

Special Meeting
February 13, 2006

1.	Joint Meeting with the Planning and Transportation Commission (P&TC)	116
	ORAL COMMUNICATIONS	116
1.	Vote and Appointment of Commissioners to the Parks and Recreation Commission (PARC)	117
	ORAL COMMUNICATIONS	118
2.	Ordinance 4889 entitled "Ordinance of the Council of the City of Palo Alto Amending Chapter 18.65 (Auto Dealer Combining District) of Title 18 [Zoning] of the Palo Alto Municipal Code by Amending Chapter 18.65.020 (Applicability of Regulations) and Chapter 18.65.070 [Special Requirements]"	118
3.	Ordinance 4893 entitled "Ordinance of the Council of the City of Palo Alto Amending the Budget for Fiscal Year 2005-06 to Provide an Appropriation of \$50,000 from the Infrastructure Reserve into Capital Improvement Program (CIP) Project Number PG-06003, Benches, Signage, Fencing, Walkways, and Landscaping"	118
4.	Resolution 8592 entitled "Resolution of the Council of the City of Palo Alto Scheduling the City Council Vacation and Canceling Council Meetings in Calendar Year 2006".....	118
5.	928, 940, and 1180 East Meadow Drive [05PLN-00423]: Request by Warmington Homes on Behalf of Warmington Palo Alto Assoc. LP for a Final Map for a Proposed Residential Infill Development. This Map is Required in Order to Merge Three Parcels (Approximately 4.4 Acres) and Create 76 Condominium Units. Environmental Assessment: Categorically Exempt. Zone District: Research Office and Limited Manufacturing (ROLM).....	118
6.	Appointment of Emergency Standby Council Members.....	119

7.	Municipal Service Center Fuel Storage Tanks and Fuel Storage Island Replacement (Capital Improvement Program Project VR-01001): Rejection of Construction Bids	119
10.	Authorization for the Mayor to Sign a Letter to Santa Clara Valley Transportation Authority (VTA) re Position on Proposed Quarter Cent Sales Tax Ballot Measure	119
8.	Public Hearing: Application by the City of Palo Alto Public Works Department for a Site and Design Review and Design Enhancement Exception for a Photovoltaic (PV) Demonstration Project Including 10 Solar Tracking Arrays to be Located in Front of the City's Municipal Service Center Located at 3201 E. Bayshore Road	119
9.	Colleagues Memo from Council Members Cordell and Barton re Staff Support for Youth Employed for the Summer Initiative (¡YES!)	122
11.	Mayor Kleinberg Appointment of an Additional Member to the Police Building Blue Ribbon Task Force.....	123
12.	Colleagues Memo from Mayor Kleinberg, Vice-Mayor Kishimoto and Council Member Cordell Discussing a Request to Authorize the Planning and Transportation Commission to Draft a Comprehensive Plan Amendment Extending the Life of the Plan an Additional Ten Years	123
	COUNCIL COMMENTS, QUESTIONS, AND ANNOUNCEMENTS	131
	FINAL ADJOURNMENT: The meeting adjourned at 9:27 p.m.	131

The City Council of the City of Palo Alto met on this date in the Council Conference Room at 6:02 p.m.

CITY COUNCIL

Present: Barton, Beecham, Cordell (arrived at 6:55 p.m.), Drekmeier, Kishimoto, Klein, Kleinberg, Morton, Mossar

PLANNING AND TRANSPORTATION COMMISSION

Present: Bialson, Burt, Cassel, Garber, Lippert, Sandas

Absent: Holman

SPECIAL MEETING

1. Joint Meeting with the Planning and Transportation Commission (P&TC)

No action required.

ORAL COMMUNICATIONS

Earl Caustin, 3671 Louis Road, spoke regarding the housing pace keeping in balance with services.

Chuck Mousseau, 903 E. Meadow Drive, spoke regarding housing and support services.

Smita Joshi, 851 E. Meadow Drive, spoke regarding the housing balance.

ADJOURNMENT: The meeting adjourned at 7:03 p.m.

The City Council of the City of Palo Alto met on this date in the Council Chambers at 7:10 p.m.

