

# CITY OF SOLANA BEACH

SOLANA BEACH CITY COUNCIL, SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY,  
PUBLIC FINANCING AUTHORITY, & HOUSING AUTHORITY



## MINUTES

Joint REGULAR Meeting

Wednesday, December 12, 2018 \* 6:00 p.m.

City Hall / Council Chambers, 635 S. Highway 101, Solana Beach, California

- City Council meetings are video recorded and archived as a permanent record. The [video](#) recording captures the complete proceedings of the meeting and is available for viewing on the City's website.
- Posted Reports & Supplemental Docs contain records up to the cut off time prior to meetings for processing new submittals. Complete records containing meeting handouts, PowerPoints, etc. can be obtained through a [Records Request](#).

### CITY COUNCILMEMBERS

David A. Zito, Mayor

Jewel Edson, Deputy Mayor

Judy Hegenauer, Councilmember

Lesa Heebner, Councilmember

Peter Zahn, Councilmember

Gregory Wade  
City Manager

Johanna Canlas  
City Attorney

Angela Ivey  
City Clerk

### CALL TO ORDER AND ROLL CALL:

Mayor Zito called the meeting to order at 6:00 p.m.

Present: David A. Zito, Jewel Edson, Judy Hegenauer, Lesa Heebner, Peter Zahn

Absent: None

Also Present: Greg Wade, City Manager  
Johanna Canlas, City Attorney  
Angela Ivey, City Clerk,  
Dan King, Assistant City Manager  
Mo Sammak, City Engineer/Public Works Dir.  
Marie Berkuti, Finance Manager  
Joseph Lim, Community Development Dir.

### CLOSED SESSION REPORT: (when applicable)

Johanna Canlas, City Attorney, stated that there was no reportable action.

### FLAG SALUTE:

### APPROVAL OF AGENDA:

**Motion:** Moved by Councilmember Edson and second by Councilmember Zahn to approve. **Approved 5/0.** Motion carried unanimously.

**PRESENTATIONS:** Ceremonial items that do not contain in-depth discussion and no action/direction.

SDG&E Annual Update to the City of Solana Beach

Addie Woodard, SDG&E, presented a PowerPoint (on file).

**ORAL COMMUNICATIONS:**

This portion of the agenda provides an opportunity for members of the public to address the City Council on items relating to City business and not appearing on today’s agenda by submitting a speaker slip (located on the back table) to the City Clerk. Comments relating to items on this evening’s agenda are taken at the time the items are heard. Pursuant to the Brown Act, no action shall be taken by the City Council on public comment items. Council may refer items to the City Manager for placement on a future agenda. The maximum time allotted for each presentation is THREE MINUTES (SBMC 2.04.190). Please be aware of the timer light on the Council Dais.

Jon Velkin submitted a document for the City Council, and spoke about his posting on Next Door about properties on Nardo, come postings about corruption, speaking with Council directly about his concerns.

**COUNCIL COMMUNITY ANNOUNCEMENTS / COMMENTARY:**

*An opportunity for City Council to make brief announcements or report on their activities. These items are not agendized for official City business with no action or substantive discussion.*

**A. CONSENT CALENDAR:** (Action Items) (A.1. - A.5.)

Items listed on the Consent Calendar are to be acted in a single action of the City Council unless pulled for discussion. Any member of the public may address the City Council on an item of concern by submitting to the City Clerk a speaker slip (located on the back table) before the Consent Calendar is addressed. Those items removed from the Consent Calendar by a member of the Council will be trailed to the end of the agenda, while Consent Calendar items removed by the public will be discussed immediately after approval of the Consent Calendar.

**A.1. Register Of Demands.** (File 0300-30)

Recommendation: That the City Council

- 1. Ratify the list of demands for November 10 - November 23, 2018.

[Item A.1. Report \(click here\)](#)

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**Motion:** Moved by Councilmember Zahn and second by Councilmember Hegenauer to approve. **Approved 5/0.** Motion carried unanimously.

