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Subject: 10-25-16 BOS Agenda, File #16--0477, Item #38

DATE

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10/74/14

1 message

John Behrning <mark777@peoplepc.com>

Sat, Oct 22, 2016 at 3:22 PM To: "To:" <bosone@edcgov.us>, bostwo@edcgov.us, bosthree@edcgov.us, bosfour@edcgov.us, bosfive@edcgov.us, edc.cob@edcgov.us, shawna.purvines@edcgov.us

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. Based on the discussions at past meetings, the expectation was that you would initiate the reduction of the CRBs during the Five Year Review process. Please follow through and direct staff to begin the process to reduce the CRBs as part of the 2016-2020 work plan.

Sincerely,

Mark Gardner

Cameron Park, CA



1 message

Carolynne Smith <caspixel@yahoo.com>

Sat, Oct 22, 2016 at 4:18 PM

Reply-To: Carolynne Smith <caspixel@yahoo.com>

To: "bosone@edcgov.us" <bosone@edcgov.us>, "bostwo@edcgov.us" <bostwo@edcgov.us>, "bosthree@edcgov.us" <bosthree@edcgov.us>, "bosfour@edcgov.us", "bosfour@edcgov.us>, "bosfive@edcgov.us", "bosfive@edcgov.us", "bosfive@edcgov.us", "edc.cob@edcgov.us", "shawna.purvines@edcgov.us", shawna.purvines@edcgov.us, "shawna.purvines@edcgov.us", shawna.purvines@edcgov.us, "bosfive@edcgov.us, "bo

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. Based on the discussions at past meetings, the expectation was that you would initiate the reduction of the CRBs during the Five Year Review process. Please follow through and direct staff to begin the process to reduce the CRBs as part of the 2016-2020 work plan.

Sincerely,

Carolynne Smith Shingle Springs



1 message

Don Dolan <dolan@wildblue.net>

Sat, Oct 22, 2016 at 6:46 PM

To: bosone@edcgov.us, bostwo@edcgov.us, bosthree@edcgov.us, bosfour@edcgov.us, bosfive@edcgov.us, edc.cob@edcgov.us, shawna.purvines@edcgov.us

Cc: Lori at Shingle Springs Community Alliance <info@shinglespringscommunityalliance.com>

Dear Supervisors,

We request that you reject staff's recommendation to receive and file the Five Year Review. Based on the discussions at past meetings, the expectation was that you would initiate the reduction of the Community Region Boundaries (CRB) during the Five Year Review process. Please follow through and direct staff to begin the process to reduce the CRBs as part of the 2016-2020 work plan.

We are long time residents of Shingle Springs, and clearly remember a February 20, 2004 meeting where former Supervisor Helen Baumann assured us that Shingle Springs would 'never expand south of the freeway'. She lied right to our faces in that private meeting.

We have been fighting the Community Boundaries since then.

Sincerely,

Don and Patti Dolan Shingle Springs



EDC COB <edc.cob@edcgov.us>

10-25-16 BOS Agenda, File #16--0477, Item #38

1 message

John Doering <jdoering2us@yahoo.com>

Reply-To: John Doering <jdoering2us@yahoo.com>

Sat, Oct 22, 2016 at 6:49 PM

To: "bosone@edcgov.us" <bosone@edcgov.us>, "bostwo@edcgov.us" <bostwo@edcgov.us>, "bosthree@edcgov.us" <bosthree@edcgov.us" <bosthree@edcgov.us>, "bosfour@edcgov.us" <bosfour@edcgov.us" <bosfour@edcgov.us" <bosfour@edcgov.us" <bosfour@edcgov.us" <bosfour@edcgov.us>, "shawna.purvines@edcgov.us" <shawna.purvines@edcgov.us" <bosfour@edcgov.us>

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review.

I have lived in Shingle Springs for over 30 years and <u>so much</u> appreciate its rural character. I don't want urban sprawl happening in Shingle Springs like Folsom, or even El Dorado Hills.

