



May 3, 2021

Honorable Robert Weygandt, District 2, Chair  
Placer County Board of Supervisors  
Attn: Clerk of the Board of Supervisors  
175 Fulweiler Avenue  
Auburn, CA 95603  
Copy via email at [slandon@placer.ca.gov](mailto:slandon@placer.ca.gov)

RE: May 11 Board Agenda Item – Microenterprise Home Kitchen Operations (MHKOs)

Dear Chair Weygandt and Members of the Board:

The City of Rocklin appreciates the outreach to City staff from Deputy Director Jason Phillippe regarding the Board's upcoming consideration of MHKOs in Placer County. Based upon that outreach, it is our understanding that the May 11 item is being brought to the Board to seek their direction and without a specific staff recommendation. Based on the prior December staff report on MHKOs and staff conversations, it is also our understanding that adoption of MHKOs State codes would allow MHKOs to operate throughout Placer County in any residential dwelling. All MHKOs must adhere to the related Health and Safety Code requirements and be granted its exemptions.

The City is primarily concerned that the law provides, aside from an Environmental Health permit to operate, no other meaningful limitations regarding the operations of MHKOs to address issues such as: over-concentration, minimum separation, hours of operation, odor, traffic, indoor versus outdoor dining, noise, service of alcohol, a likely need for after-hours enforcement, proper fire prevention equipment if kitchens are expanded to commercial proportions, among others. Without such restrictions or the ability to regulate, the operation of MHKOs could significantly alter the nature and character of neighborhoods within the City and elsewhere. Moreover, such impacts could lead to complaints by residents impacted by the operation of MHKOs. Under the law, the City would have no authority or jurisdiction to take meaningful action to resolve such complaints consistent with resident expectations. Other non-regulatory concerns regarding MHKO's include creating competition for traditional brick and mortar food service establishments at a time when that industry has suffered extensive losses due to the COVID-19 pandemic, and uncertain COVID guidance and requirements for MHKOs.

The City respectfully urges the Board to fully consider the unintended consequences of implementing such a program, particularly if the City is precluded from opting out. Should the Board determine to move forward and allow MHKOs, we also request and recommend that the

Board consider directing County staff to work with staff from all Placer County cities to develop an ordinance that takes into consideration the issues that are common to all jurisdictions.

Thank you for the opportunity to comment. If you have any questions, please contact me at (916) 629-5176 and let us know when your staff is available to discuss.

Sincerely,

A handwritten signature in blue ink, appearing to read "Marc Mondell". The signature is fluid and cursive, with the first name "Marc" being more prominent than the last name "Mondell".

Marc Mondell, Assistant City Manager

cc: Aly Zimmermann, City Manager  
David Mohlenbrok, Director (Community Development)