



## AGENDA

Tuesday, December 4, 2018

5:30 P.M. Closed Session  
6:30 P.M. Open Session

**REGULAR MEETING  
CITY COUNCIL, AIRPORT COMMISSION,  
MARINA ABRAMS B NON-PROFIT CORPORATION, PRESTON PARK SUSTAINABLE  
COMMUNITY NON-PROFIT CORPORATION AND SUCCESSOR AGENCY OF THE  
FORMER MARINA REDEVELOPMENT AGENCY**

Council Chambers  
211 Hillcrest Avenue  
Marina, California

### VISION STATEMENT

Marina will grow and mature from a small town bedroom community to a small city which is diversified, vibrant and through positive relationships with regional agencies, self-sufficient. The City will develop in a way that insulates it from the negative impacts of urban sprawl to become a desirable residential and business community in a natural setting. **(Resolution No. 2006-112 - May 2, 2006)**

### MISSION STATEMENT

The City Council will provide the leadership in protecting Marina's natural setting while developing the City in a way that provides a balance of housing, jobs and business opportunities that will result in a community characterized by a desirable quality of life, including recreation and cultural opportunities, a safe environment and an economic viability that supports a high level of municipal services and infrastructure. **(Resolution No. 2006-112 - May 2, 2006)**

1. CALL TO ORDER



2. ROLL CALL & ESTABLISHMENT OF QUORUM: (City Council, Airport Commissioners, Marina Abrams B Non-Profit Corporation, and Successor Agency of the Former Redevelopment Agency Members)

Nancy Amadeo, Gail Morton, Frank O'Connell, Mayor Pro-Tem/Vice Chair, David W. Brown, Mayor/Chair Bruce C. Delgado

3. CLOSED SESSION: *As permitted by Government Code Section 54956 et seq., the (City Council, Airport Commissioners, Marina Abrams B Non-Profit Corporation, and Redevelopment Agency Members) may adjourn to a Closed or Executive Session to consider specific matters dealing with litigation, certain personnel matters, property negotiations or to confer with the City's Meyers-Milias-Brown Act representative.*

- a. Conference with Legal Counsel: anticipated litigation; initiation of litigation pursuant to paragraph (4) of subdivision (d) of CA Govt. Code Section 54956.9 – 2 potential cases; significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of CA Govt. Code Section 54956.9 – 1 potential case.

- b. Performance Evaluation, Unrepresented Employee – City Manager
- c. Real Property Negotiations
  - i. Property: Imjin Parkway/Landfill Site APNs 031-101-039,031-101-040, 031-101-041 and 031-101-042  
Negotiating Party: County of Monterey and Successor to the Redevelopment Agency of the County of Monterey  
Property Negotiator: City Manager  
Terms: Price and Terms

**6:30 PM - RECONVENE OPEN SESSION AND REPORT ON ANY ACTIONS TAKEN IN CLOSED SESSION**

- 4. **MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE** (Please stand)
- 5. **SPECIAL PRESENTATIONS:**
  - a. **Recreation Announcements**
- 6. **SPECIAL ANNOUNCEMENTS AND COMMUNICATIONS FROM THE FLOOR:** *Any member of the Public or the City Council may make an announcement of special events or meetings of interest as information to Council and Public. Any member of the public may comment on any matter within the City Council’s jurisdiction which is not on the agenda. Please state your name for the record. Action will not be taken on an item that is not on the agenda. If it requires action, it will be referred to staff and/or placed on a future agenda. City Council members or City staff may briefly respond to statements made or questions posed as permitted by Government Code Section 54954.2. In order that all interested parties have an opportunity to speak, please limit comments to a maximum of four (4) minutes. Any member of the public may comment on any matter listed on this agenda at the time the matter is being considered by the City Council*
- 7. **CONSENT AGENDA FOR THE SUCCESSOR AGENCY TO THE FORMER MARINA REDEVELOPMENT AGENCY:** *Background information has been provided to the Successor Agency of the former Redevelopment Agency on all matters listed under the Consent Agenda, and these items are considered to be routine. All items under the Consent Agenda are normally approved by one motion. Prior to such a motion being made, any member of the public or the City Council may ask a question or make a comment about an agenda item and staff will provide a response. If discussion or a lengthy explanation is required, that item will be removed from the Consent Agenda for Successor Agency to the former Marina Redevelopment Agency and placed at the end of Other Action Items Successor Agency to the former Marina Redevelopment Agency.*
- 8. **CONSENT AGENDA:** *Background information has been provided to the City Council, Airport Commission, Marina Abrams B Non-Profit Corporation, and Redevelopment Agency on all matters listed under the Consent Agenda, and these items are considered to be routine. All items under the Consent Agenda are normally approved by one motion. Prior to such a motion being made, any member of the public or the City Council may ask a question or make a comment about an agenda item and staff will provide a response. If discussion or a lengthy explanation is required, that item will be removed from the Consent Agenda and placed at the end of Other Action Items.*
  - a. **ACCOUNTS PAYABLE:**
    - (1) Accounts Payable Check Numbers 90988-91142, totaling \$955,024.87  
Accounts Payable Successor Agency, Check Number: 24, totaling \$1,785.00  
Wire transfers from Checking and Payroll for October 2018 totaling: \$472,333.31.

