

**CITY OF SANTA BARBARA
CITY COUNCIL**

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James L. Armstrong
City Administrator

Stephen P. Wiley
City Attorney

City Hall
735 Anacapa Street
<http://www.SantaBarbaraCA.gov>

**APRIL 9, 2013
AGENDA**

ORDER OF BUSINESS: Regular meetings of the Finance Committee and the Ordinance Committee begin at 12:30 p.m. The regular City Council meeting begins at 2:00 p.m. in the Council Chamber at City Hall.

REPORTS: Copies of the reports relating to agenda items are available for review in the City Clerk's Office, at the Central Library, and <http://www.SantaBarbaraCA.gov>. In accordance with state law requirements, this agenda generally contains only a brief general description of each item of business to be transacted or discussed at the meeting. Should you wish more detailed information regarding any particular agenda item, you are encouraged to obtain a copy of the Council Agenda Report (a "CAR") for that item from either the Clerk's Office, the Reference Desk at the City's Main Library, or online at the City's website (<http://www.SantaBarbaraCA.gov>). Materials related to an item on this agenda submitted to the City Council after distribution of the agenda packet are available for public inspection in the City Clerk's Office located at City Hall, 735 Anacapa Street, Santa Barbara, CA 93101, during normal business hours.

PUBLIC COMMENT: At the beginning of the 2:00 p.m. session of each regular City Council meeting, and at the beginning of each special City Council meeting, any member of the public may address the City Council concerning any item not on the Council's agenda. Any person wishing to make such address should first complete and deliver a "Request to Speak" form prior to the time that public comment is taken up by the City Council. Should City Council business continue into the evening session of a regular City Council meeting at 6:00 p.m., the City Council will allow any member of the public who did not address them during the 2:00 p.m. session to do so. The total amount of time for public comments will be 15 minutes, and no individual speaker may speak for more than 1 minute. The City Council, upon majority vote, may decline to hear a speaker on the grounds that the subject matter is beyond their jurisdiction.

REQUEST TO SPEAK: A member of the public may address the Finance or Ordinance Committee or City Council regarding any scheduled agenda item. Any person wishing to make such address should first complete and deliver a "Request to Speak" form prior to the time that the item is taken up by the Finance or Ordinance Committee or City Council.

CONSENT CALENDAR: The Consent Calendar is comprised of items that will not usually require discussion by the City Council. A Consent Calendar item is open for discussion by the City Council upon request of a Councilmember, City staff, or member of the public. Items on the Consent Calendar may be approved by a single motion. Should you wish to comment on an item listed on the Consent Agenda, after turning in your "Request to Speak" form, you should come forward to speak at the time the Council considers the Consent Calendar.

AMERICANS WITH DISABILITIES ACT: In compliance with the Americans with Disabilities Act, if you need special assistance to gain access to, comment at, or participate in this meeting, please contact the City Administrator's Office at 564-5305 or inquire at the City Clerk's Office on the day of the meeting. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

TELEVISION COVERAGE: Each regular City Council meeting is broadcast live in English and Spanish on City TV Channel 18 and rebroadcast in English on Wednesdays and Thursdays at 7:00 p.m. and Saturdays at 9:00 a.m., and in Spanish on Sundays at 4:00 p.m. Each televised Council meeting is closed captioned for the hearing impaired. Check the City TV program guide at www.citytv18.com for rebroadcasts of Finance and Ordinance Committee meetings, and for any changes to the replay schedule.

ORDER OF BUSINESS

12:00 p.m. - Ordinance Committee Meeting, Council Chamber
2:00 p.m. - City Council Meeting

ORDINANCE COMMITTEE MEETING - 12:00 P.M. IN THE COUNCIL CHAMBER (120.03)

Subject: Historic Resources Ordinance Amendments (120.03)

Recommendation: That Ordinance Committee consider Historic and Special Design District criteria options by reviewing:

- A general proposal to amend Santa Barbara Municipal Code (SBMC) Chapter 22.22, "Historic Structures Ordinance";
- A general proposal to create a new SBMC Chapter 22.67, "Historic Landmarks Commission."

REGULAR CITY COUNCIL MEETING – 2:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

CEREMONIAL ITEMS

1. **Subject: Proclamation Declaring April As National Poetry Month And Declaring Chryss Yost As Poet Laureate For The City Of Santa Barbara (120.04)**
2. **Subject: Employee Recognition - Service Award Pins (410.01)**

Recommendation: That Council authorize the City Administrator to express the City's appreciation to employees who are eligible to receive service award pins for their years of service through April 30, 2013.

CHANGES TO THE AGENDA

PUBLIC COMMENT

CONSENT CALENDAR

3. Subject: Minutes

Recommendation: That Council waive the reading and approve the minutes of the regular meeting of April 2, 2013 (cancelled).

4. Subject: Adoption Of Ordinance Approving Prohibition Of Commercial Vehicles Over Seven Tons On Hermosillo Road (530.05)

Recommendation: That Council adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending Section 10.36.031 of the Santa Barbara Municipal Code.

5. Subject: Introduction Of Ordinance Amending The Electronic Campaign Disclosure Filing Requirement (110.03)

Recommendation: That Council introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending Section 2.03.110 of the Santa Barbara Municipal Code Regarding the Mandatory Electronic Campaign Disclosure Filing Requirement.

6. Subject: Introduction Of Ordinances To Amend The Memoranda Of Understanding With Hourly And Treatment And Patrol (TAP) Bargaining Units (440.02)

Recommendation: That Council:

- A. Introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending the Existing 2008-2012 Memorandum Of Understanding Between the City Of Santa Barbara and the Hourly Employees' Bargaining Unit to Extend the Term Through December 31, 2013 and to Reflect New Pension Requirements; and
- B. Introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending the 2011-2013 Memorandum of Understanding Between the City of Santa Barbara and the Patrol Officers' and Treatment Plants' Bargaining Units (TAP Units) to Include Appendix H Regarding the Transfer of Meter Readers to the Bargaining Unit.

CONSENT CALENDAR (CONT'D)

7. Subject: Introduction Of Ordinance For Firefighters Memorandum Of Understanding Extension Through June 30, 2014 (440.02)

Recommendation: That Council ratify a 12-month extension to the 2007-2013 Memorandum of Understanding between the City and the Santa Barbara City Firefighters' Association, by introduction and subsequent adoption of, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Extending the 2007-2013 Memorandum of Understanding Between the City of Santa Barbara and the Santa Barbara City Firefighters' Association through June 30, 2014.

8. Subject: Reallocation Of \$190,000 Fiscal Year 2013 Capital Outlay Funds For The Parks And Recreation Infrastructure Safety Improvement Program (230.01)

Recommendation: That Council approve the reallocation of \$190,000 from the Lower Mesa Lane Steps Replacement Project to the Park Infrastructure Safety Improvement Program in the Fiscal Year 2013 Capital Outlay Fund.

