

**CITY OF DEL REY OAKS CITY COUNCIL REGULAR MEETING
CONVENED AT 6:00 P.M. ON TUESDAY, MAY 24, 2016 IN THE CHARLES
BENSON MEMORIAL HALL, CITY HALL**

Present: Council Members Council Member Ventimiglia, Lintell, Council Member Allion, Vice Mayor Clark, Mayor Edelen

Absent: None

Also present: City Attorney Trujillo, City Manager Dawson and Assistant to the City Manager/Deputy City Clerk Carvalho

Meeting came to order at 6:00 pm and roll call was taken.

PLEDGE OF ALLEGIANCE: Led by Council Member Lintell

INVOCATION: Reverend Bob Hellam of Church of the Oaks

PUBLIC COMMENT: None

CONSENT AGENDA:

A. MINUTES:

1. April 26, 2016 City Council Meeting

B. MONTHLY REPORTS:

1. Claims, April 2016
2. Unpaid Bills Detail, All
3. Financials, April 2016 vs. April 2015
4. Fire Department Response Report, April 2016
5. Police Activity Report, April 2016

C. MISCELLANEOUS

1. Substantial Amendment to Annual Action Plan FY 2015-2016
for HUD Community Development Block Grant (CDBG)
Program

Motion: Council Member Council Member Ventimiglia

Second: Vice Mayor Clark

Public Comment: None

Motion passed: 5-0

OLD BUSINESS:

The Council considered **ITEM 6.A.** Traffic Calming on Portola, Carlton and Quendale.

City Manager Dawson: Mr. Higgins will be late

Mayor Edelen: Hold until he arrives.

NEW BUSINESS:

The Council considered **ITEM 7.A.**, Consider Resolution No. 2016-06, A Resolution of the City Council of the City of Del Rey Oaks Ordering an Election, Requesting County Elections to Conduct the Election, Requesting Consolidation of the General Municipal Election in the City of Del Rey Oaks, and Requesting that the Consolidated General Municipal Election include a Ballot Measure for the City of Del Rey Oaks Proposing that a Cannabis Business Tax be Adopted as General Tax on Tuesday, November 8, 2016

City Manager Dawson: MBAM operative for over a year. No taxes have been imposed. Ordinance is similar to other cities.

Public Comment:

Beth Benoit, Portola Dr.: The current tax now is general sales tax?

City Manager Dawson: Yes

Mayor Edelen: Feels prudent, 5% is a minimal amount.

Council Member Ventimiglia: Feels appropriate

Council Member Allion: Refresh memories on use of money

Council Member Ventimiglia: If any money comes back then should be used for non-profit within DRO city limits.

City Attorney Trujillo: Second page of resolution: Any money received from this tax would have to be used for city services.

City Manager Dawson: Simple majority vote by voters to approve.

Vice Mayor Clark: Would we go back if decided to increase?

City Manager Dawson: No authorizes up to 7%

Motion to approve: Council Member Ventimiglia

Second: Council Member Lintell

Public Comment: None further

Motion passed: 5-0

The Council considered **ITEMS 7.B., C. and D.**

Consider Resolution No. 2016-07, A Resolution of the City Council of the City of Del Rey Oaks certifying the Monument RV Petition Signature Count.

Consider Resolution No. 2016-08, A Resolution of the City Council of the City of Del Rey Oaks Adopting the Monument RV Resort Initiative Measure Amending the General Plan, a Voter Initiative Project for the City of Del Rey Oaks, or Alternatively Submit Ordinance to Voters or Request Further Report on Initiative.

Consider Ordinance 284 Amending the Zoning Code Chapter 17.32, without alteration, and consistent with the adoption of the Monument RV Resort Initiative Measure. (*First Reading*)

City Manager Dawson: These should be taken together, B, C and D.

“B.” Certifies signatures have been verified.

“C.” Adopts initiative, sends out for more study, or goes to election. Depending on decision, if initiative is passed then ordinance is necessary so that would be D.

“D.” Ordinance needed to amend the municipal code.

