

MINUTES OF THE SECOND REGULAR MEETING OF THE TRINIDAD CITY COUNCIL
WEDNESDAY, AUGUST 25, 2010

I. CALL TO ORDER/ROLL CALL

- Mayor Pro-Tem Bhardwaj called the meeting to order at 7:00PM. Council members in attendance: Morgan, Ratzlaff, Bhardwaj, Fulkerson. **Mayor Binnie was absent.**
- City Staff in attendance: City Manager Steve Albright, City Clerk Gabriel Adams.

II. PLEDGE OF ALLEGIANCE

III. ADJOURNMENT TO CLOSED SESSION – No closed session scheduled.

IV. RECONVENE TO OPEN SESSION

V. APPROVAL OF AGENDA

Motion (Fulkerson/Ratzlaff) to approve the agenda as written. Passed 4-0.

VI. APPROVAL OF MINUTES

August 11, 2010 cc

Motion (Fulkerson/Ratzlaff) to approve the minutes as written. Passed 4-0.

VII. COMMISSIONERS REPORTS

Bhardwaj: Invited to Friends of the Library meeting. The public library at Trinidad School has closed due to an increase in enrollment this year. They're trying to get the bookmobile to serve as the temporary Trinidad Library. Bhardwaj also reported on the Planning Commission meeting.

Fulkerson: Briefly reported on HTA, RREDC, and Gateway meetings.

VIII. STAFF REPORTS

City Manager - Albright: Summarized updates on the following projects: Gateway, Clean Beaches Grant Program, ASBS, ARRA, Tsurai Study Area Transfer Team, and September budget amendment.

IX. ITEMS FROM THE FLOOR

(Three (3) minute limit per Speaker unless Council approves request for extended time.)

Jim Cuthbertson – Trinidad

Comments regarding non-conforming uses and structures.

Steve Ruth – Trinidad

Introduced new tenant.

Bryce Kenny – HNCLT

The Land Trust will be sending a letter, along with a draft lease agreement to the City regarding risk/liability sharing for future Library.

X. CONSENT AGENDA - None

XI. AGENDA ITEMS

1. Award of Bid for Saunders Park Construction

City Manager Albright explained that the City received grant funding from the State of California's Department of Parks and Recreation under two programs: Proposition 40 Per Capita Grants (\$220,000); and the Roberti-Z'berg-Harris Nonurban Needs Basis (a \$70,000 competitive grant. Between these two sources, \$113,000 was allocated and approved for the Saunders Park project, and another 33,737 has not yet been allocated.

Last year, the City contracted with Freeman Architects to complete the design of the park, and the same firm will also be performing construction management.

The project was announced for public bidding on August 15 and again on August 22nd. A pre-bid conference was held on August 18, 2010. Only one bid was received, and that bid met all the requirements of the bid package. However, that bid was \$252,000 per the specifications in the bid package. The low responsive bidder is W. John Gray Construction from Hydesville.

Freeman Architects, along with the bidder, is confident that the project could be built for approximately \$135,000 by removing a number of the specified items from the design. These would include the gazebo, pergolas, removing the benches and picnic tables, removing all the curbing around every planter, reducing or removing the irrigation system, and reducing the amount of redwood around the bocce court. This would then require re-programming the un-programmed balance of the grant funds to this project.

The following audience members commented on the project: **Steve Ruth Jim Cuthbertson**

Motion (Fulkerson/Ratzlaff) to:

- 1) *Award the construction project for the Saunders Park Construction Project to W. John Gray Construction.*
- 2) *Authorize the City Manager and the Architect to negotiate specifications from the Park to achieve a construction budget of approximately \$135,000.*
- 3) *Authorize the City Manager to request approval from the State Parks Department for the unobligated funds to be applied to the Saunders Park project*
- 4) *Authorize the City Manager to execute the contract on behalf of the City*
- 5) *Write a thank you letter to the State Parks Department for the Grant.*

Passed 4-0.

2. Report on ADA Compliance in Trinidad

City Manager Albright explained that at the December 2009 meeting of the Board of Directors of PARSAC (the City's liability and casualty insurance provider), one of the topics covered was the need of municipalities to assess their compliance with the Americans with Disabilities Act (ADA). The ADA, now 20 years old, establishes requirements for meeting handicapped accessibility in public spaces.

PARSAC provided a survey form that is intended its municipal members to assess their level of compliance with the ADA. While it is clearly understood that no City will ever be perfect in this regard, there is the need to address or have a plan for addressing the most glaring violations. This should be done for the dual purpose of making your City more accessible to handicapped persons and to limit potential liability to the City.

Resident Jim Cuthbertson was requested to volunteer to assist in this assessment. He has looked City-wide in Trinidad for potential problem areas as relates to City properties and facilities. This is not a survey of access issues to privately owned properties. Some of the suggestions in his report included:

- Install streetlight at Main & Scenic & move hydrant back into planter area.
- Relocate stop signs, firehydrants, and streetlights that are in the middle of the sidewalks.
- Build walkways for the 101 underpass and resurface walkways.
- Install ramp at Janis Court and trim vegetation overhanging onto sidewalks.
- Install a handicapped alert doorbell at City Hall.
- Move disabled parking spaces for convenience.
- Repair chuckholes and trim all trails.

Public comment included:

Steve Ruth – Trinidad

Foot traffic should be directed to 101 North underpass.

Motion (Fulkerson/Bhardwaj) to direct the City Manager to develop a status report on ADA compliance issues in Trinidad and report back to the Council at a future meeting with budget recommendations and a priority list.

Passed 4-0.

3. Discussion of Vacation Dwelling Units Regulatory Ordinance

City Manager Albright explained that in December 2009, the City Council appointed members to a citizens' advisory committee to study and make recommendations regarding vacation dwelling units in the City of Trinidad.

The Committee completed its work over the next five months and presented its findings with some recommendations to the City Council at the June 2010 meeting. At that time, the Council thanked the Committee for its hard work and generally stated that it would take up the recommendations at a later date.

Included with the findings and recommendations from the Committee was a consensus recommendation that the Council enact an ordinance that would regulate (place rules upon) all existing and future vacation dwelling units. For clarification, a Vacation Dwelling Unit is defined as a housing unit which is rented for a period of less than 30 or more consecutive days.

Council comments included:

Fulkerson: Concerned with giving special permission to one house with regards to maximum capacity. Albright noted the changes and the Council agreed.

No motion was made. Discussion item only.

XII. COUNCIL REQUEST FOR FUTURE AGENDA ITEMS

XIII. ADJOURNMENT

- Meeting ended at 8:45pm.

Submitted by:

Gabriel Adams
City Clerk

Approved by:

Kathy Bhardwaj
Mayor Pro-Tem