

MAYOR RICHARD S. CLAIRE  
VICE MAYOR JEFF IRA

M I N U T E S  
1017 MIDDLEFIELD RD

COUNCIL MEMBER JIM HARTNETT  
COUNCIL MEMBER DIANE HOWARD  
COUNCIL MEMBER COLLEEN M. JORDAN  
COUNCIL MEMBER BARBARA PIERCE  
COUNCIL MEMBER IRA RUSKIN

REDWOOD CITY, CA

CITY COUNCIL  
REGULAR MEETING  
March 24, 2003  
7:00 P.M.

**1. CALL TO ORDER – 7:02 p.m.**

**2. ROLL CALL**

Council Members Present: Hartnett, Howard, Pierce, Ruskin, Vice Mayor Ira, Mayor  
Claire

Council Members Absent: Jordan

Staff Present: City Manager Everett, Financial Services Director/Assistant City  
Manager Ponty, City Clerk Howe, City Attorney Yamamoto, Assistant City Attorney  
Brower, Interim Community Development Services Director Liedstrand, Community  
Development Services Manager Patterson, Community Development Services  
Manager Passanisi, Senior Civil Engineer Chang, Traffic Engineer Haygood,  
Economic Development Coordinator Webb; Associate Planner Ekas, Downtown  
Manager Moeller, Housing Coordinator Jones-Thomas, Human Resources Director  
Rivera-Peña, Library Director Chen, Parks, Recreation and Community Services  
Superintendent Hover, Senior Civil Engineer Chang, Volunteer Balsamo

**3. PLEDGE OF ALLEGIANCE - Mayor, Richard S. Claire**

**4. INVOCATION - Reverend Carol Barriger, First Congregational Church**

**5. ORAL COMMUNICATIONS**

Jeri Joseph of the San Mateo County History Museum announced two events. The  
first being the 135<sup>th</sup> Birthday Celebration on Saturday, March 29 from noon-4:00 p.m.  
where entertainment, demonstrations, shows and many other activities. As a Parks

and Recreation Commissioner, she announced the Pet Parade which will be held behind Red Morton Park on Saturday, April 5. The pre-registration occurs at 11:30 a.m. and registration forms are available on the City website, City Hall and the Parks and Recreation Department.

Patricia Moore, a resident of Redwood City and volunteer for "City Trees" stated that a tree planting of 38 trees occurred on Saturday with volunteers from two Rotary Clubs, the Girl Scouts, and Adelante School. The total trees planted to date is approximately 850 trees which is approaching the goal of planting 1,000 trees in 1,000 days. She further stated that the very good news is that the goal is more reachable due to very generous grants from two organizations. The National Tree Trust awarded \$5,000.00 and \$10,000.00 was contributed from the Oracle Giving Program in Redwood City. These grants will be toward tree planting and tree maintenance for the next year and contribute to the greening of Redwood City. She further encouraged anybody interested in volunteering to plant trees or distribute information on the organization to contact [www.citytrees.org](http://www.citytrees.org)

Rudy Luca brought up a recent topic approving reduction of the City contract obligation to provide housing assistance to the City Attorney. He asked for clarification on the reduction from the original amount of \$600,000.00 to \$400,000.00., what the meaning of co-owner is and if it is a practice being applied to all employees. His next point was regarding salaries of the City Attorney, Police Chief, City Manager, City Clerk, Financial Services Director, and Public Works Director as recently published in a newspaper article. He asked that these employees evaluate the laying off of employees and elimination of services, suggesting that these employees might consider cutting their salaries to give back to lesser paid employees given the present economy and the situation in the country. His last question was exactly how much the culvert relocation will cost and why the costs keep rising.

*Mayor Claire* stated that the City must pay competitive wages like any company and *Council Member Hartnett and City Attorney Yamamoto* clarified that the figures quoted from the newspaper are not salary figures, but total compensation figures.

Stacey Wagner, representing the Redwood City Chamber of Commerce, stated that there will be three members of the Chamber Leadership class attending the Town Hall meeting entitled, "Budget Crunch 2003 – Looking for Answers", to be held on Thursday, March 27 at 7:30 p.m. at Peninsula TV. She stated that the panelists will be Assembly Members Joe Simitian and Gene Mullin, Supervisor Jerry Hill, Burlingame Council Member Joe Galligan, San Mateo County College District Chancellor Ron Galatolo, and San Mateo Union High School District Superintendent Tom Moore.

