



PENRYN FIRE PROTECTION DISTRICT

BOARD OF DIRECTORS

MEETING MINUTES

Chair Hotaling, Vice-Chair Hardesty, Secretary Shields, Directors Heimlich and Verdugo

MINUTES OF THE SPECIAL MEETING September 9, 2026

1. **Call the meeting to order and Roll Call:** Chair Hotaling called the meeting to order at 3:00 pm.
Directors in attendance: Danielle Hardesty, Cheryl Hotaling, and Robert Verdugo
Directors absent: Larry Shields and Diego Heimlich
Staff in attendance: Chief Gow, Assistant Chief Slusher, and Division Chief Williamson
2. **Pledge of Allegiance:** Chair Hotaling led the Pledge of Allegiance.
3. **Approval of Agenda:** Director Hardesty moved to approve the agenda. Director Verdugo seconded the motion, passed 3-0.
4. **Public Comment:** Brian Myers provided an update on the settlement agreement between USA Properties Fund Inc. and Placer Citizens for Neighborhood Rights Inc. (PCNR). Highlights include:
 - USA Properties Fund Inc. may proceed with 132 affordable apartments
 - Four Year Pause: No further construction for at least four years from the settlement date
 - Future Expansion Options (after the pause):
 - Add 23 more units (total 155), or
 - Complete a traffic impact study with PCNR oversight to verify actual traffic matches original projections; if traffic exceeds projections by more than 15%, mitigation measures are required
 - Alternatively, abandon further development
 - PCNR will remain in place to monitor compliance with the agreement
5. **Informational/Non-Action Items:**
 - a. **Strategic Plan: Community Input Sessions**
The Strategic Plan presentation was made with Questions & Answers provided throughout the presentation. There were five (5) members of the public present. Input provided by the public will be considered when developing the Plan.

The presentation will be posted the to the district's website: penrynfir.ca.gov.

The meeting was adjourned at 4:40 pm

Next Board Meeting: Wednesday, September 21, 2026 6:30 – 8:00 PM (PST)

Respectfully submitted,

A handwritten signature in blue ink that reads "Cheryl Hotaling".

Cheryl Hotaling