



---

# A G E N D A

**Wednesday, October 29, 2025**

**10:00 AM** ⇐ NOTE NEW TIME

**Placer County Board of Supervisors  
175 Fulweiler Avenue, Auburn CA 95603**

## **PUBLIC PARTICIPATION PROCEDURES**

**PUBLIC PARTICIPATION INSTRUCTIONS:** This meeting will be conducted as an in-person meeting at the locations noted above. A remote teleconference Zoom address is listed for the public's convenience and in the event a Board Member requests remote participation due to just cause or emergency circumstances pursuant to Government Code section 54953(f). Please be advised that if a Board Member is not participating in the meeting remotely, remote participation for members of the public is provided for convenience only, and in the event that the Zoom connection malfunctions for any reason, the Board of Directors reserves the right to conduct the meeting without remote access. By participating in this meeting, you acknowledge that you are being recorded.

Agendas, Supplemental Materials and Minutes of the Board of Directors are available on the internet at: <https://www.pctpa.net/sprta-meetings>. Public records related to an agenda item that are distributed less than 72 hours before this meeting are available for public inspection during normal business hours at the Agency office located at 2260 Douglas Blvd., Suite 130, Roseville, California and will be made available to the public on the Agency website.

**Remote access:** <https://placer-ca-gov.zoom.us/j/95444992931>

**You can also dial in using your phone:** +1 669 900 6833 **Webinar ID:** 954 4499 2931

**A. Flag Salute**

**B. Roll Call**

**C. Meeting Procedures**

*Solvi Sabol, Clerk to the Board*

**D. Agenda Review**

*Matt Click, Executive Director*

**Info**

**E. AB 2449**

*Matt Click, Executive Director*

**Action**

- If necessary, the Board will consider approval of any Directors' request to participate remotely and utilize a "just cause" or "emergency circumstance" exception for remote meeting participation pursuant to AB 2449 (Gov. Code 54953(f)).

- F. Approval of Minutes:** August 27, 2025 **Action**  
Pg. 1
- G. Public Comment**  
Persons may address the Board on items not on this agenda. Please limit comments to three (3) minutes.
- H. The Ferguson Group Letter of Task Agreement & Regional Transportation and Air Quality Mitigation Fee Allocation Request for Interstate 80/Rocklin Road IC Build Grant Application** **Action**  
Pg. 3
- Authorize the Executive Director to execute a Letter of Task Agreement (LOTA) 25-07 with The Ferguson Group (TFG) to prepare a 2026 federal BUILD Grant application for the I-80/Rocklin Road Interchange Project: \$69,758
  - Adopt Resolution #25-07 to allocate \$69,758 of Regional Transportation and Air Quality Mitigation Fees to SPRTA for the grant application preparation.
- I. Executive Director's Report** **Info**
- J. Board Direction to Staff**
- K. Informational Items** **Info**
1. SPRTA TAC Minutes: September 9, 2025 Pg. 9
  2. SPRTA TAC Minutes: October 14, 2025 Pg. 10

**Next regularly scheduled SPRTA Board Meeting  
December 3, 2025**



## **ACTION MINUTES**

### **August 27, 2025**

A meeting of the South Placer Regional Transportation Authority (SPRTA) Board convened on Wednesday, August 27, 2025, at 10:00 AM at the Placer County Board of Supervisors Chambers, 175 Fulweiler Avenue, California.

#### **Board in Attendance:**

- Ben Brown (City of Lincoln)
- Ken Broadway (City of Rocklin)
- Suzanne Jones, Chair (Placer County)

#### **Staff:**

- Matt Click
- Rick Carter
- Mike Costa
- Jodi LaCosse
- Cory Peterson
- Solvi Sabol

#### **Agenda Review**

No changes to the August 27, 2025 SPRTA Board of Directors agenda.

#### **AB 2449**

No action necessary.

#### **Approval of Action Minutes: June 25, 2025**

Upon motion by Brown, seconded by Broadway, the June 25, 2025 Board meeting minutes were approved.

