



Legislation Details

File #:	15-1470	Version:	7
Type:	Agenda Item	Status:	Continued
File created:	12/14/2015	In control:	Board of Supervisors
On agenda:	10/10/2017	Final action:	
Title:	<p>HEARING - To consider the Planning Commission's recommendation on the Piedmont Oak Estates Project (Rezone Z12-0010/Planned Development PD12-0002/Tentative Subdivision Map TM12-1510) on property identified by Assessor's Parcel Numbers 051-550-40, 051-550-58, 051-550-48, and 051-550-51, consisting of 25.86 acres, in the Diamond Springs area, submitted by Jim Davies and Terri Chang; and recommending the Board take the following actions:</p> <p>1) Adopt the Mitigated Negative Declaration based on the Revised Initial Study prepared by staff (Attachment 4E);</p> <p>2) Adopt the Mitigation Monitoring Reporting Program in accordance with California Environmental Quality Act Guidelines Section 15074(d), incorporated as Conditions of Approval (Attachment 5C);</p> <p>3) Approve Z12-0010 rezoning portions of the following, based on the Findings presented (Attachment 5B):</p> <p>a) Assessor's Parcel Number 051-550-58: Approximately 5.05 acres of Single Unit Residential-Planned Development to Open Space-Planned Development; and approximately 0.24 acre of Single Unit Residential-Planned Development to Community Commercial-Planned Development;</p> <p>b) Assessor's Parcel Number 051-550-40: Approximately 1.44 acres of Single Unit Residential-Planned Development to Open Space-Planned Development;</p> <p>c) Assessor's Parcel Number 051-550-48: Approximately 0.57 acre of Single Unit Residential-Planned Development to Open Space-Planned Development; and</p> <p>d) Assessor's Parcel Number 051-550-51: Approximately 1.22 acres of Single Unit Residential-Planned Development to Open Space-Planned Development;</p> <p>4) Approve Planned Development PD12-0002 establishing the official Development Plan for Piedmont Oak Estates Subdivision based on the Findings (Attachment 5B) and subject to the Conditions of Approval (Attachment 5C);</p> <p>5) Approve Tentative Subdivision Map TM12-1510 consisting of 75 residential lots (20 custom and 55 clustered), one lift station lot, one road lot, 12 private access lots, six open space lots, one commercial lot, and seven remainder lots, based on the Findings (Attachment 5B) and subject to the Conditions of Approval (Attachment 5C);</p> <p>6) Approve the Design Waiver for the construction of sidewalks on both sides of the road with reduced widths from 8-foot to 6-foot (along Commercial area frontage) and 6-foot to 4-foot (along residential subdivision); and</p> <p>7) Adopt Ordinance 5055 for said rezone (Attachment 5A). (Supervisory District 3) (Cont. 8/29/17, Item 47) (Est. Time: 1 Hr.)</p>		
Sponsors:			
Indexes:			
Code sections:			
Attachments:	<p>1. 7A - Staff Memo 10-09-17 Applicant's Continuance Request BOS 10-10-17, 2. 6A - Applicant's Continuance Request BOS 8-29-17, 3. 5A - Approved Contract Routing Sheet and Rezone Ordinance BOS 7-25-17, 4. 5B - Findings BOS 7-25-17, 5. 5C - Conditions of Approval BOS 7-25-17, 6. 5D - Proof of Publication-Mountain Democrat BOS 7-25-17, 7. 4A - Staff Report PC 6-22-17, 8. 4B - Findings PC 6-22-17, 9. 4C - Conditions of Approval PC 6-22-17, 10. 4D - Staff Report Exhibits A-K.1 PC 6-22-17, 11. 4E - Staff Report Exhibit L-Proposed Mitigated Negative Declaration_Revised Initial Study PC 6-22-17, 12. 4F - Staff Report Exhibit L-Attachments 1-9 PC 6-22-17, 13. 4G - Staff Report Exhibit L-Attachments 10-15 PC 6-22-17, 14. 4H - Proof of Publication-Mountain Democrat PC 6-22-17, 15. 4I - Applicant's PowerPoint Presentation PC 06-22-17, 16. Public Comment Rcvd 06-22-17 PC 6-22-17, 17. Public Comment Rcvd 06-20-17 PC 6-22-17, 18. Public Comment Rcvd 06-19-17 PC 6-</p>		

22-17, 19. Public Comment Rcvd 06-12-17 PC 6-22-17, 20. 3A - Staff Memo 04-26-17 (Applicant's Continuance Request) PC 5-11-17, 21. 2A - Staff Report PC 3-09-17, 22. 2B - Findings PC 3-09-17, 23. 2C - Conditions of Approval PC 3-09-17, 24. 2D - Staff Report Exhibits A-K.1 PC 3-09-17, 25. 2E - Staff Report Exhibit L Proposed Mitigated Negative Declaration and Initial Study PC 3-09-17, 26. 2F - Staff Report Exhibit L Attachments 1-16 PC 3-09-17, 27. 2G - Staff Report Exhibit L Attachments 17-18 PC 3-09-17, 28. 2H - Proof of Publication-Mountain Democrat PC 3-09-17, 29. 2I - Staff Memo 03-08-17 PC 3-09-17, 30. 2J - Applicant's PowerPoint Presentation PC 3-09-17, 31. Public Comment Rcvd 03-09-17 PC 3-09-17, 32. Public Comment Rcvd 03-08-17 PC 3-09-17, 33. Public Comment Rcvd 03-06-17 PC 3-09-17, 34. Public Comment Rcvd 02-28-17 PC 3-09-17, 35. Public Comment Rcvd 02-24-17 PC 3-09-17, 36. Public Comment Rcvd 01-05-17 to 02-21-17 PC 3-09-17, 37. A - Staff Report PC 1-14-16, 38. B - Findings PC 1-14-16, 39. C - Conditions of Approval PC 1-14-16, 40. D - Staff Report Exhibits A-K PC 1-14-16, 41. E - Staff Report Exhibit L-Proposed Mitigated Negative Declaration and Initial Study PC 1-14-16, 42. F - Staff Report Exhibit M PC 1-14-16, 43. G - Proof of Publication PC 1-14-16, 44. H - Staff's PowerPoint Presentation PC 1-14-16, 45. Public Comment Rcvd 01-14-16 PC 1-14-16, 46. Public Comment Rcvd 01-11-16 PC 1-14-16, 47. Public Comment Rcvd 01-08-16 PC 1-14-16, 48. Public Comment Rcvd 01-04-16 PC 1-14-16, 49. Planning Commission Minutes 01-14-16

Date	Ver.	Action By	Action	Result
10/10/2017	7	Board of Supervisors	Continued	Pass
8/29/2017	6	Board of Supervisors	Continued	Pass
7/25/2017	5	Board of Supervisors	Continued	Pass
6/22/2017	4	Planning Commission	Approved	Pass
5/11/2017	3	Planning Commission	Approve and Continue	Pass
3/9/2017	2	Planning Commission	Failed	Fail
3/9/2017	2	Planning Commission	Continued	Pass
1/14/2016	1	Planning Commission	Continued	Pass