Present: Barton, Beecham, Cordell, Drekmeier, Kishimoto, Klein, Kleinberg, Morton, Mossar

SPECIAL ORDERS OF THE DAY

1. Vote and Appointment of Commissioners to the Parks and Recreation Commission (PARC)

FIRST ROUND OF VOTING FOR PARKS AND RECREATION COMMISSION

VOTING FOR KATHRYN CAREY	Cordell
VOTING FOR DAVID CHARLESON	Barton, Beecham, Drekmeier, Kishimoto, Klein, Kleinberg, Morton, Mossar
VOTING FOR TERRY HOGAN	Kishimoto
VOTING FOR CARL KING	Drekmeier, Klein, Kleinberg
VOTING FOR PAT MARKEVICH	Barton, Beecham, Cordell, Mossar
VOTING FOR NANCY MARTIN	Kishimoto, Morton
VOTING FOR DONALD MENDOZA	
VOTING FOR GREGORY SCHMID	
VOTING FOR BETH TRAILER	Barton, Beecham, Klein, Kleinberg, Morton, Mossar
VOTING FOR CHARLES WILLIAMS	Drekmeier
VOTING FOR JOYCE YAMAGIWA	Cordell

City Clerk Donna Rogers announced on the first ballot David Charleson was appointed to the Parks and Recreation Commission with eight votes and Beth Trailer was appointed with six votes for three-year terms ending December 31, 2008.

SECOND ROUND OF VOTING FOR PARKS AND RECREATION COMMISSION

VOTING FOR CARL KING

Drekmeier, Kishimoto, Klein,
Kleinberg

VOTING FOR PAT MARKEVICH

Barton, Beecham, Cordell, Morton,
Mossar

City Clerk Donna Rogers announced on the second ballot Pat Markevitch was appointed with five votes to a three-year term ending December 31, 2008.

ORAL COMMUNICATIONS

Dieter Folta, 97 Erstwild, spoke regarding the Americans with Disabilities Act.

CONSENT CALENDAR

MOTION: Council Member Morton moved, seconded by Barton, to approve Item Nos. 2 - 7 on the Consent Calendar.

Council Member Drekmeier stated he would not participate in Agenda Item 2 due to a conflict of interest since his employer owns a building within 500 feet of the respective area.

2. Ordinance 4889 entitled "Ordinance of the Council of the City of Palo Alto Amending Chapter 18.65 (Auto Dealer Combining District) of Title 18 [Zoning] of the Palo Alto Municipal Code by Amending Chapter 18.65.020 (Applicability of Regulations) and Chapter 18.65.070 [Special Requirements]"
3. Ordinance 4893 entitled "Ordinance of the Council of the City of Palo Alto Amending the Budget for Fiscal Year 2005-06 to Provide an Appropriation of \$50,000 from the Infrastructure Reserve into Capital Improvement Program (CIP) Project Number PG-06003, Benches, Signage, Fencing, Walkways, and Landscaping"
4. Resolution 8592 entitled "Resolution of the Council of the City of Palo Alto Scheduling the City Council Vacation and Canceling Council Meetings in Calendar Year 2006"
5. 928, 940, and 1180 East Meadow Drive [05PLN-00423]: Request by Warmington Homes on Behalf of Warmington Palo Alto Assoc. LP for a Final Map for a Proposed Residential Infill Development. This Map is Required in Order to Merge Three Parcels (Approximately 4.4 Acres) and Create 76 Condominium Units. Environmental Assessment: Categorically Exempt. Zone District: Research Office and Limited Manufacturing (ROLM)



6. Appointment of Emergency Standby Council Members
7. Municipal Service Center Fuel Storage Tanks and Fuel Storage Island Replacement (Capital Improvement Program Project VR-01001): Rejection of Construction Bids

MOTION PASSED 9-0 for items 3-7.

MOTION PASSED 8-0 for Item 2, Drekmeier not participating.

AGENDA CHANGES, ADDITIONS AND DELETIONS

MOTION: Council Member Morton moved, seconded by Vice Mayor Kishimoto to pull agenda Item No. 10 per staff recommendation.

