



CITY OF NAPA

MEETING MINUTES - Draft

CITY COUNCIL

Mayor Jill Techel
Vice Mayor Peter Mott
Councilmember Doris Gentry
Councilmember Jim Krider
Councilmember Scott Sedgley

Tuesday, October 16, 2018

3:30 PM

City Hall Council Chambers

3:30 PM Afternoon Session

6:30 PM Evening Session

3:30 P.M. AFTERNOON SESSION

1. CALL TO ORDER:

1.A. Roll Call:

Note: Vice Mayor Mott was not present for Roll Call; he arrived during Public Comment at 3:44 pm.

Present: 5 - Councilmember Gentry, Councilmember Krider, Councilmember Sedgley, Vice Mayor Mott, and Mayor Techel

2. AGENDA REVIEW AND SUPPLEMENTAL REPORTS:

City Clerk Roberts announced the following supplemental reports and communications:

PUBLIC COMMENT:

- Written communication dated October 14, 2018 from Lin Marie deVincent, with the Napa Neighborhood Association, concerning wireless transmission facilities.
- Written communication dated October 15th from residents of the Lake Park District concerning their annual assessment.

ADMINISTRATIVE REPORTS:

5.A. Fiscal Year 2017/18 Fourth Quarter Report.

- PowerPoint presentation by city staff.

3. PUBLIC COMMENT:

Assembly Member Cecilia Aguiar-Curry presented a replica of a check in the amount of \$22 million to the City of Napa for the funds the City would receive over a ten-year period as a result of the passage of Senate Bill 1, the Road Repair and Accountability Act, passed by the California Legislature in 2017.

Ron Appel, resident of the Lake Park Subdivision, presented thirteen letters from fellow residents requesting the dissolution of the Lake Park Assessment District, and requested that the Public Works Department conduct a written evaluation and review of sidewalks, with the objective of future repair.

Lin Marie DeVincent, with the Napa Community Association, the group of residents against 5g technology in neighborhoods, asked that the Council slow the process of the placement of 5g technology, adopt an urgency ordinance, and utilize the services of the free consultant that the group has identified.

Chris Benz and Sharon (last name inaudible) also asked for an urgency ordinance to regulate wireless telecommunications.

James Hinton, resident, asked for a status report on the proposed Civic Center.

Susan Rushinghart, resident, stated that the 5g wireless technologies could have a detrimental effect on animals and the environment.

Mayor Techel asked City Manager Potter to have staff follow-up with the Lake Park residents.

4. CONSENT CALENDAR:

Approval of the Consent Agenda

A motion was made by Councilmember Krider, seconded by Vice Mayor Mott, to approve the Consent Agenda. The motion carried by the following vote:

Aye: 5 - Gentry, Krider, Sedgley, Mott, and Techel

4.A. [1583-2018](#) City Council Meeting Minutes

Approved the September 18, 2018 and October 2, 2018 Regular City Council Meeting Minutes.

- 4.B. [1589-2018](#)** Parks, Recreation and Tree Advisory Commission Membership
- Appointed incumbents, Tiffany Kenny and Chris Hammaker, and new members Brian Bordona and Douglas Reeves to the Parks, Recreation and Tree Advisory Commission for terms effective immediately and ending on September 30, 2020; designate Brian Bordona as the designated member with experience in urban planning, Douglas Reeves as the designated member with experience in arboriculture and Seth Pare-Mayer and Chris Sauer as the designated members with experience in horticulture.
- 4.C. [1562-2018](#)** Amended Community Development Block Grant (CDBG) Program Annual Action Plan
- Adopted Resolution R2018-124 approving an amended Community Development Block Grant (CDBG) Annual Action Plan for 2018-2019 and associated budget adjustments; authorizing the City Manager to execute all documents required for the submittal of the Amended Annual Action Plan to HUD; and determining that the actions authorized by this resolution are exempt from CEQA.
- Enactment No: R2018-124
- 4.D. [1588-2018](#)** Monthly Budget and Investment Statement
- Received and filed the Monthly Budget and Investment Statement as of August 31, 2018.
- 4.E. [1565-2018](#)** Installation and Maintenance of Playground Improvements at Playground Fantastico
- Approved an agreement with the Napa Valley Unified School District for the joint development and use of playground improvements at Playground Fantastico; authorize the City Manager to execute the agreement on behalf of the City; and determine that the actions authorized by this item are exempt from CEQA.
- 4.F. [1555-2018](#)** Application to Annex Alston Park Property to Napa Sanitation District
- Adopted Resolution R2018-125 requesting that the Local Agency Formation Commission of Napa County initiate proceedings for a sphere of influence amendment and change of organization to annex Alston Park and the Alston Water Tank Site to Napa Sanitation District; authorizing the Parks and Recreation Services Director to execute the application on behalf of the City; and determining that the actions authorized by this resolution are exempt from CEQA.
- Enactment No: R2018-125
- 4.G. [1580-2018](#)** Police Department Records Management System Grant Funding
- Adopted Resolution R2018-126 authorizing acceptance of a grant from the U.S. Department of Justice (DOJ), and authorizing a budget appropriation of \$1,008,000 for the Uniform Crime Reporting (UCR) to FBI'S National Incident-Based Reporting System (NIBRS) Transition Project for the Napa Police Department (NPD) for Fiscal Year 2018-2019.
- Enactment No: R2018-126

