



# Del Mar City Council Meeting Agenda

VIA TELECONFERENCE ONLY

1050 Camino del Mar, Del Mar, California

***Civility Works: The Del Mar Code of Civil Discourse: Together we will promote inclusion; listen to understand; show respect; be clear and fair; and focus on the issue.***

**Remote Regular Meeting  
VIA TELECONFERENCE ONLY  
Monday, June 1, 2020 at 4:30 PM**

**Pursuant to the State of California Executive Order N-25-20, and in the interest of public health, the City of Del Mar is temporarily taking actions to mitigate the COVID-19 pandemic by holding City Council Meetings electronically or by teleconference. The Town Hall will not be open to the public for this meeting.**

**Ellie Haviland**  
Mayor

**Terry Gaasterland**  
Deputy Mayor

**Dave Druker**  
Council Member

**Sherryl Parks**  
Council Member

**Dwight Worden**  
Council Member

**CJ Johnson**  
City Manager

**Leslie E. Devaney**  
City Attorney

**Ashley Jones**  
Administrative  
Services Director

## **Public Participation/Comment**

Members of the public can participate in the meeting by e-mailing comments to the City Clerk at [cityclerk@delmar.ca.us](mailto:cityclerk@delmar.ca.us) by 3:30 PM the day of the meeting. The subject line of your email should clearly state the item number you are commenting on. If you desire to have your comment read into the record during the meeting, please note that in the email subject line and limit the comment to 500 words or less. There is no character limit for comments not being read into the record. All comments will be transmitted to the City Council prior to the start of the meeting.

## **Viewing the Meeting and Access to Agenda Materials**

Members of the public can watch the meeting live on the City's website at: <http://delmar.12milesout.com/Video/Live> and on Cable TV Spectrum Ch. 24, AT&T Ch. 99 starting at 4:30 PM.

Agenda materials and communications from the public on agenda items, "Red Dots", are available on the City's website only, as City Hall and the Del Mar Library are currently closed to the public. <http://www.delmar.ca.us/AgendaCenter>

**Consent Calendar:** Items on the Consent Calendar will be enacted in accordance with the recommendations in one motion unless removed from the Consent Calendar by Council, staff, or a member of the public.

**Special Needs:** In compliance with the Americans with Disabilities Act, if you need special assistance to participate remotely in this meeting, please contact the Administrative Services Department via email at [cityclerk@delmar.ca.us](mailto:cityclerk@delmar.ca.us) or by calling (858) 755-9313, preferably at least 48 hours in advance of the meeting if possible.

I. CALL TO ORDER/ROLL CALL

II. PLEDGE OF ALLEGIANCE

III. PUBLIC ORAL COMMUNICATIONS

Each person wishing to comment to the City Council on any matter not on the agenda shall submit a written comment to the City Clerk by 3:30 PM the day of the meeting by emailing [cityclerk@delmar.ca.us](mailto:cityclerk@delmar.ca.us). Please note "Public Oral" in the subject line of your email. If you desire to have your comment read into the record at the City Council meeting, please indicate so in the subject line of your email and limit your e-mail to 500 words or less.

IV. CITY COUNCIL COMMENTS

V. COMMUNITY ANNOUNCEMENTS

VI. REGIONAL ORGANIZATION REPORTS

A Councilmember assigned as a liaison to a regional organization may make a written or oral report. State law precludes the Council from commenting on, discussing, or acting on a report unless the item of business within the report is described in the agenda.

- A. 22<sup>nd</sup> District Agricultural Association Community Relations Committee (Worden/Haviland)
- B. Clean Energy Alliance (CEA) Board of Directors (Haviland/Worden)
- C. CSA-17 Ambulance District Advisory Board (Parks/Druker)
- D. Fire Governance Board, Solana Beach/Del Mar/Encinitas (Parks/ Worden)
- E. League of California Cities – San Diego Chapter (Haviland/Gaasterland)
- F. North County Transit District (NCTD) (Gaasterland/ Druker)
- G. Regional Solid Waste Association (Parks/Haviland)
- H. San Diego Association of Governments Board (SANDAG) (Haviland/Worden/Druker)
- I. SANDAG Public Safety Committee (Haviland – Alt.)
- J. SANDAG Regional Planning Committee (Worden)
- K. SANDAG Shoreline Preservation Working Group (Worden/Gaasterland)
- L. San Diego Metropolitan Wastewater JPA Advisory Committee to San Diego (Parks/Bride)
- M. San Dieguito River Valley Regional Open Space Park JPA –Executive Committee (Worden/Haviland)
- N. Other Regional Organization Reports

VII. CITY MANAGER'S REPORT

VIII. CONSENT CALENDAR

All items listed on the Consent Calendar are considered to be routine and will be acted upon with one motion. There will be no separate discussion of these items unless a member of the City Council, staff, or the public so requests, in which event, the item will be considered separately.

