4.12.19

Updates and information on programs and projects at the City of San Carlos.

City Manager

**Housing Legislation**

The City Council considers housing a priority for our community in response to growing housing crisis. Attached is a letter from the City Manager to the City’s representative in Sacramento to share with our legislators as they consider housing legislation. It discusses the impact of Senate Bill 50 (as well as the CASA Compact) on the San Carlos community. While the City supports additional housing to address the current housing crisis, these proposals have some negative impacts on our small community that we think should be considered.

If you are interested in tracking various bills in Sacramento, you can go to this link: [www.cityofsancarlos.org/statebills](http://www.cityofsancarlos.org/statebills). If you are interested in learning more about the CASA Compact, go to [https://mtc.ca.gov/our-work/plans-projects/casa-committee-house-bay-area](https://mtc.ca.gov/our-work/plans-projects/casa-committee-house-bay-area).

Administrative Services

Here are some quick updates from the Human Resources Division of the Administrative Services Department on recruitments to fill vacant positions at the City.

**Open Recruitments**

- Public Works Inspector – Recruitment closes on April 12th
Recruitments in Process

- Sr. Administrative Clerk (Parks & Recreation) – Background check in progress
- Maintenance Worker – Background checks in progress
- Management Analyst (Community Development) – 2nd interviews were held on March 27th
- Recreation Leader I & II (Summer Seasonal) – Background checks in progress

Recruitments in Process

- Summer Intern (Public Works) – New hire will start on June 17th

Interim Audit

Maze & Associates was at City Hall from March 18th through March 29th to perform the Interim Financial Audit. There were no findings noted for the City of San Carlos.

City Clerk

Newly Adopted Ordinances

At its April 8, 2019 meeting, the City Council adopted the below three Ordinances:

<table>
<thead>
<tr>
<th>Ordinance</th>
<th>Subject</th>
<th>Contact</th>
</tr>
</thead>
<tbody>
<tr>
<td>1543</td>
<td>Prohibiting smoking in multi-family residential units in San Carlos</td>
<td>Tara Peterson, Assistant City Manager</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(650) 802-4228</td>
</tr>
<tr>
<td></td>
<td></td>
<td><a href="mailto:tpeterson@cityofsancarlos.org">tpeterson@cityofsancarlos.org</a></td>
</tr>
<tr>
<td>1544</td>
<td>Prohibiting the sale of flavored tobacco products in the City limits and prohibiting sales of tobacco products in pharmacies</td>
<td>Tara Peterson, Assistant City Manager</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(650) 802-4228</td>
</tr>
<tr>
<td></td>
<td></td>
<td><a href="mailto:tpeterson@cityofsancarlos.org">tpeterson@cityofsancarlos.org</a></td>
</tr>
<tr>
<td>1545</td>
<td>Establishing a Sidewalk Vendor Program and making amendments to the Municipal Code to ensure compliance with SB 946</td>
<td>Greg Rubens, City Attorney</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(650) 593-3117</td>
</tr>
<tr>
<td></td>
<td></td>
<td><a href="mailto:grubens@cityofsancarlos.org">grubens@cityofsancarlos.org</a></td>
</tr>
</tbody>
</table>
Commission Recruitment Update

The following table shows the Commissions and Boards we’re currently recruiting for and the number of applications we’ve received to date.

<table>
<thead>
<tr>
<th>Commission/Board</th>
<th># of Seats Available</th>
<th># of Applications Received</th>
</tr>
</thead>
<tbody>
<tr>
<td>Museum of San Carlos History Board of Directors</td>
<td>1 Seat</td>
<td>4</td>
</tr>
<tr>
<td>Parks, Recreation and Culture Commission</td>
<td>3 Seats</td>
<td>2</td>
</tr>
<tr>
<td>Planning Commission</td>
<td>1 Seat</td>
<td>1</td>
</tr>
<tr>
<td>Residential Design Review Committee</td>
<td>1 Seat</td>
<td>1</td>
</tr>
<tr>
<td>Transportation &amp; Circulation Commission</td>
<td>2 Seats</td>
<td>6</td>
</tr>
</tbody>
</table>

Applications are due on Friday, May 3rd at 4:00 p.m. Additional recruitment information is available online: [www.cityofsancarlos.org/CurrentOpenings](http://www.cityofsancarlos.org/CurrentOpenings), or by contacting City Clerk Crystal Mui – cmui@cityofsancarlos.org, (650) 802-4219.

