

County of El Dorado
Traffic Impact Mitigation (TIM) Fee
Offset Program for Developments
With Affordable Housing

SECTION 1 – APPLICATION SUMMARY

Project Name: Goucher Second Hm.
 Project Location: 4200 Snows Rd Placerville CA 95667
 TIM Fee Zone: 6
 Project Address: 5 Newtown Rd Placerville CA 95667
 Parcel Number: 077-431-46-100
 Developer Name: Owner builder
 Developer Address: 4200 Snows Rd Placerville CA 95667
 Contact Name: Kristie Goucher
 Phone: (916) 224-7191 Fax: () - -
 Email Address: KristieCorbett4@yahoo.com
 Anticipated date of project completion: July 15, 2010
TOTAL PROJECT COST \$ 50,000⁰⁰ Cost per Unit: \$ _____
TOTAL NUMBER OF UNITS 1 Total Affordable Units _____
TIM FEE OFFSET REQUEST \$ 17,600 Per Unit Offset \$ _____
TARGET INCOME GROUP(S): EXTREMELY LOW - VERY LOW
AFFORDABILITY LEVEL: X 20 years _____ 15 years _____ 10 years

Income Category - Target Income Groups		Number of Persons in Household					
		1	2	3	4	5	6
Extremely Low	<30% MFI	\$15,400	\$17,600	\$19,800	\$21,950	\$23,750	\$25,500
Very Low Income	<50% MFI	\$25,600	\$29,250	\$32,900	\$36,550	\$39,500	\$42,400
Low Income	<80% MFI	\$40,950	\$46,800	\$52,650	\$58,500	\$63,200	\$67,900
Moderate Income	<120% MFI	\$61,400	\$70,150	\$78,950	\$87,700	\$94,700	\$101,750
Median Income		\$51,150	\$58,500	\$65,800	\$73,100	\$78,950	\$84,800
* HUD Income Limits effective 5/14/10							

Note: HUD Income Limits change annually. Visit <http://www.huduser.org/datasets/il.html> or <http://www.hcd.ca.gov/hpd/hrc/rep/state/incNote.html> for current limits.

PARCEL: 077 431 46 1 SITUS: 4200 SNOWS

RD

CASE CATG ST	COMMISSION	REMARK
DOT1 TIM5	T.I.M. FEES	DOT TIM FEE
ECOP MIT2	RARE PLANT PRESERVES	MITIGATION AREA 2
FIRE VHGH	FIRE REGULATION REVIEW	VERY HIGH HAZARD GI004281
RAZ 2-5	STATE TIM FEE-RAZ 2-5	STATE TIM FEE - RAZ 2-5
SDES CATC	SEISMIC DESIGN CATEGORY	SEISMIC DSGN CATG C M#4593_CD
TIM CNTL	HWY 50 VARIABLE T.I.M.	T.I.M. CENTRAL DISTRICT
TIMG ZON6	HWY 50 T.I.M.	T.I.M ZONE 6

LMC198A

F1=HELP 2=CLR 3=QUIT 7/8=SCROLL S7/8=PREV/NEXT F9=T99 F10=T07 11=L10 12=EXIT

PROJECT TYPE

- Ownership Housing

Ownership Units *
 Target Income Group: _____
 Affordability Level in Years: _____

- Rental Housing

Rental Units **
 Target Income Group: _____
 Affordability Level in years: 20 yr. min. Percent of TIM Offset: _____

Table 1 TIM Fee Offset			
*Applies to Ownership Units			
Affordability Level	Very Low	Low	Moderate
20 years	100%	75%	25%
15 years	75%	50%	0%
10 years	50%	25%	0%
**Applies to Rental Units			
Affordability Level	Very Low	Low	Moderate
20 years (minimum)	100%	75%	25%

- Second Dwelling Units

New Construction of Second Units in a New Subdivision
 (Minimum 20 year affordability for 100% offset.)
 New Construction of Second Unit on Owner Occupied Property
 Level of Affordability in Years: 20 Percent of TIM Offset: 100%
 Target Income Group: _____

Table 2 Second Units			
Existing Homeowner building a 2 nd Unit		New Construction	
Length of Affordability	% of TIM Offset	Length of Affordability	% of TIM Offset
20 years	100%	Not less than 20 years	100%
15 years	75%		
10 years	50%		