**A.2. General Fund Adopted Budget for Fiscal Year 2018-2019 Changes.** (File 0330-30)

Recommendation: That the City Council

- 1. Receive the report listing changes made to the Fiscal Year 2018-2019 General Fund Adopted Budget.

[Item A.2. Report \(click here\)](#)

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**Motion:** Moved by Councilmember Zahn and second by Councilmember Hegenauer to approve. **Approved 5/0.** Motion carried unanimously.

#### **A.4. Temporary Staff Funding** (File 0560-40)

Recommendation: That the City Council

1. Adopt **Resolution 2018-156** ratifying total expenditures for temporary staffing coverage in the amount of \$40,000 with Office Team.

#### [Item A.4. Report \(click here\)](#)

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**Motion:** Moved by Councilmember Zahn and second by Councilmember Hegenauer to approve. **Approved 5/0.** Motion carried unanimously.

#### **A.5. Minutes of the City Council.**

Recommendation: That the City Council

1. Approve the Minutes of the City Council Meetings held September 11, 2018 and November 13, 2018.

#### [Item A.5. Report \(click here\)](#)

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**Motion:** Moved by Councilmember Zahn and second by Councilmember Hegenauer to approve. **Approved 5/0.** Motion carried unanimously.

#### **C. STAFF REPORTS: (C.1. - C.6.)**

*Submit speaker slips to the City Clerk.*

#### **C.1. La Colonia Skate Park - Project Update.** (File 0720-30)

Recommendation: That the City Council

1. Receive the update on the La Colonia Skate Park.
2. Provide feedback on the regulatory sign and the possible elimination of the concrete seating area between the Skate Park and basketball court to allow for a walking path to the recently purchased lot on the north end of the existing park.
3. Adopt **Resolution 2018-142:**
  - a. Authorizing the City Manager to execute Amendment No. 2 to the Professional Services Agreement with Van Dyke Landscape Architects in the amount of \$15,000 for design and construction support services associated with the La Colonia Skate Park.
  - b. Authorizing an appropriation of \$15,000 from City CIP fund undesignated reserves into the La Colonia Skate Park project.
  - c. Authorizing the City Treasurer to amend the FY 2018/19 Adopted Budget accordingly.

#### [Item C.1. Report \(click here\)](#)

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Greg Wade, City Manager, introduced the item.

Mo Sammak, Public Works/Engineering Dir., presented a PowerPoint (on file).

Council and Staff discussed current and potential design changes, contract amendment to each the end of the project, water filling station options, spectator seating, walkway landscaping, and the entrance way.

**Motion:** Moved by Councilmember Hegenauer and second by Councilmember Edson to approve the amended contract. **Approved 5/0.** Motion carried unanimously.

**C.2. Adopt (2nd Reading) Ordinance 495 – Shared Mobility Program.** (File 0840-40)

Recommendation: That the City Council

1. Adopt **Ordinance 495** establishing the guidelines for the Shared Mobility Pilot Program.

[Item C.2. Report \(click here\)](#)

[Item C.2. Updated Report #1 \(Updated 12-12\)](#)

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**Motion:** Moved by Councilmember Heebner and second by Councilmember Zahn to approve. **Approved 5/0.** Motion carried unanimously.

**C.3. Adopt (2nd Reading) Ordinance 497 – Sidewalk Vending.** (File 0390-45)

Recommendation: That the City Council

1. Find this action is exempt from the CEQA pursuant to Sections 15061(b)(3) and 15378(b)(5) of the CEQA Guidelines because this action will not result in a physical change to the environment, directly or indirectly; and
2. Adopt **Ordinance 497** adding Chapter 4.52 "Sidewalk Vending" to the Solana Beach Municipal Code.

[Item C.3. Report \(click here\)](#)

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**Motion:** Moved by Councilmember Heebner and second by Councilmember Edson to approve. **Approved 5/0.** Motion carried unanimously.

