

PLACER COUNTY BOARD OF SUPERVISORS MINUTES

The Placer County Board of Supervisors met in a special session at 1:30 p.m., Monday, July 24, 2006, at the Resort at Squaw Creek, 400 Squaw Creek Road, Olympic Valley, CA. Supervisors Santucci, Weygandt, Holmes, Gaines and Kranz present. Chairman Santucci presiding; Ann Holman, Clerk of the Board. Also present were County Executive Thomas Miller and County Counsel Anthony J. La Bouff.

PUBLIC COMMENT – Jenine Windeshausen, Treasurer-Tax Collector, provided results of the recent Redevelopment Agency Bond Sales.

COUNTY EXECUTIVE – Woody Biomass Program update.

Holly Heinzen, Assistant County Executive, introduced Brett Storey, Biomass Project Manager and stated in April 2006, the Board authorized hiring a Biomass Project Manager. He has made a great start working on our Strategic Plan.

Brett Storey, Biomass Project Manager, read the County's vision statement and advised he will be handling the practical application of the vision. His approach is to let technology, scale, economic viability and logistics drive the answer for Placer County. At a minimum, the project will provide reduction of catastrophic wildfire potential, cost savings, and production enterprise opportunities for viable leading edge Bio-based products. There are a number of things already being performed across the country putting forth bio-utilization. He provided a list and synopsis of projects they are working on now and noted there is a team in place. He will be bringing back a three phase process. He will look at collaboration, Federal & State legislation/regulatory, and contracts and grants.

Brett Storey stated Placer County has been asked to speak at the Tahoe Forum on August 10th and the Federal Woody Biomass Working Group. He said he hoped to move forward with a Tahoe Basin Stewardship Program by next year to allow all the groups to move forward together rather than attacking it as a Placer County entity. The challenges include regulatory and funding. He said the prognosis is looking green because the Board has opened doors to make his job much easier. He has people calling him inviting him to working groups, sessions and asking Supervisors to come and speak. He said now he has to put all of the information into a box and figure out how to make it all work.

Supervisor Holmes thanked Mr. Storey for the work he has done and Supervisor Kranz for his leadership. Supervisor Kranz said the Biomass Program just happened to be something that is really good for the environment and a byproduct from his real goal, to help reduce catastrophic wildfire in Placer County.

COUNTY EXECUTIVE/FACILITY SERVICES/CAPITAL FACILITIES FINANCING PLAN:

Affirmed priorities for County capital facility construction projects through FY 2015/16.

MOTION Holmes/Weygandt/Unanimous

Provided direction to staff to proceed with capital financing recommendations for the projects.

MOTION Weygandt/Gaines/Unanimous.

Holly Heinzen, Assistant County Executive, advised the Capital Facilities Financing Plan reflects a program that is intended to address facility needs in Placer County over the next 10 years and was developed in concert with the debt management policy. The Plan anticipates facilities due to new development and replacement of existing facilities. The Plan is intended to provide a framework for financing and delivery of capital facilities. It establishes priority on facility need or demand, opportunities and anticipated cash flow. It provides a context for Board decisions when approached with specific requests related to financing and delivery of facilities and delineates the anticipated timelines and funding sources for construction. She said action today would not constitute approval of any given project or financing mechanism and that each project will come before the Board separately with separate and specific recommendations with regard to projects as well as for the financing effort.

Jim Durfee, Facility Services Director, said the Capital Facilities Financing Plan would provide a fiscally responsible plan for the delivery of Capital Facility Projects required into the next decade. He listed completed projects, projects currently under construction and tiered projects proposed for the future.

Supervisor Gaines said he had no sense as to whether we are getting a good value for the buildings being proposed. Holly Heinzen explained that the costs listed are gross planning level costs. She said as the County proceeds with specific projects, the costs would be compared to specific criteria.

