

DATE: September 6, 2017

TO: California State Clearinghouse  
Responsible and Trustee Agencies  
Interested Parties and Organizations

SUBJECT: Notice of Preparation of a Draft Environmental Impact Report for the Placer County  
Government Center Master Plan Update

REVIEW PERIOD: September 7, 2017, to October 6, 2017

## **NOTICE OF PREPARATION**

Placer County (County) is preparing an Environmental Impact Report (EIR) for the Placer County Government Center (PCGC) Master Plan Update (project or PCGC Master Plan Update). The County is requesting the views of agencies, organizations, and individuals on the scope and content of the environmental review.

This Notice of Preparation (NOP) has been prepared in accordance with the California Environmental Quality Act (CEQA) (California Public Resources Code, Section 21000 et seq.) and the CEQA Guidelines (14 CCR 15000 et seq.). According to CEQA Guidelines, Section 15064, an EIR must be prepared if it is determined that there is substantial evidence in light of the whole record that the project may have a significant impact on the environment.

The PCGC Master Plan Update will establish a long-term vision and ongoing facilities-planning guide, which the County intends to employ for capital improvement projects at the PCGC campus, North Auburn, California, within a 20-year planning horizon. This program-level EIR will include project-level analysis for three components of the PCGC Master Plan Update.

## **SCOPING MEETING**

Responsible agencies and members of the public are invited to attend and provide input on the scope of the environmental document for the project at a community meeting on Monday, September 18, 2017, from 5:30 p.m. to 7:00 p.m. at the following location:

Community Development Resource Center – Planning Commission Room  
3091 County Center Drive  
Auburn, California 95603

Written comments regarding relevant issues may be submitted at the meeting.

## **PROJECT OVERVIEW**

The project will update the 1993 Comprehensive Facilities Master Plan for the PCGC and establish a long-term vision and ongoing facilities-planning guide for capital improvement projects at the PCGC campus with a 20-year planning horizon. The PCGC Master Plan Update Vision is to “create a balanced campus which positions the Placer County Government Center to more efficiently provide services to the community, provide a vital and compelling work environment, and support the area’s economic vitality”.<sup>1</sup> The PCGC Master Plan Update describes the development context and guiding principles for this planning effort. It also presents an assessment of the existing conditions and use of the campus, and identifies the anticipated site and use needs. The recommended PCGC Master Plan Update is supported by assessments and planning for transportation and circulation, infrastructure and utilities, landscape and open space, economic development, and zero net energy and water planning. The PCGC Master Plan Update process will also include development of architectural and landscape design guidelines and a phasing and implementation plan.

These plan elements will provide the County with a guide for implementing priority facility and infrastructure projects over time. In addition to the PCGC Master Plan Update’s primary focus on future development of County facility functions and supporting infrastructure, the PCGC Master Plan Update will also evaluate the County’s Fulweiler Avenue services, in the City of Auburn, for a potential future relocation to the PCGC. Another PCGC Master Plan Update focus is the evaluation and determination of County and private land use development areas at the campus.

## **TYPE OF EIR**

The PCGC Master Plan Update will be analyzed in a programmatic EIR, as defined in CEQA Guidelines, Section 15168. In addition, two components of the project will be evaluated at a project level of review. These include a potential new Health and Human Services building and a multifamily residential project proposed to be located at the PCGC.

## **PROPOSED PROJECT**

This NOP provides a detailed summary of the project. For more information regarding the project, please contact Shirlee Herrington, Environmental Coordination Services, by phone at 530.745.3132 or email at [sherring@placer.ca.gov](mailto:sherring@placer.ca.gov). A copy of this NOP is available for review at the Auburn Library, Placer County Community Development Resource Center’s public counter, and the County’s website.

## **Location**

The PCGC is located west of State Route 49, between Bell and Atwood Roads, in North Auburn, California, as shown on Figure 1, Vicinity Map. The PCGC houses many County facilities, as identified in Table 1, which is provided at the end of this NOP, following the report figures, and shown on Figure 2, Site Map. The project site consists of approximately 200 acres of mostly developed land with several undeveloped areas that are currently maintained (mowed or disked) or have been developed as parks or left as undeveloped open space. The project site consists of the following seven parcels: Assessor’s

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<sup>1</sup> Williams and Paddon. 2017. *Placer County Government Center Master Plan*. Draft Strategic Version. May 1, 2017.

Parcel Numbers 051-120-061-000, 051-120-010-000, 051-110-013-510, 051-120-064-000, 051-120-065-000, 051-120-066-000, and 051-120-067-000.

The County functions that will be considered for potential relocation as part of the PCGC Master Plan Update are the County Executive Office, “The Domes” at 175 Fulweiler Avenue, and the County Administrative Office at 145 Fulweiler Avenue.

### **Site Description**

The PCGC campus consists primarily of one- and two-story structures, including some of the original World War II–era DeWitt General Hospital barracks-style hospital buildings and more contemporary facilities that have replaced the hospital buildings over the last several decades. The hospital complex was built between 1943 and 1945. After World War II, the hospital was sold to the State of California to be used as the DeWitt State Mental Hospital. It functioned in this capacity until 1971, at which time it was transferred to the County of Placer.

The primary use of the PCGC continues to be County offices, facilities, and functions, as well as a Home Depot home improvement store located on 10 acres of leased land at the eastern side of the campus. The existing buildings are spread over an area composed of approximately 140 acres, and include more than 960,000 square feet of building space. The remaining approximately 40 acres at the PCGC are vacant and undeveloped. Table 1 provides an inventory of the existing facilities at the PCGC, including building names, numbers, and size. As shown in Table 1, the County occupies the majority of the buildings on campus for numerous County functions, including office and warehouse space. There are a few locations leased to private enterprises and others that are currently vacant. Table 1 identifies buildings by their building number, as shown on Figure 3, Existing Site Plan.

The project site is located in the County within the Auburn Bowman Community Plan Area. Land use designations for the project site include Mixed-Use and Open Space. The project site is zoned Office Professional (OP-DR-Dc-AO), Commercial Planned Development (CPD-Dc-AO), Heavy Commercial (C3-Dc-AO), Medium Density Residential (RM-DL6-AO), and Open Space (O-AO). The AO zoning overlay indicates that the site is within the aircraft overflight zone associated with the Auburn Municipal Airport, which is located approximately 2 miles east of the PCGC.

While many of the original buildings from the DeWitt General Hospital remain on site, building demolition and construction have occurred over the last 30 years, beginning with construction of the Finance and Administration Building in the late 1980s. The Auburn Main Jail and Juvenile Detention Center were constructed on the site in the early and mid-1990s. In the early 2000s, the County demolished several of the original DeWitt General Hospital buildings to allow for the construction of the Auburn Justice Center and the Community Development Resource Center buildings. Most recently, the County constructed a new animal services center in the western portion of the campus.

