



County of El Dorado

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Legislation Text

File #: 08-1363, **Version:** 1

Development Services Department, Planning Services Division, submitting final map (TM05-1400-F) for Cameron Park Duets; and recommending Chairman be authorized to sign Agreement to Make Subdivision Improvements with Cameron Park Senior Living, LLC and Pacific Oak Development, Inc.
RECOMMENDED ACTION: Approve.

Final Map will create 64 individual ownership and 3 open space lots on 68.14 acres. The property, identified by APN 083-350-50, is located on the east side of Cameron Park Drive, .3 miles north of the intersection with Highway 50.

Background: Tentative Map TM05-1400 was approved by the Board of Supervisors October 17, 2006, combined with A06-0003/Z05-0008/P05-0014/PD05-0005 and S05-0017.

Improvements, Agreements, and Bonds: The applicant has provided a Subdivision Improvement Agreement with Security which has been reviewed and approved by both County Counsel and the Department of Transportation.

Conditions of Approval: Staff has reviewed the conditions of approval for TM05-1400-F and noted that all of the applicable conditions for the Tentative Map have been satisfied. The County Surveyor and the Department of Transportation have reviewed the applicable conditions for compliance (see attached Conditions Compliance Report and clearance memorandums).

Water: The applicant has provided a letter from The El Dorado Irrigation District verifying that the project has provided the required Equivalent Dwelling Units (EDU's) for water and wastewater to serve all of the proposed parcels.

Environmental Review: The project has been determined to be Statutorily Exempt from environmental review under CEQA as provided for by Section 15268(b)(3) of the CEQA Guidelines pertaining to ministerial approval of final subdivision maps.

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