

**MINUTES
REGULAR MEETING**

City Council of the Town of Colma
City Hall, 1198 El Camino Real
Colma, CA 94014

**Wednesday, June 14, 2006
7:30 p.m.**

PLEDGE OF ALLEGIANCE - CALL TO ORDER

Mayor Helen Fiscaro called the Regular Meeting of the City Council for the Town of Colma to order at 8:12 p.m.

The Pledge of Allegiance was led by the Susan B. Anthony students.

Mayor Fiscaro reported that there was no reportable action at the Closed Session meetings of April 24 and June 14, 2006. Mayor Fiscaro noted that the Council meeting was called to order later because the Mayor and Council Member Formalejo were in attendance at the Colma-Daly City Chamber of Commerce scholarship awards presentation.

ROLL CALL: Council Present – Mayor Helen Fiscaro, Vice Mayor Frossanna Vallerga and Council Members C.R. "Larry" Formalejo and Philip J. Lum, Jr.

Council Absent – Council Member Joseph Silva.

Staff Present – City Manager Diane McGrath, Assistant City Manager, Laura Allen, City Attorney Roger Peters, Police Chief Robert Lotti, City Planner Andrea Ouse, Recreation Director Brian Dossey, Interim City Engineer Cyrus Kianpour, Project Manager Brad Donohue, Recreation Coordinator Efrem Ramos, and Administrative Technician Kristina Krow.

Also Present – Rae Gonzalez, City Treasurer

PUBLIC COMMENTS

Mayor Fiscaro opened the public comment period at 8:15 p.m.

Appearing:

Linda Gray, from Susan B. Anthony Elementary school, presented the Council with a large card created by the students, thanking the Council and staff for the tour of Town Hall and city facilities, which the students attended in April.

Syd Airey, from the Susan B. Anthony / Wilderness School Program, appeared and thanked the Council for their continued support of this program. Earlier Ms. Airey

displayed a large "flag" of hand made drawings on the Council Chamber bulletin board. This art work depicts the nine field trips the Susan B Anthony students had taken with the Wilderness Program, using the Town of Colma grant money.

Caroline Bird, with Wilderness School students Sara Chavez, Alex Acevedo, Michael Hartlein, Luis Antonio Martinez, Raul Hernandez, Crystal Madamba and Andres Franco presented a slide presentation showing the year of activities with the Wilderness School Buddies from Susan B. Anthony.

While technical difficulties were being addressed before the slide show, Mayor Fiscaro reported on the 100th birthday celebration of Mary Cirelli at Home Sweet Home on June 9th.

Mayor Fiscaro closed the public comment period at 8:40 pm.

PRESENTATIONS AND INTRODUCTIONS

Proclamation for Mrs. Kim and the Serra Delicatessen

Mayor Fiscaro presented Mrs. Jane Kim, owner and operator of the Serra Delicatessen with a proclamation, a bouquet of flowers and a "key" to the Town pin. Mayor Fiscaro also gave Mrs. Kim a personal gift of a massage gift certificate. Mrs. Kim announced that Olivia Rodriquez, an employee of the Serra Deli, has purchased the business.

Birthday Recognitions

Mayor Fiscaro recognized Mary Brodzin on the occasion of her 70th Birthday. Ms. Brodzin was presented with a clock key chain and certificate. William Healey was recognized for his 80th birthday and presented with a plant and a certificate. Council and members of the public sang Happy Birthday to both honorees.

Introduction of New Recreation Employees

Brian Dossey, Recreation Director introduced new employees: Rudy Castro, Facility Attendant; and Matt Otten, Manuel Zarate and Vanessa Bondoc, Recreation Leaders.

CONSENT CALENDAR

Mayor Fiscaro asked if there were any other changes to the agenda. She stated that Item # 10 on the consent calendar would be removed from this agenda and would be continued until July 12th.

1. Motion to Accept Minutes of May 10, 2006 Regular City Council Meeting.
2. Motion to Approve Warrants List for May 2006.
3. Motion to Adopt Resolution 2006-21 Establishing Salaries, Benefits and Hours for Certain Unrepresented Employees and the Police Commander Position.
4. Motion to Adopt Resolution 2006-22 Accepting Work, Authorizing Notice and Certificate

of Completion for CIP Project No. 943, Colma Police Station, and Amending the Budget for Fiscal Year 2005-06.

5. Motion to Direct the City Manager to Review the Town of Colma's Conflict of Interest Code and Prepare Recommendations to Update the Code.
6. Motion to Adopt Resolution 2006-23 Establishing Procedures for Completing, Returning and Tabulating Any Protests to Proposed Increases in Sewer Service Charges.
7. Motion to Adopt Ordinance No. 645 Repealing Colma Municipal Code Subchapter Two of Chapter Three and Adding Section 1.01.080, Relating to the California Environmental Quality Act (CEQA) Review Process (Second Reading).
8. Motion to Adopt a Resolution 2006-24 Amending and Adopting Local Guidelines for Implementing the California Environmental Quality Act (Pub. Resources Code §§ 21000 et seq.)
9. Motion to Approve Placement of a Historic Monument Headstone in the Garden near the Colma Historical Museum.
10. Motion to Adopt the Resolution Approving the Employment Agreement Between the Town of Colma and the Office Assistant.

