

## MINUTES

City Council Regular Meeting  
2212 Beach Boulevard  
Pacifica, CA 94044

March 10, 2008

Mayor Vreeland called the meeting to order at 5:30 p.m., stating that all councilmembers were present except for Councilmember Hinton and announced that the Council would meet in Closed Session. City Attorney Quick announced the business to be discussed:

1. PURSUANT TO GOVERNMENT CODE SECTION 54956.9(c): Conference with legal counsel-initiation of litigation. One potential case.
2. PURSUANT TO GOVERNMENT CODE SECTION 54956.9(a): Conference with legal counsel-existing litigation. Angel v. City of Pacifica, San Mateo County Superior Court Case No. CIV 464231.
3. PURSUANT TO GOVERNMENT CODE SECTION 54957.6: Conference with Labor Negotiator. Agency Negotiator: Ann Ritzma. Employee organization: Teamsters Local 350 Department Directors.

Mayor Vreeland called the meeting to order at 7:10 p.m.

Present: Councilmembers: DeJarnatt, Digre, Lancelle, and Vreeland.  
Excused: Councilmembers: Hinton.

Staff Present: Steve Rhodes, City Manager; Cecilia Quick, City Attorney; Ann Ritzma, Administrative Services Director; Michael Crabtree, Planning Director; Van Ocampo, Deputy Director Public Works/City Engineer; Mari Brumm-Merrill, PB&R Director; Jim Saunders, Police Chief; Kathy O'Connell, City Clerk.

Mayor pro Tem Lancelle led the Salute to the Flag.

Commission Liaison: None.  
Chamber Liaison: None.

### **CLOSED SESSION:**

City Attorney stated that Item #1 was tabled and not discussed and, on Item #2, the Angel matter, Mayor Vreeland abstained.

### **CONSENT CALENDAR:**

Mayor pro Tem Lancelle moved approval of the Consent Calendar, as amended, as follows: Approval of disbursements dated 02/06/08 to 02/28/08 in the amount of \$714,780.20, regular and quick checks numbered 81696 to 81697, 81699 to 81701 and 119593 to 119772, as set forth in Item #1; Approval of Minutes of regular City Council meeting of February 25, 2008, as set forth in Item #2; Adoption of Resolution Consenting to San Mateo County Health Officer Enforcement within the City of Health Officer Orders Promulgated Pursuant to Statutes and Regulations, as set forth in Item #3; Rejection of Bids for Fairmont Recreation Tot Lot Project, as set forth in Item #4; Selection of Consultant to Develop a Palmetto Streetscape Plan and Approval of Contract for

\$28,735.00, as set forth in Item #5; Adoption of a Resolution Extending the West Sharp Park Advisory Committee, as set forth in Item #6; Authorization for Contribution to Pacifica Beach Coalition Earth Day Event, as set forth in Item #7; Approval of Request for Permission from City Council for the Pacifica Police Department to Apply for an Alcohol Beverage Control (ABC) Grant to Reduce Accessibility to Alcohol for Under 21 Year Olds in the Following Ten North San Mateo County Cities: Brisbane, Broadmoor, Burlingame, Colma, Daly City, Half Moon Bay, Millbrae, Pacifica, San Bruno and South San Francisco, as set forth in Item #8; Approval of Donation Agreement, as set forth in Item #9; seconded by Councilmember Digre.

Councilmember Digre had a clarification on her comments on the transit camp. She asked that it reflect that she was there mainly to talk about connectivity, the coalition for extended train service, and to point out the reason for more connectivity between the local cities in San Mateo County for economic reasons.

Councilmember DeJarnatt had a clarification on page 2, fourth paragraph, changing the word "making" to "creating."

Mayor pro Tem Lancelle had a correction on pages 3 and 4, changing "CERTS" to "CERT."

**ROLL CALL VOTE:**

Ayes: Councilmembers: DeJarnatt, Digre, Lancelle, and Vreeland.

Noes: Councilmembers: None.

**Motion carried: 4-0.**

**SPECIAL PRESENTATION:**

Mayor Vreeland read a proclamation in honor of March being American Red Cross Month.

