



County of El Dorado

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Legislation Text

File #: 10-0947, **Version:** 1

Development Services Department, Planning Services Division, forwarding Lot Line Adjustment BLA10-0015 for property identified by APNs 093-090-03, 093-090-06, and 093-090-10, consisting of 201.64 acres, in the Somerset area, submitted by John White; and recommending the Board take the following actions:

- 1) Certify that the project is Exempt from California Environmental Quality Act (CEQA) pursuant to Section 21080 of the CEQA Guidelines; and
- 2) Approve Lot Line Adjustment BLA10-0015 based on the Findings listed in Attachment 1.
(Supervisory District II)

Background: Request to consider Lot Line Adjustment BLA10-0015 submitted by JOHN WHITE to request a lot line adjustment between three parcels currently in a Williamson Act Contract (Agricultural Preserve No. 202). The property, identified by Assessors Parcel Numbers 093-090-03, 093-090-06, and 093-090-10, consisting of 201.64 acres, is located on the north side of Happy Valley Road, approximately one mile east of the intersection with Mt. Aukum Road, in the Somerset area, Supervisory District II. [Project Planner: Aaron Mount] (Statutory Exemption pursuant to Section 21080 of the CEQA Guidelines)

When a lot line adjustment is proposed between four or fewer existing and adjoining parcels, the local agencies review, approval, and conditioning of the proposed lot line adjustment is limited. However, if a lot line adjustment involves land that is restricted by a Williamson Act contract(s), then the proposed lot line adjustment must not conflict with the Williamson Act contract restrictions. Government Code Section 51257, requires that the County of El Dorado Board of Supervisors make all findings for approval or denial of lot line adjustments of Williamson Act Agricultural Preserves.

A Staff Report is attached. Staff is recommending approval because all the necessary Findings can be made (see pages A.3 and A.4).

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