The PCGC property supports a variety of vegetation communities, as shown on Figure 4, Vegetation Communities. The majority of the site is made up of native and non-native annual grassland that includes patches of native and non-native weedy species (ruderal vegetation) throughout the site, most

of which are also disturbed. The remaining acreage consists primarily of oak woodland and developed and disturbed habitat. Two detention basins and a small pond also exist within the site boundary, and the area surrounding the pond provides a limited amount of riparian habitat.

The project site is located on a ridge at an elevation of approximately 1,400 feet above mean sea level. Across the project area, elevations range between 1,380 and 1,440 feet above mean sea level. The majority of the site is located within the North Ravine watershed, while approximately 53 acres in the northern and eastern portions of the project site are located within the Rock Creek watershed. Natural drainage features on site include wetland swales and ephemeral drainages that drain water generally from north to south across the project area. A segment of the Ophir Canal runs north to south along the eastern boundary of the site. It runs underground south of the site.

### **Surrounding Land Uses**

The PCGC is surrounded by commercial and residential development. Adjacent parcels to the north support commercial and office uses, including some medical offices. The Timberline at Auburn Project, a 119-acre continuing care facility located north of Bell Road at Richardson Drive, is currently under construction and is planned to eventually accommodate 858 residential units. To the west, northwest, and southwest are suburban residential and limited agriculture land uses, a self-storage business, a church, and a senior facility (Oakwood Village/Auburn Oaks Care Center). Southeast and south of the PCGC are suburban density single-family residences. Commercial/light industrial development lies to the east and northeast. A Home Depot store is located at the eastern side of the PCGC property, and additional commercial development is present along State Route 49 east of the site.

### **Project Objectives**

The PCGC Master Plan Update is intended to guide future development opportunities at the PCGC so that the campus is an attractive, accessible, sustainable, safe, and functional environment for work, recreation, and cultural opportunities for the community. Thus, the County's objectives for the project are to adopt a campus-wide plan that does the following:

- Accommodates the future facility needs required to support County services for the residents of the County
- Creates a vibrant community and campus by incorporating a diversity of land uses across the campus that include retail, housing, office, and mixed-use opportunities
- Consolidates government services to provide efficient delivery of services
- Establishes best practices for sustainable design, improves energy efficiency, and reduces average water consumption rates within the site
- Provides office space that offers the amenities necessary to support employee functionality, productivity, and collaboration
- Identifies opportunities for development to maximize the value of the site
- Identifies potential for public-private development opportunities at the site, best use being the PCGC commercially zoned property areas

- Determines campus-wide infrastructure and facility needs and the plan to upgrade, replace, or install new systems and buildings as anticipated over time to ensure adequate service to the proposed land uses and to reduce infrastructure inefficiencies
- Defines a central green to help reinforce the campus identity and connectivity through the site
- Forms the design criteria that promote healthy, safe, productive, and comfortable indoor and outdoor environments for the hundreds of employees who work at the government center
- Provides site and building design criteria that create long-term, life-cycle-based solutions and reinforce a cohesive civic appearance

### **PCGC Master Plan Update Programmatic Elements**

The proposed PCGC Master Plan Update defines potential anticipated uses for the PCGC site, as shown on Figure 5, Conceptual Land Use Plan. The project includes possible retention of approximately 690,000 square feet of existing building space, as well as construction of approximately 410,000 square feet of new County facilities, 30,000 square feet of community use, and approximately 510,000 square feet of new mixed use, including commercial and residential elements. This proposed mix of land uses reflects the square footage needed to support future County facility needs and the County's ability to capitalize on likely market opportunities. The draft PCGC Master Plan Update is available for review on the County's website (<http://www.placer.ca.gov/pcgc>).

Only one change to the land use designations under the Auburn Bowman Community Plan is proposed. An area designated as Residential Multifamily (RM-6) on the eastern side of the campus is potentially proposed to be changed to Mixed-Use, as shown on the majority of the existing adjacent land use at the PCGC as shown on Figure 6, Proposed Community Plan Land Use Designations.

The County potentially proposes to modify the zoning areas and types that would allow the anticipated mix of uses that may be developed at the site, as shown on Figure 7, Proposed Zoning Designations. In the areas at the eastern side of the campus where mixed-use development is anticipated, the existing CPD-Dc-Ao (Commercial Planned Development) is proposed to be expanded to include other adjacent areas. Additionally, the Town Center Commercial (TC) zoning overlay would be applied to the mixed-use district to allow greater flexibility in accommodating the desired mix of uses with new zoning district CPD-TC-Dc-Ao. This zoning area will include the proposed central green, community center, and historic district. In addition, the current area designated as Office Professional (OP-Dc-Ao) will be changed to Heavy Commercial (C3-Dc-Ao), including all areas proposed for future County government buildings.

Architectural and landscape design guidelines will be developed, and in conjunction with form-based design criteria, will provide the basis for the look, size, and layout of projects at the campus.

The PCGC Master Plan Update is organized into four planning districts, which are described below. The project will define maximum average density and intensity assumptions for each land use district. It will also include landscape guidelines, sustainability guidelines, design guidelines, and phasing guidelines to help direct the execution of the recommendations over the next 20 years.

### Government Services District

This district would include the existing Community Development Resource Center, Finance Administration Building, and Auburn Justice Center, along with new buildings that would be constructed generally in the central portion of the property to house Health and Human Services and the Agricultural Commissioner and Farm Advisor. A new County Administration Center is proposed to be constructed in the northeastern portion of the site near Bell Road. This district would also include the County's Corporation Yard, which would be reconfigured and expanded within the southeastern corner of the site, where the existing buildings would be retained. The potential planned total of County facilities in the Government Services District is approximately 1,100,000 total square feet, which includes approximately 690,000 square feet of existing facilities. This district would include the Corporation Yard, which would remain in its current location and existing buildings in the southeastern portion of the campus. Building space needs to accommodate County services are documented in the Facilities Utilization Needs Assessment presented on pages 34 through 37 of the draft PCGC Master Plan Update, while the specific facilities that would be included in this district are described in the Potential County Projects discussion on pages 38 through 40 of the PCGC Master Plan Update.

### Community District

This district is proposed to include approximately 10 acres in the central portion of the campus and to serve as a key organizing element. It is bordered by each of the other three planning districts and provides connectivity between and among all parts of the PCGC campus. It is planned to include a potential 30,000-square-foot event center surrounded by large landscaped areas to the north and south. The landscaping north of the event center would include retention of existing trees and planting of additional trees and vegetation to create an urban forest crossed by a network of pedestrian and bicycle paths. The landscaping to the south of the event center could potentially consist of an approximately 3-acre turfed space that would be available for informal gathering as well as planned events.