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Therese Leonard, County Executive Office, said the Capital Facilities Financing Plan is a dynamic document that has been changed considerably over the years and should be updated annually. The Plan provides a baseline and requires a number of diverse funding sources to be successful. Over the 10 year horizon essentially \$425 million is needed. The Plan maximizes the use of Capital Facilities Impact Fees with the majority of dollars going to fund the jail and other justice related facilities. As of today, \$49 million has been collected in impact fees and over the 10 year life cycle that number is expected to grow to \$170 million. She explained that the Capital Facilities Impact Fees are held in trust, separate from the General Fund and earn their own interest. Over the 10 year span it will require an ongoing \$10 million contribution from the General Fund to fund infrastructure. The General Fund has reserve set-aside of about \$30 million specifically for Capital Construction.

Chairman Santucci asked for the total amount of Facility Impact Fees collected to date. Holly Heinzen answered about \$59 million had been collected. Therese Leonard advised the County expects to collect an additional \$130 million, plus interest. Tom Miller, County Executive, said General Fund is a fund source that is at the discretion of the Board of Supervisors.

Supervisor Kranz stated every year the buildings get more expensive and asked if costs were projected into the future. Jim Durfee answered that projected costs do attempt to consider escalation of construction and stated he was comfortable with the Plan that has been put together in terms of fundability.

Public Comment

Sarah Malin, representing the Kings Beach Library, wanted to know when they can anticipate an addition to the Kings Beach Library. Jim Durfee answered that there is land at the existing site and the Kings Beach Library is a medium level priority in the Library Master Plan. They will be working it into the mix of libraries in the future.

Pat Moore, President of Rocklin Friends of the Library, stated that the Rocklin Friends were pleased that the Rocklin Library has been designated a Tier 2 project. Due to dramatic increases in population, the Rocklin Library is now inadequate to meet the needs of the community. She stated that the Rocklin Friends have raised \$147,652 for a new library and will continue to do what they can to support County and City efforts to build a library to meet the needs of the community.

Ken Yorde, Rocklin City Council and Rocklin Friends of the Library member, supported the Rocklin Library. He expressed concerned with the 2012 schedule and felt the need is now. He offered to work with the Board if requested to do so.

Susan Prince, Friends of the Colfax Library member, said the County needs to work with the City of Colfax to make sure they confirm facilities fees because that is an important part of the funding structure of this plan. This is an opportunity to acquire the building at a modest cost and provide services for a wide geographic range.

Rosemary Frieborn, Friends of Placer Animal Shelter, said she did not see any provisions for the Tahoe Vista Shelter. Jim Durfee answered they are starting to take a look at that now but focusing on two higher priorities. Jim Gandley, Health & Human Services, said there are ongoing discussions with the City of Truckee.

Sheriff Ed Bonner, said he was excited to see the South Placer Jail and that the Board needs to understand that it is necessary to securitize the West Roseville growth land to finance staffing.

Mark Parker, Director of Library Services, said he was grateful to see library facilities planned for the future and thanked Friends of the Libraries.

Jenine Windeshausen, Treasurer-Tax Collector, said the Facilities Plan is very aggressive and counter balancing. It is a reasonable financial plan that has been methodically thought out, maintains flexibility, and keeps in mind the County's conservative financial practices.

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**COUNTY COUNSEL/CLOSED SESSION REPORT:
PERSONNEL SESSION/LABOR RELATIONS
LITIGATION**

(A) §54957.6 - CONFERENCE WITH LABOR NEGOTIATOR – *The Board met with its negotiators with regards to PPEO and Management negotiations. The Board gave direction to its negotiators.*

Agency negotiator: CEO/Personnel Director

Employee organization: PPEO/DSA/Management

ADJOURNMENT – There being no further business the Board adjourned. Next regular meeting is Tuesday, July 25, 2006, at the Resort at Squaw Creek, 400 Squaw Creek Road, Olympic Valley, CA.

ATTEST:

Ann Holman
Clerk of the Board

Bill Santucci, Chairman
Placer County Board of Supervisors

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The Placer County Board of Supervisors met in a regular session at 9:00 a.m., Tuesday, July 25, 2006, at the Resort at Squaw Creek, 400 Squaw Creek Road, Olympic Valley, CA. Supervisors Santucci, Weygandt, Holmes, Gaines and Kranz present. Chairman Santucci presiding; Ann Holman, Clerk of the Board. Also present were County Executive Thomas Miller and County Counsel Anthony J. La Bouff.