4.H. [1570-2018](#) Opera House Plaza - Solid Waste Enclosure Expansion

Adopted Resolution R2018-127 authorizing the Public Works Director to award and execute a construction contract with Construction West Services, Inc. for the Opera House Plaza - Solid Waste Enclosure Expansion in the bid amount of \$158,000, authorizing the Public Works Director to approve contract amendments and charges for project services up to a total amount not to exceed \$199,550, authorizing a budget appropriation in the amount of \$115,550, and determining that the actions authorized by this resolution are exempt from CEQA.

Enactment No: R2018-127

4.I. [1579-2018](#) Emergency Storm Drain Repair of Minahen Street, Locust Street and Solano Avenue

Determined there is a need to continue the emergency action to perform the Emergency Storm Drain Repair of Minahen Street, Locust Street and Solano Avenue, and determine that the actions authorized by this item are exempt from CEQA.

5. ADMINISTRATIVE REPORTS:**5.A. [1556-2018](#) Fiscal Year 2017/18 Fourth Quarter Report**

Brian Cochran provided the staff report on the 4th Quarter report including the financial status report and the investment status report.

Vice Mayor Mott asked about the impact of the city's financial status after the 2017 wildfires, Mr. Cochran replied that the big impact was in October; in December the revenue had stabilized. Vice Mayor Mott asked if the City should continue to consider the likelihood of losing the excess ERAF funds (Educational Revenue Augmentation Fund). Mr. Cochran stated that issue should be considered and discussed during the next budget cycle.

A motion was made by Councilmember Gentry, seconded by Councilmember Krider, to receive and file the Fourth Quarter Report for Fiscal Year 2017/18. The motion carried by the following vote:

Aye: 5 - Gentry, Krider, Sedgley, Mott, and Techel

6. COMMENTS BY COUNCIL OR CITY MANAGER:

City Clerk Roberts asked for clarification on the process for the October 30, 2018 Special Meeting to interview and appoint the new General Plan Advisory Committee members. She stated Mayor Techel and Councilmember Sedgley, acting as the Nomination Committee, had chosen 23 applicants to be interviewed out of a pool of 66. Council could provide no more than six minutes to each of the 23 applicants and vote by rating each on a scale of 1 to 5 with 5 being the most qualified. City Councilmembers were agreeable to the process.

Councilmember Sedgley suggested that Council formally oppose S.3157 the Streamline Small Cell Deployment Act. Mayor Techel directed the City Clerk to place the item on the October 30, 2018 Special City Council meeting agenda.

Councilmember Gentry stated she supported those residents and employees who wanted a voice in the type of City Hall they desire; however, she would wait to hear the update on the project, scheduled for the November 13th Regular City Council meeting.

7. CLOSED SESSION:

City Attorney Barrett announced the following Closed Session item:

- CONFERENCE WITH LABOR NEGOTIATORS (Government Code Section 54957.6): City designated representatives: Steve Potter, Michael Barrett, Desiree Brun and Charles Sakai, Sloan Sakai Yeung & Wong. Employee organizations: Police Management Unit (PMU) and Napa Chief Fire Officers (NCFO).

7.A. [1590-2018](#)**CITY COUNCIL RECESS 4:24 P.M.****6:30 P.M. EVENING SESSION****8. CALL TO ORDER: 6:30 P.M.****8.A. Roll Call:**

Present: 5 - Councilmember Gentry, Councilmember Krider, Councilmember Sedgley, Vice Mayor Mott, and Mayor Techel

9. PLEDGE OF ALLEGIANCE:**10. AGENDA REVIEW AND SUPPLEMENTAL REPORTS:**

City Clerk Roberts announced the following supplemental reports and communications:

13.A. Garfield Park Master Plan.

- PowerPoint presentation by city staff.
- Written communication dated August 7, 2018 from Francine Winnen concerning the Garfield Park Master Plan.
- Written communication with pictures from Susan Rushing-Hart dated October 16, 2018.

11. REPORT ACTION TAKEN IN CLOSED SESSION:

City Attorney Barrett stated there was no reportable action taken during Closed Session.

12. PUBLIC COMMENT:

Mike Dombrowski, President of the Napa City Firefighters Association (NCFA) stated that while the NCFA was not opposed to the Civic Center project they did have concerns regarding the proposed parking structure and the size and projected cost of the proposed project.

Sharon Parham, resident, commented on the potential negative impacts to homes caused by the future placement of 5G wireless structures, and asked how the three test sites were chosen.

Bayard Foxx, resident, stated he was surprised that Council was not more responsive to the constituents wishes regarding the wireless transmission facilities and encouraged City Council to support an emergency ordinance.

Rachel Clarke, resident, commented on the need for affordable senior housing and commented on what she understood to be a 5g placement site on West Pueblo, stating it should be changed to a downtown location.

