



**MILLBRAE CITY COUNCIL
MILLBRAE REDEVELOPMENT AGENCY
MINUTES
January 26, 2010**

CALL TO ORDER MILLBRAE CITY COUNCIL AND REDEVELOPMENT AGENCY

Mayor Seto called the meeting to order at 7:02 p.m.

ROLL CALL Mayor/Agency Chair Paul Seto, Vice Mayor/Agency Vice Chair Daniel F. Quigg, Council/Agency Members Marge Colapietro, Gina Papan, and Nadia V. Holober

PLEDGE OF ALLEGIANCE TO THE U.S. FLAG – Boy Scout Troop 101

1. **CEREMONIAL/PRESENTATION**

- Presentation by Daly City Councilmember David J. Canepa Regarding the League of California Cities Peninsula Division Executive Committee

Daly City Councilmember David J. Canepa reported on the League of California Cities and how the local Peninsula Division and the League work with cities.

The Council thanked Mr. Canepa for his presentation.

- Presentation on 2010 Census by Margot Grant, Census Coordinator for San Mateo County

Ms. Grant gave a presentation on the upcoming census. Residents will receive a form in the mail which they will fill out and return to the census. The count is important as this is how monies are reallocated back to the communities, and how states receive accurate representation in congress. Census Day is on April 1, 2010, and between April and mid July, door to door visits will be conducted by census agents to households that have not returned the questionnaire. The Millbrae Library has been designated as a Census questionnaire center where residents can receive assistance. The questionnaire is easy, available in multiple languages and the answers are protected by law and not shared with other government agencies. More information can be accessed through the Census website www.census.gov

Councilmember Papan reiterated the importance of the Census and noted that the information collected is confidential.

Councilmember Colapietro commented that if the questionnaire is not returned, census agents will visit the household up to six times. She encouraged everyone to fill in their form.

Councilmember Holober inquired as to how the \$2,000 per person not counted figure was calculated.

Ms. Grant stated that the figure was generated by the Federal Census Bureau and is an average calculation.

- Presentation of 2010 Census Proclamation

Mayor Seto presented Margo Grant with a proclamation.

- Proclamation for Boy Scouts of America 100th Anniversary

Mayor Seto presented a proclamation to Boy Scout Troop 101 proclaiming the month of February 2010 as Boy Scouts of America Month.

- Commendation to Millbrae AYSO

Mayor Seto presented the Millbrae AYSO with a commendation thanking them for their contribution to the Millbrae Community.

Mike Palu of Millbrae AYSO, thanked the AYSO volunteers for their support and the City for their efforts with School District with regards to the field renovation project.

- Commendation to Ted Marsh, Millbrae AYSO

Mayor Seto presented Ted Marsh with a commendation for his commitment and service to the Millbrae AYSO.

2. AGENDA OVERVIEW/STAFF BRIEFING

City Manager Marcia Raines reviewed the agenda items. She requested that Public Works Director Ron Popp come forward to update the Council on the test piles at the Water Pollution Control Plant.

Public Works Director Ron Popp stated that 34 test piles will be driven in the ground at the Water Pollution Control Plant. The work will begin next week and take a few days to finish. In approximately 30 days, 250 piles will go in and it will take 3 weeks to complete. The work will take place between 9:00 a.m. and 5:00 p.m. Monday through Friday, and the residents and hotels in the affected neighborhoods have been notified. An update on the progress of the Water Pollution Control Plant Renovation Project will be presented at the February 9th Council meeting.

- Informational Report Regarding Bills, Claims, and Payroll
- Report out from Closed Session of January 12, 2010

City Attorney Joan Cassman reported on the Redevelopment Agency closed session with real property negotiators regarding the status of an option agreement with the developer at Park Broadway. Instructions were given to the negotiators and they will come back with a revised agreement.

3. APPROVAL OF MINUTES

- Regular Meeting of January 12, 2010

Councilmember Colapietro noted one correction:

- on page 7, should read “murs” radio meeting.

Councilmember Papan noted two corrections:

- on page 4, bullet points should include “why” and question mark;
- on page 7, Bob Marshall of Marshall Realty was the award recipient.

Upon a motion/second by Quigg/Papan the minutes were approved with corrections.

4. **ORAL REPORT FROM CITY COMMITTEE/COMMISSION CHAIRS**

- NONE

CITIZEN COMMUNICATION

Wynn Greich, Hayward resident, spoke on the dangers of chemical trails in air.

CONSENT CALENDAR

Councilmember Papan commented on item 5 regarding feedback from neighbors.

Upon a motion/second by Quigg/Colapietro Consent Calendar items 5-6 were unanimously approved.

