



County of Placer
Granite Bay Municipal Advisory Council
175 Fulweiler Avenue ▪ Auburn, CA 95603 ▪ (530) 889-4010
County Contact: Michael Spelis (916) 787-8960

6/2/2021 MEETING MINUTES : APPROVED 8/4/2021

6:00 PM, Wednesday, June 2nd, 2021

Online via Zoom (link below) | Meeting ID: 936 8433 0897

This MAC meeting was conducted by webinar and teleconference. There was no physical location open and/or accessible. MAC members and County staff participated in this meeting by webinar or teleconference.

Members of the public observed and participated in this meeting by accessing the following web link:

<https://placer-ca-gov.zoom.us/j/93684330897?pwd=bElWa3lGV3ZydTZOVjB1QmlaRnM1dz09>

Members of the public accessed meeting audio by calling 1-877-853-5247 (Toll Free) or 1-888-788-0099 (Toll Free) Conference ID: 936 8433 0897

1. Call to Order – 6:00pm by Chair Virgil Anderson

2. Pledge of Allegiance

3. Roll Call/Introduction of MAC Members

- **Present:** Virgil Anderson, Amber Beckler, Gary Flannigan, Kristine Johnson, Craig Estes, and Sandra Harris
- **Absent:** None

A. Introduction of new member Nick Johnson

4. Approval of May 5, 2021 Minutes

- Approved: Gary Flannigan / Amber Beckler / Unanimous approval

5. Approval of June 2, 2021 Agenda

- Approved: Kristine Johnson / Nick Johnson / Unanimous approval

6. Public Safety & MAC Member Reports

A. Placer County Sheriff's Office – Adam Ottinger

- Sheriffs are seeing a continued pattern of vehicle burglaries and some home burglaries, largely using unlocked doors. There has been a decrease in mail fraud with tax season completed, but residents should continue to be vigilant.



The MAC is composed of appointed community members whose purpose is to advise the Board of Supervisors about activities and problems of the area represented. Residents are encouraged to attend and talk about issues important to them. More info at www.placer.ca.gov/bos/mac. Placer County is committed to ensuring that persons with disabilities are provided the resources to participate fully in public meeting. If you require disability-related modifications or accommodations, including auxiliary aid or services, to attend or participate in this meeting, please contact the Board of Supervisor's Office.

B. California Highway Patrol – David Martinez

- May 1 – June 1 there were 133 collisions (51 with injuries, no fatalities), 26 DUIs (3 felony with injury). Memorial Day weekend was busy with many DUIs and tows.

C. South Placer Fire – Chief Karl Fowler

- Fire season is here. Due to heat, there has been an increase in wildland fires. This will be a long fire season – South Placer Fire is ready and staffed with 18 people on duty per day. Residents can help by mowing only early in the morning and by maintaining defensive space around the structures. SPF has received a lot of medical aid calls – please watch for rattlesnakes and be sure that pets do too. There is a state-wide burn ban in effect, so those with burn permits will need to wait until fire season is over to use their permits.

D. CalFire – Not present

E. MAC Member reports

- Amber Beckler – Fish and Game Committee
 - Placer County Advisory Committee and the Placer County Conservation Program met 6/2/2021 to review the established conservation program.

7. Public Comment:

- Resident Brady Nations has not been receiving Supervisor Jones's emailed newsletters – Director Spellis will follow up.

8. Information Non-Action Items

A. Granite Bay Medical Office Complex

The project applicant and county staff provided an update on the Granite Bay Medical Office Complex project. The project includes the construction of four medical office buildings (totaling 15,580 SF), associated parking, and circulation areas on 4 separate parcels. The existing parcels (APN 048-081-056 and 057) comprise approximately 2.13 acres total. The project site is located on the northwest corner of the intersection of Douglas Boulevard and Berg Street. Currently zoned RS-B-20, this application includes a request to rezone to Office/Professional (OP) and a General Plan Amendment from Rural Low Density Residential to Commercial by the Placer County Board of Supervisors and the Placer

County Planning Commission. In addition, this project will request a front setback variance reduction. This application also includes a 4-lot Tentative Parcel Map so that each building will be on a separate lot. An earlier version of this project was denied by the Granite Bay MAC in October 2016. The site plan has since been significantly revised and addresses prior comments made by the MAC and to be more consistent with the Granite Bay Community Plan.