Action:

Council Member Lum moved **Council approval of Consent Calendar Items 1 through 9** seconded by Vice Mayor Vallerga and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fisicaro	✓				
Frossanna "Fro" Vallerga	✓				
C.R. "Larry" Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			

Council Member Lum abstained from voting on Item #1, Approval of the Minutes of May 10, because he was not in attendance at that meeting.

PUBLIC HEARING

11. **Consider: Resolution Approving a Capital Improvement Plan for Fiscal Years 2006-2007 through 2010-2011.**

Cyrus Kianpour, Interim City Engineer, presented the staff report on behalf of Rick Mao, City Engineer.

Mayor Fiscaro opened the public hearing at 8:54 p.m. and there being no comments, closed the public hearing at 8:55 p.m.

Action:

Title of Resolution No. 2006-25

RESOLUTION APPROVING A CAPITAL IMPROVEMENT PLAN FOR FISCAL YEARS 2006-2007 THROUGH 2010-2011

Vice Mayor Vallerga moved adoption of Resolution No. 2006- 25, seconded by Council Member Lum and carried by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

12. **Consider: Resolution Approving Budget, Choosing Measure of Inflation, and Establishing Appropriations Limits for Fiscal Year 2006-2007.**

Laura Allen, Assistant City Manager, presented the staff report.

Mayor Fiscaro opened the public hearing at 8:57 p.m.

Appearing:

Dennis Fiscaro, Board President representing the North Peninsula Food Pantry & Dining Center of Daly City thanked the Council for their support.

Mayor Fiscaro closed the public hearing at 9:00 p.m.

Action:

Title of Resolution No. 2006-26

RESOLUTION APPROVING BUDGET, CHOOSING MEASURE OF INFLATION, AND ESTABLISHING APPROPRIATIONS LIMITS FOR FISCAL YEAR 2006-2007.

Vice Mayor Vallerga moved adoption of Resolution No. 2006-26, seconded by Council Member Lum and carried by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

13. **Consider: Resolution Granting a Conditional Use Permit to Use the Property at 480 Collins Avenue, Unit E for a Wholesale Auto Parts Warehouse Business.**

Andrea Ouse, City Planner, presented the staff report.

Mayor Fiscaro opened the public hearing at 9:04 p.m.

Appearing:

Mr. Frank Woo, applicant and business owner

Mr. John Uccelli, property owner

Mayor Fiscaro closed the public hearing at 9:10 p.m.

Action:

Title of Resolution No. 2006-27

RESOLUTION GRANTING A CONDITIONAL USE PERMIT TO USE THE PROPERTY AT 480 COLLINS AVENUE, UNIT E FOR A WHOLESALE AUTO PARTS WAREHOUSE BUSINESS

Council Member Lum moved **adoption of Resolution No. 2006- 27**, seconded by Council Member Formalejo and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

14. **Consider: Use Permit Amendment for 480 Collins Avenue, (APN 010-421-160) to Allow Specific Uses to be Approved through an Administrative Use Permit.**

Andrea Ouse, City Planner, presented the staff report.

Mayor Fiscaro opened the public hearing at 9:18 p.m.

Appearing:

Mr. John Uccelli, property owner of 480 Collins Avenue

Mayor Fiscaro closed the public hearing at 9:23 p.m.

Action:

Title of Resolution No. 2006-28

RESOLUTION AMENDING RESOLUTION 995 RELATING TO CONDITIONS OF USE FOR THE PROPERTY LOCATED AT 480 COLLINS AVENUE

Vice Mayor Vallerga moved **adoption of Resolution No. 2006- 28**, seconded by Council Member Lum and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

Action:

Title of Ordinance No 646

ORDINANCE AMENDING SECTION 5.03.520 OF THE COLMA MUNICIPAL CODE RELATING TO ADMINISTRATIVE USE PERMITS

Vice Mayor Vallerga moved to **introduce Ordinance No. 646 Amending Section 5.03.520 Of The Colma Municipal Code Relating To Administrative Use Permits**, seconded by Mayor Fiscaro, and **carried**, by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

Vice Mayor Vallerga moved to waive further reading of **Ordinance No. 646 Amending Section 5.03.520 Of The Colma Municipal Code Relating To Administrative Use Permits** , seconded by Council Member Lum, and **carried**, by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

15. **Consider: Granting a Conditional Use Permit to Use the Property at 1725 Old Mission Road for Warehousing and Storage of Building Materials (APN: 010-142-100).**

Andrea Ouse, City Planner, presented the staff report.

