

Draft Minutes of the 04/25/01 MidCoast Community Council Meeting

Chair Laura Stein called the meeting to order at 7:35 pm. Members present were Chuck Kozak, April Vargas, Ric Lohman and Paul Perkovic. Joe Gore was absent.

Public Comment and Announcements

Lt. John Quinlan of the San Mateo County Sheriff's Department reported that over 250 gun locks were distributed at the April 6 Health and Safety Fair. Forty to fifty are still available. Call the Lt. at 573-2853 for information.

Kathryn Slater-Carter announced a workshop on May 31, 2001 from 8:00 am until 12:00 pm at the City of Pacifica Council Chambers at 221 Beach Blvd. in Pacifica. The topic is Post Construction Controls for San Mateo County and it covers water pollution prevention strategies. Call County planner Sara Bortolacci at 363-1839 for information.

On April 26, 2001, at 7:00 pm at Farallone View School in Montara there will be a hearing on the proposed \$12 million master plan improvements requested by Citizens Utilities, the local water provider.

Bill Katke asked about a new drainage plan for the MidCoast. Chuck answered that a study is in progress but findings have yet to be released.

On April 29, 2001 from 10:00 am until 2:00 pm, Midcoast Park Lands will hold their work day and annual membership meeting at Quarry Park on Columbus near Santa Maria in El Granada. Call 625-6888 for information.

On May 1, 2001, the Resource Conservation District will hold a special meeting featuring members of the Regional Water Quality Control Board to discuss total maximum daily load studies for the Butano Creek watershed. This deals with sediment accumulation. The meeting will be held at the office at 625 Miramontes St. in Half Moon Bay. No time or contact information was provided.

The California Coastal Commission will meet from May 7 through May 11 in Monterey. On Thursday, May 10, the Commission will consider item 7A, the San Mateo County amendment proposal dealing with house sizes in the residential areas of the MidCoast.

Ric reported the 2nd Annual Toast to the Coast fund raiser for Save Our Shores. The ticket price is \$35 and it will be held from 7:30 until 10:00 pm at the Douglas Beach House on Mirada Road in Miramar (also known as the Bach Dining and Dynamite Society.)

Paul announced the latest conference sponsored by Samceda and Peninsula Policy Partnerships entitled Making the Link. It will be held on Friday, May 18, 2001, from 8:00 am until 1:00 pm at Oracle Corporation in Redwood Shores and the cost is \$50.

Laura announced that she wanted to retract a comment made during the agenda item covering the Large Confined Animal Ordinance at the last MCC meeting. She withdrew her comments questioning the County's prioritization of this issue because at the time she was unaware that it had been an issue of ongoing concern for the past 18 years. She also announced that Laura Linden is the new San Mateo County Times reporter covering the Coastside. She can be reached at 348-4301.

The San Mateo County Planning offices will now be closed on Fridays to conserve energy. The offices will be open from 7:00 am until 7:00 pm Monday through Friday, with the Design Review Center counter open from 7:30 am until 5:30 pm.

At 8:00 pm, remaining Committee reports were postponed until the end of the Regular Agenda.

Board of Supervisors Report

Chuck asked why the Council had not yet received the applications for the El Granada community members of the MidCoast Architectural Review Committee. Joe Caruso, Supervisor Gordon's Chief Legislative Aide, will check and follow up with Chuck.

Ric thanked Heather at the County for provided the latest figures for the MCC budget. June 1 is the beginning of the next budget cycle. We have until June 1 to get the final draft of the MCC budget to Joe.

Joe is glad that the new photocopy machine has arrived. He had not been notified when the contract with the former vendor was cancelled. Laura praised Steve Rossi of the County Purchasing Dept. for his attentiveness to the situation and his offers of assistance.

Laura asked for progress on the light at Coronado in El Granada and the date of the first meeting with Supervisor Gordon, the mayors of Pacifica and Half Moon Bay and Chair Laura Stein. Joe reported that Half Moon Bay will work with Supervisor Gordon to identify some meeting dates and all the reports regarding the light are in so Joe will follow up with next steps regarding public comment on the revised design.

Joe explained that he will be unable to send an outline of his proposed remarks to the Chair prior to each MCC meeting until after the Supervisor's second legislative aide has been hired. He expressed his appreciation to the MCC Secretary for her punctuality in getting meeting minutes to him for his/Supervisor Gordon's review.

Paul thanked Supervisors Gordon and Church for their recently published comments regarding runway expansion plans for San Francisco International Airport in which they stated that SM County will have a greater role in the decision making process for the plan. He also thanked Zoning Hearing Officer George Bergman for his attentiveness to issues heard by the Council's Planning and Zoning Committee.

