



## MINUTES

### PLANNING AND SUSTAINABILITY SUBCOMMITTEE MEETING

**Meeting Date:** Tuesday, June 16, 2020  
**Meeting Time:** 4:00 p.m.  
**Meeting Location:** Teleconference

#### Subcommittee Members:

Chair Gus Wolter, Mayor  
Vice Chair Mary Ann Brigham, Councilmember

Assistant City Manager/CDD Kevin Thompson  
City Manager David Kelley

**1. Call to Order:** Chair Wolter called the meeting to order at 4:01 p.m. Present: Vice Chair Brigham, Assistant City Manager/CDD Thompson, and Chair Wolter.

**2. Communications:**

- a. Correspondence from Rob Koslowsky on “All-Electric Reach Codes”
- b. Communication from Joyce Mann was discussed under Item 5(b).

**3. Public Comment:** None

**4. Minutes Approved:** April 21, 2020

**5. Current Items for Discussion**

- a) Temporary Sign Permits Assistant City Manager/CDD Thompson reviewed the code for temporary signage, noting that there are potential 1<sup>st</sup> Amendment conflicts if the city attempts to restrict political signs. Staff was not recommending changes but brought it forward in the event the subcommittee wished to amend the current code. The subcommittee had no objections to the current language and no changes were recommended.

Public comment – Bob Cox, Cloverdale, commented that local candidates do a good job of removing signs immediately after elections, but the county candidates take much longer and has had to be notified to come pick them up after the election.

Recommendation: No changes.

- b) Cloverdale Sculpture Trail Installation Joyce Mann sent a letter from the Sculpture Trail requesting a time to place sculptures in downtown locations, which requires the City forklift and a date certain. Participants will comply with current health code requirements. Discussion ensued and there was consensus to move forward, as it is good for the community.

Public comment None.

Recommendation: Ms. Mann was asked to send an email to Public Works asking to coordinate the dates.

- c) Update on Weed Abatement at Tire Storage at the Corner of Sandholm Lane near Payless Storage  
Mr. Thompson reported that the annual weed abatement process is underway, and the Fire Chief Jenkins will follow up with properties notified to abate weeds. Good compliance is generally obtained. This is the typical procedure. Chair Wolter expressed concern about weeds near the tire stockpile at the south end, which could be a big problem.

Public comment: Bob Cox warned that we don't want the tires to end up on the riverbank. Staff should ensure that they are tagged and properly disposed of.

Recommendation: Mr. Thompson will take up the tire matter with the Fire Chief.

- d) Review climate change and sustainability projects/technologies: Assistant City Manager/CDD Thompson updated the subcommittee, adding that staff is using the resolution adopted by Council as a guideline to create a sustainable subcommittee.
- i. The website is being used to promote climate protection related activities such as the polystyrene ban and resiliency strategies.
  - ii. The City is involved in an energy audit with PG&E for energy upgrades to city facilities. The results are not back from the County audit done earlier this year.
  - iii. Staff is considering continuance of internet work-from-home which would reduce GhG emissions and be safer for staff.
  - iv. Free Fare program ridership has increased.
  - v. The local hazard mitigation plan is underway, and staff met with the consultant. The COVID 19 emergency has caused delay, but work is being done electronically. Areas will be identified with vulnerable populations (such as assisted living), be mapped and incorporated into the plan.
  - vi. Regarding land use, SB2 grant funding was received and staff is looking at ways to provide housing and transportation in downtown and TOT zoned areas.
  - vii. It looks like the state will move into Phase 1 Drought Declaration. In this case, water flow from the Russian River will be reduced and the City will need to conserve water. The City will continue to replace water intensive landscapes with drought resistant alternatives. Water users will also be asked to reduce use. Free programs may be used, and the County may be able to assist.
  - viii. The All Reach electric code proposal is on hold until the COVID 19 issue is over.
  - ix. The Zero-Waste resolution will be implemented to find ways to reduce solid waste.
  - x. City Manager Kelley applied to the state for a grant to reopen a local recycling program. The grant is needed to purchase equipment.

Vice Chair Brigham expressed concern at the number of sofas and mattresses being disposed of along the frontage roads, and asked to find a solution. Chair Wolter suggested opening the transfer station once a month for that purpose at no charge.

Discussion ensued that the biggest roadblock to reducing Ghg is transportation and the City is not in a position to change fleet vehicles. New sidewalks are being incorporated from Safe Routes to School. Vice Chair Brigham expressed urgent concern about getting a generator for the Citrus Fair for emergency situations and was upset that she saw people sleeping on the sidewalks during the last power shutoff. City Manager Kelley will work with Jim DeMartini to discuss the issue and agreed that better preparation for emergencies is needed. The City has \$5,000 in annual funding established for emergency food and water supplies, but a standing agreement needs to be in place so the city can provide immediate funding. The Citrus Fair reportedly applied for a CALOES grant to obtain a back-up generator. The City needs to pursue a similar grant that includes the Senior Center, to connect City Hall to the back-up generator for the Police Department, and consider adding one at the Library for cooling and heating during power outages.