9. Subject: Approval Of Contract For Bathymetric Survey Of Gibraltar Reservoir (540.09)

Recommendation: That Council authorize the Public Works Director to execute a professional services contract to MNS Engineers, Inc., in the amount of \$28,510 and in a form of agreement acceptable to the City Attorney, to perform a bathymetric survey of Gibraltar Reservoir, and approve expenditures of \$2,851 for extra services that may result from necessary changes in the scope of work, for a total of \$31,361.

10. Subject: Purchase Order With UCP Work, Incorporated (570.03)

Recommendation: That Council find it in the City's best interest to waive the formal bid procedure as authorized by Municipal Code Section 4.52.070 (L), and authorize the General Services Manager to issue a purchase order to UCP Work, Incorporated for janitorial services at the Waterfront for Fiscal Year 2014 in an amount not to exceed \$238,500 and for Fiscal Year 2015 in an amount not to exceed \$243,000.

CONSENT CALENDAR (CONT'D)

11. Subject: Concession Agreement Amendment With M/E, Inc. (330.04)

Recommendation: That Council approve and authorize the Airport Director to execute this first amendment to Concession Agreement No. 23,446 with M/E, Inc., dba Santa Barbara News & Gift, amending Article 2, "Leased Premises" to add an additional 130 square feet, for storage of inventory, in the Airline Terminal, at 500 James Fowler Road, at the Santa Barbara Airport effective April 9, 2013.

12. Subject: Measure A Five-Year Local Program Of Projects For Fiscal Years 2014 - 2018 (670.05)

Recommendation: That Council adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Adopting the Measure A Five-Year Local Program of Projects for Fiscal Years 2014 - 2018.

13. Subject: Acquisition Of Real Property For The Cota Street Bridge Replacement Project (330.03)

Recommendation: That Council:

- A. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara to Acquire and Accept In Fee The Real Property Interests Located at 536 Bath and 221 W. Cota Streets, Relating to the Cota Street Bridge Replacement Project, and Authorize the Public Works Director to Execute Such Agreements and Documents as Necessary for the Acquisition and Acceptance of Said Real Property Interests, in a Form Acceptable to the City Attorney, and Record Said Real Property Interests in the Official Records of the County of Santa Barbara; and
- B. Appropriate \$144,522 in the Streets Capital Fund from revenues received through the sale of surplus properties acquired for completed bridge replacement projects to the Cota Street Bridge Replacement Project in order to fund the City's match for the acquisitions at 536 Bath and 221 W. Cota Streets.

CONSENT CALENDAR (CONT'D)

14. Subject: Introduction Of Ordinance To Approve An Installment Sale Agreement, Trust Agreement and Continuing Disclosure Agreement In Connection With The Potential Sale Of Water Revenue Refunding Certificates Of Participation (240.04)

Recommendation: That Council introduce, by reading of title only, an Ordinance of the City of Santa Barbara Authorizing the Execution and Delivery by the City of an Installment Sale Agreement, a Trust Agreement and a Continuing Disclosure Agreement in Connection with the Execution and Delivery of City of Santa Barbara Water Revenue Refunding Certificates of Participation, Series 2013, and Authorizing Related Actions.

NOTICES

15. The City Clerk has on Thursday, April 4, 2013, posted this agenda in the Office of the City Clerk, on the City Hall Public Notice Board on the outside balcony of City Hall, and on the Internet.
16. Recruitment for City Advisory Groups
- A. The City Clerk's Office will accept applications through Monday, May 6, 2013 at 5:30 p.m. to fill scheduled vacancies on various City Advisory Groups and the unscheduled vacancies resulting from resignations received in the City Clerk's Office through Wednesday, April 17, 2013;
 - B. The City Council will conduct interviews of applicants for vacancies on various City Advisory Groups on Tuesday, May 21, 2013 at 4:00 p.m. (Estimated Time), Tuesday, June 4, 2013 at 4:00 p.m. (Estimated Time), and Tuesday, June 18, 2013 at 6:00 p.m.; and
 - C. The City Council will make appointments to fill the vacancies on various City Advisory Groups on Tuesday, June 25, 2013.
17. Received a letter advising of a vacancy created on the Water Commission with the departure of Commissioner Landon Neustadt; the vacancy will be part of the next City Advisory Groups recruitment.

This concludes the Consent Calendar.

REPORT FROM THE ORDINANCE COMMITTEE

PUBLIC HEARINGS

18. Subject: Proposed Designation Of Two Landmarks: Stark House At 1709 Overlook Lane And The Veterans Memorial At 112 West Cabrillo Boulevard (640.06)

Recommendation: That Council:

- A. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Designating the Stark House at 1709 Overlook Lane (Assessor's Parcel Number 015-192-016) a City Landmark; and
- B. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Designating the Veterans Memorial at 112 West Cabrillo Boulevard (Assessor's Parcel Number 033-101-013) a City Landmark.

CITY COUNCIL ADMINISTRATIVE AND ATTORNEY REPORTS

AIRPORT DEPARTMENT

19. Subject: Proposed Marine Corps Tribute (560.01)

Recommendation: That Council approve and authorize the Airport Director to execute an agreement in a form acceptable to the City Attorney with the Pierre Claeysens Veterans' Museum and Library Foundation to transfer the right, title, and interest to the Marine Corps Tribute to the City.

CITY ADMINISTRATOR

20. Subject: Professional Services Agreement with Godbe Research (170.01)

Recommendation: That Council:

- A. Approve and authorize the City Administrator to negotiate and execute a not to exceed, \$30,015 contract for professional services with Godbe Research to conduct a comprehensive opinion poll related to a possible revenue generating ballot measure;
- B. Allocate \$30,015 from the General Fund appropriated reserves to the City Administrator's Office Fiscal Year 2013 General Fund budget to cover the cost of the survey; and
- C. Appoint a three member ad hoc committee to work with staff and the consultant to craft the opinion survey.

COUNCIL AND STAFF COMMUNICATIONS

COUNCILMEMBER COMMITTEE ASSIGNMENT REPORTS

CLOSED SESSIONS

21. Subject: Conference with Legal Counsel - Pending Litigation (160.03)

Recommendation: That Council hold a closed session to consider pending litigation pursuant to subsection (a) of section 54956.9 of the Government Code and take appropriate action as needed. The pending litigation is *Sian Harden v. City of Santa Barbara, et al.*, SBSC No. 1385957.

Scheduling: Duration, 15 minutes; anytime

Report: None anticipated

22. Subject: Conference With Labor Negotiator (440.05)

Recommendation: That Council hold a closed session, per Government Code Section 54957.6, to consider instructions to City negotiator Kristy Schmidt, Employee Relations Manager, regarding negotiations with the Fire Management Association and the Police Officers' Association, and regarding discussions with certain unrepresented managers about salaries and fringe benefits.

