



Planning Unknown <planning@edcgov.us>

RE: Special Use Permit Number S08-0012R/Rancho Olivo Vineyards

1 message

Barb Peters <miromac@sbcglobal.net>
Reply-To: Barb Peters <miromac@sbcglobal.net>
To: "planning@edcgov.us" <planning@edcgov.us>

Tue, Jan 13, 2015 at 6:34 PM

Dear Planning Services Staff:

My names is Barbara Peters and I have lived at 4351 McNeil Road in Cameron Estates for 28 years. My property shares a common property fence line with Rancho Olivo Vineyards. I am disappointed and dismayed with what is happening in Cameron Estates. We purchased our property and built our home with the knowledge and understanding that we would live in rural residential community of five or more acres. What is occurring now is completely unacceptable!

The Rancho Olivo Vineyards have become a commercial venue for special events, weddings, and wine tasting, which is not compatible with our RE5 designation of the surrounding parcels. Although Rancho Olivo Vineyards had a Temporary Use Permit for 3 events, they hosted more than 20 events including weddings, large parties, and wine club events. How can we support this Use Permit Request? We can not trust the Olivo's to abide by the rules of the permit.

My concerns are not only with the excessive use of our private roads, the noise, and loud music, but also the safety of our residents and their children and animals. If there were to be a tragic accident , would we as property owners be liable? Our roads are narrow and curvy and become dangerous with excessive traffic, speed, and alcohol consumption at the above mentioned events. The Rancho Olivo Vineyards do not have access from a county maintained road. Vineyard access roads are under the jurisdiction of the CECSO and are privately maintained. The increased traffic puts a strain on our substandard residential roads. The loud noise, music, cheering etc. have a negative affect on adjacent parcels which can decrease property values. The owners must disclose the proximity to event held at Rancho Olivo Vineyards.

I am totally against the Special Use Permit umber S08-0012R for Rancho Olivo Vineyards.

Barbara Peters
4351 McNeil Road
Cameron Park
California 95682
(530)6778515 miromac@sbcglobal.net



Charlene Tim <charlene.tim@edcgov.us>

Special Use Permit Revision S08-0012R Rancho Olivo Vineyards

Lynn Krogh <trixie544@hotmail.com>

Tue, Jan 13, 2015 at 11:19 PM

To: "planning@edcgov.us" <planning@edcgov.us>

Cc: "aaron.mount@edcgov.us" <aaron.mount@edcgov.us>, "charlene.tim@edcgov.us" <charlene.tim@edcgov.us>, "rich.stewart@edcgov.us" <rich.stewart@edcgov.us>, "gary.miller@edcgov.us" <gary.miller@edcgov.us>, "tom.heflin@edcgov.us" <tom.heflin@edcgov.us>, "walter.mathews@edcgov.us" <walter.mathews@edcgov.us>, "brian.shinault@edcgov.us" <brian.shinault@edcgov.us>, "bostwo@edcgov.us" <bostwo@edcgov.us>

To the Planning Commission, and anyone who can hopefully help us!:

My name is Lynn Krogh, we (my husband, daughter and I) have lived on the corner of Lariat Loop and Rancho Road for the last 14 years, and I cannot tell you how frustrating it is that the Olivo's continually petition to have "events" involving the public, and drinking, on his property that affect so many of us on "the way" to his property and "back out" of his property. He has had many weddings in the past there as well as his "wine club" events and who knows what else, and I can't tell you how upsetting it is to have car after car, limo's, party buses, catering trucks in an endless stream going around our property. How many "events" is he allowed? It keeps happening over and over again, especially once the weather gets warmer (year after year). I can hardly get in the gate after working all day sometimes for all the cars trying to get in. And the weekends are the only time I have off to *really* enjoy our property. We moved here to a private community for quiet and "privacy"!!!! We have had the fence to our small pasture mowed down before from one of his "attende's" at one of his events a couple years ago (with horses in it), as well as our mailbox mowed down, and it still makes me very nervous every time I see yet "another" event with endless traffic on our private roads. This just does not seem right. The fact that he does not seem to care about his neighbors that this affects at all,,,is very disturbing. We pay for the maintenance on these roads and having endless traffic on them does not help! Is there anything that can be done to stop this once and for all? Please???? I cannot attend the hearing due to work, but I sincerely hope this letter will be my voice.

We would be grateful for ANY help you can give us in this matter.

Lynn and Tom Krogh

PC 1-22-15
#5
4 pages

William and Wendy Dougherty
4301 McNeil Road
Cameron Park, CA 95682
916-719-6468
Wendy.dougherty@sbcglobal.net

January 14th 2015

Planning Services
2850 Fairlane Court
Placerville, CA 95667

RE: Special Use Permit Number S08-0012R/Rancho Olivo Vineyards

Dear Planning Services Staff:

As a concerned neighbor adjoined to the Olivo property we are writing to implore you to deny the Olivo request for the above referenced special use permit. Our reasons are stated below and I believe that they are also the same concerns as of many of the residents in Cameron Estates.

