

Minutes of Regular Town Council Meeting
March 13, 1984

Mayor Wooliever convened the meeting with Councilmembers Toal, Capurro, Buckle and Ollinger present.

2. OPEN TIME FOR PUBLIC DISCUSSION

None

3. APPOINTMENTS

Library Advisory Board - Barbara Geisler nominated.

M/S Buckle, Toal to close nominations. Ayes all. Barbara Geisler was thereby appointed to the Library Advisory Board for the balance of a term to June, 1987.

4. CONSIDERATION OF SEALED BID RECEIVED FOR INDIAN ROCK CT. TOWN-OWNED SURPLUS LOT

The Administrator advised that subsequent to receipt of the sealed bid that is the subject of this agenda item, interest in the property has surfaced from several other sources and he is recommending reactivating the call for bid process.

Buckle suggested that prior to proceeding with another auction, Council consider other uses for the property, such as rental housing or employee housing, as well as designating a specific use of the funds in the event of a sale.

Discussion continued to March 27 agenda.

5. CONSIDERATION OF CLOSURE OF TUNSTEAD AVE. FOR "THE FESTIVAL OF THE CHILDREN"

After assurance from staff that the Police Chief and downtown merchants have overcome heretofore expressed concerns,

M/S Toal, Capurro to authorize the closure of Tunstead Ave. between Library Place and San Anselmo Ave. from 1 p.m. to 5 o'clock p.m. on Sunday, May 6th to accommodate the Festival of the Children. Ayes all.

6. REPORT AND RECOMMENDATIONS: TRAFFIC PROBLEMS OAK KNOLL, MEDWAY AND LANSDALE NEIGHBORHOODS

Public Hearing on Notice of Negative Declaration of Environmental Impact on recommended actions was opened and closed with no public comment forthcoming.

M/S Ollinger, Toal to accept negative declaration. Ayes all

The Director of Public Works presented a resolution for Council adoption to implement the actions taken on February 7th establishing Pastori Ave. as a one-way street and ordering closure of Ramona Way at Fairfax Town limits, including a provision to establish a one-way street in the north bound direction on Oak Knoll between Medway and Sir Francis Drake Blvd.

In view of neighborhood objection to establishing one-way on Oak Knoll without testing the effectiveness of the installation of the "No Right Turn between 7 and 9" sign at the Sir Francis Drake/Oak Knoll intersection, this provision was eliminated from the proposed resolution. Also, it was suggested that to eliminate the cross-traffic from Butterfield Road entering Oak Knoll, the previous recommendation for a "Right Turn Only" sign at the intersection of the east leg of Suffield with Sir Francis Drake Blvd. be implemented.

M/S Ollinger, Buckle to adopt Resolution No. 1983 establishing Pastori Ave. as a one-way street and ordering the closure of Ramona Way at the Fairfax Town limits. Ayes all

Council directed that the results of this action be reviewed in six months.

M/S Buckle, Toal to direct staff to proceed with the installation of the "No Right Turn between 7 & 9 A.M." on Sir Francis Drake at Oak Knoll and authorize and direct the installation of a "Right Turn Only between 7 & 9 A.M." sign on the east leg of Suffield at its intersection with Sir Francis Drake. Ayes all.

Toal stated that his support of this motion was given in the hope that a study will be made of the feasibility of cutting off the Suffield leg of the Drake/Butterfield intersection.

The Director of Public Works advised that it appears possible to make some timing adjustments in the traffic signals on Sir Francis Drake Blvd. west of the Hub which would smooth the main traffic flow, but first would require study by the Town's traffic consultant.

M/S Ollinger, Buckle to authorize the expenditure of up to \$1,000 for a review and report on the Sir Francis Drake Blvd. signal operation and timing west of the Hub intersection by the Town's consulting traffic engineer, and any minor revisions found necessary or feasible. Ayes all.

7. PUBLIC HEARING ON DENSITY ORDINANCE

Public Hearing was opened on the following considerations:

1. Environmental Review

With no public comments forthcoming in the Public Hearing, M/S Ollinger, Toal to approve negative declaration. Ayes all.

2. General Plan Amendments

Preceding consideration of the proposed density ordinance, Council reviewed the conforming amendments to the General Plan as recommended by the Planning Commission.

M/S Toal, Capurro to adopt Resolution No. 1984 amending the San Anselmo General Plan as proposed and approved by the Planning Commission. Ayes all.