Mayor Fiscaro opened the public hearing at 9:30 p.m.

Appearing:

Mr. Tuan Tran, applicant and business owner

Mr. David Hatfield

Mayor Fiscaro closed the public hearing at 9:40 p.m.

Council discussed several issues including: potential nuisance from fumes, combustibles and debris from a hardwood floor business; the need for a translator to insure that the applicant is fully aware of his responsibility in regard to the conditions of the use permit; and if the conditions of the use permit are adequate to address this type of business.

Council Member Lum moved to **continue this item** until July 12, seconded by Council Member Formalejo and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

16. **Consider: Resolution Amending Sections 1.10.200 through 1.10.256 of the Colma Administrative Code, Relating to Processing Fees for Land Use Development Fees.**

Andrea Ouse, City Planner, presented the staff report in conjunction with information for Item # 17.

Mayor Fiscaro opened the public hearing at 9:55 p.m.

Appearing:

Mr. David Hatfield

Mayor Fiscaro closed the public hearing at 9:56 p.m.

Action:

Title of Resolution No. 2006-29

RESOLUTION AMENDING SECTIONS 1.10.200 THROUGH 1.10.256 OF THE COLMA ADMINISTRATIVE CODE, RELATING TO PROCESSING FEES FOR LAND USE DEVELOPMENT FEES.

Vice Mayor Vallerga moved **adoption of Resolution No. 2006-29**, seconded by Council Member Lum and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

17. **Consider: Introduction of an Ordinance Adding Subchapter 5.14 to the Colma Municipal Code Relating to Fees for Development Projects.**

Action:

Title of Ordinance No. 647

Ordinance Adding Subchapter 5.14 to the Colma Municipal Code Relating to Fees for Development Projects.

Vice Mayor Vallerga moved to **introduce Ordinance No. 647**, seconded by Mayor Fiscaro and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	

Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

Action:

Vice Mayor Vallerga moved to waive further reading of **Ordinance No. 647**, seconded by Council Member Lum and **carried** by the following vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Helen Fiscaro	✓				
Frossanna Vallerga	✓				
Larry Formalejo	✓				
Philip J. Lum, Jr.	✓				
Joseph Silva					✓
Voting Tally	4	0			1

Mayor Fiscaro called a recess at 9:58 pm.

Mayor Fiscaro called the meeting back to order at 10:15 p.m.

NEW BUSINESS

18. Study Session: preliminary Design Review, Future Development Application for 7778 El Camino Real, Bocci Property

Andrea Ouse, City Planner, presented the staff report.

Appearing:

Warner Schmalz and Alex Lirisman, representatives of the owners, were in attendance and available to answer questions from the Council.

Pat Hatfield, Colma Historical Society, presented Council with a letter and photos of the culvert area. She commended the developer for their plan to preserve the historic culvert arch and the Bocci office.

Council discussed several issues including: the need for better color renderings of the project; parking concerns; the ongoing financial obligations that new residential units would add to Town expenses; traffic and congestion; play areas for children; and the type and amount of commercial space in the development.

COUNCIL CALENDARING

Mayor Fiscaro noted that one closed session item was continued. Council set the date of Tuesday June 20, 2006 at 5pm, to continue discussion of that item.

Mayor Fiscaro noted that evaluations are due for the City Manager and City Attorney. Dates of July 10 and 11th were given to staff to try and arrange a meeting with the facilitator, Dr. Bill Mathis.

League of California Cities Conference is September 6th through September 9th, 2006.

Mayor Fiscaro suggested staff continue to work on hosting a screening of the film "Colma: The Musical."

Mayor Fiscaro announced she would be attending the groundbreaking ceremony on Friday June 16 at 2 pm, for the athletic field at Thomas R. Pollicita Middle School.

Mayor Fiscaro suggested two topics for articles in the next newsletter: graffiti, and household repair work done without permits.

Council Member Lum asked about complaints on D Street regarding feral cats.

Vice Mayor Vallerga praised staff on their perseverance to get the left turn arrows installed at the intersection of Serramonte Boulevard and El Camino Real.

City Treasurer Rae Gonzalez asked if Council had received her letter and asked when she would receive a response. Mayor Fiscaro answered that a response had been sent by the City Manager and the Council concurred.

REPORTS

City Manager McGrath stated that Council has a policy of reporting out on events and meetings that they have attended, and asked if any Council members had a report.

Mayor Fiscaro reported on attending the annual "Kops and Kids Day" at Serra Bowl on Saturday, June 10th and thanked Police Chief Bob Lotti and his staff for their attendance.

ADJOURNMENT

There being no further business, Mayor Fiscaro adjourned the Regular Meeting at 11:23 p.m. in memory of:

- Francisco Nicolas Morabe

Respectfully submitted,

Kristina Krow
Administrative Technician II