

April 25, 2007
Capitola, California

CAPITOLA CITY COUNCIL**MINUTES OF A SPECIAL JOINT MEETING OF THE
CAPITOLA CITY COUNCIL AND REDEVELOPMENT AGENCY**

Mayor/Chairperson Termini called the Special Meeting of the Capitola City Council/Redevelopment Agency of Wednesday, April 25, 2007, to order at 6:02 p.m. in the City Council Chambers located at Capitola City Hall, 420 Capitola Avenue, Capitola, California.

1. ROLL CALL AND PLEDGE OF ALLEGIANCE

PRESENT: Council Members/Directors Kirby Nicol, Ron Graves, Sam Storey, and Mayor/Chairperson Michael Termini
ABSENT: Council Member/Director Bob Begun
STAFF: City Manager/Executive Director Rich Hill, City Clerk/Secretary Pamela Greeninger

2. ORAL COMMUNICATIONS – None

Mayor Termini announced that since this was a special meeting, and oral communications would be limited to the agenda item regarding the Rispin Mansion. Two people spoke. (See comments under Item 4.A.)

3. BUSINESS**4. PUBLIC HEARING OF THE CITY COUNCIL**

A. Public Hearing on Rispin Mansion Restoration and Inn, Application #07-023, to Amend Application Nos. #97-95, #04-005, and #06-052: Conditional Use Permit, Architectural and Site Review, and Coastal Permit for a Proposed 23-Room Inn at Rispin Mansion Project located at 2000 and 2005 Wharf Road in the AR/VS/PD “Automatic Review/Visitor Serving/Planned Development” Zoning District. (APN 035-371-01&02) Presentation: Community Development Department. [730-10]

Henry Queen, resident at 4735 Clares Street (the last K&B home before the Library property, said he is happy to see that development will take place at the Rispin Mansion, but he has some concerns: 1) He hopes that vegetation will remain along the pathway from Wharf Road to the Nob Hill Center, and 2) he is concerned about the traffic on Clares Street and discussed the difficulty of getting out of his driveway. Mr. Queen referred to a yellow caution sign that exists at the fork on Wharf Road warning motorists of slow traffic, pedestrians and driveways. He asked if the city would consider putting a similar sign on Clares Street, where the library property ends and homes begin. Mr. Queen went on to say he has talked to the police department about people rolling through the stop sign at Wharf Road and Clares Street and expressed his concerns about safety at that intersection.

Council Member Storey clarified that Mr. Queen’s concern is crossing Wharf Road from Clares. Mr. Queen said a red light might be helpful in getting people to stop at the intersection.

A resident from the Clares Street neighborhood addressed the Council regarding her concerns about lawbreaking activities that are occurring in Perry Park. She commented on youth and homeless persons in the area and drug and gang-related activities. She said young people have thrown several shopping carts into the creek.

Mayor Termini thanked the public for their comments and then introduced this item saying it is staff's recommendation to continue the hearing.

City Manager Hill said that staff is still working on contract amendments and other issues relating to the conditions of approval with the developer and are not ready to make a presentation yet. He said staff is now suggesting that the hearing be continued for two weeks, until Wednesday, May 9, 2007, rather than May 2 as recommended in the agenda report.

The **City Council** took the following action:

ACTION: Council Member Nicol moved, seconded by Council Member Graves, to continue the Public Hearing to Wednesday, May 9, 2007, at 6:00 p.m. in the City Hall Council Chambers. The motion carried unanimously.

Following Council action, Council Member Storey asked about the large Barry Swenson sign located on the Rispin property and questioned if the sign has gone through the city's approval process.

Ric de la Cruz, representing Barry Swenson Builder, said a firm they contract with for signage from Milpitas installed the sign without their knowledge and approval. That firm will need to come back to remove the sign, which could take a week or so. He also commented on plans for a groundbreaking ceremony.

5. **ADJOURNMENT**

The City Council adjourned at 6:17 p.m. to the next Regular Meetings of the City Council and the Capitola Redevelopment Agency to be held on Thursday, April 26, 2007, in the City Hall Council Chambers, 420 Capitola Avenue, Capitola.

Michael Termini, Mayor

ATTEST:

Pamela Greeninger, City Clerk