Matt Martell thanked the Council for the proclamation, stating that several volunteers were present to accept the proclamation, as well as share a few things, specifically the number of San Mateo County responses to various disasters and the various events which they sponsor.

Mayor Vreeland commented on the great turnout by Pacifica residents in taking part in the CERT program. He stated that Mayor pro Tem Lancelle had taken the training and was going to be a leader for Pacifica as far as the emergency response and he thanked her for all her hard work. He asked her to say a few words to her fellow graduates.

Mayor pro Tem Lancelle acknowledged the 18 individuals who took the time to participate in the CERT training. She gave a brief speech pointing out the importance of everyone participating in making this a better world for future generations. She also gave a phone number so that interested parties can get more information on how to sign up for the next class scheduled for April.

Mayor Vreeland read the proclamation and requested the volunteers present to come forward to accept their specific proclamation from Mayor pro Tem Lancelle.

Mayor pro Tem Lancelle asked the volunteers to check the map to be sure their address and location were correct.

Mayor Vreeland stated that the last proclamation was honoring Sal Deguarda for the statue he had made for the City. He stated that Kathleen Manning would read the proclamation.

Kathleen Manning stated that it was a thrill to see the eight-foot statue and to meet Sal Deguarda. She then read the proclamation.

Mr. Deguarda thanked the City for the honor. He was proud and pleased to create the statue for the City.

Mayor Vreeland stated that the statue would be in the lobby where everyone would be able to see it, and he thanked Mr. Deguarda for his gift.

#### **COUNCIL COMMUNICATIONS:**

Councilmember Digre mentioned that we had the statue, the railroad car from the Ocean Shore Railroad and the Little Brown Church, as well as the ocean, and thought we were on a roll historically. She asked that they include CERT volunteers from previous training in the dispensing of information. She stated that her husband was an American Red Cross volunteer and had gone to Kentucky and Katrina. She stated that there was also teenage training for baby sitting involving CPR and first aid. She stated that they encouraged public input with the fire consultants. She congratulated Susan Manheimer on getting an award.

Councilmember DeJarnatt mentioned again that the CERT training started again on April 8, adding that he hoped to make that session. He stated that he had spent time talking to the fire consultants and was encouraged by their level of expertise. He then stated that he had been asked many times for his goals and he would do that at this time, attempting to be brief. He was fortunate to be part of a Council comprised of good people who cared about Pacifica. He tried to treat everyone with respect. He felt his #1 goal was the City's fiscal situation, and he would like to see the City fund the library and the resource center, get the General Plan redone, make the repairs at the wastewater plant, address the fire issue, adding that he was in favor of a county wide fire department, make progress on reuse of City property, street repairs, and complete an agreement to keep the golf course open. He then mentioned his support for some specific groups, such as the Fogfest, Historical Society, and the dog park committee. He mentioned that the City was putting a new roof on the Community Center with the Davies money and repairing the Chamber roof as well as putting a solar project on the roof with grant funds.

Mayor pro Tem Lancelle mentioned attending a meeting of the golf course task force with a San Francisco task force meeting coming up. She commented on seeing a lot of graffiti around town recently and encouraged citizens to call the police, explaining the process to be followed. She also encouraged anyone who took earlier CERT trainings to contact City Hall with their contact information. She thanked Engineering for putting together the map. She mentioned the approval of the consultant contract for the landscape and streetscape for Palmetto, stating that the full credit went to the West Sharp Park Advisory committee who did a terrific job. She attended the County Bicycle Pedestrian Advisory Committee meeting, and mentioned various upcoming meetings. She sent greetings to Councilmember Hinton and wished him well.

Mayor Vreeland asked if they had any updated information on how Councilmember Hinton was doing.

City Manager Rhodes stated that they didn't have an update.

Mayor Vreeland encouraged everyone to attend the Fire Services study session to give their input. He agreed that bringing in previous CERT volunteers was a good idea. He stated that he was

going to try to testify at the Regional Water Quality Control Board's hearing on the NPDS permit. He congratulated the West Sharp Park Advisory Committee on all the work they had done. He stated that he had gone to the Transportation Authority meeting, having been recently appointed to the TA Board for the next couple of years, adding that there were a lot of issues about transportation, connectivity, etc. He stated that they wanted to have a traffic summit on March 19 with the Transportation Authority and he encouraged everyone to attend this meeting as well as the Fire Services meeting on March 12. He thanked Councilmember DeJarnatt for his list of goals, adding that putting them on paper was sometimes helpful.

