



Mayor: Ann Nevero
Vice Mayor Sharon Crull
City Council: Greg Pitts
Mario Sculatti
Peter White

ST. HELENA CITY COUNCIL REGULAR MEETING
OCTOBER 28, 2014

5:00 PM STUDY SESSION
VINTAGE HALL BOARD ROOM – SECOND FLOOR
465 MAIN STREET, ST. HELENA

6:00 PM REGULAR MEETING
VINTAGE HALL BOARD ROOM – SECOND FLOOR
465 MAIN STREET, ST. HELENA

PLEASE NOTE: Any person who wishes to speak regarding an item on the agenda or make a comment under the “Oral Communication” portion of the agenda may voluntarily complete a “Speaker Card” and submit it to the City Clerk BEFORE that portion of the agenda is called. Speaker cards are available on the table in back of the room. Please observe the time limit of three minutes.

- 1. PLEDGE OF ALLEGIANCE**
- 2. ROLL CALL**
- 3. PUBLIC COMMENTS PERTAINING TO THE STUDY SESSION**
- 4. STUDY SESSION**
 - a. Present an overview and background information regarding Historical Cultural Community Center Visioning and proposed relocation of the historic school house to the Adams Street Property
- 5. OPEN SESSION – COUNCIL WILL RETURN TO OPEN SESSION AND ANNOUNCE ACTIONS TAKEN IF ANY (6:00 P.M.)**
- 6. PUBLIC FORUM:** Members of the public are entitled to speak on matters of municipal concern not on the agenda during Public Forum. Each person’s comments shall be limited to 3 minutes. Each person is entitled to speak on any non-agendized item only once at any meeting. Brief questions by Councilmembers for clarifications may be posed and answered, and Councilmembers may make requests that items be placed on future agendas, but in accordance with state law, no substantive discussion or action may take place unless and until the matter properly appears on the agenda.

- 7. REPORTS BY STAFF AND CITY COUNCIL, FUTURE AGENDA ITEMS, and AB 1234 REPORTS:** Reports by staff and/or Councilmembers on items of general interest. Brief questions for clarification may be posed and answered, and Councilmembers may request that items be placed on a future agenda. Except under certain circumstances, the Brown Act prohibits any other discussion or action by the City Council.

PRESENTATIONS AND PUBLIC RECOGNITIONS

- 8.** Proclamation for Arbor Day

CONSENT ITEMS: Members of the Council or the public may ask that any items be considered individually for purposes of considering alternative action, for extended discussion, or for public comment. Unless that is done, one motion may be used to adopt all recommended actions. (Roll Call Vote)

- 9.** Consideration of second reading and adoption of ordinance enacting St. Helena municipal code chapter 2.50 to provide for the adoption by City Council resolution of protocols for the establishment, membership, terms, procedures and operations of City Boards, Commissions and Committees

Lead Staff: Cindy Black, City Clerk

Recommended Action: Adopt

- 10.** Consideration of a resolution rescinding resolution no. 2013-61 and approving an Investment Policy for the City of St. Helena

Lead Staff: Sheila McCrory, Interim Finance Director

Recommended Action: Approve

- 11.** Consideration of a resolution approving a Capital Asset and Depreciation Policy for the City of St. Helena

Lead Staff: Sheila McCrory, Interim Finance Director

Recommended Action: Approve

- 12.** Consideration of approving the purchase of Meily Park Play Structure in the amount of \$29,009

Lead Staff: James Haller Park Supervisor/City Arborist

Recommended Action: Approve

- 13.** Consideration of a resolution approving the final application for funding from the San Francisco Bay Water Quality Improvement Fund for the Upper York Creek Dam Removal Project and authorizing the City Manager to execute the Application for Federal Assistance and other related forms and agreements

Lead Staff: Steve Palmer, Interim Public Works Director

Recommended Action: Approve

- 14.** Consideration of Resolution Approving an Employment Agreement with April Mitts

