

# City of Capitola

## City Council Meeting Minutes

### Thursday, February 22, 2024 – 6:00 PM



City Council Chambers  
420 Capitola Avenue, Capitola, CA 95010

**Mayor:** Kristen Brown

**Vice Mayor:** Yvette Brooks

**Council Members:** Joe Clarke, Margaux Morgan, Alexander Pedersen

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#### **Closed Session – 5 PM**

- i. CONFERENCE WITH LEGAL COUNSEL—LIABILITY CLAIMS (Gov. Code § 54956.95)  
Claims Against the City of Capitola
  - 1) Ron Weiner
  - 2) Debbie Sek
- ii. CONFERENCE WITH LABOR NEGOTIATORS (Gov. Code § 54957.6)  
Negotiator: Mark Wilson, Labor and Employment Practice, Burke, Williams, & Sorensen, LLP  
Employee Organizations: Association of Capitola Employees, Police Officers Association, Mid-Management Employees, Confidential Employees, Police Captains, and Management

#### **Regular Meeting of the Capitola City Council – 6 PM**

- 1. Roll Call and Pledge of Allegiance –** *The meeting was called to order at 6:02 PM. In attendance: Council Members Clarke, Morgan, Vice Mayor Brooks, and Mayor Brown. Absent: Council Member Pedersen*
- 2. Additions and Deletions to the Agenda –** *None*
- 3. Report on Closed Session –** *The City Council met and discussed two items on the Closed Session agenda. No reportable action was taken.*
- 4. Additional Materials**
  - A. *Twenty emails and one letter were received relating to Item 8A.*
  - B. *Three emails were received relating to Item 8B.*
  - C. *One email was received relating to Item 8C.*
- 5. Oral Communications by Members of the Public**
  - *Goran Klepic, resident, spoke about vandalism and other community issues.*
  - *John Mulry, Stronger Santa Cruz, spoke about bus stop infrastructure and other volunteer-led community initiatives.*
  - *Devin Vandershaf, Accessible Space Incorporated, spoke about the Dakota Apartments in Capitola and the work that his organization has been conducting with the City's Community Development Department.*
  - *Gerry Jensen, resident, thanked Mayor Brown and staff for the Town Hall Meeting that was held February 21<sup>st</sup> and commented on the Wharf project.*
- 6. Staff / City Council Comments**

- *Councilmember Clarke thanked Mayor Brown and staff for holding the Town Hall Meeting.*
- *Mayor Brown thanked residents for attending the Town Hall Meeting.*

## 7. Consent Items

- A. City Council Meeting Minutes  
Recommended Action: Approved minutes from the special meeting on February 8, 2024, and the regular meeting on February 8, 2024.
- B. City Check Registers  
Recommended Action: Approved check registers dated January 19, 2024, January 26, 2024, and February 9, 2024.
- C. State Grant Administration Agreement Amendment  
Recommended Action: Approved an amendment to the Professional Services Agreement with Adams Ashby Group for grant administration services, including Permanent Local Housing Allocation Program Administration (\$31,527), 2023 Community Development Block Grant Application (\$7,500), and 2023 HOME Investment Partnership Program application (\$10,000).
- D. Capitola Representation on the Bicycle Advisory Committee  
Recommended Action: Recommended reappointment of Paula Bradley to represent Capitola on the Regional Transportation Committee's Bicycle Advisory Subcommittee.

***Motion to adopt the Consent Calendar: Council Member Morgan***

***Seconded: Council Member Clarke***

***Voting Yea: Council Members Clarke, Morgan, Vice Mayor Brooks, Mayor Brown***

***Absent: Council Member Pedersen***

## 8. General Government / Public Hearings

- A. Update on the Wharf Resiliency and Public Access Project  
Recommended Action: Approve Change Order 5 to the Public Works Agreement with Cushman Contracting for the Wharf Project in an amount not to exceed \$1,913,000 (for a total contract amount of \$10,227,000) and adopt a resolution amending the FY 2023-24 Adopted Budget to allocate an amount not to exceed \$1,264,000 in funding for the additional project expenditures.

