REGULAR MEETING AGENDA
Wednesday, March 6, 2019 7:00 PM
Eureka School District Office, Board Room
5455 Eureka Road, Granite Bay, CA

1. Call to Order & Pledge of Allegiance

2. Welcome, Introduction of MAC Members & Statement of Meeting Procedures

3. Approval of March 6, 2019 Agenda

4. Approval of February 6, 2019 Minutes

5. Board Member & Public Safety Reports
   A. MAC Board
   B. Placer County Sheriff’s Office
   C. California Highway Patrol
   D. South Placer Fire District

6. Public Comment: Let us hear from you! Do you wish to share something that’s NOT already on this agenda? We welcome your input at this time and kindly ask that you keep your comments to 3 minutes or less (or as determined by the chairman).

7. Supervisor Report

8. Information Items:
   A. Proposed User Fee Increase for Sewer Maintenance District 2 – Granite Bay:
      Staff will provide an overview of a proposed increase to the sewer user fees for SMD 2. Since the sewer user fees in the Granite Bay Sewer District have not increased since July 1, 2007, it is requested that the Board of Supervisors increase the user fees by 4% per year for the next two years thus allowing continued quality, efficient and reliable sewer services. The current fee is $48.12 per single family residence
      Presenter: Jared Deck, Senior Civil Engineer (10 minutes)

9. Action Items:
   A. Proposed Whitehawk II Project
      Planner Whitehawk II is a proposal to develop a 55-unit Planned Residential Development on a 32.97-acre site (APN 048-151-061-000) located on the south side of Douglas Boulevard at Seeno Avenue in Granite Bay.
The project would include 55 single-family, single-story, detached residential units on private streets accessed from Douglas Boulevard. Approximately forty-seven percent of the site would remain as common area and open space.

The applicant, Meritage Homes, is requesting a Community Plan Amendment to change the land use designation of the site from Rural Low Density Residential (.9 to 2.3 acre min. parcel size) and Rural Residential (2.3 to 4.6 acre min. parcel size) to Low Density Residential (0.4 to .9 acres per dwelling unit) and Open Space. Also proposed is a rezoning from RA-B-100 (Residential Agricultural, minimum Building Site of 100,000 square feet) to RA-B-20 PD = 1.75 (Residential Agricultural, minimum Building Site of 20,000 square feet, combining Planned Residential Development of 1.75 units per acre) and O (Open Space). A Variance to lot coverage would allow up to 50 percent coverage for single-story residences where 30 to 40 percent is normally permitted.

**Presented by Chris Schmidt, Placer County Senior (20 minutes)**

10. **Adjournment** to next regular meeting on April 3, 2019, in the LARGE GYM