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Parks & Recreation

**Family Paint Night Friday, April 26th**

Parks and Recreation will be hosting another Family Paint Night from 6:45 p.m. – 9:00 p.m. on Friday, April 26th for children and family members over 10 years old. Participants will transform a blank canvas of their own into a beautiful painting to welcome spring! Led by one of our Parks & Recreation staff who will guide participants through the creative steps and techniques necessary to develop a unique and colorful painting.

Pre-registration is required and includes a canvas painting and pizza dinner. Register online at [www.cityofsancarlos.org/register](http://www.cityofsancarlos.org/register) or call the Youth Center at (650) 802-4471 for more information.

**Youth Job Pursuit Workshop Hosted by Youth Center**

The Youth Center is hosting a free Youth Job Pursuit Workshop for teens and young adults ages 15-21. The workshop is designed to help youth increase self-esteem, gain important job seeking skills, learn how to market themselves through social media and their resumes and learn how to present themselves during an interview. Part 1 is offered April 24th or April 25th and Part 2 is offered May 15th or May 16th and is free to those who sign up. Registration is available online or by contacting Caitlyn Matoso at (650) 802-4122 for more information.
Police

Vehicle Burglary
On April 9th at approximately 7:50 a.m., deputies responded to Trillium Lane on the report of a vehicle burglary. Sometime overnight, the suspect(s) shattered a rear window of the victim’s vehicle and stole her laptop and gym bag. The estimated value of the stolen property is approximately $3,100. The investigation is ongoing.

Stolen Vehicle
On April 9th at approximately 8:00 a.m., deputies responded once again to Trillium Lane on the report of a stolen vehicle. Sometime overnight the victim’s pickup truck was stolen while parked in front of her residence. The victim stated that the truck was likely left unlocked and a spare key was also left inside a side door pocket. The investigation is ongoing.

Public Works

Pacific Gas & Electric Company (PG&E) Public Safety Power Shutoff
PG&E recently sent notices to its customers about the Public Safety Power Shutoff, a measure taken by PG&E to shutoff portions of its electrical system during extreme wildfire and dangerous conditions in the interest of public safety. PG&E stated that before enacting the Public Safety Power Shutoff, it will carefully review a combination of criteria such as: predictions of strong winds and very low humidity levels; critically dry vegetation; and on-the-ground observations from field crews.

To ensure the safety of all communities and customers, there may be cities, counties and regions that may require shutoff of electrical systems in areas not directly impacted by these extreme fire conditions. Prior to any shutoff, PG&E will provide advanced notice by phone, text and e-mail as well as provide updates through social media, local news, radio and its website at pge.com.

Shutoffs are expected to conclude 24-48 hours after the extreme wildfire risk. However, PG&E encourages customers to prepare for longer outages lasting 2-5 days in case any equipment needs to be repaired or any additional actions are required to ensure public safety.

Please see the attached letter that customers will receive from PG&E. In addition, customers will receive information on how to prepare for shutoffs and whom to contact with questions.
Traffic Signal Improvements at the Intersection of Laurel Street and Holly Street
Public Works recently completed additional improvements to the traffic signals. The improvements included the installation of traffic loop detectors and re-programming the signal timing and operations. The loops detect vehicles approaching the intersection, monitor vehicles and reduce traffic congestion and queuing at the intersection. Public Works will continue to monitor the intersection to minimize the queuing and improve traffic movement at the intersection.
March 26, 2019

Amy Brown
Arc Strategies
1121 L Street, Suite 408
Sacramento, CA 95814

RE: Impacts of SB 50 & CASA Compact on Small Cities Such as San Carlos
Delivered Via Electronic Mail

To Whom It May Concern:

The City of San Carlos is a 5.5 square mile city comprised of 30,000 residents that has been working steadfastly to meet the housing needs of the community. In the current Housing Element Cycle, the City was allocated 596 units as part of the Regional Housing Needs Allocation (RHNA) process to be completed by the end of 2023. To date, the City has:

- Approved 61% of this requirement;
- Is processing additional projects that will likely receive approval, which will result in 84% compliance of this requirement; and
- Is on target to wholly meet the total number of units allocated by the State by the end of the Cycle.

