City of Petaluma, California
MEETING OF THE PETALUMA CITY COUNCIL/PETALUMA COMMUNITY DEVELOPMENT SUCCESSOR AGENCY

Draft City Council/PCDSA
Monday, May 6, 2019
Regular Meeting

MONDAY, MAY 6, 2019
CLOSED SESSION – 6:00 P.M.

CALL TO ORDER - CLOSED SESSION – 6:00 P.M.

A. ROLL CALL

Present: Teresa Barrett; D’Lynda Fischer; Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller
Absent: None

CLOSED SESSION


PUBLIC COMMENT ON CLOSED SESSION ITEMS

Mayor Barrett opened Public Comment on CLOSED SESSION items.

Seeing no persons wishing to speak, Mayor Barrett closed Public Comment on CLOSED SESSION items.

ADJOURN TO CLOSED SESSION

MONDAY, MAY 6, 2019
EVENING SESSION – 6:45 P.M.

CALL TO ORDER - EVENING SESSION - 6:45 P.M.

A. ROLL CALL

Present: Teresa Barrett; D’Lynda Fischer; Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller
Absent: None
B. PLEDGE OF ALLEGIANCE

C. MOMENT OF SILENCE

AGENDA CHANGES AND DELETIONS (TO CURRENT AGENDA ONLY)

None.

PROCLAMATIONS

- Petaluma Health Care District Month
  Mayor Barrett
  Ramona Faith, CEO, Petaluma Health Care District

- Building Safety Month
  Kevin Scheumann, Building Inspector

- Memorial Day Recognition and Presentation by City of Petaluma Police Department (Savano)
  Police Chief Ken Savano

PRESENTATION

Draft FY 19-20 Budget. (Garberolio)

REPORT OUT OF CLOSED SESSION (ACTIONS TAKEN)

None.

GENERAL PUBLIC COMMENT

Mayor Barrett opened GENERAL PUBLIC COMMENT.

Richard Brawn, Petaluma, spoke of the financial state of the City, and asked, “How big is the stack of unpaid bills?”

Colleen Mahoney, Petaluma, “Save Water Street” owns property downtown, and asked Council to relocate A Fine Balance.

Kathy Myers, Petaluma, spoke in opposition to A Fine Balance. She stated it’s important to keep Water Street an open mixed-use space.

Amber Szoboszlai on behalf of Naomi Crawford, Lunchette, Petaluma, who has appeared before Council before regarding banning polystyrene and single use plastics in an effort to move towards a Zero Waste Petaluma and a cleaner community. She would like Petaluma to move forward on this.
Katherine Bobrowski, Littlewoods Mobile Home Villas, Petaluma, spoke of problems at the mobile home park where she lives.

Kerry Fugett, Daily Acts, Petaluma, thanked Council for the goal-setting session and announced the Sonoma Climate Challenge at sonomaclimatechallenge.org.

Seeing no other persons wishing to speak, Mayor Barrett closed GENERAL PUBLIC COMMENT.

Council Member Kearney

Mayor Barrett

1. APPROVAL OF MINUTES

A. Approval of Minutes of Regular City Council/PCDSA Meeting of Monday, February 25, 2019.

B. Approval of Minutes of Special City Council/PCDSA Meeting of Monday, March 11, 2019.

C. Approval of Minutes of Regular City Council/PCDSA Meeting of Monday, March 18, 2019.

Council Member Fischer noted that she had spoken with the Deputy City Clerk about a correction to Item 4.A. of the February 25, 2019 minutes to note that Council Members Kearney and Miller had recused themselves for the item.

A. Minutes of Regular City Council/PCDSA Meeting of Monday, February 25, 2019, were approved as corrected. B. Minutes of Special City Council/PCDSA Meeting of Monday, March 11, 2019; and C. Minutes of Regular City Council/PCDSA Meeting of Monday, March 18, 2019, were approved as submitted.

2. APPROVAL OF PROPOSED AGENDAS

A. Approval of Agenda for Special City Council/PCDSA Budget Workshop of Monday, May 13, 2019.

Motion: Approve A. Agenda for Special City Council/PCDSA Budget Workshop of Monday, May 13, 2019, as presented.

Motion by Mike Healy, seconded by Kathy Miller.

Vote: Motion carried 7-0

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller

No: None

Abstain: None

Absent: None
B. **Approval of Agenda** for Special City Council/PCDSA Budget Workshop of Monday, May 13, 2019.

Motion: Approve B. Agenda for Regular City Council/PCDSA Meeting of Monday, May 20, 2019, as presented.

Motion by **Mike Healy**, seconded by **Kathy Miller**.

**Vote:** Motion **carried 7-0**

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller

No: None

Abstain: None

Absent: None

3. **CONSENT CALENDAR**

A. **Resolution Accepting Claims and Bills** for March 2019. (Garberolio)

B. **Resolution Approving the Purchase** of One Replacement Type VI Utility Service Truck from Victory Chevrolet and **Authorizing the City Manager** to **Execute** all Documents Necessary to Complete the Purchase. (Thompson)

C. **Resolution Authorizing the Purchase** of Seventy-Five (75) Glock 9MM Pistols to Replace the Existing Glock .40 Caliber Pistols Issued in 2008 in an Amount Not to Exceed $29,327, Plus an Estimated $10,880 for New Holsters and Authorizing the City Manager to Execute All Documents Necessary to Complete the Purchase. (Savano)

**Council Member King** announced that he would recuse himself from **Item 3.B** as the party being contracted with is a law firm client of his.