5. Resolution No. 10-03 Approving Final Map for 1252 Millbrae Avenue
6. Ordinance No. 730 Amending the Municipal Code to Eliminate Article III of Chapter 2.05 to Implement the Appointive Position of City Treasurer

PUBLIC HEARING

7. Resolutions Approving the City of Millbrae to Join the CaliforniaFirst Program and Approval for Authorizing Sacramento County as the Lead Fiscal Agency for the State Energy Program Grant for Energy Efficiency Projects

Public Works Director Ron Popp stated that the goals of this program are to increase energy conservation in Millbrae and to provide a funding mechanism to finance residential and commercial energy projects. San Mateo County is one of 14 Counties in the state participating in the CaliforniaFirst pilot Property Assessed Conservation and Energy District program sponsored by the California State Community District Association (California Communities). By joining this program, potential benefits to Millbrae property owners are:

- Financing of renewable energy, energy efficiency, and water efficiency improvements making it affordable to do home improvements and save energy;
- Only those property owners who choose to participate in the program will have assessments imposed on their property. The program is voluntary;
- Under this program, the assessment will transfer with the property upon sale;
- The assessment can be paid off at any time, subject to applicable prepayment penalties, which will be fully disclose during the application process;
- Small residential and commercial projects have the benefit of access to the municipal bond market which will provide for lower borrowing costs.

The City's benefits include:

- No fiduciary responsibilities to repay bonds issued by California Communities or to pay assessments levied on participating properties;
- California Communities handles all assessment administration, bond issuance, and bond administration functions, as well as conducting outreach and developing a web portal for ease of obtaining information;

- Participating in the regional program will have minimal impact on staff time to assist with outreach and attend periodic meetings.

Involvement in the program will assist the City in reaching reduction of green house gas emission goals. The City will have to pay a one time fee of \$12,500 to cover legal, procedural, and technology costs. The fee will be paid out of the Integrated Waste Fund. Sacramento County will act as lead applicant and fiscal agent for submittal of a \$16.5 million state energy grant. If successful, the grant would be used to offset initial fees associated with the bond issuance and start up costs of the 14 participating counties. Participating counties will be allocated funds for regional program coordination and marketing; San Mateo County's allocation is approximately \$370,000 for county-wide activities.

Mayor Seto opened public hearing noted that there were no public speakers.

Councilmember Holober noted that this program is a win/win situation for everyone.

Councilmember Colapietro suggested that when staff attends meeting to give input, certain provisions be clearly spelled out, such as early termination fees, etc. She also expressed concern regarding the excessive amount going to overhead expenses and the possibility of not being reimbursed for the \$12,500 in legal fees.

Mr. Popp stated that even if the City does not get reimbursed the \$12,500 he still recommends joining the program.

Vice Mayor Quigg noted that this was a great program in that properties are improved and when those properties are sold, the assessment goes with the property.

Councilmember Papan asked as to how the assessment would be noticed on the property, would it go onto the property title? She also inquired what role Sacramento County would play in this process and will San Mateo County charge Millbrae for program participation?

Mr. Popp noted that any assessment on the property would be recorded and fully disclosed upon the sale of the property. With regards to Sacramento County, they will act as the processing agent for the grant applications. San Mateo County will not charge us for program participation.

Councilmember Colapietro inquired as to how many Millbrae residents will take advantage of this program, and has this discussion come up at Planning Commission meetings.

David Petrovich, Community Development/Parks Director, stated that some interest, particularly in the area of solar energy panels, had come up, and from time to time planning commissioners ask applicants to consider energy savings devices.

Councilmember Papan requested that the public be notified of this program when they come in to apply for permits.

Mayor Seto inquired if the program would be tax deductible. He also asked about the amount that would be coming to the City was approximately \$20,000, which is a good starting point.

Mr. Popp stated that only the interest will be tax deductible. Part of public outreach program will be to get tax credit information out to the public. The money to the City will mainly go towards outreach and program costs. The county and cities will work together on how that money will be distributed.

Upon a motion/second by Quigg/Colapietro the public hearing was closed.

Upon a motion/second by Holober/Colapietro Resolution No. 10-04 Authorizing the City of Millbrae to Join the CaliforniaFirst Program; Authorizing the California Statewide Communities Development Authority to Accept Applications from Property Owners, Conduct Contractual Assessment Proceedings and Levy Contractual Assessments within the Territory of the City of Millbrae; and Authorize Related Actions and Resolution No. 10-05 Approving Authorization of the Lead Collaborative Entity, Sacramento County, to Apply for State Energy Program Funds on Behalf of the City of Millbrae were unanimously adopted.

OLD BUSINESS

NONE

NEW BUSINESS

8. Resolution Approving ABAG State Energy Grant for Retrofit Bay Area Program

Public Works Director Ron Popp stated that the Association of Bay Area Governments (ABAG) has partnered with eight counties, other public agencies, and private partners to implement Retrofit Bay Area, a comprehensive community scale building energy retrofit program. ABAG has submitted a State Energy Program Grant for \$10.75 million to the California Energy Commission to fund regional comprehensive energy retrofit programs; this grant is part of the American Recovery and Reinvestment Act. ABAG will be the program administrator, accountable for the overall program, and reporting to the Energy Commission and Department of Energy. The County of San Mateo has agreed to be the lead agency for participating cities in the County, and would act as the fiscal agent and lead program implementer. San Mateo’s estimated share of the \$10.75 million is approximately \$780,000. The County and the participating cities would determine the funding levels for the cities in the County. The ABAG program has three primary objectives:

- Provide Property Assessed Clean Energy (PACE) financing to address high upfront costs of retrofits;
- Develop an effective marketing and outreach method to inform and motivate property owner participation;
- Streamline participant, contractor, and administration processes to reduce high transaction costs and to build a quality green workforce.