b. MINUTES:

- (1) September 25, 2018, Special City Council Meeting
- (2) November 7, 2018, Regular City Council Meeting

c. CLAIMS AGAINST THE CITY: None

d. AWARD OF BID: None

e. CALL FOR BIDS: None

f. ADOPTION OF RESOLUTIONS:

- (1) City Council consider adopting Resolution No. 2018-, approving regular City Council meeting schedule for 2019 Calendar Year.

g. APPROVAL OF AGREEMENTS:

- (1) City Council, Board of Directors Abrams B Non-Profit Corporation, and Board of Directors Preston Park Sustainable Community Non-Profit Corporation consider adopting Resolution No. 2018- and Resolution No. 2018- (NPC), approving an Amended Management Agreement Between City of Marina, City of Marina Abrams B Non-Profit Corporation, and Alliance Communities Inc., for Abrams B Housing Area, subject to approval by the Federal National Mortgage Association, and authorizing City Manager/Executive Director to execute an Amended Management Agreement on Behalf of the City and the Non-Profit Corporation subject to final review and approval by the City Attorney/Non-Profit Corporation Legal Counsel; and adopting Resolution No. 2018-, and Resolution No. 2018- (NPC), approving an Amended Management Agreement Between City of Marina, City of Marina Preston Park Sustainable Community Non-Profit Corporation, and Alliance Communities Inc., for Preston Park Housing Area, and authorizing City Manager/Executive Director to execute an Amended Management Agreement on Behalf of the City and the Non-Profit Corporation subject to final review and approval by the City Attorney/Non-Profit Corporation Legal Counsel.
- (2) City Council consider adopting Resolution No. 2018-, authorizing Amendment No. 1 to the Agreement between City of Marina and JHW Architects, Inc., a California Corporation, to provide for additional architectural design services, estimating services and preparation of a timeline associated with the proposed Senior Center Project, renewing and extending the term of the Agreement to provide for these additional services; authorizing a transfer of budget authority in the amount of \$17,000 to Fund 100-440-6300.570 increasing total compensation to be paid to JHW Architects, Inc. under the Agreement as amended by Amendment No. 1 by an amount not to exceed \$37,940; authorizing the Finance Director to make necessary accounting and budgetary entries; and; authorizing the City Manager to execute Amendment No. 1 on behalf of City subject to final review and approval by the City Attorney.
- (3) City Council consider adopting Resolution No. 2018-, approving a Conditional Airport Use Permit for Monterey Bay Karters to conduct non-aeronautical activities on the north tarmac at the Marina Municipal Airport; and authorizing City Manager to execute the Conditional Airport Use Permit on behalf of City, subject to final review and approval by City Attorney.

- (4) City Council consider adopting Resolution No. 2018-, approving a Conditional Airport Use Permit for Marina Motorsports, Inc. to conduct non-aeronautical activities on the south tarmac at the Marina Municipal Airport; and authorizing City Manager to execute the Conditional Airport Use Permit on behalf of City, subject to final review and approval by City Attorney.
- (5) City Council consider adopting Resolution No. 2018-, approving a Conditional Airport Use Permit for South Bay Regional Public Safety Training Consortium to conduct non-aeronautical activities on the south tarmac at the Marina Municipal Airport; and authorizing City Manager to execute the Conditional Airport Use Permit on behalf of City, subject to final review and approval by City Attorney.
- (6) City Council consider adopting Resolution No. 2018-, approving a Conditional Airport Use Permit for Skydive Monterey Bay to conduct aeronautical activities on the interim parachute drop zone at the Marina Municipal Airport; and authorizing City Manager to execute the Conditional Airport Use Permit on behalf of City, subject to final review and approval by City Attorney.
- (7) City Council consider adopting Resolution No. 2018-, approving agreement between City of Marina and WRA Environmental Consultants for peer review services to the City of Marina to assist the City in its review of the Coastal Development Permit Application submitted by the California American Water Company (CalAm) for the Monterey Peninsula Water Supply Project; and, authorizing City Manager to execute Agreement on behalf of City, subject to final review and approval by the City Attorney.