Pete Hughes stated that the City staff is excellent and that after hiring employees for 35 years in his own business, that you get what you pay for.

## 6. CONSENT CALENDAR

Items on the Consent Calendar are considered to be routine by the City Council and will be enacted by one motion and one vote. There will be no separate discussion of these items unless a Council Member, Staff Member or Citizen so requests, in which event the item will be removed from the Consent Calendar and considered in its normal sequence on the agenda.

M/S Hartnett/Howard to waive reading of the Consent Calendar except the ordinances by title, adopt the resolutions and the ordinances, and approve other items. Items 6.1.E and 6.2.B. were removed from the Consent Calendar. **The motion passed by a majority roll call vote with Council Member Jordan absent.**

### 6.1 Section – Motions

- A. Motion to approve the minutes of March 3, 2003, and the minutes of March 10, 2003 (revised), as submitted; (301) **MINUTE ORDER 03-64**
- B. By motion, approve and authorize the City Manager to execute an Avigation Easement with the county of San Mateo and a Public Access Easement with the Bay Conservation and Development commission (BCDC) for the property leased to Shores Child Care, LLC. (304) **MINUTE ORDER 03-65**
- C. Final Acceptance of the Improvement for Parcel Map No. 98-2 located at 440 and 450 Broadway (@Home Corporation Park) – and authorize the release of bonds following the submission of a Maintenance Bond in the amount of \$122,000.00. (304) **MINUTEORDER 03-66**
- D. The City Council Audit Committee recommends that the Council authorize the City Manager to execute an agreement with Caporicci & Larson to provide auditing services for the fiscal years ending June 30, 2003, 2004 and (304) 2005 with an option to renew for three additional years. **MINUTE ORDER 03-67**

### 6.2 Section - Resolutions

- A. Request for Stop Signs on Fernside Street at Massachusetts Avenue/Woodside Drive (701)

**ADOPT RESOLUTION 14516 ESTABLISHING AND DECLARING DESIGNATED ENTRANCES TO CERTAIN HEREIN SPECIFIED INTERSECTION TO BE STOP ENTRANCES**

- C. Approval of the Joint Powers Agreement for City/County Association of Governments. (304)

ADOPT **RESOLUTION 14517** APPROVING AND AUTHORIZING EXECUTION OF JOINT EXERCISE OF POWERS AGREEMENT CONTINUING ESTABLISHMENT OF THE CITY/COUNTY ASSOCIATION OF GOVERNMENTS

**6.3 Section – Claims and Warrants (301)**

- A. Approve warrants dated through March 24, 2003 and usual and necessary payments through April 7, 2003;

**MINUTE ORDER 03-68**

**6.4 Section – Ordinances**

**A. ADOPTIONS (second reading) (301)**

ADOPT **ORDINANCE 2245** AMENDING ARTICLES II AND III OF CHAPTER 1 OF THE REDWOOD CITY MUNICIPAL CODE PROVIDING FOR ADMINISTRATIVE CODE ENFORCEMENT. (First reading on 3-10-03)

*(Items 6.1.E and 6.2.B were removed from the Consent Calendar for separate consideration)*

**6.1 Section – Motions (continued)**

- E. M/S Ruskin/Pierce to accept the amendment to the Flexible Benefit Plan document to include domestic partners. **(904)**

Rudy Luca asked what the amendments contain and what the benefit is.

*Human Resources Director Rivera-Pena* stated the amendment is to the CalPERS plan where changing of the contract was approved by Council. This action approves the amendment to the contract with the third party administrator to implement the previous action. This benefit provides for those employees the ability to obtain health coverage for a domestic partner as defined by CalPERS, being of the same sex, or coverage of partners of those employees over age 60. She stated that several other cities have provided this coverage for employees.

**The motion passed by a unanimous voice vote by those present.**

**MINUTE ORDER 03-72**

**6.2 Section – Resolutions (continued)**

**B. Library Grant Application (304)**

Patricia Dixon stated that her understanding when questions were raised about the design, is that it would be re-presented and not on Consent.

Mayor Claire explained that the understanding is the design will be presented on the grant application and there will be in the future, opportunities to revise the plan to a certain extent.

