



CITY OF ELK GROVE TRAILS COMMITTEE

Mark Mendenhall, Chair
Sharon Anderson, Vice Chair
Deana Donohue • Mark Doty • Erika Smith



Incorporated July 1, 2000

Web: www.elkgrovecity.org

REGULAR MEETING MONDAY, DECEMBER 21, 2020 AT 6:00 P.M.

Consistent with [Executive Order N-35-20](#) issued on March 21, 2020, by the Governor of the State of California, this meeting will be conducted by teleconference only.

Members of the public who wish to provide public comment, or participate in the meeting either for matters not on the agenda or on a particular matter, are able to join the meeting by registering at:

https://zoom.us/webinar/register/WN_dCCV5dA7S_WSemukeKcFPA

AGENDA

1. CALL TO ORDER/ ROLL CALL

2. APPROVAL OF AGENDA

3. PUBLIC COMMENT

Members of the public may comment on matters that are not included on the agenda that the Trails Committee has jurisdiction over. Each speaker will be limited to one (1) three (3) minute comment opportunity.

4. APPROVAL OF MINUTES

4.1 REGULAR MEETING MINUTES OF SEPTEMBER 21, 2020

5. DEVELOPMENT/CAPITAL IMPROVEMENT PROJECT REVIEW

The Trails Committee will review and provide input to staff regarding design features of projects as it pertains to the City's Bicycle, Pedestrian and Trails Master Plan.

5.1 BADER ROAD MAP PROJECT (PLNG20-013)

The proposed Project located at 8633 Bader Road (APN: 122-0240-001), consists of a Tentative Parcel Map to divide one existing 20-acre parcel into three parcels. A Class I multi-use trail is proposed to run along the north side of the property near the Laguna Creek channel heading south and running along Bader Road on the west side of the property. In addition, a Class III bike route is proposed to run along the west side of the Project site on Bader Road. There are no proposed changes to the BPTMP proposed Class 1 multi-use trail and the Class III bike route on the north and west sides of the Project site.

Recommendation: Review the project proposals and provide feedback to staff.

6. PROJECT UPDATES, INFORMATIONAL ITEMS AND PRESENTATIONS

NONE

7. FUTURE AGENDA ITEMS

The Trails Committee may provide direction to staff for future agenda items.

8. ADJOURNMENT

ADA COMPLIANCE STATEMENT

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Secretary at (916) 478-3620 / TTY 888-435-6092. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Information on the Elk Grove Trails Committee is available on the internet at <http://elkgrovecity.org/trails-committee/index.asp>

REGULAR MEETING MINUTES
MONDAY, SEPTEMBER 21, 2020

The meeting was called to order by the Chair at 6:00 p.m. with the following participants:

Trails Committee Members Present: Chair Mark Mendenhall, Vice Chair Sharon Anderson and Committee Members, Deana Donahue, Mark Doty and Erika Smith (joined the meeting at 6:00 p.m.)

Trails Committee Members Absent: None

Staff/Advisory Members: Sandy Kyles, Planning Secretary
Kevin Bewsey, CIP Manager
John Griffin, Senior Civil Engineer
Kristin Parsons, Senior Civil Engineer
Alan Glen, AECOM Principal Engineer
Sarah Kirchgessner, Senior Planner

APPROVAL OF AGENDA

MOTION: *M/S Doty/Anderson* to approve the agenda. **The motion passed by the following vote: Ayes: 5 (Anderson, Donohue, Doty, Mendenhall, Smith); Noes: 0; Absent: 0.**

PUBLIC COMMENT

None.

APPROVAL OF MINUTES

MOTION: *M/S Anderson/Doty* to approve the Regular Meeting Minutes of June 15, 2020. **The motion passed by the following vote: Ayes: 5 (Anderson, Donohue, Doty, Mendenhall, Smith); Noes: 0; Absent: 0.**

DEVELOPMENT/CAPITAL IMPROVEMENT PROJECT REVIEW

ITEM 5.1 GRANT LINE ROAD PRECISE ROADWAY PLAN (WTR028): A CIP Project consists of Roadway Plan to determine widening alternatives and trail options. The location of the project is on Grant Line Road from Bond Road to Calvine Road.

Alan Glen presented a summary of the staff report and answered questions of the Committee relative to pedestrian safety including the use of warning signals. Mr. Glen advised that there is no mix of roundabout with signals.

Public Comment:

None

After a brief discussion, and with general hesitation, the Committee unanimously chose Option 1 with special requests to include pedestrian cautions.

ITEM 5.2 WATERMAN-BRINKMAN LOGISTICS CENTER (PLNG20-016): Two industrial/flex buildings located at 10000 Waterman Road and 9195 Brinkman Ct. APNs: 134-0100-041 and 134-0110-084 and -085 and near a multi-use trail proposed to run alongside the north of the Project.