10. Authorization for the Mayor to Sign a Letter to Santa Clara Valley Transportation Authority (VTA) re Position on Proposed Quarter Cent Sales Tax Ballot Measure

MOTION PASSED 9-0.

PUBLIC HEARINGS

8. Public Hearing: Application by the City of Palo Alto Public Works Department for a Site and Design Review and Design Enhancement Exception for a Photovoltaic (PV) Demonstration Project Including 10 Solar Tracking Arrays to be Located in Front of the City's Municipal Service Center Located at 3201 E. Bayshore Road

Director of Planning and Community Environment Steve Emslie said following the December 5, 2005 review of the Planning and Transportation Commission's (P&TC) recommendation for denial of the 10 photovoltaic tracking arrays located along the frontage of the Municipal Services Center (MSC), Council directed staff to return to the Architectural Review Board (ARB) with the tracking array demonstration project for recommendations.

Assistant Director of Public Works Mike Sartor said staff had been working on a Department of Energy (DOE) grant program since September 2003 to install photovoltaic (PV) panels on City facilities and buildings. The selected photovoltaic installation would provide a variety of PV technology in locations and took advantage of optimum sun exposure. The MSC was selected as one of the project sites. PV panels would also be installed at the Cubberley Community Center and the Baylands Interpretive Center with education displays for public interest. The DOE grant in the amount of \$1.4 million was matched by another \$1.4 million from the Utilities Department PV Partners program. Based on the P&TC's concerns about the tracker proposal, an

02/13/2006 100-119

alternate tracker installation was proposed with five panels instead of the recommended ten. It addressed most of the concerns for the Baylands while employing the innovative PV technology presence along the freeway to enhance the public's awareness of the project.

David Arkin, Arkin Tilt Architects, gave an overview and presentation of the proposed PV trackers for the MSC site. The Baylands Interpretive Center site would produce about an 18 kilowatt installation, which was barely visible and offered minimal impact, while the Cubberley Community Center site featured two types of panels, a ballast rooftop as well as a custom canopy featuring a translucent type of PV panel. There were two types of PVs being demonstrated at the MSC site. The first was 90 kilowatts in a carport shading structure, which met the approval of the Council and the ARB. The other item was returned to the ARB for comments and consideration of different designs on tracking systems. The ARB was asked to look at less rectangular tracker array options. Three different designs were reviewed. The sunflower design used a standard eight panel array. At its highest point (morning and evening) it was approximately 21 feet tall and approximately 18 feet tall at its shortest (noon). The pinwheel design, which the ARB recommended, was approximately 26.5 feet tall at its apex, and 21.9 feet at its shortest. The linear tracker, a single axis tracker, could look attractive paralleling Highway 101 thereby giving a more horizontal aspect.

David Solnick, Vice Chair of the Architectural Review Board, said the ARB members were positive about the project and had no concerns the PV panels would detract from the Baylands. Four of the five ARB members preferred the pinwheel option. The dissenting vote was related to the PV panels being a distraction to motorists, not because they detracted from the Baylands.

Council Member Mossar recalled Board Member Kornberg voted no because of the possible distraction of the pinwheel design. He also believed the linear design was more compatible. She asked whether that was correct.

Mr. Solnick said yes. He believed the linear design would be less distracting to drivers.

Council Member Mossar clarified Mr. Kornberg did support the 10 solar panels.

Mr. Solnick said that was correct.

Mayor Kleinberg opened the Public Hearing at 7:35 p.m.

David Bubenik, 420 Homer Avenue, said the scale of the diagram used by the architect to construct the model was wrong. There was a serious probability that what the ARB reviewed was undersized.

Walt Hays, 355 Parkside Drive, spoke in favor of having the 10 solar trackers at the MSC.

Mayor Kleinberg closed the Public Hearing at 7:40 p.m.

Council Member Beecham said Palo Alto had worked continuously with the community through a number of programs to maintain its sustainability efforts. The City had made major investments in wind power and landfill gas. The PV solar tracker was a small and visible effort. He favored the recommendations of the ARB.

