

3/20/2018 BOS Agenda Item #34 BOS 3/20/2018 #34



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File #: 18-0445 Version: 1

Type: Agenda Item Status: Department Matters

File created: 3/13/2018 In control: Board of Supervisors

On agenda: 3/20/2018 Final action:

Title: Community Development Services, Planning and Building Department, recommending that the Board authorize the Department to enter into negotiations with the Scariot Family/ DeWolf Family Investment Ltd. Partnership or their designated representative as the property owner(s) of 51.23 acres (Assessor's Parcel Number 109-230-12) in Cameron Park and appoint Kyle Lassner, Department of Transportation Right of Way Supervisor, and/or Michael Nihan, Principal Planner, as the real estate negotiators for the property acquisition on behalf of the County. (Est. Time: 5 Min.)

Attachments: 1. A - Exhibits A-F

Related files: 18-0271

History (0) Text

Title

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Body

DEPARTMENT RECOMMENDATION

Community Development Services, Planning and Building Department, recommending that the Board authorize the Department to enter into negotiations with the Scariot Family/ DeWolf Family Investment Ltd. Partnership or their designated representative as the property owner(s) of 51.23 acres (Assessor's Parcel Number 109-230-12) in Cameron Park and appoint Kyle Lassner, Department of Transportation (DOT) Right of Way Supervisor, and/or Michael Nihan, Principal Planner, as the real estate negotiators for the property acquisition on behalf of the County.

DISCUSSION / BACKGROUND

The Scariot Family/DeWolf Family Investment Ltd Partnerships jointly owns the property located in Cameron Park. The property is north of Durock Road and south of Highway 50, and is located within the designated Recovery Area for the Pine Hill Preserve (PHP). The

See next page

PHP was established in 2001 to protect eight rare plant species and their gabbro soils habitat in western El Dorado County. The Recovery Area includes all lands identified by the U.S. Fish and Wildlife Service (USFWS) in the Recovery Plan for Gabbro Soil Plants in the Central Sierra Nevada Foothills (2002). A primary goal of the Recovery Plan is the acquisition of habitat from willing sellers for the conservation, in perpetuity, of the gabbro plant species. The El Dorado County Zoning Ordinance identifies the subject property as located in Mitigation Area 1, defined by the Rare Soils Study as the area of rare plant soils outside of designated Ecological Preserves. The site is located approximately 250 feet southwest of one portion of the protected Pine Hill preserve (Cameron Park Unit) and approximately 1,500 feet southeast of a second portion of the same preserve. The site contains six of the eight Pine Hill Endemic rare plant species and will contribute significantly to the conservation goals outlined in the 2002 USFWS Recovery Plan.

Exhibits (Attachment A)

- Exhibit A: Location Map
- Exhibit B: Assessor's Parcel Page
- Exhibit C: Zoning Map
- Exhibit D: General Plan Land Use Map
- Exhibit E: Ecological Preserve Map (Pine Hill Preserve - Protected lands, Cameron Park)
- Exhibit F: U.S. Fish and Wildlife Service and California Department of Fish and Wildlife, Letter of Support, December 30, 2014

No reference to potential, to reserve, transportation circulation elements

ALTERNATIVES ?

N/A

OTHER DEPARTMENT / AGENCY INVOLVEMENT

N/A

CAO RECOMMENDATION / COMMENTS ?

It is recommended that the Board approve this item.

FINANCIAL IMPACT ?

N/A

CLERK OF THE BOARD FOLLOW UP ACTIONS ?

N/A

STRATEGIC PLAN COMPONENT ?