#### **Public Comment**

No public comment was provided.

#### **Tier II Development Impact Fee Allocation Request for the Placer Parkway Phase 1 Project**

*Presentation provided by Rick Carter, Deputy Executive Director*

Public comment and update provided by Richard Moorehead, Placer County Deputy Director of Public Works. Public comment was also provided by Michael Garabedian, Placer Tomorrow.

Upon motion by Broadway, seconded by Brown, the Board unanimously adopted Resolution #25-06 allocating \$139,100,000 of current and future Tier II Development Impact Fee (Tier II) funds to the Placer Parkway Phase 1 Project as follows: \$200,000 for the environmental phase, \$2,900,000 for the right-of-way (ROW) and utility relocation phase, and \$136,000,000 for the construction phase.

**Executive Director’s Report**

Matt thanked the SPRTA Board for its support of the Phase 1 BUILD Grant, which will fund construction of additional southbound travel and auxiliary lanes on State Route 65 between Blue Oaks Boulevard and Galleria Boulevard. He noted that the local match funds provided by SPRTA enabled the agency to successfully apply for this grant.

Matt also informed the Board that, with Rick Carter’s departure at the end of December, Cory Peterson will assume the role of staff lead for SPRTA.

**Adjourn**

The SPRTA Board meeting concluded at approximately 10:20 AM.

**NEXT REGULARLY SCHEDULED BOARD MEETING:** September 24, 2025.

\_\_\_\_\_  
Matt Click, Executive Director

\_\_\_\_\_  
Suzanne Jones, Chair

\_\_\_\_\_  
Solvi Sabol, Clerk of the Board



City of Lincoln • City of Rocklin • City of Roseville • Placer County

**TO: SPRTA Board of Directors**

**DATE: October 29, 2025**

**FROM: Rick Carter, Deputy Executive Director**

**SUBJECT: The Ferguson Group Letter of Task Agreement & Regional Transportation and Air Quality Mitigation Fee Allocation Request for Interstate 80/Rocklin Road IC BUILD Grant Application**

**ACTION REQUESTED**

1. Authorize the Executive Director to execute a Letter of Task Agreement (LOTA) 25-07 with The Ferguson Group (TFG) to prepare a 2026 federal BUILD Grant application for the I-80/Rocklin Road Interchange Project; and
2. Adopt Resolution #25-07 to allocate \$69,758 of Regional Transportation and Air Quality Mitigation Fees to SPRTA for the grant application preparation.

**BACKGROUND and DISCUSSION**

Placer County Transportation Planning Agency (PCTPA), SPRTA, and the City of Rocklin seek to prepare a 2026 federal BUILD Grant application for the Interstate 80/Rocklin Road Interchange Project (the "Project") with the City of Rocklin identified as the grant applicant. The Ferguson Group (TFG) prepared the successful 2025 BUILD Grant application for the SR65 Phase 1 Project, and PCTPA, SPRTA and the City propose to use the same team again via the existing PCTPA contract. Under PCTPA's existing agreement with TFG, TFG may be engaged to prepare grant applications for additional compensation. Authorization to execute a LOTA in the amount of \$69,758 with TFG is requested.

The Project is SPRTA-funded. The Regional Transportation and Air Quality Mitigation Fee Program ("Fee Program") includes \$23.41 million for the Project, as adopted by the Board in January 2024. A total of \$7,200,000 was previously allocated to the City of Rocklin for pre-construction work. There are no existing allocations for this Project to PCTPA or SPRTA. A separate SPRTA allocation is necessary to pay for the services of TFG via the existing PCTPA master agreement. The allocation also permits the payment to be made directly by SPRTA instead of the additional administrative steps if paid as a PCTPA pass-through.

**FINANCIAL ANALYSIS**

Staff analyzed the funding allocation request with currently programmed work allocations and determined there is sufficient fund balance to allocate the requested funds. The SPRTA Technical Advisory Committee (TAC) concurred with the proposed allocation.

