

DEPARTMENT OF TRANSPORTATION

DISTRICT 10
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Governor's Office of Planning & Research

APR 09 2020

STATE CLEARINGHOUSE

April 9, 2020

Renee Hendry, Planner
 Tuolumne County
 Community Development Department
 48 Yaney Street
 Sonora, California 95370

**TUO-49-PM 16.146 Kahls
 IS-MND SCH 2020039027
 AP14-001
 GPA14-006
 RZ14-016
 TMP18-046**

Dear Ms. Hendry,

The California Department of Transportation (Caltrans) appreciates the opportunity to review and comment on the Initial Study for the following proposal:

1). Resolution for Agricultural Preserve Alteration AP14-001(1) to remove a 90.3± acre parcel from Agricultural Preserve No. 138, which currently consists of 367.7± acres.

2). Resolution for General Plan Amendment GPA14-006(1) to amend the General Plan land use designation of a 90.3-acre parcel from Agricultural (AG) to Large Lot Residential (LR).

3). Ordinance for Zone Change RZ14-016(1) to rezone the project site from AE-37 (Exclusive Agricultural, Thirty-Seven Acre Minimum) under Title 17 of the Tuolumne County Ordinance Code as follows: A-10 (General Agricultural, Ten Acre Minimum) 68.8-acres; and O (Open Space) 21.5-acres.

4). Vesting Tentative Subdivision Map T18-046 to divide the existing 90.3-acre parcel into 8 parcels as follows (proposed acreage/parcel): Lot 1) 11.5±, Lot 2) 14.2±, Lot 3) 10.3±, Lot 4) 10.4±, Lot 5) 10.4±, Lot 6) 13.4±, Lot 7) 10.0±, Lot 8) 10.1±.

The proposed project is located at 11247 Campo Seco Road in Tuolumne County and is located 2.3 miles southeast from State Route (SR) 49 and Main Street intersection in Jamestown, CA.

Based on the information provided Caltrans has the following comment:

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The proposed subdivision should pay traffic impact fees, and fair share contributions to any future proposed improvements on SR 49 intersections (i.e. Campo Seco Road intersection) which the subdivision traffic would access/impact.

If you have any questions or would like to discuss these comments, please contact Michael Casas at (209) 948-7475 (Email: michael.casas@dot.ca.gov) or me at (209) 948-7325 (Email: gregoria.ponce@dot.ca.gov).

Sincerely,

A handwritten signature in black ink, appearing to be the name 'Gregoria' written in a cursive style.

Gregoria Ponce, Chief
Office of Rural Planning

c: Quincy Yaley, Director, Tuolumne County Community Development
Department

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bc: Environmental—Dominic Vitali, Karimeh Juma
Traffic Ops—Vu Nguyen, Sonia Arellano
IGR file