



CITY OF SANTA BARBARA CITY COUNCIL MINUTES

REGULAR MEETING October 18, 2005 COUNCIL CHAMBER, 735 ANACAPA STREET

CALL TO ORDER

Mayor Marty Blum called the joint meeting of the Council and the Redevelopment Agency to order at 2:06 p.m. (The Finance Committee met at 12:00 p.m., and the Ordinance Committee met at 12:30 p.m.)

PLEDGE OF ALLEGIANCE

Mayor Blum.

ROLL CALL

Councilmembers present: Brian B. Barnwell, Iya G. Falcone, Roger L. Horton, Helene Schneider, Das Williams, Mayor Blum.

Councilmembers absent: Dan B. Secord.

Staff present: City Administrator James L. Armstrong, City Attorney Stephen P. Wiley, Deputy City Clerk Brenda Alcazar.

PUBLIC COMMENT

Speakers: Scott Wenz, Harley Augustino, Peter Beltran, and Bob Ludwick.

COUNCILMEMBER COMMITTEE ASSIGNMENT REPORTS

Information:

- Councilmember Schneider spoke about her attendance at the following events:
1) a Taiko performance by a group on tour from Japan at the Arlington Theater, hosted by the Children's Creative Project and the Santa Barbara Bowl Foundation; 2) the National Coming Out Day celebration and open house at the Pacific Pride Foundation; 3) the groundbreaking ceremony at Planned Parenthood; and 4) the Harbor and Seafood Festival.

(Cont'd)

Information (Cont'd):

- Councilmember Williams mentioned that Councilmember Schneider and he participated in a discussion regarding plans for establishing a homeless court; he also mentioned that the Youth Council will be hosting the following events: 1) a haunted house on October 29 and 30; 2) meetings regarding the Teen Center, to be held every Monday at 4:00 p.m. at the Carrillo Recreation Center; and 3) a candidates' forum on Monday, October 24, at Dos Pueblos High School.
- Councilmember Horton said that Mayor Blum and he attended the 50th Anniversary of the opening of La Casa de Maria in Montecito.

CONSENT CALENDAR (Item Nos. 1 – 10)

The titles of all ordinances and resolutions related to the Consent Calendar items were read.

Motion:

Councilmembers Horton/Falcone to approve the Consent Calendar as recommended.

Vote:

Unanimous roll call vote (Absent: Councilmember Secord).

1. Subject: Minutes

Recommendation: That Council waive the reading and approve the minutes of the adjourned regular meeting of October 3, 2005, and the regular meeting of October 4, 2005.

Action: Approved the recommendation.

2. Subject: Adoption Of Ordinance For Lease Agreement With H. Oliver Dixon, Inc. (330.04)

Recommendation: That Council adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Approving a Lease Agreement Between the City of Santa Barbara and H. Oliver Dixon, Inc., for Vehicle Parking Adjacent to the Super 8 Motel, at the Santa Barbara Airport.

Action: Approved the recommendation; Ordinance No. 5374; Agreement No. 21,842.

3. Subject: Contract With URS For Safety Area Grading Mitigation (560.04)

Recommendation: That Council:

- A. Approve and authorize the Airport Director to execute a contract with URS Corporation (URS) in an amount not to exceed \$95,345, for services associated with the Safety Area Grading project for mitigation maintenance and monitoring; and
- B. Authorize the Airport Director to approve expenditures up to \$9,534 for extra services that may result from necessary changes in the scope of work.

Action: Approved the recommendations; Contract No. 21,843 (October 18, 2005, Airport Director's report.)

4. Subject: Avigation And Noise Easement Imposing Conditions On Real Property At 747 South Kellogg Avenue, Goleta (560.14)

Recommendation: That Council:

- A. Approve and authorize the City Administrator to execute and record a grant deed of avigation and noise easement, and agreement imposing conditions on real property, by and between Keith Garl and the City of Santa Barbara; and
- B. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Accepting an Avigation and Noise Easement Imposing Conditions on Real Property Known as Assessor's Parcel Number 071-170-068.

Action: Approved the recommendations; Resolution No. 05-082; Grant Deed No. 61-305 (October 18, 2005, Airport Director's report; proposed resolution).

