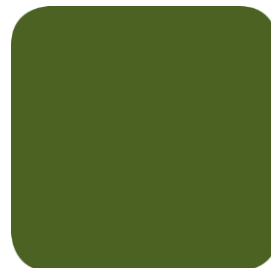




El Dorado County Delegation MOU

November 7, 2018



2012 Regional Plan

Regional Plan Update Priorities

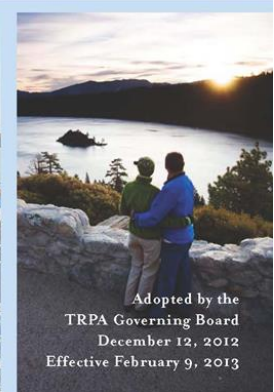
- Maintain Effective Programs
- Accelerate Environmental Threshold Gain
- Focus TRPA on Regional Priorities



REGIONAL PLAN

TAHOE REGIONAL PLANNING AGENCY

|| *lake tahoe*



Streamlined Permitting

- 1) Area Plans
- 2) Memorandum of Understanding
- 3) Procedural Guidelines
- 4) Training
- 5) Delegation
- 6) Monitoring
- 7) Annual Review



El Dorado County/City Training

Meyers Area Plan



*MOU approved by
El Dorado County on
October 9, 2018*



El Dorado Existing MOUs

Being Replaced

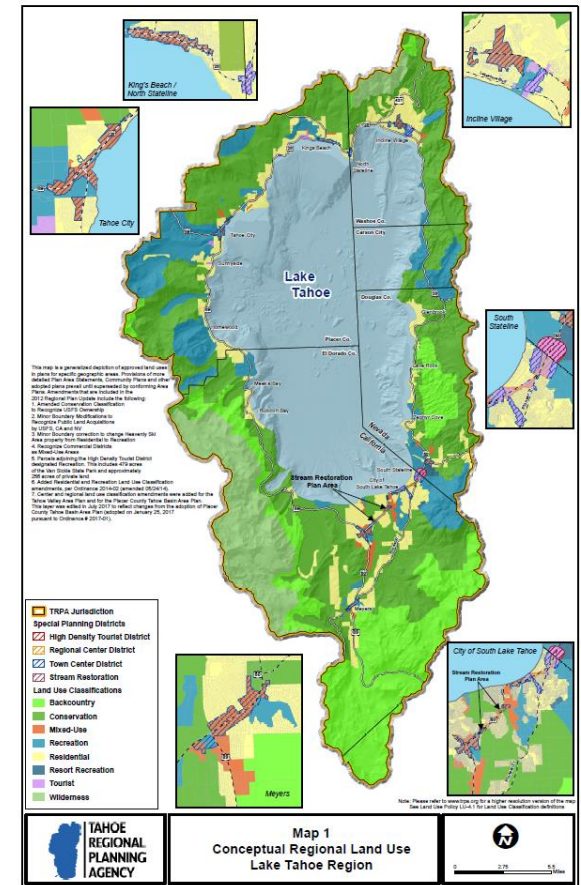
- **El Dorado Residential 1992 MOU** (*in effect*)
- **El Dorado County 2000 MOU** (*suspended*)

Would Remain

- **El Dorado 1993 Public Works MOU** (*in effect*)

El Dorado Currently Reviewing (Phase I)

Line No.	Activity Name	Activity Description
1	Single Family Residential Site Assessment	Verification
2	Single Family Residential Land Capability Verification	Verification
3	Single Family Residential Land Coverage Verification	Verification
4	Single Family Residential Development	New Construction / Additions / Modifications
5	Residential Qualified Exempt Activities	Residential Qualified Exempt Activities
6	Multi-Family Qualified Exempt Activities	Multi-Family Qualified Exempt Activities
7	Multi-Family Residential Development (Four units or less)	New Construction / Additions / Modifications
8	Non-permanent Structure Coverage Exemption	TRPA Qualified Exempt for structures that do not require an El Dorado County Building Permit and that take advantage of TRPA Coverage Exemptions (e.g. shed, green house, etc.)
9	Banking Coverage Associated with a Project	Banking



El Dorado County MOU (Phase II)

Line No.	Activity Name	Activity Description
10	Temporary Activities	Temporary
11	Temporary Structure	Temporary
12	Temporary Use	Temporary
13	Change in Operation	Change
14	Signs	New / Existing / Modifications
15	Commercial Land Capability Verification	Verification
16	Commercial Land Coverage Verification	Verification
17	Use Verification	TAU, RUU, CFA
18	Multi Family Land Capability Verification	Verification
19	Multi Family Land Coverage Verification	Verification
20	Commercial/Tourist Qualified Exempt Activities	Commercial / Tourist Qualified Exempt Activities



El Dorado County MOU (Phase III)

Line No.	Activity Name	Activity Description
21*	Multi-Family Residential Development (More than four units)	New Construction / Additions / Modifications
22	Commercial - Small (<3,000 square feet)	Small commercial development involving the allocation or transfer of less than 3,000 square feet of CFA
23	Commercial - Large (>3,000 square feet)	Large commercial development involving the allocation or transfer of 3,000 or more square feet of CFA
24	Public Service - Small	New facilities or additions involving less than 3,000 square feet of building floor area or less than 3,500 square feet of new land coverage
25	Public Service - Large	New facilities or additions involving over 3,000 square feet of building floor area or 3,500 square feet of new land coverage
26	Recreation - Small	New facilities or additions involving less than 3,000 square feet of building floor area or 3,500 square feet of land coverage (except recreation trails); new recreational trails less than one mile in length
27	Recreation - Large	New facilities or additions involving more than 3,000 square feet of building floor area or 3,500 square feet of land coverage (except recreation trails); new recreational trails exceeding one mile in length; and projects requiring an allocation of PAOTs from the overnight pool of 1,000 PAOTs
28	Tourist - Small	New facilities or modifications / additions involving up to 10 Tourist Accommodation Units
29	Tourist - Large	New facilities or modifications / additions involving greater than 10 Tourist Accommodation Units

*21 Countywide

** 22-29 Only in an Area Plan

Motions

To recommend approval of the proposed MOU to the Governing Board, the Advisory Planning Commission must make the following motions:

1. A motion to recommend approval of the Required Findings
2. A motion to recommend adoption of the proposed MOU