Presentation on how this process was formulated. Project proponents needed 108 registered voters, they gathered 174 that were certified. Options pass as is, sent to voters or send out for 30 days more studies. Environmental docs have been through FORA, docs have been reviewed extensively. They named it Monument RV Resort because it's an access to the Fort Ord National Monument. It will attract upscale RV's \$200,000-\$600,000. 210 RV spaces with 13,500 building space.

Development in 3 phases:

71 RV Sites, and buildings, Phase 2 add additional 38 sights, Phase 3 add 101 additional RV sites and 2250 sq. ft. pavilion at the dodge site. Originally brought to you a few years ago for a similar design for the former driving range. Great idea, bad location. T.O.T. (Transient Occupancy Tax) is something we do not currently receive. We are the city that does not get TOT. What environmental review has been done? This property has been cleared 3 times by the Army and the property has been extensively reviewed. Habitat conservation plan covers entire base including this site. If anything is found Army will come and observe. MCWD (Marina Coast Water District) will provide water and sewer. This is not a very water intensive use. South Boundary will be widened with bike lanes, turn lanes, etc. Traffic concerns: This will actually take cars off the road because RV's will be parked and shuttles will transport so less cars. Next step: Consistency Determination from FORA Board. The former project of Federal Development was found consistent and it was MUCH larger. Doesn't anticipate any problems with entitlement. Planning Commission will sit as design review board on design, colors, etc.

Council Member Allion: How many trips would be made on South Boundary Road?

City Manager Dawson: Thinks the trips have probably gone up. The good news is that DRO owns South Boundary Road and controls it.

Council Member Allion: Road is already used quite a bit. About 50 mobile units a day?

City Manager Dawson: Would not agree, RV's park, they don't travel both ways.

Council Member Allion: Feels 50 additional cars aren't many. What about South Boundary and General Jim Moore intersection?

City Manager Dawson: That intersection will be moved.

Council Member Allion: Will Gen. Jim Moore change to 4 lane rather than 2 lane?

City Manager Dawson: Yes, part of regional design guidelines.

Council Member Allion: Will South Boundary connect to 68?

City Manager Dawson: No specific plans TAMC is studying entire 68 corridor.

Council Member Allion: Highway 68 letter is erroneous. No water hookup?

City Manager Dawson: Marina Coast Water is the purveyor.

Council Member Allion: Are they implying there is no source for water?

City Manager Dawson: Implications are there is no water and shouldn't build anything. 242 Acre Feet of potable.

Council Member Allion: How much water will development need?

City Manager Dawson: 50 acre feet allocated. Won't use that much.

Vice Mayor Clark: Is everything airtight?

City Attorney Trujillo: Ad ministerial action is supported by Case Law. A resident has proposed this and therefore has received signatures from voters. Everything has been incorporated into this and CEQA has been satisfied.

City Manager Dawson: City Attorney has done an excellent job on this. This is a voter driven process and can be opposed.

Public Comment:

Andy Clarke, Angelus Way: Thinks this is a good project. Felt the only thing lacking was the financial analysis for fire, police, infrastructure, etc. We should be receiving TOT from VRBO (vacation rentals) and there are 2 in his neighborhood

Matthew Gifford, Highway 68 Coalition: Encouraging council to put before the voters. Feels an EIR needs to be done. Council Member asked questions that City Manager couldn't answer.

Kathy Anderson, Resident off Hwy 68: Unfortunate that Highway 68 Coalition always wants to take the high road that is costly. Feels this (project) is a good idea. Community will benefit from this project. This is a family oriented project.

Michael Solarno, Keep Fort Ord Wild: No letter ever sent. Second page 7C and 7D is there additional information? Water will come from? Salinas basin to Seaside basin. Specifically ask staff where "wet" water is coming from. No traffic analysis. In-laws are RV'ers, they bring vehicles with them. South Boundary widening would need EIR. Voters signing initiative thought they would get a chance to vote. Encouraged more study and send to voters.

Mike Kranyak, President of Monterey Peninsula Properties. Traffic study has been done, they are doing MORE than necessary. Plan on doing native plants, no additional water.

Water used will only be for residents. MCWD assured they have water. This is a democratic way of doing this. Interveners step in and through lawsuits they stall the community. These have been upheld by the Supreme Court. Will abide by every rule and regulation. Down the road this will supply access to the monument. Environmentally sensitive.