MOTION: Council Member Beecham moved, seconded by Mossar, to approve the site and design review and design enhancement exception for 10 photovoltaic (PV) tracking arrays located at the front of the City's Municipal Service Center (MSC) as part of the City of Palo Alto Utilities Photovoltaic Demonstration project based upon the findings and conditions in the Record of Land Use Action (Attachment A); and recommend approval of Design Option #2, the "pinwheel" option, as presented in project plans (Attachment H). The Council also approved ARB recommendation that staff meet with the Public Arts Commission to determine if funds might be available to add a public art component.

Council Member Mossar concurred with the comments of Council Member Beecham.

Council Member Barton concurred with the comments of Council Member Beecham.

Council Member Drekmeier agreed that energy efficiency was the way Palo Alto needed to go. He said the City needed to look for alternative energy sources, such as solar, and suggested producing hydrogen for fuel cells as a way to make street lighting more efficient at night when there was less demand. He expressed support for the project although he would like to see the solar panels purchased in Palo Alto instead of Sunnyvale.

Council Member Morton expressed support for the project. He said the pinwheel design, while artistic seemed arcane. He preferred the original rectangular design because it was much more neutral.

Vice Mayor Kishimoto preferred rooftop solar panels because they were visually less obtrusive.

Council Member Klein expressed support for the project. It was important the solar panels be visible.

Council Member Cordell expressed support for the motion and agreed with Council Member Morton that the pinwheel design was not aesthetically pleasing. The original rectangular design would pass approval over a longer period of time.

Mayor Kleinberg favored the project. It was important to educate the public with opportunities for clean energy and alternative energy sources. She was put off by the pinwheel design.

AMENDMENT: Mayor Kleinberg moved, seconded by Morton, that the design of the tracking arrays should be rectangular instead of pinwheel.

Mayor Kleinberg expressed concern about the scale not being correct, but was not convinced if the scale were correct whether it would have changed the ARB's recommendation. She was not originally in favor of the project because it was potentially a distraction along the highway. She was also concerned about Palo Alto's future uses of the land in terms of signage; however, she understood it was a pilot project.

AMENDMENT PASSED: 5-4 Barton, Beecham, Klein, Mossar no.

MOTION AS AMENDED PASSED 8-1, Kishimoto no.

COUNCIL MATTERS

9. Colleagues Memo from Council Members Cordell and Barton re Staff Support for Youth Employed for the Summer Initiative (¡YES!)

MOTION: Council Member Cordell moved, seconded by Barton, to authorize City staff to assist in getting the ¡YES! Initiative off the ground.

Council Member Cordell said the Colleagues Memo had requested Council to approve of staff assisting in getting the Youth Employed for the Summer Initiative (¡YES!) off the ground. Assistant City Manager Emily Harrison advised it would not require a lot of staff time. Police Chief Lynne Johnson was willing to provide assistance, in addition to offering a summer job or two for some young people. Sharifa Wilson of CollegeTrack indicated there were approximately 100 young people from East Palo Alto and Redwood City, who were in college and desperate for summer jobs. She hoped in future years other cities would become chapters of ¡YES! and employ young people, who ordinarily would not be able to get employment to help them continue their education.

Council Member Barton said it was a win/win opportunity from a business perspective. It provided the chance to build bridges with our neighboring communities both economically and socially.

Mayor Kleinberg said there were residents in our own community, who were economically challenged and whose children needed help with summer employment. She asked how to respond to those families who lived in Palo Alto and had economic challenges.

Council Member Cordell said the purpose was to assist young people who needed the financial assistance. If there were young people in Palo Alto as well, they would certainly be included in ¡YES!

MOTION PASSED 9-0.

11. Mayor Kleinberg Appointment of an Additional Member to the Police Building Blue Ribbon Task Force

MOTION: Vice Mayor Kishimoto moved, seconded by Morton, to appoint Dan Dykwel as an additional member to the Police Building Blue Ribbon Task Force.

MOTION PASSED 9-0.