**C.4. Adopt (2<sup>nd</sup> Reading) Ordinance 492 Authorizing Fire Mitigation Impact Fee (FMIF) Program, Ordinance 493 Authorizing Park Development Impact Fee (PDIF) Program, Ordinance 496 Authorizing Public Use Facilities Impact Fee (PUFIF) Program.** (File 0390-23)

Recommendation: That the City Council

1. Adopt **Ordinance 492** establishing the Fire Mitigation Impact Fee (FMIF).

**Motion:** Moved by Councilmember Zahn and second by Councilmember Heebner to approve. **Approved 5/0.** Motion carried unanimously.

2. Adopt **Ordinance 493** establishing the Park Development Impact Fee (PDIF).

**Motion:** Moved by Councilmember Edson and second by Councilmember Heebner to approve. **Approved 5/0.** Motion carried unanimously.

3. Adopt **Ordinance 496** establishing the Public Use Facilities Impact Fee (PUFIF).

**Motion:** Moved by Councilmember Heebner and second Councilmember Edson to approve. **Approved 5/0.** Motion carried unanimously.

[Item C.4. Report \(click here\)](#)

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**C.5. Adopt (2<sup>nd</sup> Reading) Ordinance 489 Adding Section 2.04.015 to the Solana Beach Municipal Code Regarding Mayoral Duties.** (File 0410-90)

Recommendation: That the City Council

1. Adopt **Ordinance 489** adding Section 2.04.015 to the Solana Beach Municipal Code which would codify Mayoral duties as set out in state law.

[Item C.5. Report \(click here\)](#)

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**Motion:** Moved by Councilmember Heebner and second by Councilmember Zahn to approve. **Approved 5/0.** Motion carried unanimously.

**C.6. Certification of November 6, 2018 General Election Results.** (File 0410-70)

Recommendation: That the City Council

1. Adopt **Resolution 2018-155** approving the certification of the results for the November 6, 2018 General Municipal Election.

[Item C.6. Report \(click here\)](#)

[Item C.6. Staff Report Update \(Updated 12-11\)](#)

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Angela Ivey, City Clerk, stated that the item was presented for the official election results of two newly elected Councilmembers.

**Motion:** Moved by Councilmember Heebner and second by Councilmember Hegenauer to send to the next General Election in November 2020. **Approved 5/0.** Motion carried unanimously.

**B. PUBLIC HEARINGS:** (B.1. – B.4.)

This portion of the agenda provides citizens an opportunity to express their views on a specific issue as required by law after proper noticing by submitting a speaker slip (located on the back table) to the City Clerk. After considering all of the evidence, including written materials and oral

testimony, the City Council must make a decision supported by findings and the findings must be supported by substantial evidence in the record. An applicant or designee(s) for a private development/business project, for which the public hearing is being held, is allotted a total of fifteen minutes to speak, as per SBMC 2.04.210. A portion of the fifteen minutes may be saved to respond to those who speak in opposition. All other speakers have three minutes each. Please be aware of the timer light on the Council Dais.

**B.1. Public Hearing: Request for DRP and SDP to Construct a New, Single-Family Residence with an Attached Two-Car Garage and Perform Associated Site Improvements at 456 S. Nardo. (Case # 17-17-42 Applicant: 456 S. Nardo, LLC; APN: 298-121-66; Resolution No. 2018-152. (File 0600-40)**

The proposed project meets the minimum zoning requirements under the SBMC, may be found to be consistent with the General Plan and may be found, as conditioned, to meet the discretionary findings required as discussed in this report to approve a DRP and SDP. Therefore, Staff recommends that the City Council:

1. Conduct the Public Hearing: Open the Public Hearing, Report Council Disclosures, Receive Public Testimony, and Close the Public Hearing.
2. Find the project exempt from the California Environmental Quality Act pursuant to Section 15303 of the State CEQA Guidelines; and
3. If the City Council makes the requisite findings and approves the project, adopt **Resolution 2018-152** conditionally approving a DRP and SDP to construct a new two-story, single-family residence with an attached two-car garage and perform associated site improvements on a vacant lot at 456 South Nardo Avenue, Solana Beach.