### Historic DeWitt District

This district is planned to include five existing, original DeWitt General Hospital buildings that would be retained on site and may be converted to house museum space that would provide educational and interpretive exhibits regarding the area's pre-history and history. The museum buildings proposed to be retained within this district include the chapel located on B Avenue and the four hospital wing buildings located to the south of the chapel. As described in the Potential County Projects discussion of the PCGC Master Plan Update, this museum would include a warehouse facility of approximately 19,700 square feet that would be used for administrative office and archival storage needs for the Placer County Museums Division. Outside of museum space, other building uses could include incubator and maker spaces, art studios, and community meeting space.

### Mixed-Use District

This district would be located in the southeastern portion of the site, south and west of the existing Home Depot store. The district would include a mixture of multifamily residential uses and commercial and office uses. It may also include a hotel. This district also includes a small residential area in the

southwest corner of the project site. Based on the economic assessment and Facility Utilization Needs Assessment, the PCGC Master Plan Update identifies that the Mixed-Use District could accommodate up to 390 dwelling units, a 171-room hotel, and 122,600 square feet of non-residential space.

Additional Master Plan Update Elements

*Infrastructure:* All necessary public infrastructure (water supply, sewage collection, storm drainage, and energy) is currently available at the project site. The project will include planning for infrastructure upgrades necessary to ensure adequate service for campus build out of the PCGC Master Plan Update.

*Off-Site Improvements:* At this time, no specific off-site improvements have been identified. However the PCGC Master Plan Update and EIR will evaluate the need for such improvements and any environmental effects associated with their construction.

*Phasing and Timeline:* It is expected that the facilities and site improvements anticipated in the PCGC Master Plan Update will be constructed throughout the 20-year implementation. The initial implementation phases are anticipated to include the three project-level components described below. Additional phasing information will be developed and included in the proposed PCGC Master Plan Update.

**PCGC Master Plan Update Project-Level Components**

The Placer County Master Plan Update will be analyzed with the EIR process at a program level but will include project-level review of a potential new Health and Human Services building, a multifamily residential project, and demolition of existing structures.

Health and Human Services Building

The proposed PCGC Master Plan Update locates a new Health and Human Services building near the center of the site, southwest of the proposed roundabout that would connect County Center Drive with B Avenue. It would be bounded by the existing B Avenue, C Avenue, Rustic Lane, and Richardson Drive. This building would be constructed on behalf of the County under a design-build contract. Thus detailed building plans will be prepared in the future. This area currently supports buildings 107, 108, and 109 at 11464 B Avenue/11465 C Avenue, 11474 B Avenue/11475 C Avenue, and 11484 B Avenue/11485 C Avenue, all of which would be demolished to accommodate construction of the proposed Health and Human Services Building; this represents a total of 29,195 square feet of demolition.

The County has completed a facility programming document that defines the anticipated site and building size, usage, space types and adjacencies, and basic building systems. The building is expected to be approximately 135,700 square feet, three stories, and located on 5.6 acres. It would house approximately 435 employees from six Health and Human Services divisions with an anticipated growth over time of 142 to 577. The majority of staff would be for administration and customer service for the Executive and Administration, Adult System of Care, Children’s System of Care, Environmental Health, Human Services, and the Public Health divisions of Health and Human Services. Building spaces will include a main lobby, conferencing and team rooms, open and private office areas, training and interview rooms, storage and work rooms, break rooms, central storage, and receiving. The site is anticipated to accommodate parking for 406 employees, 48 visitors, and 40 fleet vehicle spaces to

begin. This is expected to increase by potentially 56 spaces at project buildout. The parking lot would extend from the building westward to Richardson Drive.

The facility programming document also includes options for a potential replacement of the existing Health and Human Services Public Health Lab located on C Avenue. This facility would be constructed on another part of the PCGC campus, separate from the new Health and Human Services building, and would include one acre of site work and 7,690 square feet of one-story building space, housing various laboratory functions for both public health and bio-terrorism testing and response.

### Multifamily Residential

The proposed PCGC Master Plan Update locates multifamily residential use in the northeastern portion of the project site on the east side of First Street. This portion of the site is zoned Office Professional (OP-Dc-AO) and Commercial Planned Development (CPD-Dc-AO). The project proposes to add the Town Center (TC) zoning overlay district to this designation. Development of multifamily residences within the CPD zone would require issuance of a Conditional Use Permit, under Section 17.20.010 of the Placer County Code.

This site consists of approximately 3 acres and is expected to support a maximum of 65 dwelling units based on current zoning. The CPD zone allows residential density at a maximum of one unit for each 2,000 square feet of lot area, which correlates to 21.78 units per acre. Buildings would be limited to 50 feet in height and the site development would be limited to a maximum lot coverage of 50%. There are no defined minimum setback requirements under the CPD zone. The multifamily development would include parking consistent with the minimum requirements identified in Section 17.54.060B, specifically “one off-street parking space for studio and one-bedroom units, and with one additional off-street parking space for units with two bedrooms or more. In addition, one off-street guest parking space shall be provided for every four units in an apartment complex, rounded upward to the nearest whole number.”

It is the intent, as part of the PCGC Master Plan Update process, to revisit the current zoning and pursue higher residential densities for this area of the campus with the Town Center (TC) designation.

## **ENVIRONMENTAL IMPACT REPORT PREPARATION**

### **Environmental Factors Potentially Affected**

The County has elected not to prepare an Initial Study for this EIR. The EIR will consider the project's potential effects in the following resource areas:

- Aesthetics
- Air Quality
- Biological Resources
- Cultural Resources
- Geology/Soils
- Greenhouse Gases
- Hazards and Hazardous Materials
- Hydrology/Water Quality
- Land Use and Planning
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation and Circulation
- Tribal Cultural Resources
- Utility Services

The project is expected to have no impact to agricultural and forestry resources and mineral resources. The project site has been largely developed since the 1940s, does not contain substantial timber resources, and is not used as nor is zoned for agricultural uses. The project site is neither subject to a Williamson act contract nor listed in the Farmland Mapping and Monitoring Program database as Prime Farmland, Unique Farmland, Farmland of Statewide Importance, or Farmland of Local Importance. Therefore, the project would not result in any impacts to agricultural and forestry resources, and thus, will not be analyzed in the EIR.