12. Colleagues Memo from Mayor Kleinberg, Vice-Mayor Kishimoto and Council Member Cordell Discussing a Request to Authorize the Planning and Transportation Commission to Draft a Comprehensive Plan Amendment Extending the Life of the Plan an Additional Ten Years

MOTION: Vice Mayor Kishimoto moved, seconded by Cordell, to authorize the Planning and Transportation Commission (P&TC) to draft a Comprehensive Plan Amendment for Council consideration, consistent with the views expressed in this memorandum. The Amendment would 1) extend the life of the Comprehensive Plan through 2020; 2) update the land use map; 3) revise, if appropriate, Comprehensive Plan policies and programs; and 4) update the environmental analysis. Furthermore, to authorize staff to work with the P&TC to develop, by the end of April 2006, a Comprehensive Plan Amendment Work Plan, which would include a timeline and a budget.

Vice Mayor Kishimoto said there was concern about the cumulative impact on a number of new projects, the unanticipated housing trend, whether the City needed to plan for greater services and facilities to support the housing, and whether or not to continue to accommodate the housing trend. The Comprehensive Plan (Comp Plan), last updated in 1998, provided goals and guidance for development of the City through 2010. Palo Alto had already exceeded its housing development projections. She proposed putting forth an amendment to the Comp Plan with the goal of keeping Palo Alto a vibrant, sustainable and balanced community.

Council Member Cordell said the Colleagues Memo was pro-housing, retail, and development, with deliberation and thoughtfulness. The authors of the memo believe there was a crisis due to the rapid and unanticipated development of housing, and questioned how the Council wished to proceed. She hoped her colleagues would be supportive of the motion.

Bob Moss, 4010 Orme Street, expressed disappointment on the delay in getting the Comp Plan and Zoning Ordinance Update (ZOU) completed.

Earl Caustin, 3671 Louis Road, suggested the Council direct staff to look at the existing and planned projects in residential developments and create a report to the Council and community.

Director of Planning and Community Environment Steve Emslie expressed support for the Colleagues Memo. It provided an opportunity for the City to address economic and land use changes in the region quickly.

City Manager Frank Benest said the City had a constrained staff capacity, especially with some upcoming cutbacks required to free up monies for infrastructure investment. Undertaking a new Comp Plan would be a tremendous effort requiring much staff time. He desired to focus staff on the tasks at hand and the Council's priorities.

Mayor Kleinberg said it would be helpful if staff addressed what they would not be able to work on if the motion passed.

Council Member Mossar said she did not understand the part of the motion which stated, "...consistent with the views expressed in this memorandum." She asked whether the authors of the Memo were asking their colleagues to agree Palo Alto was in an alarming situation or was something else being asked.

Council Member Cordell said the sentence referred to the direction the P&TC was asked to go in order to make the amendment. The City had exceeded the levels of the Comp Plan projection.

Council Member Mossar asked whether the sentence fragment "...consistent with the views expressed in this memorandum" could be eliminated.

Council Member Cordell said that was fine.

Council Member Mossar said the motion stated the P&TC and staff would develop a timeline and budget, and make choices about policies and programs to be reviewed. She asked why the Council would not provide guidance to the P&TC and staff about which policies and programs they would like to see reviewed with an appropriate timeline and budget.

Mr. Emslie said typically the Council sought the advice of the P&TC as they were required to advise the Council on Comp Plan amendments. It would not be out of the ordinary to seek their advice in the preparation of the initial work plan.

Council Member Mossar asked whether there was a place for Council to participate.

Mr. Emslie said Council had the ability to accept, modify or change in any way the recommendation of the P&TC when it considered their work.

Council Member Mossar asked what the budget was for the preparation of the work plan.

Mr. Emslie said the preparation of the work plan came from the Advanced Planning Division staff, who could report to the P&TC and Council relatively quickly without additional resources.

Council Member Morton asked if the work plan consisted of items 2, 3 and 4 of the motion.

Mr. Emslie said the work plan needed to have a great deal more detail than what the recommendations stated. There was an attendant analysis and legal requirements that required multiple steps. Staff intended on expanding on items 1 – 4 in a very specific way, as a means to lay out the proper format for the P&TC to follow as it began the process.