Scheduling: Duration, 30 minutes; anytime

Report: None anticipated

ADJOURNMENT

CITY OF SANTA BARBARA

ORDINANCE COMMITTEE MEETING

MEETING AGENDA

DATE: April 9, 2013
TIME: 12:00 p.m.
PLACE: Council Chambers

Grant House, Chair
Frank Hotchkiss
Randy Rowse

Office of the City
Administrator

Office of the City
Attorney

Nina Johnson
Assistant To City Administrator

Stephen P. Wiley
City Attorney

ITEM FOR CONSIDERATION

Subject: Historic Resources Ordinance Amendments

Recommendation: That Ordinance Committee consider Historic and Special Design District criteria options by reviewing:

- A general proposal to amend Santa Barbara Municipal Code (SBMC) Chapter 22.22, "Historic Structures Ordinance";
- A general proposal to create a new SBMC Chapter 22.67, "Historic Landmarks Commission."



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9 & 16, 2013

TO: Ordinance Committee

FROM: Planning Division, Community Development Department

SUBJECT: Historic Resources Ordinance Amendments

RECOMMENDATION: That Ordinance Committee consider Historic and Special Design District criteria options by reviewing:

- A general proposal to amend Santa Barbara Municipal Code (SBMC) Chapter 22.22, "Historic Structures Ordinance";
- A general proposal to create a new SBMC Chapter 22.67, "Historic Landmarks Commission."

EXECUTIVE SUMMARY:

On October 2, 2012, the Council adopted the Historic Resources Element (HRE). On February 5, 2013, the Council directed staff to implement a "Five-Year Historic Resources Work Program" (5-Year HRWP) and to return to the Council Ordinance Committee to work on the following major projects included in the 5-Year HRWP implementation, generally in this order:

1. A possible historic and special design districts ordinance
2. Historic districts implementation program, using existing historic survey data
3. Possible Municipal Code zoning amendments to support historic structures preservation. [This topic is proposed to be discussed after Ordinance Committee feedback regarding the historic and special design districts designations has been given.]

Staff plans to bring a series of historic districts to the Ordinance Committee and Council for adoption consideration, generally, one district at a time following extensive neighborhood outreach. Revisions to SBMC Chapter 22.22 and a new Chapter 22.67 are proposed to facilitate district implementation and to better organize the existing Municipal Code provisions. Staff seeks Ordinance Committee specific guidance on a list of topics (as described in Attachments 1 and 2): 1. basic ordinance provisions, 2. historic district nominations, 3. historic district boundary criteria, 4. property owner approval process, and 5. natural disaster provisions. Once direction is received on these topics, the City Attorney's Office will draft ordinances to be brought back to the Ordinance Committee for its final review.

DISCUSSION:

Background

On October 2, 2012, the Council adopted a Historic Resources Element (HRE) of the City's updated General Plan. The new HRE incorporates both the December 2011 General Plan Historic Resources Goals, Policies and Implementation Actions, and replaces the Cultural and Historic Resources section of the Conservation Element. The HRE includes 47 "possible implementation items to be considered" organized under ten policies. On February 5, 2013, the Mayor and Council directed staff to begin to implement a "Five-Year Historic Resources Work Program" (5-Year HRWP) and to return to the Ordinance Committee to obtain direction on this implementation. The 5-Year HRWP includes three major projects which require Ordinance Committee discussion and review. Staff's proposal as to how to schedule discussion of these projects is as follows.

- **Historic districts implementation.** To begin Ordinance Committee review on April 9, Staff will provide background information regarding how individual historic districts proposals can be considered and approved.
- **Historic and special design districts ordinance.** The bulk of the immediate discussion is proposed to be regarding the new Municipal Code components needed to facilitate future historic districts designations. Staff proposes two Ordinance Committee hearings on this topic, the first taking the majority of discussion time on April 9, and then a continued discussion on April 16 in order to allow sufficient discussion time.
- **Municipal code provisions for individual historic structures.** HRE implementation item 4.1 (HRE 4.1) proposes to provide incentives for the adaptive reuse of historic buildings. HRE 4.1 specifies to support zoning modification approvals for parking and setbacks to allow more change of uses for historic properties and allow more flexible building code compliance alternatives. For example, the California State Historical Building Code could be specially employed to allow more flexibility in compliance with our local Municipal Code requirements. This topic, although important, is proposed to be discussed at a later Ordinance Committee hearing sometime in the next five years, after Ordinance Committee feedback regarding the historic and special design districts designations has been given. In addition, other City Zoning Ordinance amendments to further facilitate neighborhood historic preservation in accordance with HRE implementation item 5.5 are expected to be brought to the Ordinance Committee during the extended general plan implementation time-frame.

I. Historic Districts Implementation

As reported to the Council on February 5, 2013, detailed historic property survey data is available for three major geographic areas of the City with the potential for historic districts (West Downtown, Lower Riviera and West Beach.) The data has been the basis for preliminary consultant recommendations for possible historic district designations. The key components for this program include the following:

- survey data completion and compilation
- mapping district proposals
- outreach programs to neighborhoods to explain districting
- hearings before the HLC and Council
- ordinance amendment for each district as it is adopted

The proposed general historic district ordinance amendments will allow this project to be completed efficiently. Proposed historic district guidelines work will also complement achievement of this project.

The first district proposed for adoption by Staff is the El Encanto Hotel Historic District. It would be adopted under the current regulations, due to its adoption requirement being part of a recent project approval for the new El Encanto Hotel.

Among all the surveyed areas of the City awaiting districting proposals, the survey data for West Beach is oldest and most at risk of becoming outdated. Therefore, West Beach is the first area where staff would propose a historic district be adopted under the new ordinance requirements. Staff proposes that districts would be implemented sequentially in one area of the City at a time. Following are potential historic district areas with existing survey data, which would be proposed individually after extensive neighborhood outreach.

District to be adopted in 2013 per current regulatory framework: El Encanto

Districts with existing survey data to be proposed for adoption under new ordinance

1. West Beach
2. West Downtown (2 districts)
3. Lower Riviera Bungalow Haven

Districts which may be subsequently adopted, depending upon community interest and survey data to be completed

- Diana Lane
- East Cabrillo Boulevard
- Plaza Bonita
- Plaza Rubio
- Rosemary Lane

Later “clean up” historic district items

- Adopt official historic districts within the existing EPV district, while keeping the current EPV design district boundaries.
- Revise Brinkerhoff Landmark District to be a historic district.

Certain procedures and regulations will need to be put in place in order to ensure these possible district designations have a standard public review process.

II. Historic & Special Design Districts Ordinance

The City also needs to adopt a process, criteria and procedures for evaluating proposals to form an historic district. Staff proposes Municipal Code changes to achieve a simple regulatory process, as well as set criteria and procedures for the future designation of historic and special design districts. An amended Chapter 22.22, [to be named Historic Resources Ordinance, combined with new administrative guidelines] is proposed in order to establish legal noticing procedures and steps involved with nomination, application, initiation, and research criteria which can lead to the designation of potential new districts.

