



## Legislation Text

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**File #:** 13-0898, **Version:** 1

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Community Development Agency, Development Services Division, submitting for final map approval (TM05-1401-F) for Phase 1 of the Malcolm Dixon Road Estates creating one residential lot of 5.365 acres (Lot 8) and one lot of 35.289 acres (Lot A) on a 40.654 acre site on property identified by APN 126-100-23, located on the north side of Malcolm Dixon Road, one mile east of the intersection with Salmon Falls Road, in the El Dorado Hills area. (Supervisorial District 4)

### **Background**

The tentative subdivision map (TM05-1401) creating eight residential lots and a concurrent rezone application (Z05-0015), requesting the parcel be rezoned from Exclusive Agriculture to Estate Residential-Five Acres, was approved by the Board of Supervisors on June 15, 2010. A revision to add the phasing plan was approved by the Planning Commission on January 10, 2013.

Staff has reviewed and verified conformance of the Final Map with the approved Tentative Map and conditions of approval (Attachment D). The affected public agencies and departments, which include the El Dorado Hills Fire Department, County Transportation Division, and the Surveyor's Office, have reviewed and recommended approval of the map (Attachments E, F, and G). The application request to LAFCO for annexation of the eight lot subdivision into the El Dorado Irrigation District and the El Dorado Hills Fire Protection District is included as Attachment H.

Environmental Review: The filing of a Final Map is Statutorily Exempt from environmental review under Section 15268(b)(3) of the CEQA Guidelines.

### **ATTACHMENT INCLUDES:**

- Exhibit A: Location Map
- Exhibit B: Approved Malcolm Dixon Road Phased Tentative Map
- Exhibit C: Reduced Copy of Final Map for Malcolm Dixon Estates Phase 1
- Exhibit D: Conditions/Status of Conditions Report
- Exhibit E: Approval Memo from the Department of Transportation
- Exhibit F: Approval Memo from the County Surveyor's Office
- Exhibit G: Approval Memo from the El Dorado Hills Fire Department
- Exhibit H: Completed Annexation Request Application to LAFCO

### **Contact**

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