Please preserve the motto for Shingle Springs: "a peaceful country community with ranches and homes on acreage."

Thank you,

John Doering 3551 Joshua Rd Shingle Springs, Ca 95682



1 message

C R Vogel <crzoa@yahoo.com>

Reply-To: C R Vogel <crzoa@yahoo.com>

Sun, Oct 23, 2016 at 4:36 AM

To: "bosone@edcgov.us" <bosone@edcgov.us>, "bostwo@edcgov.us" <bostwo@edcgov.us>, "bosthree@edcgov.us" <bosthree@edcgov.us>, "bosfour@edcgov.us>, "bosfour@edcgov.us>, "bosfive@edcgov.us" <bosfive@edcgov.us", "bosfive@edcgov.us", "bosfive@edcgov.us,", "bosfive@edcgov.us", "bosfive@edcgov.us", "bosfive@edcgov.us,", "bosfive@edcgov.us", "bosfive@edcgov.us,", "bosfive@ed

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. Based on the discussions at past meetings, the expectation was that you would initiate the reduction of the CRBs during the Five Year Review process. Please follow through and direct staff to begin the process to reduce the CRBs as part of the 2016-2020 work plan.

Sincerely,

Charles Vogel Shingle Springs



EDC COB <edc.cob@edcgov.us>

Five Year Review-Community Region Boundaries

1 message

Mary Lou Giles <mlgiles18@yahoo.com>

Sun, Oct 23, 2016 at 12:00 PM

Reply-To: Mary Lou Giles <mlgiles18@yahoo.com> To: The BOSONE <bosone@edcgov.us>, The BOSTWO <bostwo@edcgov.us>, The BOSTHREE <bosthree@edcgov.us>, The BOSFOUR <bosfour@edcgov.us>, The BOSFIVE <bosfive@edcgov.us>, EDC COB <edc.cob@edcgov.us>, Shawna Purvines <shawna.purvines@edcgov.us>

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. If you accept the staff recommendation, you'll be reneging on a promise made to residents in Feb. 2015 to review CRB's for possible reduction during the next General Plan Review.

Concerned residents have been communicating with you for the last four years regarding the need to reduce Community Region Boundaries. They have attended meetings, submitted maps, and made presentations. They have made a good faith effort to work with the County to attempt to resolve the inappropriate boundaries which would cause their rural communities to be forcibly suburbanized by high density developments such as San Stino and Dixon Ranch.

In Feb. 2015 "The Board directed the Community Region boundary options to be addressed as a component of the next General Plan five year review. " (from p. 27 of the Five Year Review regarding Community Region Boundaries, file 16-0477. attachment 2B).

I request that you follow through on this commitment and revise both the review and the 2016 -2020 work plan for the General Plan update to include consideration of the CRB's. Kindly honor your promise to your constituents.

Sincerely, Mary Lou Giles Cameron Park



edc.cob@edcgov.us, Shawna Purvines <shawna.purvines@edcgov.us>

1 message

Garden Lady <gardenlady02@gmail.com>

Sun, Oct 23, 2016 at 12:23 PM To: bosone@edcgov.us, bostwo@edcgov.us, bosthree@edcgov.us, bosfour@edcgov.us, bosfive@edcgov.us,

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. The public has every expectation that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction. I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised. Please act as representatives of your constituents and not just a few developers.

Sincerely,

Janna Buwalda El Dorado Hills CA



EDC COB <edc.cob@edcgov.us>

CRBs 1 message

Shari Kautzky <tskautzky@att.net> To: edc.cob@edcgov.us Sun, Oct 23, 2016 at 1:10 PM

I request that you reject staff's recommendation to receive and file the Five Year Review. Based on the discussions at past meetings, the expectation was that you would initiate the reduction of the CRBs during the Five Year Review process. Please follow through and direct staff to begin the process to reduce the CRBs as part of the 2016-2020 work plan.

Sincerely, The Kautzky Family Shingle Springs "Tired of making these requests!"