Existing Historic Resources Municipal Code Discussion

The City's current Historic Structures Ordinance provides authority to create lists of potential historic resources and a process to designate historically significant structures as Structures of Merit or City Landmarks. All designated historic resources have existing Municipal Code provisions and findings which guide any proposal to demolish, alter, repair or maintain a Historic Structure. Staff is aware of many cities that have ordinances that outline how historic district nominations and designations are processed. Currently, the City of Santa Barbara does not have a comprehensive district ordinance and must initiate special ordinance amendments each time an historic district is formed. That special ordinance process was followed in 2004 when the Riviera Campus Historic District was created, and will need to be followed to adopt the pending proposed El Encanto Hotel Historic District.

During recent discussions as part of the Historic Resources Element (HRE) Update process, implementation strategies were further developed by the HRE Task Force that recommended the City simplify the Municipal Code in order to make it easier for the public to understand. For example, in 2004, extensive amendments were made to the Historic Structures Ordinance Chapter to establish the Demolition Review Study Area which lengthened and further complicated the existing ordinance. Staff is recommending that the Ordinance Committee consider revisions to the Municipal Code to better organize the regulations into two distinct chapters resulting in clearer regulations.

Current Historic and Landmark Districts

The City began identification of historic areas with the use of the Landmark District beginning in the 1970's for areas with a high concentration of historic structures. Chapter 22.22 has regulations for two Landmark Districts, specifically El Pueblo Viejo (EPV) and Brinkerhoff Avenue.

The EPV Landmark District has been expanded over time and is now more of a combination of an architectural special design district and a historic landmark district. The EPV Landmark District primarily focuses on required architectural styles and appearance rather than specific historic resource locations, although there is some overlap when considering these topics. Since SBMC Chapter 22.22 is proposed to have a focus on historic districts, it is proposed to move the HLC design review ordinance language and EPV ordinance structure into a new Municipal Code Chapter.

The Brinkerhoff Avenue Landmark District was the city's first authentic historic district in that all properties within the District were identified as "contributing properties." The "Landmark District" designation is misleading since all the structures within the area are Structures of Merit not Landmarks. Staff recommends that the Brinkerhoff Avenue Landmark District title be revised to a "historic district" in order to better reflect how the area should be evaluated. In addition, Staff recommends that formal design guidelines for the historic district be adopted. In anticipation of the future need to refer to "historic districts" rather than "landmark districts," a new definition of "historic districts" was already added to the City's Historic Structures Ordinance in 2007. The Brinkerhoff Historic District would remain in Chapter 22.22 since it is essentially a "historic district."

Discussion Item 1: General Historic Resources Municipal Code Approaches. Ordinance Committee confirmation that the five general approaches detailed in Attachment 1 are acceptable is needed so that the City Attorney's Office can begin drafting the required ordinances. The Ordinance Committee would then review specific proposed ordinance text at a future meeting.

Discussion Item 2: Historic District Formation Procedure Options for Consideration. Attachment 2 lists specific discussion questions regarding the following four topics, followed by applicable background information and staff recommendations. A chart compares how other jurisdictions approach items 1 – 3 in Attachment 2.

1. Who may initiate potential historic district designations.
2. Criteria to determine district boundaries.
3. Whether property owner approval is advisable or needed.
4. Natural disaster provisions.

BUDGET/FINANCIAL INFORMATION:

On February 5, 2013, in consideration of the 5-Year Historic Resources Work Program, the Mayor and Council supported approximately \$30,000 of funding for the Program for scanning and uploading information to websites, guidelines printing, and obtaining, reviewing and mapping data. The funding approval will be considered when Council acts on the two-year financial plan for fiscal years 2014 and 2015 and associated budget for the Community Development Department.

ATTACHMENTS:

1. Discussion Item 1: General Historic Resources Municipal Code Approaches
2. Discussion Item 2: Historic District Formation Procedure Options for Consideration and Comparison Table: Other Jurisdictions' Historic District Regulations
3. National Register Guidance on Historic District Designations

NOTE: The documents listed below have been separately delivered to the City Council and are available for public review in the Mayor and Council Office and City Clerk's Office.

1. Historic Resources Element, adopted 10/2/12. The Historic Resource Element is also available on-line at: www.santabarbaraca.gov/Government/General_Plan/index.htm
2. 5-Year Historic Resources Element Work Program Council Agenda Report, 2/5/13
3. City of Santa Barbara Master Environmental Assessment criteria for historic significance
4. Historic district ordinance examples from other jurisdictions

PREPARED BY: Jaime Limon, Senior Planner II
Heather Baker, AICP Project Planner
Nicole Hernandez, Urban Historian

SUBMITTED BY: Paul Casey, Assistant City Administrator / Community Development Director

APPROVED BY: City Administrator's Office

Discussion Item 1

General Historic Resources Municipal Code Approaches

Once Ordinance Committee provides feedback on five proposed approaches, the City Attorney's Office will begin ordinance draft-work. The Ordinance Committee would then review specific proposed ordinance text at a future hearing.

1. Amend chapter 22.22 and create a new chapter 22.67.

- a. Amend Santa Barbara Municipal Code (SBMC) Chapter 22.22 "Historic Structures Ordinance" to be renamed "Historic Resources Ordinance", and:
 - i. Delete information regarding the structure and function of the HLC & El Pueblo Viejo (EPV), as these items would move to a new chapter 22.67.
 - ii. Add new historic districts formation procedures.
 - iii. Add referral process for certain type of projects within historic districts to require HLC review. Also, separate from the municipal code, establish guidelines for administrative review of minor projects.
 - iv. Over time, add new historic districts to this chapter as they are adopted. Also, later, as a "clean up" item, adopt new historic districts within the existing EPV district.
 - v. Include efficiency improvements such as revise 22.18.03 and 22.22.030.A & B to allow the Potential Historic Resources List to be updated by the HLC without the need to amend the Master Environmental Assessment document.
- b. Create a new SBMC Chapter 22.67, "Historic Landmarks Commission":
 - i. Cut the current HLC structure and function information and EPV special design district from 22.22 and move it into this new chapter. (Same as item a.i, above.)
 - ii. Over time, add new special design districts to this chapter as they are adopted.

2. General historic districts formation procedures.

- a. Formation of historic districts would emulate the current landmark designation process which involves the use of multiple public hearings and due process steps.
- b. Significance criteria for historic districts establishment would be consistent with national standards (Attachment 3).
- c. The ordinance may emulate appropriate formation procedures from other jurisdictions (Attachment 3), to be discussed separately in further detail per Attachment 2.

3. HLC Review. Specify in Chapter 22.22 that certain projects on properties located within a historic district boundary would be referred to the HLC for review of proposed exterior changes.

4. **Special design district / buffer area designations** would be considered for properties in close proximity to historic districts. The special design district companion designation would serve primarily as buffer protection for the adjacent historic district. Alterations to special design district “buffer” properties would be reviewed by the Architectural Board of Review (ABR) or Single Family Design Board (SFDB). ABR or SFDB review would ensure development is designed to be sensitive to the neighborhood context and does not negatively detract from the adjacent historic district.

