

# Midcoast Community Council

An elected Advisory Council to the San Mateo County Board of Supervisors representing Montara, Moss Beach, El Granada, Princeton, and Miramar

PO Box 248, Moss Beach, CA 94038

[www.MidcoastCommunityCouncil.org](http://www.MidcoastCommunityCouncil.org)

Claire Toutant, Chair  
Len Erickson, Vice Chair  
Barbra Mathewson, Treasurer  
Dave Olson, Secretary  
Dan Haggerty  
Michelle Weil  
Tamar Powell

## **Minutes for Meeting of May 22, 2019**

### **Call to Order (7:00)**

Councilmembers present: Toutant, Erickson, Olson, Haggerty, Weil

### **1. Government Officials**

Ellie Dallman, County: Today's SMC Planning Comm approved CDP for Quarry Park fire suppression work.

Dan asked that 30 Cafe former manager Mark Smith be contacted by Supervisor Horsley.

Harvey Rarback, HMB Mayor: At the May 21<sup>st</sup> meeting, the City Council discussed work plans and council priorities. Among them increasing affordable housing funding by \$300,000 to \$2,400,000 total. He would like a local worker and/or resident priority. CC approved grant of \$60,000 for local CERT teams, to help with emergency preparedness. A Shelter in Place exercise will be held May 25/26.

### **2. Public Comment & Announcements (7:10):**

No public comment or announcements.

### **3. Consent Agenda (7:10)**

Dan requested minutes be pulled for amendment.

### **4. Regular Agenda**

#### **a. (7:15) – HEAL project and agricultural education on the Coast**

Naomi Stern gave a presentation on the history and goals of the project.

#### **b. (7:35) Green Infrastructure Plan**

Joe LaClair and John Allan gave a presentation on the plan, it's timeline, and it's goals

#### **c. (7:55) MidPen Housing submittal to County for LCP amendment PUD zoning change for Cypress Point, PLN2018-00264**

Dave summarized the the letter and the rationale for the comments, and that the comments were primarily directed at just the LCP amendment with corresponding PUD zoning changes.

Len asked about PUD changes; we are asking for the details in the letter.

#### **Public Comment:**

Dolores Silva, for Resist Density, wants more time for review prior to sending comments and mentioned the Resist Density letter to the county and MCC. She feels that traffic remains an unresolved issue, doesn't like methodology. She feels that the project is inappropriate. Wants more study on hazardous materials.

Dave said that the reason the traffic report still uses the old methodology is that Connect the Coast still hasn't been completed.

Ann Robson - concerned about evacuation with lots of new residents. Thinks 100% low income units changes feel of area.

Marcia Yates - read part of letter Julia Brinckwell sent to MCC.

Greg Dieguez says it's unclear what the impact of this development will be on the total sewer system. He is concerned about adequacy of fire fighting water supply, and also household water in drought years.

Harald Herrmann thinks too many unanswered questions. He is concerned about Wildfire danger. He thought that SB50 may increase residential development in our area. He raised issues about sewer overflows and that there will be many more new automobile trips, increasing traffic.

Chris Johnson thanked the council for calling out the live/work-preference issue. Has been waiting for 4 years for more details. Doesn't want heights above 28 feet. Disagrees with letter on paragraph about transportation alternatives; suggests County delay large projects like this until Connect the Coastside completed.

Dennis Shapses lives in Montara on 16th. He is worried about fire risks. He has as been told by CFPD that they likely would not be able to save his house in a wildfire. He has rescued wild mustangs on his property, and has concerns with a large project adjacent to his property.

**Council discussion:**

Dan wants to know if we can table this. Dave thinks it's not appropriate.

Len thinks we may want to ask that the project not be approved until after Connect the Coastside

Michelle worried about traffic, more comments on traffic at intersections.

Claire is not happy about traffic paragraph in letter, and lack of clarity on PUD zoning changes from submittal

Len move to approve, 2nd Michelle.

Len moved to amend traffic paragraph: Add sentence at end of letter saying:

The Council requests that the PUD zoning change not be approved until after Connect the Coastside is finalized and approved by the Coastal Commission.

Michelle second. Amendment passes 4-1. Amended motion passes 5-0.

**5. Items pulled from consent agenda (Minutes of May 8) (8:35)**

Dan corrected the wording on his request to Ellie on the RFP:

Insert the words "barriers in the" prior to "RFP"

Len moved approval, 2nd Michelle, passed 5-0

**6. Council Activity (8:40)**

No reports.

**7. Future Agendas (8:40)**

Parks

Office of Sustainability

**Adjournment (8:45)**