PUBLIC COMMENT – Rosemary Frieborn, Newcastle resident, thanked the Board for Hidden Falls Park and the Board's dedication to Placer Legacy. Rosemary Frieborn, Friends of Placer County Animal Shelter, commended staff for its recommendations on the Capital Facilities Plan and requested the Tahoe Vista Shelter and Kings Beach Library be included. Kim Bromley, Placer County employee and PPEO Shop Stewart, advised they support the union bargaining team.

SUPERVISOR'S COMMITTEE REPORTS – None received.

CONSENT AGENDA – Consent Agenda approved with action as indicated.
MOTION Holmes/Gaines/Unanimous

1. ORDINANCES – Second reading:

- a. Community Development Resource Agency - Ordinance 5425-B adopted amending Chapters 2 and 3 of the Placer County Code establishing the department of Engineering and Surveying and approving the revised specification for the Director of Engineering and Surveying.
- b. Personnel/Civil Service Commission - Ordinance 5426-B adopted amending Chapter 3, Section 3.12.010, Allocation of Positions to Departments and Section 3.12.020, Schedule of Classification and Salary Grades Classified Service relating to the Sheriff, Account Auditor I/II be amended to Accountant Auditor Senior; Health and Human Services, Administrative Services Office Senior be amended to Budget and Fiscal Operations Manager, Cook Senior be amended to Client Services Counselor I/II/Senior; Facility Services, Administrative Clerk Senior be amended to Administrative Technician; Redevelopment Agency, Account Auditor I/II be amended to Accountant Auditor Senior; and new classification of titles of Chief Deputy Coroner and Application Support Technician be added.

2. WARRANT REGISTER - Weeks ending June 9, 16, 23 and 30, 2006.

3. BOARD OF SUPERVISORS:

- a. Resolution 2006-220 adopted commending Bill Schulze, Chief Building Official, Building Department, upon his retirement.
- b. Resolution 2006-221 adopted in support of the 4th Annual "Tour-de-Tahoe - Bike Big Blue" to be held on Sunday, September 10, 2006 around Lake Tahoe.
- c. Authorized a special meeting on Wednesday, August 16 and Thursday, August 17, 2006.
- d. Approved minutes of June 13, 2006.

4. CLAIMS AGAINST THE COUNTY – Rejected the following claims, as recommended by Counsel:

- a. 06-053, McDonough, Phillip, \$140 (Property Loss).
- b. 06-068, Keith, Karen, \$300,000 + (Bodily Injury).
- c. 06-069, Rice, Daniel, \$2,498 (Property Damage).

5. COMMITTEES & COMMISSIONS:

- a. Foresthill Forum Advisory Council - Approved appointment of Martha E. "Marty" Vroege to Seat 3 and Brenda Dabovich to Seat 7, as requested by Supervisor Kranz.

6. COUNTY EXECUTIVE - Approved a merit increase for Rich Colwell, Chief Assistant County Executive Officer, from Grade 683, Step 1, to Grade 683, Step 2, retroactive to June 24, 2006.

7. COUNTY EXECUTIVE/EMERGENCY SERVICES - Resolution 2006-222 adopted approving the FY 2006/07 Northstar Fire Department Capital Facilities Plan Update that includes a 2% mitigation fee increase.

8. FACILITY SERVICES:

- a. Foresthill Fire Protection District - Approved agreement with the District for administration and maintenance of emergency accesses fuel load reduction and fire breaks as related to fire protection needs for the Monte Verde Estates Subdivision, located between Foresthill and Auburn, funded by County Service Area assessments.

