MINUTES

SAN BRUNO CITY COUNCIL SPECIAL MEETING

February 27, 2018

6:30 p.m.

1. CALL TO ORDER:

THIS IS TO CERTIFY THAT the San Bruno City Council met on February 27, 2018 at San Bruno’s Senior Center, located at 1555 Crystal Springs Road, San Bruno, CA. The Special City Council meeting was called to order at 6:30 p.m.

2. ROLL CALL:

Presiding was Mayor R. Medina, Councilmembers M. Medina, O’Connell and Salazar. Vice Mayor Davis was absent with prior notice. Recording by Acting Clerk Hasha.

3. PUBLIC COMMENT ON ITEMS NOT ON AGENDA: None

4. CLOSED SESSION:

Conferences were conducted for each of the items below.

a. Conference with Labor Negotiators Pursuant to Gov’t Code Section 54957.6: Agency Designated Representatives: City Manager, Assistant City Manager, City Negotiator Employee Organizations: San Bruno Police Bargaining Unit.

b. Conference with Legal Counsel, Pending Litigation Pursuant to Government Code Section 54956.9(d)(1) Regarding Pending Workers’ Compensation Appeals Board Cases: ADJ10631125 and ADJ10649899

5. ADJOURNMENT:

Mayor R. Medina closed the meeting at 6:57 p.m. with no reportable action. The next Regular City Council Meeting will be held on February 27, 2018 at 7:00 p.m. at the Senior Center, 1555 Crystal Springs Road, San Bruno.

Respectfully submitted for approval at the regular City Council meeting of March 13, 2018

Vicky S. Hasha, Acting City Clerk

Rico E. Medina, Mayor
MINUTES
SAN BRUNO CITY COUNCIL
February 27, 2018
7:00 p.m.

1. CALL TO ORDER: THIS IS TO CERTIFY THAT the San Bruno City Council met on February 27, 2018 at San Bruno’s Senior Center, 1555 Crystal Springs Road, San Bruno, CA. The Council meeting was called to order at 7:00 p.m.

2. ROLL CALL/PLEDGE OF ALLEGIANCE:

Presiding was Mayor R. Medina, Councilmembers Salazar, M. Medina, and O’Connell. Vice Mayor Davis was excused with notice. The Pledge of Allegiance was led by Emile Hans, of the Rotary Club of San Bruno. Recording under the direction of Acting Deputy City Clerk Vicky Hasha.

3. ANNOUNCEMENTS:

4. PRESENTATIONS:

Mayor R. Medina introduced Community Services Director Burns to speak on a resolution honoring Carolyn Livengood as a recipient of the recognition of the Extraordinary Service Award. Burns spoke on the criteria required for the recipient of the award, the selection process, and spoke on the years of service, community involvement, and undertakings Ms. Livengood accomplished.

Mayor R. Medina introduced Kris Gonzales, Vice-Chair of the San Bruno Parks and Recreation Commission and member of the Rotary Club, and Peter Carey, President of the San Bruno Lions Club who spoke on their nominations for Carolynn Livengood for the Extraordinary Service Award.

Councilmember O’Connell introduced the resolution for adoption. It passed unanimously.

Lexi Livengood thanked everyone for the recognition awarded to her late mother.

Mayor R. Medina called for a short recess.

5. CONSENT CALENDAR:

a. Approve: Minutes of Special and Regular City Council Meetings of February 13, 2018.


d. Adopt: Resolution Amending the City Classification Plan by Adopting Revised Position Description for City Clerk.

e. Accept: Resignations from a Member of the Bicycle & Pedestrian Advisory Committee and a Member of the Community Preparedness Committee Declare the Vacancy and Direct the Acting City Clerk to Post the Vacancies in Accordance with State Law.