While the overall RHNA requirement will almost certainly be met, the City recognizes the difficulty of providing units allocated for lower incomes. The City is not a developer and does not have the capacity to build the units required under RHNA; however, it has the ability to zone land and provide incentives to catalyze the construction of those units. Our City has adequately zoned land for such opportunities and has undertaken several strategies to increase the number of BMR units, these include:

- Established the availability of flexible development standards through Planned Development rezoning for affordable housing projects;
- Required parking reductions specific to affordable housing developments near transit;
- Conducted City-led public education and advocacy campaigns to increase community understanding of affordable housing as a need and general concept;
- Established an Inclusionary Zoning Ordinance mandating a 15% minimum BMR unit provision in market-rate multifamily developments;
- Relaxed Accessory Dwelling Unit standards to incentivize their production;

- Established a Commercial Linkage Fee to collect funds restricted to use by affordable housing projects; and

- Entered into active partnerships with affordable housing developers to increase the number of BMR units in the city. For example:
  
  - The City is currently processing a project that will be supported by $5-$7 million dollars of City funding for the redevelopment of a site in downtown San Carlos that will produce 24 units of 100% affordable studios for extremely low- to very-low income households.
  
  - The City is entering into a partnership to assemble land to contribute, along with several millions of affordable housing trust funds, to develop a 30-unit 100% affordable housing project aiming to provide larger, family units.

In sum, our small city of 30,000 residents has worked unwaveringly to stimulate the development of housing at all income levels.

Suggestions for SB 50

SB 50 and the proposed CASA Compact Element #5, does not take into account the positive strides that cities like San Carlos have made over the years. Our City has made transit-oriented development a priority and has zoned sufficient land walkable to our major transportation nodes to ensure that our community housing needs are being met over our planning periods. Our General Plan as it stands meets nearly 85% of the CASA Compact goals; however, portions of the proposed Compact upend the planning process and remove input from our community members. It is imperative that the voices of small city residents be held tantamount to those of large urban centers. This issue should not be addressed a one-size-fits-all solution.

- Although SB 50 requires new development to conform to local BMR ordinances, developers are not interested in developing affordable housing. While cities can take the initiative to get workforce housing built, hundreds of smaller cities do not have the expertise or resources to do it. Those that do need more housing dollars and grants to be dedicated by the state for the construction of BMR housing. Can SB 50 include stronger language requiring a percentage minimum for BMR housing?

- Can an amendment be made to only include multi-family and mixed-use zones?

- Can an amendment be made to allow for height transitions between single-family homes and higher density housing?

- The SB 50 proposal for the housing being within a certain distance of our transit hub will have a detrimental impact on our well established single-family neighborhoods and potentially the loss of about 75% of the City's businesses and retail sales tax revenues. Can the bill further clarify it is not intended to encompass commercial and industrial lands?
• The provision of three incentives and concessions provides too great an opportunity for developers to deviate from a city's urban design best practices. The only burden of proof for a concession is for the builder to demonstrate a cost hardship. Many developers will use the least expensive and lowest quality materials. Once the building is sold the community has to bear the brunt of shoddy design. Can the number of concessions/incentives be reduced or removed or a higher burden be placed on the builder to push them to design attractive and high quality buildings?

Sincerely,

Jeff Maltbie
City Manager
RE: Important Message: Take Action Today to Prepare for Possible Public Safety Power Outages

Dear Valued Customer:

Given the growing threat of extreme weather, we want all of our customers to be prepared for potential power outages. If extreme fire danger conditions threaten a portion of the electric system serving your community, it may be necessary for us to turn off electricity in the interest of public safety. This is called a Public Safety Power Shutoff.

What you need to know about Public Safety Power Shutoff
We want all our customers to understand why it may be necessary for us to shut off electric power during times of extreme wildfire risk.

