

## Minutes of Regular Town Council Meeting June 24, 1980

Mayor Capurro convened the meeting with Councilmembers Toal, Convis, Wooliever and Buckle present.

2. OPEN TIME FOR PUBLIC DISCUSSION

Councilmember Wooliever expressed concern that her support of a reclassification of a sergeant to lieutenant position in the Police Department at the June 19th budget hearing was based on her misunderstanding that this request had been initiated by the department and approved by the administrator.

3. APPOINTMENTS

a. Park & Recreation Commission

M/S Toal, Buckle to close nominations. Passed unanimously.

Thereafter, Linda Weill & Ken Gelatti were reappointed to four year terms on the Park & Recreation Commission, running to July 15, 1984.

b. Committee for Open Space Acquisition

Councilmember Buckle stated that in view of the interest and concerns focused on the proposed hillside density ordinance, a Committee similar to the zoning committee should be appointed to study acquisition for open space, including the possibility of a ballot measure to raise funds through a special tax. William Clark advised Council that a non-profit corporation (Ross Valley Land Trust) had been formed to act as a receptacle for donation of land/and or funds to purchase same. Carl Baumsteiger cautioned that action should await the finalization of the proposed density ordinance as market values will be affected.

M/S Toal, Convis to appoint Councilmember Buckle as the Town's liaison to work with the Ross Valley Land Trust. Passed unanimously.

4. PARTIAL CONVERSION OF ISABEL COOK COMMUNITY CENTER TO LOW AND MODERATE INCOME HOUSING

Dick Blood-Bornholdt of the Marin County Housing Authority and Architect John Campbell presented the recommendation resulting from the feasibility study on conversion of Isabel Cook Community Center to low and moderate income housing, which would leave the front building for community center use, replacing the rear building with 18 housing units. Following public comment - including a request from handicapped persons for more than one handicapped unit, and following Council discussion,

M/S Toal, Convis to accept the report of the Marin County Housing Authority. Passed unanimously.

M/S Toal, Convis to approve Scheme B in principle, continuing the use of the front building as a community center, replacing the rear building with low and moderate income housing units, the precise number of 1, 2 & 3 bedroom units and handicapped units to be determined at a later time. Passed unanimously.

M/S Toal, Buckle to direct preparation of documentation for placing referendum on the November, 1980 ballot. Passed unanimously.

M/S Toal, Buckle to authorize the Marin County Housing Authority to proceed with Section 8 application to HUD, and to instruct the Planning Director to commence lot split and rezoning processes, with fee waivers. Passed unanimously.

M/S Toal, Buckle to authorize expenditure of up to \$6,000 unexpended grant funds for lot split costs, Section 8 applications and election costs. Passed unanimously.

5. PUBLIC HEARING: PLANNING COMMISSION RECOMMENDATION REZONING 22, 23, 26, 27, 29, 30, 31 & 36 MAGNOLIA and 33 CITY HALL AVENUE

There being no public input or property owner objection,

M/S Convis, Buckle to waive reading and introduce ordinance amending Ordinance No. 485 of the Town of San Anselmo by changing the property classification of 31 Magnolia from R-1 to R-2, 30 Magnolia from C-2 to R-1, 36 Magnolia from C-2 to R-2, 26 Magnolia from C-2 to R-3, 22, 23, 27 & 29 Magnolia from C-2 to P and 33 City Hall Ave. from C-2 to R-1. Passed unanimously.

6. YELLOW CAB COMPANY RATE INCREASE REQUEST

M/S Convis, Wooliever to approve the following rate schedule to be effective July

1, 1980 or as soon thereafter as a majority of the nine cities affected have acted favorably thereon:

Meter drop - \$1.20  
 Successive miles - \$1.20  
 Waiting time - \$12.00 per hour

provided:

a. The 25% script discount program for elderly and handicapped persons is continued at least through June 30, 1981, notice thereof to be posted prominently in each cab.

b. A taxi-stand or waiting location with free call box is reestablished at the HUB Bus Transfer Facility by October 1, 1980, subject to delay only if necessitated by reconstruction of the Bus Transfer Facility.

