



SPECIAL MEETING MINUTES

Date: 11/29/2016
Time: 7:00 p.m.
City Council Chambers
701 Laurel St., Menlo Park, CA 94025

A. Call To Order

Mayor Cline called the meeting to order at 7:06 p.m.

B. Roll Call

Present: Carlton, Cline, Keith, Mueller, Ohtaki
Absent: None
Staff: City Manager Alex McIntyre, City Attorney Bill McClure, City Clerk Pamela Aguilar

C. Pledge of Allegiance

Mayor Cline led the pledge of allegiance.

D. Public Comment

- David Dailey spoke regarding streets, trees, police, recreation and commerce

E. Consent Calendar

- E1. Authorize the City Manager to enter into an agreement with SSA Landscape Architects for consultant services related to the Willow Oaks Park Improvements ([Staff Report# 16-196-CC](#))
- E2. Authorize the Public Works Director to execute the Memorandum of Understanding between the Department of Transportation (Caltrans) District 4 and the City of Menlo Park for the San Mateo County Smart Corridors ([Staff Report# 16-195-CC](#))
- E3. Approve City Council minutes for the meetings of October 25, November 1 and November 9, 2016 ([Attachment](#))

ACTION: Motion and second (Ohtaki/Keith) to approve all items on the Consent Calendar passes unanimously.

F. Regular Business

- F1. Introduction of an ordinance to: Adopt the 2016 California Building Standards Code and Local Amendments; Amend Municipal Code Chapter 12.42, Flood Damage Prevention; Amend Municipal Code Chapter 12.48, Recycling and Salvaging of Construction and Demolition Debris; and Adopt a New Municipal Chapter 12.56, Streamline Permitting Process for Small Residential Rooftop Solar Systems ([Staff Report# 16-198-CC](#))

Assistant Community Development Director Ron LaFrance gave a brief overview of the item.

ACTION: Motion and second (Carlton/Keith) to introduce an ordinance to adopt the 2016 California Building Standards Code and Local Amendments with a request for a change to refine the language associated with work exempt from permit in Sections 12.06.010 and 12.08.010; amend Municipal Code Chapter 12.42, Flood Damage Prevention; amend Municipal Code Chapter 12.48, Recycling and Salvaging of Construction and Demolition Debris; and adopt a new municipal code Chapter 12.56, Streamline Permitting Process for Small Residential Rooftop Solar Systems passes unanimously.

G. Public Hearing – Continued from November 15, 2016

G1. Consider and adopt the General Plan land use and circulation elements, introduce the zoning ordinance amendments and rezonings, and certify the Environmental Impact Report associated with the General Plan and M-2 Area Zoning Update ([Staff Report# 16-199-CC](#))([Presentation](#))

Charlie Knox of Placeworks made a presentation.

Public Comment:

- Harry Bims expressed concerns and outlined the impacts of delaying adoption of the plan
- Gail Raabe, Citizens Committee to Complete the Refuge, thanked staff for responsiveness to concerns regarding revisions to mitigation measures for wildlife protection and requested revisions be included in General Plan
- Katherine Strehl expressed concerns regarding circulation, lack of infrastructure, funding and to consider a brief delay to establish concrete goals and metrics
- Maya Perkins spoke regarding housing and giving Belle Haven residents priority for affordable housing, a main street rather than Willow Road rather than a boulevard
- Lewis Knight spoke regarding regional partnerships and advocacy
- Fergus O’Shea, Facebook Inc., read comments from John Tenanes regarding sustainable development, regional solutions for traffic and in
- Harold Schapelhouman, Menlo Park Fire Protection District Chief, spoke regarding impact fees and EIR
- Diane Bailey, Menlo Spark, spoke in support of the General Plan and regarding phasing as long as it does not delay implementation of housing
- John Tarlton, Tarlton Properties, spoke regarding building height, use of tentative improvements to decrease energy, flood plane and FAR balancing
- Michael Francois spoke in support of the plan and regarding an alternative water technology plan and the need for emergency vehicles that can reach building heights
- Phil Scott, West Bay Sanitary District, asked Council to consider a regional recycling water facility
- Tim Tosta spoke regarding traffic

ACTION: Motion and second (Ohtaki/Carlton) to close the Public Hearing passes unanimously.

Staff responded to questions regarding affordable housing, a proposed Willow main street, muni services, a deed restriction rather than a development agreement, flood plane elevation, and FAR sharing between different zoning districts.

Council discussion ensued regarding community amenities and funding, traffic and vehicle counts, preference for affordable housing, a recycled water facility, pets in buildings and banning of rat poison, EV chargers, phasing development, education, implementation schedule and plan review.

ACTION: Motion and second (Ohtaki/Keith) to approve staff recommendations 1-9 to adopt the General Plan land use and circulation elements, introduce the zoning ordinance amendments and rezonings, and certify the Environmental Impact Report associated with the General Plan and M-2 Area Zoning Update with all amendments as recited on the record passes 4-0-1 (Councilmember Mueller dissents):

1. Adopt the CEQA Findings, Statement of Overriding Considerations and Mitigation Monitoring and Reporting Program, and Certifying the Final EIR for the General Plan and M-2 Area Zoning Update
2. Adopt **Resolution 6359** approving the General Plan Land Use and Circulation Elements
3. Introduce an ordinance adding the Office (O) Zoning District to Title 16 of the Municipal Code
4. Introduce an ordinance adding the Life Sciences (LS) District to Title 16 of the Municipal Code
5. Introduce an ordinance adding the Residential Mixed Use (R-MU) District to Title 16 of the Municipal Code
6. Introduce an ordinance amending Chapter 16.40, C-2-B (Neighborhood Commercial District, Restrictive) and Chapter 16.72 (Off Street Parking) of Title 16 of the Municipal Code
7. Introduce an ordinance of the City Council Amending Chapter 16.02 (General Provisions), Chapter 16.68 (Buildings), Chapter 16.80 (Nonconforming Uses and Buildings), and Chapter 16.82 (Permits) of Title 16 of the Municipal Code
8. Introduce an ordinance rezoning certain properties within the M-2 Area
9. Adopt **Resolution 6360** approving the community amenities list

H. Informational Items

- H1. Quarterly Financial Review of General Fund Operations as of June 30, 2016
([Staff Report# 16-197-CC](#))
- H2. Update on Emergency Wells 2 & 3 ([Staff Report# 16-194-CC](#))

I. City Manager's Report

J. Councilmember Reports

K. Adjournment

Mayor Cline adjourned the meeting at 11:48 p.m.



Pamela Aguilar, CMC
City Clerk

These minutes were approved at the Council meeting of December 6, 2016