concerns regarding the agendized hearing for TM24-0001 / Z24-0001 / PD24-0001 (Serrano Village M5), scheduled for July 30, 2024. The El Dorado County Planning Commission formally reviewed and denied this project on March 14, 2024, based on substantial findings, including inconsistency with the El Dorado Hills Specific Plan, proposed density that exceeds what is appropriate for the surrounding neighborhood, and a lack of adequate justification for a Planned Development.

To date, no public record shows that an appeal of that denial was filed by the applicant within the timeframes and procedures established by County ordinance. In the absence of an appeal, it is unclear why this project is being placed before the Board for action at all. Every other land use applicant in this county is required to follow proper process, including Planning Commission review, timely appeals, and adherence to adopted land use procedures. This project should be no exception.

The appearance that a denied project can simply be reintroduced without an appeal undermines public trust in the integrity and fairness of El Dorado County's land use process. If the Board proceeds with hearing this matter, the County owes the public a clear explanation of the procedural authority that allows it to bypass the standard appeal requirement.

I respectfully urge the Board to uphold the integrity of its own policies and procedures by either declining to hear the project absent a proper appeal, or by formally articulating the process under which this item has been brought forward despite the Planning Commission's denial.

Sincerely,

Lee Tannenbaum

650.515.2484

public comment BOS Rcvd
7/28/25
#31 25-1214



RE: Agenda item - 25-1214

From PL-Planning and Building Admin <PnB.Admin@edcgov.us>

Date Mon 7/28/2025 2:59 PM

To Kim Dawson <kim.dawson@edcgov.us>; BOS-Clerk of the Board <edc.cob@edcgov.us>

Cc PL-Planning and Building Admin <PnB.Admin@edcgov.us>; Ande Flower <Ande.Flower@edcgov.us>; Robert J. Peters <Robert.Peters@edcgov.us>; Karen L. Garner <Karen.L.Garner@edcgov.us>; Cameron W. Welch <Cameron.Welch@edcgov.us>

Hello Kim,

Included in this email chain is a public comment for Agenda item 25-1214 on tomorrow's 7/29 BOS agenda. Are you able to attach the email as a public comment?

Thanks,
Chris

Christopher Smith
Administrative Analyst II

County of El Dorado
Planning & Building Department
2850 Fairlane Court
Placerville, CA 95667
530-621-6624
christopher.smith@edcgov.us

From: Cameron W. Welch <Cameron.Welch@edcgov.us>

Sent: Monday, July 28, 2025 2:54 PM

To: Christopher A. Smith <Christopher.Smith@edcgov.us>

Cc: PL-Planning and Building Admin <PnB.Admin@edcgov.us>; Ande Flower <Ande.Flower@edcgov.us>; Robert J. Peters <Robert.Peters@edcgov.us>; Karen L. Garner <Karen.L.Garner@edcgov.us>

Subject: FW: Agenda item - 25-1214

Hi Chris,

Can the comment below be added as an attachment to Legistar Item #25-1214? If need to forward this to someone else, please let me know.

Sincerely,

Cameron Welch
Senior Planner
County of El Dorado Planning and Building Department
2850 Fairlane Court
Placerville, CA 95667
(530) 621-5816
cameron.welch@edcgov.us



Elevate to El Dorado

A Great Place to Live, Work & Play

From: Planning Department <planning@edcgov.us>

Sent: Monday, July 28, 2025 1:24 PM

To: Cameron W. Welch <Cameron.Welch@edcgov.us>; Ande Flower <Ande.Flower@edcgov.us>; Robert J. Peters <Robert.Peters@edcgov.us>; Karen L. Garner <Karen.L.Garner@edcgov.us>

Subject: Fw: Agenda item - 25-1214

FYI

County of El Dorado

Planning and Building Department (Planning Services)

2850 Fairlane Court

Placerville, CA 95667

(530) 621-5355



Elevate to El Dorado

A Great Place to Live, Work & Play

From: Lee Tannenbaum <lee.tannenbaum@gmail.com>

Sent: Monday, July 28, 2025 1:03 PM

To: Planning Department <planning@edcgov.us>; BOS-Clerk of the Board <edc.cob@edcgov.us>

Cc: Lee Tannenbaum <lee.tannenbaum@gmail.com>

Subject: Agenda item - 25-1214

This Message Is From an External Sender

This message came from outside your organization.

[Report Suspicious](#)

To the El Dorado County Board of Supervisors,

I am writing to raise concerns regarding the agendized hearing for TM24-0001 / Z24-0001 / PD24-0001 (Serrano Village M5), scheduled for July 30, 2024. The El Dorado County Planning Commission formally reviewed and denied this project on March 14, 2024, based on substantial findings, including

inconsistency with the El Dorado Hills Specific Plan, proposed density that exceeds what is appropriate for the surrounding neighborhood, and a lack of adequate justification for a Planned Development.

To date, no public record shows that an appeal of that denial was filed by the applicant within the timeframes and procedures established by County ordinance. In the absence of an appeal, it is unclear why this project is being placed before the Board for action at all. Every other land use applicant in this county is required to follow proper process, including Planning Commission review, timely appeals, and adherence to adopted land use procedures. This project should be no exception.

The appearance that a denied project can simply be reintroduced without an appeal undermines public trust in the integrity and fairness of El Dorado County's land use process. If the Board proceeds with hearing this matter, the County owes the public a clear explanation of the procedural authority that allows it to bypass the standard appeal requirement.

I respectfully urge the Board to uphold the integrity of its own policies and procedures by either declining to hear the project absent a proper appeal, or by formally articulating the process under which this item has been brought forward despite the Planning Commission's denial.

Sincerely,

Lee Tannenbaum

650.515.2484

