COUNTY OF PLACER
Community Development Resource Agency

Michael J. Johnson, AICP
Agency Director

PLANNING

TAHOE - ZONING ADMINISTRATOR
ACTION
AGENDA
May 6, 2009

The Zoning Administrator will consider the following applications at a Public Hearing to be held in the Board Chambers, Squaw Valley Public Service District, 305 Squaw Valley Road, Olympic Valley. Due legal notification of these applications was given to the interested public agencies, County Departments, and to property owners within 300 feet of the property lines of the subject property.

If you challenge the proposed project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the County at, or prior to, the public hearing. Administrative remedies must be exhausted prior to action being initiated in a court of law.

Materials related to an item on this Agenda that are submitted to the Zoning Administrator Clerk after distribution of the agenda packet, are available for public inspection in the Planning Department located at 565 West Lake Boulevard in Tahoe City, during normal business hours.

Placer County is committed to ensuring that persons with disabilities are provided the resources to participate fully in its public meetings. If you are hearing impaired, we have listening devices available. If you require additional disability-related modifications or accommodations, including auxiliary aids or services, please contact the Zoning Administrator Clerk. If requested, the agenda shall be provided in appropriate alternative formats to persons with disabilities. All requests must be in writing and must be received by the Clerk, five business days prior to the scheduled meeting for which you are requesting accommodation. Requests received after such time will be accommodated only if time permits.

1:30 P.M.
JE
Continued to May 21, 2009 2:15 PM Auburn, CA

KAPLAN VARIANCE (FRONT YARD SETBACK) (PVAA T20090119) CATEGORICAL EXEMPTION CLASS 5 (Placer County Code 18.036.070 Minor alterations in building setback CEQA Guidelines Section 15305)

Notice is hereby given that the Placer County Zoning Administrator will conduct a public hearing, on the date and time noted above, in order to consider a request from Dick Munday, Architect on behalf of Martin and Marcia Kaplan for the approval of: A variance for the purpose of constructing an inclined tram within the front setback.

The applicant requests a front setback of zero feet to the eave and foundation / retaining walls of a tram car terminal where 20 feet is required by the Low Density Residential (LDR) zone district [10 feet when Placer County Code section 17.54.140 A(2)(a) applies]. The construction of the tram will require the excavation of approximately 40 yards of soil material. The excavation is necessary to create a location for the tram motor and landing for the tram car.

The project is located on a 10,795 square foot parcel on the north side of Sandy Way (1552 Sandy Way), approximately four tenths of a mile west of Wayne Road, and two blocks north of Squaw Valley Road in Olympic Valley within Supervisorial District 5/ Montgomery. The project site is zoned Low Density Residential (LDR), Squaw Valley General Plan. The Assessor Parcel Number is 096-140-007. The Zoning Administrator will consider the project to be categorically exempt from the California Environmental Quality Act Guidelines.