



COUNTY OF NEVADA
Penn Valley Area Municipal Advisory Council

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June 24, 2019

Attn: Janeane Martin, Associate Planner
Nevada County Planning Department
950 Maidu Ave.
Nevada City, CA 95959-8617

RE: Initial Distribution/Project Description of Pilot Peak Brewery: An application requesting a Conditional Use Permit to convert an existing building into a restaurant and brewery at 17786 Penn Valley Drive (APN 051-120-019); PLN19-0107; CUP19-0011

Dear Ms. Martin,

At the Penn Valley Area Municipal Advisory Council's (PVMAC) regular meeting on June 20, 2019, the PVMAC reviewed the Initial Distribution/Project Description of Pilot Peak Brewery: An application requesting a Conditional Use Permit to convert an existing building into a restaurant and brewery at 17786 Penn Valley Drive (APN 051-120-019); PLN19-0107; CUP19-0011, and received an overview project presentation from the applicant Mike Colomb. Subsequently, the applicant answered some questions and upon discussion, the PVMAC made the following comments/recommendations:

The PVMAC voted unanimously on the following comments/recommendations for the consideration of the Planning Department, as follows:

1. The PVMAC unanimously supports the Project with two points of concern for Planning Department staff's consideration:
 - a. The proposed project as presented on June 18, 2019 does not include the paving of any portion of the general customer parking lot and may generate dust; and
 - b. The proposed project applicant may want to consider incorporating an extension of a portion of the bike path along Penn Valley Drive.

Thank you for the opportunity to provide comment on this important project for our county and the community's interests.

Regards,

Mike Mastrodonato
Chair, Penn Valley Area Municipal Advisory Council