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- b. Mining Museum Building - Approved lease agreement with the Twentieth District Agricultural Association, at the rate of \$1,210 per month, for the Mining Museum Building at the Gold Country Fairgrounds, Auburn.
9. PERSONNEL - Approved a Side Letter of Agreement with Placer County Public Employee Organization (PPEO) regarding the implementation of salary adjustments for the professional engineering and surveyor classifications and ordinance introduced, first reading waived, amending Placer County Code Chapter 3, Sections 3.12.020 and 3.12.030, classified and unclassified service salaries for engineering and engineering management salaries.
10. PERSONNEL/CIVIL SERVICE COMMISSION - Ordinance introduced, first reading waived, amending Chapter 3, Section 3.12.010, Allocation of Positions to Departments, reflecting the reclassifications of one Account Clerk Entry/Journey position to an Accounting Technician in the Sheriff's Department, one Homemaker position, to a Client Services Assistant I/II in the Health and Human Services Department, and one Administrative Clerk Entry/Journey position to Secretary Entry/Journey in the Facility Services Department.
11. PROCUREMENT SERVICES - Authorized the Purchasing Manager to sign the following:
- a. Change Order, Ergonomic Chairs/Countywide - Approved change order to Blanket Purchase Order #13440 with Jacobs Office Interiors, in the revised amount of \$81,000.
 - b. Contract, Inmate Pay Telephone Services & Equipment/Telecommunications - Renewed with AT&T (formerly SBC/Pacific Bell).
 - c. Surplus Vehicles & Miscellaneous Equipment/Public Works - Declared vehicles and miscellaneous equipment as surplus and authorize disposal by public sale.
12. REVENUE SHARING:
- a. Approved appropriation of \$250 in Revenue Sharing monies to Roseville Chamber of Commerce, 11th Annual "SPLASH 2006", as requested by Supervisor Santucci.
 - b. Approved appropriation of \$500 in Revenue Sharing monies to Placer Union High School District for the Theatre Creators "Summer Theatre Academy 2006", as requested by Supervisor Holmes.
 - c. Approved appropriation of \$250 in Revenue Sharing monies to Placer Community Action Council Inc., for the 4th Annual "KidZKount Golf Tournament", as requested by Supervisor Holmes.

End of Consent Agenda

ADMINISTRATIVE SERVICES - Reviewed staff presentation on the progress of the County's Website Management Project and provided further guidance as appropriate.

Clark Moots, Administrative Services Director, advised that in the fall of 2005, at the Board's request, the Administrative Services Department prepared a plan to assume responsibility for managing the County's current web site and to assess, revise and upgrade the web site's configuration and management tools, and enable departments to easily add and update their own web content. The second phase of the plan will be in helping departments to improve their skills in managing their own web page content and to assist departments in developing interactive business processes for public access over the internet. He provided a demonstration that showed the new web site's look and highlighted information that is available to the public.

Supervisor Kranz reviewed his web page and said he is attempting to make his web page "one-stop shopping", with a link to contact information for every community service that will be available in specific areas of his district. He said he is very excited about his web page and thanked Clark Moots and staff for their work on this.

COUNTY EXECUTIVE - Approved agreement with the North Lake Tahoe Resort Association for FY 2006/07, in the amount of \$3,762,864, to promote tourism and benefit business through efforts that enhance the economic, environmental, recreational and cultural climate of the area.
MOTION Kranz/Holmes/Unanimous

Rich Colwell, Chief Assistant County Executive, said this contract is supported by Transient Occupancy Tax (TOT) revenues and is essentially the same as last year. In negotiations with the Resort Association there have been several changes to improve and strengthen the contract in areas of procurement and contracting procedures, community and cooperative marketing, transportation and

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infrastructure strategy development, public participation, and contract administration and accountability. Negotiations were conducted in a comprehensive and constructive manner. He commended the North Lake Tahoe Resort Association Executive Director, Steve Teshara and his staff and Jennifer Merchant of the County Executive Office, for their efforts in this regard.

Jennifer Merchant, County Executive Office, said the goal was to set the stage for the next six years as the increased 2% TOT moves towards its sunset in 2012. She reviewed changes to the agreement and proposed projects.

Steve Teshara, Executive Director of the North Lake Tahoe Resort Association, said the additional 2% TOT, which is a key part of their investment resources for the Resort Association, will sunset in 2012. He introduced members of his staff and his Board members. He said 1% of TOT generates about \$700,000 and if the growth rates are accurate about 5% of the 1% would represent by 2012, \$1 million in revenue each year. The focus of the Resort Association is to get another voter approval for that 2%.

Andy Chapman, Director of Tourism and Ron Treabess, Director of Community Partnerships & Planning, talked about how marketing partnerships are important to the strategy of NLTRA. A number of programs promote Lake Tahoe as a region.