Ricky Hurtado, resident, stated that there should be a restriction on the location of the 5g wireless facilities, and that they should not be placed near the most vulnerable population.

James Hinton, resident, also asked for an urgency ordinance to address the 5g technology. He also commented on the information he had recently heard about the Plenary Group, the development team for the Civic Center project.

13. ADMINISTRATIVE REPORTS:

13.A. [1455-2018](#) Garfield Park Master Plan

Parks and Recreation Director John Coates introduced consultant Ben Woodside with Callander Associates, Landscape Architects, to provide the detailed presentation.

Mr. Woodside reviewed the project at length, discussing project team and the past interactions with City Council, the public, and Parks Recreation and Tree Advisory Committee. He reviewed existing conditions, opportunities, program development, and plan alternatives.

Brief City Council comments and questions ensued.

Susan Rushinghart, resident, read a letter into the record that she had submitted previously, which detailed various concerns. (See supplemental reports and communications.)

D Rowser, resident, asked why a community garden needed to utilize such a large space and questioned the cost.

Francie Winnen, resident, read a letter into the record that she had submitted previously regarding providing sufficient areas for families that live within walking distance of the park. (See supplemental reports and communications.)

Rachel Clark, resident, brought up several concerns and finished reading the letter submitted by Susan Rushinghart.

Bruce Lamoreaux, resident, and Vice President of the Tennis Association, provided a history of the tennis courts. He supported Alternate 2 Bridge placement.

Bob Walsh, resident, stated the tennis courts are owned by the school and subbed out to the Association, which provides the maintenance.

Nicole Landis, resident, stated the dairy barn was used for tagging and taking drugs. She commented on the playground, the bridge placement, and public bathrooms.

Noble questioned whether the restrooms were adequately sized and asked for clarification of the difference between a community garden and a demonstration garden.

Earl Craigie, resident, voiced several concerns regarding the Sierra Extension.

Steven Kappler, resident, stated he and his wife had questions regarding the community sponsored garden, and suggested a phased approach to the project would be a hardship to the neighbors.

Mr. Woodside responded to the various questions posed by the public.

Parks and Recreation Director Coates clarified the difference between a community garden and demonstration garden.

Mr. Woodside continued his response to the questions posed by the audience.

City Council comments and questions ensued.

In response to a question by Mayor Techel, Director Coates stated the Community Garden must be appropriately managed and that partnerships were the best model. The City could act as the landlord of the Garden, using a consortium of gardeners to manage the space. He added that to date, there had been no response from any group who had the capacity to manage a Community Garden.

Councilmember Sedgley provided names of groups that he thought may be interested in a community garden, stated the Phase 2 parking would be a significant benefit to the Little League, and stated he tended to agree that the project should be completed in its entirety when funding was secured.

Director Coates stated the City was currently negotiating a five-year agreement with the Little League, which would take issues such as parking benefits into consideration.

Councilmember Sedgley stated the old milking barn was historical and should be preserved. He suggested the bathroom should be located closer to the play area and stated that Sierra Avenue should be connected to Garfield Lane.

Vice Mayor Mott also suggested re-purposing the milking barn as a component of the project, agreed the restroom should be next to playground, and suggested the play area be made to be a sufficient size, and that timed parking could be used on the street on the Sierra Extension. He stated he was struggling with the need for a community garden without more public interest in the project.

Mayor Techel stated at one time the Council had heard that there was a great need for a community garden, but she agreed there did not appear to

be support for it at this time.

Councilmember Gentry stated Cindy Watter was going to speak in favor of community garden but had to leave the meeting. Councilmember Gentry asked whether Director Coates would provide cost estimates; he explained he would respond to that in his closing remarks.

Councilmember Krider stated the play area should be near the bathrooms. He also expressed concerns about the Community Garden. He stated he would also like to see the improvements built as a whole and not a phased approach.

Further discussion ensued. Mayor Techel stated until negotiations were completed, the Council would need to understand whether the Garden would be viable and understand the agreement that would be negotiated with the Little League. She stated she felt the playground and the trails were an important aspect of the project.

Director Coates stated this has been a process that had included many stakeholders; the challenge was to consider how to take the visions and make them a reality. He discussed current and planned projects. He stated there were possibilities on creating new revenue to invest in park systems; policy direction would be needed and suggested engaging Council early next year during budget discussions to discuss issues and policy direction.

A motion was made by Councilmember Gentry, seconded by Vice Mayor Mott, to accept the Garfield Park Concept Master Plan with the relocation of the playground. The motion carried by the following vote:

Aye: 5 - Gentry, Krider, Sedgley, Mott, and Techel

14. COMMENTS BY COUNCIL OR CITY MANAGER:

Councilmember Sedgley commented on various projects with potential impacts on the City's watershed and indicated he felt the work with the County on the issue of the water needed to be addressed at this time. Mayor Techel suggested that she and Councilmember Sedgley have a two-by-two discussion with County Supervisors about the subject.

Councilmember Gentry asked the City Manager for a future Council update on homelessness, particularly with the cold and rainy weather quickly approaching.

15. ADJOURNMENT: 8:23 P.M.

Submitted by,

Dorothy Roberts, City Clerk