Attachments: Letter of Task Agreement 25-01  
Resolution 25-07

RC:mbc:ss



ALICE DOWDIN CALVILLO  
City of Auburn  
TRINITY BURRUSS  
City of Colfax  
BEN BROWN  
City of Lincoln  
AMANDA CORTEZ  
Town of Loomis  
KEN BROADWAY  
City of Rocklin  
BRUCE HOUESHELDT  
City of Roseville  
ANTHONY DeMATTEI  
SUZANNE JONES  
Placer County  
DAN WILKINS  
Citizen Representative  
MATT CLICK, AICP  
Executive Director

October 29, 2025

W. Roger Gwinn  
Chief Executive Officer  
TFG  
1901 Pennsylvania Avenue, NW, Suite 700  
Washington, DC 20006

**SUBJECT: LETTER OF TASK AGREEMENT #25-01: BUILD GRANT BETWEEN THE FERGUSON GROUP (TFG) AND PLACER COUNTY TRANSPORTATION PLANNING AGENCY AND SOUTH PLACER REGIONAL TRANSPORTATION AUTHORITY**

This letter, when countersigned, authorizes work under the “Master Agreement between the Placer County Transportation Planning Agency (PCTPA) and The Ferguson Group (TFG) dated March 22, 2023.

1. Incorporated Master Agreement: This letter of task agreement is the statement of contract-specific requirements applicable to the work effort to be undertaken by TFG to provide consulting services to the Placer County Transportation Planning Agency on behalf of South Placer Regional Transportation Authority.
2. Term: Consultant services are to commence October 30, 2025, and shall be completed in such a sequence as to assure that timelines are met. This letter of task agreement shall end on December 31, 2026.
3. Scope of Services: Consultant will provide consulting services for the Placer County Transportation Planning Agency, on behalf of South Placer Regional Transportation Authority, as described in the attached Scope of Work. The Executive Director will act as Project Manager for PCTPA. Mike Miller will act as Project Manager for this Task Agreement and be the primary point of contact for PCTPA.
4. Compensation: Based on the Scope of Work attached, the consultant will be compensated in an amount not to exceed \$69,758. It is agreed by Placer County Transportation Planning Agency, The Ferguson Group, and South Placer Regional Transportation Authority that all payments pursuant to this Letter of Task Agreement will be made by South Placer Regional Transportation Authority directly to The Ferguson Group. It is further agreed that TFG will be reimbursed one-third of the fee at the initial term of contract and the remainder upon successful completion of the BUILD grant application as defined in the attached Scope of Work. Consultant will invoice for work completed. Invoices will be paid to Consultant by South Placer Regional Transportation Authority within thirty (30) days of receipt.

If this Letter of Task Agreement meets with your approval, please sign and return one copy. Questions concerning this agreement and the project in general should be directed to Matt Click, Executive Director, at (530) 823-4030.

Sincerely,

Accepted by:

---

Matt Click, Executive Director      Date  
Placer County Transportation Planning Agency

---

W. Roger Gwinn, CEO      Date  
TFG

Agreed by:

---

Matt Click, Executive Director      Date  
South Placer Regional Transportation Authority

---

Attachments: TFG Scope of Work: BUILD Grant



September 30, 2025

Matt Click, AICP  
Executive Director  
Placer County Transportation Planning Authority  
2260 Douglas Boulevard  
Roseville, California 95661

Re: TFG Grant Writing Services –PCTPA – FY 2026 BUILD

Dear Mr. Click:

The Ferguson Group, LLC (TFG), welcomes the opportunity to provide grant writing services to Placer County Transportation Agency (PCTPA). TFG’s expert grant writers will partner with PCTPA and the City of Rocklin to prepare and submit a competitive grant application under the U.S. Department of Transportation’s Fiscal Year 2025 Better Utilizing Investments to Leverage Development (BUILD) Grant Program, before the application due date, which is to be determined (forecasted for the 1<sup>st</sup> Quarter of 2026).

