



## Legislation Details (With Text)

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**Type:** Agenda Item      **Status:** Approved

**File created:** 5/13/2015      **In control:** Planning Commission

**On agenda:** 7/13/2017      **Final action:** 7/13/2017

**Title:** Hearing to consider the time extension request for the East Ridge Village project (Tentative Subdivision Map Time Extension TM14-1521-E) on property identified by Assessor's Parcel Numbers 119-390-01 through 119-390-75, consisting of 734 acres, in the El Dorado Hills area, submitted by East Ridge Holdings, LLC; and staff recommending the Planning Commission take the following actions:

- 1) Find that pursuant to the California Environmental Quality Act Guidelines Sections 15162 and 15164, there is no substantial evidence requiring the preparation of a Subsequent Environmental Impact Report or an Addendum to the existing Valley View Specific Plan Environmental Impact Report, adopted by the Board of Supervisors on December 8, 1998, as described in the California Environmental Quality Act Findings. Find Time Extension TM14-1521-E for the approved East Ridge Village Tentative Subdivision Map to be exempt under California Environmental Quality Act Section 15182; and
- 2) Approve Tentative Subdivision Map TM14-1521-E extending the expiration of the approved tentative subdivision map for six years to June 11, 2024, based on the Findings and subject to the original Conditions of Approval as presented. (Supervisorial District 2)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 3B - Findings PC 7-13-17, 2. 3A - Staff Report PC 7-13-17, 3. 3C - Conditions of Approval PC 7-13-17, 4. 3D - Staff Report Exhibits A-H PC 7-13-17, 5. 3E - Proof of Publication-Mountain Democrat PC 7-13-17, 6. FINAL Findings PC 7-13-17, 7. FINAL Conditions of Approval PC 7-13-17, 8. RECEIPT-Notice of Exemption PC 7-13-17, 9. 2A - Exhibits A-F BOS 12-15-15, 10. 2B - Board Hearing Letter BOS 12-15-15, 11. A - Staff Report PC 06-11-15, 12. B - Conditions of Approval PC 06-11-15, 13. C - Findings PC 06-11-15, 14. D - Staff Report Exhibits A-X PC 06-11-15, 15. E - Proof of Publication PC 06-11-15, 16. F - Staff's PowerPoint Presentation PC 06-11-15, 17. G - New Proposed Exhibit PC 06-11-15, 18. Planning Commission Minutes 06-11-15, 19. FINAL Findings, 20. FINAL Conditions of Approval, 21. APPROVED/STAMPED Tentative Map, 22. REVISED Exhibit N, 23. RECEIPT-Notice of Exemption, 24. FILED-Notice of Exemption, 25. FILED-Notice of Exemption

Date	Ver.	Action By	Action	Result
7/13/2017	3	Planning Commission	Approved	Pass
12/15/2015	2	Board of Supervisors	Approved	Pass
6/11/2015	1	Planning Commission	Approved	Pass

Hearing to consider the time extension request for the East Ridge Village project (Tentative Subdivision Map Time Extension TM14-1521-E) on property identified by Assessor's Parcel Numbers 119-390-01 through 119-390-75, consisting of 734 acres, in the El Dorado Hills area, submitted by East Ridge Holdings, LLC; and staff recommending the Planning Commission take the following actions:

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Environmental Quality Act Findings. Find Time Extension TM14-1521-E for the approved East Ridge Village Tentative Subdivision Map to be exempt under California Environmental Quality Act Section 15182; and

2) Approve Tentative Subdivision Map TM14-1521-E extending the expiration of the approved tentative subdivision map for six years to June 11, 2024, based on the Findings and subject to the original Conditions of Approval as presented. (Supervisorial District 2)

**DISCUSSION / BACKGROUND**

Request to consider Tentative Subdivision Map Time Extension TM14-1521-E/East Ridge Village submitted by East Ridge Holdings, LLC to request six one-year time extensions to the approved East Ridge Village Tentative Subdivision Map TM14-1521 creating a total of 759 lots consisting of 701 residential lots, 41 landscape lots, 12 roadway lots, two recreational park lots, one sewer lift station lot, one water tank lot, and one pump station, resulting in a new expiration date of June 11, 2024. The property, identified by Assessor's Parcel Numbers 119-390-01 through 119-390-75, consisting of 734 acres, is located approximately 2,600 feet east of Valley View Parkway from its intersection with White Rock Road, in the El Dorado Hills area, Supervisorial District 2. (County Planner: Mel Pabalinas) (Previously certified Valley View Specific Plan Environmental Impact Report)

A Staff Report is attached.

**CONTACT**

Mel Pabalinas

Community Development Services, Planning and Building Department