5. **Establish administrative staff review criteria for minor projects.** Include administrative criteria in ordinance. Establish specific administrative review criteria separately in guidelines to be adopted by resolution. Allow for a simple staff review process whereby an eligible list of minor type alterations proposed in historic districts can be issued a “Certificate of Appropriateness” to allow approvals and/or building permits to be issued in an expedited manner.

Discussion Item 2:

Historic District Formation Procedure Options for Consideration

Ordinance Committee guidance is sought on the following four topics. The basic questions to be answered are listed first, followed by background information and staff's recommendation.

1. **Process for historic district designation initiation.** How should procedures vary depending on who initiates district designations? Should procedures vary according to whether a study area is large or small?

Background: Staff reviewed practices regarding designation initiation in other jurisdictions. A flexible approach to allowing designation initiation from a variety of entities in various ways appears common in other jurisdictions.

Staff's Recommendation: Ordinance would define three historic district nominations methods:

a. City Originated - Large or Small Study

Area. A city nomination could be the result of a completed *city*-funded historic resources survey (HRS). HRS conclusions, recommendations and potential historic district identification would be forwarded to the HLC for initiation. HLC members, Planning Commissioners, Council members, or staff could originate this process.

b. Public Originated - Large Study Area. Any local resident could file a nomination application for specific geographic area of over 15 properties. Required nomination application submittals would include the following:

- An HRS, including a potential district context statement.
- Supporting history, prominent architectural styles or other property information descriptions to support a district designation.
- A special design district proposal would need to include a basis for why protection of architectural styles is important.

To consider this type of request, the services of an outside paid historian consultant would likely be required. Accordingly, the nomination request would be forwarded to the HLC for prioritization and to the Community Development Director (CD Director) for a possible funding allocation to study the request's merits.

c. Public Originated - Small Study Area. Any public person could file a nomination application to request study of a concentration of less than 15 structures for possible designation. The nomination request would be forwarded to the HLC for prioritization and to the CD Director for possible funding/staffing allocation. The evaluation of

such a limited quantity of resources could likely be completed by the City's Urban Historian.

2. **Criteria to determine district boundaries.** What percent of properties should be contributing resources in order to justify creating a historic district? What characteristics should qualify areas to be designated as Special Design or Historic Districts?

Staff's Recommendation:

Historic District Criteria:

- Establish significance criteria for Historic Districts consistent with national standards described in Attachment 4. (Specify in ordinance.)
- A historic district must be an area with one or more criteria met for a defined historic, cultural, development and/or architectural context(s) (Specify in ordinance and administrative procedures.)
- Goal of at least 60% of properties to qualify with "contributing elements" to a grouping within a boundary that represents a significant and distinguishable entity of citywide importance. A contributing element would be a property or structure which either:
 - contributes to the overall designation of the area as a Historic District or
 - may be individually eligible for listing as a Structure of Merit or City Landmark. (Specify in administrative procedures.)

Special Design District Criteria:

- Area immediately adjacent to or across the street from a designated Historic District
- Area or neighborhood serves as either a gateway or entry point to a Historic District
- Area has specific geographic or contextual qualities that require protection measures based on specific unique property or structure characteristics
- Area selected is worthy of special protection as determined by the ABR, SFDB, HLC, Planning Commission or City Council.

3. **Property owner approval.** Most cities do not require property owner majority approval for a historic district formation. Should Santa Barbara follow this trend, or establish a majority approval process?

Background: Options A and B, below, are not common in other jurisdictions. Option C is common to most jurisdictions.

Option A: Minimum 51% simple majority approval of all property owners within the proposed district and voting tabulation required. Some cities' policies require voting results be disclosed.

Option B: A high percentage (60% to 75%) of landowners may petition to oppose formation of a district. When a nomination is not initiated by the local government, some cities require either a substantial number of property owners to petition for support or to object the proposal as one criteria in determining whether or not an area can be designated.

Option C: No property owner vote or a consent petition requirement. Most cities do not require property owner consent in order to form a district if the City originates the study.

Note: Under CEQA, cities are required to identify and protect significant historic resources. In most cases, properties are identified as a result of a professional HRS or study. A potential historic district shown to have merit could be identified or initiated but not designated due to property owner objections. However, future discretionary decisions subject to CEQA would require decision-makers to still treat these properties as having significance or historic value (preponderance of evidence on record).

Staff's Recommendation: Option C is preferred so that neither majority approval nor consent vote of property owners is required in order to create the formation of a historic district or special design district, whether initiated by the city or public. However, an optional petition should be allowed to be submitted for consideration by City Council in the formation of the district.

4. **Natural disaster provisions.** How should ordinance provisions address districts in cases where a natural disaster might destroy a number of contributing structures within a district?

Staff's Recommendation: If a natural disaster occurs, first prioritize restoring damaged structures that can be repaired. For destroyed/unsalvageable contributing elements:

- HLC may remove or "delist" contributing properties; or
- City Council may revoke the provisions of the historic district or any adjoining special design district if contributing percentages become too low as a result of delistings.

Attachment 2
Comparison Table
Other CA City Historic District Regulations

Disc. Item #	Procedure Option to Consider	Glendale	Los Angeles	Pasadena	Riverside	Sacramento	San Diego	San Francisco	San Jose
1	Any organization or individual, Council, Commission or "Preservation Director" can bring forth request for designation	no, must come from residents only	yes	yes	yes	yes	yes	yes	yes
2	By ordinance: district must constitute more than min % of contributing buildings	yes, 60%	no	yes, 60%	no	no	no	no	no
2	% of contributing structures in adopted districts	varies	60% - 95%	varies	varies	varies	72% - 87% (in 5 most recently adopted districts)	"substantial percent"	varies
3	Owner consent required if initiated by property owners with min % of owner support or petition	yes, 50%	yes, 75%	yes, 50%	no	no	yes, 50 %	yes, 25%	yes, 60%
3	Owner consent required if initiated by the City	not applicable	no	no	no	no	no	no	no

NATIONAL REGISTER BULLETIN

Technical information on the the National Register of Historic Places:
survey, evaluation, registration, and preservation of cultural resources



U.S. Department of the Interior
National Park Service
Cultural Resources
National Register, History and Education

How to Apply the National Register Criteria for Evaluation



IV. HOW TO DEFINE CATEGORIES OF HISTORIC PROPERTIES

The National Register of Historic Places includes significant properties, classified as buildings, sites, districts, structures, or objects. It is not used to list intangible values, except in so far as they are associated with or reflected by historic properties. The National Register does not list cultural events, or skilled or talented individuals, as is done in some countries. Rather, the National Register is oriented to recognizing physically concrete properties that are relatively fixed in location.

For purposes of National Register nominations, small groups of properties are listed under a single category, using the primary resource. For example, a city hall and fountain would be categorized by the city hall (building), a farmhouse with two outbuildings would be categorized by the farmhouse (building), and a city park with a gazebo would be categorized by the park (site). Properties with large acreage or a number of resources are usually considered districts. Common sense and reason should dictate the selection of categories.

BUILDING

A building, such as a house, barn, church, hotel, or similar construction, is created principally to shelter any form of human activity. "Building" may also be used to refer to a historically and functionally related unit, such as a courthouse and jail or a house and barn.