Councilmember Digre stated that the City's flower was fuchsia and a Pacifica resident's relative had fuchsias not affected by any mites. She mentioned that we could plant them in places like the Police Station but we needed volunteers to water them.

### ORAL COMMUNICATIONS

Mayor Vreeland opened Oral Communications.

**Frank Winston, Pacifica**, stated that it was a great night with Sal Deguarda donating the statue which gave us a chance to reflect on history. He proposed that the Council join the Historical Society in making June Pacifica History Month along with San Francisco, explaining all the specifics for picking the month of June, such as the Castle, the Ocean Shore Railroad, etc., in addition to Pacifica Day at a Giants game in June.

**Kathy Meeh, 1276 Alicante Drive**, mentioned the City's debt, as well as all the improvements needed in the City. She then talked about the wastewater treatment plant problems, giving her opinion that it wasn't cutting edge thinking but cronyism at its worst. She asked that the City at least do an EIR before proceeding with the biodiesel plans at the plant.

**Jeff Simons, 231 Beaumont Blvd.**, echoed Mayor pro Tem Lancelle's wishes to Councilmember Hinton. He stated that he supported Maureen Lennon and Mike Angel. He mentioned the serious spill in Mill Valley which was not reported for 20 hours, adding that Pacifica had its own spill and it was not reported for 40 days. He proceeded to mention the various specific problems which had occurred and the fines levied on the City which were reported in the newspaper, questioning the City's lack of concern for the environment and the citizens of Pacifica.

Mayor Vreeland asked the City Manager if he wanted to respond to this comment.

City Manager Rhodes didn't know what to say when people misused the information before them. He stated that, with the case in Mill Valley, there was no notice to any agency until quite some time after the event. However, in our case, he explained that we notified the state prior to the storm that we were expecting problems because we had a processor that was out of service, which didn't come up in the discussion or in the newspaper article. He explained what the staff did to try and prevent the spill, including fulfilling all the notice requirements to let the citizens know. He stated that he was proud of the fact that our staff went far beyond and he was discouraged by people who, for their own political purposes, blackened the City for things he didn't think it deserved. He questioned someone calling the state and telling them the City wasn't planning properly for daycare services and trying to get our daycare funding pulled, which he felt was beyond the means for whatever purpose. He hoped those same people would come forward and support the sewer rate increase because that was part of helping to resolve some of the problems at the plant. He thought the community knew and was proud that they were trying to push the envelope on the kind of treatment plant they put into the community. He stated that

when you're on the cutting edge of technology, you have to work through issues. He felt the staff was doing an excellent job. He stated that this group wasn't commenting about the fact that we were producing almost drinking quality water. He would like them to compare the gallons treated and purified versus the few gallons spilled over the operation of the plant, which was the result of a storm that no one could have done anything about.

Councilmember DeJarnatt stated that a member of this group called the state and reported to the state that the City was out of compliance with no plan to deal with the childcare facilities, which was ridiculous. He thought the only motive he could find was a way to cause trouble for the City. He felt it saddened him that people could do that. He told Mr. Simons that they weren't lying, adding that the article was as bad an article as he had seen in a long time with very little truth in it. He stated that people had to remember that there was more than three inches in about seven hours and a lot of the sewer laterals leak badly. He stated that the sewer laterals were not the City's responsibility and it was going to take creative planning to get that fixed.

Mayor Vreeland reminded the Council that oral communications was a chance for citizens to comment on the Council but not a two-way dialogue; however, both sides needed to talk.

Mayor pro Tem Lancelle stated that she had jotted down some of the same things mentioned by the City Manager. She stated that she had called the City Manager prior to the storm because she was concerned, and he had told her that they had already notified the State Board. She believed Pacifica had done the honorable and responsible thing.

Councilmember DeJarnatt added that Pacifica's sewage was treated.