**1. Approval of Minutes: May 16, 2020 Special Meeting, May 18, 2020 Regular and Special Meeting**

Recommended Action: Approve Minutes.

Reference: Clerk's Minutes Book

**2. Ratification of List of Demands, dated June 1, 2020**

Recommended Action: Ratify the List of Demands.

Reference: Clerk's File No. 201-3

**3. Waiver of Reading of Ordinances on Agenda**

Recommended Action: Waive Reading of Ordinances.

Reference: Clerk's File No. 401-4

**4. Recommendation for Approval of Consultant Agreement with True North Compliance Services, Inc. to Provide Building and Safety Services for an Initial Five-Year Period with an Option to Extend**

Recommended Action: It is recommended that the City Council approve a consultant agreement with True North Compliance Services, Inc. (TNC) (Attachment A) to provide Building and Safety Services to the City of Del Mar for an initial five-year period ending June 30, 2025, with an option to extend for an additional five years; and authorize the City Manager to execute the agreement.

Reference: Clerk's File No. 406-1

**5. Approval of Agreement for Professional Audit Services with White Nelson Diehl Evans LLP**

Recommended Action: It is recommended that the City Council approve a consulting services agreement (Attachment A) with White Nelson Diehl Evans LLP (WNDE) for professional audit services for an initial three-year period ending June 30, 2023, with an option to extend for an additional two-year period; and authorize the City Manager to execute the agreement.

Reference: Clerk's File No. 406-1

**6. Second Reading and Adoption of Ordinance to Amend Accessory Dwelling Unit (ADU) Regulations**

Recommended Action: This is a second reading of an Ordinance that was introduced by the City Council on May 18, 2020. Staff recommends that the City

Council adopt the Ordinance (Attachment A) to amend the City's Accessory Dwelling Unit regulations in accordance with State law by approving Zone Code Amendment ZA20-001 and Local Coastal Program Amendment LCPA20-001.

Reference: Clerk's File No. 401-4, 401-9

**7. Second Reading and Adoption of an Ordinance to Extend the Accessory Dwelling Unit (ADU) Pilot Program to Encourage ADUs that are Deed Restricted Affordable Units**

Recommended Action: This is a second reading of an Ordinance that was introduced by the City Council on May 18, 2020. Staff recommends that the City Council adopt the Ordinance (Attachment A) to approve an extension of the City's ADU Pilot Program for two years to continue to encourage production of ADUs and Junior Accessory Dwelling Units (JrADUs) that property owners agree to deed restrict for 30 years as affordable units in exchange for a floor area bonus of 500 square feet.

Reference: Clerk's File No. 401-4

**8. Second Reading and Adoption of an Ordinance Amending Chapter 1.16 of the Del Mar Municipal Code Related to Fees and Charges**

Recommended Action: Staff requests that the City Council conduct a second reading and adopt the Ordinance amending Chapter 1.16 of the Del Mar Municipal Code related to fees and charges (Attachment A).

Reference: Clerk's File No. 401-4, 401-9

**9. Request from The Winston School to Construct a Leasehold Perimeter Fence at Shores Property**

Recommended Action: It is recommended that the City Council, representing the City of Del Mar as property owner for the Shores property, consider a request from The Winston School (tenant) to construct a fence around their leasehold perimeter and give consent for the Winston School to submit an application for an Administrative Design Review permit.

Reference: Clerk's File No. 702-15

**IX. COMMISSION AND COMMITTEE INTERVIEWS**

**10. Planning Commission Interviews and Appointments**

Recommended Action: Staff recommends that the City Council review the Citizen Interest Forms, interview the applicants, and:

- 1) Appoint one (1) resident to serve on the Planning Commission for a full, four-year term effective June 2, 2020 and expiring June 30, 2024;
- 2) Appoint two (2) residents to serve on the Planning Commission for full, four-year terms effective July 1, 2020 and expiring June 30, 2024;
- 3) Appoint one (1) resident to serve on the Planning Commission for the balance of the vacant term effective June 2, 2020 and expiring June 30, 2023.

Reference: Clerk's File No. 401-5

**X. STANDING DISCUSSION ITEMS**

**11. COVID-19**

Recommended Action: It is recommended that the City Council receive a presentation from staff and approve a \$10,000 earmark of CARES Act funding for businesses needing certain permits for re-opening.

Reference: Clerk's File No. 1104-3, 1404-1

**12. Housing**

Recommended Action: It is recommended that the City Council not authorize the additional expenditure of \$6,000 from the project's contingency budget to provide further analysis of the 6th Cycle Housing Element Community Survey results.