1. Our concern is that the Board will consider that the wishes of two people, intent on making a profit by commercializing their wine tasting and special events, outweighs the wishes of 178 plus neighbors wanting to retain their quality of life in the residential area of Cameron Estates and who have signed a petition opposing this request.
2. Substandard private roads cannot be expected to handle the excess traffic created which could be 50-100 cars or more passing through within a 10-20 minute interval. Those attending the special events being given the gate code which was installed to keep out unnecessary public access. Those trying to enter through the gate in many numbers causing traffic delays and possibly backing up half way to Coach Lane.
3. Children returning home after being dropped off by the school bus at the gate, will encounter (without the benefit of sidewalks) vehicles going to and from the 'winery and events location' with drivers unfamiliar with the blind turns, narrow roads and greatly reduced speed limit while possibly in various stages of inebriation. Additionally there are at least five horse properties between the gate and the 'winery and events' location making it dangerous for equestrians and pedestrians alike to safely carry on their normal life. Lariat Loop and McNeil Road have already been designated as riding trails.
4. The Board should consider that the Olivos have had SUPs approved in previous years but at no time have they abided by the number approved but have increased their events as they see fit. So with great respect to the Board I suggest they consider how much the Olivos can be trusted to stick to the law and not merely make the rules up as it suits them.
5. Only three years ago my husband and I received an email from the Olivos stating that they had no intention of having wine tasting on site as they already had a beautiful facility in Placerville. Once again their word is not to be trusted as they have been holding wine tasting there under the guise of friends coming by. (See attached)

6. Should the Board approve the request have they considered how this could set a precedent for other residential neighborhoods zoned similarly to Cameron Estates? What impact will it have? More folks having their way of life derailed, property values dropping, all due to the manipulation of the County codes by two people for their own financial gain. Which is better, more income for the County through a winery or lower income through the reduction in multiple property taxes?

7. Take into consideration the liability the Board is placing itself under by approving such a request in a private, residential neighborhood as without a doubt there will be accidents and people will be looking to sue, whether it be the Olivos, the County or sadly the Cameron Estates residents.

8. Noise is also another factor. Our property backs up to the Olivos and we are subject to loud speakers, music and dozens of cars parked up to the property. We can hear and see the venue from our deck which negates our being able to enjoy the peace and tranquility of our own property.

9. The Board had requested that the neighbors and Olivos try to come to a mutual agreement and at the end of the summer many of the neighbors met with the Olivos at their events property. We offered to let them have the three SUPS they had originally requested but they refused our offer and we could not reach any common ground. As much as they say the neighbors love the prestige of being next to a winery, we do not. As much as the Olivos say they care about our community, they do not, as is apparent by the desire to push forward with these events and wine tasting.

It will be a great shame if under the guise of a 'winery' you approve the Olivo's request for more PUCs. I understand that the County is pro agriculture and sees wineries as a revenue stream but surely the desires of the majority of the community, 178 people and counting, should not be taken lightly. Consider the wishes of the residences first as after all the Olivos are in a residential neighborhood.

Thank you for your time and careful consideration..

Sincerely

William & Wendy Dougherty

William and Wendy Dougherty

Please review the below note Mrs. Olivo sent me 3 years ago.
A total untruth as they have this planned since day one.

I have copied Danica above.

From: Danica Olivo [mailto:danica@sequoiaplacerville.com]=20
Sent: Thursday, June 09, 2011 10:58 PM
To: 'Bill Dougherty'
Cc: nello4@novotecinc.com; 'David Bagley'
Subject: RE: Sequoia: cameron estates

Dear Bill Dougherty,

The activity you refer to has nothing to do with our winery business.

We are just improving our property, because it was in a very run-down state when we purchased it.

We have several award-winning wines under our Nello Olivo label. Please check out our website at www.nelloolivo.com We have spent a lot of money

to create an exciting wine-tasting room in the old wine cellar area of our restaurant, that you seem to be familiar with.

We enjoy living in the private gate-guarded residential area of Cameron Estates and would not want to violate that privacy by having the general public enter this community for wine-tasting. We do however have authority to manufacture the wine on our property, which we are NOT doing

at the present time and do not anticipate doing in the near future. At the present time our wines are manufactured in the Fairplay/Somerset area, closer to where our winemaker, Marco Capelli, lives.

My husband, Nello, is really just the wine-grower, although any wine aficionado will tell you that truly excellent wines are made in the vineyard!

Please stop by the wine-tasting room at 643 Bee Street in Placerville = and give our wines a try...

Make yourself known when you do. My husband or son are there almost all open hours...3 PM to 7 or 8 PM daily - open earlier on weekends. Closed = Mondays.

Danica Olivo
(530) 677-5672

-----Original Message-----

From: Bill Dougherty [mailto:bill_dougherty@sbcglobal.net]
Sent: Thursday, June 09, 2011 7:26 PM
To: danica@sequoiaplacerville.com
Subject: Sequoia: cameron estates
This is an enquiry e-mail via <http://www.sequoiaplacerville.com/sequoia/> =

from:
Bill Dougherty <bill_dougherty@sbcglobal.net>

Ms. Olivo,

I am your neighbor to the west of your smaller vineyard and barn living on McNeil Rd.