DEVELOPER INFORMATION CHECKLIST

Please mark one and include all listed information when you submit the application:

- Not-For-Profit Organization
 - evidence of 501(c)(3) or 501(c)(4) status
 - articles of incorporation and by-laws
 - certified financial statement (or recent certified audit)

- Private For-Profit Organizations
 - certified financial statement
 - nature of ownership entity:
 - partnership - evidence of current ownership percentages of partners
 - sole proprietorship
 - corporation
 - if a corporation, Articles of Incorporation and by-laws; if a partnership, Partnership Agreement and, if applicable, Certificate of Limited Partnership

- Private Homeowner (Owner Occupied)
 - evidence of current ownership
 - provide as much information as possible in Section 3, Project/Program Narrative, including potential tenant information, if available.

SECTION 2 – CERTIFICATION

The undersigned hereby certifies that the information contained herein is true to the best of the undersigned's knowledge and belief. Falsification of information supplied in this application may disqualify the Project from a TIM Fee Offset. The information given by the applicant may be subject to verification by the El Dorado County Human Services Department. Submission of this application shall be deemed an authorization to the County to undertake such investigations, as it deems necessary to determine the accuracy of this application and the appropriateness of providing a County TIM Fee Offset to the project. If any information changes after submission of this application the undersigned agrees to notify the County immediately. In addition, any change in scope of proposal and/or costs must be reported to the County immediately.

The undersigned also agrees that any commitment by the County to provide TIM Fee Offsets that may be forthcoming from this application is conditioned by the El Dorado County Advisory Committee's TIM Fee Offset criteria, and the applicant's continued compliance with those guidelines.

The undersigned also hereby certifies that the governing body of the applicant has formally authorized the undersigned to execute the documents necessary to make this application.

Legal Name of Applicant: Kristie Marie Goucher
Signature: (Kristie Goucher)
Name: *(please type)* _____
Title: _____
Date: 7/15/10
Phone: (916) 224-7191
Fax: _____
Email Address: Kristie.Corbett4@yahoo.com
Mailing Address: 4200 Snaws Rd
Placerville CA 95667

Section 3 #2

Dear Tim Fee Offset Planning People.

were trying to build a granny flat
on my parents property at 4200
Snows Rd Placerville CA 95667. The

Reason for this is as follows my father

has cancer, so my 11 yr. old already
lives there so he can spend every minute
of everyday with his papa. And I also

need to be there so when he gets sick
I can take care of him and when

well you know. I can be there for
my mom and son to help take care

of them and the land. The Project

Name will be Goucher Second Hm.

the developer is going to be me were
Kristie Goucher

gonna do an owner builder. Its gonna
be 1 unit

thank you

the tottall project cost is 50000⁰⁰ 10-1064.D.6 of 10
the Tim Fee Offset cost 17 hrm
Kristie Goucher

Section 3#3

Its going to be a New Construction,
owner builder occupied second unit

The Unit size 1200^{sq} 1 Bed Room and
owner occupied

The property is owned by my parents
Daniel & Beverly Goucher

#4 Location Map of parcel Included

#5 owner builder out of pocket
permits, Utilities, Materials

#6 Time Line as soon as were approved
were gonna go to permits once out of
permits start building around a yr ish.

#7 NO Developer NO Business

primary contact person

Kristie Goucher

4200 SNOWS Rd

Placerville CA 95667

916 224 7191

916 776 1668

Kristie Corbett 4@YAHOO.COM

SECTION 6 – GENERAL SITE AND FINANCING INFORMATION

Attach evidence of site control, evidence of proper zoning, sketch plan of site, schematic drawing if new construction, and picture of building if rehabilitation.

PART A – GENERAL SITE INFORMATION

Has a site been determined for this project? Yes No

PART B – SITE CONTROL

1. Does Applicant have site control? Yes No

If yes, form of control: Deed Contract Option to Purchase
Date acquired: ___ / ___ / ___
Expiration Date of Contract: ___ / ___ / ___
Expiration Date of Option: ___ / ___ / ___
(Include copy of Statement of Intent from current site owner)

If no, describe the plan for attaining site control:

Total Cost of Land: \$ _____ Site area size: _____ acres or sq. ft.