Reference: Clerk's File No. 303-1

**XI. PUBLIC HEARING**

**13. Adoption of a Resolution Regarding CDBG-CV Allocation**

Recommended Action: It is recommended that the City Council open the public hearing and continue this item to June 15, 2020, to allow staff additional time to work with the County to identify potential uses of the CDBG-CV funds.

Reference: Clerk's File No. 201-13, 1104-3

**14. Adoption of Resolution to Update the City of Del Mar CEQA Guidelines with Procedures for Transportation Impact Analysis to Implement SB 743**

Recommended Action: Staff recommends that the City Council adopt the Resolution (Attachment A) to approve an update to the City of Del Mar's California Environmental Quality Act (CEQA) Guidelines to add significance thresholds and procedures for the review of anticipated transportation-related impacts of projects that are subject to CEQA. This update is necessary to establish local control over implementation of California Senate Bill 743 (SB 743) that takes effect on July 1, 2020.

Reference: Clerk's File No. 401-7, 1601-9

XII. COUNCIL MEETING RECESS

XIII. CITY COUNCIL OTHER BUSINESS

**15. Urgency Ordinance Approving a Temporary Streamlined Review Process for Commercial A-Frame Signage Temporarily Located in the Right-of-Way Adjacent to all Commercial Zones**

Recommended Action: Staff recommends that the City Council adopt an urgency ordinance (Attachment A) approving a temporary streamlined review process for commercial A-frame signage temporarily located in the right-of-way adjacent to all commercial zones.

Reference: Clerk's File No. 401-4

XIV. COUNCIL COMMITTEES/SUBCOMMITTEES/COMMUNITY ORG REPORTS

A Councilmember assigned as a liaison to a City Committee, Council Subcommittee OR Community Organization may make a written or oral report. State law precludes the Council from commenting on, discussing, or acting on a report, unless the item of business within the report is described in this agenda.

- A. 6<sup>th</sup> Cycle Housing Element Ad-Hoc Citizens' Task Force (Gaasterland/Worden)
- B. Arts Advisory Committee (Haviland/Parks)
- C. Business Support Advisory Committee (Druker/Worden)
- D. Del Mar Community Connections (Parks/Haviland)
- E. Del Mar Housing Corporation (Worden/Gaasterland)
- F. Del Mar Village Association (Haviland/Druker)
- G. Finance Committee (Gaasterland/Parks)
- H. Housing Subcommittee (Gaasterland/Worden)
- I. Human Resources Subcommittee (Haviland/Parks)
- J. Long Term Rail Relocation Subcommittee (Haviland/Worden)
- K. Measure Q Citizen Oversight Committee (Gaasterland/Parks)
- L. Parks and Recreation Committee (Parks/Worden)
- M. Planning Process Subcommittee (Worden/Haviland)
- N. Safe Rail Crossing and Bluff Stabilization Subcommittee (Druker/Gaasterland)
- O. San Dieguito Lagoon Committee (Haviland/Worden)
- P. Sea-Level Rise Adaptation Plan Implementation Subcommittee (Gaasterland/Worden)
- Q. Shores Advisory Committee (Parks/Worden)
- R. Sustainability Advisory Board (Haviland/Worden)
- S. Traffic and Parking Advisory Committee (Gaasterland/Druker)
- T. Undergrounding Project Advisory Committee (Worden/Gaasterland)
- U. Watermark Specific Plan Subcommittee (Gaasterland/Worden)
- V. Other Committee-Subcommittee Reports

**XV. UPCOMING AGENDA ITEMS**

The following topics/items are tentatively planned for upcoming agendas. The title, wording, and planned date for these items are subject to change. Final agendas are posted at City Hall 72 hours in advance of the meetings and are also posted on our web site with the accompanying staff report. Please watch our web site: [www.delmar.ca.us](http://www.delmar.ca.us) for City Council Agendas.

<b>June 15, 2020</b>
Presentation by 6th Cycle Housing Element Task Force on Final Recommendations and Status
2020 Mandatory Review of the Del Mar Conflict of Interest Code
Grant Submittal for \$65K in LEAP Funds (Housing Element Reimbursement)
Acceptance of Report for State-Mandated Annual Fire Inspections in Compliance with SB1205
Appointment to Finance Committee
CARES Act CRF Funding Resolution
HZ20-001 (Wheelock, 1335 Camino del Mar) - Request for Relief from Horizontal Zoning
Proposed Revisions to the FY2020-21 Operating and Capital Budget

**XVI. CERTIFICATION**

I, Ashley Jones, Administrative Services Director/City Clerk for the City of Del Mar, hereby certify that a copy of this agenda was posted at City Hall on the 27th day of May, 2020, at approximately 5:15 pm.



\_\_\_\_\_  
Ashley Jones, Administrative Services Director/City Clerk

5/27/2020  
Date