

TOWN OF SAN ANSELMO

Minutes of the Town Council Meeting of March 27, 1990

Mayor Walsh convened the regular meeting at 8:00 p.m., following a closed session regarding personnel matters beginning at 7:00 p.m., with Councilmembers Chignell, Colteaux, Sharp and Zaharoff present.

Walsh announced that the Council during closed session accepted the resignation of Library Director Wingate.

Town Administrator Camuglia recommended the Council add an item to the agenda regarding appointment of an Acting Library Director, based on the finding that the need to take action arose following posting of the agenda.

M/S, Sharp/Chignell, to place the item on the agenda. Motion passed unanimously.

APPOINTMENT OF ACTING LIBRARY DIRECTOR.

Camuglia recommended the Council appoint Administrative Assistant Pollard as Acting Library Director on a part-time basis pending recruitment of a new Library Director, with a salary increase of \$475 a month.

M/S, Sharp/Chignell, to approve the Town Administrator's recommendation. Motion passed unanimously.

2. OPEN TIME FOR PUBLIC EXPRESSION.

Walter Kopp, 19 Fern Lane, expressed concern about the Town Council's decision to spend the state Proposition 70 funds on the playground at Memorial Park instead of Lansdale. Walsh noted that a request was being made to the Rotary Club for playground funding, and referred his concern to the Town Administrator.

Jane Margulis, 203 Scenic, read a statement she submitted expressing dissatisfaction with the extent of recycling provisions in the contract and requesting that the vote on acceptance of the garbage franchise agreement be made following the Council election.

Jamie Gray, Cordone Drive, asked how the decision was made as to what items were on the agenda. Camuglia responded that it depends on the workload and whether items are ready for the agenda. She said the revisions requested by the Council at the previous meeting would probably be ready for the April 10 meeting, and it would be up to the Council at the meeting as to whether they wanted to defer the item to a later date.

Chignell asked if the revised contract language could be made available to the Council and Recycling Advisory Committee that week.

3. CONSENT AGENDA.

- (a) Approve Minutes: February 27 and March 13, 1990.
- (b) Proclaim April 22 - 28 as "Volunteer Week."
- (c) Proclaim April 1990 as "Earthquake Preparedness Month."
- (d) Proclaim May 1990 as "Older Americans Month" and approve use of Town Hall lawn on May 26th.
- (e) Acknowledge and file annual report from the Tax Equity Board.
- (f) Adopt litigation disclosure policy.
- (g) 14 Elm Court, A/P 7-081-15: Nuisance abatement of an accessory structure: CONTINUE TO APRIL 24, 1990.

Chignell pulled item (g) from the consent agenda, and inquired as to the status on the nuisance abatement. Public Works/Planning Director Kottage responded that the Assistant Public Works Director who had been handling the abatement has left Town employment, and that it was important that the process be conducted properly.

M/S, Chignell/Colteaux, to approve the consent agenda. Motion passed unanimously.

4. DISCUSSION OF INTERIM REPORT ON RECREATION MASTER PLAN, ROBSON-HARRINGTON PROPERTY.

Camuglia reported that a "Town Hall" style meeting had been conducted by the staff and the Robson-Harrington House Association with 35 to 40 members of the neighborhood and community. Those present generated 80 suggestions about the use of the property, and spent some time noting their favorite ideas. Camuglia recommended the Council authorize staff to work with the Robson-Harrington Association to negotiate or amend the agreement between the Town and the Association, and that the Council suggest to the Association that it rent its vacant spaces on a lease or month-to-month basis through December 31, 1990 to continue to raise money to maintain the Robson-Harrington House, yet allow flexibility for the Town and the Association to provide for future uses.

William Jelinek, 53 Florence Avenue, member of the Robson-Harrington House Association Board of Directors, said he wanted the Robson Board to have a chance to meet regarding the Administrator's recommendation. He stated his preference for leasing the space for a one-year period, rather than just to the end of the calendar year.

Barbara Tracy, Crescent Avenue, said the original agreement took many months to prepare, that the Association has worked ten years for the Town to enhance the house, and asked what future uses the Council envisioned for the property. She said she did not understand the connection between a Recreation Master Plan and Robson House.

Camuglia said that the Town had the opportunity to take a look at its advisory organizations and facilities, and would like an opportunity to discuss Robson House. The Councilmembers noted that any changes to the agreement would come back to the Council.

M/S, Sharp/Colteaux, to approve the staff recommendation. Motion passed unanimously.

5. DISCUSSION OF CITIZEN REQUESTS TO OPEN JORDAN AVENUE BETWEEN HILDDALE AND FORBES TO THROUGH TRAFFIC.

A petition was received from residents in the Hilldale neighborhood requesting that the Town consider opening Jordan Avenue between Hillside Drive and Forbes Avenue to two-way, through traffic. The Traffic Safety Committee considered the proposal and is recommending this segment of Jordan be opened for one-way east bound traffic due to issues related to personal and traffic safety, the narrowness of Jordan Avenue, and the diminished use of private property at the United Market for public use.