Sarah Kirchgessner presented a summary of the staff report and, along with the Applicant Logan James, answered questions of the Committee relative to the trail alignment at crossings, trails connections and intersection control.

Public Comment:

None

The Commission suggested the trail be well planned out at the Waterman connection and provide room to get over the tracks. As the Committee expressed concerns with potential camping nuisances on the service road, Mr. James stated there would be a fence.

ITEM 5.3 TROJAN STORAGE II (PLNG20-018) / CAPITAL PROJECT WTL019- REVISIONS: A new personal storage facility and flex-warehouse spaces located on the corner of Big Horn Blvd. and Lewis Stein Rd. APN: 116-0012-065, and near the Laguna Creek Trail and Bruceville Sidewalk Improvement Project.

Sarah Kirchgessner and Kristin Parsons presented a summary of staff report and informed the Committee that the Project Applicant is proposing to relocate the multi-purpose trail alignment and that City Public Works staff agreed and is proposing realignment in a similar fashion.

After a lengthy discussion with staff about the proposed project and trail alignment, the Committee shared common visions of ideal uses for the site including commercial businesses with various food and drink shops, especially next to the beautiful Creekside. The committee unanimously felt the storage project was uncomplimentary to a site with a greater potential to serve as family entertainment uses and that and placement of the trail would be best along the creek; They did not support the proposed trail alignment option.

Public Comment:

None

While the Committee acknowledged the Project itself was not within their purview, but noted that since protecting trails is, by unanimous 5-0 roll call vote (Anderson, Donohue, Doty, Mendenhall, Smith) to a motion made by Doty and seconded by Anderson; they recommended the following changes be made to the trail alignments:

1. Keep the trail alignment along the south side of Laguna Creek, north of Trajan Storage
2. Place and bisect trail through the City Owner Housing Parcel (116-0012-064) to the north-east corner of Bruceville and Big Horn.
3. Remove sidewalk widening along east Bruceville (red on map) and keep east west section (purple on map)
4. Remove trail along east side of Lewis Stein Road (yellow segment)

PROJECT UPDATES, INFORMATIONAL ITEMS AND PRESENTATIONS

None

FUTURE AGENDA ITEMS

Minor CIP recommendations.

ADJOURNMENT

The meeting adjourned at 8:15 p.m.

Prepared by Secretary, Sandy Kyles

APPROVED:



TRAILS COMMITTEE STAFF REPORT
December 21, 2020



PROJECT: 8633 BADER ROAD TPM PROJECT
FILE: PLNG20-013
LOCATION: 8633 Bader Road
APNs: 122-0240-001
STAFF: Kyra Killingsworth, Senior Planner

INTRODUCTION / BACKGROUND:

The Project consist of a Tentative Parcel Map to divide one existing 20-acre parcel into three parcels, ranging from 5-10 acres. As depicted in Figure 5.1 of the City of Elk Grove's Bicycle, Pedestrian and Trails Master Plan (BPTMP), a Class I multi-use trail is proposed to run along the north side of the property near the Laguna Creek channel of the Project site (APN:122-0240-001) heading south and running along Bader Road on the west side of the property. In addition, a Class III bike route is proposed to run along the west side of the Project site on Bader Road (see Figure 1 and 2).

The Project Applicant proposes no change to the BPTMP proposed Class 1 multi-use trail and the Class III bike route on the north and west sides of the Project site. The Applicant will show a 30 foot wide trail easement along the north and west side of the property, which is shown on the proposed Tentative Parcel Map (see Figure 2).

STAFF RECOMMENDATION:

City Staff would like feedback from the Trails Committee on the Applicant's proposed development as it pertains to implementing the City's bicycle and trails requirements.

ATTACHMENT:

1. Project Plans dated October 12, 2020

Figure 1 – Trails Master Plan Context Map

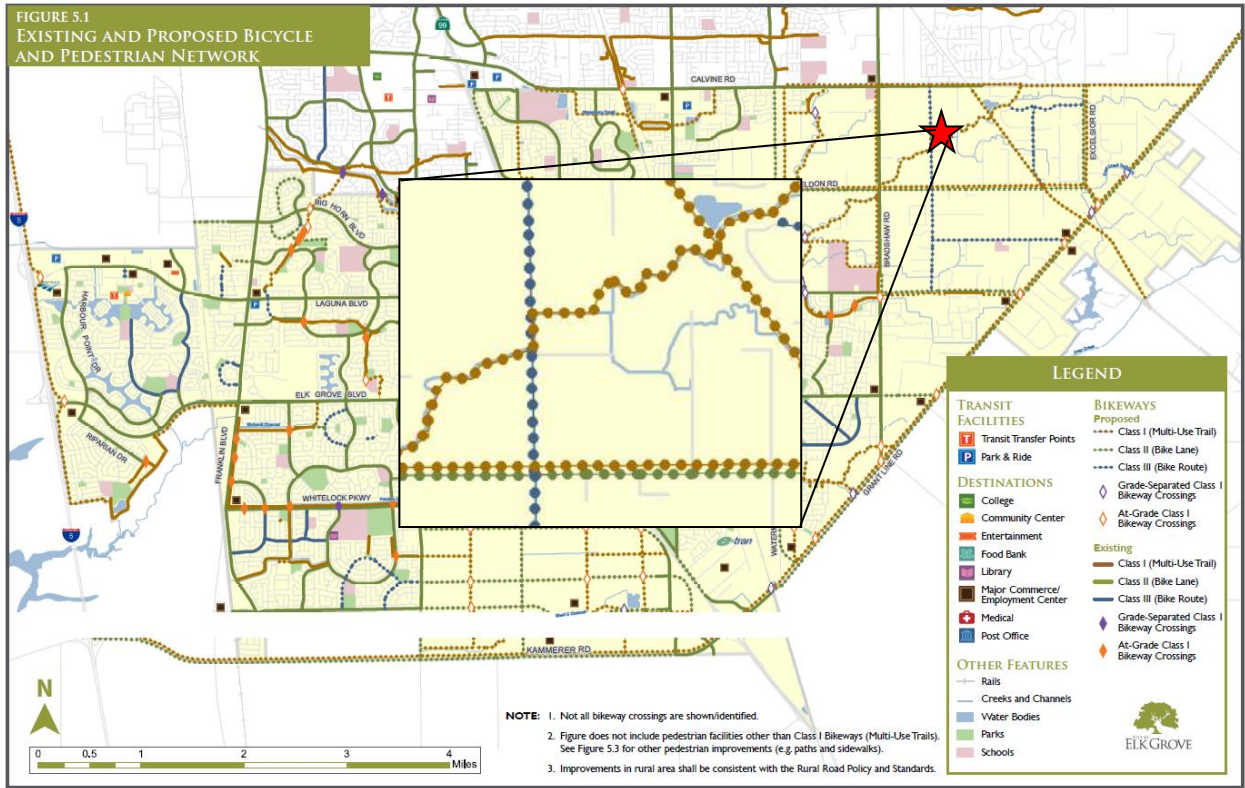