h. ACCEPTANCE OF PUBLIC IMPROVEMENTS: None

i. MAPS: None

j. REPORTS: (RECEIVE AND FILE):

- (1) City Council to receive report on Ballot Measures Revenues.

k. FUNDING & BUDGET MATTERS: None

l. APPROVE ORDINANCES (SECOND READING - READ BY TITLE ONLY)

- (1) City Council consider reading by title only and adopting Ordinance No. 2018-, amending the City of Marina Zoning Map (ZM 2016-04) rezoning the property from “C-1/Retail Business District” to “SP-Shores at Marina”.

m. APPROVE APPOINTMENTS: None

9. PUBLIC HEARINGS:

- a. City Council open a public hearing consider the Planning Commission’s Recommendation to adopt a Local Coastal Land Use and Implementation Plan Amendment, and consider: (1) adopting Resolution No. 2018-, amending the City’s Local Coastal Program to update existing conditions and uses in the Coastal Zone including deleting references to sand mining as an allowed coastal dependent use and adding habitat restoration, passive recreation, public access and public education as primary uses in the north of Reservation Road planning area in accordance with the Consent Settlement Agreement And Cease and Desist Order entered into between the California Coastal Commission and RMC Pacific Materials LLC d/b/a CEMEX and

changing the land use designation for the CEMEX parcels (APNs 203-011-001 and 203-011-019) from Coastal Conservation and Development to Parks and Open Space to achieve consistency with the General Plan land use designation of habitat reserve; and (2) introducing and reading by title only Ordinance 2018-, amending Chapters 17.25 and 17.41 of the Zoning Ordinance to update existing conditions and uses in the Coastal Zone and delete uses no longer in operation, removing sand mining as a conditionally permitted use in the Coastal Conservation and Development Zoning District, and striking in its entirety sand mining reclamation text. All above actions being exempt from the California Environmental Quality Act per CA Public Resources Code Section 21080.9 -.

- 10. OTHER ACTIONS ITEMS OF THE SUCCESSOR AGENCY TO THE FORMER MARINA REDEVELOPMENT AGENCY: *Action listed for each Agenda item is that which is requested by staff. The Successor Agency may, at its discretion, take action on any items. The public is invited to approach the podium to provide up to four (4) minutes of public comment.*
- 11. OTHER ACTION ITEMS: *Action listed for each Agenda item is that which is requested by staff. The City Council may, at its discretion, take action on any items. The public is invited to approach the podium to provide up to four (4) minutes of public comment.*

**Note: No additional major projects or programs should be undertaken without review of the impacts on existing priorities (Resolution No. 2006-79 – April 4, 2006).**

- a. City Council consider adopting Resolution No. 2018-, accepting the offer of dedication in Fee of Right-of-Way on Imjin Road from the University of California Santa Cruz, and authorize the City Clerk to record the dedication with the Monterey County Recorder’s Office. ***Continued from November 20, 2018***
- b. City Council review presentation materials provided and consider; directing staff to return with a Shared Mobility Device Program (including electric scooters) consisting of the elements and features Council wishes to consider.
- c. City Council consider adopting Resolution No. 2018-, recommending that the Fort Ord Reuse Authority adopted the Alternative Transition Plan for the Dissolution of the Fort Ord Reuse Authority.

12. COUNCIL & STAFF INFORMATIONAL REPORTS:

- a. Monterey County Mayor’s Association [Mayor Bruce Delgado]
- b. Council and staff opportunity to ask a question for clarification or make a brief report on his or her own activities as permitted by Government Code Section 54954.2.

13. ADJOURNMENT:

**CERTIFICATION**

I, Anita Sharp, Deputy City Clerk, of the City of Marina, do hereby certify that a copy of the foregoing agenda was posted at City Hall and Council Chambers Bulletin Board at 211 Hillcrest Avenue, Monterey County Library Marina Branch at 190 Seaside Circle, City Bulletin Board at the corner of Reservation Road and Del Monte Boulevard on or before 6:30 p.m., Friday, November 30, 2018.