M/S O’Connell/Salazar to approve the Consent Calendar and passed with all ayes.
6. PUBLIC HEARING:

Hold Public Hearing and Take the Following Actions to Approve the Skyline College Residential Project at 3300 College Drive:

1. Adopt Resolution Adopting an Environment Impact Report Addendum and Mitigation Monitoring and Reporting Program for the Proposed Skyline College Residential Project at 3300 College Drive.
2. Adopt Resolution Amending the General Plan to Change the Land Use of a Two-Acre Site at 3300 College Drive to Medium Density Residential for the Proposed Skyline College Residential Project.
3. Waive First Reading and Introduce an Ordinance Amending Chapter 12.96 of the San Bruno Municipal Code to Establish a Planned Development District, Update the Zoning Map and Adopt a Development Plan for the Skyline College Residential Project.
4. Adopt Resolution Approving a Vesting Tentative Map for the Skyline College Residential Project at 3300 College Drive.
5. Adopt Resolutions Approving a Planned Development Permit for the Single-Family Portion of the Skyline College Residential Project.
6. Adopt Resolution Approving a Planned Development Permit for the Multi-Family Portion of the Skyline College Residential Project.
7. Adopt Resolution Authorizing Installation of Stop Signs on the Eastbound and Westbound Approaches of College Drive at the Intersection with Marisol Drive.

Long-Range Planning Manager Mark Sullivan gave a presentation on the project.

Community Development Director Woltering spoke on the Environmental Impact report and asked for questions.

Councilmember M. Medina asked if the timeframe to bring up concerns and objections regarding parcel B has already passed. Woltering agreed and said in 2015 there were public meetings and hearings regarding parcel B, other sites and facilities for concerned citizens to bring up concerns. Woltering also mentioned that the community college worked to complete documentation and the documentation is certified and is a legally standing document. Medina asked if the consultant has provided any response to the claims made from the emails and letters received by the City. Woltering responded the consultant and the city have reviewed project notes and environmental documentation and there was no indication based on the 2015 site surveys and observation record research of either habitat or species red-legged frog or other species on the site at that time.

Barbara Christensen, San Mateo County Community College District introduced college district employees and gave an overview of the retention concerns with faculty staff due to high cost in housing and the college district's living and housing assistance offered to their faculty staff.

Elaine Breeze, Representative of Summerhill, gave a presentation and overview of the project design, outreach process, and community benefits.

Mayor R. Medina opened the Public Hearing.

Michelle Hagar, CSM Drive, San Mateo, Senate President for Skyline College and Coordinator at Career Services Center said she was in favor of the faculty housing opportunities and she has personally and previously benefited from the faculty housing opportunities made available to her and her family.

David McClain, San Mateo Resident elaborated on his personal experience obtaining faculty housing through San Mateo College.
Danielle Powell, Communications Professor at Skyline College elaborated on her personal experience moving to the bay area and the benefits of obtaining faculty housing through her employment.

Lexi Livengood, asked if there were any plans to landscape the median coming out and leading to the homes at Skyline College.

M/S Salazar/O’Connell to approve closing Public Hearing and passed with all ayes.

Mayor R. Medina asked if both projects would be prevailing wages and what is the stance for prevailing wages on those projects. Elaine Breeze, said yes. R. Medina asked if it was part of the conditions and if it would be considered. Breeze said it was not a part of the conditions and it is something they would consider as a condition.

City Manager Jackson spoke about the landscape of the medians that run along College Drive between Skyline and Cheryl Drive and indicated that there is not a requirement in the project to landscape or maintain medians. Jackson noted that there is currently discussion between City staff and Skyline College regarding ownership of responsibility of the medians to be further discussed with the City Council and community in more detail in the future.

Councilmember Salazar asked in reviewing the environmental impact report amendment why the City was taking on responsibility from the district. Long-Range Planning Manager Sullivan said the City was the lead agency and would be responsible for monitoring the mitigation measures and it would all be at the cost of the developer and not cost to the City.

Councilmember Salazar expressed his concerns with the below market rate and how the units would only be available to faculty and not the public and requested further explanation on how the decision was made and if it could be modified. Director Woltering said the idea of having deed restricted units gave the community and college district certainty to making sure the units are affordable at the income levels designated low and moderate. Salazar mentioned the city has elementary school teachers, City staff, a growing homeless population and other segments of the community that need attention and was wondering if there is an opportunity to make it equitable for the college district to proceed with faculty housing and still contribute to other unmet needs in the community. Woltering said there may be opportunities in working with the local school district in the future in terms of their needs and see it as a well positioned project to serve Skyline College.

Councilmember O’Connell requested confirmation that the development would have infrastructure for the San Bruno Cable to the houses and the multi-family houses as well. Elaine Breeze said yes.

Councilmember O’Connell complimented the Planning Commission, City staff and Summerhill staff for the work completed pertaining to this project.