Vice Chair Brigham commented that the unavailability of funds in the first 72 hours of the emergency was a problem. The City needs to step it up and make the funds easier to access. The City needs to provide for the community and generators are needed at the Citrus Fair, even if the funds need to be taken out of reserves. A fundraiser could be done to raise funds. The emergency center is a priority and Cloverdale takes on the greater responsibility for the north county. City Manager Kelley stated he will check on the grant status with the Citrus Fair but stressed the need for a formal agreement. The County also needs to recognize the need for this type of facility for the north county area and should be helping finance it. Cost estimates should be determined, and a sharing agreement proposed. Some possible reimbursements could come from FEMA. City Manager Kelley said he will look into the matter, adding that the expense is high, and the city is facing the need to overhaul of the water treatment plant. The City has been focusing on improving the senior center as an emergency center because it has a commercial kitchen. Chair Wolter will reach out to Supervisor Gore. City Manager Kelley will investigate in relation to the other city priorities. Vice Chair Brigham will reach out to state legislature members Wood and McGuire.

Public comments Bob Cox, Cloverdale, former City Chair, was pleased to see the work started on the Safe Routes to School project.

Recommendation: Chair Wolter will reach out to Supervisor Gore about joint funding the Citrus Fair as an emergency service location. City Manager Kelley will investigate financial impacts of purchasing a generator relative to other city priorities. Vice Chair Brigham will reach out to state legislature members Wood and McGuire.

- e) Update on Six Acres Water Company/South Cloverdale Water Company Assistant City Manager/CDD Thompson reported that the pre-annexation agreement is at a standstill. The City finds that the bridge is inadequate to maintain water pipelines, and residents are opposed to some of the non-conforming and zoning regulations in City code. Staff has spent much time and money on the project and if the agreement is not reached, the state may force consolidation. LAFCO could further complicate matters, and it could be difficult to bring the area up to city standards. Chair Wolter expressed frustration that the County expects the City to fix the problem, while the County and State do nothing. Mr. Kelley commented that the South Cloverdale Water District just to the south is experiencing similar problems.

Public comment: None.

Recommendation: Staff will attempt to set up another meeting. Chair Wolter will reach out to the elected officials for support.

- f) Update on Sonoma County Transit Route 68 Mr. Thompson reported that Bryan Albee, SCTA has reviewed the requested changes but cannot commit to changes until the fall.

No comments

- g) Dog Park Location Mr. Thompson reported that there are no updates.

Public comment: None

- h) Update Community Development Planning Log Assistant City Manager/CDD Thompson noted that the Baumgardner Ranch project is going to Planning Commission June 23. CEQA is completed and comments answered. The project is adding many affordable units and higher than usual density-reflecting new state legislative planning. An issue yet to be resolved is the need for recreational and open space. There is 6.8 acres of open space on the hilltop. The developer does not want to manage the open space. The School subcommittee is requesting that playing fields be put in for the kids who will be living in the subdivision. The Planning and Sustainability subcommittee members

concluded that the kids need a place to play and the greater density requires balance. Mr. Kelley added that while the School subcommittee demanded facilities, they did not commit to providing support, and he had asked the school to submit a letter of support for a playground and ball fields. The City will continue to work with the applicant to find ways to create open space, which is important given the density.

- i) Follow up information on Reach Codes. There was no new information.

Public comment: None

**6. Information Only Memos** None

- 7. Future Agenda Items** City Manager Kelley reported that staff met to discuss a potential Stage 1 Water Emergency and to discuss implications for planning and development. Discussion ensued on how Water Agency restriction of flow in the Russian River could impact the ability of the City to pump water. It is critical to keep the Council up to date on the current events. Chair Wolter expressed frustration that Cloverdale has water rights going back to the 1800's and the Water Agency is taking them away.

Vice Chair Brigham asked how to access emergency funds in case of evacuation. Mr. Kelley stated that after July 1, contact him with the need, provide documentation and a check can be issued for reimbursement. The City needs to enter into a funding agreement with the Citrus Fair so it can become a shelter and care facility during emergencies.

**8. Pending Items** None.

**9. Good of the Order** None.

- 10. Adjournment:** Chair Wolter adjourned the meeting at 5:45 p.m. to next scheduled meeting August 18, 2020 at 4:00 p.m.