Mayor Vreeland asked the City Attorney to confirm that three Councilmembers could not comment.

City Attorney Quick stated that this was not an agenda item and more than two members commenting started to get into a discussion by a quorum.

**Tod Schlesinger, Pacifica**, quoted Shakespeare, then stated that the City Manager had not been here long enough to know the history of the wastewater treatment and the I&I problem in Pacifica. He quoted Mayor Vreeland's comments to Channel 2 News, and the fact that he mentioned the oil spill but not the partially treated sewage, and asked him if that was a quote.

**Mr. Schlesinger** asked Councilmember DeJarnatt if he wasn't concerned about what the state had to say about childcare, they shouldn't have brought it up. He stated that it was a known fact that the reason the wastewater treatment plant couldn't handle the water had nothing to do with the sequential batch reactors, but with I&I. He felt that the Mayor had lied by omission, and he felt that, even though the City had notified the state, the people of Pacifica should have come first and been notified.

**Lynn Adams, Pacifica**, stated that there was an election coming up and suggested that Mr. Schlesinger run if he would like to do their job. She stated that they had Earth Day coming up April 19, and Pacifica community members had responded to her request for help in raising money. They had already raised over \$3,000 and their big fundraiser was March 28. She stated that they were encouraging groups, families and teams to adopt an area. The cleanup work would be in the morning with a celebration from 12:00 until 2:00.

**Julia Boyle, Vallemar**, stated that, after reading about Vallejo, she was interested in the City's budget and infrastructure. She stated that it wasn't just Pacifica with budget problems, but a lot of cities because of federal and state cuts. She compared the problems in the cities to the mortgage crisis. She stated that, after talking about redevelopment with Palmetto, we also had to talk about the quarry and work with Mr. Peebles to come together with a plan. She mentioned the fully booked Ritz Carlton and questioned why we weren't experiencing the same situation when we are just 12 miles north. She felt we would probably not get back the money that has been cut and we needed to be proactive in working with private property owners on getting businesses in as well as residential. She also commented that she didn't know all the facts on the spill, but she felt that, if we saw the problem reported in the *Tribune* first, we probably wouldn't overreact.

**Bernie Sifry, Pacifica**, stated that he listened to the beginning of the meeting and was proud of the City and the Council. He felt Councilmember DeJarnatt did a good thing to get his goals stated for the public. He congratulated Mayor Vreeland for his efforts in bringing the City together. He felt that we all wanted to see the City improve, and suggested that the mayor concentrate on diversification to include getting people who disagreed with him involved on committees. He specifically mentioned not packing the Planning Commission with members who had similar views as the Council because the City was not built on one mind, with everyone contributing something and working it out. He mentioned the groups at Reina del Mar during Election Day who repeatedly pressed the button for the crosswalk and hindered people in getting home on time to vote, and stated that he would be there taking pictures in June. He also expressed concern that the tsunami siren was not heard throughout the City.

Mayor Vreeland encouraged him to speak to the Pacifica Police Chief on what was done and what the next steps would be.

Mr. Sifry suggested that they put people in different parts of the City at the time the siren goes off and report back whether they heard it or not.

Mayor Vreeland agreed that it was a great suggestion.

Mayor pro Tem Lancelle thanked Mr. Sifry. She added that she had heard the criticism regarding the people at the Reina del Mar intersection pressing the pedestrian crossing button and asked if it would be possible on Election Day to have an officer checking that out.

Police Chief Saunders stated that he had noticed that, as well as when people were going to the school, and they were watching both of them.

Mayor pro Tem Lancelle asked about the tsunami siren.

Police Chief Saunders stated that it was sound testing, and they were still ironing out the bugs. He stated that they had three sirens so they could cover the tsunami areas in town. He thought it probably would not get to Fairmont or other more distant areas. He acknowledged that Mr. Sifry should be able to hear it at his home.

**William Leo Leon, Edgemar Avenue**, stated that he would like to comment briefly about the concerns raised. He thanked the City for its response on a personal note. He was present to update the City on calls he received personally regarding green building from designers, builders, contractors, etc. He stated that there was a willingness to volunteer and participate. He was urging the council to move forward with this effort as soon as possible. He felt we had the

experts in town to get this done without hiring outside help and could easily deal with the legal issues of compliance with governmental agencies.