COUNTY EXECUTIVE - Approved the North Lake Tahoe Resort Association's proposed expenditure of budgeted infrastructure funds, in the amount of \$185,000, for the Reno-Tahoe Airport Shuttle.
MOTION Kranz/Holmes/Unanimous

Jennifer Merchant, County Executive Office, explained that the North Lake Tahoe Resort Association (NLTRA) has highlighted, as a priority, the need for access for visitors from the Reno/Tahoe International Airport to the area. The Resort Association with assistance of the Truckee/North Tahoe Transportation Management Association and the Tahoe Transportation District has pushed this project forward and have unanimous consensus from their Transportation and Infrastructure Committees that this be funded. The request from Placer County Transient Occupancy Tax (TOT) funds does not cover the full cost. Most of the cost would be covered by fares paid from riding the service. She said it was important to note that this would be an ongoing annual subsidy, automatically included in the transit section of the NLTRA budget.

Supervisor Kranz said that he and Supervisor Gaines met with Sacramento International Airport who expressed an interest in serving this area. He asked if the NLTRA has met with them. Steve Teshara said they have not, but are ready to participate in meeting.

PUBLIC WORKS/FORESTHILL SLIDE REPAIR - Resolution 2006-223 adopted authorizing the Public Works Director to sign and approve a professional services agreement, with County Counsel review and approval of necessary bonds and insurance, with a consultant from the County's Pre-Approved Consultant List, in an amount not to exceed \$200,000, for construction management, inspection and materials testing services for the project, and authorized the Public Works Director to approve and sign contract amendments for additional professional services up to 7%.
MOTION Kranz/Holmes/Unanimous

Peter Kraatz, Public Works, advised five firms submitted proposals. The Professional Services agreement is exempt from CEQA and funding is anticipated to come from Federal Emergency Relief Funds for Federally Owned Roads.

BOARD OF SUPERVISORS - Presentation of the "Placer County Meth Project" video produced by Placer County Health and Human Services, Placer County Administrative Services and staff from the Board of Supervisors.

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PLANNING/THE NORTHSIDE (PSUBT20060278) REZONE FINAL ENVIRONMENTAL IMPACT REPORT (PEIRT20050258) - Public hearing to consider a request from East-West Partners for the approval of a Rezone from RS-PD-3; RES-DS-PD-15; FOR (Residential Single-Family, Combining Planned Development of 3 dwelling units per acre; Resort, Combining Design Sierra, Combining Planned Development of 15 dwelling units per acre; Forestry) to RM-DS-PD-15; RM-DS-PD-6.0 (Residential Multi-Family, Combining Design Sierra, Combining Planned Development of 15 dwelling units per acre; Residential Multi-Family, Combining Design Sierra, Combining Planned Development of 6 dwelling units per acre) for the proposed Northside at Northstar residential development. The property (APN 110-080-015, 110-080-042, 110-250-001 and 110-025-002) is located within the Northstar-at-Tahoe development, west of the existing Village Center. The Board will consider adoption of a Final Environmental Impact Report (PEIRT20050258) for the project.

MOTION Kranz/Holmes/Unanimous to close the public hearing, approve and certify the Environmental Impact Report, adopt Ordinance 5427-B in Exhibit B, and adopt the proposed Findings as included in Exhibit C, subject to the Conditions in Exhibit D.

John Marin, Community Development Resource Agency, brought to the Board's attention the Conditions of Approval (Page 400) for the project. There are 115 Conditions that need to be met before a final map can be processed.

Bill Combs, Planning, said the proposed rezoning will adjust the zoning to the project as it was designed. He said the Martis Valley Community Plan was updated and approved by the Board December 2003. The number of units proposed for the project is 137 and is less than what is allowed under the land use diagram. He advised an Environmental Impact Report was prepared for the project and recommended the Board certify the EIR and approve the rezoning request.

Thomas Parr, adjacent homeowner, said he was concerned about future drainage issues. He was not opposed to the project but wanted to make sure drainage would be addressed. Bill Combs said that the conditions of approval address drainage issues. Jim Porter, representing the applicant, said he appreciated all the work that staff has done and advised he would meet with Mr. Parr.

