

From: Smith, David J@DOT
To: [Shirlee Herrington](#)
Cc: [OPR State Clearinghouse](#)
Subject: RE: Winery and Farm Brewery Zoning Text Amendment (PCPJ 2013151), Draft EIR Released for Public Review SCH# 2015072019
Date: Friday, May 31, 2019 1:35:07 PM
Attachments: [image001.png](#)
[Comment Letter.pdf](#)

Dear Shirlee Herrington:

Thank you for including the California Department of Transportation (Caltrans) in the environmental/application review process for the project referenced above. The mission of Caltrans is to provide a safe, sustainable, integrated and efficient transportation system to enhance California's economy and livability. The Local Development-Intergovernmental Review (LD-IGR) Program reviews land use projects and plans through the lenses of our mission and state planning priorities of infill, conservation, and travel-efficient development. To ensure a safe and efficient transportation system, we encourage early consultation and coordination with local jurisdictions and project proponents on all development projects that utilize the multimodal transportation network.

The attached comments are based on the Draft Environmental Impact Report (DEIR) received.

Please provide our office with copies of any further actions regarding this project or future development of the property. We would appreciate the opportunity to review and comment on any changes related to this development.

If you have any question regarding these comments or require additional information, please contact me.

Sincerely,

David J. Smith
Associate Transportation Planner
Regional Planning – East Branch
(530) 634-7799
david.j.smith@dot.ca.gov

Caltrans District 3
703 B Street
Marysville, CA 95901

Governor's Office of Planning & Research

May 31, 2019

STATE CLEARINGHOUSE

From: Shirlee Herrington [<mailto:SHerring@placer.ca.gov>]

Sent: Friday, April 19, 2019 11:12 AM

Subject: Winery and Farm Brewery Zoning Text Amendment (PCPJ 2013151), Draft EIR Released for Public Review

Good Afternoon:

The Draft EIR prepared for the subject project is now available on the County's website for public review and can be accessed at this [LINK](#).

The 45-day public comment period starts on 04-19-19 and ends on 06-03-19 with a public hearing scheduled on May 23, 2019 to receive comments. Attached is the Notice of Availability for your reference.

If you will have comments on the DEIR, please send them to my attention at cdraecs@placer.ca.gov or at the mailing address below.

Thank you,

Shirlee

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Shirlee I. Herrington  
Environmental Coordination Services  
Placer County Community Development Resource Agency  
3091 County Center Drive, Suite #190  
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530-745-3132  
[sherring@placer.ca.gov](mailto:sherring@placer.ca.gov)  
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a California Way of Life.*

Governor's Office of Planning & Research

May 31, 2019

STATE CLEARINGHOUSE

May 31, 2019

GTS# 03-PLA-2019-00437
03-PLA-193 PM 6.466
SCH# 2015072019

Shirlee Herrington
Placer County Community Development Resource Agency
3091 County Center Drive, Suite #190
Auburn, CA 95603

Winery and Farm Brewery Zoning Text Amendment

Dear Shirlee Herrington:

Thank you for including the California Department of Transportation (Caltrans) in the environmental/application review process for the project referenced above. The mission of Caltrans is to provide a safe, sustainable, integrated and efficient transportation system to enhance California's economy and livability. The Local Development-Intergovernmental Review (LD-IGR) Program reviews land use projects and plans through the lenses of our mission and state planning priorities of infill, conservation, and travel-efficient development. To ensure a safe and efficient transportation system, we encourage early consultation and coordination with local jurisdictions and project proponents on all development projects that utilize the multimodal transportation network.

The proposed project would amend the existing Winery Ordinance, which regulates wineries in the unincorporated portions of Placer County. All of the existing wineries and current and pending farm breweries are located in the western-central portion of the County. While the Winery Ordinance applies to all unincorporated portions of Placer County, the geographic study area of this EIR is appropriately focused on the areas of western Placer County where wineries and farm breweries are currently concentrated. The draft Winery and Farm Brewery Ordinance language includes the following substantive changes to the current Winery Ordinance:

- Add definition of "Farm Brewery" to the Ordinance
- Amend "Winery" definition to reference appropriate California Alcohol Beverage Control (ABC) license
- Add definition of "Tasting Room" to the Ordinance
- Modify definition of "Event" in the Ordinance
- Define new 10-acre minimum parcel size requirements for Production-only Facilities and Tasting Rooms
- Create table outlining "Event" allowances, maximum capacity, and use permit requirement
- Clarify hours of operation of all facilities
- Update the potable water standards for facility water systems
- Update the wastewater disposal standards for all facilities

- Update the standards for facility access roadways
- Add “Accessory Use - Restaurant” as allowable land use subject to CUP

The following comments are based on the Draft Environmental Impact Report (DEIR) received.

Traffic Operations

1. Analyze the following SR 193 roadway segments
 - West of Sierra College Boulevard
 - Between Gold Hill Road and Taylor Road
2. SR 193 between Sierra College Boulevard to Fowler Road is classified as Rural 2-Lane Highway – Level Terrain, consistent with Table 2 (or 10.2) and section 10.2 of the document. The study appears to use Arterial – High Access Control roadway classification to calculate roadway segment Level of Service (LOS). This segment is projected to operate at existing/cumulative LOS D/E, respectively, with 2-Lane Highway classification.
3. Analyze the following intersections on, or within close proximity of State Highway System (SHS):
 - SR 193 / Sierra College Boulevard
 - Old State Highway / New Castle Highway / Main Street
 - New Castle Highway / Taylor Road (SR 193)
 - Old State Highway / New Castle Road
 - I-80 Westbound Ramps / New Castle Road
 - New Castle Road / Chantry Hill Road
 - I-80 Eastbound Ramps / New Castle Road / Indian Hill Road
 - I-80 Westbound Ramp / Taylor Road (SR 193) / Ophir Road
 - I-80 Eastbound Ramps / Ophir Road (SR 193) / Hillview Road
4. Analyze the most recent 3-year collisions on study SHS roadway segments and intersection, using TASAS/TSAR.
5. Discuss SR 193 Transportation Concept Report, SR 193 horizon year and ultimate concept facility type and other related information.
6. Project only traffic volumes do not balance between closely spaced intersections, with only minor driveways in between. Specifically, project only volumes do not balance between SR 193 intersections with Fowler Lane and Golden Hill Retail Center.
7. Project trip distributions are inconsistent. Intersection 8 illustrates heavy south-to-west / east-to-north and the adjacent intersection 9 illustrates heavy south-to-east / west-to-north distribution behavior. Provide justification or updated Project Only traffic volumes.
8. Include intersection vehicular queue analysis and spillbacks for intersections on, or within close proximity of SHS. For closely spaced intersections (i.e. New Castle Road / Main Street / Taylor Road (SR 193) / I-80 ramp intersections), Micro Simulation should be used.

Ms. Shirlee Herrington, Placer County Community Development Resource Agency
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9. Multiple wineries could have special events on a single weekend, especially during peak season. Peak Project Trip Generations from multiple wineries should be discussed and analyzed.

Please provide our office with copies of any further actions regarding this project or future development of the property. We would appreciate the opportunity to review and comment on any changes related to this development.

If you have any question regarding these comments or require additional information, please contact David Smith, Intergovernmental Review Coordinator for Placer County, by phone (530) 634-7799 or via email to david.j.smith@dot.ca.gov.

Sincerely,



KEVIN YOUNT, Branch Chief
Office of Transportation Planning
Regional Planning Branch—East