Buildings eligible for the National Register must include all of their basic structural elements. Parts of buildings, such as interiors, facades, or wings, are not eligible independent of the rest of the existing building. The

whole building must be considered, and its significant features must be identified.

If a building has lost any of its basic structural elements, it is usually considered a "ruin" and is categorized as a site.

Examples of buildings include:

*administration building
carriage house
church
city or town hall
courthouse
detached kitchen, barn, and privy
dormitory
fort
garage
hotel
house
library
mill building
office building
post office
school
social hall
shed
stable
store
theater
train station*

STRUCTURE

The term "structure" is used to distinguish from buildings those functional constructions made usually for purposes other than creating human shelter.

Structures nominated to the National Register must include all of the extant basic structural elements. Parts of structures can not be considered eligible if the whole structure remains. For example, a truss bridge is composed of the metal or wooden truss, the abutments, and supporting

piers, all of which, if extant, must be included when considering the property for eligibility.

If a structure has lost its historic configuration or pattern of organization through deterioration or demolition, it is usually considered a "ruin" and is categorized as a site.

Examples of structures include:

*aircraft
apiary
automobile
bandstand
boats and ships
bridge
cairn
canal
carousel
corncrib
dam
earthwork
fence
gazebo
grain elevator
highway
irrigation system
kiln
lighthouse
railroad grade
silo
trolley car
tunnel
windmill*

OBJECT

The term "object" is used to distinguish from buildings and structures those constructions that are primarily artistic in nature or are relatively small in scale and simply constructed. Although it may be, by nature or design, movable, an object is associated with a specific setting or environment.

Small objects not designed for a specific location are normally not eligible. Such works include transportable sculpture, furniture, and other decorative arts that, unlike a fixed outdoor sculpture, do not possess association with a specific place.

Objects should be in a setting appropriate to their significant historic use, roles, or character. Objects relocated to a museum are inappropriate for listing in the National Register.

Examples of objects include:

*boundary marker
fountain
milepost
monument
sculpture
statuary*

SITE

A site is the location of a significant event, a prehistoric or historic occupation or activity, or a building or structure, whether standing, ruined, or vanished, where the location itself possesses historic, cultural, or archeological value regardless of the value of any existing structure.

A site can possess associative significance or information potential or both, and can be significant under any or all of the four criteria. A site need not be marked by physical remains if it is the location of a prehistoric or historic event or pattern of events and if no buildings, structures, or objects marked it at the time of the events. However, when the location of a prehistoric or historic event cannot be conclusively determined because no other cultural materials were present or survive, documentation must be carefully evaluated to determine whether the traditionally recognized or identified site is accurate.

A site may be a natural landmark strongly associated with significant prehistoric or historic events or patterns of events, if the significance of the natural feature is well documented through scholarly research. Generally, though, the National Register excludes from the definition of "site" natural waterways or bodies of water that served as determinants in the location of communities or were significant in the locality's subsequent economic development. While they may have been "avenues of exploration," the features most appropriate to document this significance are the properties built in association with the waterways.

Examples of sites include:

*battlefield
campsite
cemeteries significant for information
potential or historic association
ceremonial site
designed landscape
habitation site
natural feature (such as a rock formation)
having cultural significance
petroglyph
rock carving
rock shelter
ruins of a building or structure
shipwreck
trail
village site*

DISTRICT

A district possesses a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development.

CONCENTRATION, LINKAGE, & CONTINUITY OF FEATURES

A district derives its importance from being a unified entity, even though it is often composed of a wide variety of resources. The identity of a district results from the interrelationship of its resources, which can convey a visual sense of the overall historic environment or be an arrangement of historically or functionally related properties. For example, a district can reflect one principal activity, such as a mill or a ranch, or it can encompass several interrelated activities, such as an area that includes industrial, residential, or

commercial buildings, sites, structures, or objects. A district can also be a grouping of archeological sites related primarily by their common components; these types of districts often will not visually represent a specific historic environment.

SIGNIFICANCE

A district must be significant, as well as being an identifiable entity. It must be important for historical, architectural, archeological, engineering, or cultural values. Therefore, districts that are significant will usually meet the last portion of Criterion C plus Criterion A, Criterion B, other portions of Criterion C, or Criterion D.

TYPES OF FEATURES

A district can comprise both features that lack individual distinction and individually distinctive features that serve as focal points. It may even be considered eligible if all of the components lack individual distinction, provided that the grouping achieves significance as a whole within its historic context. In either case, the majority of the components that add to the district's historic character, even if they are individually undistinguished, must possess integrity, as must the district as a whole.

A district can contain buildings, structures, sites, objects, or open spaces that do not contribute to the significance of the district. The number of noncontributing properties a district can contain yet still convey its sense of time and place and historical development depends on how these properties affect the district's integrity. In archeological districts, the primary factor to be considered is the effect of any disturbances on the information potential of the district as a whole.

GEOGRAPHICAL BOUNDARIES

A district must be a definable geographic area that can be distinguished from surrounding properties by changes such as density, scale, type, age, style of sites, buildings, structures, and objects, or by documented differences in patterns of historic development or associations. It is seldom defined, however, by the limits of current parcels of ownership, management, or planning boundaries. The boundaries must be based upon a shared relationship among the properties constituting the district.

DISCONTIGUOUS DISTRICTS

A district is usually a single geographic area of contiguous historic properties; however, a district can also be composed of two or more definable significant areas separated by nonsignificant areas. A discontinuous district is most appropriate where:

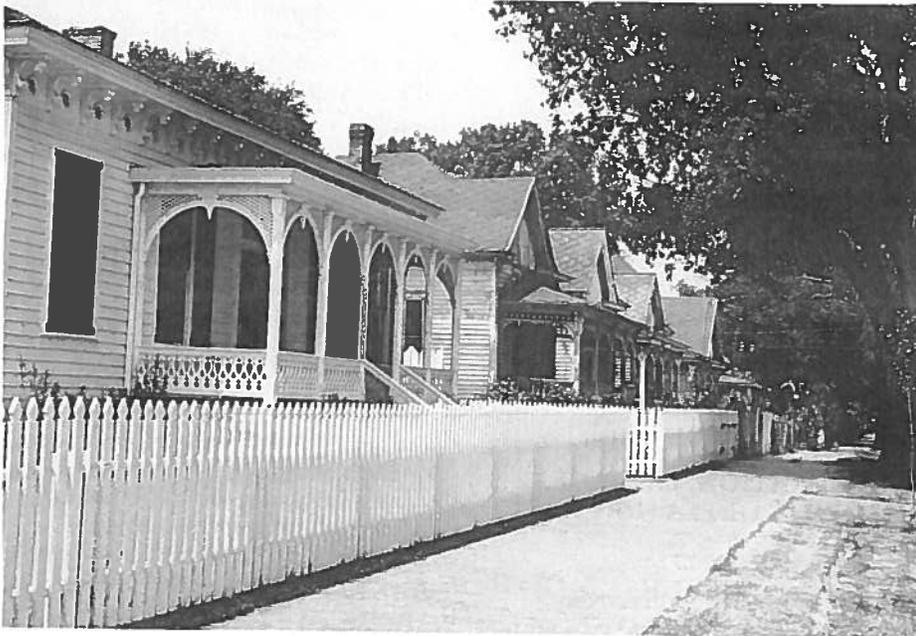
- Elements are spatially discrete;
- Space between the elements is not related to the significance of the district; and
- Visual continuity is not a factor in the significance.