Motion: Approve A. **Resolution 2019-051 N.C.S. Accepting Claims** and Bills for March 2019; and, C. **Resolution 2019-052 N.C.S. Authorizing the Purchase** of Seventy-Five (75) Glock 9MM Pistols to Replace the Existing Glock .40 Caliber Pistols Issued in 2008 in an Amount Not to Exceed $29,327, Plus an Estimated $10,880 for New Holsters and Authorizing the City Manager to Execute All Documents Necessary to Complete the Purchase.

Motion by **Mike Healy**, seconded by **Kathy Miller**.

**Vote:** Motion **carried 7-0**

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller

No: None

Abstain: None

Absent: None
Motion: Approve B. Resolution 2019-053 N.C.S. Approving the Purchase of One Replacement Type VI Utility Service Truck from Victory Chevrolet and Authorizing the City Manager to Execute all Documents Necessary to Complete the Purchase.

Motion by Gabe Kearney, seconded by Kathy Miller.

Vote: Motion carried 6-0

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Kevin McDonnell; Kathy Miller
No: None
Abstain: Dave King
Absent: None

4. NEW BUSINESS

A. Resolution Declaring a Vehicle Surplus to the City’s Needs and Directing the City Manager to Dispose of the Vehicle in Accordance with Provisions of the Petaluma Municipal Code. (Thompson)

Assistant Fire Chief Jeff Schach

Mayor Barrett opened Public Comment on Item 4.A.

Seeing no persons wishing to speak, Mayor Barrett closed Public Comment on Item 4.A.


Motion by Kathy Miller, seconded by Gabe Kearney.

Vote: Motion carried 7-0

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller
No: None
Abstain: None
Absent: None

B. Adoption of an Imposing a Moratorium on Approval of Applications for New Gas Station Uses in the City of Petaluma That Are Not Already Complete as of the Effective Date of the Ordinance Pursuant to California Government Code Section 65858 and Other Applicable Laws. (Hines)

Planning Manager Heather Hines, M-Group

Mayor Barrett

Council Member Fischer
Mayor Barrett opened Public Comment on Item 4.B.

Richard Sachen, Petaluma, encouraged Council to adopt this ordinance.

Matt Francois, Rutan and Tucker on behalf of Safeway, requested Council to place specific language in the ordinance stating that the ordinance does not apply to the Safeway project.

Seeing no other persons wishing to speak, Mayor Barrett closed Public Comment on Item 4.B.

Mayor Barrett

Council Member Fischer

Council Member Healy

Council Member Kearney

Vice Mayor McDonnell
Council Member Miller

Council Member King

Mayor Barrett

Motion: Approve B. Adoption of Urgency Ordinance 2681 N.C.S. Imposing a Moratorium on Approval of Applications for New Gas Station Uses in the City of Petaluma That Are Not Already Complete as of the Effective Date of the Ordinance Pursuant to California Government Code Section 65858 and Other Applicable Laws, as amended to add the language requested by Safeway.

Motion by D’Lynda Fischer.

Motion failed for lack of a second.

Motion: Approve B. Adoption of Urgency Ordinance 2681 N.C.S. Imposing a Moratorium on Approval of Applications for New Gas Station Uses in the City of Petaluma That Are Not Already Complete as of the Effective Date of the Ordinance Pursuant to California Government Code Section 65858 and Other Applicable Laws, as presented.

Motion by Gabe Kearney, seconded by Kathy Miller.

Vote: Motion carried 7-0

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller

No: None

Abstain: None

Absent: None

C. Petaluma Climate Goals and Proposed Resolution Declaring a Climate Emergency. (Flynn)

City Manager Flynn

Vice Mayor McDonnell

Council Member Miller

Vice Mayor McDonnell

Council Member Miller

Vice Mayor McDonnell

Council Member Fischer

Mayor Barrett opened Public Comment on Item 4.C.
Natasha Juliana, Petaluma Climate Action Campaign, Petaluma, offered to work with staff on this initiative.

Tonya Parnak, Petaluma Climate Action Campaign, Petaluma, reviewed what other cities and counties are doing regarding climate action.

Pete Gang, Petaluma, said that passing this resolution would be a critical step toward ensuring a viable future for the City.

Dave Alden, Petaluma Climate Action Campaign, Petaluma, spoke regarding the need for integrated comprehensive solutions to climate change.

Robert Raven, Sunrise Movement, Petaluma, encouraged Council to adopt the ordinance and support climate action.

Sheila Baker, Petaluma, said one of the best ways to fight climate change is to get out of your automobile and use public transit, bike, or walk. She noted that May 9th is Bike to Work Day.

Seeing no other persons wishing to speak, Mayor Barrett closed Public Comment on Item 4.C.