## Scope of Services

TFG will work collaboratively with PCTPA and City of Rocklin staff to provide the following grant services:

- Program vetting, project development, and organizational readiness
- Drafting all required grant application forms
- Drafting all required grant project narratives
- Reviewing grant budget and preparing the budget narrative
- Develop a Benefit Cost Analysis (BCA) with a Technical Memorandum (TM) for submission with the BUILD Grant Application, consistent with the BUILD program requirements and using the most recent US DOT BCA Guidelines
- Providing feedback and advice to ensure a competitive submission
- Assistance with grant submission portals, as requested

Successfully securing competitive grants is a team activity and requires communication, collaboration, and information sharing between PCTPA and City personnel and the TFG grant team. To support the grant writing and BCA process, PCTPA and the City have the responsibility of furnishing all essential supporting documents and background information related to the proposed project. Additionally, PCTPA and the City will review and approve all requisite narratives, gather the necessary resolutions and community support letters, and submit the grant application through the required grant submission portal. PCTPA and the City will have access to all final documents prepared and submitted.

## Terms and Conditions

The duration of this agreement will be from October 1, 2025, through the submission date (TBD), or as needed until the date grant awards are announced. As a TFG Advocacy Client, PCTPA receives a discount on grant writing projects, as highlighted below. TFG will provide all grant readiness and application development services

outlined in this agreement to the Agency for a total fixed fee of \$27,235. Benefit Cost Analysis (BCA) services will be provided by TFG partner AECOM for a fee not to exceed \$42,523. TFG does not apply any markup, surcharge, or additional overhead to subcontractor invoices.

The first phase of work will focus on program vetting, project development, and organizational readiness, as well as the initial BCA background data collection and review. Remaining phases will focus on the development, writing, and submission of the application and the development of the final BCA. If needed, TFG is available for post-application support at an hourly rate, with an initial 8 hours of such work included at no charge.

Milestone	Standard Fee	Discounted Fee	Invoice Date
Program Vetting, Project Development, and Organizational Readiness	\$9,100	\$7,735	Upon contract execution
Benefit Cost Analysis Initial Data Analysis	-	\$9,053	
Application Development and Submission	\$26,000	\$19,500	Upon posting of the grant solicitation
Benefit Cost Analysis Completion	-	\$33,470	After submission of final BCA cost estimate
Post Application Support	\$300/hr	\$255/hr	<p><b>Up to 8 hours of post-application funding agency inquiries, submission of responses, and/or support are included in the total fixed fee.</b></p> <p>Any additional hourly work required will be pre-approved in advance of initiating work and billed separately.</p>

TFG fees include all direct labor, overhead (including general and administrative expenses), other direct costs, subcontractor costs, fixed fees, miscellaneous incidental services, and all applicable taxes. While the TFG Grants Division usually works virtually, if PCTPA prefers an on-site meeting, travel time and estimated expenses will be billed in advance.

We are grateful for the opportunity to partner with PCTPA, and we look forward to a productive relationship.

Sincerely,



Kristi More  
 Managing Partner of Grants

**RESOLUTION NO. 25-07**

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SOUTH PLACER REGIONAL TRANSPORTATION AUTHORITY ALLOCATING REGIONAL TRANSPORTATION AND AIR QUALITY MITIGATION FEE PROGRAM FEES TO INTERSTATE 80 / ROCKLIN ROAD INTERCHANGE**

The following resolution was duly passed by the Board of the South Placer Regional Transportation Authority at a regular meeting held October 29, 2025 by the following vote on roll call:

**WHEREAS**, the South Placer Regional Transportation Authority ("SPRTA") was formed to provide for the coordinated planning, design, financing, acquisition, determination of the timing of construction, and construction, of certain transportation improvements located in the area of jurisdiction of SPRTA; and

**WHEREAS**, SPRTA most recently adopted the Regional Transportation and Air Quality Mitigation Fee to finance specified transportation facilities, as specified in Authority Resolution #24-01 dated January 24, 2024; and

