City Council
Mayor Sarah Glade Gurney
Vice Mayor Una Glass
John Eder
Robert Jacob
Patrick Slayter

City Manager
Larry McLaughlin
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Assistant City Manager/City Clerk, MMC
Mary Gourley
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City of Sebastopol

CITY COUNCIL MEETING AGENDA

MEETING OF NOVEMBER 15, 2016

6:00 pm - Regular Meeting

As a courtesy, please turn off all cell phones, electronic devices, and pagers during the meeting.

The public is advised that pursuant to Government Code section 54957.5 all writings submitted to the City Council are public records and will be made available for review.

Notice: All Resolutions and Ordinances introduced and/or adopted under this agenda are waived of all reading of entire resolution(s) and ordinance(s).

The Sebastopol City Council welcomes you to its meetings that are generally scheduled for the 1st and 3rd Tuesday of every month. Your interest and participation are encouraged and appreciated.

City Council Meetings are available in real time and archived on LiveStream.

- Here is the link: http://bit.ly/sebcctv

6:00 pm **CONVENE CITY COUNCIL MEETING, Sebastopol Youth Annex/Teen Center, 425 Morris Street, Sebastopol, CA**

CALL TO ORDER
ROLL CALL
SALUTE TO THE FLAG
PROCLAMATIONS/PRESENTATIONS:

- Presentation to Dan Potts - Sonoma County Law Enforcement Volunteer of the Year (Chief Weaver)

PUBLIC COMMENT: (This is an opportunity for the public to address the City Council on items that are not listed on the agenda. This time is set aside to receive comments from the public regarding matters of general interest not on the agenda, but related to City Council business. Pursuant to the Brown Act, however, the City Council cannot consider any issues or take action on any requests during this comment period. Speakers are allowed to speak for a maximum of three minutes so that all speakers have an opportunity to address the City Council. The Mayor has the authority to limit the time allowed for speakers dependent on the amount of speakers in attendance.
It is the goal of the Council to conclude the public comments portion of the agenda within 30 minutes. If the public comment period exceeds twenty minutes, the presiding officer, typically the Mayor, reserves the right to reduce the time per speaker or carry over public comments to after all business items are completed.)

STATEMENTS OF CONFLICTS OF INTEREST BY MAYOR/CITY COUNCILMEMBERS FOR ITEMS ON THE AGENDA (This is the time for the Mayor or City Councilmembers to indicate any statements of conflicts of interests for any item listed on this agenda)

Consent calendar items are routine matters or matters which have been reviewed by the City Council previously. These items may be approved by one motion without discussion unless a member of the City Council requests that the item be taken off the consent calendar.

CONSENT CALENDAR:

1. Approval of Minutes of November 1, 2016 City Council Meeting Minutes (City Manager/Clerk)
2. Approval of Rejection of Bids for Ives Pool ADA Transition Project and Approval to Return to City Council at a Future City Council Meeting to Re-Bid the Project employing cost reduction measures (Engineering Manager)
3. Approval of Notice of Completion for 2016 Local Street Repairs – Contract 2016-03 Awarded to Bond Blacktop Inc (Engineering Manager)
4. Approval of Engineering Firm for Sewer Line Relocation Study Zimpher Creek (Engineering Manager)
5. Approval and Adoption of the City of Sebastopol's General Plan and Final Environmental Impact Report (FEIR) (Planning Director)

INFORMATIONAL ITEMS/PRESENTATION:

6. Informational Item – Presentation to the City Council on an Update of Sonoma Clean Power (Councilmember Slayter and Geof Syphers)

REGULAR CALENDAR AGENDA ITEMS (DISCUSSION AND/OR ACTION):

7. Discussion and Action of Evergreen Program (Sonoma Clean Power) and Direction to Staff to Research Program Costs and Benefits for the City with Sonoma Clean Power and to return to a Future City Council Meeting with Information and Recommendation (Vice Mayor Glass)

PUBLIC HEARING(s):

8. Public Hearing – Notice is hereby given that the City Council of the City of Sebastopol will conduct a Public Hearing on proposed amendments to the Zoning Ordinance, to increase maximum height allowances in the CD Downtown Core District from three to four stories, and to amend parking requirements in the Zoning Ordinance to allow applicants to file a Use Permit application to request greater flexibility in the use of tandem, valet, and compact parking in specified circumstances. The height amendment request is consistent with policy recommendations in the draft General Plan. These code revisions have been requested by the applicant for the Hotel Sebastopol project, which involves the development of a 66-room hotel, which will consist of multiple buildings, ranging from two to four stories with a height of 50 feet at its highest elevation at 6828 Depot Street. The project proposes to provide most of its parking will be at 6826

and 6824 Depot Street and 215 and 225 Brown Street in a valet-operated parking lot, with tandem, compact parking spaces. (Planning Director) (This item was rescheduled from the City Council Meeting of November 1, 2016).