Patricia Taviss stated that libraries will get us through times of no money better than money will get you through times of no libraries. Regarding the issue raised by Ms. Dixon, she stated that the design presented two weeks ago is conceptual required for the grant application. She stated that the Library Board and staff is very interested in community feedback and input, but the residents of Redwood Shores need to look at the realities of the site and what it can and cannot do for us.

M/S Ruskin/Pierce to adopt **RESOLUTION 14518** APPROVING SUBMITTAL OF APPLICATION FOR FUNDS IN THE AMOUNT OF \$10,103,707.00 FROM THE STATE OF CALIFORNIA READING AND LITERACY IMPROVEMENT AND PUBLIC LIBRARY CONSTRUCTION AND RENOVATION BOND ACT OF 2000 AND CERTIFYING THE REDWOOD SHORES COMMUNITY LIBRARY PROJECT BUDGET, LOCAL FUNDING COMMITMENT, SUPPLEMENTAL FUNDS AND PUBLIC LIBRARY OPERATION AND APPROVING THE COOPERATIVE AGREEMENTS WITH THE BELMONT/REDWOOD SHORES SCHOOL DISTRICT AND THE SEQUOIA UNION HIGH SCHOOL DISTRICT

**The motion passed by a unanimous voice vote by those present.**

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***Vice Mayor Ira left the dais for the following Consent Calendar items due to a conflict of interest with his client owning property adjacent to the project.***

M/S Howard/Pierce to waive reading of the Consent Calendar except the ordinances by title, adopt the resolutions and the ordinances, and approve other items. **The motion passed by a majority roll call vote by those present, with Vice Mayor Ira abstaining and Council Member Jordan absent.**

### **6.1 Section – Motions**

- F. M/S Howard/Pierce to approve the Contract Documents, and authorize BHV Innisfree Ventures to begin the construction for the realignment of the Reinforced Concrete box Culvert (RCBC), in an amount not to exceed \$3,600,600. **(304) The motion passed by a unanimous roll call vote by those present with Vice Mayor Ira abstaining and Council Member Jordan absent.**

**MINUTE ORDER 03-69**

Rudy Luca questioned the \$600,000.00 figure mentioned in the last discussion of this topic now a figure of \$3,600,000.00 is mentioned.

*City Manager Everett* responded that the alignment chosen was because it would not call for closing the downtown to run down Jefferson. The difference between the two alignments is \$600,000.00, the culvert being put in is \$3,600,000.00, and in a related item on the Agency agenda; the \$3,700,000.00 figure is simply to allow for a \$1,000.00 contingency.

## 6.2 Section - Resolutions

- D. M/S Howard/Pierce to approve the first Amendment to the Construction and reimbursement Agreement with BHV Innisfree Ventures I, LLC, developers of the Downtown-Retail-Cinema project, for demolition of an existing culvert and construction of a new concrete box culvert in order to allow for future construction of an underground public parking garage beneath the retail-cinema project and authorize the City Manager and the Redevelopment Agency Executive Director to make any non-substantive changes and execute same. **The motion passed by a unanimous roll call vote by those present, with Vice Mayor Ira abstaining due to conflict of interest and Council Member Jordan absent. (304)**

### MINUTE ORDER 03-70

Rudy Luca asked for confirmation that this item refers to the cost of \$3,700,000.00.

*Mayor Claire* confirmed that amount.

- E. Appropriation of funds for property acquisition of properties located in the Underground Public Parking Garage and Downtown Retail-Cinema project site.

Rudy Luca asked if this pertains to the eminent domain action or the garage.

*City Manager Everett* stated that money was transferred into a City account for obtaining the properties. Upon completion of that process and the floating of a bond by the Redevelopment Agency, the Agency will pay the City back the \$8,000,000.00. The developer, upon completion of two-thirds of construction of the garage, will pay the Redevelopment Agency \$7,500,000.00. If it costs \$7,500,000.00 to obtain all the properties, then there will be no cost, if it is more than that, there will be some cost.

