

## California Department of Transportation

OFFICE OF THE DISTRICT 10 PLANNING  
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Governor's Office of Planning & Research

**Oct 11 2021**

### STATE CLEARINGHOUSE

Ruslan Bratan, Planner I  
Amador County Planning Department  
500 Argonaut Lane  
Jackson, CA 95642-9534

**AMA-49- PM 6.152**  
**Initial Study / Zone Change**  
**#ZC-19;10-1 Regan - R1 to C2,**  
**SCH 2021090179**

Dear Mr. Bratan,

The California Department of Transportation (Caltrans) appreciates the opportunity to comment on the Initial Study prepared for the Zoning Change (ZC) -19;10-1. This project proposes to rezone  $\pm 0.37$  acres of Assessor Parcel Number (APN) 044-030-024 and  $\pm 0.37$  of APN 044-030-026 from Single-family Residential (R1) zoning district to Heavy Commercial (C2) zoning district.

This project is located at 12454 Depot Road and 12461 Jackson Gate Road, in the City of Jackson.

#### **Caltrans has the following comments:**

Caltrans suggests Amador County continue to coordinate and consult with Caltrans to identify and address potential cumulative transportation impacts from this project and other developments near this location. This will assist Caltrans in ensuring that traffic safety and quality standards are maintained for the traveling public on existing and future state transportation facilities.

#### **Environmental**

A culturally sensitive area within Caltrans Right-of-Way (ROW) is recorded along this corridor section (AMA SR 49 PM 6.1-6.25). Any work in Caltrans ROW at this location is subject to cultural studies and Native American consultation with the Calaveras Band of Miwuk. It is recommended that the Calaveras Band of Miwuk is consulted for any development near this property. Within this same area in Caltrans ROW, a freshwater emergent wetland may be present. Development on this property would be subject to an analysis of effects to the wetland and may be subject to a Caltrans encroachment permit.

**Hydrology**

Hydraulics would like to review the pre- and post-construction runoff calculations, drainage plans to understand the flow patterns. The developer needs to ensure that the existing State drainage facilities will not be significantly impacted by the project. If existing historically undeveloped topography drains the runoff from the site into the roadside ditch located in the State ROW, it may continue to do so with the conditions that peak flows may not be increased from the pre-construction quantity and the site runoff be treated to meet current stormwater quality standards. If historical undeveloped topography shows drainage from this site does not flow into the State ROW, it will not be allowed to flow into the State ROW. An additional review will be required once the drainage plans and calculations are submitted.

**Encroachment Permits**

If any future project activities encroach into Caltrans ROW, the project proponent must submit an application for an Encroachment Permit to the Caltrans District 10 Encroachment Permit Office. Appropriate environmental studies must be submitted with this application. These studies will analyze potential impacts to any cultural sites, biological resources, hazardous waste locations, and/or other resources within Caltrans ROW at the project site(s). For more information, please visit the Caltrans Website at: <https://dot.ca.gov/programs/traffic-operations/ep/applications>

Please contact Paul Bauldry at (209) 670-9488 (email: [paul.bauldry@dot.ca.gov](mailto:paul.bauldry@dot.ca.gov)) or me at (209) 483-7234 (email: [Gregoria.Ponce@dot.ca.gov](mailto:Gregoria.Ponce@dot.ca.gov)) if you have any questions or concerns.

Sincerely,

*Gregoria Ponce'*

Gregoria Ponce, Chief  
Office of Rural Planning

cc: State Clearinghouse