

RECEIVED
BOARD OF SUPERVISORS
EL DORADO COUNTY
12:59 pm, Mar 25, 2011

COPY SENT TO BOARD MEMBERS
FOR THEIR INFORMATION

DATE 3-22-11

March 19, 2011

*cc: Agenda
Clerk*

To: John Knight, Supervisor, District 1
Ray Nutting, Supervisor, District 2
Jack Sweeney, Supervisor, District 3
Ron Briggs, Supervisor, District 4
Norma Santiago, Supervisor, District 5

2011 MAR 22 AM 11:15

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BOARD OF SUPERVISORS
EL DORADO COUNTY

As residents of the community of Pilot Creek, we would like to voice our opposition to the proposed Pilot View area Sundance development. We feel that adding 28 homes to this area would significantly strain the rural infrastructure.

Salmon Falls Road and Highway 49 are not designed to handle the amount and size of traffic required by a city. Large trucks and RV's are already as wide as, and in some cases wider than the lanes of the road. Salmon Falls road is a dangerous and sometimes deadly road to navigate – adding more traffic only increases the possibility of future accidents and deaths. The confluence area of Highway 49 already has seen a recent increase in traffic since the opening of the state park along the confluence. Along with this is the traffic of large vehicles using this route to access the Quarry and various delivery vehicles. Overall, traffic safety in these areas already suffers. This development would only increase the strain with added drivers, construction traffic, deliveries etc.

The proposal of a new through road from Pilot View to Rattlesnake Bar road is not welcome by the area residents. We purchased in this area because we were seeking a more rural, quiet, minimal traffic atmosphere. Our homes would now be located alongside a through road with the added traffic noise and pollution.

Along with traffic is the obvious issue of our groundwater supply. Our resident's well water is already in short supply throughout the summer and early fall. How can the additional 28 homes possibly avoid adding tremendous pressure to an already over-accessed supply? Who will be responsible for assuring a continued groundwater supply for all of the residents who already have no other alternative source? Will the developer be held responsible to assure adequate fire protection to all of the area due to the increased demands on our local resources? Will there be another fully staffed Fire Department constructed to fulfill the additional threats?

This area of the county is well known for, and enjoyed by horseback riders, hikers and mountain bike riders for recreation. The American River Conservancy is actively working to further the existing trail systems and link together as many areas as possible. There is currently a wonderful opportunity to have an interconnected trail system with a size unseen anywhere else in the state. This proposed development would seriously decrease, if not eliminate the potential for this project. No one wants to ride or hike through another housing development. You can easily do this in the city already.

With many of the existing area homes already in foreclosure / short sale, this development would only add to the supply and therefore decrease the value of existing homes. We ask you to seriously reconsider the impacts of this proposed development.

Sincerely,

The image shows two handwritten signatures in black ink. The signature on the left is more stylized and appears to be 'Justin Earwood'. The signature on the right is more legible and appears to be 'Susan Earwood'.

Justin & Susan Earwood
4480 Pilot Creek Ln
Pilot Hill, CA.

RECEIVED
BOARD OF SUPERVISORS
EL DORADO COUNTY

March 14, 2011

2011 MAR 24 AM 11:12

El Dorado County Board of Supervisors

Re: Sundance

COPY SENT TO BOARD MEMBERS
FOR THEIR INFORMATION

DATE 3/24/11
DIST 1-5
FILE

My residence is at 4021 Red Cloud Lane, Pilot Hill.

I do not understand why land zoned as Agriculture would be subdivided into smaller parcels than what it is currently zoned without any concern for water, traffic and trail easements. This property that you will be deciding its fate is designated as a Ranch of Historical Importance and should not be subdivided into anything smaller than the 20 acre zoning it now carries. The concept of Agricultural Land being converted to an in-fill project is not acceptable to this Community.

There is also the water problem. Your Environmental Department is already aware of 5 re-drills on the perimeter. Isn't this enough! You have not taken into account how many properties have multiple wells and storage tanks already either. We have been trying to bring this point to light for 5 years and have landed on deaf ears at the County so far.

There is no enhancement to the community by this proposed subdivision. All it will bring is more traffic, pollution, noise, fire hazard, a through road and potentially devastation of the groundwater supply. I can't believe you would approve such a project as it is now proposed. This project, if approved, needs stipulations to supply GDPUD water as the developer had promised to do after hearing the concerns of the Community for the last 5 years. The developer has written letters saying he understood the

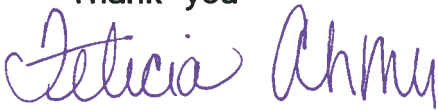
water concerns of the area and would bring in GDPUD water. He needs to live up to his word.

This project is a bad precedent for any neighborhood on the Georgetown Divide which is adjacent to AG Land.

Please be sensitive to the wishes of the community. This project will increase traffic on Rattlesnake Bar Road which is already treacherous in the summer months with the campground being at the end of the 9 mile dead-end road. There is only one way in and one way out for anyone down this 9 mile stretch to Folsom Lake. Adding more properties to access Rattlesnake Bar during a fire could be fatal.

This project needs an EIR if any project ever did. Please don't discount us just because we are rural. This is where we live.

Thank you



MRS. FELICIA AHMU
~~FELICIA AHMU~~