and to entertain no further rate increase request before May 1, 1981, for an effective date no earlier than July 1, 1981, to be accompanied by:

a. An outside opinion audit by a CPA firm covering at least two full years of operation.

b. A cost analysis in a form satisfactory to joint City staff comparing and projecting present overall vehicle costs (used vehicle acquisition, rebuilding, maintenance, fuel cost, proportion of CNG vs gasoline use, depreciation, etc.) vs overall costs were 50-75% of the fleet made up of new, high-mileage vehicles, either diesel fuel or gasoline-powered (e.g. Austin diesels as in the United Kingdom, VW diesel Rabbits, etc.).

Motion passed unanimously.

7. ORDINANCE REVISING DEFINITION OF "FAMILY" FOR ZONING PURPOSES

M/S Toal, Wooliever to adopt Ordinance No. 787 amending Section 10-3.419 of the San Anselmo Municipal Code as to the definition of "family". Passed unanimously.

8. ORDINANCE REVISING UPPER END OF GROSS RECEIPTS TAX SCHEDULE, BUSINESS LICENSES

M/S Toal, Convis to waive reading and introduce an ordinance amending gross receipts schedule in Section 6-1.21 Business License Ordinance. Passed unanimously.

9. DIRECTOR OF PUBLIC WORKS REPORT ON HUB BUS TRANSFER FACILITY

The Director of Public Works advised that further services are needed from the landscape consulting firm in the design of the facility - the original contract having been fulfilled with no funds remaining for the additional work required.

M/S Toal, Buckle to approve the proposal of Johnson, Leffingwell & Guthrie dated June 18, 1980, authorizing the Town Administrator to execute the contract and to transfer \$2,500 from the reserve for contingencies to Acct. 491-45CP. Passed unanimously

Noting that the Planning Commission is recommending the undergrounding of utilities in the area in conjunction with the construction of the facility,

M/S Buckle, Toal to approve use of Rule 20 funds for an undergrounding project in the Hub Bus Transfer Facility area. Passed unanimously.

10. PARK & RECREATION DIRECTOR REQUESTING APPROVAL OF "PEDDLERS' FAIRE"

M/S Toal, Wooliever to approve the conduct of a Peddlers' Faire by the Park & Recreation Department on September 13, 1980 at Memorial Park with the provisos that all related costs incurred by the Town are to be charged against the proceeds, and that careful attention be paid to cleanup. Passed unanimously.

11. COUNTY DISASTER COUNCIL REQUESTING TOWN PARTICIPATION IN COUNTY-WIDE EXERCISE AUGUST 21.

M/S Toal, Convis to authorize the Mayor to sign Memorandum of Understanding with the County of Marin for San Anselmo participation in the county-wide disaster exercise on August 21, 1980. Passed unanimously.

12. RESOLUTION ADOPTING TOWN BUDGET FOR FY 1980-81

M/S Toal, Convis to adopt Resolution No. 1836 adopting the 1980-81 budget. Motion passed 4 - 1 with Councilmember Buckle voting no based on his disapproval of the Town Attorney's budget, contending that it is excessive compensation for the amount of time spent.

Lee Humphry, representing the Chamber of Commerce suggested that future budgets should describe the revenue from business licenses as "business License tax". She also suggested that the covers used on the published budget be downgraded.

13. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS, COMMENTS AND DIRECTIONS TO STAFF

Councilmember Convis - has a complaint concerning overhanging tree branches on San Anselmo Ave. Public Works Director to investigate.

Mayor Capurro solicited Council concensus on an agenda item for consideration of issuing and selling overnight parking permits. Favorable concensus did not develop.

14. CONSENT AGENDA

M/S Toal, Convis to pass consent agenda. Passed unanimously.

- a. Approved minutes of meetings of June 10, 12, 17 & 19.
- b. Approved warrant register for 6/1-15/80

ADJOURNED AT 11:10 P.M. to regular meeting July 8, 1980.

LIBBY HANSON  
Deputy Town Clerk