

Public Comment #33
BOS RCVD 4/28/2025



Fw: Comments on El Dorado RV Resort and Campgrounds

From Planning Department <planning@edcgov.us>

Date Fri 4/18/2025 2:02 PM

To Kim Dawson <kim.dawson@edcgov.us>

Cc Rhiannon R. Guilford <Rhiannon.Guilford@edcgov.us>; Robert J. Peters <Robert.Peters@edcgov.us>

We received this comment today for The Crossings Project GPA24-0003 to the planning email. This item is on the April 29, 2025 agenda.

I responded to Mr. Ferrand that we received his comment and that it was forwarded to the Planner.

Thank you,

County of El Dorado

Planning and Building Department (Planning Services)

2850 Fairlane Court

Placerville, CA 95667

(530) 621-5355



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From: Michael Ferrand <mike.ferrand@comcast.net>

Sent: Friday, April 18, 2025 10:46 AM

To: Planning Department <planning@edcgov.us>

Subject: Comments on El Dorado RV Resort and Campgrounds

This Message Is From an Untrusted Sender

You have not previously corresponded with this sender. Hello,

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I have received notice of a planning meeting for the 'El Dorado RV Resort and Campground'. I am submitting my concerns and questions in advance. I will be attending the meeting on April 29th.

I feel that the notice of public hearings are not distributed in a wide enough radius. Ellenwood Lane, Sundance, Longview and Echo Lane may be outside the distribution, yet all are affected by this project. I am concerned about the impact on the approximately 75 families of us who live along El Dorado Road. I understand that this project is moving forward. It has large support from the community as it is for the 'greater good' of our county despite the negative impact on a few. Unfortunately, I am one of those few. I can't imagine that any of this is good for the residents who live nearby to the planned development. Our property values will be affected, increase in traffic and congestion on our small road. There will certainly be environmental impacts as well.

So, what would I like to see?

Would the county consider reducing the speed limit on El Dorado Road to 35 MPH? Since the roadway will not be widened and traffic is increasing, we feel this could make the road safer.

Could Grado Construction ask it's employees, contractors and sub-contractors to avoid El Dorado Road and instead use Missouri Flat when possible?

Best Regards, Mike
(916) 337-9000

From March 24th

Hello,

I have received notice of a planning meeting for the 'El Dorado RV Resort and Campground'. I am submitting my concerns and questions in advance. I will be attending the meeting on March 27th.

I am concerned about the impact on those of us who live along El Dorado Road. From the intersection of El Dorado Road to Pleasant Valley Road, Missouri Flat is totally commercial. There are but just a few homes along that stretch. El Dorado Road, however has approximately 75 homes along the impacted area. We are already seeing effects from the development. Increased traffic, noise from the EID sub-station and construction. There has been an increase in rodents, squirrels, and deer moving from the construction sites. At some point in time El Dorado Road will be widened (there are no shoulders). The county will invoke eminent domain and take portions of the properties on the road. This will be devastating to their property values as well as ruining the appearance of some wonderful homes. The row of cedar trees, 70 plus years old. The huge Oak tree at El Dorado and Shady Lane (reputed to be the oldest and largest in EDC). The rustic (albeit nearly collapsed) barn. I can't imagine that any of this is good for the residents who live nearby to the planned development. Our property values will be affected, increase in traffic and congestion on our small road. There will certainly be environmental impacts as well. I am hoping to learn if there are any plans to mitigate these issues. It will be bad, I am just trying to understand how bad.

Questions:

- Are there plans and a time frame for widening El Dorado Road?*
- What will be done to minimize the destruction of animal habitats as construction begins?*
- Are there plans to mitigate the congestion / traffic issues on El Dorado Road as this project proceeds?*

Best Regards, Mike
(916) 337-9000

From: Merchants on Main <placervillemerchants@gmail.com>
Sent: Monday, April 28, 2025 9:37 AM
To: BOS-Clerk of the Board
Subject: April 29 BOS Meeting The Crossings Project
Attachments: BOS The Crossing .pdf

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Good morning,

We are submitting the attached letter of support for The Crossings - El Dorado RV and Campground project. Local business owners on Main St. Placerville are in support of this project but unfortunately due to the timing of the agenda item may not be able to attend in person.

Thank you for your time and consideration.

*Placerville Merchants on Main
PO Box 1006, Placerville CA 95667*

To: El Dorado County Board of Supervisors
From: Placerville Merchants on Main
Re: The Crossing - El Dorado RV Resort and Campground

The Placerville Merchants on Main organization wanted to submit this letter of support for the The Crossing - El Dorado RV Resort and Campground project. Our organization includes and supports family run small businesses on Main Street. While we strive to support the local community, tourism dollars are critical to the success of merchants on Main St. There is a clear need for more hospitality options along the western slope and this project would be an important addition, offering resort style hospitality bringing people to the area for extended stays. This will be a gateway project benefiting not just Main St. but all the historical location and activities Placerville has to offer.

Thank you for the opportunity to share our position,

A handwritten signature in black ink, appearing to read 'Alan Ming', with a stylized flourish at the end.

Alan Ming - Treasurer
Placerville Merchants on Main

CC

President - Elena Tucker
Secretary - Sarah Miskelly
Membership - Greg REZAK
Director - Debbie Jimenez