Seller's Name: _____
Address: _____
City: _____
Phone: (____) ____ - _____ FAX: (____) ____ - _____

2. Is the seller related to the Developer? Yes No

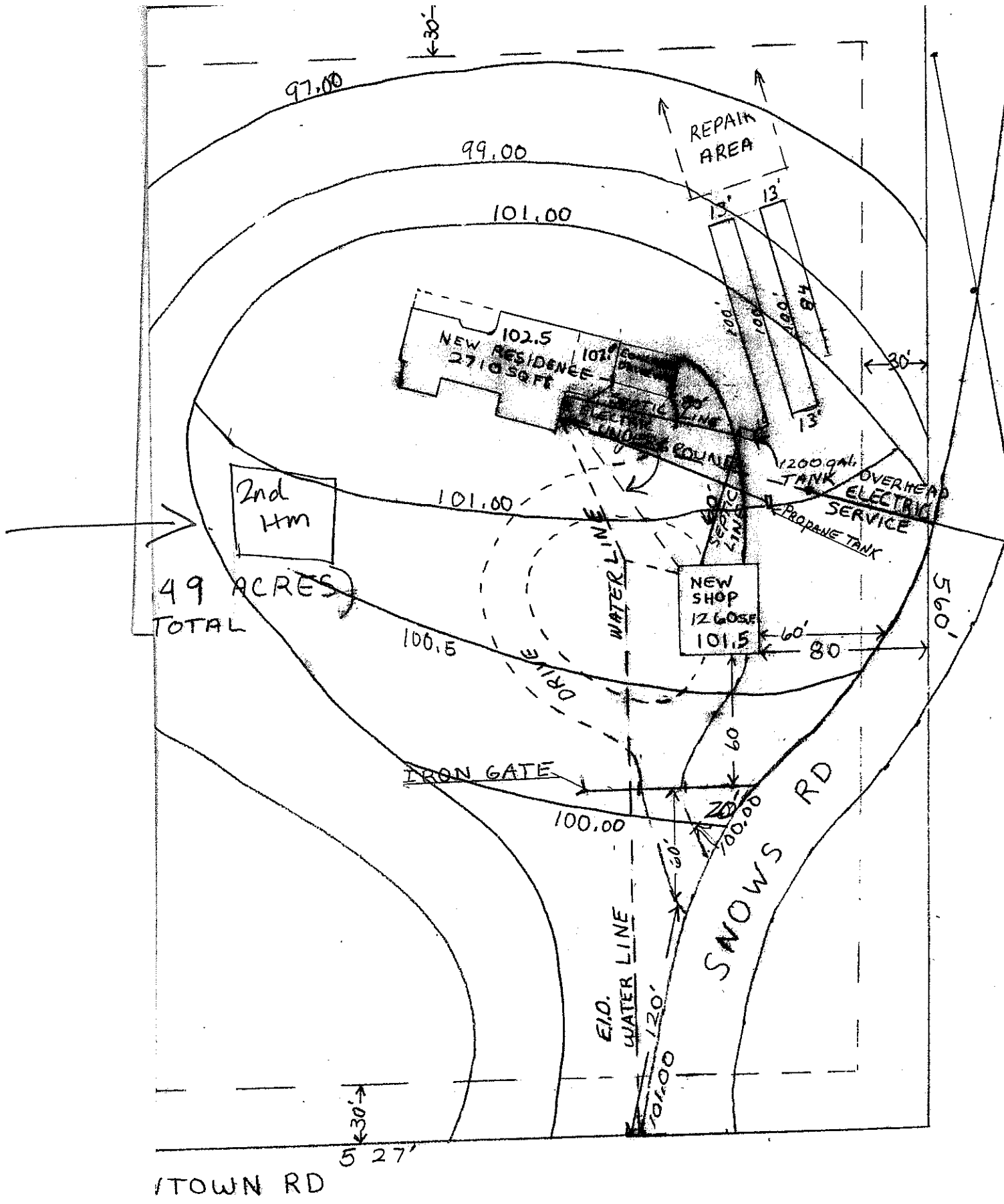
PART C – ZONING AND UTILITIES

1. Is the site properly zoned for your development? Yes No
If no, is site currently in process of rezoning? Yes No
When is the zoning issue expected to be resolved? ___ / ___ / ___

Explain:

