
Granite Bay MAC Minutes
Wednesday, January 8, 2014 at 7:00 p.m.
5455 Eureka Road, Granite Bay, CA

1) Call to Order 7:06

2) Pledge of Allegiance

3) Approval of the Agenda

Motion was made, and seconded, to approve the agenda. Motion passed, 6-0.

4) Approval of the Minutes

a) December 4, 2013 (Suzanne Jones absent.)

Motion was made, and seconded, to approve the minutes with the correction of a duplicate sentence. Motion passed, 5-0.

5) Introduction of MAC Members

John Thacker, Suzanne Jones, Walt Pekarsky, Don DeSantis, Eric Bose, Virg Anderson and Ashley Gibian, Secretary.

6) Public Safety Reports

a) Placer County Sheriff

Lynn Harrison reported that two more men were arrested in conjunction with a burglary. The homeowners were awoken around midnight at the sound of the break in and called 911. The two men fled the scene and were later apprehended and are still in custody.

Placer County placed again for last year's National Night Out. Placer and Los Angeles County were the only Counties in California to place. They love the commitment in the communities of Placer County, but our population isn't high enough to place higher. About a dozen neighborhoods in Granite Bay alone participated. Recently, six new neighborhood watch group were formed along the Auburn-Folsom corridor. If you share phone numbers with your neighbors and look out for each other, it can be the best deterrent. In burglaries they tend to take things they can get rid of quickly such as jewelry, money, guns, and computers.

A resident reported that the Itchy Acres community has had multiple mailbox robberies in the cluster boxes. He personally has had medical packages such as syringes stolen. He has been trying to get a higher security box and wants to know what the postal service is doing about this issue so he asked them to come to the MAC. They responded that they will come in February.

b) South Placer Fire District

There has been a resignation on the Fire Board. Anyone interested in serving on the board must submit an application by January, 31 and they will be doing interviews in early February.

c) California Highway Patrol

None Present.

- 7) **Public Comments:** Any member of the public may address the Municipal Advisory Council on any matter that is NOT listed on the agenda. Comments will normally be limited to three (3) minutes per person at the discretion of the Chairperson.

None.

8) **Supervisor Report (If Supervisor Kirk Uhler is not present, Linda Brown will present)**

Robert Dugan on the PCWA Board and Supervisor Kirk Uhler are working on putting together a presentation as an informational item to explain what they are anticipating in response to the lack of rain. They are also trying to get someone from San Juan Water to come speak. Some good news because of the dry weather, construction continues on Auburn-Folsom Road to finish the widening project and continue the sewer line project. On the Board level, there was a request to approve a new Williamson Act contract. Rickey Ranch on Cavitt Stallman has been divided among the younger family members. A 70 acre portion North of Cavitt Stallman has elected to take a new contract. The new tax rate will be based on a new appraisal. The South side is letting the Williamson contract expire. On December 10, Supervisor Uhler presented the Commemorative Coin to Eric Bose. Placer County acquired the final three links needed to lay out a public trail network that someday will connect Hidden Falls Regional Park to the Bear River.

Frank commented that an article in the Sacramento Bee reported that San Juan Water District said that if the water issue continues into April or May, they will implement a Stage 5 long term water emergency.

9) **Informational Item/Non-Action:**

- a) **The Affordable Care Act:** Presented by, Cheryl S. Davis, M.S., Director, Human Services (20 min.)
The Federal Government's Affordable Care Act is a complicated change in American medical insurance coverage. To help Placer County residents navigate through this process, a brief overview will be presented explaining eligibility, coverage and enrollment provisions. This is not meant to be a fully comprehensive presentation but a way to find out more about where to go and the role that Placer County is playing to help the community.

Cheryl Davis came to talk about the Affordable Care Act because there has been some confusion over it. The Patient Protection and Affordable Care Act, also known as Obamacare, created a new way to purchase coverage through health insurance exchanges. It requires most of us to have health insurance or pay a penalty which is often called the "individual mandate" and has been very controversial. It also establishes essential health benefits for all health plans. It makes it illegal to deny coverage based on pre-existing conditions, age, or occupation. They cannot charge more to women and those who are sick and it eliminates annual and lifetime caps. It also extends parents' coverage for young adults up to 26 years old.

The essential benefits included in every plan are: ambulatory services, emergency services, hospitalization, maternity and newborn care, mental health and substance use, rehabilitative services, laboratory services, preventive wellness and chronic disease mgmt., pediatric services and prescription drugs.