**Thomas Clifford, 1122 Sheila Lane**, stated that he had also talked to people in the green building field who had a tremendous interest in moving it forward. He felt people forgot that the revitalization of West Sharp Park wouldn't be happening if the sewer plant hadn't been moved someplace else. He acknowledged that the new plant had problems, but things break and it was being fixed. He had a suggestion for speeding up the job of fixing the laterals, specifically how they can expand how they were doing it. He mentioned the present process and suggested that they institute preparing a video for new owners followed by repair of the laterals if necessary at the time of the sale of the home.

Mayor Vreeland closed Oral Communications.

Mayor pro Tem Lancelle mentioned that a discussion of the General Plan was on the agenda. There was a reference to green building, and she suggested that they make an effort to utilize all the knowledgeable people in Pacifica who were familiar with green building.

Councilmember Digre felt that the mention of cronyism did not apply and was a waste of time. She felt they should find mutual ways of trying to improve Pacifica.

#### **PUBLIC HEARINGS:**

None.

#### **CONSIDERATION**

#### **10. Adopt Resolution Endorsing the Parks for the Future Measure Which has been placed on the San Mateo County June 2008 Ballot.**

PB&R Director Brumm-Merrill presented the staff report. She then introduced Julia Bott, Executive Director of San Mateo County Parks & Recreation Foundation.

**Julia Bott, Exec. Director**, stated that this was the same ballot that was before the voters in 2006, and had not received the required number of votes to pass. She mentioned that there was still interest in the measure and they were making every effort to reach everyone with all the necessary information.

Councilmember Digre asked what the cost would be per day for each individual, so they could compare it to their daily latte.

Ms. Bott stated that it was about \$1.50 to \$2.00 a week, maybe half a latte.

PB&R Director Brumm-Merrill thought it was about a quarter a day.

Mayor pro Tem Lancelle concluded that it was about 30 cents a day.

There were no public comments.

Mayor Vreeland acknowledged that the \$400,000 annually to Pacifica was an estimate, and he asked what the current budget was.

PB&R Director Brumm-Merrill asked if he was asking for their entire budget, including childcare and seniors.

Mayor Vreeland stated that he was asking about only the park provision.

PB&R Director Brumm-Merrill wasn't sure she could narrow it down to just the parks.

Mayor Vreeland stated that he was asking if it would be a 10% or 5% increase in the City's annual operating budget.

PB&R Director Brumm-Merrill stated that their entire budget was over \$3 million.

Mayor Vreeland clarified that the \$400,000 would be a 10% increase over the present budget for the 25 year duration of the program.

Councilmember DeJarnatt moved to endorse Parks for the Fuure measure which has been placed on the June ballot; seconded by Mayor pro Tem Lancelle.

Mayor pro Tem Lancelle commented on the fact that Pacifica's sales tax dollars often went to other communities because we didn't shop in Pacifica, but this was an example where the sales tax revenue would come back to the citizens who spent it. She felt we could use it for our bike park and dog park.

Councilmember Digre stated that she was involved in the initial meetings to be sure our City wouldn't be lost in the shuffle, and was pleased that we protected our local town so that our economy wouldn't go down. She appreciated the efforts to ensure that locals would stay in control.

**ROLL CALL VOTE:**

Ayes: Councilmembers: DeJarnatt, Digre, Lancelle, and Vreeland.

Noes: Councilmembers: None.

**Motion passed: 4-0.**

Mayor Vreeland thanked Ms. Bott for her efforts. He called a brief break then resumed the meeting.

**11. Discussion of Pacifica Redevelopment Feasibility Study.**

Planning Director Crabtree presented the staff report. He then introduced Marie Munson and Evan Sarna of Seifel.