Treasurer's Report

The current balance in the checking account will be \$1,080.00 as soon as an outstanding check for over \$600 has been deposited. Paul will write to the bank to add Ric's name to the account signature card.

Committee Reports

Park and Recreation Committee: The next meeting will be held on Monday, May 7 at 7:30 pm at the Three Zero Cafe.

Planning and Zoning Committee: The last meeting was held on April 18. The next meeting will be held on May 2 at 7:45 pm. at the Three Zero Cafe. As previously reported the project at 123 7th St. has been continued. The proposed addition to the Quinta Martha project at Sea Cliff Court and Hwy One has also been continued. The comment period on the Negative Declaration on the Vallemar Bluffs proposal has been extended until May 8. Herb Hamor of the Pescadero Municipal Advisory Council will be meeting with Environmental Services Director Macia Raines to discuss the establishment of an office on the Coastside which can provide planning and building services during evening hours several times a month. The Council is asked to designate a representative to participate in these discussions.

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Consent Agenda

Laura requested that items 2 and 3 be placed on the Regular Agenda. Two spelling corrections were made to the Minutes. Ric moved, Chuck seconded and it was unanimously passed to accept the Minutes as corrected.

Regular Agenda

1. Interviews with El Granada Community applicants for Design Review Committee. No applications were forwarded to the Council so the interviews were postponed. The next meeting of the Bayside communities' Design Review Committee is on Wednesday, May 2, at 3:00 pm at 455 County Center, Room 101. Contact Planner Lisa Aozaza for more information.

Assuming that the Coastal Commission approves the proposed residential standards amendment on May 10, the County will be notified of the Commission decision. Thirty days following receipt of this notice, the new ordinance will go into effect. All permit applications received after that time will be submitted to the new Design Review Committee. Prior to this change, staff level review will continue. Chuck will investigate whether or not tree issues are part of the Design Review Committee's scope of influence.

2. Presentation on Earthquake Preparedness. Tom Maruyama, Supervisor of the San Mateo County Sheriff's Office of Emergency Services reported that April is Earthquake Preparedness Month. The Emergency Services Council is comprised of the 20 mayors of the cities within the County and Supervisor Rich Gordon and wants greater Countywide participation this year than in years past. A presentation for the public, businesses and schools has been developed. It is called the Duck, Cover and Hold Expo. According to the United States Geological Survey, the probability of an earthquake is good. An event on the San Andreas Fault can be expected in the next five to seven years.

Mr. Maruyama distributed various pertinent literature. Copies are part of the public record. For horse owners, specialized equestrian literature is available through Dr. Mack, a veterinarian associated with the Office of Emergency Services.

Call 363-4790 for more information. The Sheriff's Substation in Moss Beach has copies of all the brochures distributed during the meeting.

Mr. Maruyama urged everyone to get to know their neighbors and identify those who may need special assistance due to advanced age or disability during an emergency or rolling blackout. Each family should have supplies for 72 hours. These include one gallon of water per person per day and per pet per day for drinking and sanitation needs. Stored water is generally good for 6 to 12 months. Specially sealed water lasts for up to 20 years. This is available at home and garden specialty stores. Each family should have a home safety emergency plan.

Laura asked if there was a time of day when earthquakes are more prevalent. Tom answered that early morning, rush hour and holidays are often the time when disasters strike. Chuck asked if there was a neighborhood outreach program. There is a group called Community Emergency Preparedness in Woodside. They can be consulted about setting up a local group. The office of Community Policing can also be helpful. Setting up a Neighborhood Watch program is a good first step to forming an emergency preparedness group. Contact Deputy John Aquila at 573-2846 or 2810.

Laura asked if there are any Coast-specific concerns during a disaster. Lt. Quinlan named transportation as a potential problem. People trying to return home from out of the area jobs may be faced with road closures. Every Coastside resident should explore alternate travel routes: Tunitas Creek Road to Skyline Blvd., Highway 84 and Gazos Creek Road are alternate East/West arteries. Half Moon Bay airport is a valuable resource for bringing in supplies and evacuating the injured. The Council thanked Mr. Maruyama for his presentation and intends to invite him back for a presentation on tsunamis.

A five minute break was called at 8:45 pm. At 8:55 pm the meeting was called back to order.

