



**SAUSALITO CITY COUNCIL  
5:00 P.M. in the COUNCIL CHAMBERS at 420 LITHO STREET, SAUSALITO, CA  
TUESDAY, NOVEMBER 13, 2007**

Note that the City Council may, at its discretion, consider agenda items out of the order in which they are listed. The public may comment on any item on the agenda that has not previously been subject to public comment. To give everyone an opportunity to be heard and to ensure the presentation of different points of view, Council requests that members of the audience who speak: 1) Always address the Chair; 2) State his/her name; 3) State views succinctly; and 4) Limit presentations to three (3) minutes.

**For information on how to obtain the City Council meeting agenda and agenda packets,  
please see the last page of this agenda.**

**For information concerning reasonable accommodations under the  
Americans with Disabilities Act, please see the last page of this agenda.**

**5:20 P.M. INTERVIEW CANDIDATES FOR BOARDS/COMMISSIONS**

**5:30 P.M. CALL TO ORDER IN THE COUNCIL CHAMBERS AT CITY HALL, 420 LITHO STREET**

- A. Mayor Kelly calls the meeting to order and requests the Roll Call be taken
- B. Mayor Kelly announces Closed Session items
- C. **PUBLIC COMMENT** on Closed Session items
- D. **City Council adjourns to CLOSED SESSION to consider the following:**
  - 1. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR** pursuant to CGC § 54956.8  
Property: Marinship Park  
Negotiating Parties: Sausalito Art Festival Foundation  
City Negotiator: City Manager and City Attorney  
Under Negotiation: Price and Terms
  - 2. **CONFERENCE WITH LABOR NEGOTIATOR** pursuant to CGC § 54957.6  
Agency Negotiator: City Manager  
Employee Organizations: SEIU 1021 and Sausalito Firefighters Assoc. IAFF Local 1775
  - 3. **CONFERENCE WITH LEGAL COUNSEL** – Existing litigation pursuant to subdivision (b) of CGC § 54956.9  
Sausalito v. Alta Mira Treatment Program
  - 4. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR** pursuant to CGC § 54956.8  
Property: Sausalito Marine Properties; Foot of Locust Street  
Negotiating Parties: Zacks Inc. dba Sausalito Marine  
City Negotiator: City Manager and City Attorney  
Under Negotiation: Price and Terms
  - 5. **CONFERENCE WITH LEGAL COUNSEL** – Existing litigation pursuant to subdivision (b) of CGC § 54956.9  
Hall v. Sausalito

6. **CONFERENCE WITH LEGAL COUNSEL** – Existing litigation pursuant to subdivision (b) of CGC § 54956.9  
Wright v. Sausalito
7. **CONFERENCE WITH LEGAL COUNSEL** – Existing litigation pursuant to subdivision (b) of CGC § 54956.9  
State Farm Insurance v. Sausalito
8. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR** pursuant to CGC § 54956.8  
Property: MLK, 610 Coloma  
Negotiating Parties: Rolando B. Rosler and Pamela G. Lewis; Richard Morton  
City Negotiator: City Manager and City Attorney  
Under Negotiation: Price and Terms

**7:00 P.M. COUNCIL WILL RECONVENE FOR REGULAR MEETING IN COUNCIL CHAMBERS**

**BUSINESS MEETING BEGINS (Estimated time: 10 minutes)**

- A. Roll Call
- B. Pledge of Allegiance
- C. Closed Session Announcements (if any)
- D. **PUBLIC COMMENT** on Closed Session Items
- E. Approval of Agenda

**Item No. 1 SPECIAL PRESENTATION**

- A. Presentation of Proclamation to Captain Bouchard, FF/Engineer Blount, FF Frazier and PM Moran for outstanding service at the Witch Fire
- B. Special Presentation by SHIP
- C. Presentation by AT&T on "Project LightSpeed" Digital Services Enhancement Overview - Will Rigney

**Item No. 2 COMMUNICATIONS (Estimated time: 15 minutes)**

**PUBLIC COMMUNICATIONS:** This is the time for the City Council to hear from citizens regarding matters that are *not* on the agenda. Comments on matters that are *on* the agenda shall be made at the time the Council considers those matters. Except in very limited situations, state law precludes the Council from taking action on or engaging in discussions concerning items of business that are not on the agenda. However, the Council may refer matters not on the agenda to City staff or direct that the subject be agendized for a future meeting. Speakers are limited to 3 minutes each.