[Item B.1. Report \(click here\)](#)

[Item B.1. Updated Report #1 \(Updated 12-12\)](#)

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Greg Wade, City Manager, introduced the item.

Katie Benson, Associate Planner, presented a PowerPoint (on file).

Mayor Zito opened the public hearing.

Council disclosures.

**Motion:** Moved by Councilmember Heebner and second by Mayor Zito to close the public hearing. **Approved 5/0.** Motion carried unanimously.

Council and Staff discussed the busy traffic, lack of sidewalks, the narrowness of the street, whether construction parking could be restricted from using S. Nardo, the challenge of requiring all construction vehicles to park on driveway at certain stages of the project, and that the construction parking condition in the resolution references parking onsite "to the extent feasible."

**Motion:** Moved by Councilmember Heebner and second by Councilmember Edson to approve as presented. **Approved 5/0.** Motion carried unanimously.

**B.2. Public Hearing: Request for a DRP to a Construct a Replacement, Split-Level, Single-Family Residence and Perform Associated Site Improvements at 607 North Cedros Avenue. (Case # 17-17-37 Applicant: Greg Agee; APN: 263-062-20; Resolution No. 2018-153.** (File 0600-40)

The proposed project meets the minimum zoning requirements under the SBMC, may be found to be consistent with the General Plan and may be found, as conditioned, to meet the discretionary findings required as discussed in this report to approve a DRP. Therefore, Staff recommends that the City Council:

1. Conduct the Public Hearing: Open the Public Hearing, Report Council Disclosures, Receive Public Testimony, and Close the Public Hearing.
2. Find the project exempt from the California Environmental Quality Act pursuant to Section 15303 of the State CEQA Guidelines; and
3. If the City Council makes the requisite findings and approves the project, adopt **Resolution 2018-153** conditionally approving a DRP to construct a replacement split-level, single-family residence with an attached, partially subterranean two-car garage, and perform associated site improvements 607 North Cedros Avenue, Solana Beach.

[Item B.2. Report \(click here\)](#)

[Item B.2. Updated Report #1 \(Updated 12-10\)](#)

[Item B.2. Updated Report #2 \(Updated 12-12\)](#)

[Item B.2. Supplemental Docs \(Updated 12-11 at 245pm\)](#)

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Mayor Zito recused himself from the item due to the proximity of the project property his property.

Deputy Mayor Edson opened the public hearing.

Council disclosures.

Greg Wade, City Manager, introduced the item.

Katie Benson, Associate Planner, presented a PowerPoint (on file).

Council and Staff discussed the three proposed fireplaces, that to reach the trash enclosure, one had to walk down and then back up stairs or go around the entire side of the house, whether the HVAC units were screened facing the the neighbors to the east, that any proposed mechanical equipment be analyzed and to ensure it did not exceed 16 ft., and the orientation of the driveway.

John Jenson, architect, spoke about the proposed HVAC units on the roof which were on a

sloped area and therefore were screened from views on the east side and that the driveway opening location was determined to prevent a counter angel to the cul-de-sac.

Council, Staff, and Applicant discussed smoke from chimneys and fire pits moving across property lines, preference for non-wood vs. wood burning fireplaces, landscaping along the street and parking spaces, and the driveway width.

John Boat spoke about concerns with prevailing winds that moved smoke towards his property, mitigating dust during construction, palm trees reaching an ultimate height of 30 ft. creating canopies blocking views, and considering a different palm with a thinner and smaller canopy.

Greg Agee, Applicant, said it was the third designed for the site, that he attempted to address past view claimant but that the claimant said there was nothing that could be done to satisfy him, he redesigned the project again to meet all of the surrounding interests, had no issue with altering the palm trees, preferred the smell of wood fires, and that his neighbor opposed his wood fire burning even though it was on many other properties.

**Motion:** Moved by Councilmember Heebner and second by Councilmember Hegenauer to close the public hearing. **Approved 4/0/1 (Recused: Zito).** Motion carried.

