

Midcoast Community Council

An elected Municipal Advisory Council to the San Mateo County Board of Supervisors
P.O. Box 248, Moss Beach, CA 94038-0248

Bill Kehoe . Laura Stein . Lisa Ketcham . Bob Kline . Len Erickson . Dan Haggerty

Approved Minutes: Meeting on March 28, 2012 at Granada Sanitary District office

Call to Order. 7:35

Present: all councilmembers
Supervisor Horsley, Steve Monowitz, Nicholas Calderon, intern
12 members of public

1. Board of Supervisors Report – Supervisor Horsley (7:37) discussed preliminary county budget

2. Public Comment (7:50)

Leonard Woren – Sat, June 9, 10-2, San Mateo County Disaster Preparedness Day at County Fairgrounds
Sabrina Brennan –comment deadline on Hwy 1 study end March; encourage safe crossings in Moss Beach
David Vespremi – Demolition Derby at Dream Machines out of character for Coastside, wants MCC to write letter
Mike Donegan – support David’s comments – stop the Derby

3. Approval of Agenda

4. Consent Agenda (8:00) – 6-0 approved

- a. Minutes – February 29, 2012 updated
- b. Minutes – March 14, 2012
- c. Minutes – March 20, 2012

5. Regular Agenda

a. (8:03) Priority Development Area (PDA) – Horsley/Monowitz. Presentation on County application to ABAG (Association of Bay Area Governments) to designate the Midcoast a PDA “Rural Corridor” place type. Discussion of implications of PDA status and next steps. Address County process regarding lack of notice and community input. Desired Outcome: Informational and agreement on next steps and improving process.

Don Horsley: PDA is controversial but important for needed funding. LCP limits growth to 40 units/yr. Area growth projections may be wrong. Will be applying for Measure A funding.

Steve Monowitz: Complimented MCC on research and understanding demonstrated on website PDA page. SB375 passed by State in 2006: sustainable community strategies. AB32 – reducing green house gases. Primary responsibility assigned to regional agencies (ABAG, MTC). Strain on County Planning to keep informed on the details. “Focus” program uses PDA structure to direct funding. Need to get the designation in order to share in the federal & state funding. Sustainable strategy cannot ignore rural communities. Last minute decision by ABAG to include rural areas. Planning Dept. scrambled to get designation. Q&A document just released by ABAG: local control re land use, zoning.

Public hearing:

Duncan Lamont: appalled by Beach House & Harbor mall development. Big D in PDA is development. Development & buildout not direction to go.

Leonard Woren: Over-arching threat to what makes this area special is development. Get ABAG to change the name, so it doesn’t imply development. Need list of what things are enabled by designation.

Mike Ferreira: speaking from Sierra Club Loma Prieta Chapter. Believe county has our interest at heart.

Attended ABAG meetings. Opposition said Sonoma PDAs would double the size of those towns. ABAG Regional Planning Committee (RPC) chaired by Sepi Richardson (was chair of LAFCo, others, known to Don). Her take was if we want to do something nice for these areas, do it without PDA. Others on RPC nodding their heads. ABAG staff is not listening, problematic, already had rural PDAs put on published map.

David Vespremi: Palo Alto voted unanimously to reject PDA. Didn't like trade-offs for funding. If people are turning away from free money, there is a reason why.

Sabrina Brennan: Engineering plans for parallel trail need to be ready for funding deadline. Potential grants available for preparation – getting a list together. Not logical to use Hwy 1 study as reason for PDA designation. At ABAG Executive Board meeting on March 15, lots of dissatisfaction with OneBayArea public outreach efforts, concern that too many PDAs already approved. Looking forward to more robust public process.

Council discussion:

Laura made the motion: "Ask Supervisor Horsley to support MCC request that PDA application for the Midcoast be brought back to the Board of Supervisors for reconsideration before the June ABAG meeting." (Lisa second) Complex topic many don't fully understand – will provide further education for both Supervisors and the public.

Lisa: support goals behind PDAs but "rural corridor" has nothing to do with that -- different program needed to support rural areas. Priority Development Area is catchy phrase – will help promote oversized development projects -- don't attach name to Midcoast. County process: mad scramble research & emergency meetings are unnecessary handicap for us trying to do our job. MCC needs to be kept in the loop -- hope Supervisor can support us in this.