1 message

David Pava <david@pava.com> To: "To:" <bosone@edcgov.us>, bostwo@edcgov.us, bosthree@edcgov.us, The BOSFOUR <bosfour@edcgov.us>, bosfive@edcgov.us, edc.cob@edcgov.us, Shawna Purvines <shawna.purvines@edcgov.us>

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. Based on the discussions at past meetings, the expectation was that you would initiate the reduction of the CRBs during the Five Year Review process. Please follow through and direct staff to begin the process to reduce the CRBs as part of the 2016-2020 work plan.

Sincerely,

David Pava Shingle Springs, CA 95682



1 message

Mike Freire < MikeFreire@msn.com>

Sun, Oct 23, 2016 at 3:20 PM

To: "bosone@edcgov.us" <bosone@edcgov.us>, "bostwo@edcgov.us" <bostwo@edcgov.us>, "bosthree@edcgov.us" <bosthree@edcgov.us>, "bosfour@edcgov.us" <bosfour@edcgov.us>, "bosfive@edcgov.us" <bosfive@edcgov.us>, "edc.cob@edcgov.us" <edc.cob@edcgov.us>, "shawna.puirvines@edcgov.us" <shawna.puirvines@edcgov.us>

Dear Supervisors,

I strongly request that you reject staff's recommendation to receive and file the Five Year Review. The public has every right to expect that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction. My wife and I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised.

Respectfully,

Mike Freire and Janice Freire El Dorado Hills, CA.



1 message

Erin McCoy <erinmccoy80@hotmail.com>

Sun, Oct 23, 2016 at 3:26 PM >>, "bosthree@edcgov.us"

To: "bosone@edcgov.us" <bosone@edcgov.us>, "bostwo@edcgov.us" <bostwo@edcgov.us>, "bosthree@edcgov.us" <bosthree@edcgov.us>, "bosfour@edcgov.us", "bosfour@edcgov.us>, "bosfour@edcgov.us" <body>

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. The public has every expectation that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction. I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised.

Sincerely,

Erin McCoy

EDH - Sterlingshire



public comment, 10/25/16 BOS item #38, file 16-0477

1 message

Green Valley Alliance <gvralliance@gmail.com>

Mon, Oct 24, 2016 at 5:44 AM To: Ron Mikulaco <bosone@edcgov.us>, Shiva Frentzen <bostwo@edcgov.us>, Brian Veerkamp <bosthree@edcgov.us>, Michael Ranalli <bosfour@edcgov.us>, Sue Novasel <bosfive@edcgov.us>, Jim Mitrisin <edc.cob@edcgov.us> Cc: "shawna.purvines@edcgov.us" <shawna.purvines@edcgov.us>, Shingle Springs Community Alliance <info@shinglespringscommunityalliance.com>

Dear Supervisors-

There are two documents attached here. They are public comment for this Tuesday's 10/25/16 meeting, and the other is related public comment submitted 2/24/15 (that's Feb of last year) under file 13-0510.

Please include both of the attached public comments in the record for file no.16-0477 (item #38 at the BOS this Tues. 10/25).

Regards, Ellen Van Dyke

2 attachments

Public comment re_ Community Regions ROI, BOS 2_24_15, file no_ 13-0510.eml 24K

10.25.16 GVA public comments on GP update 16-0477.pdf 1235K

Dear Supervisors:

Community groups have repeatedly requested Community Region Boundary (CRB) review and have been promised multiple times by the Board that a review will happen. Please do not simply receive and file the General Plan 2011-2015 Five Year Review (the 'Review'), Attachment 2B, until Section 3.2 Community Region Boundaries, beginning on page 26, has been revised and the 2016/2020 work plan under Attachment 2C has been corrected to include the CRB review as last promised by the Board in Feb. 2015. It appears that as a receive and file agenda item, it is intended to 'slip through' unnoticed by the public, which would certainly demonstrate bad faith on the part of the County.