Council and Staff discussed restricting trees and other plantings from obstructing views at a certain height, alternative trees to replace the palm trees, dust mitigation handled through the grading permit process which required Best Management Practices (BMPs) to address dirt being moved in and out of the project and minimizing its reaching the roadway, an on-site inspector would address any issues, notifying the neighbors when the grading permit application was filed, any issues that arose should be directed to the Engineering Department so they could be addressed, and that the landscape plan would be reviewed by the 3<sup>rd</sup> party consultant for finalization to comply with irrigation and plant species.

Council and Staff discussed the ability for a fireplace to be both gas and wood burning if the appropriate conduits were available, the exterior fireplace would make the most difference in affecting surrounding properties, whether the applicant would be open to making the fireplaces both gas and wood-burning, the dust mitigation was the responsibility of the contractor, to consider adding a condition that the applicant be responsible for alerting his neighbors when the grading permit application was filed for discussion or notification of dust mitigation.

**Motion:** Moved by Councilmember Zahn and second by Councilmember Heebner to approve with additional conditions related to the outside fireplace be non-wood burning, an alternative plant be approved by Staff with less canopy than the palm trees to mitigate view obstruction, and the applicant alerting adjoining properties of the grading permit application filing. **Approved 4/0/1 (Recused: Zito).** Motion carried.

Deputy Mayor Edson recessed the meeting at 7:49 p.m. for a break and Mayor Zito reconvened at 7:55 p.m.



**B.3. Public Hearing: Request for DRP to Construct a New, Single-Family Residence with an Attached Three-Car Garage and Perform Associated Site Improvements at 986 Avocado Place. (Case # 17-17-14 Applicants: Jonathan and Aviva Mark; APN: 298-381-08; Resolution No. 2018-151. (File 0600-40)**

The proposed project meets the minimum zoning requirements under the SBMC, may be found to be consistent with the General Plan, and may be found, as conditioned, to meet the discretionary findings required as discussed in this report to approve a DRP. Therefore, Staff recommends that the City Council:

1. Conduct the Public Hearing: Open the Public Hearing, Report Council Disclosures, Receive Public Testimony, and Close the Public Hearing.
2. Find the project exempt from the California Environmental Quality Act pursuant to Section 15303 of the State CEQA Guidelines; and
3. If the City Council makes the requisite findings and approves the project, adopt **Resolution 2018-151** conditionally approving a DRP to construct a new single-level, single-family residence with an attached three-car garage and perform associated site improvements on a vacant lot at 986 Avocado Place, Solana Beach.

[Item B.3. Report \(click here\)](#)

[Item B.3. Updated Report #1](#)

[Item B.3. Supplemental Docs \(Updated 12-12 at 5:30pm\)](#)

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Greg Wade, City Manager, introduced the item.

Katie Benson, Associate Planner, presented a PowerPoint (on file) and stated that updated plans were received today.

Mayor Zito opened the public hearing.

Council disclosures.

Council and Staff discussed that properties facing this street used different setbacks from those across the street because of the DG (decomposed granite) path in the right of way, the proposed house sets back from the edge of pavement and from the property line, the rest of the neighborhood had varying setbacks, and that the lot was different than other property due to the relationship of the side, front, and back yards on a corner or curved triangular lot.

Matt Peterson, Applicant representative, presented a PowerPoint (on file).

Mary Odgers spoke about living nearby, the applicants were friends, and her support for the project.

Matt Weaver spoke about support for the project, not knowing the applicants, his support for the prior proposed project as well, appreciated all the outreach efforts, and that

neighbors Levine's and Power's said they could not attend but to communicate that they supported the project.

Suzanne Lurie said she was Johnathon Marks' sister, that the applicants had been visiting San Diego regularly since the 1980's, had been looking for a property and bought four years ago, and watched them go through painstaking efforts to accommodate the neighbors.

Brent Ringoot spoke about selling this property to the Marks, the applicants' extensive amount of community outreach including on-site gatherings to share their plans, and that the prior owner was supportive of the proposed project.