**Maria Munson** stated that they were asked to look at everything west of Highway One, mentioning the individual areas involved. They looked at whether the areas were eligible for redevelopment, but found that the blight findings were where they were challenged. She went over the legislature's current definitions of blight and stated that, under the new conditions, the areas no longer met those definitions. Then she ran through all the areas and specifically explained why they no longer met the requirements. She specifically mentioned that they could no longer use tax increments for creation of a City Hall. Their recommendation was that, given the few areas that were eligible to be included, it wasn't in the City's interest to go ahead with a plan amendment.



Mayor Vreeland thanked her for the information. He then asked staff if they had any further comments.

Mayor Vreeland opened public comments.

**Mary Shepherd, Pacifica**, asked them to expound on the monies for the City Hall.

Ms. Munson explained that an area designated as a redevelopment area generated tax increments, giving the specific details regarding the restrictions on using tax increments to construct or rehabilitate a City Hall.

Mayor Vreeland added that, regardless of the state's position, the Council had never said or asked to do that.

**W. Leo Leon, Pacifica**, stated that he wanted a clarification on the sewer laterals issue that there was no health issue related to the condition of the sewer laterals.

Ms. Munson stated that they hadn't found a large number of complaints.

Mr. Leon explained that it was his understanding, based on water studies in San Pedro Creek, that there was a contribution to the contamination from the sewer laterals, and he wanted to address that one point.

Ms. Munson stated that they hadn't gotten down to that level because it didn't seem to be affecting the economic conditions.

Mr. Leon stated that part of the attraction affected by the creek was the beaches and surfing and the creek was serving as a drainage to the ocean.

Ms. Munson reiterated that they were looking at it within the confines of the redevelopment law, specifically whether there was physical blight or serious building code violations making it unsafe to live or work in them.

Mr. Leon confirmed that they weren't addressing whether their contribution would have an affect on someone else.

Planning Director Crabtree offered a further clarification that Chair Leon was saying that the pipes were making a contribution to the contaminants in the creek, not just the old sewer pipes.

Mayor Vreeland closed public comments.

Mayor pro Tem Lancelle thanked them for the presentation. She felt it satisfied their curiosity and was pleased that the Mayor had clarified that they had never thought about City Hall generating revenue.

**Evan Sarna** further pointed out that they had agreed that it might make more sense to pursue a Plan amendment when the project area had more tax increment coming in and could use those funds for doing it.

Ms. Munson further clarified that they weren't asked to look at tax increments as a source for City Hall funds, but were merely addressing all sections of the law that had changed which also included the tax increment issue.

Councilmember DeJarnatt thanked them for the work, stating that it was clear, concise and answered the question completely.

Councilmember Digre thanked both staff and the consultants for a very informative report, which was also helpful for other issues.

Ms. Munson stated that it was a pleasure working with staff and seeing how they worked as a Council.

Mayor Vreeland asked whether their analysis would have been different if the law hadn't changed last year.

Ms. Munson thought it would have been different.

Mayor Vreeland asked what areas would have been covered if they had addressed these issues before the laws had changed.

Ms. Munson thought it would have included Sharp Park and Palmetto/Old Town, mentioning some of the specifics that they would have looked at.

Mayor Vreeland thought it answered a long standing debate about redevelopment and the possible options. He commented on the various doors being closed by legislature, concluding that it was sad when it could have been a strong option for the City. He again thanked them for answering their questions.

Mayor pro Tem Lancelle commended the Mayor because he had brought this up for the first time.

Mayor Vreeland reiterated that the legislative action had ruled out this opportunity.

Ms. Munson mentioned that there was legislation pending that would allow older plans to be extended with an amendment. She thought they should keep an eye on that.

**12. Consideration of the Issuance of a Request for Proposal (RFP) for Consulting Services to Conduct a General Plan Update and to Develop Related Reports for the Pacifica General Plan.**

City Manager Rhodes presented the staff report.

Mayor Vreeland thanked both the City Manager and the Planning Director for all their work.

Councilmember Digre mentioned that she had talked to the City Manager earlier and thought he had her questions in his notes.

City Manager Rhodes stated that one question she brought up was regarding the \$800,000 and clarified that the \$4.2 million reserve was available for other costs after the expenditure of the \$800,000.

Mayor pro Tem Lancelle asked about some of the optional items, including the green building ordinance.