Council Member Morton asked what staff believed needed to be added to Item 1.

Mr. Emslie said the extension of the Comp Plan through 2020 made sense from a number of perspectives. A typical Comp Plan horizon was anywhere from 15-20 years. Palo Alto was not a developing community nor did it have major green field or bare land development as seen in other communities. Staff believed at the mid-point of a 20-year cycle it was important to correct the land use assumptions. The 10th year was the correct length of time to look into the future and predict with any degree of accuracy the type of development that would occur. Staff had put seven years of expansive consultant review and community input into the Comp Plan, which produced a wide range of what the citizens in Palo Alto expected and demanded in the implementation of land use policies. The economic cycles had emerged more rapidly than they did 10-20 years ago. An extension to the Comp Plan gave the City the agility to react carefully and thoughtfully to issues that confronted the community.

Council Member Morton clarified staff would make proposed amendments to the Comp Plan and return to Council.

Council Member Barton asked whether staff had clear direction from the motion on how to flush out the policy pieces to send to the P&TC. He also inquired whether the Council was adopting an anti-housing position as a policy direction if the motion passed.

Mayor Kleinberg said there was no intent to put the brakes on housing, but rather have a balanced approach to the increased housing growth with a commensurate increase in public services.

Vice Mayor Kishimoto said the emphasis was on a balanced housing growth. As part of the work plan, she anticipated the P&TC and staff would periodically bring back policy choices to Council.

Council Member Beecham recalled receiving a memo on housing that talked about a piece of legislation in Sacramento and how it affected action taken by the Council. He asked for a summary of that.

City Attorney Gary Baum said there was new legislation effective January 1, 2006, that limited the City's ability to not approve housing projects, especially if the housing-jobs balance had not been met or if an area was zoned for housing. It would have certain affects upon housing projects, as they moved through and staff's ability to regulate those projects. It only applied to affordable projects.

Mayor Kleinberg asked for clarification of affordable projects.

Mr. Baum said projects with Below Market Rate (BMR) housing.

Council Member Beecham clarified projects with 20 percent BMR could not be limited.

Mr. Baum said it was much more difficult to limit assuming they met all the other components of the ZOU.

Council Member Beecham asked whether there were discussions of Conditional Use Permits (CUPs).

Mr. Baum said there was no specific reference to CUPs in the new statute, but there was a prohibition of additional conditions upon projects or it removed some of staff's discretion.

Council Member Beecham asked whether there were any City ordinances not in compliance with the new statute.

Mr. Baum said all of the City ordinances were in compliance; however, the ability to deny projects that met the ordinance was greatly curtailed.

Council Member Drekmeier said Palo Alto had the responsibility to provide more affordable housing and agreed a comprehensive approach was needed so the community would grow in a way as to not overwhelm the City's infrastructure and services. There seemed to be two pieces to the equation. One involved an amendment to the Comp Plan. The other was a 10-year extension. He asked whether there was an instant problem or was the intent to speed up the process of amending it.

Council Member Cordell said yes there was a problem. The City needed to address with immediacy public services, retail, neighborhood retail and housing. At the same time, the Comp Plan, although thoughtfully put together, did not anticipate the housing growth would be as fast as it was.

Council Member Drekmeier said although a number of projects had come through in East Meadow Circle, the cumulative impact had not been addressed. He asked whether an additional school or park had been planned and, if so, what was the timeframe.

Mr. Emslie said East Meadow Circle was an area that would be analyzed as part of the Environmental Impact Report (EIR) of the Comp Plan extension. Predictions would be made about potential changes in land use and how those changes would affect services and other possible impacts.

Council Member Drekmeier clarified those projects were not on the fast track and would take some time while the Comp Plan amendment took place first.

Mr. Emslie said staff had hoped so although there were a few projects already in process.

Council Member Klein said he was unclear what was being asked of the P&TC. Item 3 directed the P&TC to revise, if appropriate, Comp Plan policies and programs. He asked whether the P&TC should look at all of the Comp Plan.

Vice Mayor Kishimoto believed Item 2 was also an important component. The P&TC annually reviewed the overall Comp Plan to identify the areas of change.