Millbrae will benefit from this program as it will help the City to reach greenhouse gas reduction goals.

Councilmember Papan inquired as to whom the eight local agencies are that ABAG has partnered with. She stated that smaller cities need to get their fair share of the funding. She also asked for clarification on the “model residential retrofit program” cited on page 2 of the staff report.

Mr. Popp stated that the eight local agencies who have partnered with ABAG are the counties that belong to ABAG. He also stated that San Mateo County will get \$780,000 of the grant funding, this is based on population, and that the City will be involved in the process has to how the monies will trickle

down to the cities. The “model residential retrofit program” is to come up with a program that is efficient and will drive down the transaction costs.

Mayor Seto noted that the grant will have a trickle down effect from the \$10.75 million total Energy Program Grant to \$780,000 for San Mateo County and then a portion of that will come to the City.

Upon a motion/second by Papan/Colapietro Resolution 10-06 Approving and Authorizing Acceptance of the Association of Bay Area Governments State Energy Program Grant for \$10,750,000 was unanimously approved.

COUNCIL COMMENTS

Mayor Seto requested that Councilmember limit their comments to three minutes.

Councilmember Holoher attended:

- the League of California Cities New Mayor and New Councilmembers Conference in Sacramento;
- the League’s Environmental Quality Policy Committee where they approved the League Water Task Force Guidelines;
- Sister Cities Commission retreat where the Commission discussed its commitment to the new Sister City relationship with Kai Ping, China. Any trip to Kai Ping would be privately funded by the Commission Members. The Commission also reasserted their relationship with La Serena, Chile, and are looking forward to Fest Maltija in October.

Councilmember Colapietro:

- attended a PG&E Energy Partners Program at the Community Center;
- attended Emergency Preparedness meeting through Millbrae Fire Department;
- attended memorial service for Betty Lustenberger;
- attended press conference by Congresswoman Speier to ban cadmium,
- attended Parks and Recreation Commission meeting;
- attended San Mateo County Advanced Life Support JPA Meeting;
- attended a class offered through the Sheriffs Department, Office of Emergency Services;
- congratulated the Chamber of Commerce and the awards recipients on a successful Business Awards Dinner;
- congratulated Recreation Coordinator Charlene O’Connell on successful Health and Wellness Fair;
- announced the upcoming Job Seekers Boot Camp hosted by Congresswoman Speier;
- thanked the Public Works Department, Fire Department, and the Police Department for their work during the recent rainstorms;
- announced Give Kids A Smile Day. A free dental service through San Mateo County Family Health Services for children who are not insured or are under insured. Millbrae dentist Dr. Bronzini participates in this program.

Councilmember Papan:

- urged residents to take part in the census;
- congratulated the City on its CAFR Award;
- attended the Congestion Management Environmental/Quality Committee meeting where they discussed Safe Routes to School, the Walking School Bus, and possible future funding which may or may not come to Millbrae;

- attended the C/CAG Legislative Committee, where they discussed protecting against diversion of local revenues, securing stable funding to pay for increased national pollution discharge elimination systems, supporting to lower the 2/3 super majority votes for local special proposed taxes, and encouraging the state to protect transportation funding and develop an equitable cost-sharing arrangement to pay for cost overruns.
- congratulated Congresswoman Anna Eshoo, on her work which prevents television volume to rise when commercials are aired.

Vice Mayor Quigg:

- attended Congestion Management/Environmental/Quality Committee Meeting where they discussed possible funding from either the federal or state level. If federal funding becomes available it would be used for shovel ready projects that would be ready in 90 days. Smaller cities are at a disadvantage when it comes to such projects. If funding comes in at the state level, smaller cities will get funds to pursue projects.
- attended Bay Area Water Supply and Conservation Agency meeting where it was reported that the recent rains have brought snow to the Sierras and that Hetch Hetchy reservoir is filling up.

Mayor Seto:

- attended C/CAG Board of Directors meeting
- attended Mayor's Civic Coordinating Council; new members were welcomed to the meeting;
- announced retirement dinner for former Millbrae employee Barbara Pettit;
- announced the Rotary Club's Lunar New Year Dinner scheduled for February 18th;
- wished Planning Commissioner John Walker a speedy recovery;
- expressed condolences on Betty Lustenberger's passing.

ADJOURN CITY COUNCIL AND REDEVELOPMENT AGENCY

There being no further business to discuss the City Council and Redevelopment Agency adjourned at 8:36 p.m. in memory of Millbrae resident Betty Lustenberger.

/s/ Angela Louis
City Clerk

/s/ Paul Seto
Mayor