COUNTY EXECUTIVE - Presentation regarding Placer County's Place-Based Planning Component of Tahoe Regional Planning Agency's Pathway 2007, 20-Year Regional Plan.

Jennifer Merchant, County Executive Office, explained the Pathway 2007 20 Year Regional Plan is a collaborative effort of the Tahoe Regional Planning Agency, United States Forest Service, Lahontan Regional Water Quality Control Board and the Nevada Division of Environmental Protection to develop consistent regional planning. The place-based component being discussed today focuses specifically on community character issues and to assure that the community's desires and wishes are maintained throughout the larger regional planning process. She discussed, through a power point presentation, Placer County's Role and highlighted issues identified at public workshops. In closing she discussed key strategies to implement the community vision.

Colleen Shade, Tahoe Regional Planning Agency, said Tahoe has very diverse communities and not all ideas will make it to the end. The process is set up so that all of the information that is coming from community members goes straight to the web site as well as the vision summary report for each of the place based communities. Supervisor Kranz wanted to make sure that Placer County has direct input into the governing board rather than being filtered through the forum.

Ron McIntyre, member of the working group, said there is an amazing amount of consensus on the big picture issues within the community. He said Placer County has been tremendously involved on the front end of the process and that the process will probably go on for two or three more years. He asked that Placer County make a commitment to see that the community vision stays whole. Members of the working group requested the Board keep the process moving forward.

Rich Colwell, Chief Assistant County Executive, advised that Placer County will have a direct line from the Placer Working Group to the Board of Supervisors to the Tahoe Regional Planning Agency Board.

Supervisor Kranz said we need to have demonstration projects and move ahead with affordable housing and issues that are critically important.

Colleen Shade, Tahoe Regional Planning Agency, said that TRPA will be incorporating community visions into the next regional plan. She congratulated the Board for being the first to show commitment to the process.

John Faulk, representing the Tahoe Sierra Board of Realtors, said that an interim plan has to be approved by the TRPA Governing Board prior to December 31, 2006. He asked the Board to do what it could to make sure this process continues to move forward.

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COUNTY EXECUTIVE/REDEVELOPMENT AGENCY - Resolution 2006-224 adopted approving the Redevelopment Agency's use of \$300,000 to purchase an exclusive land easement in order to provide access to the Tahoe City Marina public parking structure, and to make findings required by Health and Safety Code Section 33445, subject to the review of County Counsel.
MOTION Kranz/Holmes/Unanimous

Rich Colwell, Chief Assistant County Executive, explained that an easement is required to provide vehicle access from Highway 28 to the third level of the Tahoe City Marina Public Parking Structure. There are two other levels that will come in from the marina side. Supervisor Kranz asked if the height problem had been addressed and was advised by Rich Colwell that it had.

ADJOURNED AS THE PLACER COUNTY BOARD OF SUPERVISORS AND CONVENED AS THE REDEVELOPMENT AGENCY BOARD

REDEVELOPMENT AGENCY BOARD/PURCHASE OF EXCLUSIVE LAND EASEMENT - Resolution 2006-225 adopted approving the use of \$300,000 to purchase an exclusive land easement in order to provide access to the Tahoe City Marina Public Parking Structure, to make findings required by Health and Safety Code Section 33445 and authorized the Chief Assistant CEO-Redevelopment Director or designee, to sign all related documents, subject to review of Agency counsel.
MOTION Kranz/Holmes/Unanimous

Rich Colwell, Chief Assistant County Executive Officer, requested the Board adopt a resolution, as the Redevelopment Agency Board, to approve the agreement.

REDEVELOPMENT AGENCY BOARD/AGREEMENT - Resolution 2006-226 adopted authorizing an exclusive right to negotiate an agreement with Ferrari Corporation, Inc. to evaluate feasibility of projects on parcels owned by Ferrari Corporation, Inc., and authorized the Chief Assistant CEO-Redevelopment Director or designee, to sign all related documents, subject to the review of Agency counsel. MOTION Kranz/Holmes/Unanimous

Rae James, Redevelopment Agency Deputy Director, requested the Board adopt a resolution authorizing an Exclusive Right to Negotiate (ERN) agreement with Ferrari Corporation, Inc. Under Redevelopment Law an ERN agreement will allow the agency to define the terms to which the public will contribute and recoup its resources and also allow the Ferrari Corporation to lever its land and financial resources with a project that will be a catalyst to entice other developers to invest in Kings Beach. The Agency is also asking for approval to match the Ferrari Corporation funds up to \$200,000 for pre-development costs associated with the property. In about six months, agency staff will return to the Board with an Owner Participation Agreement that will define the terms and scope of a development project to one of the key gateways in North Lake Tahoe.