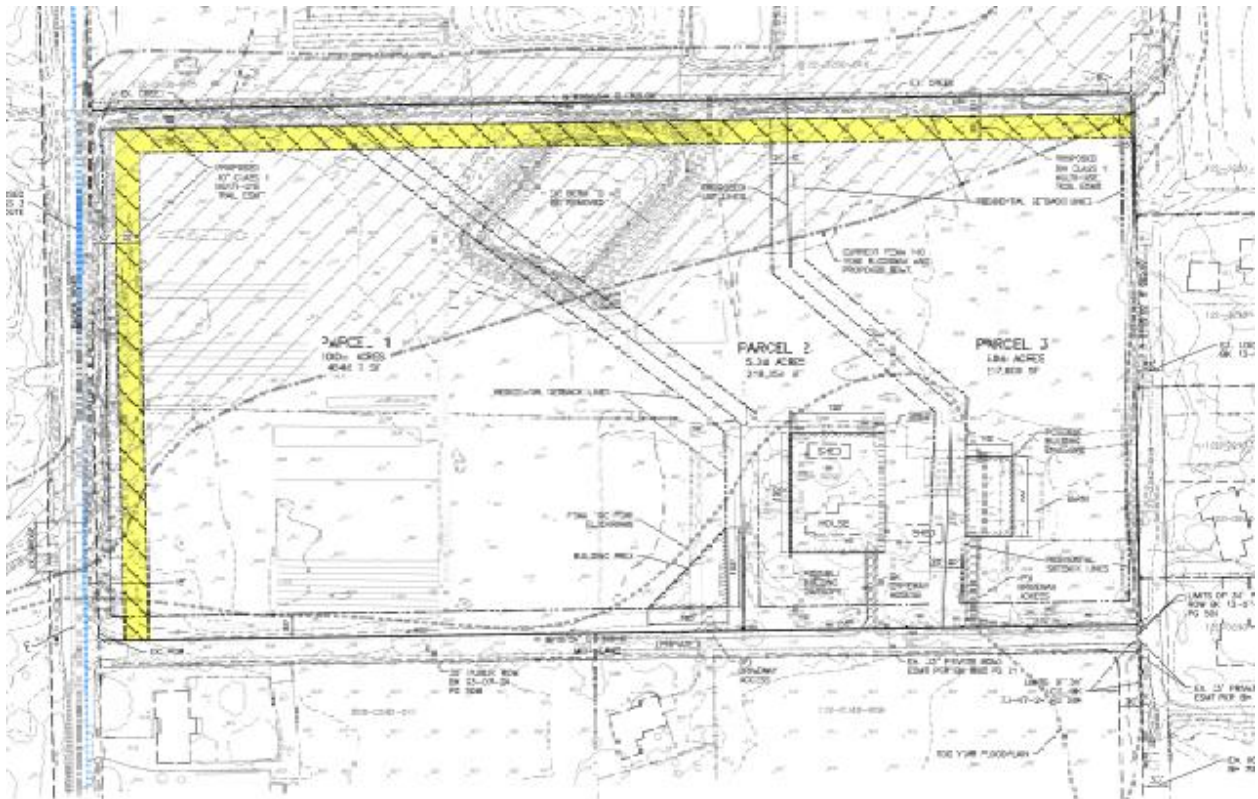
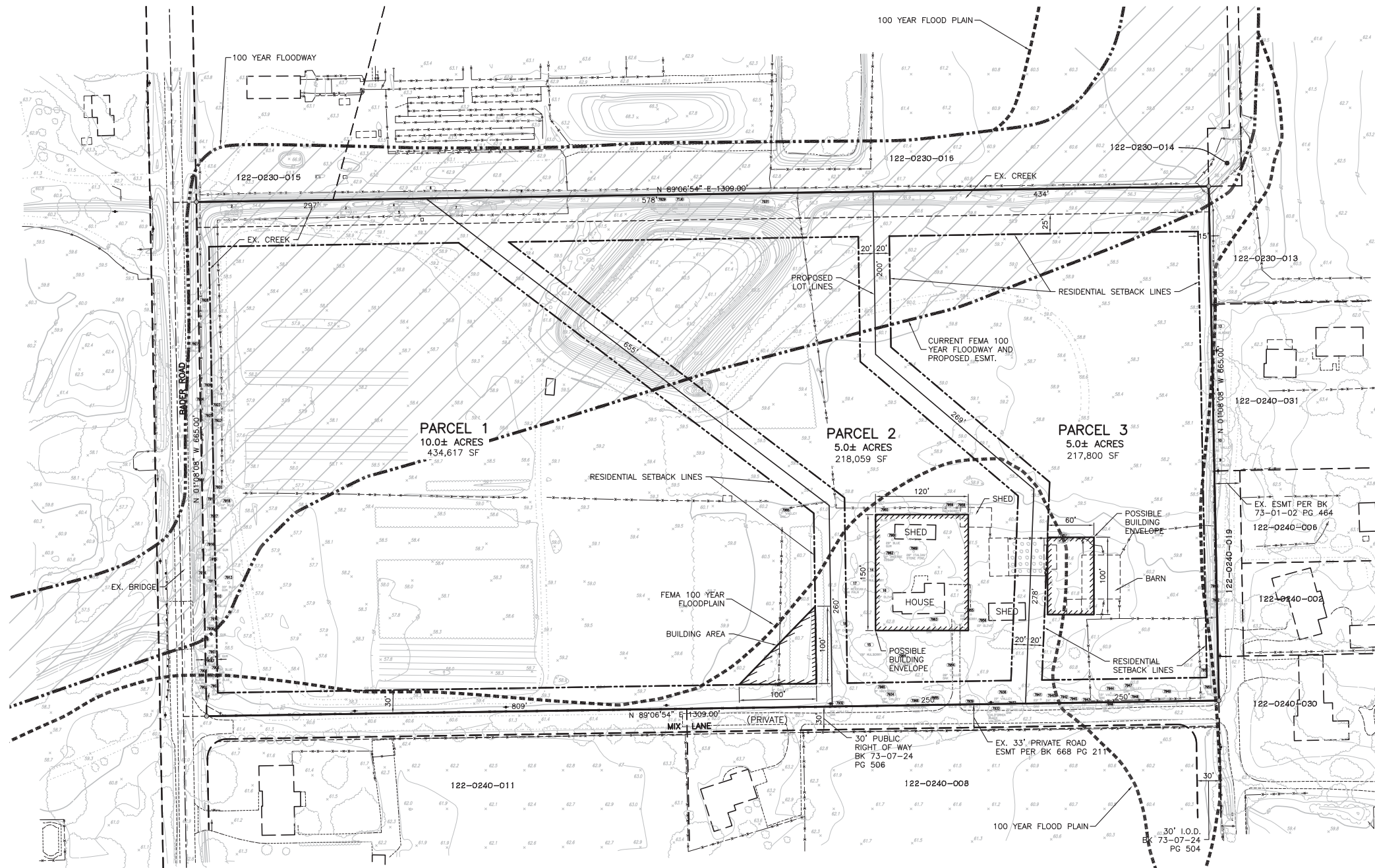
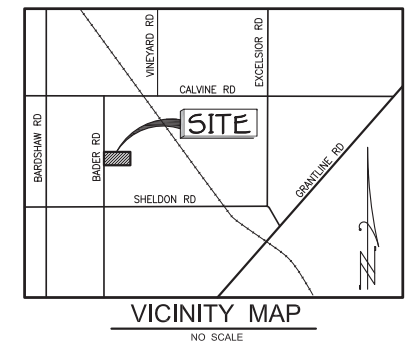