Councilmember M. Medina requested confirmation that a hauling permit would be obtained and if a pavement survey would be completed before and after the work is completed. Woltering confirmed there would be a permit and introduced Engineer of Public Works Will Anderson. Anderson confirmed transportation permits would be required and pavement surveys are included as a condition of approval for both before as well as after construction completion.

Councilmember M. Medina asked with the change in construction schedule, is there capacity of City staff to inspect the work and still complete capital improvement program. Public Works Director Tan said the Public Works Department has two inspectors and is currently seeking candidates to fulfill vacancies in the department and would proceed with seeking outside resources to fill the in the gap. Councilmember M. Medina requested confirmation that the cost is fully recoverable. City Manager Jackson confirmed that staff and contract staff costs are recoverable.
Councilmember M. Medina asked why there were rental units below market rate available, but no homes below market rate. Director Woltering said the college district has the opportunity to propose an affordable housing plan per the ordinance. Long-Range Planning Manager Sullivan said typically there would be no designation of a market rate single-family home as an affordable unit. Sullivan also said the Homeowner’s Association dues are not subsidized and a family within a lower-moderate-income range may have difficulty being able to afford to live in the unit.

Councilmember M. Medina requested confirmation the streetlights would be LED lights. Director Tan said that was the expectation to attempt to conserve energy.

Councilmember M. Medina asked if the stop signs and markings on the street would be required to be maintained by Summerhill. Anderson said a maintenance agreement will be developed between the City and the applicants, specifically outlining what they will be required to maintain. Elaine Breeze, confirmed Summerhill would maintain the new signs.

Director Woltering said the improvements within the private street in the project would be maintained by the Homeowner’s Association and outside the project on the private internal street onto College would not be the Homeowner’s Association’s responsibility and on College Drive that would be determined between the City and the College District.

Councilmember M. Medina asked for more information on the trees being removed and the trees that would be replanted and if there were any plans for native trees to be installed. Woltering introduced Shari Van Dorn, from the development team, Van Dorn removal and addition of trees with a combination of native and adaptable trees.

Councilmember M. Medina congratulated the project team and staff for the project and requested one consistent contact representative for the project.

1. Adopt Resolution Adopting an Environment Impact Report Addendum and Mitigation Monitoring and Reporting Program for the Proposed Skyline College Residential Project at 3300 College Drive.

Councilmember O’Connell introduced the resolution for adoption. It passed unanimously.

2. Adopt Resolution Amending the General Plan to Change the Land Use of a Two-Acre Site at 3300 College Drive to Medium Density Residential for the Proposed Skyline College Residential Project.

City Attorney Zafferano introduced one new condition that the project will be constructed with the benefit of prevailing wages is agreed to by the developer to the satisfaction of the city.

Councilmember O’Connell introduced the resolution for adoption. It passed unanimously.

4. Adopt Resolution Approving a Vesting Tentative Map for the Skyline College Residential Project at 3300 College Drive.

City Attorney Zafferano introduced one new condition that the project will be constructed with the benefit of prevailing wages is agreed to by the developer to the satisfaction of the city.

Councilmember Salazar introduced the resolution for adoption. It passed unanimously.

5. Adopt Resolutions Approving a Planned Development Permit for the Single-Family Portion of the Skyline College Residential Project.

City Attorney Zafferano introduced two new conditions that the project will be constructed with the benefit of prevailing wages is agreed to by the developer to the satisfaction of the city and that a detailed photometric study will be prepared to evaluate areas within the development and around
the exterior frontages to determine the minimum light intensity for the LED streetlights to the satisfaction of the City Engineer.

**Councilmember O'Connell** introduced the resolution for adoption. It passed unanimously.

6. Adopt Resolution Approving a Planned Development Permit for the Multi-Family Portion of the Skyline College Residential Project.

**City Attorney Zafferano** introduced two new conditions that the project will be constructed with the benefit of prevailing wages is agreed to by the developer to the satisfaction of the city and that a detailed photometric study will be prepared to evaluate areas within the development and around the exterior frontages to determine the minimum light intensity for the LED streetlights to the satisfaction of the City Engineer.

**Councilmember O'Connell** introduced the resolution for adoption. It passed unanimously.

7. Adopt Resolution Authorizing Installation of Stop Signs on the Eastbound and Westbound Approaches of College Drive at the Intersection with Marisol Drive.

