



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, April 18, 2022 at 4:30 PM**

In the interest of public health, and consistent with the provisions of Assembly Bill 361 (AB 361) and related resolutions adopted by the Del Mar City Council, the City of Del Mar is temporarily taking actions to mitigate the COVID-19 pandemic by holding City Council Meetings electronically or by teleconference. This is not an in-person meeting.

Dwight Worden
Mayor

Tracy Martinez
Deputy Mayor

Dave Druker
Council Member

Terry Gaasterland
Council Member

Dan Quirk
Council Member

Ashley Jones
City Manager

Leslie E. Devaney
City Attorney

Sarah Krietor
Acting City Clerk

Public Participation/Comment

Members of the public can participate in the meeting by either submitting a written red dot comment via email to cityclerk@delmar.ca.us or by speaking live using the Zoom link and/or dial-in information provided below. The deadline to submit written comments is 12 p.m. on the day of the meeting and the subject line of your email should clearly state the agenda item you are commenting on. Those wishing to comment live should join the Zoom meeting when the item(s) they wish to speak on is announced or at the meeting start time for items not on the agenda.

Zoom Link: <https://us02web.zoom.us/j/84790910014>

Phone: (669) 900-6833

Meeting ID: 847 9091 0014

While registration is not required, staff recommends members of the public submit an optional tele-comment request form (www.delmar.ca.us/telecomment) to assist with speaker management during the meeting. For more information please visit: www.delmar.ca.us/publiccomment.

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: <http://www.delmar.ca.us/AgendaCenter> and a hard copy of the agenda materials are available at the Del Mar Library during their business hours.

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 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. CITY ATTORNEY CLOSED SESSION REPORT
- III. PLEDGE OF ALLEGIANCE
- IV. PUBLIC ORAL COMMUNICATIONS

Public oral communications will take place shortly after the start of the meeting. Those wishing to comment on any matter not on the agenda may join the meeting at 4:30 PM using the Zoom link and dial-in information: <https://us02web.zoom.us/j/84790910014>; Phone: (669) 900-6833; Meeting ID: 847 9091 0014.

- V. CITY COUNCIL COMMENTS
- VI. COMMUNITY ANNOUNCEMENTS
- VII. CITY MANAGER'S REPORT
- VIII. PRESENTATIONS

1. Presentation by the County of San Diego Regarding the Draft Regional Decarbonization Framework

Recommended Action: Staff recommends that the City Council receive a presentation from County of San Diego staff regarding the County's draft Regional Decarbonization Framework.

Reference: Clerk's File No. 1403-4

2. Building Electrification Presentation by the Sustainability Advisory Committee (SAC) and Proposal for Adoption of an All-Electric Reach Code Ordinance for New Construction and Major Remodels

Recommended Action: Staff recommends that the City Council receive a presentation from the Sustainability Advisory Committee Electrification Subcommittee.

Reference: Clerk's File No. 401-4, 401-5, 401-9

IX. 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.

3. Approval of Minutes: April 4, 2022 Regular and Special Meeting

Recommended Action: Approve Minutes.

Reference: Clerk's Minutes Book

4. Ratification of List of Demands, dated April 18, 2022

Recommended Action: Ratify the List of Demands.

Reference: Clerk's File No. 201-3

5. Waiver of Reading of Ordinances on Agenda

Recommended Action: Waive Reading of Ordinances.

Reference: Clerk's File No. 401-4

6. Approval of Various Phase I/II Planning Studies to Implement the City's Housing Element

Recommended Action: Staff recommends that the City Council approve task order agreements and/or amendments with Keyser Marston Associates (KMA) and Stephen Dalton Architects (SDA) pertaining to the 6th Cycle Housing Element Housing Acceleration Program Grant (HAP Grant) agreement as follows, and authorize the City Manager to execute the documents:

- 1) Approve the Amended Task Order Agreement 2021-1 between the City and KMA to clarify the three scenarios and analysis underway covered by the existing agreement applicable to Phase I feasibility assessments for potential affordable housing on publicly owned sites (Attachment A).
- 2) Approve Task Order Agreement 2022-1 (Attachment B) with KMA for preparation of supplemental financial analysis adding four site scenarios to the Phase I analysis underway (supplemental Phase I work using HAP Grant funds - completion no later than July 31, 2022).
- 3) The City has an existing agreement with SDA for Phase I architectural/zoning studies (Attachment C). Approve Task Order Agreement 2022-1 (Attachment D) with SDA for supplemental architectural work including the preparation of additional exhibits to represent the vision for production of affordable housing on publicly owned sites and demonstrate suitability of the Fairgrounds site to support housing for low income households (supplemental Phase I work using HAP Grant funds - completion no later than July 31, 2022).