Figure 2 - Project Site

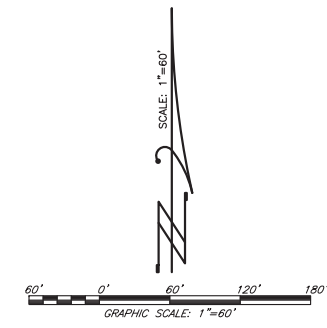


TOPOGRAPHY MAP
BADER ROAD
 BEING PARCEL B OF 7 PM 30
 CITY of ELK GROVE, SACRAMENTO COUNTY, CALIFORNIA
 NOVEMBER, 2019
 BAKER-WILLIAMS ENGINEERING GROUP



PROJECT DATA

OWNER/DEVELOPER	RAHAT SAIED 5101 TURNSBERRY COURT ELK GROVE, CALIFORNIA 95624 PH. (916) 698-1570
ENGINEER	BAKER-WILLIAMS ENGINEERING GROUP 6020 RUTLAND DRIVE, SUITE 19 CARMICHAEL, CALIFORNIA 95608 PH. (916) 331-4336 FAX (916) 331-4430
ASSESSOR'S PARCEL NUMBER	122-0240-001
ACREAGE	20.44± ACRES GROSS 19.98± ACRES NET
EXISTING USE	1 SINGLE FAMILY RESIDENCE
PROPOSED USE	3 SINGLE FAMILY RESIDENCES
EXISTING ZONING	AR-5
PROPOSED ZONING	AR-5
NUMBER OF LOTS	LOT 1 - 10 ACRES LOT 2 - 5 ACRES LOT 3 - 5 ACRES
SEWER	SEPTIC
WATER SUPPLY	WELL
DRAINAGE	CITY OF ELK GROVE - (916) 683-7111
FIRE PROTECTION	ELK GROVE COMMUNITY SERVICES DISTRICT 8820 ELK GROVE BLVD, SUITE 2 ELK GROVE, CA 95624 - (916) 685-9502
ELECTRIC SERVICE	SMUD - (916) 732-5769 P.O. BOX 15830, SACRAMENTO, CA 95852
GAS SUPPLY	P.G. & E. - (916) 386-5013 5555 FLORIN PERKINS ROAD SACRAMENTO, CA 95828
TELEPHONE SERVICE	COMCAST - (916) 584-5473
CABLE TELEVISION	FRONTIER COMMUNICATIONS - (916) 691-5612 9324 WEST STOCKTON BLVD. ELK GROVE, CA 95758
SCHOOL DISTRICT	ELK GROVE UNIFIED SCHOOL DISTRICT
PARK DISTRICT	ELK GROVE COMMUNITY SERVICES DISTRICT
PROPOSED IMPROVEMENTS	CITY OF ELK GROVE STANDARDS

