



## TENTATIVE AGENDA

Regular Meetings of the  
**CAPITOLA CITY COUNCIL/  
REDEVELOPMENT AGENCY**  
Thursday, August 14, 2008

### **6:00 P.M. - CLOSED SESSION - CITY MANAGER'S OFFICE CAPITOLA REDEVELOPMENT AGENCY & CITY COUNCIL**

An announcement regarding the items to be discussed in Closed Session will be made in the City Hall Council Chambers prior to the Closed Session. Members of the public may, at this time, address the City Council/Redevelopment Agency Directors on closed session items only.

#### **CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION** (Govt. Code §54956.9a)

Save the Habitat vs. City of Capitola (Rispin Mansion Project)  
Surf & Sand LLC vs. City of Capitola (Surf & Sand Mobile Home Park)  
Soquel Union Elementary School District vs. City of Capitola

#### **CONFERENCE WITH REAL PROPERTY NEGOTIATORS** (Govt. Code §54956.8)

Property: 1720 Wharf Road, Capitola, APN 035-111-10 (Golino Property-Golino  
Family as Tenants in Common, Owners)  
Agency Negotiator: City Manager  
Under Negotiation: Purchase of property by City

### **6:50 P.M. – CAPITOLA REDEVELOPMENT AGENCY**

#### **A. ROLL CALL**

Directors Storey, Begun, Graves, Termini, and Chairperson Nicol

#### **B. ORAL COMMUNICATIONS**

*Oral Communications allows time for members of the Public to address the Redevelopment Agency on any item not on the Agenda. Presentations will be limited to three minutes per speaker. All speakers must address the entire RDA Board and will not be permitted to engage in dialogue. All speakers are requested to print their name on the sign-in sheet located at the podium so that their name may be accurately recorded in the Minutes.*

#### **C. CONSENT CALENDAR**

*All matters listed under "Consent Calendar" are considered by the Agency to be routine and will be enacted by one motion in the form listed below. There will be no separate discussion on these items prior to the time the Directors vote on the action unless members of the public or the Agency request specific items to be discussed for separate review.*

1. Approval of RDA Minutes - Special Joint Meeting of the Redevelopment Agency and City Council of June 18, 2008, the Regular/Joint Meeting of June 26, 2008, and the Regular Meeting of July 10, 2008.

**C. CONSENT CALENDAR - Continued**

- 2. Approval of RDA Check Register Report.

**D. PUBLIC HEARINGS - None**

**E. REGULAR BUSINESS**

**JOINT MEETING OF THE CAPITOLA REDEVELOPMENT AGENCY/CITY COUNCIL**  
*The Capitola Redevelopment Agency and City Council will meet jointly at this time to consider the following item:*

- 1. Review and Adoption of RDA and City Council Resolutions pertaining to the New First Time Homebuyer Loan Program Policies and Procedures Manual. Staff recommendation: 1) adopt Agency Resolution Authorizing the Community Development Director to Approve and Revise the First Time Homebuyer Loan Program Policies and Procedures Manual for the Use of the Agency’s Low and Moderate Income Housing Fund; and 2) adopt City Council Resolution Authorizing the Community Development Director to Approve and Revise new First Time Homebuyer Loan Program Policies and Procedures Manual for the Use of Funds from the BEGIN Program, the HOME Program, and the Housing Trust Fund.

**F. ADJOURNMENT**

Adjourn to a Regular Meeting of the Capitola Redevelopment Agency to be held on Thursday, September 11, 2008, in the City Hall Council Chambers, 420 Capitola Avenue, Capitola, California.

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**REGULAR MEETING OF THE CITY COUNCIL**  
*(Immediately following the Redevelopment Agency Meeting)*

**ROLL CALL AND PLEDGE OF ALLEGIANCE**  
Council Members Storey, Begun, Graves, Termini, and Mayor Nicol

**1. REPORT ON CLOSED SESSION**

## 2. ORAL COMMUNICATIONS

### A. Additions and Deletions to Agenda

### B. Public Comments

*A MAXIMUM of 30 MINUTES is set aside for Oral Communications at this time*

- *Presentations will be limited to THREE MINUTES per speaker*
- *Individuals may not speak more than once during Oral Communications*
- *All speakers must address the entire Council and will not be permitted to engage in dialogue.*

**All speakers are requested to print their name on the sign-in sheet located at the podium so that their name may be accurately recorded in the Minutes.**

### C. Staff Comments

### D. City Council/Treasurer Comments/Committee Reports

*Council Members/City Treasurer may comment on matters of a general nature or identify issues for staff response or future council consideration. Council Members/Committee Representatives may present oral updates from standing committees at this time.*

### E. Committee Appointments

*Council Members/Committee Representatives may present oral updates from standing committees at this time. Committee appointments may also be made by the City Council at this time.*

### F. Approval of Check Register Report

## 3. CONSENT CALENDAR

*All matters listed under “Consent Calendar” are considered by the City Council to be routine and will be enacted by one motion in the form listed below. There will be no separate discussion on these items prior to the time the Council votes on the action unless members of the public or the Council request specific items to be discussed for separate review. Items pulled for separate discussion will be considered following “Other Business.”*

A. Approve Reading by Title of all Ordinances and Resolutions and declare that said Titles which appear on the Public Agenda shall be determined to have been read by Title and Further Reading Waived.