**WHEREAS**, the Capital Improvement Program has specified a total contribution to I-80/Rocklin Road Interchange as \$23.41 million, plus inflation adjustments; and

**WHEREAS**, the Capital Improvement Program has allocated a total of \$7,200,000 to the City of Rocklin for the I-80/Rocklin Road Interchange to date, most recently in December 2023; and

**WHEREAS**, the Placer County Transportation Planning Agency (PCTPA) and SPRTA are contracting for the development of a 2026 federal BUILD grant application for the I-80/Rocklin Road Interchange in the amount of \$69,758; and

**NOW, THEREFORE, BE IT RESOLVED THAT** SPRTA allocates \$69,758 to SPRTA for the I-80/Rocklin Road Interchange for the preparation of a 2026 BUILD Grant application.

\_\_\_\_\_  
Matt Click  
Executive Director

\_\_\_\_\_  
Suzanne Jones  
Chair

Attest: \_\_\_\_\_  
Solvi Sabol, Board Secretary

**SOUTH PLACER REGIONAL TRANSPORTATION AUTHORITY**  
**Technical Advisory Committee Meeting Summary**  
**September 9, 2025**

**Technical Advisory Committee**

Araceli Cazarez, City of Lincoln  
Eugenie Guadron, City of Lincoln  
Matthew Medill, City of Lincoln  
Amber Conboy, Placer County  
Katie Jackson, Placer County  
Richard Moorehead, Placer County  
Jake Hanson, City of Roseville  
Mark Johnson, City of Roseville

**Staff**

Rick Carter  
Matt Click  
Cory Peterson  
Solvi Sabol

**Fees for Tenant Improvements / Changes in Usage**

The TAC group met to discuss consistency in charging practices for tenant improvements (TIs) in shopping centers. Rick opened the discussion by explaining that recent questions from Lincoln raised the issue of how different agencies apply fees when a tenant space changes use, such as a retail store converting to a restaurant. He noted that practices vary, particularly in how shopping center tenants and freestanding buildings are handled.

Jake, City of Roseville, explained that his agency generally charges anchors such as grocery stores or fitness centers at their specific land-use rates, while smaller tenants within a strip mall are charged at the shopping center rate. Freestanding buildings like Chick-fil-A are charged as their individual use. Eugenie from Lincoln described a similar approach, noting that for new development, anchors and stand-alone uses are charged individually, while spaces within the strip center are assessed at the shopping center rate, even if they are restaurants. She added that drive-throughs are handled separately, depending on whether the building was originally entitled for that use.

Amber from the County reported that their practice has been to treat large buildings as shopping centers and assess outbuildings based on their specific use. However, in some cases where restaurant square footage exceeds a typical mix, adjustments are made. Mark, City of Roseville, added that the City has updated its policy to reduce pushback from businesses. While they still charge anchors and outbuildings individually, they generally assess tenant spaces within the main shopping center at the shopping center rate and avoid charging delta fees unless the new use is unusual or has an unusually high trip rate.

Overall, participants agreed that there is a high level of consistency among agencies. The general approach is that anchors are charged by their use, small in-line tenants are covered by the shopping center rate, and outbuildings are charged individually. Some agencies reserve flexibility to apply delta fees or adjustments for high-impact land uses. After discussion, the group agreed that practices are “consistent enough” across jurisdictions and that no changes are necessary at this time. The conversation was considered helpful for clarifying approaches, particularly for Lincoln staff, and the group concluded without action items.

ss:rc:mbc

**SOUTH PLACER REGIONAL TRANSPORTATION AUTHORITY**  
**Technical Advisory Committee Meeting Summary**  
**October 14, 2025**

**Technical Advisory Committee**

Matthew Medill, City of Lincoln  
Nita Wracker, City of Lincoln  
Amber Conboy, Placer County  
Richard Moorehead, Placer County  
Debbie Draper, City of Rocklin  
Chris Ladeas, City of Rocklin  
David Mohlenbrock, City of Rocklin  
Kristen Van Groningen, City of Rocklin  
Jake Hanson, City of Roseville  
Mark Johnson, City of Roseville