- 4) Approve Task Order Agreement 2022-2 (Attachment E) with SDA for preparation of a zoning assessment and architectural concepts for Phase II feasibility studies to facilitate development of incentives for production of deed-restricted lower income units on privately-owned properties (Phase II work using HAP Grant funds - completion no later than November 30, 2022).
- 5) Approve Task Order Agreement 2022-2 (Attachment F) with KMA for preparation of Phase II feasibility studies and financial analysis to facilitate development of incentives for production of deed-restricted lower income ADUs and lower income units within multiple dwelling unit development on privately-owned properties (Phase II work using HAP Grant funds - completion no later than November 30, 2022).

Reference: Clerk's File No. 304-7

X. COUNCIL MEETING RECESS

XI. CITY COUNCIL OTHER BUSINESS

7. Update on City Phased COVID-19 Safe Reopening Plan

Recommended Action: Staff recommends that the City Council receive an update on the COVID-19 Safe Reopening Plan and provide feedback on the planned transition to Phase 2 of the Reopening Plan which is planned for June 1, 2022, including transitioning to in-person meetings beginning with the June 6, 2022, City Council meeting.

Reference: Clerk's File No. 1104-3

XII. 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. 22nd District Agricultural Association Community Relations Committee (Gaasterland/Martinez)
- B. Clean Energy Alliance JPA (CEA) Board of Directors (Druker/Worden)
- C. CSA-17 Ambulance District Advisory Board (Martinez/Druker)
- D. Fire Governance Board, Solana Beach/Del Mar/Encinitas (Druker/Martinez)
- E. League of California Cities – San Diego Chapter (Worden/Martinez)
- F. North County Transit District (NCTD) (Quirk/Gaasterland/Druker)
- G. Regional Solid Waste Association (Worden/Quirk)
- H. San Diego Association of Governments Board (SANDAG) (Gaasterland/Druker/Quirk)
- I. SANDAG Borders Committee (Druker)
- J. SANDAG Regional Planning Committee (Gaasterland)

- K. SANDAG Shoreline Preservation Working Group (Worden/Gaasterland)
- L. San Diego Metropolitan Wastewater JPA Advisory Committee to San Diego (Quirk/Bride)
- M. San Dieguito River Valley Regional Open Space Park JPA –Executive Committee (Worden/Quirk)
- N. Other Regional Organization Reports

XIII. 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. Ad-Hoc Referendum Subcommittee (Gaasterland/Druker)
- B. Arts Advisory Committee (Druker/Worden)
- C. Clean Water Rate Project (Druker, Quirk)
- D. Del Mar Community Connections (Martinez/Quirk)
- E. Del Mar Village Association (Druker/Quirk)
- F. Finance Committee (Gaasterland/Quirk)
- G. Housing Subcommittee (Gaasterland/Martinez)
- H. Human Resources Subcommittee (Druker/Worden)
- I. Legislative Subcommittee (Gaasterland/Druker)
- J. Long-Term Rail Relocation Subcommittee (Gaasterland/Druker)
- K. Measure Q Citizen Oversight Committee (Druker/Quirk)
- L. Parks and Recreation Committee (Druker/Worden)
- M. Planning Process Subcommittee (Druker/Gaasterland)
- N. Safe Rail Crossing and Bluff Stabilization Subcommittee (Gaasterland/Druker)
- O. Lagoon Committee (Quirk/Worden)
- P. Sea-Level Rise Adaptation Plan Implementation Subcommittee (Gaasterland/Martinez)
- Q. Shores Advisory Committee (Gaasterland/Martinez)
- R. Solid Waste Procurement Services Ad-Hoc Subcommittee (Quirk/Worden)
- S. Sustainability Advisory Committee (Druker/Worden)
- T. Traffic and Parking Advisory Committee (Martinez/Worden)
- U. Undergrounding Project Advisory Committee (Gaasterland/Quirk)
- V. Other Committee-Subcommittee Reports

XIV. 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 for City Council Agendas.

May 2, 2022

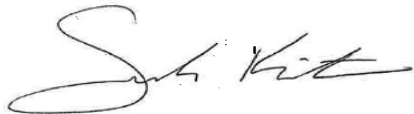
Appointment to Finance Committee (Tentative)

Appointment to Traffic & Parking Advisory Committee (Tentative)

AB361 Continuation of Remote Public Meetings
Regional Shoreline Monitoring MOU
Introduction of Ordinance to Extend the ADU Pilot Program
De Novo Hearing- DRB12-018
Report back to City Council Regarding Goals and Priorities Workshop "Wish List" Items
Citywide Staffing Plan

XV. CERTIFICATION

I, Sarah Krietor, Acting City Clerk for the City of Del Mar, hereby certify that a copy of this agenda was posted at City Hall on the 13th day of April, 2022, at approximately 3:45 p.m.



Sarah Krietor, Acting City Clerk

4/13/2022

Date