I have been watching your laborers apply a stucco finish to the west side of your barn /former stable.

After 10 years living here I notice the field has been mowed and the building is getting a

upgraded finish which is great.

Your neighbors are curious if this investment is related to your recent approval to operate a commercial winery on your property. Do you intend to host "tasting" events on the west side of this building?

Thank you,

Bill Dougherty
4301 McNeil Rd
677 9703



Planning Unknown <planning@edcgov.us>

The Olive petition,

1 message

EVA HARDY <hardyclanca@sbcglobal.net>

Wed, Jan 14, 2015 at 10:52 AM

Reply-To: EVA HARDY <hardyclanca@sbcglobal.net>

To: "planning@edcgov.us" <planning@edcgov.us>, "aaron.mount@edcgov.us" <aaron.mount@edcgov.us>, "gary.miller@edcgov.us" <gary.miller@edcgov.us>

My name is Eva Hardy, I live at 5031 High Crest Drive in Cameron Estate.

I would like to express my support for the Olivos and ask the planning commission for a favorable decision allowing the Olivos the use of their property to have events as they have requested.

The Olivos have been proactive in trying to accommodate their neighbors and are trying to conduct their business considering their own needs and those of the community. They have been very generous to the community in providing special events that foster and encourage relationship and have made their property available for charitable causes. I believe the special events they are trying to promote benefit the Estate and the community at large and should be allowed.

I believe that the cars coming on the Cameron Estate roads for these events have negligible impact, and for sure less than a truck with a horse trailer which is what people who have horses in the Cameron Estate use. It also has been brought to my attention that there are other residents in the Estate who operate businesses and impact the roads with the use of trucks and trailers, so I think it would be wrong to penalize the Olivos for their use of the road while allowing others the privilege.

I hope you will take my letter in consideration as you make the decision for the Olivos.

Respectfully,

Eva Hardy

1/15/2015

Edcgov.us Mail - LETTER IN OPPOSITION TO EXPANDING RANCHO OLIVO VINEYARDS SPECIAL USE PERMIT



PC 1-22-15
#5

Charlene Tim <charlene.tim@edcgov.us>

2 pages

LETTER IN OPPOSITION TO EXPANDING RANCHO OLIVO VINEYARDS SPECIAL USE PERMIT

Nancy Overman <nancy.overman@att.net>

Wed, Jan 14, 2015 at 4:50 PM

To: planning@edcgov.us, aaron.mount@edcgov.us, charlene.tim@edcgov.us, rich.stewart@edcgov.us,
gary.miller@edcgov.us, tom.heflin@edcgov.us, walter.mathews@edcgov.us, brian.shinait@edcgov.us
Cc: bostwo@edcgov.us

Attached is my letter in opposition to the Olivo's request to expand their special use permit.

Nancy Overman



Nancy's letter.docx

17K

TO WHOM IT CONCERNS:

I beg you not to approve this request to expand the Olivo's special use permit. I have been a resident of this wonderful Equestrian Residential community for over 30 years. This is not the place for a commercial Event Center. This is a private gated 5 to 10 residential subdivision. The Olivos purchased their property knowing that it was a part of our community and that there had been a horse ranch and an ostrich farm on this property. We seldom had a noise factor. We seldom had extra traffic (unless you call 30 horse trailers coming in over 3 months.) We seldom heard about loud parties with speeding cars and drunks on our roads.

We have tried to work with the Olivos. Some of us attended a meeting at their ranch last summer. They outright said there was no compromise. I do not understand how you would even consider this request. Many of us called the Planning Department when they were having their 20+ weddings, their wine parties and other events. The County said, "we do not have the ability to police this special use permit. We are aware that they are breaking the rules for their permit." If you cannot police the 3 events, why would you expand the permit? I grew up in a world where if you disobeyed the rules, you got punished. The Olivos have blatantly lied to me and others in regards to their events. I was told more than once there were no more events planned and I counted at least 5 additional events after that conversation. They said they were controlling the noise factor much better and I could still hear every word that was blasted over a PA system. They have admitted that they are already having small wine tastings on their property. That is not in their present special use permit. I do not understand why or how they can do this! You do not reward people who do not abide by the rules that they approved of in the first place. You take away the permit if they cannot abide by it. They originally asked for events with up to 250 people but have now lowed that request to 150 at someone's request. They will tell you whatever you want to hear. I can tell you from past experience that it means nothing. They will continue to do whatever they want to do. They will have as many events as they want. They will have as many people as they want. They will have as many wine tasting groups as they want. They will continue to use a PA system. They will continue to burden our roads with all this traffic and drunks. (I am one of the parties who has jumped off the road because of a speeding vehicle coming from Rancho Road.)

I am asking that you not only not approve this request but that you revoke their original permit. The Olivo's will not abide by any permit that you grant them. A commercial event center is not at all consistent with our residential equestrian community. We have many residents who grow grapes in this subdivision. They are not trying to turn their residential properties into a commercial endeavor! Please listen to the requests and desires of the other 296 parcels in this subdivision. Deny this request and revoke their original permit.

Nancy Overman

3831 Lariat Drive