Colteaux explained that this section of Jordan had been closed in the 1970's due to the increased use of Forbes as an access to San Rafael.

Police Chief Del Santo noted that since Gene's Chevron station was closed, there was no direct emergency access to this section without going over United Market property.

Bill Lund, United Market manager, said his major concern was the parking lot in the area behind the store, and its use by people driving to Jordan Avenue. Speed bumps have helped, but was concerned about the hazards from people driving this route, often oblivious to the fact that a business was located on the premises. He said it was difficult to see that United Market should be a solution to the problems, and that the market had not reached a decision about whether to chain off this route.

Fran Zuckerman, 51 Forbes Avenue, spoke in favor of reducing traffic on Forbes Avenue, and felt opening up Jordan even to one-way traffic would add to the existing traffic problem on Forbes.

Nancy Edmondson, 46 Forbes Avenue, said it was hard to predict what affect opening the street would have, and suggested experimenting with it.

The residents of 92 and 96 Hilldale said they did not see a problem with one-way, but did not feel the street would handle two-way traffic.

Joan Hopper, 70 Longview, said she conducted a survey in December between 5 Jordan Avenue and 100 Hilldale, involving 150 people, and 91% were in favor of opening the street to two-way traffic.

John McNamee, 15 Longview Avenue, suggested Jordan Avenue be sold to United Market and closed off.

Sue Schaefer, 39 Longview, said if United blocks off the access, there would be no way to get there. She supported opening the street to one-way traffic.

Bill Marriott, 92 Hilldale, noted there were no sidewalks on the street, and fears for the safety of his 4 and 9 year old children. Vehicles accelerate and speed up the hill, and felt opening the road would increase that situation. He said that trucks block the road, and questioned whether it was wide enough for emergency vehicles.

Gene Stockwell, 1 Hilldale Drive, suggested keeping it open for emergency vehicles only.

Ron Froom, 59 Forbes Avenue, said he agreed with the last comment, added that the traffic is bad now, no one can make one of the turns without crossing the center line, and that he seldom sees patrol cars in that area.

Frank Neese, 108 Hilldale, said the street should be closed off and make into a parking area for employees. It is now used as a driveway for United, and a convenience for people to go shopping from United to Sun Valley.

Tom Robinson, 85 Crooked Avenue, said he did not think traffic will be reduced, that people will use that access, and was concerned about the lack of emergency vehicles, and it taking longer to get emergency vehicles to that neighborhood.

BILL Clark, 5 Jordan Avenue, said it was illegal to go either way on Jordan, and that emergency vehicles can go through. He said Sequoia and Hilldale are impacted by drivers doing something illegal, and the neighborhood needs stop signs regardless of this decision.

Sharon Eckert, 96 Hilldale, said she constantly sees hazardous, speeding traffic on Jordan, and was concerned about the safety of opening the road.

Tray Forbes, 92 Hilldale, said if a semi-truck can get through there, large emergency vehicles could get through, but that it was dangerous to have as a thoroughfare.

Darlene Danelli, 72 Hilldale, said there was a 70 degree blind turn at her house, there were no sidewalks, it is a dangerous and busy street, and people park on either side of the street. She said their property was an island to noise. She was concerned about the traffic and speed. Her first choice was to close off the road completely, and here second choice was to leave it open for emergency vehicles if necessary.

Tom Foster, 112 Jordan Avenue, said he understood both points of view. He noted that there was a buildup at the light at Sequoia and Red Hill, that there have been many near-misses and frustrated drives, and most fast traffic is coming down Forbes Avenue.

Joe Rooney, 18 Amberwood, expressed concern that private property was being used as a thoroughfare.

Leo Dwyer, 112 Hilldale, suggested the street be closed, that people be required to go to Ross Valley Drive and turn around.

Charlene Dwyer, 112 Hilldale, expressed concern about the vulnerability of the pedestrian, and felt that opening it up would make it worse.

Honor Brown, 101 Hilldale, said that in the past, through traffic both ways was a disaster, and spoke in favor of closing it for fear it could get worse if it was opened. She suggested it be posted closed except for emergency vehicles, and that a stop sign be placed at the corner.

Jim McDougall, 2 Jordan Avenue, wanted the Traffic Safety Committee to come to his house and see the terrible traffic situation.

Frances Gould, 104 Hilldale, asked why property owners and renters were not both informed about this meeting. She said the street was narrow, with no sidewalks, and wanted monitoring of increased traffic.

Sophia Spencer, 18 Jordan Avenue, said they should preserve their neighborhood as much as possible, they should not traumatize the people there with more vehicles and more noise that would result from opening the road.