3. Council consideration of a design for a new 2-story building with restroom facilities on the first floor and Marine Commercial uses on the second floor near the Capistrano Road entrance to Pillar Point Harbor. After reviewing the project, the Planning and Zoning Committee had comments but because Harbor District and P and 2 meetings occur on the same nights no direct testimony was given to the District regarding the concerns about the proposal. Many issues remained unresolved and the County Zoning Hearing Officer suggested that members of P and 2 and the MCC meet with Harbor District representatives and the architect. Chuck Kozak, April Vargas, Karen Wilson and Dennis Doherty had meetings on April 5 and 19 with Miroo Brewer, project planner, Diane Campbell and General Manager Peter Grenell of the Harbor District and John Grossman and an assistant from his architectural firm.

Funds for the project are limited. After viewing alternative plans at the 4/19 meeting, one was tentatively selected. It was agreed that if the MCC agreed with this preferred design, members would advocate for it at the 5/2/01 Harbor District meeting. After displaying the three designs under consideration, Council members made some recommendations. First, that the height of the building be lowered and second that the ground floor facilities provide completely separate facilities for men and women. It was suggested that the Harbor District be requested to allocate more funds for subsequent design alternatives.

Harbor Commissioner Sally Campbell was in attendance. She stated that she

would not support any facility which did not have separate facilities for men and women. She did not like any of the designs presented for consideration. In answer to concerns about the small size of the windows, she suggested that smaller windows would be less expensive to replace if damaged. Of the four audience members who spoke, none were satisfied with the designs presented.

Ric made a motion that the Council request that the Harbor Commission direct the architect to create a design that is more compatible with its surroundings and the ambience of existing Harbor structures. Separat restroom, shower and laundry facilities should be provided for men and women on the first floor of the proposed structure. April seconded the motion and it passed unanimously.

4. MidCoast Local Coastal Program Review Update. There was no update.

Consent Item 2. The letter from Ric regarding the Visioning Project needed some grammatical corrections and consistent capitalizing of certain words. Chuck moved to approve the letter with the corrections. April seconded and there were three yes voters with Laura abstaining due to the fact that she had not had time to review the letter. It was presented to the Council for consideration only moments before the meeting was called to order.

Consent Item 3. The X-Terra event was removed from consideration until a final route map has been submitted by the organizer. If the route passes through Quarry Park, Midcost Park Lands will need to review and approve the route. Following receipt of the map and approval of the route, the Council will send a letter to the County which approves only the route specified. Ric will follow up on this item at the next meeting.

Chuck continued his P and Z Committee report, saying that the County is interested in MCC feedback on three substandard lots in Miramar. One is a potential hardship case. The core issue is the formation of substandard lots through the sale of land in common ownership. If building is allowed on one of the new lots, other substandard parcels will be created. This item will be on the next MCC meeting agenda.

The County has also asked for input on the Harbor View Inn, El Granada, expansion project and request for priority water. The zoning is C1, not CCR. They contend that they are visitor serving but the County says that the zoning is incompatible with priority use. P and Z will hear this on May 2. Questions to be answered are: how much water has all ready been issued to commercial uses? Will CCWD provide additional priority water for the project? P and Z will investigate and make a recommendation to the Council.

Laura will fill out the questionnaire regarding a new facility for the Coastside Adult Day Health Center. April will inquire whether Midcoast-1 list subscribers want the MCC Minutes posted on the list.

Future Agenda

May 9

No Consent items.

Interviews with El Granada Community Applicants for Design Review Committee sponsored by Chuck.

2. Harbor View Inn sponsored by Chuck
3. X-Terra Event sponsored by Ric.
4. Strategies for dealing with substandard lots, i.e. Miramar example, sponsored by April.

May 23

No Consent Items.

1. Committee for a Coastside Dog Park sponsored by April.
2. Voting for Design Review Committee community members sponsored by Chuck.
3. City/County Association of Governments Regional Traffic Mitigation guidelines sponsored by Laura.

At 11:00 pm, Seton Coastside staff informed the Council that the doors to the facility would be locked at 11:15 pm. The Council was urged to adjourn. It was also reported that because meeting attendees have been parking right outside the building, there is no parking available for patients. An injured person had to park on the upper level and walk down to the hospital entrance. Meeting guests are urged to park in the special event lot above the building level.

Task List

- Meet with Herb Hamor and Marcia Raines -- April
- Obtain bank signature card and add Ric's name -- Paul
- Investigate whether tree issues are part of Design Review Committee's project considerations -- Chuck
- Completion of Visioning Project, letter -- Ric
- X-Terra Follow Up -- Ric
- Completion of Coastside Adult Day Health Center Questionnaire -- Laura
- Determination of whether to post Minutes on Midcoast-1 -- April
- Contact MBA for copier training session -- April

Adjournment

The meeting was unanimously adjourned at 11:10 pm.

Respectfully submitted by Secretary April Vargas.