- Before any Public Safety Power Shutoff, we carefully review a combination of criteria such as predictions of strong winds and very low humidity levels, along with critically dry vegetation and on-the-ground observations from field crews.
- Because the energy system relies on power lines working together to provide electricity across cities, counties and regions, your power may be shut off, even if you do not live or work in an area experiencing high winds or other extreme weather conditions. This is done to ensure the safety of all communities and customers.
- If we need to turn off your power, we will attempt to contact you in advance by phone, text and email, and provide updates through social media, local news, radio and the pge.com website.
- We expect to be able to restore power to most of our customers within 24 to 48 hours after the extreme wildfire risk ends. We urge our customers to prepare for longer outages lasting 2 to 5 days in case equipment needs to be repaired or other actions are needed to ensure public safety.

How to better prepare
We know how much our customers rely on electric service and want to work together to help you prepare for potential power outages related to extreme weather or wildfire threats. Here are some important steps you can take today:

- Sign up for alerts by visiting pge.com/mywildfirealerts or call 1-866-743-6589 during normal business hours to update your contact information. We will use this information to alert you through automated calls, texts and emails, when and where possible, prior to a Public Safety Power Shutoff.
- Plan for medical needs like medications that require refrigeration or devices that need power.
- Identify backup charging methods for phones and keep hard copies of emergency numbers.
- Build or restock your emergency kit with flashlights, fresh batteries, first aid supplies and cash.
- Know how to manually open your garage door.

For more information on our wildfire safety efforts and Public Safety Power Shutoffs, including details on upcoming open houses and informational webinars in your region, please visit pge.com/wildfiresafety.

Sincerely,

PG&E Community Wildfire Safety Team

Following the wildfires in 2017 and 2018, some of the changes included in this document are contemplated as additional precautionary measures intended to further reduce future wildfire risk. CCR-0219-0803
Dada la creciente amenaza de clima extremo, queremos que todos nuestros clientes estén preparados para posibles apagones. Si las condiciones extremas de peligro de incendio amenazan una parte del sistema eléctrico que sirve a su comunidad, puede ser necesario que desconectemos la electricidad en interés de la seguridad pública. Esto se denomina Public Safety Power Shutoff (Apagado de Energía por Seguridad Pública). Inscribíbase para recibir alertas visitando pge.com/psps-es o llame al 1-866-743-6589 durante el horario laboral normal para actualizar su información de contacto. Utilizaremos esta información para alertarle a través de llamadas, textos y correos electrónicos automatizados, cuando y donde sea posible, antes de un Public Safety Power Shutoff. Para obtener más información sobre nuestros esfuerzos de seguridad contra incendios forestales y Public Safety Power Shutoff, incluyendo los detalles de las próximas jornadas de puertas abiertas y seminarios informativos en línea en su región, por favor visite pge.com/psps-es.


Trước mối đe dọa ngày càng gia tăng của thời tiết khắc nghiêm, chúng tôi muốn tất cả các khách hàng của mình được chuẩn bị cho vấn đề mất điện có thể xảy ra.
Nếu các điều kiện hòa hoàn cực kỳ nguy hiểm để doa một phần hệ thống điện đang phục vụ trong cộng đồng của bạn, chúng tôi có thể cần phải tắt điện vội để an toàn cộng đồng. Điều này được gọi là Tắt điện vì An toàn Công cộng. Ghi danh để nhận được các báo động bằng cách gọi số 1-866-743-6589 trong giờ làm việc bình thường để cập nhật các chi tiết liên lạc của bạn. Chúng tôi sẽ sử dụng thông tin này để thông báo cho bạn bằng cách gọi, text và email tự động, bất cứ lúc nào và nơi nào có thể, trước khi Tắt điện vì An toàn Công cộng. Để biết thêm thông tin về các nỗ lực bảo vệ an toàn của chúng tôi từ các vụ cháy rừng và thông báo Tắt điện vì An toàn Công cộng, bao gồm các chi tiết về các buổi hội thảo trực tiếp hay trên mạng trong khu vực của bạn để thông báo tin tức, vui lòng gọi 1-866-743-6589.