



# PLACER COUNTY (DeWitt) GOVERNMENT CENTER **MASTER PLAN UPDATE**

# PLANNING FOR THE MASTER PLAN UPDATE

- **June 2, 2015 Board of Supervisors Meeting**
  - Government center history, planning policy, significant campus improvements
  - Identified need to update the 1993 Comprehensive Facilities Master Plan
  - Master Plan Update scope and process feedback
  - DPW & Facilities - Master Plan Update next steps
- **Master Plan Update Community Engagement**
  - North Auburn, Weimar-Applegate-Colfax, Foresthill, and Meadow Vista Municipal Advisory Councils master plan update presentations



# PLANNING FOR THE MASTER PLAN UPDATE

- **Master Planning Consultant Selection Process**
  - Request for Proposal
  - Three Finalists
- **Williams + Paddon Architects + Planners**
  - Recommended PCGC Master Planner
- **Master Plan Update Scope Verification**
  - Coordination to refine, confirm scope depth and breadth
- **Action Requested Today**
  - Approve the Williams + Paddon Consultant Services Agreement for the Placer County Government Center Master Plan Update



# PCGC MASTER PLAN UPDATE

- **Project Scope**

- *Land Use Planning*
- *Capital Improvements Planning*
- *Infrastructure Planning*
- *Environmental Impact Report*

- **Project Timeline**

- *Estimated 18 month process*
- *Potential Completion Late Summer 2017*

- **Project Funding**

- *\$2.6M project cost over two years, \$1.5M currently available in the FY15-16 Budget, remainder recommended to be funded in the FY16-17 Budget*

# PCGC MASTER PLAN UPDATE





# PCGC MASTER PLAN UPDATE

## *Recommended Plan Elements*

- *Campus Vision*
- *Development Context*
- *Site and Facilities Assessment*
- *Facility Utilization*
- *Transportation and Circulation Planning*
- *Utility Infrastructure Planning*
- *Landscape and Open Space Planning*
- *Economic Development Study*
- *Site and Facilities Planning*
- *Architectural and Landscape Guidelines*
- *Energy, Water and Carbon Planning*
- *Phasing and Implementation Plan*

# COMMUNITY ENGAGEMENT

- **Public Information Office - Strategic Communications Plan**
  - County website – dedicated Master Plan Update page
  - Web based outreach
- **Community Workshops and Meetings**
  - Interactive workshops to gather feedback from residents and County employees
  - Municipal Advisory Committees – regular updates to North Auburn MAC
  - Local Jurisdictional Meetings
  - Other local community groups as identified in the Strategic Communications Plan
- **CEQA Process**
- **Milestone Meetings - Board of Supervisors**
  - Opportunities for the public to see Master Plan Update progress and provide feedback

[www.placer.ca.gov/pcgc](http://www.placer.ca.gov/pcgc)



# RECOMMENDED CONTRACT

## *Williams + Paddon Architects + Planners*

- *Experienced Master Planning firm of large-scale projects*
- *Experienced Extended Consultant Project Team*
  - *Design Workshop* - campus planning and landscape architecture
  - *Cardno* - civil and wet utilities infrastructure planning
  - *Engineering Enterprise* - electrical infrastructure planning
  - *Capital Engineering* - mechanical infrastructure planning
  - *Economic Planning Systems* - economics planning
  - *Fehr & Peers* - transportation planning
  - *Cumming Corporation* - cost estimating
  - *Earth + Associates* - energy planning
  - *Dudek* - environmental planning
- *Designed the Community Development Resource Center*
- *Placer County based business for 34 years*



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