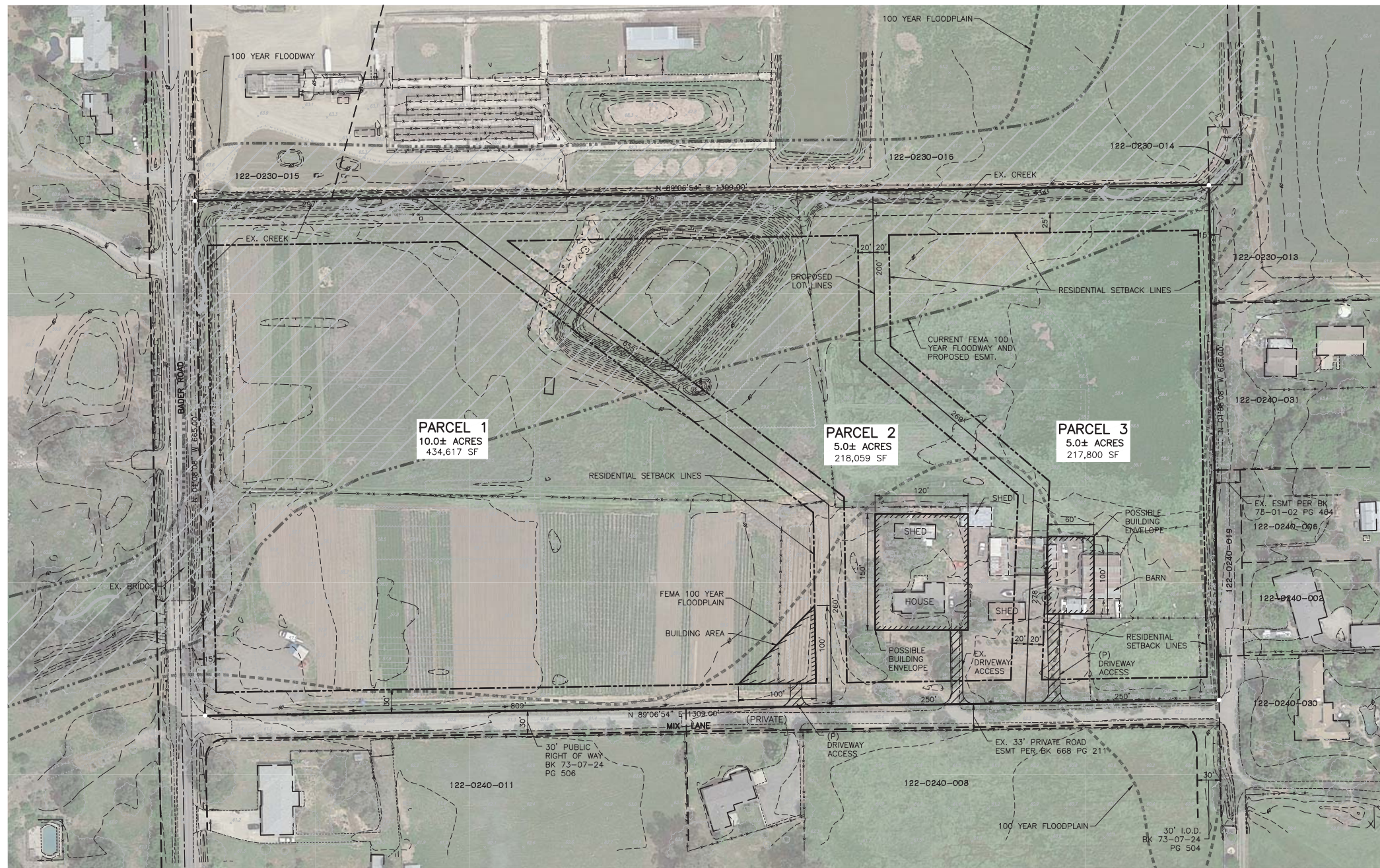


**BAKER WILLIAMS
ENGINEERING GROUP**
 6020 RUTLAND DRIVE, SUITE 19
 CARMICHAEL, CA 95608-0515
 Phone (916)331-4336-Fax (916)331-4430
 EMAIL: office@bweengineers.com

TENTATIVE PARCEL MAP
BADER ROAD
 BEING PARCEL B OF 7 PM 30
 CITY of ELK GROVE, SACRAMENTO COUNTY, CALIFORNIA
 SEPTEMBER, 2020
 BAKER-WILLIAMS ENGINEERING GROUP



VICINITY MAP
NO SCALE



LEGAL DESCRIPTION:

THAT PORTION OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 7, NORTH RANGE 6, EAST, M.D.B.&M., AS DESCRIBED AS:

FOR THE POINT OF BEGINNING COMMENCE AT THE 1/4 SECTION CORNER COMMON TO SECTIONS 16 AND 21, TOWNSHIP 7, NORTH, RANGE 6, EAST M.D.B. & M., AND RUNNING THENCE SOUTHERLY ALONG THE 1/4 SECTION LINE 3318.0 FEET AND THENCE SOUTH 89°40' EAST 29.0 FEET, TO THE EASTERLY LINE OF THE COUNTY ROAD, TO A POINT WHICH IS 665.0 FEET NORTHERLY OF THE SOUTHERLY LINE OF THE LANDS OF THE GEORGE L. HUNT ESTATES; THENCE FROM SAID POINT OF BEGINNING, RUNNING SOUTH 89°40' EAST 1310.0 FEET; THENCE NORTHERLY ON A LINE PARALLEL WITH SAID COUNTY ROAD, 665.0 FEET; THENCE NORTH 89°40' WEST 1310.0 FEET TO THE COUNTY ROAD; THENCE SOUTHERLY ALONG SAID COUNTY ROAD 665.0 FEET TO THE PLACE OF BEGINNING.

BENCH MARK:

BENCHMARK USED FOR THIS SURVEY IS SACRAMENTO COUNTY BENCHMARK 1D-82, ELEVATION 68.09', NAVD 88 DATUM, BEING A 2" BRASS DISC AT THE BASE OF A STREET LIGHT AT THE SOUTHEAST CORNER OF SHELDON ROAD AND WILTON OAKS COURT

ACREAGE STATEMENT:

THE ACREAGE OF THE OVERALL PARCEL MAP IS 20.44 ACRES AS DETERMINED BY RECORD INFORMATION.

John K. Jeffries
 JOHN K. JEFFRIES L.S. 7820
 LICENSE EXPIRES 12/31/2021

NOTE:

I HEREBY STATE THAT ALL EASEMENTS AS INDICATED IN STEWART TITLE INSURANCE COMPANY TITLE REPORT NO. 12-0027748 DM DATED FEBRUARY 13, 2020 HAVE BEEN SHOWN HEREON AND/OR HAVE BEEN ACCOUNTED FOR IN NOTE(S) PLACED HEREON. ALL EASEMENTS PROPOSED TO BE ABANDONED OR QUITCLAIMED AND/OR ALL EASEMENTS THAT CANNOT BE LOCATED ARE NOTED HEREON.