City Manager Rhodes acknowledged that it had been listed as optional, but they wanted to get “icing” on that. They were also having discussions on how to approach that, and their final decision may be to not have the consultants do it, so it was left as optional.

Mayor pro Tem Lancelle clarified that they had all the items prioritized as either required or optional elements, and some of the tasks were also considered optional. She asked how soon they would know when the optional ones would be taken off the consultant list.

City Manager Rhodes stated that they would first get their costs back on performing the work. Then they would have a two step process, deciding if they wanted them to do each optional item and then look at the cost to have them do them. He stated that if they needed to trim the budget, they would examine whether these were items we wanted to trim.

Planning Director Crabtree offered a clarification on the optional elements and optional tasks. He stated that the optional elements were really not options, and they would be incorporated into the General Plan even though they were not legally required because that was what the community wanted to see. He stated that the optional tasks were items that could be taken out as described by the City Manager.

Mayor pro Tem Lancelle asked if he was saying that optional didn't mean optional.

Planning Director Crabtree stated that it was optional as far as the City was concerned, but not optional as far as the RFP was concerned. The City didn't have to have these elements in its General Plan, but we already had them and the City wanted to continue to have those elements not legally required. He stated that they had added a sustainability element which they could eliminate depending on the outcome of the initial meetings. He thought, in terms of the RFP, that they would want to see them included in the proposal.

Mayor pro Tem Lancelle reiterated that optional elements were included, and their best advice to themselves was to be frugal and not spend too much money on the earlier things to be able to afford as many elements as possible.

City Manager Rhodes clarified that they were asking for the price up front to do everything, so they will know at the beginning whether they can get into a process.

Mayor pro Tem Lancelle stated that there was a lot of interest in the community, and that may be a task they can move on.

Mayor Vreeland mentioned one option was that a group might take on an element and run with it with small consultant services and then have it slide into the overall Plan.

City Manager Rhodes again stated that he hoped they could resolve that question before they brought the consultants on board.

Mayor Vreeland stated that their proposal should include that because the City needed that information to make the decisions.

City Manager Rhodes agreed, adding that they had a lot of discussions on how to accomplish that, which might not involve work by the consultants except to incorporate them into the Plan.

Mayor Vreeland stated that it was giving them, as policymakers, the greatest flexibility without ruling out anything.

Councilmember Digre stated that they hadn't mentioned mega houses and economic development managers. She asked, with all the options, whether they could decide that they want an economic development coordinator, and that would be the time it was determined.

City Manager Rhodes stated that it would not be part of the process, but rather a decision to be made after because having an economic development manager was not part of what they did with the General Plan.

Councilmember Digre asked what the reason was for limiting them to 25 pages.

City Manager Rhodes stated that it was to try and level the playing field among all the RFPs coming in, the ability to meaningfully get to the information the City wanted to see to make their determination. They wanted the 25 pages to tell the City what they were going to do, how they were going to do it, what it was going to cost and their schedule.

Mayor Vreeland opened public comments.

**W. Leo Leon, Edgemar Avenue**, stated that he had met with the City Manager and was doing his research to be up to speed. He thought it would be a year before they got the final state guidelines on the revision. He felt that timeline would give the City time before having to move forward. He thought they should understand where they were with the current General Plan before asking for a total remake of every element. He compared it to getting an assessment on car repairs or taking it in and asking for everything to be done. He reported on Redwood City's process of collecting a General Plan amendment fee which was then placed in a fund for future revisions to the General Plan, adding that it was something for Pacifica to look at.

**Thomas Clifford, 1122 Sheila Lane**, stated that he was in favor of redoing the General Plan, but he wasn't convinced that now was the best time because of the financial aspects. Because the state was in deep financial trouble, he thought they should pause for a bit to see what the state was going to do so the City would know how much money they would have for everything needed to be done in the City, not just the General Plan. He stated that, as a general contractor, he did work in Hillsborough which also had a General Plan maintenance fund attached to their permit process. He thought this was a good way to start getting money dedicated to the General Plan. He stated that he would like to see the City move forward with getting green building ordinances in place now and then have them folded into the General Plan when it came on line.

Mayor Vreeland closed public comments.