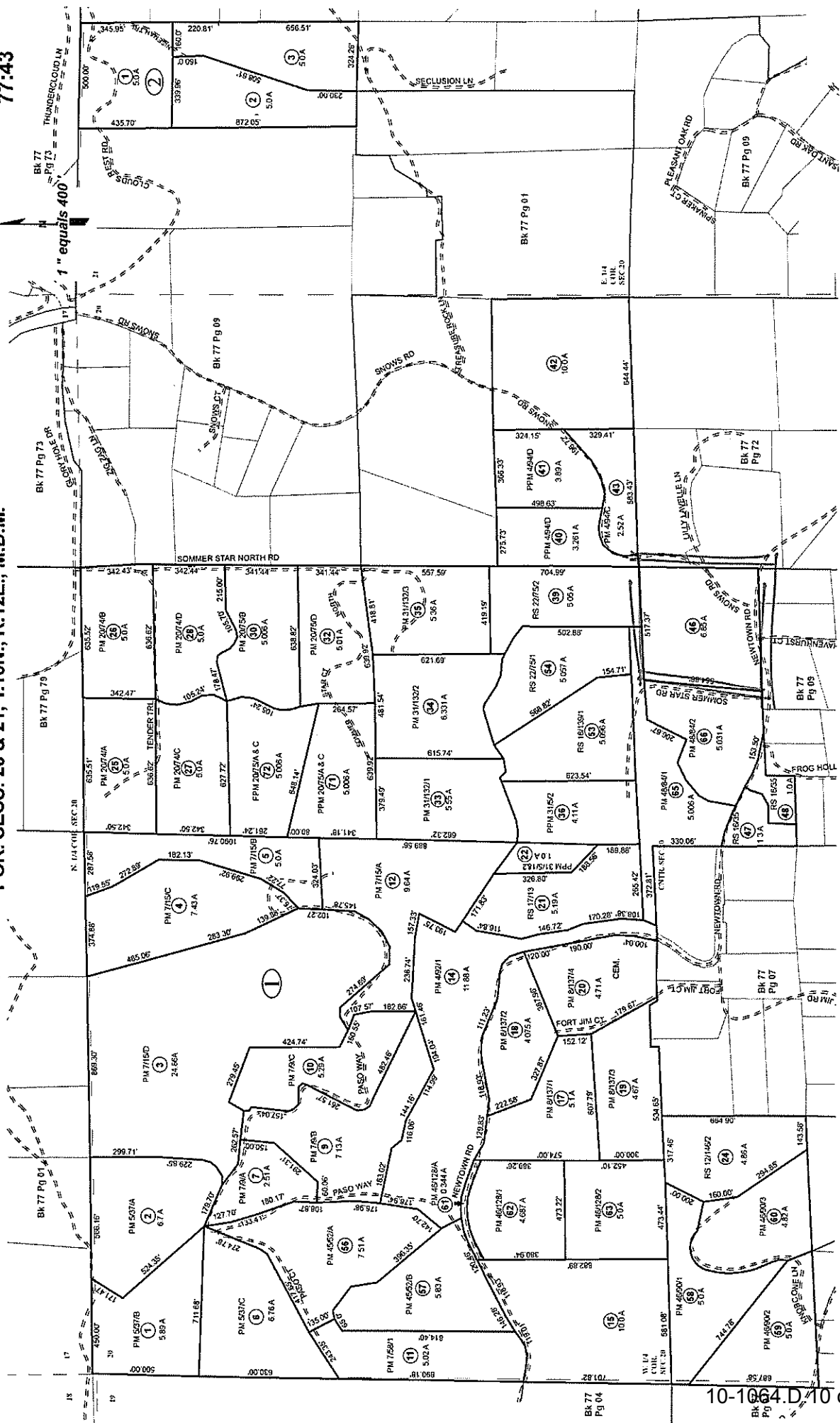
2. Are utilities presently available to the site? Yes No

If no, which utilities need to be brought to the site:
 Electric Water Phone Gas Sewer Other: _____



POR. SECS. 20 & 21, T.10N., R.12E., M.D.M.

77:43



Adjacent Maps Shown in Green Text
 Assessor's Map Numbers Shown in Blue
 Assessor's Parcel Numbers Shown in Circles

Acreages Are Estimates

THIS MAP IS NOT A SURVEY. It is prepared by the El Dorado Co. Assessor's Office for assessment purposes only. Area calculations are based on the best available information. Uses should verify items with the dimensions and acreage.

Assessor's Map Bk. 077, Pg. 43
 County of El Dorado, CA

Rev. 2, Nov. 1, 2006