

Before the Board of Supervisors County of Placer, State of California

In the matter of:

A RESOLUTION AMENDING THE
AUBURN/BOWMAN COMMUNITY PLAN
RELATED TO ASSESSOR'S PARCEL
NUMBER 052-270-037-000

Resolution No.: 2022-213

The following Resolution was duly passed by the Board of Supervisors of the County of Placer at a regular meeting held October 11, 2022, by the following vote on roll call:

Ayes: WEYGANDT, HOLMES, JONES, GUSTAFSON

Noes: NONE

Absent: GORE

Signed and approved by me after its passage.



Chair, Board of Supervisors

Attest:



Clerk of said Board

WHEREAS, the proposed Auburn Equipment Company LLC Rezone and General Plan Amendment project includes an amendment to the Auburn/Bowman Community Plan to amend the land use designation on Assessor Parcel Number 052-270-037-000 to General Commercial/Riparian Drainage as shown in Exhibit 1; and

WHEREAS, the proposed Auburn Equipment Company LLC Rezone and General Plan Amendment project, including the proposed amendments to the Auburn/Bowman Community Plan were presented to the North Auburn Municipal Advisory Council ("MAC") on March 8, 2022 and June 14, 2022 and the MAC voted 4-0 (one recusal) to forward a recommendation to the Placer County Planning Commission ("Planning Commission") and Board of Supervisors

("Board") to approve the proposed Project and the amendment to the Auburn/Bowman Community Plan; and

WHEREAS, On July 14, 2022 the Planning Commission held a public hearing pursuant to Placer County Code Section 17.60.140 to consider the Auburn Equipment Company LLC Rezone and General Plan Amendment project, including the proposed amendment to the Auburn/Bowman Community Plan to change the land use designation on Assessor's Parcel Number 052-270-037-000 from Professional Office/Riparian Drainage to General Commercial/Riparian Drainage and the Planning Commission has made a recommendation to the Board related thereto; and

WHEREAS, on September 13, 2022, the Board held a public hearing pursuant to Placer County Code Section 17.60.140 to consider the recommendations of the Planning Commission and to receive public input regarding the proposed amendments to the Community Plan; and

WHEREAS, the Board of Supervisors has reviewed the proposed amendments to the Community Plan, considered the recommendations of the Planning Commission, and received and considered the written and oral comments submitted by the public thereon; and

WHEREAS, the Board of Supervisors has adopted a Negative Declaration for the Auburn Equipment Company LLC Rezone and General Plan Amendment project; and

WHEREAS, the Board finds that the proposed amendment will serve to protect and enhance the health, safety and general welfare of the residents of the Community Plan area and the county as a whole; and

WHEREAS, the Board further finds the proposed amendment is consistent with the provisions of the Placer County General Plan and other provisions of the Community Plan and are in compliance with applicable requirements of state law.

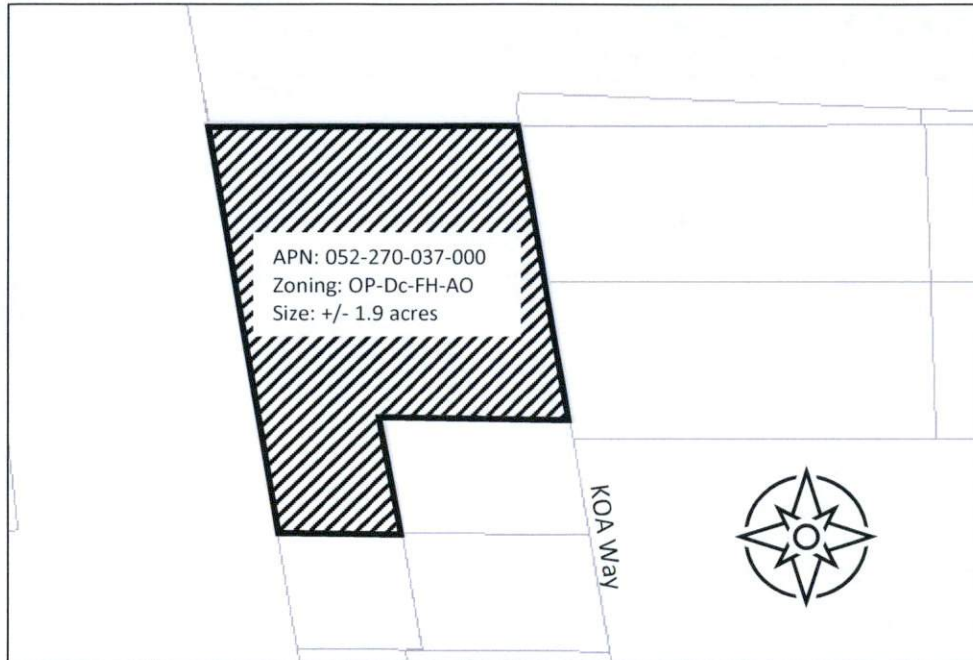
NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF PLACER that the Auburn Bowman Community Plan Land Use Map, attached as Figure 16 to the Auburn Bowman Community Plan, is hereby amended to change the land use designation on Assessor Parcel Number 052-270-037-000 from its current designation to Commercial/Riparian Drainage (Comm./R.D.), as set forth in Exhibit 1.