In addition, a canal can be treated as a discontinuous district when the system consists of man-made sections of canal interspersed with sections of river navigation. For scattered archeological properties, a discontinuous district is appropriate when the deposits are related to each other through cultural affiliation, period of use, or site type.

It is not appropriate to use the discontinuous district format to include an isolated resource or small group of resources which were once connected to the district, but have since been separated either through demolition or new construction. For example, do not use the discontinuous district format to nominate individual buildings of a downtown commercial district that have become isolated through demolition.

Examples of districts include:

business districts
canal systems
groups of habitation sites
college campuses
*estates and farms with large acreage/
numerous properties*
industrial complexes
irrigation systems
residential areas
rural villages
transportation networks
rural historic districts



Ordeman-Shaw Historic District, Montgomery, Montgomery County, Alabama. Historic districts derive their identity from the interrelationship of their resources. Part of the defining characteristics of this 19th century residential district in Montgomery, Alabama, is found in the rhythmic pattern of the rows of decorative porches. (Frank L. Thiermonge, III)



PROCLAMATION
DECLARING
APRIL AS NATIONAL POETRY MONTH

WHEREAS, the County of Santa Barbara is widely recognized as an arts center, providing a spiritual home for creative activity, and for writers, in particular; and

WHEREAS, since 1996 the Academy of American Poets has designated April as National Poetry Month to highlight the extraordinary achievements and ongoing legacy of American Poets and increase visibility, presence, and accessibility of poetry in our communities and culture; and

WHEREAS, the City of Santa Barbara recognizing of the value of poetry established a Poet Laureate position in 2005 in order to direct proper attention and honor to the spoken word by utilizing poetry to celebrate and elevate community events; and

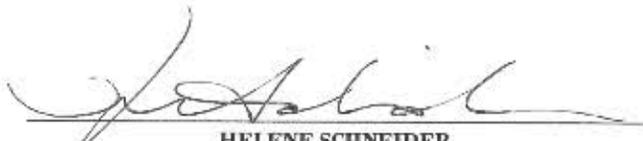
WHEREAS, current City Poet Laureate Chryss Yost will be leading the community through poetry-focused events and programs throughout the month of April; and

AND WHEREAS, the City of Santa Barbara recognizes the value of the Arts Commission's participation in the Poetry Out Loud National Recitation Competition through a partnership with the California Arts Council, National Endowment for the Arts & National Poetry Foundation; A program that helps high school students master public speaking, build self-confidence, and learn about their literary heritage.

NOW, THEREFORE, I, HELENE SCHNEIDER, by virtue of the authority vested in me as Mayor of the City of Santa Barbara, California, do hereby declare April as National Poetry Month in Santa Barbara.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Official Seal of the City of Santa Barbara, California, to be affixed this 9th day of April 2013.




HELENE SCHNEIDER
Mayor



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Administrator's Office

SUBJECT: Employee Recognition – Service Award Pins

RECOMMENDATION:

That Council authorize the City Administrator to express the City's appreciation to employees who are eligible to receive service award pins for their years of service through April 30, 2013.

DISCUSSION:

Since 1980, the City Employees' Recognition Program has recognized length of City Service. Service award pins are presented to employees for every five years of service. Those employees achieving 25 years of service or more are eligible to receive their pins in front of the City Council.

Attached is a list of those employees who will be awarded pins for their service through April 30, 2013.

ATTACHMENT: April 30 Service Awards

PREPARED BY: Myndi Hegeman, Administrative Specialist

SUBMITTED BY: Marcelo López, Assistant City Administrator

APPROVED BY: City Administrator's Office

APRIL 2013 SERVICE AWARDS

APRIL 9, 2013 Council Meeting

5 YEARS

Margarita Morello, Accounting Coordinator, Finance Department
Alelia Parenteau, Administrative Analyst II, Public Works Department

15 YEARS

Frances McDonald, Office Specialist II, Parks and Recreation Department
Enrique Alvarez, Irrigation Systems Tech, Parks and Recreation Department
Karla Megill, Executive Assistant, Parks and Recreation Department

20 YEARS

Santos Escobar, Jr., Parks Manager, Parks and Recreation Department

25 YEARS

Aurelio Arroyo, Lead Meter Reader / Water Distributer, Public Works Department
Peter Whittington, Irrigation Systems Tech, Parks and Recreation Department
Kathryn Sangster, Admin / Clerical Supervisor, Waterfront Department
Stephen McCullough, Harbor Patrol Supervisor, Waterfront Department



**CITY OF SANTA BARBARA
CITY COUNCIL MINUTES**

**REGULAR MEETING
April 2, 2013
COUNCIL CHAMBER, 735 ANACAPA STREET**

The regular meeting of the City Council, scheduled for 2:00 p.m. on April 2, 2013, was cancelled by the Council on November 6, 2012.

The next regular meeting of the City Council is scheduled for April 9, 2013, at 2:00 p.m. in the Council Chamber.

SANTA BARBARA CITY COUNCIL

SANTA BARBARA
CITY CLERK'S OFFICE

HELENE SCHNEIDER
MAYOR

ATTEST: _____
GWEN PEIRCE, CMC
CITY CLERK SERVICES MANAGER

ORDINANCE NO. _____

AN ORDINANCE OF THE COUNCIL OF THE CITY
OF SANTA BARBARA AMENDING SECTION
10.36.031 OF THE SANTA BARBARA MUNICIPAL
CODE.

THE COUNCIL OF THE CITY OF SANTA BARBARA DOES ORDAIN AS
FOLLOWS:

SECTION 1. Section 10.36.031 of the Santa Barbara Municipal Code is hereby
amended to read as follows:

10.36.031 Commercial Vehicles Over Seven (7) Tons in Weight Prohibited from
Using Hermosillo Road.

Pursuant to Section 35701 of the Vehicle Code of the State of California,
Hermosillo Road from Coast Village Road, north to the city limits is hereby
declared to be a street, the use of which is prohibited to any commercial vehicle
exceeding a maximum gross weight limit of (7) tons.

APR 9 2013 #4
530.05



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Clerk's Office, Administrative Services Department

SUBJECT: Introduction Of Ordinance Amending The Electronic Campaign Disclosure Filing Requirement

RECOMMENDATION:

That Council introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending Section 2.03.110 of the Santa Barbara Municipal Code Regarding the Mandatory Electronic Campaign Disclosure Filing Requirement.