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ANITA SHARP, DEPUTY CITY CLERK

*City Council, Airport Commission and Redevelopment Agency meetings are recorded on tape and available for public review and listening at the Office of the City Clerk, and kept for a period of 90 days after the formal approval of MINUTES.*

*City Council meetings may be viewed live on the meeting night and at 12:30 p.m. and 3:00 p.m. on Cable Channel 25 on the Sunday following the Regular City Council meeting date. In addition, Council meetings can be viewed at 6:30 p.m. every Monday, Tuesday and Wednesday. For more information about viewing the Council Meetings on Channel 25, you may contact Access Monterey Peninsula directly at 831-333-1267.*

*Agenda items and staff reports are public record and are available for public review on the City's website ([www.ci.marina.ca.us](http://www.ci.marina.ca.us)), at the Monterey County Marina Library Branch at 190 Seaside Circle and at the Office of the City Clerk at 211 Hillcrest Avenue, Marina between the hours of 10:00 a.m. 5:00 p.m., on the Monday preceding the meeting.*

*Supplemental materials received after the close of the final agenda and through noon on the day of the scheduled meeting will be available for public review at the City Clerk's Office during regular office hours and in a 'Supplemental Binder' at the meeting.*

*Members of the public may receive the City Council, Airport Commission and Successor Agency of the Former Redevelopment Agency Agenda at a cost of \$55 per year or by providing a self-addressed, stamped envelope to the City Clerk. The Agenda is also available at no cost via email by notifying the City Clerk at [marina@ci.marina.ca.us](mailto:marina@ci.marina.ca.us).*

**ALL MEETINGS ARE OPEN TO THE PUBLIC. THE CITY OF MARINA DOES NOT DISCRIMINATE AGAINST PERSONS WITH DISABILITIES.** Council Chambers are wheelchair accessible. meetings are broadcast on cable channel 25 and recordings of meetings can be provided upon request. to request assistive listening devices, sign language interpreters, readers, large print agendas or other accommodations, please call (831) 884-1278 or e-mail: [marina@ci.marina.ca.us](mailto:marina@ci.marina.ca.us). requests must be made at least **48 hours** in advance of the meeting.

Upcoming 2018 Meetings of the City Council, Airport Commission, Marina Abrams B Non-Profit Corporation, Preston Park Sustainable Community Nonprofit Corporation and Successor Agency of the Former Redevelopment Agency  
Regular Meetings: 5:30 p.m. Closed Session;  
6:30 p.m. Regular Open Sessions

Tuesday, December 18, 2018

**\*\* Regular Meeting rescheduled due to Monday Holiday**

NOTE: Regular Meeting dates may be rescheduled by City Council only.

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**CITY HALL 2018 HOLIDAYS**  
(City Hall Closed)

Winter Break ----- Monday, December 24, 2018 –Tuesday, January 1, 2019

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## 2018 COMMISSION DATES

**Upcoming 2018 Meetings of Design Review Board**  
**3<sup>rd</sup> Wednesday of every month.** Meetings are held at the Council Chambers at 6:30 P.M.  
\*\* = Change in location due to conflict with Council meeting

December 19, 2018

**Upcoming 2018 Meetings of Economic Development Commission**  
**3<sup>rd</sup> Thursday of every month.** Meetings are held at the Council Chambers at 4:00 P.M.

December 20, 2018 (Cancelled)

**Upcoming 2018 Meetings of Planning Commission**  
**2<sup>nd</sup> and 4<sup>th</sup> Thursday of every month.** Meetings are held at the Council Chambers at 6:30 P.M.

December 13, 2018

December 27, 2018 (Cancelled)

**Upcoming 2018 Meetings of Public Works Commission**  
**3<sup>rd</sup> Thursday of every month.** Meetings are held at the Council Chambers at 6:30 P.M.

December 20, 2018

**Upcoming 2018 Meetings of Recreation &  
Cultural Services Commission**  
**1<sup>st</sup> Wednesday of every quarter month.** Meetings are held at the Council Chambers at 6:30 P.M.

**Upcoming 2018 Meetings of Marina Tree Committee**  
**2<sup>nd</sup> Wednesday of every quarter month as needed.** Meetings are held at the Council Chambers at 6:30 P.M.