5. Subject: Goleta Slough Tidal Restoration Demonstration Project Coastal Conservancy Grant Amendment (560.04)

Recommendation: That Council:

- A. Accept a State Coastal Conservancy grant amendment to reduce the scope of the Demonstration Project to Basin E/F only;
- B. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Authorizing the Execution of the Grant Amendment to Agreement No. 04-003 with the State Coastal Conservancy and Approving its Terms and Conditions; and
- C. Authorize the Airport Director to execute on behalf of the City the subject grant amendment with the State of California through the State Coastal Conservancy, to be used for construction of the Demonstration Project.

Action: Approved the recommendations; Resolution No. 05-083; Agreement No. 21,478.1 (October 18, 2005, Airport Director's report; proposed resolution).

6. Subject: Wildlife Conservation Board/California Riparian Habitat Conservation Program Grant Resolution (540.14)

Recommendation: That Council adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Approving the Application for Grant Funds From the Wildlife Conservation Board/California Riparian Habitat Conservation Program for the Arroyo Burro Estuary and Mesa Creek Restoration Project.

Action: Approved the recommendation; Resolution No. 05-084 (October 18, 2005, Parks and Recreation Director's report; proposed resolution).

Item No. 7 appears in the Redevelopment Agency minutes.

NOTICES

8. The City Clerk has on Thursday, October 13, 2005, posted this agenda in the Office of the City Clerk, on the City Hall Public Notice Board on the outside balcony of City Hall, and on the Internet.
9. A Special Finance Committee meeting will be held on Thursday, October 20, 2005, at 4:30 p.m. in Room 15, to continue consideration of the draft Living Wage Ordinance.
10. Received letters of resignation from Architectural Board of Review Member Stephanie Christoff and Arts Advisory Committee Member Karen delaPena; the vacancies will be part of the current City Advisory Group recruitment. (640.03/610.03)

This concluded the Consent Calendar.

REPORT FROM THE ORDINANCE COMMITTEE

Ordinance Committee Chair Iya G. Falcone reported that the Committee met to discuss changes to Municipal Code Title 17, pertaining to Waterfront Department policies, and voted unanimously to forward the ordinance to the Council for introduction and subsequent adoption.

REPORT FROM THE FINANCE COMMITTEE

Finance Committee member Roger Horton reported that the Committee met to continue its review of the Living Wage Ordinance; the discussion of this item has been continued to a special meeting scheduled for Thursday, October 20, 2005.

REDEVELOPMENT AGENCY REPORTS

11. **Subject: Mental Health Association Mixed-Use Project At 617 Garden Street (660.04)**

Recommendation: That the Redevelopment Agency Board and the City Council take the following actions regarding the mixed-use project ("Project"), including 51 units of low-income rental housing, to be developed at 617 Garden Street by the Mental Health Association in Santa Barbara County ("MHA"):

- A. That the Agency Board finalize its prior tentative commitment of \$4.6 million in Agency housing setaside funds to MHA for the Project, appropriate \$2.3 million of this commitment from the Agency's housing fund unappropriated reserves, and authorize the Executive Director to execute a loan agreement and related documents in a form approved by Agency Counsel;
- B. That the Agency Board review and approve the Disposition and Development Agreement and related documents, and authorize the Executive Director to execute such documents in a form approved by Agency Counsel and to make non-substantive changes thereto;
- C. That Council authorize the City Administrator to execute a purchase option agreement with MHA for office space in the Project, in a form approved by the City Attorney;
- D. That the Agency Board hold a public hearing regarding the transfer of the Agency-owned 35-space parking lot at 627 Garden Street to MHA in exchange for MHA granting a perpetual easement of 35 parking spaces in the Project's parking structure, and that the Agency Board approve such transfer by way of an Agreement Relating to Lot-Line Adjustment and quitclaim deed and authorize the Executive Director to execute the Agreement and deed in a form approved by Agency Counsel;
- E. That Council and the Agency Board adopt, by reading of title only, A Joint Resolution of the Council of the City of Santa Barbara and the Redevelopment Agency of the City of Santa Barbara Finding that the Use of Redevelopment Agency Housing Setaside Funds as a Loan to the Mental Health Association in Santa Barbara County for Developing Affordable Housing Located Outside the Central City Redevelopment Project Area (CCRP) at 617 Garden Street Will Be of Benefit to the CCRP; and
- F. That the Agency Board adopt, by reading of title only, A Resolution of the Redevelopment Agency of the City of Santa Barbara Adopting the Replacement Housing Plan Dated September 18, 2005, for 617 Garden Street.