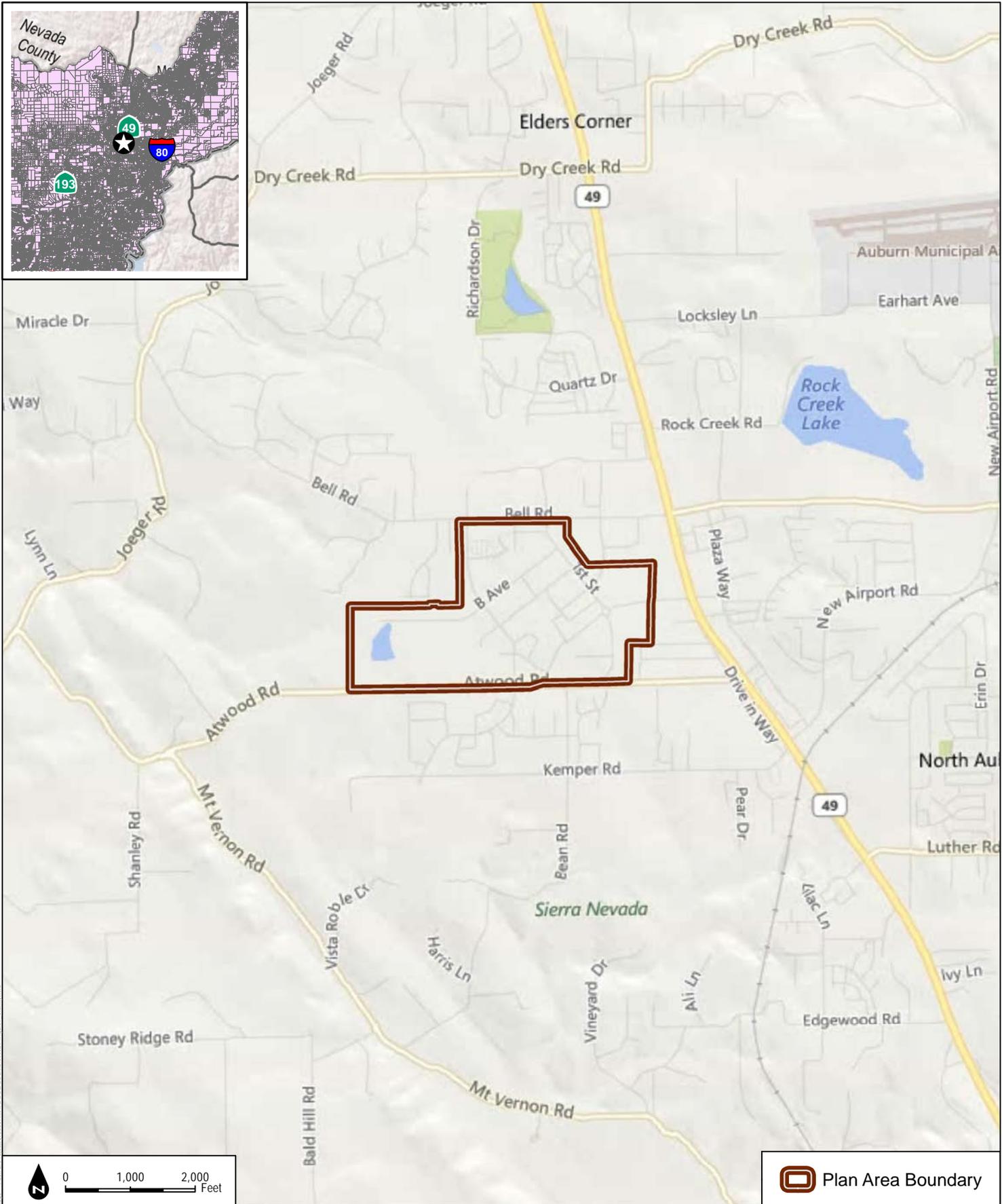
Additionally, the project site does not support mineral recovery activities and is not known to contain substantial mineral resources. Furthermore, the development of the project site as the project would not destroy any existing, and yet unknown, mineral resources. Therefore, the project would not result in any impacts to mineral resources, and thus, will not be analyzed in the EIR.

### **NOP Comment Period**

Written comments should be submitted at the earliest possible date but no later than 5:00 p.m. on October 6, 2017, to:

Shirlee Herrington; Environmental Coordination Services, Placer County Community Development Resource Agency; 3091 County Center Drive, Suite 190, Auburn, California 95603; 530.745.3132; sherring@placer.ca.gov.

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SOURCE: Bing Maps (Accessed 2017)



Placer County Government Center Master Plan Update

**FIGURE 1**  
Vicinity Map

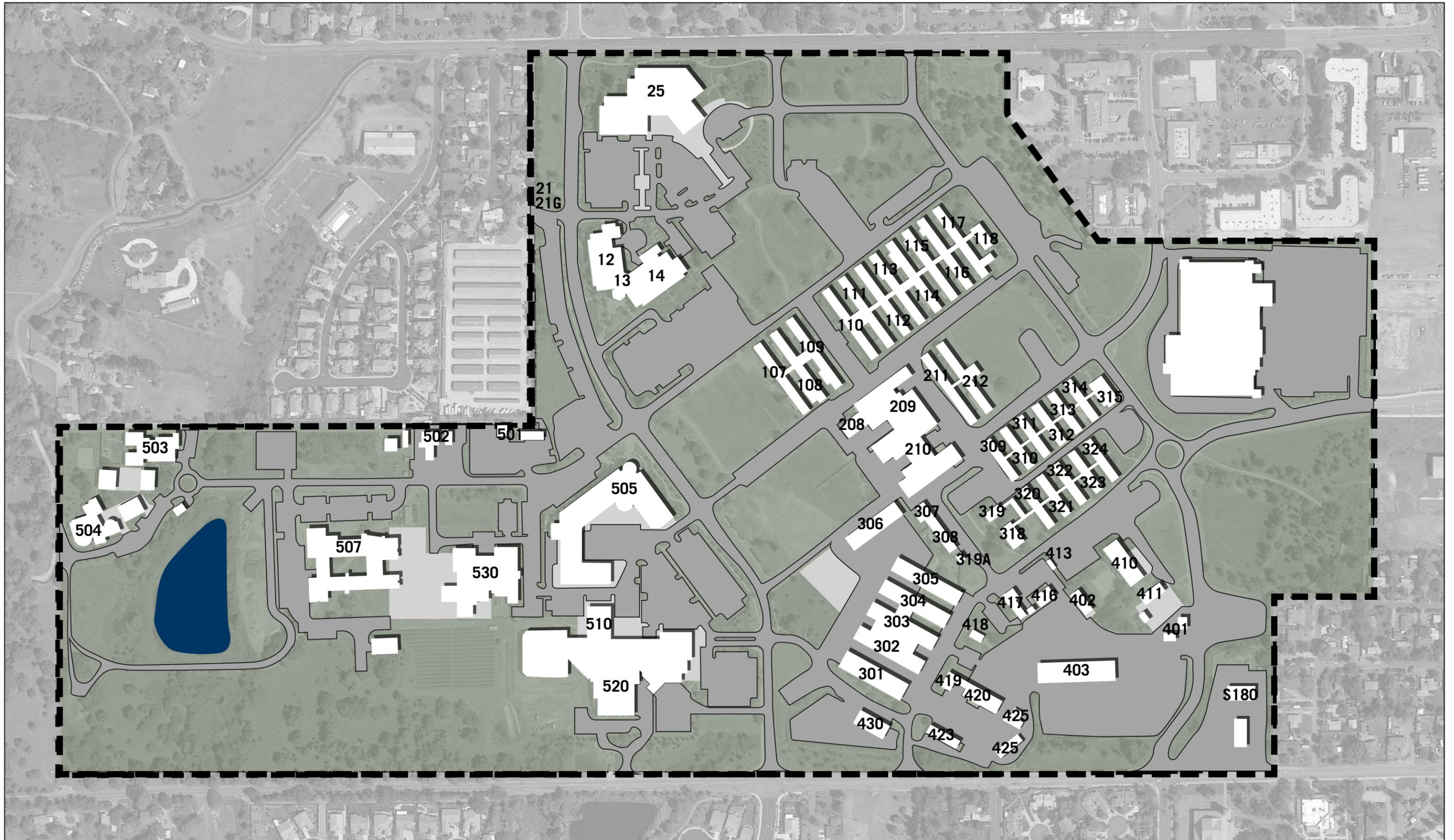
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SOURCE: Williams + Paddon (2017)