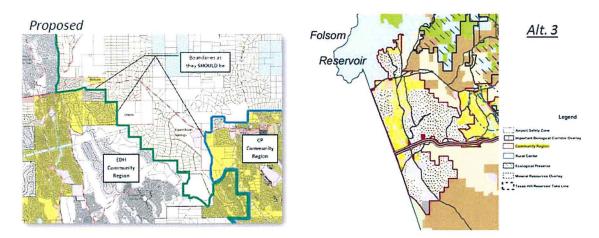
1. The series of events and timeline are not accurately presented in the report for the five year Review:

- The Review says that on Oct 1, 2012, the Board removed the CRB analysis from the TGPA/ZOU (page 27 of 111). <u>This has been disputed many times</u>, and is not reflected in the NOP for that project.
- In a staff report dated 9/23/13 (file 13-0510, 9/30/13 BOS meeting) it was acknowledged that the CRB's were indeed to be done within the TGPA/ZOU.
- Subsequently, per staff request 2/24/15, the CRB's were removed from the TGPA/ZOU and <u>staff</u> was directed to include them in the General Plan update beginning in 2016 - that's this update (file 16-0477).

The published timeline is missing many of the meetings attended by members of our group, and does not highlight all of the times staff was given direction by the Board and did not follow through. Staff came back only when the public inquired, and would then ask what it was the Board wanted them to do, as though they had never been given specific direction. This is not only wearisome to the public, it has been completely wasteful of County resources.

2. Section 3.2.1 of the Review is devoted to why the 2004 General Plan EIR cannot be used (pg 28/111), but it is <u>plagued with errors of omission that must be corrected</u>.

 Contrary to the claim on pg 30/111, that the "Proposed revisions to CRBs are not the same as those analyzed in the General Plan 2004 EIR as the Environmentally Constrained Alternative (Alternative #3)", the 'proposed' map is indeed the same as the Alt 3 map for the Green Valley corridor. These maps were submitted by GVA/SSCA as part of their joint 2/24/15 public comment (file no. 13-0510):



- To say that Alt 3 from that EIR was 'a completely separate General Plan' (pg 29/111) is misleading. From the 2004 EIR Findings of Fact page 5 "The adopted General Plan is based on the 1996 General Plan Alternative (Alternative #4), modified to include most of the mitigation measures proposed in the EIR, as well as several components of the Environmental Constrained Alternative (Alternative #3)". The EIR was certified in whole to allow pieces of both alternatives to be utilized, and the EIR is what is being referenced.
- CEQA Section 15168(c)(4) recommends a checklist, as noted on page 29/111 of the Review. This should be used as a starting point rather than as a reason to not move forward. This needs to be included as part of the 2016 work plan.

3. Finally on page 30/111 the Review acknowledges that credible evidence could support the use of the 2004 EIR, and that that is a legal option for the Board.

- County staff has found it possible to utilize much older environmental documents to create brand new 20-year Development Agreements (Alto development north of Malcom-Dixon in EDH), change conditions of approval and extend old maps (Bass Lake Rd subdivisions of Hawk View, Bell Wood, & Bell Ranch), and approve massive density increasing General Plan amendments (Town Center Apts).
- The 'circumstances [that] have changed' described on pg 30/111 are exactly the same changes that existed when the above projects were approved.

The Dixon Ranch project application was submitted in the middle of all the Community Region controversy. And the project EIR clearly shows they feel entitled to an approval based solely on the project's Community Region location, even though multiple waivers and amendments would be needed to force this rural land to be developed as high density.

By not dealing with the issue and dragging it out in this way, not just the public, but developers and their project approvals have been pulled into the chaos. If you won't do it for us, the residents, do it for them. The summary statement on pg 28/111 *"At this time, Community Region boundary amendments are not required or necessary to implement the General Plan"* is incorrect in that General Plan policy 2.9.1.4 requires this review, and so far, all we have are assertions from staff that it doesn't need to be done.

Please follow through on what the public was promised by the Board in 2015: include the Community Region boundary review for potential reduction in boundaries as proposed by community groups, within the 2016 work plan for the General Plan update.