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NOTE:

CONSTRUCTION ON PARCELS 1, 2 OR 3 WITHIN THE FEMA FLOODPLAIN MAY REQUIRE A CLOM/R /LOMR AS REQUIRED BY FEMA.

PROJECT DATA

OWNER/DEVELOPER:

RAHAT SAIED
 5101 TURNSBERRY COURT
 ELK GROVE, CALIFORNIA 95624
 PH. (916) 698-1570

ENGINEER:

BAKER-WILLIAMS ENGINEERING GROUP
 6020 RUTLAND DRIVE, SUITE 19
 CARMICHAEL, CALIFORNIA 95608
 PH. (916) 331-4336
 FAX (916) 331-4430

ASSESSOR'S PARCEL NUMBER:

122-0240-001

ACREAGE:

20.44± ACRES GROSS
 19.98± ACRES NET

EXISTING USE:

1 SINGLE FAMILY RESIDENCE

PROPOSED USE:

3 SINGLE FAMILY RESIDENCES

EXISTING ZONING:

AR-5

PROPOSED ZONING:

AR-5

NUMBER OF LOTS:

LOT 1 - 10 ACRES
 LOT 2 - 5 ACRES
 LOT 3 - 5 ACRES

SEWER:

SEPTIC

WATER SUPPLY:

WELL

DRAINAGE:

CITY OF ELK GROVE - (916) 683-7111

FIRE PROTECTION:

ELK GROVE COMMUNITY SERVICES DISTRICT
 8820 ELK GROVE BLVD, SUITE 2
 ELK GROVE, CA 95624 - (916) 685-9502

ELECTRIC SERVICE:

SMUD - (916) 732-5769
 P.O. BOX 15830, SACRAMENTO, CA 95826

GAS SUPPLY (IF AVAILABLE):

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FRONTIER COMMUNICATIONS - (916) 691-5612
 9324 WEST STOCKTON BLVD.
 ELK GROVE, CA 95758

SCHOOL DISTRICT:

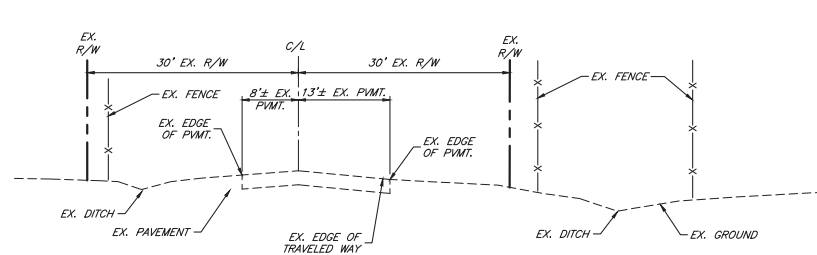
ELK GROVE UNIFIED SCHOOL DISTRICT

PARK DISTRICT:

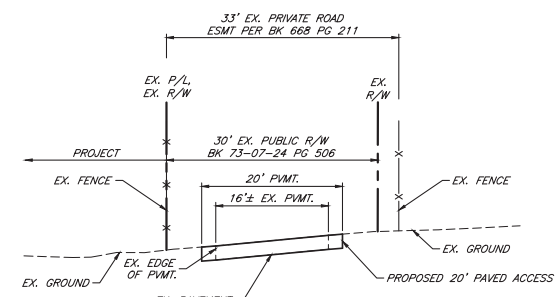
ELK GROVE COMMUNITY SERVICES DISTRICT

PROPOSED IMPROVEMENTS:

