

# El Dorado County

Land Use Policy Programmatic Update  
(LUPPU)

APAC

April 19, 2012

# Board of Supervisors Identified Objectives for the Project

- Bringing differences between the General Plan and other County planning ordinances and manuals into a more useful, beneficial and consistent format
- Create a series of changes (reform) to the current regulatory process
- Achieve adoption of a:
  - Zoning Code Consistent with 2004 General Plan
  - Design Manual
  - Targeted General Plan amendments
  - Travel Demand Model Update
  - Required 2013 Housing Element Update

# Process History - Presentations and Actions

- **01/10/2011** – Public group, Regulatory Reform, discussed General Plan 5-Year Review. BOS directed staff to return with General Plan Resolution to begin amendment process.
- **04/04/2011** – Staff returned to BOS with 2004 General Plan first 5-Year Review. BOS adopted Targeted General Plan Amendment Resolution of Intention (ROI) to amend General Plan, setting general objectives for project
- **04/12/2011** – Staff returned with Zoning Ordinance Proposed EIR Contract and Scope of Work. Board did not approve contract. Board directed Staff to return on July 25, 2011 with Targeted General Plan Amendment and Zoning Ordinance Update options.
- **07/25/2011** – Zoning Ordinance Update and Targeted General Plan Amendment Policy Recommendations and Timeline. EDAC, Board appointed Committee, recommended Programmatic approach. Board directed staff to take to Planning Commission for review.

# Process History - Presentations and Actions...cont.

- **08/09/2011** – Board directed staff to set a Public Hearing to consider adoption of a comprehensive ROI, including previous ROIs regarding General Plan Amendments and Zoning Ordinance update, Draft Project Description and Draft RFP for EIR
- *09/08/2011 – Planning Commission Review*
- *09/22/2011 – Planning Commission Review*
- **09/26/2011** – Report from Planning Commission Review. Set Public Hearing for November 14, 2011 to consider comprehensive ROI
- **11/14/2011** – Adoption of comprehensive ROI including Revised Zoning Ordinance ROI(s) and Targeted General Plan Amendment ROI. Approval of Programmatic Approach under CAO's office.
- **1/24/2012** – Approval of ICF and KHA Contracts to complete analysis for scope of work as approved in Resolutions of Intention.



# Recent Activity

- Finalizing Proposed Targeted General Plan Amendments for consideration.
- Finalizing Draft Zoning Ordinance Text
- Finalizing Zoning Ordinance Mapping Criteria for purpose of analysis in the EIR
- Drafting Land Use Assumptions for the Travel Demand Model Update
- Updating Website as needed.
- Meeting with local communities and organizations upon request.

# CEQA in 25 Words or Less

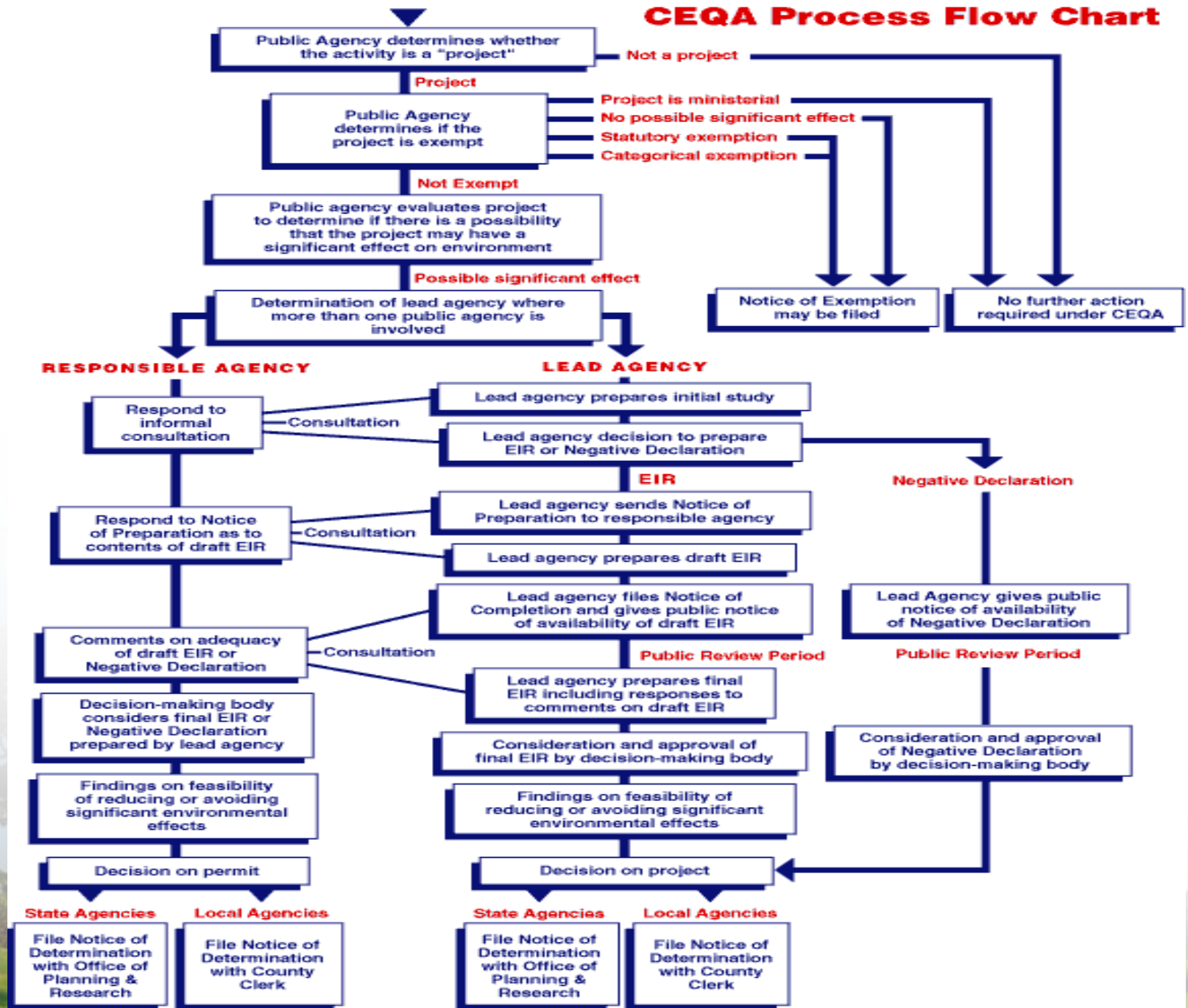
- CEQA's objective – look before you leap
  - Discloses: impacts, significance, mitigation
  - Involves the public
- CEQA is a process: the EIR neither approves nor denies the TGPA and ZOU
  - Focus is on good faith disclosure of impacts
- CEQA is not a forum to debate the contents of the TGPA and ZOU
  - Final content is a policy decision, informed by the EIR

# CEQA Process Outline

- Initial Study – *May 15, 2012*
- Notice of Preparation (NOP) - *May 15, 2012*
- Scoping Meetings – *May thru June 2012 (TBA)*
- Draft EIR - TBA
- Final EIR - TBA
- Final Decision on the TGPA and ZOU - TBA

*Note: There will be public workshops and hearings throughout the process*

# CEQA Process Flow Chart





# Public Participation Needed

- County needs the community to be involved
- Sign up for electronic notification - <http://www.co.el-dorado.ca.us/landuseupdate/>
- Public input e-mail, letters, and comments at meetings including Board meetings