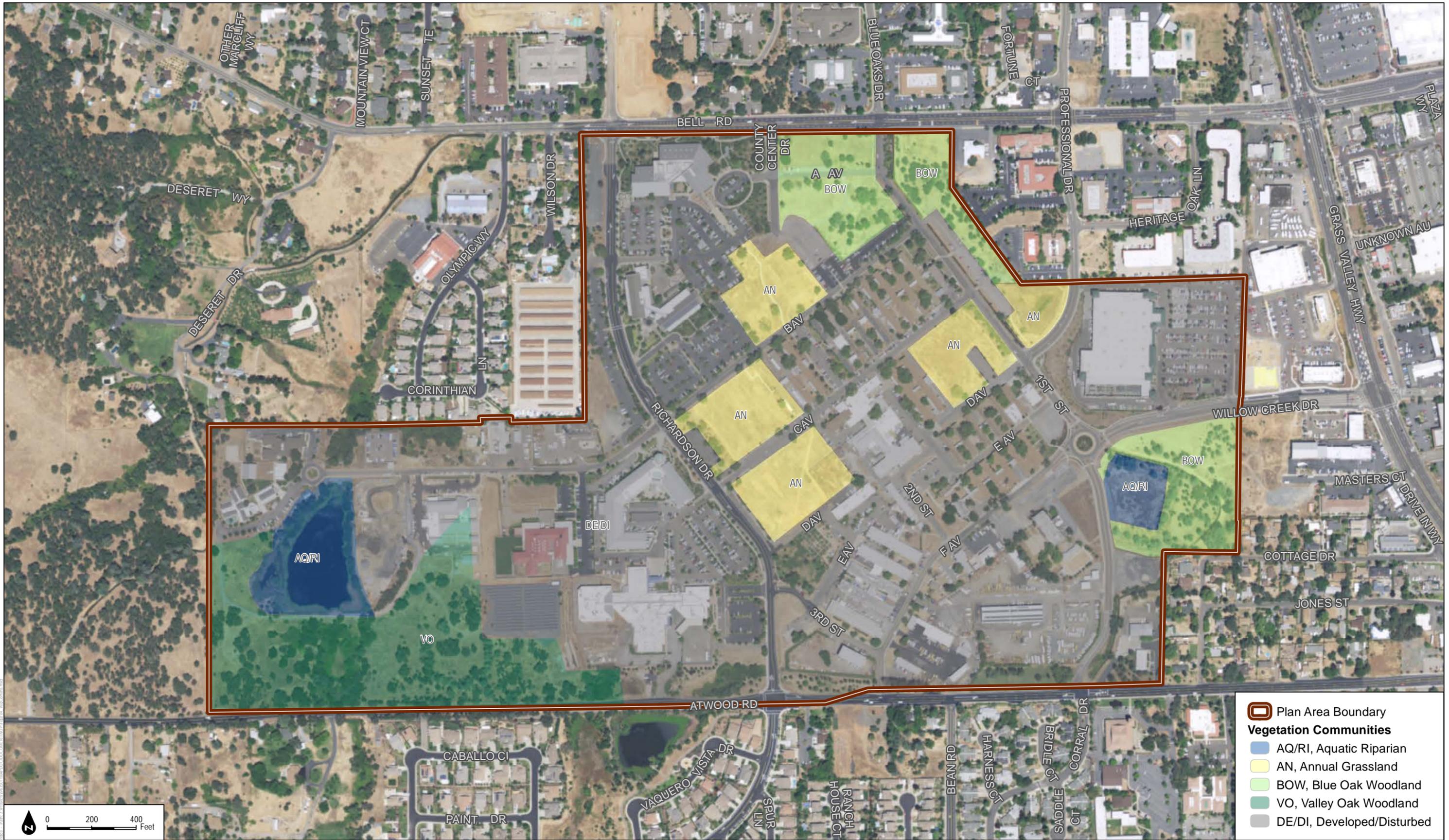
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Placer County Government Center Master Plan Update

**FIGURE 3**  
**Existing Site Plan**

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**Plan Area Boundary**

**Vegetation Communities**

- AQ/RI, Aquatic Riparian
- AN, Annual Grassland
- BOW, Blue Oak Woodland
- VO, Valley Oak Woodland
- DE/DI, Developed/Disturbed

**FIGURE 4**

**Vegetation Communities**

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SOURCE: ESRI Basemaps (Accessed 2016); County of Placer (2016)



Placer County Government Center Master Plan Update

File: 03/27/2017...  
 Date: 03/27/2017...  
 User: Placer County Government Center Master Plan Update...  
 Project: Placer County Government Center Master Plan Update...  
 Map: Placer County Government Center Master Plan Update...  
 Scale: 1:10000...  
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| Potential County Projects                    | Potential Community Projects     |
| A Health and Human Services                  | L DeWitt Heritage/Adaptive Reuse |
| B County Admin Center                        | M Community Events Center        |
| C Agricultural Commissioner & Farm Advisor   | N Central Green                  |
| D Clerk Recorder Elections                   |                                  |
| E Museums Warehouse                          |                                  |
| F Corporation Yard Admin and Training Center |                                  |
| G Sheriff & Probation Support                |                                  |
| H Fire Station 180 Expansion                 |                                  |
| I Admin Services IT/Telecom Warehouse        |                                  |
| J FAB & CDRC Annex                           |                                  |
| Relocation Projects                          |                                  |
| K1 Sheriff's Dive Unit                       |                                  |
| K2 Utilities Department                      |                                  |
| K3 Parks & Grounds                           |                                  |
| K4 Tire Barn                                 |                                  |

