

**MINUTES
SPECIAL CITY COUNCIL MEETING
MONDAY, JUNE 22, 2009**

CALL TO ORDER Mayor Shoals called the meeting to order at 6:30 p.m. in the City Hall Council Chambers, 154 South Eighth Street, Grover Beach, California.

MOMENT OF SILENCE A moment of silence was held in remembrance of former Parks, Recreation & Beautification Commissioner Sue Hartman's son, Richard Cohen, who recently passed away.

FLAG SALUTE The flag salute was led by Fire Chief Hubert.

ROLL CALL

City Council: Council Members Bright, Mires, Mayor Pro Tem Nicolls, and Mayor Shoals were present. Council Member Peterson was absent.

City Staff: City Manager Perrault, City Attorney Koczanowicz, City Clerk McMahon, Administrative Services Director Chapman, Fire Chief Hubert, Fire Battalion Chief Heath, Lieutenant Peters, and Economic Development Specialist Buckingham were also present.

Also present were representatives from the Wallace Group: Cheryl Lenhardt, Adam Porter, and Ann Sever.

AGENDA REVIEW

Upon consensus (Council Member Peterson absent), the Council adopted the agenda as presented.

CEREMONIAL CALENDAR

None at this time.

PUBLIC COMMUNICATIONS The Mayor opened the floor to any member of the public for comment on items of interest which were within the jurisdiction of the City Council, but were not listed on the agenda. No public comments were received at this time.

PUBLIC HEARINGS

None at this time.

CONSENT AGENDA

Prior to consideration of the Consent Agenda, Item No. 5 was pulled pursuant to the request of Mayor Pro Tem Nicolls.

It was m/s by Council Members Bright/Mayor Pro Tem Nicolls to approve Consent Agenda Item Nos. 1, 2, 3, 4, and 6, as recommended. The motion carried on the following roll call vote:

AYES: Council Members Bright, Mires, Mayor Pro Tem Nicolls, and Mayor Shoals.
NOES: Council Members - None.
ABSENT: Council Member Peterson.
ABSTAIN: Council Members - None.

1. Treasurer's Report for the Period June 3 - 16, 2009.

Action: Approved as submitted.

2. Minutes of the Regular City Council Meeting of Monday, February 2, 2009.

Action: Approved the minutes as submitted.

3. **Animal Control Services Agreement Renewal** - Consideration of continuing the existing agreement for animal control and field services with the County of San Luis Obispo on a quarterly basis, as amended.
Action: 1) Adopted Resolution No. 09-38 approving the first amendment to the contract for animal services with the County of San Luis Obispo, and 2) authorized the Mayor to execute it on behalf of the City.

Resolution No. 09-38: A Resolution of the City Council of the City of Grover Beach, California, Approving the First Amendment to the Contract for Animal Services by the County of San Luis Obispo.
4. **Fire Services Personnel Cooperative Agreement** - Consideration of entering into an agreement for the cooperative sharing of fire personnel resources.
Action: Approved the Fire Personnel Cooperative Agreement between the City of Grover Beach, City of Arroyo Grande, and the Oceano Community Services District to temporarily fill vacancies to maintain minimum staffing levels.
6. **Approval of a Lease Agreement with MetroPCS for Communications Antennae to be Located on the Tower at the Hillcrest Water Tank Facility** - Consideration of entering into an agreement to authorize the location of a private communications antenna and additional servicing facilities on or around an existing communications tower constructed by the City of Pismo Beach and approved by the City of Grover Beach.
Action: Approved the lease agreement with MetroPCS, and authorized the Mayor to execute it on behalf of the City.

REGULAR BUSINESS

7. **Consideration of Longbranch Avenue Demonstration Project Concepts and Alternatives.**

Mayor Shoals read the title to the foregoing item and deferred to staff for a report. City Manager Perrault provided an overview of the City's long-term street rehabilitation strategy to narrow certain streets, and the Council's expressed interest to construct a demonstration project to reduce pavement maintenance costs, promote alternative forms of transportation, improve safety for pedestrians, bicyclists, and disabled users, and enhance neighborhood aesthetics. In 2008, the City received a grant from the San Luis Obispo Council of Governments (SLOCOG) to develop a conceptual design for a demonstration project. Longbranch Avenue was selected for the project site due to its excessive street width, degraded condition, and greater potential to be used by students, cyclists, pedestrians, and vehicles. After soliciting for bids, the City retained the services of the Wallace Group. City Manager Perrault briefly described the proposed improvements and then introduced members of the Wallace Group: Cheryl Lenhardt, Adam Porter, and Ann Sever.

Ms. Lenhardt outlined the steps taken to prepare preliminary design concepts, which included meetings with City staff, SLOCOG staff, and school personnel. She then described proposed street improvements to narrow the street width and install bike lanes, a continuous pedestrian walking path, curb extensions, and pedestrian refuges. Additional improvements could include median barriers or fences, chicanes or lateral shifts in the street to reduce traffic speeds, unit pavers to delineate separation space for pedestrians or bicyclists, and landscaped areas to capture the overflow of storm water and serve as biofilters. She noted that, due to an existing sewer line located under the center of the street, landscaped center medians were not being recommended. Ms. Lenhardt described various options to reduce maintenance costs, including relinquishing excess rights-of-way to adjoining property owners. She then responded to questions from the Council.

Brief discussion was held regarding the proposed design concepts.

Mayor Shoals invited comments from those in the audience who wished to be heard on this matter. There was no response and he closed the public comment period for this item.