Council Member Klein said he did not understand Item 3.

Vice Mayor Kishimoto said the P&TC was familiar with the Comp Plan and could readily flag the policies that needed revisions.

Council Member Klein asked whether that was the same thing as a review and rewrite of the Comp Plan.

Vice Mayor Kishimoto said no. The P&TC would review the entire Plan but focus their amendment on those areas where changes were needed.

Council Member Klein asked why not have the P&TC review a specific set of policies and not everything else.

Council Member Cordell said when reading the Comp Plan there were quite a number of programs and policies. The notion was the P&TC had the expertise to know which ones to review.

Council Member Mossar felt the Colleagues Memo overreached what she was comfortable with. There was the notion that the City needed increased public services. It was not about Comp Plan polices and programs, it was about money. She asked whether the maker and seconder of the motion would be willing to strip the language previously discussed and make it a directive.

Council Member Cordell said it was her belief Palo Alto was headed toward a serious imbalance between housing and neighborhood serving retail, which was supported by many in the community. It was the view of those who authored the memo for staff to take a look at the Comp Plan to return to Council with recommendations.

INCORPORATED INTO MOTION WITH THE CONSENT OF THE MAKER AND SECONDER to modify the motion as follows: to authorize the Planning and Transportation Commission (P&TC) to ~~draft~~ **consider** a Comprehensive Plan Amendment for Council consideration, ~~consistent with the views expressed in this memorandum~~ **which would address:** The Amendment ~~would~~ 1) extending the life of the Comprehensive Plan ~~through 2020~~ **to no later than 2020**; 2) updating the land use map; 3) possible revision, if appropriate, of Comprehensive Plan policies and programs; and 4) updating the environmental analysis. Furthermore, to authorize staff to work with the P&TC to develop, by the end of April 2006, a Comprehensive Plan Amendment Work Plan, which would include a timeline and a budget.

Council Member Mossar felt comfortable supporting the motion in the revised form.

Council Member Morton said it seemed the policies and programs the Council wanted the P&TC to look at were those that impacted housing growth and revenue preservation. If so, the Council ought to be more specific with respect to the wording about which Comp Plan policies and programs to review.

Council Member Barton expressed support for the motion. To some extent he felt the Council was being a little precipitous to author a change to the Comp Plan. He said the most important part of the motion for him was a recognition that something needed to be done about the Comp Plan at some point. He worried about the statement that the City was working in an assumed crisis, which he did not believe existed.

Council Member Beecham said the issue was housing. The City recently approved two Trumark projects, a SummerHill Homes project, and a proposal for Alma Plaza. It was important for the P&TC and Council to have a community discussion on the City's housing issues. In those areas where Light Manufacturing (LM) had moved out and residential was coming in those uses were not revenue producing. They were office uses. On retail, the Council had taken action over the past few years to help preserve ground floor retail.

Mr. Emslie concurred that any retail in existence prior to 2001 must stay as retail.

Council Member Beecham said Palo Alto was not losing its neighborhood serving retail except for possibly Alma Plaza. He stated he would not support any change in how what was done at the P&TC, the Council or City staff that might potentially stop work on the ZOU. He would rather see the Council talk to the community about the housing issues and, in particular, the land use map.

Council Member Cordell believed the Colleagues Memo was clear, did not have a hidden agenda and, with the language suggestions made by Council Member Mossar, would have Council directly, appropriately and timely deal with a critical issue. She said those who voted against it would do so because they did not believe Palo Alto was headed towards a crisis. The facts showed otherwise.

Council Member Klein said as a general policy whenever Council sent anything to one of its boards or commissions it should not come as a directive, but rather an inquiry of questions and seeking advice. He suggested adding the word "consider" before Item 1 and omitting the date, and replace the word "draft" with "consider".

Council Member Cordell wondered whether there ought to be a work plan for people to consider things. If so, the P&TC could consider extending the life of the Comp Plan. She suggested omitting the date and adding the language "consider extending the life of the Comp Plan to no later than 2020."