**Staff**

Rick Carter  
Matt Click  
Cory Peterson  
Solvi Sabol

**Sierra College / Twelve Bridges Intersection Widening & Signalization**

*Cory Peterson*

Cory provided an update on the proposed widening and signalization of the Sierra College Boulevard / Twelve Bridges Drive intersection, which has experienced increasing traffic volumes due to ongoing development in the area. Discussions are ongoing with Placer County and the Bickford Ranch developer to determine cost-sharing and project responsibilities. Preliminary cost estimates for the full project, including a 30% contingency, total approximately \$12 million, with SPRTA's anticipated share of roughly \$8 million covering the signalization and roadway improvements south of the intersection.

The project is part of a broader set of roadway improvements along Sierra College Boulevard. Under the developer's obligations, Bickford Ranch is responsible for widening the portion north of the intersection, while SPRTA is funding the improvements to the south. Staff are coordinating with the developer and the County to confirm cost allocations, including the portion of earthwork/fill attributable to each party.

Staff are reviewing SPRTA's cash flow and Capital Improvement Program (CIP) which can likely accommodate the project without affecting other programmed projects. Environmental clearance for the improvements has already been obtained, though some mitigation funding may be required. Staff anticipate that construction could begin around spring 2027, contingent upon final cost allocation and funding arrangements.

The item was presented for discussion and feedback, with no action requested at this time. Staff plan to return to the TAC and Board in the future with updated CIP information and funding requests.

**TFG LOTA re: Rocklin Road Interchange**

*Cory Peterson*

Cory provided an update on a proposed Letter of Task Agreement (LOTA) with The Ferguson Group (TFG) to prepare a federal BUILD grant application for the Rocklin Road / I-80 Interchange. TFG previously prepared the successful BUILD grant application for the SR 65 widening project, which secured \$22 million in federal funding.

The item also includes a proposed SPRTA allocation of \$69,758; SPRTA has sufficient funds earmarked for the Rocklin Road Interchange project. Funding the LOTA through SPRTA allows direct payment to TFG without requiring modifications to PCTPA's Overall Work Program (OWP) and Budget. The TAC concurred with the approach to authorize the Executive Director to execute a Letter of Task Agreement with The Ferguson Group (TFG) to prepare a 2026 federal BUILD Grant application and an allocation for the I-80/Rocklin Road Interchange Project. This will be going to the SPRTA Board for approval this month.

### **SB 937 Discussion**

*Cory Peterson*

Cory provided an informational update on Senate Bill 937, which took effect January 1, 2025, and changes the timing of development impact fee collection in California. Under SB 937, certain development impact fees for residential projects must now be collected at the time of certificate of occupancy/final inspection rather than at building permit issuance.

He explained that, based on legal review, SPRTA Tier 1 fees are subject to SB 937 and must be deferred to occupancy, while Tier 2 fees, which are collected under individual development agreements (DAs), are not subject to the law and can continue to be collected at permit issuance.

The City of Rocklin recently adopted a policy in August implementing SB 937, allowing developers to defer payment of eligible fees until certificate of occupancy. Under Rocklin's policy, the City enters into a deferral agreement with the developer, which places a lien ensuring payment prior to occupancy. Staff reviewed Rocklin's policy and found it to be a workable model that may assist other jurisdictions as they implement SB 937.

Staff invited TAC members to share how their respective agencies are addressing SB 937.

- City of Roseville reported that most projects are governed by DAs and are therefore exempt.
- Placer County has implemented fee deferrals for applicable programs, including SPRTA and SR 65 JPA traffic impact fees, using permit tracking systems to ensure payment prior to occupancy.
- City of Lincoln is following a similar approach, deferring applicable fees on a case-by-case basis.

Staff noted that SPRTA is not recommending a uniform regional policy. We will continue to monitor implementation across member agencies and share model agreements and best practices.

No action was requested; the item was presented for information and discussion only.

ss:rc:mbc