Presenters: Russ Kuhn, owner; Kally Kedinger-Cecil, Sr. Planner

- Granite Bay MAC members expressed concerns with the proposed setback variance, expressing that this follows a pattern of variances being granted, thus not keeping in line with the Granite Bay Community Plan. There were also concerns about water runoff and drainage on the site due to the natural watershed at the north of the property. Russ Kuhn, owner of the property, shared that there is a local business couple who are interested in buying one of the parcels and building their medical offices there. Therefore, Mr. Kuhn is primarily seeking to put forth plans that will be approved so that the property can be re-zoned to commercial and the parcel sold to the interested couple. Doctors Brianna Winder-Patel and Chiraag Patel, the couple interested in the parcel, shared that their hope is to put a much smaller scale shared office there (for her psychiatry and his allergy practice).

B. Staff Briefing - Granite Bay Parks & Trails

Staff gave a presentation on the status of the Parks & Trails Master Plan, Future projects status and Granite Bay Lighting & Landscaping District

Presenter: Andy Fisher, Parks Administrator, Dept. of Public Works

- Results of a recent survey show that residents are most interested in multi-use trails, open space, and sports fields. These are some of the areas that Public Works will be focusing on in their 10-20 year plans. There is a planned alignment and expansion of trails in Granite Bay to meet and connect with existing trail systems in the surrounding areas. The County is actively seeking to identify and develop these connecting pieces of the trails.
- Projects in Granite Bay include: Horseshoe Bar Trail, Stirling Point area improvements, dog park (location TBD), Douglas Boulevard landscape renovation, Barton Road trail, Granite Bay Recreation Center, and Granite Bay sports fields.

- MAC Member Amber Beckler identified that Open Space was in the top three interests reported by residents in the survey, but was not represented in the plans. She said that the MAC Natural Resources, Parks and Trails subcommittee can help to identify potential properties to be used.

9. Action Item:

A. South Placer Fire update

A presentation regarding possible consolidation with Sac Metro Fire District and asking the Granite Bay MAC to make a recommendation to the South Placer Fire District Board.

Presenter: Chief Karl Fowler

- Per Chief Fowler, the topic of consolidation was raised by the Sac Metro Fire District in a letter received by South Placer Fire District on 4/27/2021. The letter will be reviewed by the SPFD Board at their meeting on 6/9/2021 and will be a matter of public record. The SPFD currently covers 55 square miles, has 60 total firefighters with 18 on duty per day, and has a total budget of \$14 million. SPFD currently has robust response capabilities and wildland/urban interface.
- **Motion – The Granite Bay MAC feels that the community is well served by South Placer Fire District and keeping local control of the fire service is very important and beneficial to the residents. The MAC therefore does not support the South Placer Fire District Board pursuing the request from Sacramento Metro Fire District to form a subcommittee to study the consolidation.**

MOTION: Sandra Harris / Craig Estes

Yes – Virgil Anderson, Gary Flannigan, Kristine Johnson, Craig Estes, and Sandra Harris

No – none

Abstain – Amber Beckler

Absent – none

MOTION PASSED: 5/0/1

10. Supervisor Report

A. Review of Gustafson/Holmes Internet Survey from Fall 2020

- After reaching out to multiple people, Supervisor Jones and Director Spellis have not yet been able to locate the results of the survey. They will continue their investigation and report at a future date.

B. Sehr Winery Update

- Recently had administrative review permit approved. This will allow up to 20,000 cases of wine and/or olive oil. Hours will be Wednesday – Saturday 10a-6p, limited to appointment only from 10a-2p and non-appointment from 2p-6p. They are limited to six promo events per year with a max of 102 attendees on Fridays and Saturdays from 10a-10p. Sehr has not submitted anything further and will be subject to review and approval if they do.

C. Other

- Bayside is moving forward with trying to develop sports complex at the north of the property. They are currently undergoing the environmental report.
- Chabad House on Douglas had their groundbreaking two weeks ago for their planned expansion.
- Eureka Grove has commenced building two model homes – one with an ADU and one set of duet homes (trees will hide the attachment between the units).
- Starbucks on Auburn-Folsom and Douglas is relocating to southwest side of the intersection.

11. Subcommittee Reports

A. Granite Bay Community Plan Workshop update – Kristine Johnson

- Committee met 5/11/2021 to review the Granite Bay Community Plan and its assumptions. They are awaiting updates from county staff on some of the data in the plan. Their primary concern is that the GBCP is upheld, maintained, and enforced. The will be coming to the MAC at a future meeting with an update on traffic.

B. Open Space / Park Committee update – Gary Flannigan

- Met two weeks prior to MAC meeting to review list provided by Director Spellis of properties within Granite Bay that are owned by Placer County. The committee is considering options in existing parks, looking for ways to emphasize trails and pathways, and identifying natural resources which can be developed further.

12. Adjournment: At 8:34pm until the next regular meeting on July 7, 2021.