REDEVELOPMENT AGENCY BOARD/HOUSING SET-ASIDE FUNDS - Resolution 2006-227 adopted to recommit up to \$1 million in Redevelopment Housing Set-Aside Funds to assist in the development of affordable senior rental housing in North Lake Tahoe, subject to review of Agency counsel.
MOTION Holmes/Kranz/Unanimous

Rae James, Redevelopment Agency Deputy Director, advised the Nahas family has donated land to Pacific West Communities to construct 78 affordable housing units for senior residents in the Highland Village Development. In 2005, the Board approved an agency contribution of \$1 million to this development. This is redevelopment at its best, leveraging public dollars to support and encourage private investment.

REDEVELOPMENT AGENCY BOARD/LAND DEDICATION - Resolution 2006-228 adopted authorizing acceptance of a land dedication, valued at \$650,000, from the Tahoe Yacht Harbor LLC, and authorized the Chief Assistant CEO-Redevelopment Director or designee to sign all related documents, subject to review of Agency counsel. MOTION Kranz/Holmes/Unanimous

Rae James, Redevelopment Agency Deputy Director, advised the Tahoe Yacht Harbor LLC, has donated land to construct the first multi-level public parking facility. She showed a schematic of the proposed structure. The garage is planned to contain 138 spaces and can be used throughout the year. It is expected to be completed in the summer of 2009.

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REDEVELOPMENT AGENCY BOARD/JACKPINE STREET PUBLIC PARKING LOT - Resolution 2006-229 adopted approving the use of \$48,000 in tax increment funds to purchase land coverage for the parking lot and authorized the Chief Assistant CEO-Redevelopment Director or designee, to sign all related documents, subject to the review of Agency counsel.

MOTION Kranz/Holmes/Unanimous

Rae James, Redevelopment Agency Deputy Director, advised in 2003 the Board approved the agency to enter into a long term lease with the owner of land located along Jackpine Street. The site has been designed as a public parking lot to contain 40 parking spaces. The site has never been developed and requires coverage allocation under the TRPA development guidelines. The California Conservancy Board has agreed to sell the needed coverage to the Agency for \$48,000.

**ADJOURNED AS THE REDEVELOPMENT AGENCY BOARD AND
RECONVENED AS THE BOARD OF SUPERVISORS**

COUNTY COUNSEL/CLOSED SESSION REPORT:

(A) §54956.9 - CONFERENCE WITH LEGAL COUNSEL

(1) Existing Litigation:

- (a) Bickford Ranch Heritage Coalition of WPCARE; Town of Loomis; vs. County of Placer, et al. Placer County Superior Court Case Number: SCV12793, Court of Appeal, Third Appellate District Case No.: C047630 - **The Board had a discussion with Counsel and gave direction.**
- (b) Meadow Vista Protection, vs. Chevreux Aggregates, Inc., County of Placer, et al., Placer County Superior Court Case Number: SCV19614 - **The Board received a status report from Counsel.**
- (c) Sierra Watch; League to Save Lake Tahoe; Mountain Area Preservation Foundation vs. Placer County, et al. (Martis Valley), Placer County Superior Court Case No.: SCV-16652 - **The Board received a report from Counsel.**

(B) §54957.6 - CONFERENCE WITH LABOR NEGOTIATOR - There was no discussion with the Board of Supervisors with regard to PPEO, DSA, or Management.

Agency negotiator: CEO/Personnel Director

Employee organization: PPEO/DSA/Management

ADJOURNMENT - Next regular meeting is August 1, 2006.

ATTEST:

Ann Holman
Clerk of the Board

Bill Santucci, Chairman
Placer County Board of Supervisors