REGULAR CALENDAR AGENDA ITEMS (DISCUSSION AND/OR ACTION) (CONTINUED):

9. Discussion and Action of Way Finding Sign Program (Planning Director)
10. Discussion and Action of Request for Approval of Lease Agreement with KOWS Community Radio to construct and operate a 30-foot radio tower, with a 5-foot pole extension for a total height of 35 feet, at 1281 Pleasant Hill Road (City Manager)
11. Approval of Use of Council Initiative Funds to allocate funding to specific initiatives or projects. (Councilmember Eder)

CITY COUNCIL REPORTS:

12. City Manager-Attorney/City Clerk Reports:
13. City Council Reports/Committee/Sub-Committee Meeting Reports: (Reports by Mayor/City Councilmembers Regarding Various Agency Meetings/Committee Meetings/Sub-Committee Meeting /Conferences Attended and Possible Direction to its Representatives (If Needed) on pending issues before such Boards):
14. Council Communications Received:
15. Future City Meeting Dates/Events (Informational Only): (See Below)

CLOSED SESSION: None

ADJOURNMENT: The meeting will be adjourned to the Regular City Council Meeting to be held on Tuesday, December 6, 2016, at 6:00 pm at the Sebastopol Teen Center, Youth Annex, 425 Morris Street, Sebastopol, Ca.

Disabled accommodations: If you have a disability which requires an interpreter or other person to assist you while attending this meeting, please contact the City Clerk 24 hours before the meeting at (707) 823-1153 or email at mgourley@cityofsebastopol.org.

City Council Public Comments

Members of the public have the right to speak on any item on the City Council Agenda. If you wish to speak about a matter not on the published agenda, please make your comments during the portion of the meeting designated for Public Comments. This portion of the meeting is reserved for persons wishing to address the Council on any matter not on the agenda. Please note that, with some exceptions, the City Council is not permitted to engage in discussion or take action on non-agendized matters. However, the Council may respond briefly to public comments, refer matters to staff; ask questions for clarification, or schedule matters for future agendas. Public is advised to limit discussion to one presentation per individual. Comments are limited to a maximum of three minutes; step to the podium and state your name and address for the record. It is the goal of the Council to conclude the public comments portion of the agenda within 30 minutes. The presiding officer, typically the Mayor, reserves the right to reduce the time per speaker or carry over public comments to after all business items are completed.

CONSENT ITEMS:

The City Council Agenda may include items on a consent calendar. Consent calendar items are routine matters or matters which have been reviewed by the City Council previously. These items may be approved by one motion without discussion unless a member of the City Council requests that the item be taken off the

consent calendar. Items removed from the consent calendar will be taken up upon completion of action on the remainder of the items on the consent calendar.

PROCESS FOR ITEMS ON AN AGENDA:
Mayors opens the item
Council receives Staff Report from the Responsible Department or Report from Councilmember
Council asked Questions of Staff or Councilmember
Mayor Opens for Public Comment/or Public Hearing
Mayor Closes Public Comment/or Public Hearing but reserves the right to re-open the public hearing
Item returns to the Council for deliberation and action

For copies or to review all written documents relating to items listed on the agenda, please visit the City Clerk's office during regular business hours. The City Clerk's Office is located in the lobby of City Hall, 7120 Bodega Avenue, Sebastopol, Ca 95472 or call 707-823-1153.

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City Council Agenda, Minutes and staff reports without attachments can be viewed at the City's website: www.ci.sebastopol.ca.us. Click on the City Council tab.

SB 343 - Any writings or documents provided to a majority of the City Council after distribution of the agenda packet regarding any item on this agenda after the posting of this agenda and not otherwise exempt from disclosure, will be made available for public inspection at the City Clerk's Office, Sebastopol City Hall located at 7120 Bodega Avenue during normal business hours.

If supplemental materials are made available to the members of the City Council at the meeting, a copy will be available for public review at the City Hall City Clerk's Office, 7120 Bodega Avenue during normal business hours.

These writings will be made available in appropriate alternative formats upon request by a person with a disability, as required by the Americans with Disabilities Act.

To receive the City Council Agenda by e-mail, provide your e-mail address to the City Clerk's office, or e-mail your request to mgourley@cityofsebastopol.org

Future City Meeting Dates/Events (Informational Only):

November 16, 2016	4:00 pm	Design Review Board Meeting
November 22, 2016	9:30 am	Agenda Review Committee Meeting
November 22, 2016	7:00 pm	Planning Commission Meeting – CANCELLED
November 23, 24 and 25, 2016		CITY OFFICES CLOSED
December 6, 2016	6:00 pm	City Council Meeting