3. Introduction of Ordinance

M/S Toal, Ollinger to waive reading of ordinance. Ayes all

After hearing public comment for and against the proposed ordinance and Council discussion, including a suggestion by Councilmember Buckle that the ordinance should be split to include one ordinance dealing with density and one with design review,

(Councilmember Capurro left the meeting at this point)

M/S Ollinger, Wooliever to introduce an ordinance adding new Article 12 to Chapter 3 of Title 10 of the San Anselmo Municipal Code, establishing hillside zoning districts and providing density allowances for undeveloped and partially developed hillside and ridge parcels within said districts. Motion passed with four ayes, Capurro absent.

Council directed staff to draft a letter of thanks to all those who have participated over a number of the past years to bring this effort to fruition.

(Mayor Wooliever left the meeting at this point)

8. REPORT: ALTERNATIVES TO CLOSURE OF FOREST AVE.

Council accepted the Director of Public Works' recommendation that the road remain closed until fully repaired.

9. ORDINANCES ADOPTING 1982 BUILDING & RELATED CODES, 1984 ELECTRICAL CODE AND 1982 UNIFORM FIRE CODE

Public Hearing was opened and closed, with no public input.

M/S Ollinger, Buckle to waive reading of ordinance adopting 1982 Building & Related Codes and 1984 Electrical Code. Motion passed with three ayes, Wooliever and Capurro absent.

M/S Buckle, Ollinger to introduce an ordinance amending Chapters 1, 2, 6, 10, 11, 13, 14 and 15, and adding next Chapter 16, to Title 9, San Anselmo Municipal Code regulating the erection, construction, enlargement, alteration, repair, moving, removal, and conversion of buildings and structures: maintenance of electrical and mechanical equipment, systems and appliances; and maintenance of buildings or structures in the Town of San Anselmo and providing for issuance of permits and collection of fees thereof; providing penalty fees for violation thereof; adopting the 1982 editions of the Uniform Building Code, the Uniform Mechanical Code, the Uniform Plumbing Code, the Uniform Housing Code, the Uniform Solar Energy Code, the Uniform Swimming Pool Code, and the 1984 Edition of the National Electrical Code. Passed with three ayes, Capurro and Wooliever absent.

M/S Buckle, Ollinger to waive reading of ordinance adopting the 1982 Edition of the Uniform Fire Code. Passed with three ayes, Capurro and Wooliever absent.

M/S Buckle, Ollinger to introduce an ordinance amending Title 3 of the San Anselmo Municipal Code, adopting the Uniform Fire Code and the Uniform Fire Code Standards 1982 Edition as submitted with the exception of substituting the following wording in Section 3-3.810. Penalties: "(a) Any person who shall violate any of the provisions of this Article shall be prosecuted and punished as provided in Section 1-2.01." Motion passed with three ayes, Wooliever and Capurro absent.

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10. HOUSING ELEMENT - CONSULTANT JEFFREY BAIRD REQUESTING COUNCIL INPUT AND GUIDELINES.

Continued to March 27th.

11. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS, COMMENTS AND DIRECTIONS TO STAFF

Ollinger suggested that the Town support efforts to aid San Anselmo resident Helen Curtis faced with the loss of her home as the result of alleged chicanery by her former attorney. The Administrator was directed to address letters urging reimbursement to Mrs. Curtis by the State Bar Association indemnity fund and urging an investigation of an appropriate disciplinary action against the attorney.

12. CONSENT AGENDA

M/S Buckle, Ollinger to pass Consent Agenda. Passed with three ayes, Capurro and Wooliever absent.

- a. Approved minutes of meeting of February 28, 1984.
- b. Approved warrants 7932 - 8076 for the period February 16 - 29, 1984 in the total amount of \$138,165.61.
- c. Approved proposed guidelines for negotiation of master agreement between cities and the County of Marin and Viacom Cablevision.
- d. Approved application for CDBG funds to finance intergenerational project to clear plantings creating safety and fire hazards.
- e. Adopted Resolution No. 1985 authorizing execution of quitclaim deed on easement, 122 Redwood Rd.

ADJOURNED at 10:45 P.M. to Executive Session to discuss litigation and personnel matters, and then at 11:30 P.M., to regular meeting March 27, 1984.

LIBBY HANSON
Secretary