N/A

CONTACT

Roger Trout, Director
Community Development Services, Planning and Building Department

Michael Nihan, Principal Planner

Findings of General Plan Consistency

File No. GOV18-0001

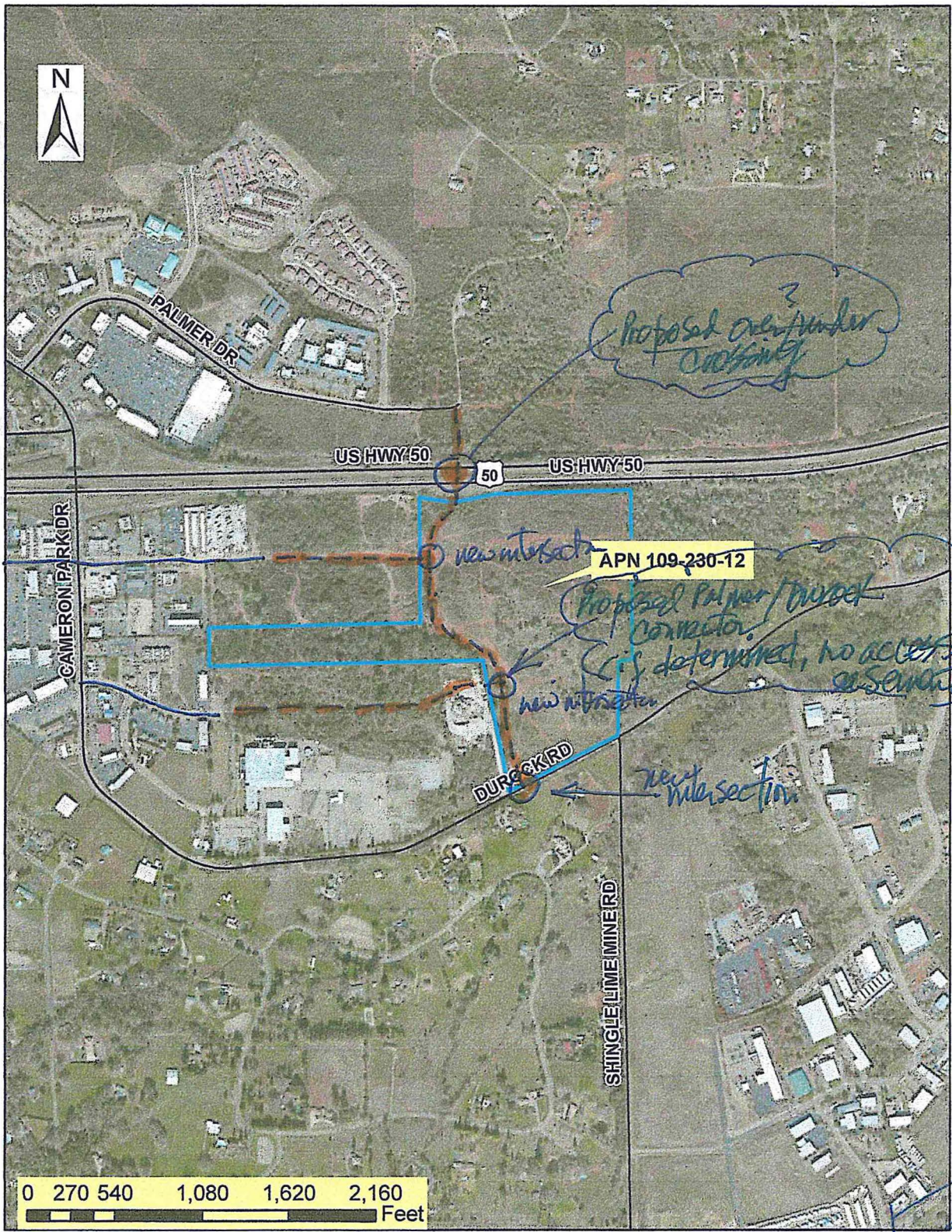


EXHIBIT A: LOCATION MAP

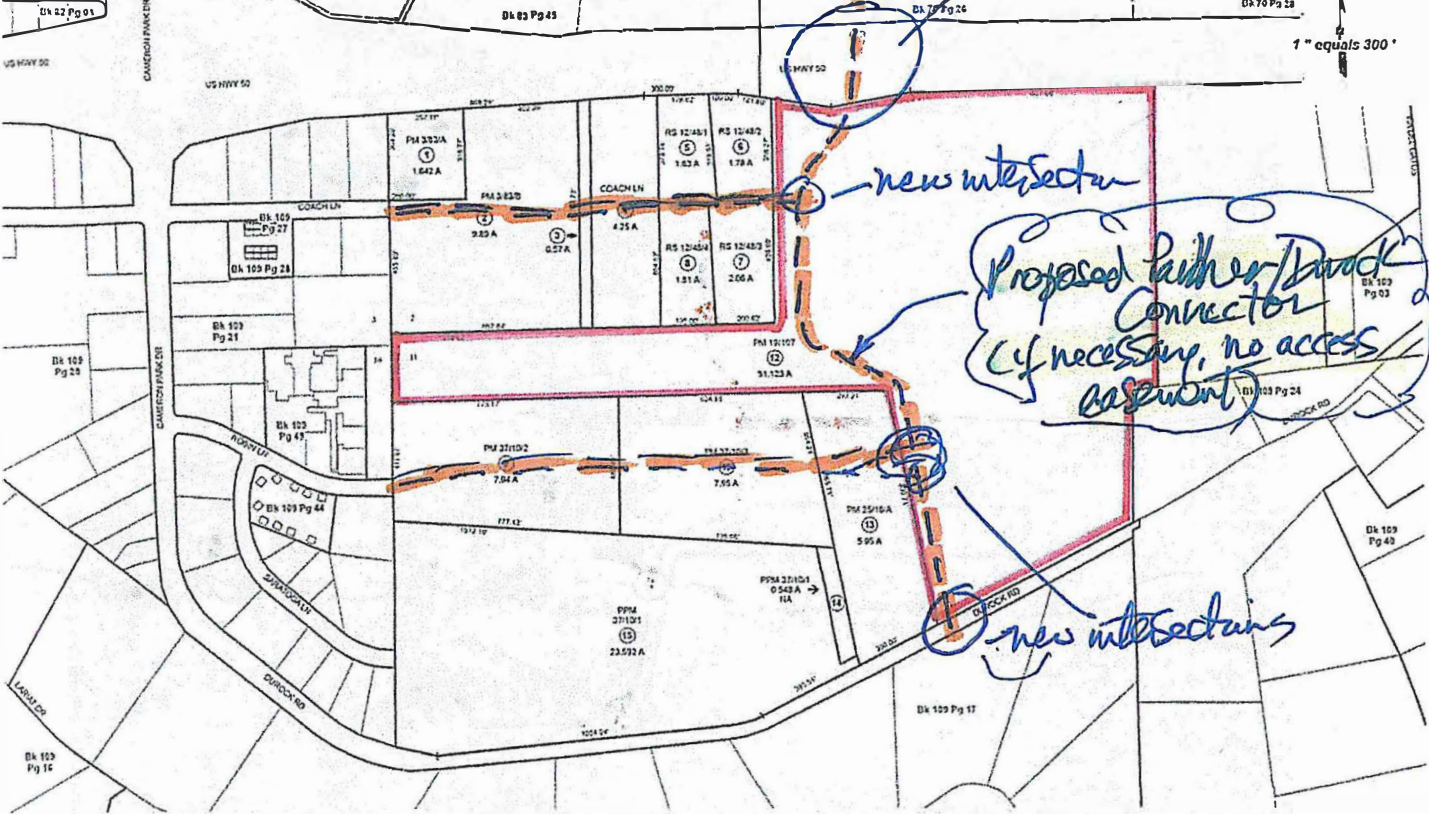
See next page

Existing Parkway Drive
new intersection
Proposed Overhead
Access

POR. SECS. 2 & 11, T.9N., R.9E., M.D.M.

109:23

1" equals 300'



THIS MAP IS NOT A SURVEY. It is prepared by the County Assessor's Office for informational purposes only. Area boundaries and acreages are not guaranteed. Users should verify facts such as dimensions and acreage.

Acreages Are Estimates

Adjacent Map Pages Shown in Grey Text
 Adjacent Map Pages Shown in Grey Text
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Rev. July 9, 2008

Assessor's Map Bk. 109, Pg. 23
 County of El Dorado, CA