Andrew Carmen (time donated by Pierre Guittard and Diane Goldberger) spoke about living nearby as a neighbor of the property, some neighbors collecting a petition of 62 signatures of which most lived in the immediate area who had concerns about the proposal including the project being out of character with the area, it being larger than other structures in the area, the retaining wall height, the setbacks and requested clarification on where the front of the property was considered to be for the purpose of setbacks, the large amount of fill being used to make it as big a home as possible, all runoff water would come into his yard and that more hardscaping would create more runoff, the applicant's efforts in presenting plans to neighbors at separate meetings, wanting assurance that the water would be retained, the DG walkways were narrow to allow parking and walking, and limiting the driveways to 18 ft. as was done in Feather Acres.

Matt Peterson, Applicant (rebuttal) presented a new PowerPoint (on file) reviewing the varied sizes of homes in the area, and spoke about the eclectic mix of architecture in the area, having addressed the landscaping appropriately, the estate residential zoning, setback requirements being met to keep the project 20 ft. from the roadway, proposed fill was in compliance with regulations, the cut and fill was in compliance and was necessary to make it a usable lot, neighbors requested restoration of grade and the applicant restored it, the retaining walls were permitted and were not excessive and would be screened, the extensive landscaping and screening plan, the City engineer reviewing the plans and driveway widths, and everything being in compliance as a culmination of a three-year process.

Council, Staff, and Applicant representatives discussed that water management that would be improved, the highest retaining wall was 6 ft. exposed with landscaping to screen it, the City's code allowed a retaining wall up to a maximum of 16 ft., the plans presented today showed the retaining wall at 7.1 ft., the covered bar had no walls and was an open area, the grading needed to make the area usable, landscape plans showing vegetation completely surrounding the property, and the intention of vegetation to provide privacy to the property.

Doug Logan, Rancho Coastal Engineering, spoke about the existing pad, the various fills to even out the property, and the maximum fill being 10 ft., and that all drainage would go into a bio filtration basin with underground storage, which would discharge slowly at current or less than current discharge.

Discussion continued regarding the analysis of the DG path in relation to the area's water flow, that a swale would be constructed nearby, and that the applicant was willing to reduce the driveway width to 18 ft.

**Motion:** Moved by Councilmember Heebner and second by Councilmember Edson to close the public hearing. **Approved 5/0.** Motion carried unanimously.

Council discussed that the project was large but the lot was very large as well, the Applicant and Staff had handled drainage, a small portion of the project was at the 10 ft. setback then 10 more ft. totaling 20 ft. between the house and pavement, retaining walls would be screened by vegetation to address the neighbor's concerns, the driveway cut, restrictions of height of vegetation on the side yard southwest of the driveway, that no trees on the site exceed 25 ft. at maturity, all shrubs not exceed fence heights as allowed in Solana Beach Municipal Code, with exception of the front yard abutting Avocado, the code restricted the street side yard fence height at 3 ½ ft. with a an additional 2 ft. open at 80%, the code requirement would limit screening of the retaining walls in the street side yard, the applicant had conducted a good amount of outreach to neighbors, and allowing some heights to keep in line with the topography of the lot.

Councilmember Edson stated that the property comparisons showed that this project would be the 2<sup>nd</sup> largest in the area and she was not comfortable with the size of the structure.

**Motion:** Moved by Councilmember Heebner and second by Councilmember Hegenauer to approve with additional conditions on maintaining construction vehicles on site, the vegetation be at a maximum height of 48" from existing grade on that upper Avocado yard side with exception of two Palo Verde trees, and 36" plus 2 ft. on lower Avocado from triangular point to the most southwest point of the driveway area, on the other side of driveway further southwest to follow the height of the retaining wall, no tress on site should exceed 25 ft. at maturity. **Approved 4/1 (Noes: Edson)** Motion carried.