**Councilmember O'Connell** introduced the resolution for adoption. It passed unanimously.

3. Waive First Reading and Introduce an Ordinance Amending Chapter 12.96 of the San Bruno Municipal Code to Establish a Planned Development District, Update the Zoning Map and Adopt a Development Plan for the Skyline College Residential Project.

M/S Salazar/Councilmember O'Connell to approve item 3 of Public Hearing and passed with all ayes.

**Councilmember Salazar** introduced the ordinance for adoption. It passed unanimously.

**7. REPORT OF COMMISSIONS, BOARDS & COMMITTEES:** None.

**8. PUBLIC COMMENT ON ITEMS NOT ON AGENDA:**

Marco Durazo, 2nd Ave. spoke on the City’s search for a new City Manager.

**9. CONDUCT OF BUSINESS:**

a. Appoint Citizens to Fill Vacancies on San Bruno’s Parks & Recreation Commission, Culture & Arts Commission and Community Preparedness Committee.

Mayor R. Medina explained the application and selection process for appointment and consideration.

Community Preparedness Committee – 1 Vacancy: 
**Councilmember O'Connell** nominated Janet Lutus for the Community Preparedness Committee. **Councilmember Salazar** seconded the nomination and passed with all ayes.

Youth Representative of the Parks and Recreation Commission – 1 Vacancy: 
**Councilmember O'Connell** nominated of Nicolas Li for the youth representative of the Parks and Recreation Commission there was no second.

**Councilmember M. Medina** nominated Kathy Lin for the youth representative of the Parks and Recreation Commission. **Councilmember Salazar** seconded the nomination it passed unanimously.

Culture & Arts Commission – 2 Vacancies:

**Councilmember Salazar** nominated of Judith Puccini for the Culture & Arts Commission. **Councilmember M. Medina** seconded the nomination and passed with all ayes.
Councilmember O'Connell nominated Janet Monaghan for the Culture & Arts Commission. Councilmember Salazar seconded the nomination and passed with all ayes.

Councilmember M. Medina nominated Plymouth Ansbergs for the Culture & Arts Commission. There was no second.

Councilmember O'Connell nominated Chowning Poppler for the Culture & Arts Commission. There was no second.

Parks and Recreation Commission – 2 Vacancies:
Councilmember O'Connell nominated Nicole Chacon Ghilarducci for the Parks and Recreation Commission. There was no second.

Councilmember M. Medina nominated John Seevers for the Parks and Recreation Commission. There was no second.

Councilmember Salazar nominated Jessica Martinucci for the Parks and Recreation Commission. Councilmember M. Medina seconded the nomination and passed with all ayes.

Councilmember M. Medina nominated Michael Zastrow for the Parks and Recreation Commission. Councilmember Salazar seconded the nomination and passed with all ayes.

b. Approve Design and Adopt Resolution Authorizing the City Manager to Execute a Construction Contract with G. Bartolotto & Company, Inc. for the Belle Air Parking Lot Improvement Project in the Amount of $148,889, Approving a Construction Contingency of $23,000 and Appropriating $20,986 from the Measure A Fund.

Public Works Director Tan gave an overview of the staff report and asked for questions.

Councilmember M. Medina congratulated staff on the in-house design and thanked staff the project presented.

Councilmember M. Medina introduced the resolution for adoption. It passed unanimously.

10. COMMENTS FROM COUNCIL MEMBERS:

Councilmember M. Medina spoke on the passing of San Bruno resident Earlene Mrsny Klement and spoke on Ms. Clemente’s life and gave his condolences to her family.

Mayor R. Medina spoke on the recent passing of City of San Bruno staff Ricardo Dimas Amaya and spoke of Mr. Amaya’s time while working with the City of San Bruno.

11. CLOSED SESSION:

12. ADJOURNMENT:

Mayor R. Medina requested a moment of silence for the recent passing of Ms. Mrsny Klement and Mr. Amaya as he closed the meeting at 9:42 p.m. The next Regular City Council Meeting will be held on March 13, 2018 at 7:00 p.m. at the Senior Center, 1555 Crystal Springs Road, San Bruno.

Respectfully submitted for approval at the regular City Council Meeting of March 13, 2018

Vicky S. Hasha, Acting City Clerk

Rico E. Medina, Mayor