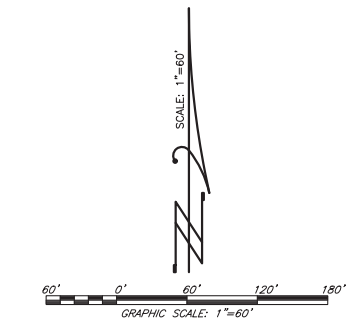
CITY OF ELK GROVE STANDARDS



STREET SECTION BADER ROAD (RURAL)
NO SCALE



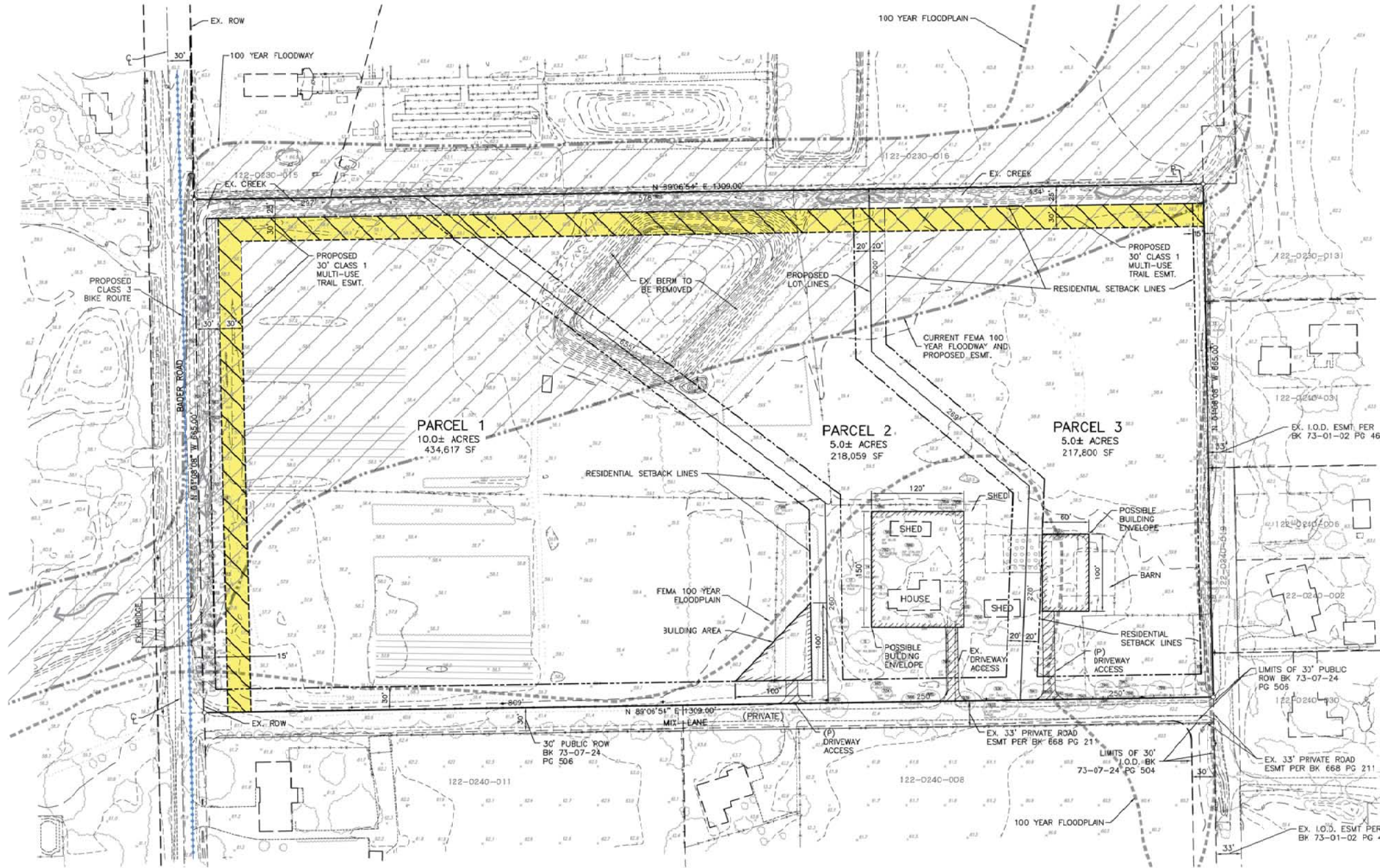
STREET SECTION MIX LANE
NO SCALE



BW BAKER WILLIAMS ENGINEERING GROUP
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 CARMICHAEL, CA 95608-0515
 Phone (916) 331-4336 Fax (916) 331-4430
 EMAIL: office@wengineers.com

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TENTATIVE PARCEL MAP
BADER ROAD
 BEING PARCEL B OF 7 PM 30
 CITY of ELK GROVE, SACRAMENTO COUNTY, CALIFORNIA
 DECEMBER, 2020
 BAKER-WILLIAMS ENGINEERING GROUP



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LEGEND:

- CLASS 3 BIKE ROUTE
- MULTI-USE TRAIL ESMT.
- FEMA FLOODWAY
- 100 YR FLOOD PLANE
- SETBACK LINE
- IRREVOCABLE OFFER OF DEDICATION
- RIGHT OF WAY
- CREEK FLOW DIRECTION
- PROPERTY LINE
- I.O.D.
- ROW

PROJECT DATA

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AR-5

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DRAINAGE:

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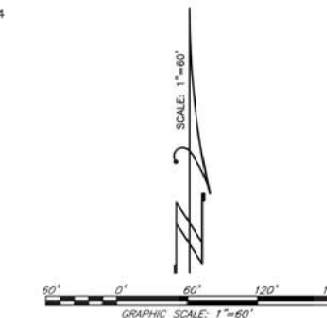
PARK DISTRICT:

ELK GROVE COMMUNITY SERVICES DISTRICT

PROPOSED IMPROVEMENTS:

CITY OF ELK GROVE STANDARDS

DRAFT



STREET SECTION BADER ROAD (RURAL)
NO SCALE

STREET SECTION MIX LANE
NO SCALE

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 EMAIL: office@wengr.com