

PFF:km
16-53Sum
10/15/08



SUMMARY

ORDINANCE NO. _____

THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO DOES ORDAIN AS FOLLOWS:

The purpose is to incorporate the Lot Line Adjustment section into Title 16 of the El Dorado County Code. The draft Ordinance codifies current requirements under the Subdivision Map Act and Chapter 16.53 of the County Code; incorporates General Plan Policy 2.2.5.12 by codifying the 10 percent maximum reduction in minimum lot size requirements under the applicable zone, which has been and is currently being applied as part of the process and extend this to existing substandard lots, and applying the 10 percent reduction to development standards of existing structures; provides exception to the 10 percent maximum reduction requirement in specific instances; provides a solution to indeterminate lot lines through a Lot Line Agreement process; clarifies instances where improvements ensuring adequate access, utilities, drainage facilities or fire safety can be required to insure public health, safety and welfare; and streamlines the permit process by: omitting common practice of reviewing for the potential of one or more lots being enlarged to allow further subdivision, limiting agencies' considerations to conformance to General Plan policies as well as local zoning and building ordinances and to the relocation of existing utilities, infrastructure, or easements, and providing clear direction to staff and the public through a new Zoning Ordinance provision.

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A full and complete copy of the full text of the proposed ordinance is available for viewing in the office of the Clerk of the Board of Supervisors at 330 Fair Lane, Placerville, California.

PASSED AND ADOPTED by the Board of Supervisors of the County of El Dorado at a regular meeting of said Board, held on the ____ day of _____, 2008, by the following vote of said Board:

Ayes:

ATTEST
SUZANNE ALLEN DE SANCHEZ
Clerk of the Board of Supervisors

Noes:
Absent:

By _____
Deputy Clerk

Chairman, Board of Supervisors

I CERTIFY THAT:
THE FOREGOING INSTRUMENT IS A CORRECT COPY OF THE ORIGINAL ON FILE IN THIS OFFICE

Date _____

ATTEST: SUZANNE ALLEN DE SANCHEZ, Clerk of the Board of Supervisors
of the County of El Dorado, State of California.

By _____
Deputy Clerk