***Public Works Director Kahn presented the staff report.***

***Council Member discussion included questions about solicitation of additional bids for demolition, demolition process details, "shoring-up" process details, involvement of additional public input, and deliberations on funding and costs.***

***Public Comments:***

- ***Gerry Jensen, CWEP, voiced concerns about the cost of demolition and encouraged staff to receive additional demolition bids and consider cost-saving measures for the Project.***
- ***A public speaker commented on the new information being considered tonight in comparison to last night's Town Hall.***
- ***John Mulry, resident, inquired about CWEP funding and urged the City to prevent cars from being allowed on the Wharf.***

***The City Council provided direction to staff to solicit additional bids for demolition, review potential cost-saving measures for the Project, and return to the City Council with an update at a Special Meeting to be held on February 27, 2024, at 6:00 PM.***

**Motion to direct staff to seek a credit for the Portland-Loo restroom installation: Vice Mayor Brooks**

**Seconded: Council Member Morgan**

**Voting Yea: Council Members Clarke, Morgan, Vice Mayor Brooks, Mayor Brown**

**Absent: Council Member Pedersen**

B. Bay Avenue and Hill Street Traffic Safety Update

Recommended Action: Authorized construction of the proposed Bay Avenue/Hill Street intersection quick-build project.

**Public Works Director Kahn presented the staff report.**

**Council Member discussion included impacts on levels of service, conflict points, and other effects of the recommended construction project.**

**Public Comments:**

- **Public Speaker, resident, shared concerns that the proposed project won't appropriately address issues they have experienced in the intersection.**
- **Katherine Parker, resident, expressed concerns about the lack of outreach to other nearby residents, and commented on traffic safety issues.**
- **Alexis Kanovic, Strong Towns, commented on traffic safety issues at this intersection and provided feedback on potential improvements.**
- **Paula Bradley, resident, requested information about future evaluation of the proposed project and when the corridor study would be completed, and supported Option 2.**
- **Doug Lay, representative of the Nob Hill Center, shared concerns about this intersection and supported the project, but requested a long-term study be conducted following completion of the project.**
- **Elliot Campbell, resident, shared concerns related to this intersection and expressed excitement and appreciation for the improvements that this project will bring.**
- **John Mulry, Stronger Santa Cruz, commented on traffic and pedestrian safety concerns at this intersection, and described "Vision Zero" traffic infrastructure concepts.**
- **Ray Travers, residents, commented on lighting issues present at this intersection and called for further improvement.**

**Motion to authorize construction of the proposed project: Council Member Brooks**

**Seconded: Council Member Morgan**

**Voting Yea: Council Members Clarke, Morgan, Vice Mayor Brooks, Mayor Brown**

**Absent: Council Member Pedersen**

C. Zone 5 Drainage Master Plan Update

Recommended Action: Received report.

D. Special Events and Park Regulations

Recommended Action: Introduce, by title only, waiving further reading of the text, an ordinance of the City of Capitola repealing and replacing Capitola Municipal Code Chapter 9.36 "Special Events" and Chapter 12.40 "Park Regulations" to create a comprehensive permitting system for public assemblies, events, and use of City property.

**The City Council continued this item to a future agenda.**

E. FY 2023-24 Mid-Year Budget Report

Recommended Action: Received the Fiscal Year 2023-24 Mid-Year Budget Report and adopted Resolution No. 4357 amending the Fiscal Year 2023-24 Budget.

***Finance Director Malberg presented the staff report.***

***Motion to adopt the resolution: Council Member Clarke***

***Seconded: Council Member Morgan***

***Voting Yea: Council Members Clarke, Morgan, Vice Mayor Brooks, Mayor Brown***

***Absent: Council Member Pedersen***

F. 2023/2024 CDBG Grant Application

Recommended Action: Adopted Resolution No. 4358 authorizing staff to prepare and submit an application under the 2023/2024 Community Development Block Grant Program for the Jade Street Community Center.

***Community Development Director Herlihy presented the staff report.***

***Motion to adopt the resolution: Council Member Brooks***

***Seconded: Mayor Brown***

***Voting Yea: Council Members Clarke, Morgan, Vice Mayor Brooks, Mayor Brown***

***Absent: Council Member Pedersen***

**9. Adjournment** – Adjourned at 8:40 PM to a Special City Council meeting on February 27, 2024, at 4:00 PM.

**ATTEST:**

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Kristen Brown, Mayor

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Julia Gautho, City Clerk