

Committee Members

Carl Hillendahl  
Larry Patterson  
Randy Pesses  
Meredith Stirling  
Chris Whitaker  
Maria Samaniego-Taylor  
Patrick Klein



DIAMOND SPRINGS AND EL DORADO  
COMMUNITY  
ADVISORY COMMITTEE

Diamond Springs Fire Station  
501 Main Street  
Diamond Springs, CA 95619

AGENDA

December 16, 2021

PLACE: Diamond Springs Fire Station  
501 Main Street  
Diamond Springs, CA 95916

TIME: 6 P.M.

POSTED:

**Due to the COVID–19 pandemic Delta variant, it is recommended that all attendees to this meeting wear an appropriate face mask, and to socially distance.**

For purposes of the Brown Act (Government Code Section 54954.2 (a), the numbered items on this agenda give a brief general description of each item of business to be transacted or discussed.

**ROLL CALL, and introduction of Mr. Patrick Klein, our new addition to the Community**

**Advisory Committee**

**FLAG SALUTE**

**ADOPT AGENDA**

**APPROVE 10-07-2021 DRAFT MINUTES-Attachment 1**

**OPEN FORUM**

Public testimony will be received on each agenda item as it is called. Matters not on the agenda may be addressed by the general public during the Open Forum. Public comments during Open Forum are limited to three minutes per person. The Committee reserves the right to waive said rules by majority vote.

## **CORRESPONDENCE:**

**The final draft of the Committee's comment letter concerning the Draft EIR for the Dorado Oaks subdivision was submitted to the El Dorado County Planning Department on October 11, 2021.**

## **Topics:**

1. A discussion on the following project: **CUP21-0004/PD-R21-0002 - CREEKSIDE PLAZA ARCO GAS STATION** (Strauch and Company/Grado Equities VII, LLC/Barghausen Consulting Engineers, Leslie Burnside): A revision to Planned Development PD10-0005 and new Conditional Use Permit request, for the construction and operation of a new automotive service station consisting of a 2,880 square foot convenience store, a 3,134 square foot car wash, and a 4,859 square foot fuel canopy consisting of 16 vehicle fueling stations. The property, identified by Assessor's Parcel Numbers 327-211-014, 327-211-016, and 327-211-025 consists of 4.39 acres, and is located on the north side of Missouri Flat Road, west of the intersection with Forni Road, in the Placerville area.
2. Selection of Committee Chair, Vice-chair, and secretary for 2022

**Coming Events: None**

**Committee Reports: None**

**Adjourn**



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**DIAMOND SPRINGS/EL DORADO  
COMMUNITY  
ADVISORY COMMITTEE**

**Special Meeting October 7, 2021  
DRAFT MINUTES**

**PLACE: Diamond Springs Fireman's Hall  
501 Main Street  
Diamond Springs, CA 95619**

**TIME: 6 P.M.**

**Due to the COVID-19 pandemic, Delta variant, it is recommended that all attendees to this meeting wear an appropriate face mask and socially distance.**

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**CALL TO ORDER – Meeting was called to order at 6:02pm by Chairman Pesses.**

**ROLL CALL – Patterson, Stirling, Hillendahl, Pesses, Whitaker, and Samaniego-Taylor were present.**

**FLAG SALUTE – Stirling led the flag salute.**

**ADOPT AGENDA – It was moved by Stirling and 2<sup>nd</sup> by Whitaker to adopt the Agenda. Approved unanimously.**

**APPROVE DRAFT MINUTES – It was moved by Patterson and 2<sup>nd</sup> by Hillendahl to adopt the September 16, 2021 Draft Minutes. Approved unanimously.**

**Randy spoke to the audience and explained what the Committee does. After reviewing documentation and receiving input from the public, we make recommendations and/or render opinions to various agencies, most frequently to the El Dorado County Planning Department. Members must live in Diamond Springs or El Dorado or own property or a business in those areas. We meet on the third Thursday of every month.**

**Randy asked that everyone sign the sign-in sheet on the clipboard by the door.**

**CORRESPONDENCE: A letter was sent to the Planning Department by Chairman Pesses indicating that the Committee found the America's Tire Store project to be consistent with the architecture reflected in the Missouri Flat Design Guidelines. The store will be on Missouri Flat Rd., in front of the Social Security building and across the street from Jack in the Box.**

#### **OPEN FORUM:**

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Kris Payne introduced himself to the audience and talked about forming the Patterson Ranch Fire Safe Council. Diamond Springs is forming it's own fire safe council, spearheaded by Denise Sweeney. Kris urged everyone to support the councils and stay vigilant this fire season.

#### **TOPICS:**

1. Vickie Sanders, EDC Parks Manager, provided an update on parks projects:

\* Bids on the Bike Park closed yesterday – the county has 2 million dollars from the State for this park. It is located on county owned property on Old Depot Road, near the bike/walking trail on Missouri Flat Road.

\* The Train Park will be located in El Dorado, on the road going to the El Dorado Community Hall.

\* An anonymous donor gave 40 acres to the county to build a Sports Complex. It's near Charles Brown School and Union Mine High School. It will be the only one in the county. The project has the support of Marshall Hospital, the Boys and Girls Club, and Union Mine High School, who will also be using the fields.

\* Vickie is working on acquiring funding for a Dog Park on Jacquier Road, off of Smith Flat Road. She has \$50,000 allocated for this park and is looking to secure matching funds from the City of Placerville.

Vickie would like to retire in the next couple of years but needs to get these projects underway first. She would also like to update the Parks and Trails Master Plan which was written in 2012. A revised version is badly needed.

There will be an Introduction to the Parks Commission meeting on Thursday, October 21<sup>st</sup>, open to the public.

2. Jerry Barton of the EDC Transportation Commission and Robert Nguyen, Project Manager from Cal-Trans, spoke about the shoulder improvement project along SR 49 (Pleasant Valley Road), widening both sides of the road from Patterson Drive to Commerce Way. The smooth asphalt shoulder will be 4 feet wider but have no sidewalks. Bids opened yesterday for this project. There was support from the 50 or so attendees and from the Committee about continuing the shoulder improvement to Koki Lane for the high school students to walk/bike and how this is a major safety issue. Barton reported that the county applied for a Safe Routes to School grant but was turned down.

3. Committee member Maria Samaniego-Taylor recused herself from this item since she and her husband own the Carpenter Building, which will be directly impacted by the Dorado Oaks project. She left the dais and sat at the back of the room. A lengthy discussion occurred regarding the Draft Environmental Impact Report for the Dorado Oaks Tentative Subdivision Map, and any comments the Committee may want to submit to the Planning Department. Randy explained the EIR process and the 60-day public comment period. There were many comments from the audience, along with questions about the project. We broke down sections of the EIR into Cultural Resources (the Carpenter House), Energy (solar, electric car hook-ups), Transportation, and Wildfire. Transportation – challenge the Vehicle Miles Traveled (VMT) figures as the conclusions simply don't make sense; address evacuation and a mass exodus scenario, along with the traffic impact the subdivision will create to vehicles and pedestrians. Wildfire – perhaps we should suggest a Fire Safe Plan that addresses Martinez Creek. There was lots of beneficial interaction between the Committee and the audience.

COMMITTEE REPORTS: None

COMING EVENTS: None.

NEXT MEETING: November 18th at 6pm.

ADJOURN: Chairman Pesses adjourned the meeting at 9:20pm.