

REGULAR MEETING  
OF THE  
CORTE MADERA TOWN COUNCIL AND SANITARY DISTRICT #2 BOARD

In the Town Hall of the Town of Corte Madera, on September 21, 2010 at 7:30 p.m.

PRESENT: Mayor Condon  
Councilmembers Cock, Furst, Lappert, Ravasio

Town Manager David Bracken

OPEN SESSION

Salute to the Flag

OPEN TIME FOR PUBLIC DISCUSSION

Katie McGee, 13 Key Largo Course, Mariner Cove Neighborhood Association, spoke of the neglect of San Clemente Park, most notably with respect to swing sets. She stated that out of the 8 original swings, only 3 remain. She said she would like a better understanding of where the town stands relative to maintenance of the park, acknowledged the current budget crisis, and asked if a town representative would look into replacing the swings.

Mayor Condon said the Council has received a number of communications from Mariner Cove Neighborhood Association members. She outlined the impacts of State laws implemented since the play area was originally constructed and explained the regulatory difficulties they present. The current poor condition and scope of improvements needed would trigger ADA (the Americans with Disabilities Act) requirements, likely increasing the required funding to several hundred thousand dollars. She noted that in addition, the park land is leased from the Larkspur School District which has imposed its own set of restrictions on the improvements allowed there. She explained that the town did secure a sizable grant for improvements to San Clemente Park; however, the school district would not sign off on certain details that were required to accept the grant. She recommended that Ms. McGee and anyone else interested share their concerns with the Larkspur School District Board.

The Town Manager said he and Superintendent Kramer would visit the site this week to see what, if anything, could be done. He reiterated the Mayor's explanation, adding that the school district would not guarantee the long-term lease of the land needed to accept the grant.

Mary O'Malley asked if the grant monies are still available. Mr. Bracken could not confirm.

Helen McCauley, 211 Golden Hind Passage, said she has spoken with Ronnie Sharp who is known for her work on playgrounds in Mill Valley and San Anselmo. She said Ms. Sharp has volunteered to help with fundraising for San Clemente Park.

Mayor Condon again recommended that the public address their concerns to the school district, as they have purview over the property. She shared her full agreement on the condition of the park and said the community would have the Council's support in such efforts.

Councilmember Cock asked Councilmember Ravasio, as board liaison, to speak with the district at the next meeting.

George Topor, 42 Spindrift Passage, said he believed the town also had lease agreements with the school district for portions of Town Park, which seems extremely well maintained. Mr. Bracken said Town Park is on town property. He clarified that the school district was not necessarily opposed to park improvements, but that it did not wish to encumber the property for the next 40 years. The State, understandably, did not wish to release funds for the project when the town did not have property rights over the life of the expenditure being made.

Mr. Topor reiterated his previous requests for a one-page budget synopsis providing a summary estimate of key items such as revenues, interest, and major expenditure categories. He said he has asked for this during the last three budget cycles and that, while he has been told GASB regulations make that impractical, he has seen other Marin cities offering this with their own budgets. He hoped staff could make a real effort in this direction as they move into the next budget cycle. Mr. Bracken said it is his intent to prepare such a summary for the mid-year budget review in January. He said it is also his intent for that to act as a template for the Manager's Summary, which would replace the Manager's Message, in the upcoming budget. He asked the Council and public to advise him what categories they would most like to see called out.

Mayor Condon asked that residents carefully read each ballot measure in full for the upcoming election, particularly to see how they might financially affect the town.

Harry Shriebman, 1 Cay Passage, requested feedback following the Town Manager and Superintendent's visit to San Clemente Park.

Mr. Topor asked staff to extend his thanks to the Corte Madera Fire Department for their assistance with replenishment, restocking, removal, and distribution of supplies at Hillside Church.

Kate Costanga asked if it is even feasible to consider improvements at San Clemente Park, and if not, perhaps the area on the side of the volleyball courts should be considered. The Town Manager replied that this is school district land, and the town would be after the same long-term lease the State was asking to see.

Ms. Costanga questioned and confirmed with Mr. Bracken that Lycee Francais also uses play areas on the site. She asked if a joint effort with them could be considered. Councilmember Ravasio noted the land is up for lease and, while there is no real interest from other parties at this time, the possibility that Lycee Francais may no longer be there should be considered.

Mr. Shriebman questioned if the town's lease runs through 2017. Mr. Bracken could not confirm this, but said he would look into it as well as the possibilities of extending it.