Steve Martin, 52 Longview, said it is people in general, not just customers, who use the United Market lot for access to Jordan Avenue, and that if the access is made easier, the situation will worsen.

Colteaux asked if an emergency vehicle access easement could be obtained on the former Chevron gas station property. He supported closing the street, noting they had not even heard from the people on the upper end of Forbes who were very concerned about through traffic to San Rafael, but that emergency access was needed.

Sharp said he did not want to import more traffic into the neighborhood, and that traffic planning was needed in that area.

Zaharoff supported a comprehensive look at the traffic in the neighborhood.

Chignell said the Council has taken action in the past to facilitate traffic movement on certain streets in town. However, his work with the people on Forbes Avenue about

the traffic situation, and the testimony given this evening has persuaded him that it cannot be done at the expense of the people who live there.

Walsh said she was opposed to changing the neighborhood, a traffic study was needed there, and she was concerned about the safety and United Market property becoming a thoroughfare.

M/S, Zaharoff/Sharp, that to do anything would be premature, and refer the issue back to Traffic Safety Committee for a recommendation on how to proceed. Motion passed unanimously.

6. PROPOSAL TO CREATE A MEMORIAL FOR PAUL CHIRONE.

Andy Corwin, 35 City Hall Avenue, proposed a memorial for the late Mr. Chirone, consisting of things associated with his life, including rockwork, plants or a small tree or shrub, and a plaque. The labor and materials would be donated.

Don Gould, Vice Commander of Post 179, Mrs. Corwin, and Herman Woods, past Post 179 commander, spoke in favor of the proposal.

M/S, Sharp/Colteaux, to approve the proposal. Motion passed unanimously.

7. M.S. PARTNERSHIP, LA MANCHA DEVELOPMENT COMPANY, 805 SIR FRANCIS DRAKE BOULEVARD, A/P 6-082-14, C-221: AMENDMENT TO THE DESIGN REVIEW REQUIREMENTS OF A NEW COMMERCIAL BUILDING IN A C-3 DISTRICT, SPECIFICALLY TO AMEND THE APPROVED EXTERIOR COLORS.

The applicant's proposal was that rather than replace the siding to conform to Council requirements, the exterior color of the building be changed to meet the intent of the beveled siding. The intent of the siding selected was to help the building blend with the adjacent residential neighborhood.

A sampling of staff members, architects and Planning Commissioners had reviewed the five alternate painting schemes selected to meet the design review intent, and had agreed the new proposals were significant improvements on the existing paint schemes and perhaps an improvement over beveled siding. While there were differing opinions, a modified alternative number 2 was the most popular.

Joe Friedman, 23 Bella Vista, asked how it was decided that the siding would be beveled and now have a change in colors.

Casey Logwood, 25 Bella Vista, said that shiplap siding was not what was agreed upon, that this was exactly the nightmare he did not want, he thought they were going to have beveled siding with earthtone colors.

Ms. Mandella, 25 Bella Vista, said the neighbors had agreed the building would have beveled siding and if the Town had required it be beveled, it should be that way.

Cal Chamberlain, who owns property in the neighborhood, said it was a beautiful building, and that the smooth siding will keep the surface cleaner than beveled siding.

M/S, Colteaux/Sharp, to approve the proposed amendment to the building's design review conditions, deleting the requirement for beveled wood siding and substituting the requirements that the building be painted in accordance with the color scheme labeled as Alternative No. 2 dated

received by the Town on Mach 209, 1990, with the specific colors being Benjamin More 041 (brown) and 302 (cream). This approval is based on the condition that the applicant agrees to make further modifications in the color scheme, should the in-place paint produce a result that fails to accomplish the goals of the Town in making this approval. Motion passed unanimously.

8. REPORT FROM TRAFFIC SAFETY COMMITTEE REGARDING STATUS OF KILOMETER PER HOUR SIGNS.

The Town is ordering smaller, replacement kilometer per hour signs to be posted in specific locations throughout Town. In the meantime, staff will continue to work with the California Department of Transportation to clarify the process for obtaining approval for posting these signs.

9. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS, COMMENTS AND DIRECTIONS TO STAFF; STAFF MISCELLANEOUS ITEMS.

April 10 - Councilmembers requested the agenda for this meeting, on election day, be kept short.

Mountain View and Sir Francis Drake Boulevard - Colteaux asked the Traffic Safety Committee to look at eliminating one space at each side of the corner to improve visibility.

14-18 Spruce - Chignell asked staff to send a status report to the neighbor.

Caffee Alberto - Walsh requested an update on a proposal for this property.

10. ADJOURNMENT.

The meeting was adjourned at 10:00 p.m. in memory of Dino Ghilotti.

Beth Pollard