BELL ROAD

PROFESSIONAL DRIVE

COMMUNITY DISTRICT

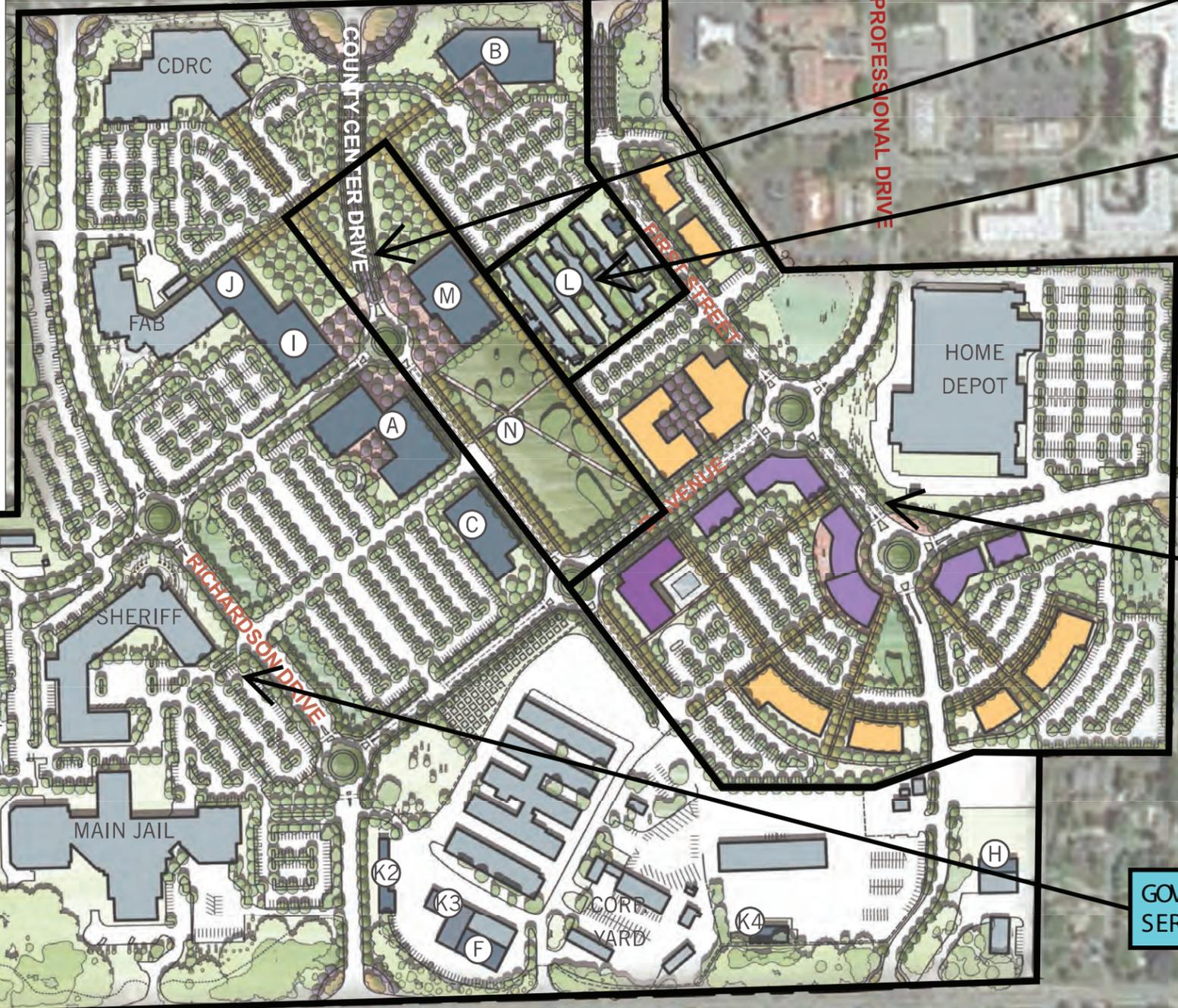
DEWITT HISTORIC DISTRICT

WILLOW CREEK

MIXED-USE DISTRICT

GOVERNMENT SERVICES DISTRICT

MIXED-USE DISTRICT



SOURCE: Williams + Paddon (2017)