**B.4. Public Hearing: Request for a DRP and SDP to a Construct a Replacement, Single-Family Residence and Perform Associated Site Improvements at 362 N. Sierra Avenue. (Case # 17-18-12 Applicant: Michael Drapkin; APN: 263-303-28; Resolution No. 2018-154. (File 0600-40)**

The proposed project meets the minimum zoning requirements under the SBMC, may be found to be consistent with the General Plan and may be found, as conditioned, to meet the discretionary findings required as discussed in this report to approve a DRP and administratively issue a SDP. Therefore, Staff recommends that the City Council:

1. Conduct the Public Hearing: Open the Public Hearing, Report Council Disclosures, Receive Public Testimony, and Close the Public Hearing.
2. Find the project exempt from the California Environmental Quality Act pursuant to Section 15303 of the State CEQA Guidelines; and

3. If the City Council makes the requisite findings and approves the project, adopt **Resolution 2018-154** conditionally approving a DRP and an SDP to construct a replacement two-story, single-family residence with an attached garage and subterranean basement level, and perform associated site improvements 362 N. Sierra Avenue, Solana Beach.

[Item B.4. Report \(click here\)](#)

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Councilmember Heebner recused herself from the item due to a conflict of the proximity of her property within the project area.

Greg Wade, City Manager, introduced the item.

Regina Ochoa, Assistant Planner, presented a PowerPoint (on file).

Michael Drapkin, applicant, spoke about engaging the neighbors and working with Staff.

Christian Rice, project architect, spoke about the garage door being 8 ft. wide by 8 ft. tall, which was a standard width for a single care garage, the tandem garage was a foot wider at 10 ft. than the required zoning ordinance standard of 9 ft., and that their plan was to use the garage.

Council and Applicant discussed that the intention was not to use additional area within the home as a separate accessory dwelling unit, that the City would want to know about it if they did decide to so that it could counted towards the City's required affordable housing units, the layout made sense to use the tandem parking for cars, and that the proposal was a good use of the space.

**Motion:** Moved by Councilmember Zahn and second by Councilmember Edson to close the public hearing. **Approved 4/0/1 (Recused: Heebner).** Motion carried.

**Motion:** Moved by Councilmember Zahn and second by Councilmember Edson to approve clarifying language that the garage and parking space would be used for parking. **Approved 4/0/1 (Recused: Heebner).** Motion carried.

**A.3. Quarterly Investment Report.** (File 0350-44)

Recommendation: That the City Council

1. Accepts and Files the Cash and Investment Report for the quarter ended September 30, 2018.

[Item A.3. Report \(click here\)](#)

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This item was pulled this item from the Consent Calendar by Councilmember Zahn for discussion.

Greg Wade, City Manager, introduced the item, and stated that as agreed Chandler was presenting twice a year.

Councilmember Zahn presented a few PowerPoint (on file) and spoke about his concern that the investment policy still included fossil fuel investments, the intention was stated but a process was needed to carry out the intention to eliminate them, CalPERS having a straight prohibition on thermal coal companies, a licensing annual report list called the Carbon Underground 200 that listed the top 100 Co2 emitters and 100 oil and gas emitters, and to share this report with the investment consultant.

Mayor Zito recommend a discussion on the issue at the next report presentation with the consultants.

Greg Wade, City Manager, stated that Chandler was working on this and would reach that goal in March with the last maturing fossil fuel related bonds, that the PARS Trust Fund account with Highmark presented a greater challenge due the amount of investments held within mutual funds and ETFs (Exchange Traded Funds) whose internal assets were not actively managed by our consultants.

**Motion:** Moved by Councilmember Heebner and second by Councilmember Edson to accept filing. **Approved 5/0.** Motion carried unanimously.

**WORK PLAN COMMENTS:**

*Adopted June 13, 2018*

Council discussed adding the reduction of the current maximum height of 16 ft. and to complete the VAC (View Assessment Commission) ordinance update.

**COMPENSATION & REIMBURSEMENT DISCLOSURE:** None

**COUNCIL COMMITTEE REPORTS:** [Council Committees](#)

**REGIONAL COMMITTEES:** (outside agencies, appointed by this Council)

**STANDING COMMITTEES:** (All Primary Members) (*Permanent Committees*)

**ADJOURN:**

Mayor Zito adjourned the meeting at 10:02 p.m.

Angela Ivey, City Clerk

Approved: March 13, 2019