



## Legislation Text

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**File #:** 18-0098, **Version:** 1

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Community Development Services, Planning and Building Department providing a public workshop on the Creekside Plaza project (Rezone Z10-0009/Planned Development PD10-0005/Parcel Map P10-0013) to present information on the Draft Environmental Impact Report which is undergoing a 60-day public review from December 12, 2017 to February 9, 2018 and to receive public input. No formal action by the Planning Commission will be taken.

(Supervisorial District 3)

### **Background**

A public workshop on the Creekside Plaza project (Rezone Z10-0009/Planned Development PD10-0005/Parcel Map P10-0013) to present information on the Draft Environmental Impact Report which is undergoing a 60-day public review from December 12, 2017 to February 9, 2018 and to receive public input. No formal action by the Planning Commission will be taken. Supervisorial District 3. [County Planner: Mel Pabalinas]

**PROJECT LOCATION:** The proposed Creekside Plaza project (Project) is located in the Diamond Springs area outside the incorporated city of Placerville, California, in El Dorado County. The approximately 4.32 acre Project site is comprised of three parcels which include Assessor's Parcel Numbers: 327-211-14, 327-211-16, and 327-211-25, and is located on the northwest corner of the intersection of Forni Road and Missouri Flat Road. The site is located within the El Dorado-Diamond Springs Community Region.

**PROJECT DESCRIPTION:** The proposed Project consists of three commercial buildings located on the south and southwestern portions of the property between Missouri Flat Road and the on-site riparian area. Building A is located in the northernmost section of the property and would contain approximately 20,060 square feet of office and retail space in two-stories. Building B is located southeast of Building A and would contain a retail space of approximately 1,350 square feet and a 2,550 square foot fast-food restaurant with a drive-thru. The third building, Building C, would contain approximately 6,600 square feet of retail space. Additionally, the site plan provides a total of 1.14 acres of open space as well as 77 shade trees, 50 percent of which would be the evergreen species. The Project would also include installation of bike racks, monument signs, trash enclosures, landscaping, and wrought iron fencing, as well as a 156-stall parking lot and 15-foot-tall pole lights.

To implement the proposed development, the applicant is requesting a rezoning of the Project site (Rezone Z10-0009), an approval of a commercial Tentative Parcel Map to subdivide the site into four commercial parcels (Parcel Map P10-0013), and an approval of a Development Plan (Planned Development PD10-0005).

### **Contact**

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