- Town Manager Report

The Town Manager provided the following report:

- He and several members of the Council, have received a number of emails from a gentleman concerned with the condition of the path along Corte Madera Avenue. He is correct in that the path is in very poor condition, but it would be a monumental expense to rebuild it properly and there are no funds currently available. Property owners along the pathway have been issued a letter alerting them of their responsibility to keep branches trimmed;
- He received several emails regarding the traffic signal at Tamalpais Drive and Sanford Street. The wire loops controlling the signal have been broken for some time. The condition of the pavement at that intersection is so poor that to replace the loops would require repaving and rebuilding of all ramps there, turning a relatively simple project into a complicated and expensive one. He has requested an estimate on camera sensors that essentially trigger light changes in the same manner but do not require any repaving. The light change intervals will continue as they are until that can be repaired;
- He previewed several upcoming agenda items:
  - October 5 – Presentations on the proposed community garden and Councilmember Ravasio’s trip to the Netherlands;
  - November 1 – TAM presentation on the Highway 101 Greenbrae/Twin Cities Corridor Improvements project;
  - November 19 – Housing Element Workshop
- Staff received notice on the award of a \$244,000 Safe Pathways to Schools grant. This, along with \$300,000 from the developer of Madera Vista, will be used for bicycle pathway improvements along Paradise Drive, from Westward Drive to Upland Circle;
- Staff also received approval from TAM to use the roughly \$130,000 remaining from the Bayside Trail project grant funds for sidewalk improvements on the west side.

Councilmember Furst asked if the west side improvements would count towards actions required by the Richard Skaff consent decree. Mr. Bracken explained that the decree requires the town to spend one half of its gas tax revenues on qualifying improvements annually, and also to seek grants. This would fulfill the requirement only in the latter sense, but it would also look good for the town in the likely event its compliance is challenged.

- Council Reports

Councilmember Ravasio provided the following report:

- The Larkspur School District Board is establishing a Fiscal Alliance Partnership, comprised of staff, trustees, parents, homeowners, and business owners. He recommended they reach out to the Chamber of Commerce for a representative. The group will meet quarterly to encourage community participation in the understanding of use of local revenues in sustaining and enhancing the quality of public education.

Councilmember Cock provided the following report:

- She missed the latest Flood Control Board meeting. With the recent loss of Skip Zeller, whose engineering expertise was invaluable, she asked if staff would be advertising for a new appointment.

Mr. Bracken confirmed and said he could advertise the desire for someone with a background in engineering, although it is not a requirement.

Mayor Condon provided the following report:

- She attended a League of California Cities conference in San Diego. While there was concern about the cost of attending, she found the content well worth it. Subject matter focused on small cities and they discussed many strategies that could easily be applied here, such as building a nexus between the town and business and how to effectively deal with local unions regarding pensions;
- She plans to bring forward an item regarding the President's Department of Health and Human Services efforts to fight children's obesity. The principles are good and Corte Madera, has already implemented these practices and could act as a model for other municipalities;
- There have been contentious and divisive recent actions relating to the unfunded mandates established by AB 32 and SB 375. Several months ago, every one of the League's policy committees voted to suspend or postpone the mandates. Many were concerned the League would be perceived as not supporting greenhouse gas emission reductions, potentially losing support for a critical proposition, and the League Board reversed the decision of each policy committee. In response, the City of Desert Hot Springs drafted a resolution supporting the policy committees. Members voted in favor of the resolution, with conditions that they remain neutral on Proposition 23 but did support extending fulfillment of the mandates. The General Assembly upheld the denial of the resolution and she understands that Desert Hot Springs is considering seceding from the League;
- She received communications from the same gentleman mentioned by the Town Manager regarding the path along Corte Madera Avenue. She responded to several in writing, which would be included in the next Council packet.

### CONSENT CALENDAR

#### Town Items

- 3a. Approved Warrant and Payroll for the Period September 1, 2010 through September 15, 2010, Warrant Check Numbers 127019 through 127113 and Payroll Check Numbers 3428 Through 3439, Payroll Direct Deposit Numbers 16903 through 16975, and Payroll Wire Transfer Numbers 1088 through 1091, and Wire-Cal PERS Annual "CERBT" Payment
- 3b. Confirmation of the Town Council's Change of Meeting Date From Tuesday, November 2, 2010, To Monday, November 1, 2010

MOTION: Moved by Lappert, seconded by Cock, and carried unanimously,  
To approve items 3a and 3b on the Consent Calendar.

BUSINESS ITEMS

5. Approval of Minutes of September 7, 2010

Councilmember Furst requested the following corrections to the Minutes:

- Page 3, line 28 – change “in conclusive” to “inconclusive”
- Page 7, line 27 – “...she hopeds the PUC...~~would~~ **will** take the public’s...”
- Page 7, line 29 – “it is not right ~~that~~ **if** there is a risk...”
- Page 7, line 30 – change “they” to “the Council”
- Page 7, line 31 – change “believe” to “believes”
- Page 9, line 3 – “...across Sir Francis Drake ~~or~~ , **over** Corte Madera Creek.”
- Page 9, line 9 – change “Warnam” to “Wornum”

Mayor Condon requested the following correction to the Minutes:

- Page 4, line 31 – “John Hanley, San Anselmo, **retired** firefighter...”
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MOTION: Moved by Ravasio, seconded by Furst, and carried unanimously by those present,  
To approve the minutes of September 7, 2010, as amended.

The Council adjourned to Closed Session at 8:32 p.m.

CLOSED SESSION

Closed Session Pursuant to Government Code Section 54957

PUBLIC EMPLOYEE PERFORMANCE EVALUATION

Title: Town Manager

OPEN TIME

There was no action taken as a result of the closed session

ADJOURNMENT

The meeting was adjourned to the meeting of October 5, 2010.