B. Approve City Council Minutes – The Special Joint Meeting of the City Council/Redevelopment Agency of June 18, 2008, the Regular/Joint Meeting of June 26, 2008, the Regular Meeting of July 10, 2008, and the Special Meeting of July 31, 2008.

**3. CONSENT CALENDAR - Continued**

- C. Receive Planning Commission Action Minutes for the Regular Meeting of August 7, 2008.
- D. Award Contract for the Replacement of the Deck Walkway Surfacing at City Hall to Weatherproofing Technologies, Inc., in an amount not to exceed \$24,960, and Adopt Resolution Amending the 2008-2009 Budget to Designate \$25,000 of Fund Balance for City Hall Improvements in the Public Works Facilities Contract Services Budget.
- E. Award Contract for the Construction of the Soquel Creek Lagoon Wetland Filtration Bio-Swale Project to Earthworks Paving Contractors, Inc., in the amount of \$241,920.
- F. Approve Request by Max Muscle (1420 41<sup>st</sup> Avenue) for a Special Event Permit, Entertainment Permit, Encroachment Permit, Amplified Sound Permit, Single Event Application, and All Day Use of the Bandstand to hold a “Muscle Beach Classic” Bodybuilding, Figure, and Fitness Athletic Promotion on Sunday, August 24, 2008, from 11:00 AM to 5:00 PM.
- G. Approve Request for Special Event Permit, Encroachment Permit and Entertainment Permit by the Capitola-Soquel Chamber of Commerce for the 26th Annual Art and Wine Festival in Capitola Village and Live Music in Esplanade Park on Saturday and Sunday, September 6 and 7, 2008; and Approve Grant for Permits and Police and Public Works Department Fees in the Amount of \$5,068.
- H. Terminate Efforts to Acquire Real Property at 1720 Wharf Road Owned by the Golino Family.
- I. Acceptance of the 2007-2008 Street Resurfacing Project as Complete at a Final Cost of \$194,346.96; and Authorization to Release Contract Retention of \$19,434.70 in 35 days following recordation of the Notice of Completion.
- J. Approve Plans and Specifications for the 2008 Capitola Slurry Seal Program on Capitola Road, Jade Street, 45<sup>th</sup> Avenue, and 43<sup>rd</sup> Avenue, and Authorize Advertising the Project to Receive Bids.

**3. CONSENT CALENDAR - Continued**

- K. Adopt Resolution Establishing an All Way Stop at the Intersection of Capitola Avenue, Riverview Drive, and the Pacific Cove Property Entrance.
- L. Receive Treasurer's Report for the Month Ended June 30, 2008 (Unaudited).
- M. Approve Contract Change Orders No. 1 and 2 with JMA Construction for the Esplanade Restroom Remodel Project in the amount of \$30,000.

**4. PUBLIC HEARINGS - None****5. OTHER BUSINESS**

- A. Report on an Analysis of Staff Time Related to Boards, Committees and Commissions. Staff recommendation: review and accept report.
- B. Ordinance Amending Capitola Municipal Code Section 5.14.090 Pertaining to False Alarm Fines. [1<sup>st</sup> Reading] Staff recommendation: adopt ordinance.

**JOINT MEETING OF THE  
CAPITOLA CITY COUNCIL/REDEVELOPMENT AGENCY**

*The Capitola Redevelopment Agency and City Council convened jointly during the Regular Redevelopment Agency Meeting, under Item E.1. for the following item: (There will be no discussion on this item at this time. This item is included for recordation of action taken only.)*

- C. Review and Adoption of RDA and City Council Resolutions pertaining to the New First Time Homebuyer Loan Program Policies and Procedures Manual. Staff recommendation: 1) adopt Agency Resolution Authorizing the Community Development Director to Approve and Revise the First Time Homebuyer Loan Program Policies and Procedures Manual for the Use of the Agency's Low and Moderate Income Housing Fund; and 2) adopt City Council Resolution Authorizing the Community Development Director to Approve and Revise new First Time Homebuyer Loan Program Policies and Procedures Manual for the Use of Funds from the BEGIN Program, the HOME Program, and the Housing Trust Fund.

*AT THIS POINT, ITEMS REMOVED FROM CONSENT CALENDAR WILL BE CONSIDERED*

**6. ORAL COMMUNICATIONS**

**7. ADJOURNMENT**

Adjourn to a Regular Meeting of the Capitola City Council to be held on Thursday, September 11, 2008, in the City Hall Council Chambers, 420 Capitola Avenue, Capitola, California.