**DUDEK**

Placer County Government Center Master Plan Update

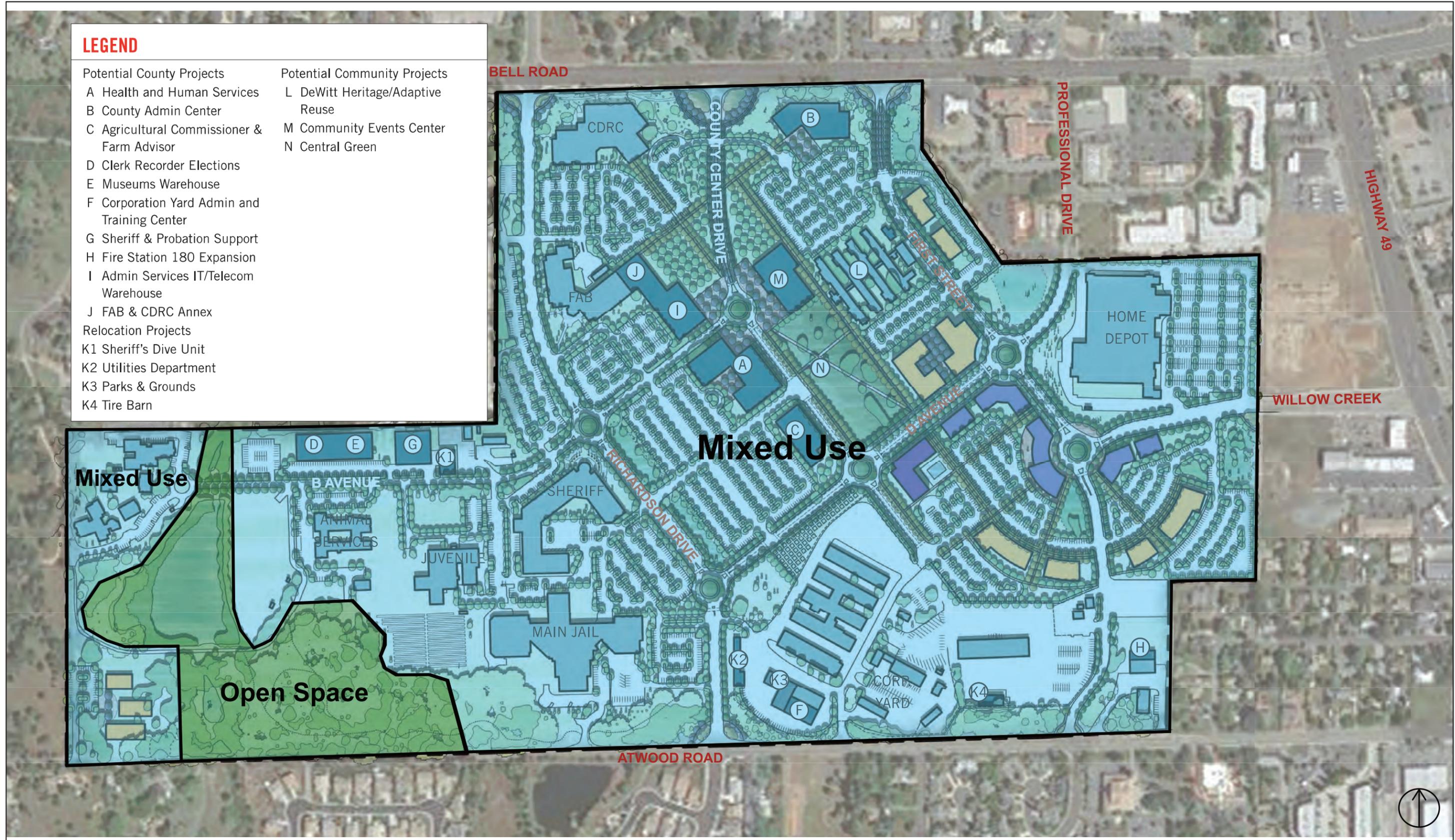
**FIGURE 5**  
Conceptual Land Use Plan

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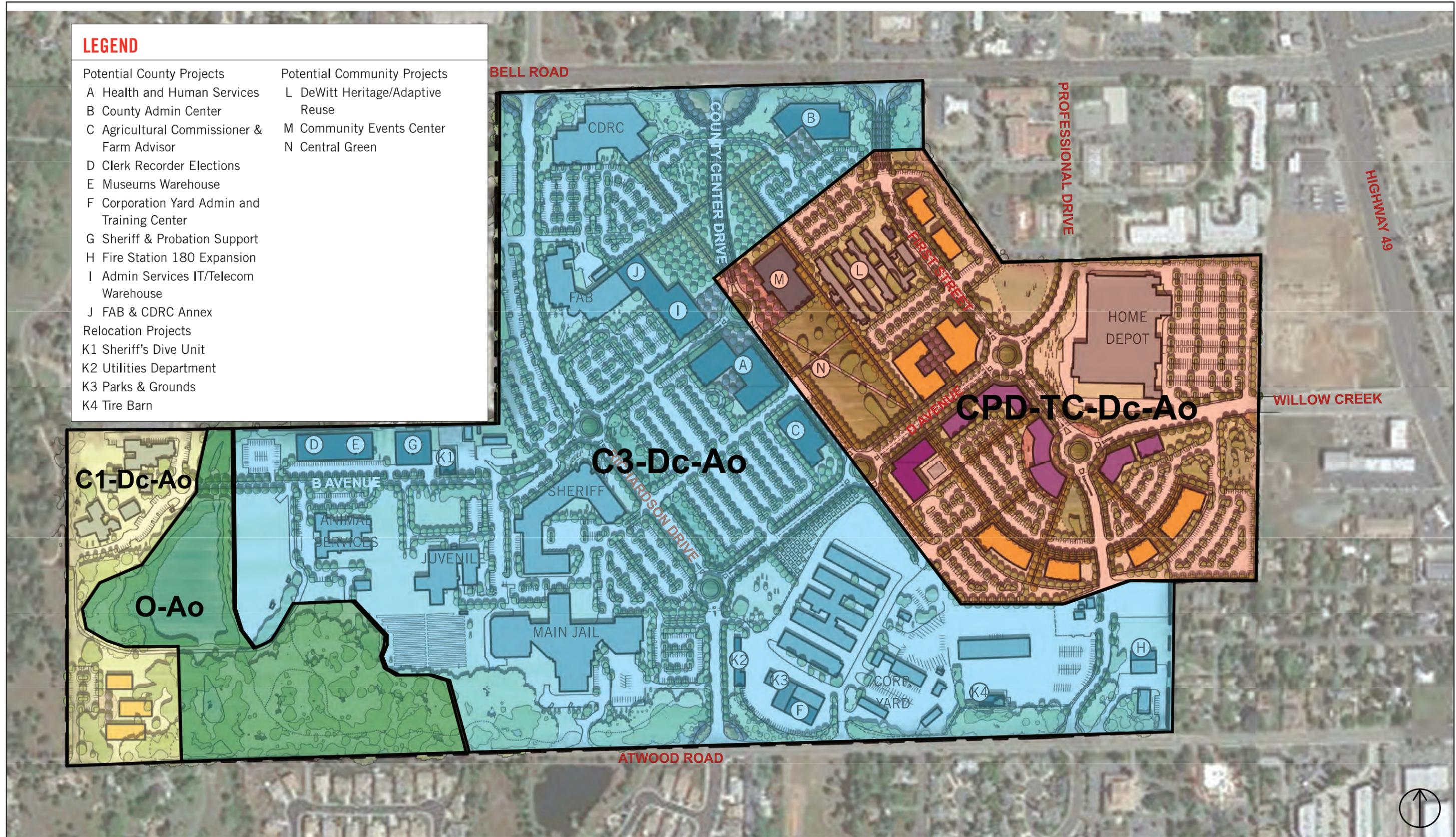
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| E Museums Warehouse                          |                                  |
| F Corporation Yard Admin and Training Center |                                  |
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| K4 Tire Barn                                 |                                  |



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**Table 1**  
**Placer County Government Center Existing Buildings**