**Item No. 3 ACTION MINUTES OF PREVIOUS MEETING (Estimated time: 5 minutes)**

- A. Approval of Minutes from the July 24, 2007 Regular City Council Meeting
- B. Approval of Action Minutes from the October 16, 2007 Regular City Council Meeting

**Item No. 4 CONSENT CALENDAR (Estimated time: 5 minutes)**

**REMOVAL OF ITEMS FROM THE CONSENT CALENDAR:** Matters listed under the Consent Calendar are considered routine and non-controversial, require no discussion, are expected to have unanimous Council support, and may be enacted by the Council in one motion in the form listed below. There will be no separate discussion of Consent Calendar items. However, before the Council votes on a motion to adopt the Consent Calendar items, Councilmembers, City staff, or members of the public

may request that specific items be removed from the Consent Calendar for separate action. Items removed from the Consent Calendar will be discussed later on the agenda, when public comment will be heard on any item that was removed from the Consent Calendar.

**A. PUBLIC COMMENT: Requests to remove item(s) from the Consent Calendar**

**B. Motion to approve the following Consent Calendar items:**

- 1) Receive and file minutes of the August 11, 2007 CARB Meeting
- 2) Receive and file draft minutes of the October 4, 2007 Sustainability Commission Meeting
- 3) Acknowledge actions taken at the October 24 and November 7 meetings of the Planning Commission
- 4) Adopt Resolution changing name of Waste and Recycling Commission to Sustainability Commission
- 5) Approve Professional Services Agreement with Bertrand Fox & Elliot for special legal services
- 6) Accept resignations of Arts Commission members
- 7) Waive further reading and adopt Ordinance No. 1188, An Ordinance of the City of Sausalito amending Chapter 11.20 of the Sausalito Municipal Code regarding environmentally acceptable packaging material
- 8) Approve amendment to Fire Services Agreement by and between the City of Sausalito and the Southern Marin Fire Protection District
- 9) Approve Development Impact Fee Annual Report
- 10) Adopt Resolution approving contract and authorizing City Manager to execute contract amendment with Vali Cooper & Associates for Construction Management Service
- 11) Adopt resolution approving Lease Agreement by and between the City of Sausalito and Rolando B. Rosler and Pamela G. Lewis for Suite 720, Building 7 – MLK
- 12) Adopt resolution approving Second Amendment by and between the City of Sausalito and Richard Morton
- 13) Adopt resolution approving an Encroachment Agreement for 137 Lincoln Drive (DR/EA 07-019) to construct a covered carport at the condominium unit located at 137 Lincoln Drive (APN 064-331-23), a detachable portion of which protrudes into the public right-of-way.
- 14) Adopt resolution recommending approving an Encroachment Agreement for 178 Santa Rosa Avenue (DR/EP 00-63) for improvements conducted in the public right-of-way as part of an approved Design Review and Encroachment Permit (Application No. DR/EP 00-63) for the construction of a new single-family home with an attached garage located at 178 Santa Rosa Avenue (APN 065-142-30).
- 15) Adopt Resolution approving an Encroachment Agreement for 694 Sausalito Boulevard (DR/EA 07-014) for two off-street parking spaces, stair landing and access stairway, existing stairway entry, and garage awning in the portion of the right-of-way located at 694 Sausalito Boulevard (APN 065-132-35), and as recommended for approval by the Planning Commission for the approved Design Review Permit to construct a new single-family residence.
- 16) Adopt resolution approving an Encroachment Agreement for 37-39 Filbert (ADR/EA 07-024) for two 28" tall retaining walls, a street tree, and landscaping that encroach into the public right-of-way at 37-39 Filbert (APN 064-212-02), and as recommended for approval by the Community Development Director.
- 17) Approve Recommended Expenditures from the Hospitality Business Development Fund for FY2008
- 18) Adopt resolution approving the spending plan for the FY 2007-2008 COPS Grant
- 19) Adopt Strategic Plan from November 9, 2007 Special City Council Meeting

**Item No. 5 PUBLIC HEARINGS**

**Item No. 6 BUSINESS ITEMS (Estimated time: 45 minutes)**

**A. Discussion of the Pension Obligation Bond to Pay Off CalPERS Side Fund Unfunded Accrued Actuarial Liabilities (UAAL); Authorize the Issuance of One or More Series of**

**Pension Obligations Bonds; Approve the Form Of and Authorize the Execution and Delivery of a Trust Agreement and a Purchase Agreement; Authorize a Validation Action and Other Matters Relating thereto** *(Finance Director Louise Ho)*

