



**PLACER COUNTY
COMMUNITY DEVELOPMENT RESOURCE AGENCY**

**DEVELOPMENT REVIEW COMMITTEE
AGENDA
WEDNESDAY, AUGUST 30, 2023 10:00 A.M.**

Regular meetings are held on the 1st and 3rd Wednesday of each month, including the 5th Wednesday in March, May, August, and November

**MEETING LOCATION:
PLACER COUNTY COMMUNITY DEVELOPMENT RESOURCE CENTER
3091 COUNTY CENTER DRIVE, AUBURN, CA 95603
CYPRESS ROOM
(IN-PERSON ATTENDANCE ONLY)**

PLACER COUNTY DEVELOPMENT REVIEW COMMITTEE	
DRC Members ¹ : Nick Trifiro, Alice Atherton, Craig Paul	
10:00 a.m.	Call to Order B) Roll Call
	PUBLIC COMMENT The public will be offered the opportunity to discuss with the Development Review Committee matters not included on the current agenda. The length of time devoted to this public comment period shall be as determined appropriate by the Development Review Committee.
	CONSENT AGENDA: All items on the Consent Agenda have been recommended for approval by County staff. All items will be approved by the Development Review Committee by a single roll call vote. Anyone may ask to remove a Consent item prior to the Development Review Committee taking action, and the item will be moved for discussion. All items are for recommendation to the Planning Commission.
A	Approval of Minutes from 8/16/23
	IMPROVEMENT PLANS – FOR REVIEW AND APPROVAL
B	Project Title: Placer Ranch Specific Plan Phase 1A Backbone Infrastructure Improvement Plans (ESD22-00259) Staff: Nicholas Capuchino Project Location: The major roadway widening, and extension project consists of approximately 4 miles of backbone roadway serving Phase 1A of the Placer Ranch Specific Plan. Improvements include and are located along Sunset Blvd, Catalyst Blvd, Momentum Dr, Fiddymment Rd, and Woodcreek Oaks Blvd (both within and north of the City of Roseville) in Phase 1A of the Placer Ranch Specific Plan which is located on the northern boundary of the City of Roseville between Fiddymment Road and Foothills Boulevard.

¹ Or as determined by the CDRA Director

C	<p>Project Title: Penryn Townhomes Improvement Plans (ESD17-00253) Staff: Nicholas Capuchino Project Location: The project consisting of a planned residential development with 23 townhomes is located on the east side of Penryn Road, just north of Interstate 80 within the Horseshoe Bar/Penryn Community Plan area.</p>
D	<p>Project Title: Sierra College Parcel Map Improvement Plans (ESD22-00304) Staff: Nicholas Capuchino Project Location: The 4-lot parcel map is located on the west side of Creekside Lane, between the City of Lincoln and Sierra College Blvd just north of the City of Rocklin and just outside the Horseshoe Bar/Penryn Community Plan area.</p>
	<p>PARCEL MAP – FOR REVIEW AND RECOMMENDATION OF APPROVAL TO COUNTY SURVEYOR</p>
E	<p>Project Title: Olsen Parcel Map (ESD21-00211) Staff: Anna Cabe Project Location: A two-parcel Final Parcel Map creating Parcels 1 and 2 on an 11.47-acre parcel. The site is accessed off of a private road that connects to Hungry Hollow Road, in the Lincoln area.</p>
	<p>FINAL MAPS – FOR REVIEW AND RECOMMENDATION OF APPROVAL TO THE BOARD OF SUPERVISORS</p>
F	<p>Project Title: Kemper Oaks Unit 2 Subdivision Map (DSM 1009) Staff: William Day Project Location: Kemper Oaks Unit 2 consists of 47 residential units on 24.7 acres located on Kemper Road in North Auburn, 1/4 mile east of Bean Road.</p>
G	<p>Project Title: Placer Vineyards Specific Plan, Property 1A, Village 4 Small Lot Final Map (ESD23-00012) Staff: Anna Cabe Project Location: Property 1A Village 4 Small Lot Final Map is creating 154 residential lots and 8 landscape lots within the Placer Vineyards Specific Plan in the west area of Placer County, south of Baseline Road and west of Walerga.</p>
H	<p>Project Title: Riolo Vineyards Specific Plan, Silver Sage Phase 1 Subdivision Map (ESD22-00429) Staff: William Day Project Location: Silver Sage Phase 1 consists of 136 single-family residential lots, 4 landscape/open space lots, and a remainder lot, on 89.24 acres. This subdivision is located on PFE Road, approximately 1/3 mile east of Watt Avenue.</p>
I	<p>Project Title: Penryn Townhomes Subdivision Map (ESD22-00167) Staff: William Day Project Location: Penryn Townhomes, a Planned Residential Development, includes 23 residential lots (townhomes) within seven separate buildings, and three common ownership lots on a 3.2-acre property located on the east side of Penryn Road, north of Interstate 80 and east of Hope Way in Penryn.</p>

	OTHER ITEMS FOR REVIEW AND APPROVAL OF RECOMMENDATION TO THE PLANNING COMMISSION
	None

DISTRIBUTION:

Building Services
Planning Services
Environmental Health Services
Engineering and Surveying
Department of Public Works
Applicants/Engineers