<b>Building</b>	<b>Current Use</b>	<b>Address</b>	<b>Existing Area (square feet)</b>
<b>Placer County Government Center</b>			
12 13 14	Finance Administration Building (FAB)	2950 Richardson Dr. 2952 2954 2956 2958 2960 2968 2966 2964 2962 2970 2976 2980 2986	87,543
21 21G	DeWitt Museum	2985 Richardson Dr. 2975	1,218
25	Community Development Resource Center (CDRC)	3091 County Center Dr.	97,923
<b>100 RAMP</b>			
107	Health and Human Services	11464 B Ave. 11465 C Ave.	8,739
108	Health and Human Services	11474 B Ave. 11475 C Ave.	10,788
109	Health and Human Services	11484 B Ave. 11485 C Ave.	9,668
110	Health and Human Services	11512 B Ave. 11513 C Ave.	10,479
111	Health and Human Services	11522 B Ave. 11523 C Ave.	10,106
112	Grand Jury/ Health and Human Services	11532 B Ave. 11533 C Ave.	9,265
113	Health and Human Services	11542 B Ave. 11543 C Ave.	9,723
114	Health and Human Services	11552 B Ave. 15253 C Ave.	9,299

**Table 1**  
**Placer County Government Center Existing Buildings**

<b>Building</b>	<b>Current Use</b>	<b>Address</b>	<b>Existing Area (square feet)</b>
115	Health and Human Services	11562 B Ave. 11563 C Ave.	8,487
116	Health and Human Services	11572 B Ave. 11573 C Ave.	8,419
117	Health and Human Services	11582 B Ave. 11583 C Ave.	10,057
118	Chapel	2945 First St.	4,815
<b>200 RAMP</b>			
208	Museum Storage/Admin Services	11480 C Ave. <i>11484</i> <i>11486</i> <i>11488</i> <i>11490</i>	4,997 6,398
208.1	Vacant	-	
209	Museums/Admin Services/Building Maintenance Shop	11500 C Ave. 11510 11526 <i>2875 2nd St.</i>	17,311
210	Department of Public Works and Facilities/ Placer County Sheriffs Office	11476 C Ave. <i>2801 2nd St.</i> <i>2803</i> <i>2805</i> <i>2809</i> <i>2815</i> <i>2819</i> <i>2855</i>	41,398
211	Clerk Recorder Elections	11534 C Ave. 11535 D Ave.	8,656
212	Health and Human Services/ Clerk Recorder Elections	11544 C Ave. 11545 D Ave.	8,955
<b>300 RAMP</b>			
301	Department of Public Works	11412 E Ave. 11411 F Ave.	13,127
302	Admin Services/ Department of Public Works and Facilities	11430 E Ave. 11429 F Ave.	13,406

**Table 1  
Placer County Government Center Existing Buildings**

<b>Building</b>	<b>Current Use</b>	<b>Address</b>	<b>Existing Area (square feet)</b>
303	Emergency Shelter	11442 E Ave. 11441 F Ave	11,954
304	Admin Services	11460 E Ave. 11459 F Ave.	12,967
305	Department of Public Works and Facilities/ Placer County Sheriffs Office/Oes	11472 E Ave. 11471 F Ave.	13,594
306	Ag Commissioner/ Farm Advisor	11477 E Ave.	10,830
307	Placer County Sheriffs Office Morgue/ Ag Commissioner	2785 2nd St.	5,712
308	Parks and Grounds	2755 2nd St.	1,935
309	Vacant	11536 D Ave. 11537 E Ave.	5,018
310	Vacant	11546 D Ave. 11547 E Ave.	5,112
311	Vacant	11556 D Ave. 11557 E Ave.	5,118
312	Vacant	11566 D Ave. 11567 E Ave.	5,118
313	Vacant	11576 D Ave. 11577 E Ave.	5,118
313D	Vacant	11577 E Ave.	3,243
314	Vacant	11586 D Ave. 11587 E Ave.	5,131
315	Vacant	11596 D Ave.	4,769
318	Vacant	11517 F Ave.	4,394
319	Vacant	11528 E Ave.	1,808
319A	Vacant	2745 2nd St.	
320	Vacant	11538 E Ave. 11539 F Ave.	5,116
321	Vacant	11548 E Ave. 11549 F Ave.	5,116

**Table 1  
Placer County Government Center Existing Buildings**

<b>Building</b>	<b>Current Use</b>	<b>Address</b>	<b>Existing Area (square feet)</b>
322	Vacant	11558 E Ave. 11559 F Ave.	5,116
323	Vacant	11568 E Ave. 11569 F Ave.	5,116
324	Vacant	11578 E Ave. 11579 F Ave.	5,116
<b>400 RAMP</b>			
401	Department of Public Works and Facilities - Gas Station	11448 F Ave.	1,597
402	Department of Public Works and Facilities - Tire Barn	11448 F Ave.	2,400
403	Department of Public Works and Facilities - Garage	11448 F Ave.	18,574
410	Vacant	11558 F Ave.	21,122
411	Vacant	11558 F Ave.	200
412	Vacant	11558 F Ave.	
413	Department of Public Works and Facilities - Utilities	11510 F Ave.	325
416	Department of Public Works and Facilities - Utilities	11510 F Ave.	2,400
417	Placer County Sheriffs Office Dive Team	11498 F Ave.	3,559
418	Department of Public Works and Facilities - Roads Admin	11460 F Ave.	1,220
419	Department of Public Works and Facilities - Roads Sign Shop	11428 F Ave.	1,805
420	Department of Public Works and Facilities - Roads Transit	11432 F Ave.	3,453
420A	Department of Public Works and Facilities - Roads Transit Modular	11432 F Ave.	
421	Department of Public Works and Facilities - Roads Paint Storage	11432 F Ave.	1,800
423	Department of Public Works and Facilities - Roads Barn	11402 F Ave.	3,600

**Table 1**  
**Placer County Government Center Existing Buildings**

<b>Building</b>	<b>Current Use</b>	<b>Address</b>	<b>Existing Area (square feet)</b>
425	Department of Public Works and Facilities - Roads Striping Garage	11418 F Ave.	3,154
430 (500)	Department of Public Works and Facilities - Parks	2725 3rd St.	7,250
510 520	Auburn Jail-Kitchen Auburn Jail	11252 C Ave. 2775 Richardson Dr. 2275 Richardson Dr.	119,910
505	Auburn Justice Center (AJC)	2929 Richardson Dr.	110,200
530	Juvenile Detention Center (JDC)	11260 B Ave.	43,526
502	Wildlife Rescue	11251 B Ave.	9,292
507	Animal Services Center	11232 B Ave.	36,987
503A 503C 503D	Children's Emergency Shelter (CES) - Admin Modular Classroom Shelter	11084 B Ave. 11098 B Ave. 11080 B Ave. <i>11090</i> <i>11094</i>	19,113
504	Women's Shelter	Not Available	14,508
516	Placer County Sheriffs Office Boat Barn	11267 B Ave.	1,500
S180	Placer County Fire Station 180	11645 Atwood Rd.	9,400
<b>Fulweiler Site</b>			
	Auburn Administration Center (AAC)	145 Fulweiler	19,609
	County Administration Building (CAB)	175 Fulweiler	23,675

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