Sincerely, Ellen Van Dyke for Green Valley Alliance

сс

Supervisors Ron Mikulaco, Shiva Frentzen, Brian Veerkamp, Michael Ranalli, Sue Novasel Jim Mitrisin, Clerk of the Board Shawna Purvines, LRP and Interim CDA Deputy Director

- Excerpt from the 9/23/13 staff report, file no. 13-0510, attachment 4A pg page 2 of 6, saying finally that the CRB's were indeed to be included in the TGPA:
 - Comment: The first 5-year General Plan review in April 2011 did not look at or subsequently dropped Community Regional Line Amendments from the Targeted General Plan Amendment (TGPA) process.

Response: CRBs were reviewed in the first 5-year General Plan review, and are currently included in the TGPA. A fundamental component of the TGPA's environmental review was to provide a "Range of Options" to ensure the Board has flexibility to select the best option to meet the objectives of the project. Following the completion of the Targeted General Plan Amendment-Zoning Ordinance Update (TGPA-ZOU) environmental review, the Board may consider amendments to the CRBs.

• Timeline from page 8 of joint GVA-SSCA presentation to the BOS 2/24/15, clearly shows a resistance to follow Board direction and tackle this issue:



Timeline

April 2011 - BOS hearing. Staff recommends including Community Region review in the next General Plan update.

Nov 2011 – ROI's are adopted by the Board for the General Plan update, which include Community Region Boundary (CRB) review. [From adopted ROI 182-2011: **Policy 2.1.1.1 and 2.1.2.1** Consider analyzing the possibility of adding new, amending or deleting existing Community Regions or Rural Center planning areas.]

July 6, 2012 - Notice of Preparation (NOP) released for the General Plan update EIR, based on those adopted ROI's

December 18, 2012 - NOP's for Dixon Ranch and San Stino Environmental Impact Reports (EIR) are released, and County Staff denies the inclusion of CRB's in the current General Plan update (TGPA).

January - September 2013 - Residents pushed back trying to show CRB's must be included in the EIR for the TGPA.

September 30, 2013 - Staff agrees the CRB's are indeed supposed to be included, but requests to exclude them.

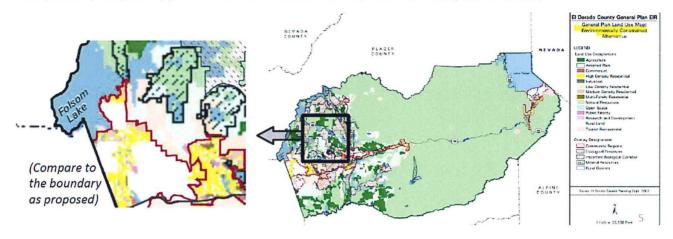
February 2014 – Staff again requests to put the CRB's outside the EIR update, and the Board agrees it would cause delay of the TGPA. Citizen groups hit the street with ballot initiatives.

December 2014 - After the November initiatives fail under the load of developer dollars, BOS votes for a new ROI.

February 24, 2015 – Today the proposed new ROI comes before the BOS, and the redundancy is apparent:

<u>The 2011 ROI is already included in the Environmental Impact Report for the currently ongoing</u> <u>update of the General Plan (the TGPA), which is not yet complete.</u> • Pg 5 the same GVA-SSCA presentation, as excerpted from page 5.1-45 of the 2004 GP EIR, Alt 3:

"The reduced size of Community Regions and Rural Centers would balance with the increased density of permitted subdivision to fully implement the intent of the General Plan to focus development in urban areas and protect rural areas from high levels of development" (excerpt from pg 5.1-45 of the 2004 General Plan EIR, Alternative #3, impacts discussion)





1 message

Kilian Kean <kiliankean@comcast.net> Mon, Oct 24, 2016 at 10:42 AM To: bosone@edcgov.us, bostwo@edcgov.us, bosthree@edcgov.us, bosfour@edcgov.us, bosfive@edcgov.us, edc.cob@edcgov.us, shawna.purvines@edcgov.us

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five-Year Review.