Mayor Barrett

Council Member Fischer

Council Member Healy

Council Member King

Vice Mayor McDonnell

Council Member Kearney

Mayor Barrett

Council Member Fischer

Motion: Approve C. Resolution 2019-055 N.C.S. Declaring a Climate Emergency. (Flynn)

Motion by D’Lynda Fischer, seconded by Gabe Kearney.

Vote: Motion carried 7-0

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller

No: None

Abstain: None

Absent: None
D. **Consideration and Possible Adoption of Resolution Urging Enactment of H.R. 763, the Energy Innovation and Carbon Dividend Act of 2019.** (Flynn/Danly) - Removed with Agenda Revision No. 1 – Wednesday, May 1, 2019 – This item has been removed at the request of community member proponents for possible inclusion in a later City Council Agenda.

E. **Nomination to the Coastal Commission by the Mayors’ & Councilmembers’ Association City Selection Committee.** (Cooper)

   Mayor Barrett

   Motion: Approve E. Nomination of Deborah Fudge (Windsor) to the Coastal Commission by the Mayors’ & Councilmembers’ Association City Selection Committee.

   Motion by Gabe Kearney, seconded by Kevin McDonnell.

   **Vote:** Motion carried 7-0

   Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller

   No: None

   Abstain: None

   Absent: None

5. **PUBLIC HEARINGS**

A. **Public Hearing on the 2019-2020 Proposed Action Plan and Adoption of a Resolution Approving the Community Development Block Grant Action Plan and Authoring the City Manager to Sign All Documents Required by the Department of Housing and Urban Development.** (Castellucci)

   Housing Administrator Sue Castellucci

   Mayor Barrett opened the **PUBLIC HEARING** on Item 5.A.

   Seeing no persons wishing to speak, Mayor Barrett closed the **PUBLIC HEARING** on Item 5.A.

   Council Member Kearney

   Ms. Castellucci

   Council Member Kearney

   Council Member Fischer

   Ms. Castellucci
Motion: Approve A. Resolution 2019-056 N.C.S. Approving the Community Development Block Grant Action Plan and Authorizing the City Manager to Sign All Documents Required by the Department of Housing and Urban Development.

Motion by Dave King, seconded by Gabe Kearney.

Vote: Motion carried 7-0

Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller
No: None
Abstain: None
Absent: None

B. Resolutions to Adopt a Mitigated Negative Declaration and Approve a Residential Density Bonus Housing Agreement and Development Concession for the DeCristo Multi-Family Residential Project at 109 Ellis Street. (Hines)

Planning Manager Heather Hines, M-Group
Mayor Barrett
Council Member Kearney
Aaron Hollister, Senior Planner, M-Group
Council Member Healy
Mr. Hollister
Assistant City Attorney Lisa Tennenbaum
Mr. Hollister
Mayor Barrett opened the PUBLIC HEARING on Item 5.B.
Jerry Kler, Applicant and Architect
Mayor Barrett
Mr. Kler
Council Member Healy
Kenneth Henry, Martin Farms Homeowners’ Association, Petaluma, spoke regarding the mitigated negative declaration, and would like the private drive through Martin Farms to be off limits to non-residents.
Laraine Woitke, Petaluma, is concerned with the trespassing that occurs in Martin Farms. The road through there is narrow, with hair-pin turns. She thinks it would be a big mistake to open the creek area in the back for security reasons. It is populated by wildlife, and access to it would lead to pollution of the creek.
Ron Rogers, Petaluma, believes the project is too big for the narrow strip of land. He had learned that the rents are to be $3,500 - $4,000 per month for the units, moving the neighborhood towards gentrification. He suggested a parking and traffic study is needed.

Roxanna Marinak, Petaluma, said that development is happening too fast, and is too expensive. Affordable rentals are needed. This project will have a negative impact on the small neighborhood.

Anne Windsor, Petaluma, homeowner on Ellis Street, says the building is too large, parking and traffic is already bad and will get worse. She suggested a shadow study.

Duane Bellinger, Petaluma, expressed concern about the elevation of the project, and suggested that future plans should include that information.

Katherine Bobrowski, Petaluma, asked what the rent would be for the one “affordable unit.”

Seeing no other persons wishing to speak, Mayor Barrett closed the PUBLIC HEARING on Item 5.B.

Motion by D'Lynda Fischer, seconded by Kevin McDonnell.

Vote: Motion carried 7-0
Yes: Teresa Barrett; D’Lynda Fischer, Mike Healy; Gabe Kearney; Dave King; Kevin McDonnell; Kathy Miller
No: None
Abstain: None
Absent: None

COUNCIL COMMENT

Council Member King
Council Member Miller
Council Member Fischer
Council Member Healy
Council Member Kearney
Vice Mayor McDonnell
Mayor Barrett
Council Member Healy

CITY MANAGER COMMENT

City Manager Flynn

ADJOURN

The meeting was adjourned at 10:15 p.m.

__________________________________________
Teresa Barrett, Mayor

ATTEST:

__________________________________________
Samantha Pascoe, CMC, Deputy City Clerk