

November 12, 2019 – 7:00 pm
Regular City Council Meeting
Los Altos Youth Center
One North San Antonio Road, Los Altos, CA 94022

Staff Responses to Council Questions

➤ **ITEM 1: RENTAL FEE WAIVER REQUEST BY THE ROTARY CLUB OF LOS ALTOS**

- How many additional hours of programming are occurring at the Garden House now that the community center is under construction? How much additional revenue is the city receiving by these additional programming, if any?

Response: There are approximately 5 classes/programs that have been utilizing the Garden House due to the demolition of Hillview. This is equivalent to approximately 284 additional hours of programming at the Garden House. These additional hours of programming are not equivalent to additional revenue but can be viewed as maintaining the same service levels - just relocation of classes from Hillview. These are not new classes/programs that would generate new/additional revenue.

- Does this time request by Rotary interfere with other programming occurring at the Garden House?

Response: Of the 5 classes/programs that relocated to the Garden House, only 1 potentially overlapped with Rotary use. Up to this point, we have had the class modify their program time so that it will not overlap with Rotary use.

➤ **Item 2: Authorization for purchase of vehicle barrier system**

- Will this barrier system be used each week when the farmer's market is being held?

Response: Yes.

- Will this barrier system be used for the summer 3rd Street Green?

Response: Yes

➤ **AGENDA ITEM 4: R3-4.5 ZONING AMENDMENTS**

Just an FYI. The only attachment 1 had was included in my package. The following items were missing:

- 1 – staff report (which I could read from the website)
- 2 – minutes from 8/27 meeting (which I could read from the website)
- 3 – staff report from 8/27 meeting (which were also not accessible from the website)

Response - Noted

➤ **Agenda Item 5: 4350 El Camino Real Story Pole Exception**

- When we reviewed this story pole exemption request before, the project owners indicated that they would not be developing this project for a number of years, as they had just renewed their franchise agreement with 76 for another 3 years. Once they closed the station and started the environmental remediation of the site, that would be the appropriate time to put up the story poles. And with the station closed, there would be no issues with installing the story poles.
- Has their agreement with 76 changed, such that they are now planning to build the development sooner?

Response – The applicant has not provided a response regarding the question. However, the question has been forwarded to the applicant, and they will be prepared to answer the question at the City Council meeting.

The staff report says they have submitted a design review, conditional use permit, and subdivision application for a 5-story multi-family residential building with 47 units. How close is their application to being complete, as our direction was that they should come back once their application was 1-2 months from completion?

Response - The application remains incomplete due to not addressing the following:

1. *Construction Management Plan – The current construction management plan is consistent with the Construction Management Plan handout.*
2. *The vesting tentative map indicates an ingress/egress easement on the subject site and a separate ingress/egress easement on the adjacent site (APN 167-60-MULT) will be abandoned. We are awaiting a letter from the neighboring property (APN 167-60—MULTI) agreeing to vacating the easements.*
3. *A 3D model has not been provided to the City.*

We believe the applicant can comply with the Council directive within the noted time frame, but the applicant is responsible for providing/submitting the information within this time frame.

- How soon after a project is approved must the applicant actually build the project?

Response - A building permit must be pulled, and work started on the project within two years of obtaining final approval. A one-year extension to this time frame can be considered by staff.

➤ **AGENDA ITEM 6: MILLS ACT AGREEMENT WITH THE PROPERTY OWNERS FOR 210 ALTA VISTA AVENUE**

Why is this request only for the barn? How can we bifurcate the property taxes between the house and the barn?

Response - The barn is the sole structure on the historic resource inventory. The applicant has not pursued historic designation for the main single-family residence or other accessory structures on the site. Since the barn is the only on-site structure on the historic resource inventory, it is the only structure qualified to pursue a Mills Act Agreement with the City.

The Santa Clara County Assessor has established a separate Tax Assessor Parcel Number (167-34-022) for the barn and the immediately surrounding site. The single-family house and other accessory structures are located on separate assessor's parcels. Due to the barn being on a separate parcel, the Santa Clara County Assessor is able to bifurcate the property taxes separate from the single-family house and other accessory structures.