



County of El Dorado

Planning and Building
Department
2850 Fairlane Court
Placerville CA 95667
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Minutes - Final Planning Commission

Jon Vegna, Chair, District 1
John Clerici, First Vice-Chair, District 3
Andy Nevis, Second Vice-Chair, District 4
Kris Payne, District 2
Daniel Harkin, District 5

Aurora Osbual, Clerk of the Planning Commission
Karen L. Garner, Executive Secretary

Tuesday, May 10, 2022

2:00 PM

330 Fair Lane, Placerville, CA or live-streamed

Special Joint Meeting with El Dorado County Board of Supervisors

Pursuant to Government Code section 54956, the Chair of the El Dorado County Planning Commission does hereby call a special meeting of the Planning Commission, as more specifically set forth herein.

PUBLIC PARTICIPATION INSTRUCTIONS: In accordance with new guidance from the California Department of Public Health, the Board of Supervisors meeting room will be open to the public at 330 Fair Lane, Placerville, CA 95667. The meeting will continue to be live-streamed via Zoom.

Members of the public may address the Commission in-person or via Zoom to make a public comment. Seating is limited and available on a first-come, first-served basis. The public should call into 530-621-7603 or 530-621-7610. The Meeting ID is 826 7953 0060. Please note you will not be able to join the live-stream until the posted meeting start time.

To observe the live stream of the Planning Commission meeting go to <https://edcgov-us.zoom.us/j/82679530060>.

If you are joining the meeting via Zoom and wish to make a comment on an item, press the "raise a hand" button. If you are joining the meeting by phone, press *9 to indicate a desire to make a comment. Speakers will be limited to 3 minutes.

By participating in this meeting, you acknowledge that you are being recorded.

If you choose not to observe the Planning Commission meeting but wish to make a comment on a specific agenda item, please submit your comments to the Clerk of the Planning Commission at planning@edcgov.us. Planning Services cannot guarantee that any public comment received the day of the Commission meeting will be delivered to the Commission prior to any action.

The Clerk and Planning staff is here to assist you, please call 530-621-5355 if you need any assistance with the above directions to access the meeting.

Planning Commission audio recordings, Agendas, Staff Reports, Supplemental Materials and Minutes are available on the internet at: <http://eldorado.legistar.com/Calendar.aspx>

The County of El Dorado is committed to ensuring that persons with disabilities are provided the resources to participate in its public meetings. If you require accommodation, please contact the Clerk to the Planning Commission at 530-621-5355 or via e-mail, planning@edcgov.us.

All Planning Commission hearings are recorded. An audio recording of this meeting will be published to the website. Please note that due to technology limitations, the link will be labeled as "Video" although only audio will play. The meeting is not video recorded***.

***This Planning Commission meeting will be recorded via Zoom Webinar and available for Live Web Streaming on the internet (follow instructions listed under the Public Participation Instructions in this agenda).

For purposes of the Brown Act, Section 54954.2(a), the numbered items on this agenda give a brief description of each item to be discussed. Recommendations of the staff, as shown, do not prevent the Commission from taking other action.

Staff materials related to an item on this agenda submitted to the Commission after distribution of the agenda packet are available for inspection during normal business hours in Planning Services located at 2850 Fairlane Court, Placerville, CA. Such documents are also available on the Commission's Meeting Agenda webpage subject to staff's ability to post the documents before the meeting.

PROTOCOLS FOR PUBLIC COMMENT

Public comment will be received at designated periods as called by the Commission Chair.

Except with the consent of the Commission, individuals shall be allowed to speak to an item only once.

Matters not on the agenda may be addressed by the general public during Public Forum/Public Comment. Comments during Public Forum/Public Comment are limited to three minutes per person. The Commission reserves the right to waive said rules by a majority vote. Public Forum/Public Comment is for comment only. No action will be taken on these items unless they are scheduled on a future agenda.

Public testimony will be received on each agenda item as it is called. Individuals will have three minutes to address the Commission. Individuals authorized by organizations will have three minutes to present organizational positions and perspectives and may request additional time, up to five minutes. At the discretion of the Commission, time to speak by any individual may be extended.

Upon completion of public comment on an agenda item, the matter shall be returned to the Commission for deliberation. Members of the public shall not be entitled to participate in that deliberation, or be present at the podium during such deliberation, except at the invitation of the Commission for a point of clarification or question by the Commission.

Individual Commission members may ask clarifying questions but will not engage in substantive dialogue with persons providing input to the Commission.

If a person providing input to the Commission creates a disruption by refusing to follow Commission guidelines, the Chair of the Commission may take the following actions:

Step 1. Request the person adhere to the Commission guidelines. If the person refuses, the Chair may ask the Clerk to turn off the speaker's microphone.

Step 2. If the disruption continues, the Chair may order a recess of the Commission meeting.

Step 3. If the disruption continues, the Chair may order the removal of the person from the Commission meeting.

2:00 P.M.

CALLED TO ORDER / ROLL CALL

Meeting was called to order at 2:00 PM by Supervisor Parlin, with all Commissioners present.

Present: 5 - Commissioner Clerici, Commissioner Vegna, Commissioner Nevis, Commissioner Payne and Commissioner Harkin

ADOPTION OF AGENDA

A motion was made by Commissioner Vegna, seconded by Commissioner Nevis, to Adopt the Agenda.

Yes: 5 - Commissioner Clerici, Commissioner Vegna, Commissioner Nevis, Commissioner Payne and Commissioner Harkin

AGENDA ITEMS

- 1. [22-0807](#) Planning and Building Department, Planning Division, Long Range Planning unit, hosting a joint informational workshop for the Board of Supervisors and Planning Commission to solicit input and direction from the Board and Planning Commission, and to encourage public participation during the process of developing an Affordable Housing Ordinance.

FUNDING: California Department of Housing and Community Development Local Government Planning Support Grants Program, Regional Early Action Planning Grants

Public Comment: R. Michelson, D. Vanderkar, V. Gerrad, S. Ferry, P. Vanderkar, J. Wassner, D. Wolfson, L. Brent-Bumb, K. Greenwood

The following direction was given to staff to create a task force to:

- 1) Reexamine surplus or other County lands inventory list for possible affordable housing options.
- 2) Consider utilization of Tiny Homes for residential use.
- 3) Consider Inclusionary Zoning Policy with fee deferral program or developer in-lieu fees.
- 4) Consider new residential zoning overlays for Mixed Use on commercial lands to encourage affordable housing (e.g. Missouri Flat Corridor).
- 5) Consider zoning options for affordable housing in new or existing mobile home parks (currently allowed by CUP in residential zones).
- 6) Designate Missouri Flat Corridor "Green Zone" for possible grant funded projects (e.g. pilot project for Sacramento Area Council of Governments).
- 7) Consider a Housing trust fund.

ADJOURNED

Meeting was Adjourned at 5:07 PM by Supervisor Parlin.

All persons interested are invited to attend and be heard or to write their comments to the Planning Commission. If you challenge the application in court, you may be limited to raising only those items you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Commission at, or prior to, the public hearing. Any written correspondence should be directed to Planning Services; 2850 Fairlane Court; Placerville, CA 95667.