Adopt **RESOLUTION 14519** ESTABLISHING LOAN AGREEMENT AND TRANSFERRING THE SUM OF EIGHT MILLION DOLLARS (\$8,000,000) FROM THE REDWOOD CITY WATER FUND, INTERNAL SERVICES FUND, AND SELF-INSURANCE FUND TO THE REDWOOD CITY CAPITAL PROJECTS FUND. (502)

## CONVENE THE REDEVELOPMENT AGENCY MEETING

**(SEE SEPARATE MINUTES)**

**RECONVENE THE REGULAR SESSION OF THE CITY COUNCIL**

**Recess: 8:08-8:22 p.m.** – Prior to recess, Vice Mayor Ira announced that a video showing Lewis Cleaners as the Business Recipient of the Sequoia Awards will be shown during the recess. Sequoia Awards is an organization recognizing people in community service in Redwood City and segments of this year's awards will be shown during the recess portion of upcoming Council meetings.

**7. PUBLIC HEARING**

**A. 852-860 Walnut Street Planned Community Zoning District and Precise Plan**

Senior Principal Planner Ekas stated this is the first Precise Plan for review since adopting the Precise Plan ordinance in December. She explained that the Precise Plan would direct the future development of 12-15 stacked housing units with innovative parking solutions and a pedestrian oriented streetscape consistent with "walk-up" housing design.

Mayor Claire opened the public hearing.

Joe Brady, applicant, stated that the proposal is for "flats" because they seem to function so well in an urban neighborhood providing ownership, a two-bedroom market rental and an efficiency unit in the ground floor studio. He stated that the parking should not be an issue with the pedestrian area, public transportation, and the City and County buildings.

Council questions involved parking, rental rates, pedestrian safety and lighting.

Robert Baldwin stated that the project is interesting and asked if it is quality we want. He asked that in order to provide dense housing, can we cover more of the property in order to have adequate parking and storage.

M/S Hartnett/Ira to close the public hearing. The motion passed by a unanimous voice vote by those present.

M/S Ira/Howard to:

- 1) Approve a Zoning Map Amendment for 852-860 Walnut Street from the Central Business (CB) Zoning district to the Planned Community (P) Zoning District; and

- 2) Approve the attached Precise Plan associated with the proposed new Planned Community Zoning District for 852-860 Walnut Street that will direct the future development of 10-15 multi-family living units.

**Introduce two Ordinances: (301 & 602)**

ORDINANCE AMENDING ARTICLE 60, ZONING MAP NO. 1 (DOWNTOWN NEIGHBORHOOD), OF ORDINANCE NO. 1130, THE REDWOOD CITY ZONING ORDINANCE, AS AMENDED, TO REZONE PROPERTY IN THE VICINITY OF 852-860 WALNUT STREET IN THE CITY OF REDWOOD CITY FROM THE CENTRAL BUSINESS ZONING DISTRICT TO THE PLANNED COMMUNITY ZONING DISTRICT.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF REDWOOD CITY, ADOPTING THE 852-860 WALNUT STREET PRECISE PLAN

**The motion passed by a unanimous roll call vote by those present.**

**MINUTE ORDER 03-71**

**8. MATTERS OF COUNCIL INTEREST –**

**8.A. Legislation (information only)** – This sub-section involves possible discussion of City Position on Proposed Legislation Described in the League of California Cities Priority Focus Bulletin No. 9-2003 and 10-2003. Council may direct staff to act on positions taken by Council. (Copies of League of California Cities Priority Focus available in City Clerk's Department).

**Mayor Claire** – stated that San Mateo Community College District has serious budget issues and the potential is to layoff 150-200 faculty members. The District has offered those approaching retirement, a Golden Handshake, if retiring by June 30, 2003. He further stated that due to requirements of the two retirement systems that he qualifies under, if retiring, he must retire from both the City Council and the District on the same day. He has decided he will not be retiring on June 30.

**Council Member Pierce** – stated that those who have not seen the new skateboard park at Red Morton Park should know that it is fabulous. The park itself is designed in an artistic way.

**Mayor Claire** – asked Council to set Budget Study Session dates. The consensus was to set the sessions for the meetings of June 30 and July 14.

**9. ADJOURNMENT: 9:45 p.m.**

M/S Ruskin/Hartnett to adjourn until the next Special Joint Meeting of the City Council, Planning Commission, and the Architectural Review Committee on March 27, 2003. The motion passed by a unanimous voice vote by those present.

Respectfully submitted,



Patricia S. Howe, CMC  
City Clerk