Covered California is our health exchange for the Affordable Care Act. It is estimated that Placer County's uninsured make up about 9% of the population which is half of the National Average. It is estimated that 75% of these people will be covered by 2016 and that is a benchmark set by the Federal Government. The County is responsible for signing people up through Medi-Cal.

You can apply for coverage through March 31, by phone, online or mail.

10) **Action Item:**

- a) **Proposed Event Center Ordinance:** Presented by George Rosasco, Placer County Planning Services Division (20 min.)

The Board of Supervisors has requested that the Planning Department develop a new ordinance, for their approval, on Community Centers and Event Centers in Placer County. There were four workshops at the Planning Commission that resulted in a Draft Event Center Ordinance. This will be the second presentation to the MAC to answer further questions. Staff is requesting a recommendation on the ordinance that will be forwarded to the Planning Commission for further consideration.

Ej Ivaldi was here last week to talk about the proposed Event Center Ordinance. He reported that the Granite Bay MAC had more questions so George Rosasco is here to answer those questions. After this has been around to all the MACs (most of them twice) it will go back to the Planning Commission and then on to the Board.

An "event" is not clearly defined at this time but it is going to need to be defined. It would be something like, anything lasting longer than an hour and no more than twelve. For an example. His recommendation will be 10-12 hours max.

In response to event centers next to sensitive receptors, such as schools, the Alcohol Beverage Control Agency will not license centers too close to sensitive receptors. The event centers will also require a Conditional Use Permit which could be used to deny a center too close to sensitive receptors.

In regards to lighting, Agricultural areas don't have a lot of rules so it is necessary to spell out lighting restrictions. Those restrictions are already set for commercial areas so they do not need to be spelled out again in this specific ordinance.

For code enforcement, we could put specific language in the ordinance but it would limit the County's police in their ability to handle new situations as they arise. They have a citation process which warns people they are breaking a rule and if they do not correct it they will be fined. This works very well and often people correct the issue before their hearing. Code enforcement is not set up like police to respond instantly. There is talk about changing the way it is run so that they can respond more quickly. There has been talk of having permanent signage with a phone line that will be manned during all events. This line would be available so that someone can call and say, "Hey, this is happening" and the facility can fix it immediately. There is a concern that "everyone knows that no one is around on the weekends so they'll take advantage." Rosasco believes that if you revoke Conditional Use Permits or give fines, people will learn quickly that there are consequences for not staying to code. They discussed many options but decided that they have everything in place that they need, and they just need to expedite their responses and use it.

There were concerns about access standards and event centers being on private roads. If you were to have an event center on a private road, you would be responsible for bringing that road up to code and for a portion of the maintenance. Depending on the size of the center, this could include making the road 25 feet wide, turnouts for fire department vehicles, etc.

The agricultural requirement means that if you have an agricultural event center, it is meant to be an *alternative* revenue stream to help support the agricultural use. Should the agricultural use go away, the Conditional Use Permit should be revoked.

In counting the number of events each year, we need to have an allowance for private vs public events so that a family could have their reunion or a birthday party and it would not count against the number of events per year. We would not want this allowance to be abused though.

Density of Event Centers was discussed but it was decided not to regulate this. The only County that has done this is Monterey and their restrictions go far beyond a zoning ordinance. The County decided that a better solution is the Use Permit process and they can consider density in the permit process and decide for or against a specific center.

Eric Bose commented that the beauty of this ordinance is that it gives County Staff the ability to assess each application on a case by case basis and include the amount of regulation needed.

Residents have expressed concern over noise in Agricultural Zones. If you are in an agricultural zone, next to a legitimate agricultural use property, it can be exceedingly loud. There is heavy equipment, tractors, generators, etc. That said, there are rules set in place because the agricultural land in Placer County is very fragmented. All noise must move inside at 7:30 PM and outside noise must not exceed 20 decibels.

Marilyn Jasper suggested an online database in her letter. There is no provision for such a database and Rosasco doesn't know who would create and maintain such a database. You could have the centers do it, but that is self-policing. Sandy Harris recommended posting the conditions of the ordinance online so that people could look and see if a center is in violation on their own.

A motion was made, and seconded, the MAC Board recommends that the Planning Commission adopt the ordinance after reevaluating the number of events allowable per year as well as defining what an event is in terms of hours and length. Motion passed 6-0.

11) Correspondence – Found on Table at the rear of the room.

12) Next Regular Meeting – February 5, 2014

13) ADJOURNMENT 8:53