



# County of El Dorado

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## Legislation Details

**File #:** 21-1552      **Version:** 1

**Type:** Agenda Item      **Status:** Time Allocation

**File created:** 9/21/2021      **In control:** Board of Supervisors

**On agenda:** 10/19/2021      **Final action:** 10/19/2021

**Title:** Planning and Building Department, Planning Division, forwarding a request from Josh Pane, Pane & Pane Associates, for an Initiation Hearing (Conceptual Review) of a proposed General Plan Amendment to apply the Community Region designation to a portion of the project site that is currently in a Rural Region, and a proposed Specific Plan Amendment to increase the number of dwelling units in the Bass Lake Hills Specific Plan (BLHSP), and change the land use designations anticipated for the project site in the BLHSP. The project site, identified by Assessor's Parcel Numbers (APNs) 119-080-012, 119-080-017, 119-080-021, and 119-080-023, consisting of approximately 80 acres, is located in the El Dorado Hills area. Staff recommends that the Board take the following actions:  
1) Evaluate the submitted Conceptual Review under Pre-Application PA21-0013, for the proposed Town & Country Village Project, as to whether the proposed General Plan Amendment would further the overall goals and objectives of the Board of Supervisors as specified within Section III of Board of Supervisors Policy J-6 (evaluation criteria for potential General Plan amendments); and  
2) Provide the Applicant with initial feedback on the proposed project. (Supervisory District 1)

**FUNDING:** Applicant-Funded.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. A - BOS Policy J-6, 2. B - Staff Memo, 3. C - Staff Memo Exhibits A-E and G-I, 4. D - Staff Memo Exhibit F, 5. E - TAC Worksheet PA21-0013 (09-13-2021), 6. F - Notification Map (1 mile), 7. G - Proof of Publication-Mountain Democrat, 8. H - Staff's Powerpoint Presentation BOS 10-19-21, 9. I - Applicant's PowerPoint Presentation BOS 10-19-21, 10. Public Comment BOS Rcvd. 10-18-2021, 11. Public Comment BOS Rcvd. 10-15-2021, 12. Public Comment BOS Rcvd. 9-27-2021

Date	Ver.	Action By	Action	Result
10/19/2021	1	Board of Supervisors	No Formal Action	