Further discussion was held regarding refining the proposed project design.

Action: Upon consensus (Council Member Peterson absent), the following design concepts would either remain, or be integrated into, the project design:

- 10-foot travel way width, 8-foot parking area width, and bike lanes of 4 ½ feet;
- use of pavers instead of landscaping for curb extensions located at intersections;
- pedestrian refuges with low-maintenance plantings no more than 30" high;
- striped crosswalks;
- subtle shifts in street narrowing as a traffic calming measure;
- installation of unit pavers, as proposed;
- installation of bio-filters, as proposed;
- reduction approach - only on the north side of the street; and
- enhancement to existing curb vegetation from 13th Street to 14th Street.

Additional Council direction was provided to:

- investigate costs for irrigated versus non-irrigated planting areas;
- investigate whether there was an opportunity to grind and level the intersection at South 8th Street and Longbranch Avenue;
- monitor whether installation of a median fence might be needed in the future at the school drop-off area; and
- conduct a neighborhood meeting at Grover Beach Elementary School, preferably during the month of July 2009, to solicit public input.

PULLED CONSENT AGENDA ITEMS

5. Extension and Modification of a Lease Agreement with Crown Castle for a Communication Tower and Antenna on Hillcrest Avenue.

Mayor Shoals read the title to the foregoing item and deferred to staff for a report. City Attorney Koczanowicz provided an overview of the existing lease agreement with Crown Castle and the company's request to amend the lease to add four more five-year option periods, extending the lease until the year 2049.

Brief discussion was held regarding rent payments, maintenance, subleases and differing payment obligations of other vendors, potential fiscal consequences if the lease extension was not approved, and whether to accept or negotiate the amount offered for the one-time lump sum payment for entering into the lease extension.

City Attorney Koczanowicz stated that he would need to research and return to Council with information regarding: 1) whether the original lease agreement included an obligation by the tenant to landscape the area immediately surrounding the communication tower, and 2) the differing payment arrangements for the vendor subleases.

Mayor Shoals invited public comments on this matter. There was no response and he closed the public comment period for this item.

Further discussion was held regarding scheduling a Closed Session to further discuss the proposed terms of the lease agreement.

Action: Upon consensus (Council Member Peterson absent), the Council: 1) continued this matter to a date uncertain; and 2) directed staff to schedule discussion of lease negotiations with Crown Castle under Closed Session.

Recess: Upon consensus of the City Council, the meeting recessed at 7:56 p.m. to the Special Joint City Council/Improvement Agency meeting, which was also scheduled for this same evening.

Reconvene: At 8:16 p.m., the meeting reconvened with all Council Members present (except for Council Member Peterson, who was absent).

COUNCIL COMMITTEE REPORTS

Council Member Mires stated that he had nothing to report.

Council Member Bright stated that she had nothing to report.

Mayor Pro Tem Nicolls stated that he would attend a meeting on Thursday, June 23, 2009 before the County Board of Supervisors regarding the 10-year Plan to End Chronic Homelessness Program. He then reported on the meeting of the South San Luis Obispo County Sanitation District.

Mayor Shoals reported on the meeting of the San Luis Obispo Council of Governments and the Fire and Emergency Services Oversight Committee meeting.

CITY COUNCIL MEMBER ITEMS

None at this time.

COUNCIL COMMUNICATIONS

- A. Mayor Shoals announced that he and City staff members would be traveling to Sacramento on July 8, 2009 for a Joint Powers Authority meeting with representatives from the California Department of Parks and Recreation to discuss conceptual plans for the Beach Front Lodge and Conference Center Project.

CITY MANAGER'S REPORTS AND COMMENTS

8. Selection of a Date for a Joint City Council / Planning Commission Meeting.

City Manager Perrault reviewed potential meeting dates for conducting a joint City Council/ Planning Commission workshop, as previously requested by the City Council.

Upon request, City Manager Perrault stated that the format of Planning Commission staff reports would be amended to include a review of: 1) how the project fit with the City's adopted Vision Statement, and 2) how the project addressed the adopted Economic Development Strategy. He then announced that City staff would be participating in the Tri-Chamber business fair at the South County Regional Center on Wednesday, June 24, 2009.

Action: Upon consensus (Council Member Peterson absent), the Council directed staff to schedule the Joint City Council/Planning Commission Workshop for Saturday, August 1, 2009, from 9:00 a.m. to 12:00 Noon.

CITY ATTORNEY'S REPORTS AND COMMENTS

None at this time.

CLOSED SESSION

At 8:33 p.m., the Council met in Closed Session regarding the following item:

1. Conference with Labor Negotiators

Pursuant to Government Code Section 54957.6.

Agency Negotiator: City Manager, City Attorney, James K. Katen, Administrative Services Director, Assistant Administrative Services Director, Human Resources Coordinator, Police Lieutenant, Police Chief, and Fire Chief.

Employee Group: All groups.

Closed Session Announcements: At 9:05 p.m., Mayor Shoals convened the meeting in open session with all Council Members present (except for Council Member Peterson who was absent from the meeting), and announced there were no reportable actions taken during Closed Session.

ADJOURNMENT

There being no further business to come before the City Council, Mayor Shoals adjourned the meeting at 9:05 p.m.

/s/JOHN P. SHOALS, MAYOR

Attest:

/s/DONNA L. McMAHON, CITY CLERK
(Approved at CC Mtg 11/02/09)