

County of Placer
PENRYN MUNICIPAL ADVISORY COUNCIL

P. O. Box 498

Penryn, CA 95663

County Contact: Administrative Aide (530) 889-4010



Regular Meeting

May 27, 2014

Unapproved Minutes

Vice Chairman Yoder called the meeting to order at 7:00 pm. She led the Pledge of Allegiance.

MAC MEMBERS PRESENT: Vice Chairperson Anita Yoder, Council members Bob Brodovsky and Mike Bishop were present. County Staff: Administrative Aide to Supervisor Holmes, Leah Rosasco. Chairperson Patty Neifer was absent.

APPROVAL OF AGENDA: After reviewing the posted agenda, *Councilman Bishop moved to approve the agenda as posted; seconded by Councilman Brodovsky. Motion carried unanimously, with one Councilman absent and one vacant seat.*

APPROVAL OF MINUTES/March 25, 2014: The March 25, 2014 minutes could not be approved at this meeting because there was not a quorum present to approve the minutes. They will be placed on the July agenda for approval.

PUBLIC COMMENT: None.

PUBLIC SAFETY REPORTS:

- A. Penryn School Report/LUSD –No report.
- B. Placer County Sheriff – Officer Roger Bryant reported on the low crime rate for the area. He stressed that residents lock their cars because of an increase in auto break-ins for conspicuous electronics.
- C. California Highway Patrol – No report.
- D. Penryn Fire – The Penryn District’s Board secretary shared the incident report for the last month.
- E. CalFire – The Battalion Chief for the Lincoln (Thunder Valley) station reminded residents of the importance of maintaining a defensible space of 100 feet around their homes, having proper property I.D. signage on your property, CALFIRE at maximum staffing already do the drought, June 1 state wide burn ban will go into effect, he stressed that it has already been a very busy “fire season”. He added that the AMGEN went well. Comments/Concerns, please call 530.277.2317.

COUNTY UPDATES: Supervisor Holmes’ Administrative Aide, Leah Rosasco, updated the MAC and community on the progress of combining the Penryn and Horseshoe Bar MACs. The first meeting for the combined groups will be September 2014. She also reported on the “Big Day of Giving” stating that Placer Land Trust was the bigger winner, she talked about the “mini-libraries” springing up in our area (Little Free Libraries.org) for more information. And finally, she reported back to the community on the on-going issue of truck parking at the 76 Station. She stated the long term truck parking is more than 3 days and then the owner will be notified for removal. Code enforcement is aware of the problem and is working to resolve the issue. Many residents were present and voiced their concerns over the truck parking issue. The following is a list of concerns voiced by those present:

- 2 ½ year problem
- 3 days too long before action; original plan called for No Commercial Truck Parking
- Promise to community not being up held
- Place large rocks to block lot
- Fragant disregard for the community
- Staffing (?) Why can’t the county respond...county needs to follow the law too
- Process works very efficient for someNOT equally applied
- No parking at all at the station or adjoining property, code enforcement not equally applied...Event Centers/Wineries will there be code enforcers when needed ?
- “No Parking signs posted...Sheriffs report daily....authority...Building Department
- Community needs to write to Code Enforcement
- Unintended consequences not being addressed....Penryn Day Spa!
- Positive action from the MAC, future tax revenue for county, learn to work with the property owner for solutions

The 150 rental apartment project proposed for the Penryn Parkway has been revised and could possibly be turned into single family housing. E.J. Ivaldi is the planner for the project a predevelopment meeting has been scheduled and the MAC will be updated as needed. And finally, the proposed boat and RV storage planned for the property adjacent to the Valencia Club will come before the MAC when appropriate.

INFORMATION/NON-ACTION ITEMS:

A. Bickford Ranch Specific Plan – The project site is located on the east side of Sierra College Boulevard, south of State Route 193, north of English Colony Way, between Lincoln and Penryn, approximately four miles north of Interstate 80. E.J. Ivaldi is the Senior Planner for the project and he can be reached at the Planning Department for updates. George Phillips, on behalf of LV Bickford Ranch, LLC gave a brief review of the history of the project. He mention the submittal dates to the county, the approval of the project by the Board of Supervisors, the legal challenges, the settlements to Loomis and other private groups. He talked about the sale of the property to SunCal in 2005 and the bankruptcy action in 2008-2012. Lehman Brothers now the owners of The Bickford property. He then addressed the modifications to the original plan. They included: a change in the primary access point; it will no longer be at Twelve Bridges. It will now be located near Penney Lane. There will no longer be a commercial site within the project boundaries. Cost, demand and competition negatively impact the viability of success. Also, the planned golf course is gone, this will allow for more open space areas within the project. He added that the unit count will remain the same as originally stated. He also stated that the EIA Document will be back to the MAC for action. General discussion has heard. The following items are some of the discussion points covered:

- Clark Tunnel Road – remain closed (?)
- Water and sewer issues...does drought effect planning
- 950 active adult component
- Density – 5 units per acre, fewer large lots, no multi-family units planned
- Public access to trails
- Tree removal/fines/replanting oak trees that died
- \$250K Development fees paid (?)
- Future water demand...sustainable (?)
- Renewal technology...solar power (?)
- Preserving the “night sky”
- Affordable housing (?)
- Sewer to Lincoln
- Postal zip code for project (?)
- Schools
- Fire Department (?)

Mr. Phillips addressed all concerns as best he could at this phase of the planning process. He assured the community that he would be open and will keep the communication lines open with the public as needed.

ACTION ITEMS: None.

MAC MEMBER COMMITTEE REPORTS:

- A. Chairperson’s report/correspondence/Patty Neifer – No report.
B. Schools/ Neifer – No report.
C. Parks, Recreation and Service –Vacant position; no report given.
D. Traffic, Safety and Fire/Mike Bishop – crimemapping.com. Great resource for the community on crime activities in the area.
E. Land Use and Planning/Anita Yoder – No report.

ADJOURNMENT: 8:52 p.m.

Respectfully submitted,

Sue Setters,
Recording Secretary