The public has every expectation that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction.

I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised.

Sincerely,

Kilian Kean

El Dorado Hills, CA

><)))> nOtwWIJ

For the price of a Latte, you can get excellent advice on how to prepare for a Home Disaster

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1 message

John & Kelley

bugginu@sbcglobal.net> Mon, Oct 24, 2016 at 11:19 AM To: bosTWO <bostwo@edcgov.us>, bosTHREE The <bosthree@edcgov.us>, bosfOUR The <bosfour@edcgov.us>, The BOSFIVE <bosfive@edcgov.us>, edc.cob@edcgov.us, shawna.purvines@edcgov.us

Subject: 10-25-16 BOS Agenda, File #16--0477, Item #38

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. The public has every expectation that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction. Many of the boards controversial decisions have been further complicated by the counties unwillingness to address how the landscape of the county has changed. The community boundaries are outdated and were decided upon incorrect assumptions that utilities were "On-site". These incorrect assumptions have negatively impacted existing neighborhoods. The photos attached are active examples of county mistakes where the rural region is paying for the impact of the community regions even after this BOS assured residents that this would not occur. These lines must be reviewed and adjusted to prevent damage to the rural regions. I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised.

Sincerely,

Kelley & John Garcia





BOS meeting 10/25/2016. Item 38. File 16 0477

1 message

Betty <hogback1@sbcglobal.net>

Mon, Oct 24, 2016 at 12:13 PM To: bosfour@edcgov.us, bostwo@edcgov.us, Novasel <bosfive@edcgov.us>, bosthree@edcgov.us, mikulaco <bosone@edcgov.us>, shawna.purvines@edcgov.us, Clerk Of Board <edc.cob@edcgov.us>

Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. The public has every expectation that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction. I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised.

Sincerely,

Betty Peterson



1 message

Craig Campbell <CCampbell@campbellkeller.com> Mon, Oct 24, 2016 at 12:38 PM To: "bosone@edcgov.us" <bosone@edcgov.us>, "bostwo@edcgov.us", "bostwo@edcgov.us>, "bosthree@edcgov.us", "bosthree@edcgov.us", "bosthree@edcgov.us", "bostor@edcgov.us", "bostive@edcgov.us", "bostive@edcgov.us, "bostive@edcgov.us

Dear Supervisors,

I request that you reject staff's recommendation to receive and file the Five Year Review. The public has every expectation that you will include review of the Community Region boundaries for possible reduction in this General Plan update, based on previous Board hearings and direction. I request that you follow through on this commitment and revise both the review and the 2016-2020 work plan for the General Plan update to include consideration of the CRB's, as promised.

As a resident in the development adjacent to Dixon Ranch I am particularly concerned with the large number of changes that are not within the spirit of the current General Plan and will have a large and detrimental impact on the quality of life that my family have become accustomed to over the 26+ years we have lived in the county.

The process unfortunately has been opaque and less than clear, and significantly convoluted for the general public to keep abreast of developments and proposed changes to the general plan. I encourage the supervisors to bring more "sunshine" to the process and make it less of an "inside baseball" process. The frustration that the general electorate has as evidenced by the current sentiment in this dysfunctional election we are all enduring could be dramatically improved if the voices of the voter were actually being heard.

Many of these issues have been discussed over many meeting and public hearing and yet the voice of the many seems to be ignored for an influential few (evidence is the current Measure E and the prior elections Measure E on the golf course rezoning). When a simple straight forward question like the golf course rezoning was asked, and 91 percent voted to have the open space, this sentiment must be respected. Hiding the many impacts behind acronyms and flawed studies will not serve the public's interest and will detrimental to building trust with the voters. Lack of trust will lead to new representation in the future would be my expectation.

Thank you in advance for rejecting the staff's recommendations to receive and file the Five Year Review.

Craig Campbell | President | Campbell Keller

3041 65th Street, Suite 3 | Sacramento, CA 95820

Direct (916) 231-9236 | Web

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