County of El Dorado

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Legislation Details

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File created:	1/12/2017	**In control:**	Board of Supervisors
On agenda:	2/28/2017	**Final action:**	2/28/2017

Title: HEARING - To consider the recommendation of the Planning Commission on the Bass Lake North Project (Rezone Z14-0008/Planned Development PD14-0010/Tentative Subdivision Map TM14-1522) on property identified by Assessor's Parcel Numbers 115-400-06, 115-400-07, and 115-400-008, consisting of 38.57 acres, in the El Dorado Hills area, submitted by Norm Brown/NC Brown Development, Inc.; and staff recommending the Board take the following actions:
1) Adopt the September 2016 Addendum to the 1992 Bass Lake Road Study Area Final Program Environmental Impact Report (State Clearing House 1990020375) (Attachment E - Exhibit H), subject to California Environmental Quality Act Findings (Attachment 2B);
2) Adopt the Mitigation Monitoring and Reporting Plan (Attachment E - Exhibit H, Attachment 1) in accordance with the California Environmental Quality Act Guidelines Section 15097, incorporating the Mitigation Measures as presented;
3) Approve Z14-0008 rezoning Assessor's Parcel Numbers 115-400-06, 115-400-07, and 115-400-008 from Residential Estate Ten Acres to Single-Unit Residential-Planned Development based on the Findings (Attachment 2B) presented;
4) Approve Planned Development PD14-0010 establishing the official Development Plan for Bass Lake North, based on the Findings (Attachment 2B) and subject to the Conditions of Approval (Attachment 2C) as presented;
5) Approve Tentative Subdivision Map TM14-1522 creating 90 single family residential lots ranging in size from 7,204 square feet to 23,975 square feet, four open space lots totaling approximately 11.37 acres, and two Right-of-Way lots based on the Findings (Attachment 2B) and subject to the Mitigation Monitoring and Reporting Plan (Attachment E - Exhibit H, Attachment 1) and Conditions of Approval (Attachment 2C) as presented;
6) Approve Design Waivers a through c, based on the Findings (Attachment 2B) and subject to the Conditions of Approval (Attachment 2C) as presented; and
7) Adopt Ordinance (5050) for said rezone (Attachment 2A). (Supervisorial District 1)

Sponsors:

Indexes:

Code sections:

Attachments: 1. 2A - Blue Route and Rezone Ordinance BOS 2-28-17, 2. 2B - Findings BOS 2-28-17, 3. 2C - Conditions of Approval BOS 2-28-17, 4. 2D - Proof of Publication-Mountain Democrat BOS 2-28-17, 5. Staff Handout BOS Rcvd 2-28-17, 6. Public Comment Rcvd 2-28-17 BOS 2-28-17, 7. Public Comment Rcvd 2-28-17 BOS 2-28-17, 8. Public Comment Rcvd 2-27-17 BOS 2-28-17, 9. Executed Ordinance 5050 2-28-17, 10. Ordinance 5050-Proof of Publication, 11. FINAL Findings, 12. FINAL Conditions of Approval, 13. ADOPTED Mitigation Monitoring and Reporting Plan, 14. APPROVED STAMPED Exhibits, 15. APPROVED STAMPED Map, 16. ADOPTED Bass Lake North Project CEQA Addendum and Initial Study of Environmental Significance September 2016, 17. RECEIPT-Notice of Exemption, 18. A - Staff Report PC 01-26-17, 19. B - Findings PC 01-26-17, 20. C - Conditions of Approval PC 01-26-17, 21. D - Staff Report Exhibits A-G PC 01-26-17, 22. E - Staff Report Exhibit H PC 01-26-17, 23. F - Staff Report Exhibits I-T PC 01-26-17, 24. G - Proof of Publication-Mountain Democrat PC 01-26-17, 25. H - Staff Memo 01-25-17 PC 01-26-17, 26. I - Staff Memo 01-26-17 PC 01-26-17, 27. Public Comment Rcvd 01-26-17 PC 01-26-17, 28. Public Comment Rcvd 01-24-17 PC 01-26-17, 29. Public Comment Rcvd 01-23-17 PC 01-26-17, 30. Public Comment Rcvd 01-18-17 PC 01-26-17, 31. Public Comment Rcvd 01-17-17 PC 01-26-17, 32. Public Comment Rcvd 01-03-17 PC 01-26-17, 33. FILED-Notice of Determination

Date	Ver.	Action By	Action	Result
2/28/2017	2	Board of Supervisors	Approved	Pass
2/28/2017	2	Board of Supervisors	Approved	Pass
2/28/2017	2	Board of Supervisors	Approved	Pass
1/26/2017	1	Planning Commission	Approved	Pass