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Planning Commission Staff Report

Meeting Date: October 7, 2025

Prepared By: Carole Kendrick, Director of Development Services

PROJECT INFORMATION SUMMARY

Case File: Master Sign Plan Amendment (MSP) 25-03

Request: Consideration of a Master Sign Plan amendment for the sign branding for Sociology on a 0.33-acre parcel zoned CBD (Commercial Business District) located at 564 Main Street (APN: 003-141-022)

Summary Recommendation: Continue off-calendar without discussion for Master Sign Plan MSP25-03 for Sociology.

<u>Property Owner:</u>	Brandon Guenther
<u>Applicant:</u>	Kyle Stillman
<u>Address:</u>	564 Main Street
<u>APN:</u>	003-141-022
<u>Lot Area:</u>	0.33 acres
<u>General Plan:</u>	Central Business District (CBD)
<u>Zoning:</u>	Central Business District (CBD)
<u>Existing Use:</u>	Coffee
<u>Environmental Document:</u>	Categorically Exempt per §15311 (Accessory Structures) of the CEQA Guidelines
<u>Decision Making Authority:</u>	Placerville Zoning Ordinance §10-4-17(H)

BACKGROUND

This item was previously considered at the September 2, 2025, Planning Commission meeting, where it was continued to the October 7, 2025, meeting to allow the applicant to revise the plan based on the Commission's suggestions, particularly concerning the scale and design of the side wall murals. However, the applicant has been unresponsive to staff's emails and phone calls, and no revised plans have been submitted.

RECOMMENDED PLANNING COMMISSION ACTION

Staff recommend that the Planning Commission continue the item off calendar without discussion due to the applicant's unresponsiveness and failure to submit revised plans.

INCORPORATED BY REFERENCE

City of Placerville General Plan

City of Placerville Zoning Ordinance

Contents of City of Placerville Planning Department Project File CUP 79-14, SPR 84-01, SPR 84-01-R, VAR 23-04, CUP 86-01 & MSP 25-03