Lead Staff: Jennifer Phillips, City Manager

Recommended Action: Approve

15. Consideration of resolution amending resolution 2005-98 approving a local preference policy for affordable housing updating the policy to comply with state requirements, and providing more specificity on how the local preference policy will be implemented

Lead Staff: Victor Carniglia, Interim Planning Director

Recommended Action: Approve

16. Consider introduction of an ordinance amending chapter 8.32 of the St. Helena Municipal Code to revise and enhance the City's regulations providing for procedures, notice and assistance for tenants of residential units displaced as a result of code enforcement activities

Lead Staff: Victor Carniglia, Interim Planning Director

Recommended Action: Introduce by title only

SCHEDULED MATTERS

17. Consideration of 2015 Public Safety Priorities

Lead Staff: Jacqueline Rubin, Chief of Police

PUBLIC HEARING

18. Consider an appeal of the Planning Commission decision of September 16, 2014 in regards to approving a request from the DAVIES VINEYARDS WINERY for a USE PERMT AMENDMENT to expand the existing production capacity/facilities and to allow hospitality functions including tours, tastings and events at the existing facility, DESIGN REVIEW to remodel and expand the existing production facilities to include crush pad areas, an outdoor tasting area, a rooftop terrace and a hospitality building. The parcel is located at 555 MAIN STREET

Lead Staff: Victor Carniglia, Interim Planning Director

19. Consider a resolution approving the request by BRAD OLDENBROOK for a parcel map to subdivide an existing 14.13 acre parcel into two parcels, one parcel consisting of 13.63 acres in area and the second parcel consisting of .5 acres. The 14.13 acre site is located on Fulton Lane approximately ½ mile northeast of the existing rail line. Parcel Number: 009-050-001. The project has been determined to be categorically exempt from CEQA, Class 15 Minor Land Divisions.

Lead Staff: Victor Carniglia, Interim Planning Director

ADJOURNMENT The next Regular City Council meeting is scheduled for November 25, 2014, at 6:00 p.m. in the Vintage Hall Board Room located at 465 Main Street. This agenda was posted at City Hall, 1480 Main Street, and at Vintage Hall, 465 Main Street, St. Helena, California on October 24, 2014.


Cindy Black, City Clerk

CHALLENGING DECISIONS OF CITY ENTITIES

The time limit within which to commence any lawsuit or legal challenge to any quasi-adjudicative decision made by the City of St. Helena is governed by Section 1094.6 of the Code of Civil Procedure, unless a shorter limitation period is specified by any other provision, including without limitation Government Code section 65009 applicable to many land use and zoning decisions, Government Code section 66499.37 applicable to the Subdivision Map Act, and Public Resources Code section 21167 applicable to the California Environmental Quality Act (CEQA). Under Section 1094.6, any lawsuit or legal challenge to any quasi-adjudicative decision made by the City must be filed no later than the 90th day following the date on which such decision becomes final. Any lawsuit or legal challenge, which is not filed within that 90-day period, will be barred. Government Code section 65009 and 66499.37, and Public Resources Code section 21167, impose shorter limitations periods and requirements, including timely service in addition to filing.

If a person wishes to challenge the above actions in court, they may be limited to raising only those issues they or someone else raised at the meeting described in this notice, or in written correspondence delivered to the City of St. Helena, at or prior to the meeting. In addition, judicial challenge may be limited or barred where the interested party has not sought and exhausted all available administrative remedies.

SUPPLEMENTAL MATERIAL RECEIVED AFTER THE POSTING OF THE AGENDA

Any supplemental writings or documents distributed to a majority of the City Council regarding any item on this Agenda, after the posting of the Agenda, will be available for public review in the City Clerk's Office located at 1480 Main Street, St. Helena, California, during normal business hours. In addition, such writings or documents will be made available on the City's web site at <http://cityofsthelena.org> and will be available for public review at the respective meeting.