1. Oral report and City Council questions
2. **PUBLIC COMMENT**
3. City Council discussion and direction

**B. Authorize staff to take plans for Parking Lot #1 booth to the Planning Commission for design review** *(City Engineer Todd Teachout)*

1. Oral report and City Council questions
2. **PUBLIC COMMENT**
3. City Council discussion and direction

**C. Oral report from the City Attorney on Alta Mira Fundraising Process** *(City Attorney Mary Wagner)*

1. Oral report and City Council questions
2. **PUBLIC COMMENT**
4. City Council discussion and direction

**Item No. 7 CITY MANAGER REPORTS, CITY COUNCIL APPOINTMENTS, COUNCIL DISCUSSIONS AND COUNCILMEMBER REPORTS**

**A. City Manager Reports**

1. **City Manager Information for Council**
  - a. Oral report
  - b. Council questions
  - c. **PUBLIC COMMENT**
  - d. Council discussion and direction, if any
2. **Future Agenda Items**
  - a. City Council questions
  - b. **PUBLIC COMMENT**
  - c. Council discussion and direction, if any

**B. City Council Appointments and Councilmember Reports**

1. **City Council Appointments to Boards, Commissions and Committees**
  - a. **City Council Appointments to:**
    - 1) **Two positions on Trees and Views with terms through January, 2010;**
    - 2) **Two positions on the Historic Landmarks Board with terms through July, 2009**  
*(Administrative Services Manager Dale Vaughn)*
  - 1) Mayor's nominations
  - 2) Councilmember nominations
  - 3) **PUBLIC COMMENT**
  - 4) Vote on Nominees and Announcement of Appointments

**2. Councilmember Reports**

- a. Reports and City Council questions
- b. **PUBLIC COMMENT**
- c. Council discussion and direction, if any

**Item No. 8 Adjournment**

The next City Council Regular meeting is scheduled for December 11, 2007 at 7:00 pm.

### How to obtain City Council Agendas

**Posted Agendas:** Agendas are posted the Friday prior to the City Council meeting date at the entrance to the City Hall at 420 Litho Street.

**View on the Internet:** Click for the Link: <http://www.ci.sausalito.ca.us/business/council/index.htm>

**E-mail subscription:** Send a request to [Dvaughn@ci.sausalito.ca.us](mailto:Dvaughn@ci.sausalito.ca.us)

**Clerk's Office:** Go to the Administration counter at the City Hall at 420 Litho Street, Sausalito.

**Council Meetings:** Agendas are available for the public at every City Council meeting.

### How to obtain City Council Agenda Packet Materials

**City Clerk's Office or the Library:** A copy of the complete agenda packet is available for public review on the Friday prior to the City Council meeting at the Administration Office counter and at the Library, both located at 420 Litho Street, Sausalito.

**View Staff Reports on the Internet:** Follow the link:

<http://www.ci.sausalito.ca.us/business/council/index.htm>

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### Special Needs

In compliance with the Americans with Disabilities Act (28 C.F.R. 35.102-35.104, ADA Title 11), if you need special assistance to participate in a City Council meeting, please call 289-4130 or 289-4106. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.



**City of Sausalito**  
420 Litho Street, Sausalito, CA 94965  
(415) 289-4100 [www.ci.sausalito.ca.us](http://www.ci.sausalito.ca.us)

#### CITY COUNCIL

**Mike Kelly**, Mayor

**Amy Belser**, Vice Mayor

**Paul Albritton**, Councilmember

**Jonathan Leone**, Councilmember

**Herb Weiner**, Councilmember

#### MANAGEMENT TEAM

**Adam Politzer**, City Manager

**Mary Wagner**, City Attorney

**Louise Ho**, Finance Director

**Debbie Pagliaro**, Assistant to the City Manager/  
Deputy City Clerk

**Dale Vaughn**, Administrative Services Manager

**Rhett Redelings-MacDermott**, Technology Manager

**[VACANT]**, Parking & Transportation Manager

**Diane Henderson**, Interim Community Development  
Director

**Kevin Bryant**, Deputy Planning Director

**Todd Teachout**, City Engineer

**[VACANT]**, Parks & Recreation Director

**Mary Richardson**, City Librarian

**Tom Birse**, Public Works Director

**Scott Paulin**, Chief of Police

**Denis Walsh**, Fire Chief