Mayor pro Tem Lancelle stated that it didn't cost them any money to send out the RFPs and begin becoming informed about it. She was in support of going forward now, and deciding whether it was too expensive afterwards.

Councilmember Digre thought it would be a good idea to look into what Redwood City and Hillsborough did about the maintenance fees. She thought some concerns about moving forward were what we hoped to get out of it and how fast we hoped to get it. She understood that, if the

state needed money, they could come after the City. She was pleased at mention of the Coastal Plan, and we would need to know what the consultants knew about it. If they didn't know anything, she wondered if they would take the time to learn, and whether the City would be paying for it. She was also concerned about having enough public notification so that people didn't say they hadn't heard about it, and thought one meeting might not be the right way to go because of people's busy schedules. She would like to see several study sessions that were well publicized and filmed.

Councilmember DeJarnatt stated that he didn't have any problem with going ahead with the RFP because it would take several months before it came back. He was interested in keeping costs down as much as possible and they could choose what they wanted at the time the RFP came back. He thought they would have a good sense of what they could do practically and what they might not want to do. He also thought it gave them time to watch what was going on statewide. He was agreeable to going forward because the process gave them plenty of time to consider it carefully.

Planning Director Crabtree stated that several Councilmembers commented that the RFP would take several months, but he stated that that wasn't necessarily the case because it was already written and only needed to be tweaked before sending it out. He acknowledged that there would be a certain amount of time for responses, but he thought they would get responses fairly soon and he didn't anticipate it being several months before they returned. He thought they needed more specific directions if they wanted the process to take longer.

Mayor Vreeland surmised that, after making the decision now, it would take 15 days to get out, 30 days for responses, 30 days for staff to review them, and time to write a staff report. He thought that would be two or three months before they were back before the Council.

Planning Director Crabtree agreed that two or three months were realistic, but he had heard several months mentioned, and he thought there was a distinction there.

Councilmember DeJarnatt was thinking along the lines of three months.

Mayor Vreeland stated that they weren't thinking six months.

Councilmember DeJarnatt moved to direct staff to issue a Request for Proposals (RFP) for consulting services to conduct a General Plan Update and to develop related reports for the Pacifica General Plan; seconded by Mayor pro Tem Lancelle.

Mayor pro Tem Lancelle referred to Councilmember Digre's issue regarding public comment, stating that in the task list, it mentioned holding periodic meetings with the community to provide updates and take input on the process. She read the specifics under citizen involvement, where it clarified that citizen involvement would be the focus of the project.

Mayor Vreeland thanked her for clarifying that.

Councilmember Digre also realized that it would take time. She felt the report was excellent and it showed concern for community input.

Mayor Vreeland added that community involvement, and the consultant's strengths in that area with a proven track record, would be a big factor to him.

**ROLL CALL VOTE:**

Ayes: Councilmembers: DeJarnatt, Digre, Lancelle, and Vreeland.

Noes: Councilmembers: None.

**Motion passed: 4-0.**

Planning Director Crabtree stated that, if he had known it would be this easy, he would have proposed it 15 years ago.

**13. Sewer Rate Process.**

Administrative Services Director Ritzma presented the staff report.

There were no public comments.

Councilmember Digre asked for an explanation on administrative fees and post retirement obligations to the new sewer rates.

Administrative Services Director Ritzma stated that there were two pieces to be included in the budget. One was a cost allocation for administration or internal services such as Human Resources, etc. The second was a requirement to start collecting fees to cover post retirement liability such as the administration fee paid for retirees who stayed in the health system.

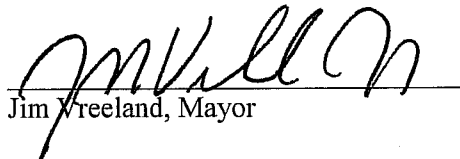
Mayor Vreeland adjourned the meeting at 9:55 p.m.

Transcribed by Barbara Medina, Public Meeting Stenographer.

Respectfully submitted,

Kathy O'Connell, City Clerk

APPROVED: 3-0; 3/24/08      *Councilmember Hinton absent and Mayor Pro Tem Lancelle absent*

  
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Jim Vreeland, Mayor