



**DRAFT
Minutes of the Town Council Policy Committee Special Meeting
August 11, 2020**

The Town Council Policy Committee of the Town of Los Gatos conducted a special meeting on Tuesday, August 11, 2020, at 5:00 p.m. via teleconference.

MEETING CALLED TO ORDER AT 5:00 P.M.

ROLL CALL

Members Present: Marcia Jensen, Barbara Spector.

Staff Present: Laurel Prevetti, Town Manager; Robert Schultz, Town Attorney; Joel Paulson, Community Development Director; Jocelyn Shoopman, Associate Planner; Holly Zappala, Management Analyst.

CONSENT ITEMS (TO BE ACTED UPON BY A SINGLE MOTION)

1. Approve the Draft Minutes of July 28, 2020.

Approved.

VERBAL COMMUNICATIONS

Lee Fagot

- Commented that the Town should review its Police services and that it would be beneficial for the Police Department to contract with professional social service workers and mental health specialists to work with law enforcement officers in responding to calls regarding mental health crises. He also supported additional Police training regarding racial and social issues.

OTHER BUSINESS

2. Discuss and Provide Direction on Potential Modifications to the Hillside Development Standards and Guidelines Regarding Visibility.

Jocelyn Shoopman, Associate Planner, was available to respond to questions.

David Weissman

- Commented that when calculating the visibility of a proposed hillside home, exterior structures such as decks and stairs, should not be included because they would not be visible from valley floor viewing areas. He said that exterior features should only be included if they are necessary for the visibility analysis under discussion. Additionally, he added that trees that can be removed should also not be included in the visibility analysis.

Lee Quintana

- Agreed with David Weissman's comments and added that the definition of elevation should use simple language and be easy to understand.

After discussion, the Committee agreed to forward the following items to the Planning Commission for further discussion and recommendation to Town Council:

1. **Elevation.** The Committee approved a motion to forward a recommendation for elevation to be defined as only pertaining to the visible building elevations of the house, not including any exterior walls or decks and other ancillary structures, for the purposes of visibility analysis.
2. **Trees.** The Committee was split and approved a motion to forward the item without a recommendation, noting the positions of each of the Committee members.
 - o Vice Mayor Spector recommended that existing trees and branches, subject to clearing in Zones 2 and 3 and all trees listed in Section 29.10.0970 of the Town Code that are proposed to remain as part of an application but that can be removed without a permit and not require a replacement, not be included in visibility analysis, noting she did not want to expand the opportunity for visibility with discretionary homeowner actions.
 - o Mayor Jensen recommended that existing trees and branches that must be removed due to new mandatory fire prevention standards should not be included for the purpose of visibility analysis. Any trees that are subject to removal, but not required for removal, should not fall into that same category, noting that almost any trees could be removed, in which case no trees would count as a screen.
3. **Deciding Body: Development Review Committee versus Planning Commission.** The Committee was split and approved a motion to forward the item without a recommendation, noting the positions of each of the Committee members.
 - o Vice Mayor Spector recommended that visible homes that meet the allowable floor area ratio with a maximum height of 18 feet go before the Planning Commission as the deciding body, noting that there may be other issues that may need consideration by the Planning Commission in addition to those referenced in the staff report.

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SUBJECT: Draft Minutes of the Regular Town Council Policy Committee Meeting of August 11, 2020

DATE: September 22, 2020

- Mayor Jensen recommended that visible homes that meet the allowable floor area ratio with a maximum height of 18 feet go before the Design Review Committee as the deciding body, noting that it is a public hearing and subject to appeal to the Planning Commission, and would reduce the cost to the applicant.

ADJOURNMENT

The meeting adjourned at 5:28 p.m.

This is to certify that the foregoing is a true and correct copy of the minutes of the August 11, 2020 meeting as approved by the Town Council Policy Committee.

Holly Zappala, Management Analyst