# County of El Dorado

330 Fair Lane, Building A
Placerville, California
530 621-5390
FAX 622-3645
www.edcgov.us/bos/

## Legislation Details

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| **File #:** | 24-0983 **Version:** 1 | | |
| **Type:** | Agenda Item | **Status:** | Agenda Item |
| **File created:** | 5/16/2024 | **In control:** | Zoning Administrator |
| **On agenda:** | 6/5/2024 | **Final action:** | |

**Title:** Hearing to consider Heritage at Carson Creek Clubhouse (Conditional Use Permit CUP22-0012) request to allow a 3.05-acre site to include a private clubhouse, Heritage at Carson Creek Clubhouse. The request consists of a 5,837-square-foot single story clubhouse, which includes a fitness room, a large gathering space, restrooms, and a private kitchen and bar area. The grounds include a large pool, deck, spa, an event lawn area for gatherings, three (3) pickleball courts, a tennis court, two (2) bocce ball courts, community gardening area, and outdoor seating areas. The site use is approved as part of the Heritage at Carson Creek Tentative Map (TM20-0001), approved in August 2021, pending the approval of a Conditional Use Permit on property identified Assessor's Parcel Number 117-820-059 formally 117-680-007, consisting of 3.05 acres, is located on the south side of Investment Boulevard, approximately 0.36 mile south of the intersection with Investment Boulevard and Pismo Drive, in the El Dorado Hills area, submitted by Lennar Homes of California; staff recommends the Zoning Administrator take the following actions:
1) Find Conditional Use Permit CUP22-0012 to be Statutorily Exempt pursuant to Section 15182 (Residential Projects Pursuant to a Specific Plan) of the CEQA Guidelines; and
2) Approve Conditional Use Permit CUP22-0012, based on the Findings and subject to the Conditions of Approval as presented.
(Supervisorial District 2)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. A - Staff Report, 2. B - Staff Report Exhibits A-F, 3. C - Notification Map ZA 06-05-24 (1000 feet), 4. D - Proof of Publication-Mountain Democrat

| Date | Ver. | Action By | Action | Result |
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| 6/5/2024 | 1 | Zoning Administrator | Continued | |