Laura: during prior term on MCC - time and time again – last minute finding out about critical issues, forced to work in emergency mode – difficult & inefficient for all-volunteer group. Community perception that we are not doing our job, not keeping them informed.

Bill: People don't understand what we're getting into, need a list of what is eligible.

Laura reread motion, "Ask Supervisor Horsley to support MCC request that PDA application for the Midcoast be brought back to the Board of Supervisors for reconsideration before the June ABAG meeting."

Approved 6-0.

b. (9:07) Hwy a Safety & Mobility Study next steps – Monowitz. Follow-up to 2/29 community meeting. Define process to implementation of action plan.

Steve Monowitz: Board of Supervisors consideration of final draft scheduled first meeting in May, including recommended action plan. Reviewed MCC letter, clarify near term, not parallel trail? (engineering needed near term). Caltrans will insist on data - their responsibility/decision what to allow and where. Comprehensive plan will look at regional traffic volume, transit.

Public hearing:

David Vespremi: over/underpasses are best; fast/no-cost improvement: enforce landscaping requirement in front of Gran Amigo, Chevron; useful data would be commute time from Midcoast to 92, and to north.

Neil Merrilees: Study gave us tools, such as Roundabouts, we can use when Caltrans proposes another traffic light. Implement simple things, striping, raised medians for easier crossing.

Leonard: Marked unsignalized crosswalks are dangerous, as Don said. Prefers roundabouts over signals. Any proposal needs to be vetted with community. County planners/ consultants aren't familiar with community. Coronado & Frenchman's Creek were knee-jerk reactions and poorly done.

Mike Ferreira: County should be lead agency rather than Caltrans & TA because County has experience working with Coastal Commission.

Sabrina Brennan: Distinguish El Granada that already has 2 lights from Moss Beach with none. Sam's Restaurant creating safety problem -- suggest joint meeting with MCC, HMB, business owner, CHP to deal with it. Need more street lighting for crossing highway in Moss Beach.

c. Princeton Shoreline Erosion – Ketcham. Tabled for lack of time.

d. Final Approval of MCC letter to County on Hwy 1 Study.

Public hearing:

David: enforce business access restrictions, landscaping

Leonard: Hwy 1 is restricted access highway. Any property that touches on side street should have no direct access onto highway.

Sabrina: letter barely grazes over issues. Hope MCC will write more letters.

Council discussion:

Lisa will reach out to Leonard and David to collaborate on business highway access letter.

Dan proposed amending speed limit bullet to 45 mph from Cypress in Moss Beach northward.

Motion failed: 1-5

Len proposed new bullet under near-term items: "council work with county to find funding for engineering study on the parallel trail". Also revised last paragraph as published with agenda supporting documents. Council approved letter as amended 6-0.

Len suggested public send Hwy 1 comment letters to MCC for website posting.

6. Future Agendas

Council retreat with Supervisor Horsley: Sat, 4/7/12, 9AM

7. Council Activity

Dream Machines: Lisa report 3/27 phone call from Jim Wadleigh (acting Airport Manager):

- Last August the airport received request from Dream Machines event organizers to include Demolition Derby.
- Two-day event 3/28 & 3/29/12 - is main annual fund-raiser for Coastside Adult Day Health Center.
- MWSD was asked for comment on the Demolition Derby: "not for or against".
- County Planning: sent county biologist to check the site for special species or concerns - none found.
- No grading required.
- Planning Director: long-term annual event, no permit needed
- Board of Supervisors: approval of event scheduled for their 4/10 meeting
- Site for Derby: field near south hangars. Plan to wet field so it is slippery, though if heavy rains saturate the ground the Derby would have to be canceled. Cars have all glass removed, only minimal fluids, radiators have water only. Any spills would be over-excavated and removed.

Harbor District meeting 3/21 (Lisa) At their prior meeting Lisa had asked the Commissioners to review & comment on the Hwy 1 study and consider their role in the parking problems and/or solutions. District Manager Grenell's report on the study consisted of handing commissioners the pages related to Surfers Beach, and mentioning that the RV lot could not be moved elsewhere within the harbor. There was no discussion or action taken by the commissioners on this matter. Next Harbor District meeting is April 4, 7pm, at Comfort Inn on Coastside. Agenda includes approval of Lot B as location for new multi-use building, and consideration of the budget for next fiscal year.

8. Committee Reports - none

9. Adjournment (10:10)