(Cont'd)

11. (Cont'd)

Documents:

- October 18, 2005, report from the Community Development Director/Deputy Director.
- Draft Disposition and Redevelopment Agreement.
- Affidavit of Publication.
- Proposed joint City Council/Redevelopment Agency Resolution.
- Proposed Redevelopment Agency Resolution.

The titles of the resolutions were read.

Public Comment Opened:

2:25 p.m.

Speakers:

- Staff: Housing and Redevelopment Manager/Assistant Community Development Director David Gustafson, Community Development Director/Deputy Director Paul Casey.
- Mental Health Association in Santa Barbara County: Executive Director Annemarie Cameron.

Public Comment Closed:

2:50 p.m.

Motion:

Council/Agency members Falcone/Horton to approve the recommendations; Recommendation A, Redevelopment Agency Agreement No. 453; Recommendation B, Redevelopment Agency Agreement No. 454; Recommendation C, City Council Agreement No. 21,844; Recommendation D, Redevelopment Agency Agreement No. 455; Recommendation E, City Council Resolution No. 05-085 and Redevelopment Agency Resolution No. 996; Recommendation F, Redevelopment Agency Resolution No. 997.

Vote:

Unanimous roll call vote (Absent: Council/Agency member Secord).

RECESS

2:55 p.m. – 3:04 p.m. Councilmembers Falcone and Horton were absent when the Council reconvened.

CITY COUNCIL ADMINISTRATIVE AND ATTORNEY REPORTS

CITY ADMINISTRATOR

12. Subject: Presentation From The Santa Barbara Conference & Visitors Bureau And Film Commission (180.02)

Recommendation: That Council receive a presentation from the Santa Barbara Conference & Visitors Bureau and Film Commission.

Documents:

October 18, 2005, report from the Assistant City Administrator.

Councilmember Horton entered the meeting at 3:06 p.m. Councilmember Falcone entered the meeting at 3:09 p.m.

Speakers:

Santa Barbara Conference & Visitors Bureau and Film Commission:
President/CEO Kathy Janega-Dykes.

By consensus, the Council received the presentation.

COMMUNITY DEVELOPMENT DEPARTMENT

13. Subject: Introduction Of Temporary Ordinance For The Neighborhood Preservation Ordinance (NPO) (640.02)

Recommendation: That Council introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending Chapter 22.68 of Title 22 of the Santa Barbara Municipal Code to Add Section 22.68.041 Containing a Temporary Application Standard for the Architectural Board of Review.

Documents:

- October 18, 2005, report from the Community Development Director.
- Affidavit of Publication.
- Proposed Ordinance.

The title of the ordinance was read.

Public Comment Opened:

3:33 p.m.

(Cont'd)

13. (Cont'd)

Speakers:

Staff: Project Planner Heather Baker, City Planner Bettie Weiss.

Public Comment Closed:

3:50 p.m.

Motion:

Councilmembers Barnwell/Falcone to approve the recommendation.

Vote:

Unanimous voice vote (Absent: Councilmember Secord).

PUBLIC HEARINGS

14. Subject: Appeal Of The Historic Landmarks Commission And Sign Committee Denial Of A Proposed Sign At 423 State Street (640.07)

Recommendation: That Council deny the appeal of Trevor Martinson, thereby upholding the decisions of the Historic Landmarks Commission and Sign Committee for denial of the marquee sign proposal.

Documents:

- October 18, 2005, report from the Community Development Director.
- Affidavit of Publication.
- October 18, 2005, letter from Trevor Martinson.

Public Comment Opened:

3:54 p.m.

Speakers:

- Staff: Senior Planner Jaime Limón.
- Historic Landmarks Commission: Commissioner William La Voie.
- Appellant/Applicant: Trevor Martinson and Craig Jenkins.

Public Comment Closed:

4:15 p.m.

Motion:

Councilmembers Horton/Barnwell to approve the recommendation.

Vote:

Unanimous voice vote (Absent: Councilmember Secord).

ADJOURNMENT

Mayor Blum adjourned the meeting at 4:23 p.m.

SANTA BARBARA CITY COUNCIL

CYNTHIA M. RODRIGUEZ, CMC
CITY CLERK SERVICES MANAGER

ATTEST:

MARTY BLUM
MAYOR

BRENDA ALCAZAR, CMC
DEPUTY CITY CLERK