Scott Larson, DRO: Served on Planning Commission for 4 years starting in about 2006. Got on the commission because he was very interested in future development. Has been a supporter of it from the beginning. Great space for it. Very concerned about the financial health of the city. Space for families, and very high class, and good for the community. In support of it as a resident. This is a good start and is an appropriate venture.

Irene Barlich, DRO: The City has been working on some sort of project since the early 90's. We have done environmental studies and it's about time.

Vice Mayor Clark: When proposed at the driving range it caused quite a stir and everyone was opposed. No one is opposed to it being on Fort Ord. The community wanted it on Ft. Ord. Feels we should move forward on it.

Mayor Edelen: 1st motion would be to adopt 2016-07

Motion to approve Resolution 2016-07: Vice Mayor Clark

Second: Council Member Allion

Mayor Edelen: TCT tried to get CEQA changed. Trial lawyers have broken the CEQA process. TCT dropped the attempt. 40% of all money goes to paper not to the betterment of the area. Also in favor of this action. We are following the Supreme Court.

Council Member Allion: This is to just certify signature.

Motion passed: 5-0

Adopt 2016-08 Initiative measure

Motion to approve: Council Member Ventimiglia

Second: Council Member Allion

Council Member Allion: Couldn't agree more with Irene Barlich. This is a truly low impact project. Environmentally low impact project. There is a need for RV parks. There is a demand for this product. We need to be ahead of this. EIR's have been done in the past and doesn't feel there is any reason to delay.

Public Comment: None further

Motion passed on Roll Call Vote:

Council Member Ventimiglia: Aye

Council Member Lintell: Aye

Council Member Allion: Aye

Vice Mayor Clark: Aye

Mayor Edelen: Aye

The Council considered ITEM 7.D.

Motion to wave reading of ORD 284

Motion to approve: Council Member Ventimiglia

Second: Council Member Lintell

Public Comment: None

Motion passed: 5-0

The Council considered **ITEM 6.A. Traffic Calming on Portola, Carlton and Quendale.**

Mayor Edelen: Mr. Higgins is very professional and has done an excellent job.

Keith Higgins, Mott McDonald: Was here last Thursday and met with 4 residents. Has a concept plan. Carlton Drive in General Plan is a local street but functions as a collector. Qualifies for traffic calming measures. Seaside is similar in certain neighborhoods and feels this is a good guide for Del Rey Oaks also. History, worked here in 1980's and worked on General Jim Moore which gave them a criteria. Speed, volumes and safety are the issues. The policy is about 1600 cars a day, Carlton is about 1650. If you are over 32 mph in the 15th percentile on Carlton then it's a candidate, and over on volume. Getting to the frog pond is also difficult. There are no sidewalks.

Ideas: Create standard intersection at Saucito and Carlton, sidewalk along west side, buffered bike lane on east side with 7 feet. A lot of this can be done with striping. This is a starting point. Got a lot out of this meeting. There is a legitimate issue here. This may not be a master plan but this is movement.

City Manager Dawson: Asked Mr. Higgins to give a briefing.

Keith Higgins: Not a big fan of speed humps and shouldn't be first thing you do. Hasn't talked to the Fire Department about them either. But most fire departments and emergency services do not like speed humps.

Council Member Allion: Asked if there is a multiplayer here you can use?

Keith Higgins: Enforcement, education, engineering.

Council Member Ventimiglia: Can this all be done with paint?

Keith Higgins: Yes all this is striping.

Council Member Ventimiglia: Would striping alone work?

Keith Higgins: Yes

Council Member Ventimiglia: Feels diagonal striping would help.

Council Member Lintell: Is there any idea about islands?

Keith Higgins: Would rather see a buffer rather than an obstacle. This is one alternative.

Vice Mayor Clark: Have you ever seen positive from striping?

Keith Higgins: Studies show a couple miles reduction. What he sees is getting separation of pedestrians and throttling down speed alone will impact other streets.

Vice Mayor Clark: What about rumble strips?

Keith Higgins: Noise impact with rumble strips and speed humps. Noise studies have shown that other neighborhoods become negatively impacted.

Public Comment:

Scott Larson, DRO: Blinking light stating speed? What is your response to these types of signs?