Council Member Klein said he was supportive of the amended language. He agreed with Council Member Beecham that it would have been better to ask

the P&TC to consider whether the City had allowed too much housing under the present Comp Plan and ZOU and, if so, what changes they recommended. He preferred the broader based approach, but was concerned about how much resources it required.

Council Member Drekmeier asked for clarification of the City Manager who stated he had concerns about staff time, but also supported the Colleagues Memo.

Mr. Benest said he would support the Colleagues Memo if the process was focused and targeted. He was concerned about unleashing a process that did not have a set timeline or boundary.

Mayor Kleinberg asked whether the current motion was focused enough or did staff anticipate coming back to the Council with modifications to one of their priorities.

Mr. Benest said he would come back to the Council to massage other priorities. He believed it was possible for staff to come back and do their best to target this.

Mr. Emslie said he believed the Colleagues Memo gave staff the latitude to create a specific work program that kept focus with what the City Manager requested.

Vice Mayor Kishimoto emphasized the authors of the memo focused on the balance of housing with public services, which was why the P&TC and staff needed to look beyond the Housing Element (HE) to the Comp Plan and possible amendments.

Council Member Beecham said he did not mean to imply the Colleagues Memo had a hidden agenda. He was concerned the motion layered a number of other items on it when the focus was housing.

Council Member Cordell apologized for any misunderstanding based on her perception.

Council Member Mossar appreciated the motion being crafted in a way that was more balanced and open ended. She did not believe it was an urgent situation, but rather a time-honored, longstanding conversation that was had in the community when all the housing development in North Palo Alto was being considered. She was uncomfortable with the notion of balancing housing and services. She did not believe housing could only be added if the City were to identify and find a means of paying for additional parklands, or increase neighborhood serving retail.

Council Member Morton said it made better sense to have staff return to the Council with a proposal for a timeline and budget and then decide what to do with it. There was major concern in the community about what had happened with housing; however, the Colleagues Memo had put the cart before the horse. Unless the Council directed staff to return with a work plan, he could not support the motion.

Mayor Kleinberg said she had experienced a lot of push back in the form of concern by the community about housing. She saw the effort as actually protecting housing. She was concerned that without a balanced approach people would no longer vote for more housing because there were not enough services to support it. The services she thought of were not necessarily retail services. They included recreation services and social services. It might also be parkland or just use of City parks in a way that was more efficient. The Council needed to be more visionary and do it in a timely way.

MOTION PASSED 6-3 Barton, Beecham and Morton no.

COUNCIL COMMENTS, QUESTIONS, AND ANNOUNCEMENTS

Council Member Mossar acknowledged that President Bush's budget does not include an appropriation for the San Francisquito Creek project in current or in future years.

Council Member Morton extended the appreciation of Duncan Williams and the Winter Lodge to Mayor Kleinberg for the proclamation honoring the Winter Lodge and 50 years of service. The Winter Lodge is now one of the largest teaching ice skating schools in the United States.

Council Member Barton acknowledged and thanked his colleagues for their warm welcome and noted his appreciation of being able to serve with them during the past month.

Council Member Beecham reminded the public the City Clerk is accepting applications for the Storm Drain Oversight Committee and the deadline is Friday, February 17, 2006 at 5:00 p.m.

Mayor Kleinberg noted Canopy "Trees for Palo Alto" will have a celebration on April 30, 2006, featuring special guest, Nobel Peace Laureate Wangari Matthai, who won for her contribution to sustainable development, democracy and peace by planting trees in Kenya. Mayor Kleinberg wished everyone a Happy Lunar New Year.

FINAL ADJOURNMENT: The meeting adjourned at 9:27 p.m.

ATTEST:

APPROVED:

City Clerk

Mayor

NOTE: Sense minutes (synopsis) are prepared in accordance with Palo Alto Municipal Code Sections 2.04.180(a) and (b). The City Council and Standing Committee meeting tapes are made solely for the purpose of facilitating the preparation of the minutes of the meetings. City Council and Standing Committee meeting tapes are recycled 90 days from the date of the meeting. The tapes are available for members of the public to listen to during regular office hours.