BE IT FURTHER RESOLVED that this Resolution shall take full force and effect upon the effective date of the ordinance rezoning the property from its respective current zoning designation to Commercial Planned Development with a Design Scenic Corridor combining district, combining Flood Hazard, and combining Aircraft Overflight (CPD-Dc-FH-AO).

Exhibit 1 – General Plan Amendment/Rezone Map

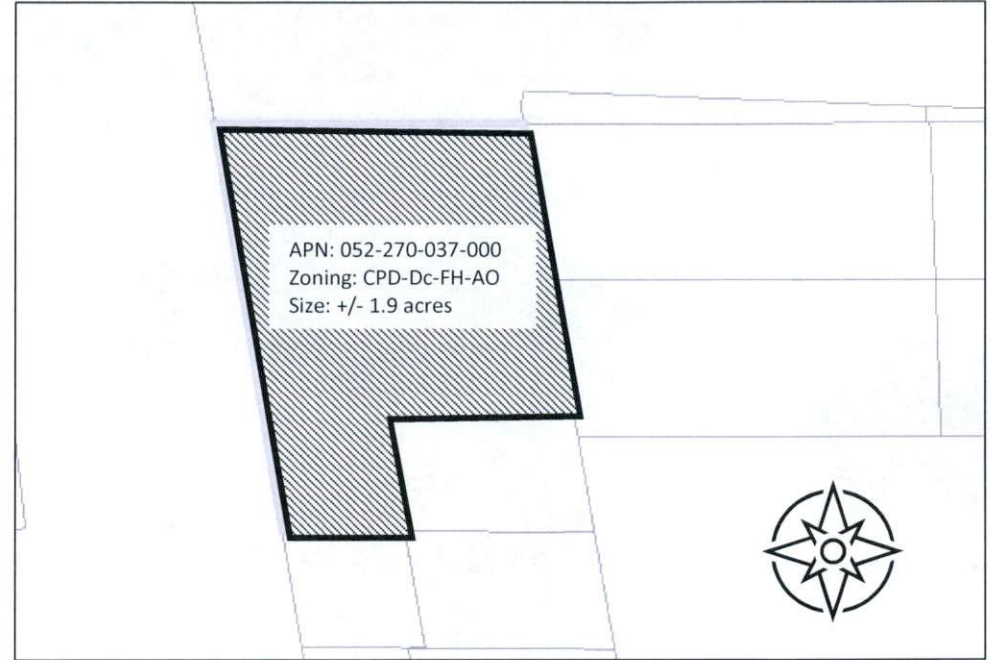
AUBURN EQUIPMENT COMPANY, LLC AMENDMENT/REZONE

3095 KOA WAY
 APN: 052-270-037-000
 AUBURN, CA 95603
 JUNE 2022



EXISTING





Zoning: Office Professional, Combining Design Corridor, Combining Flood Hazard, Combining Aircraft Overflight (OP-Dc-FH-AO)
 Community Plan Land Use: Professional Office



PROPOSED

Zoning: Commercial Planned Development, Combining Design Corridor, Combining Flood Hazard, Combining Aircraft Overflight (CPD-Dc-FH-AO)
 Community Plan Land Use: Commercial

LEGEND

-  Adjacent Property Lines
-  Subject Property Lines
-  OP-Dc-FH-AO Zoning
-  CPD-DC-FH-AO Zoning