DISCUSSION:

On July 17, 2007, the City Council approved an ordinance allowing for online electronic disclosure of campaign statements and late contributions and expenditures; and in May, 2008, the City Council approved contracting with Westcoast Online Information Systems, Inc., doing business as NetFile, to provide electronic filing software for campaign disclosure forms. The City has been receiving electronic campaign filings since July 2008 and it has proven to be efficient for staff to maintain. It is also easily accessible for those who file and for members of the public who wish to review statements filed by candidates and committees.

The only drawback to the system has been that following the electronic filing, filers must also print out two copies of the form, sign and date them and submit them to the City Clerk's Office prior to the filing deadline. The City has had no way of allowing filers to exclusively file electronically due to State law until the passage of AB 2452, which amended the Political Reform Act of 1974 to authorize local government agencies to require elected officers, candidates and committees to file their campaign statements online or electronically with the local filing officer. The State requires that the City Council adopts an ordinance which delineates the threshold for those who are required to file electronically, and our current ordinance already contains that language. The proposed revision to Section 2.03 of the Santa Barbara Municipal Code deletes the requirement for filers to continue to file a paper copy of each campaign statement with the City Clerk's Office. If members of the public request a copy of a campaign statement, it can be easily retrieved and printed from the NetFile system.

SUSTAINABILITY IMPACT:

The campaign statements will be stored electronically in the NetFile system, thereby reducing the amount of paper that is both printed and stored in file cabinets. Since the implementation of the electronic campaign filing program, the number of requests for photocopies from the public has decreased significantly.

PREPARED BY: Gwen Peirce, CMC, City Clerk Services Manager

SUBMITTED BY: Marcelo A. López, Assistant City Administrator

APPROVED BY: City Administrator's Office

DRAFT ORDINANCE FOR INTRODUCTION
SHOWING CHANGES FROM CURRENT CODE

ORDINANCE NO. _____

AN ORDINANCE OF THE COUNCIL OF THE CITY OF
SANTA BARBARA AMENDING SECTION 2.03 OF THE
SANTA BARBARA MUNICIPAL CODE REGARDING THE
MANDATORY ELECTRONIC CAMPAIGN DISCLOSURE
FILING REQUIREMENT

THE CITY COUNCIL OF THE CITY OF SANTA BARBARA DOES ORDAIN AS
FOLLOWS:

SECTION 1. Section 2.03.110 of Chapter 2.03 of Title 3 of the Santa Barbara Municipal
Code is amended to read as follows:

**2.03.110 Online Electronic Disclosure of Campaign Statements and Late
Contributions and Expenditures.**

A. Online Reporting of Campaign Statements. Each Candidate and Committee that
has received contributions or made expenditures of \$5,000 or more in connection
with a City election shall use the electronic filing and disclosure system established
by the City Clerk's Office in order to file online copies of each campaign disclosure
statement required by section 2.03.090 on the date such reports are due in
accordance with the state Political Reform Act and, as to the additional local filing,
by the local filing date. Once a Candidate or Committee is required to file campaign
disclosure statements online, that Candidate or Committee shall continue to file
statements online until the Committee has officially terminated in accordance with
this Chapter. ~~The information contained on a campaign statement filed online shall
be the same as that contained on the paper copy of the same statement that is filed
with the City Clerk.~~

Online filings shall be made in accordance with requirements (in the manner
established) of regulations adopted by the City Clerk for the City's electronic
campaign disclosure filing system created and maintained by the City Clerk for these
purposes.

B. Voluntary Online Reporting. Any Candidate or Committee not required to file online
pursuant to section (A) hereof may do so voluntarily.

~~**C. Standard (Paper Copy) Reporting.** All candidates and committees required to file
their campaign statements online shall also continue to file a paper copy of each
campaign statement, as required by the California Political Reform Act and this
Chapter, until such candidates and committees are no longer required to file
campaign statements with the City Clerk. The paper copy shall continue to be the
original campaign statement for audit and other legal purposes.~~

DRAFT ORDINANCE FOR INTRODUCTION
SHOWING CHANGES FROM CURRENT CODE

SECTION 2. Following the effective date of this Ordinance, the City Clerk is hereby authorized to implement and notify all persons filing reports pursuant to Chapter 2.03 of the revised SBMC Chapter 2.03 report filing procedures.



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Administrator's Office

SUBJECT: Introduction Of Ordinances To Amend The Memoranda Of Understanding With Hourly And Treatment And Patrol (TAP) Bargaining Units

RECOMMENDATION: That Council

- A. Introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending the Existing 2008-2012 Memorandum Of Understanding Between the City Of Santa Barbara and the Hourly Employees' Bargaining Unit to Extend the Term Through December 31, 2013 and to Reflect New Pension Requirements; and
- B. Introduce and subsequently adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending the 2011-2013 Memorandum of Understanding Between the City of Santa Barbara and the Patrol Officers' and Treatment Plants' Bargaining Units (TAP Units) to Include Appendix H Regarding the Transfer of Meter Readers to the Bargaining Unit.

DISCUSSION:

This action will update current Memoranda of Understanding (MOUs) to incorporate additional terms of agreement reached with SEIU, Local 620.

Hourly

The 2008-2010 labor agreement with the Hourly Bargaining Unit, represented by SEIU, Local 620 (SEIU), allowed for its terms to be extended for an additional year by mutual agreement. The agreement was already extended twice, once through December 31, 2011 and again through December 31, 2012. Negotiators for the union and the City met and agreed to extend the agreement for a third additional year, until December 31, 2013. This amendment will update the agreement term and renegotiation dates to reflect that extension. The amendment will also reflect the pension changes for new employees that are mandated by the California Public Employees' Pension Reform Act of 2013 to apply to any extension of a labor agreement after December 31, 2012. There are no other changes to the terms and conditions of employment.

Treatment and Patrol

During bargaining with the General Bargaining Unit in 2012, the City and SEIU, Local 620, agreed to a methodology to reclassify water meter readers to a new hybrid “meter reader/wastewater distribution operator-in-training” classification in order to provide cross-training and advancement opportunities within the wastewater distribution division. As part of that sideletter agreement, these classifications were moved from the General Bargaining Unit to the Treatment Bargaining Unit effective October 1, 2012. This amendment adds Appendix H to the Treatment and Patrol MOU to reflect that agreement.

BUDGET/FINANCIAL INFORMATION:

These amendments do not include any changes to current salaries and benefits, so there will be no budget impact.

PREPARED BY: Kristy Schmidt, Employee Relations Manager

SUBMITTED BY: Marcelo López, Assistant City Administrator

APPROVED BY: City Administrator's Office

ORDINANCE NO. _____

AN ORDINANCE OF THE COUNCIL OF THE CITY OF SANTA BARBARA AMENDING THE EXISTING 2008-2012 MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SANTA BARBARA AND THE HOURLY EMPLOYEES' BARGAINING UNIT TO EXTEND THE TERM THROUGH DECEMBER 31, 2013 AND TO REFLECT NEW PENSION REQUIREMENTS

THE CITY COUNCIL OF THE CITY OF SANTA BARBARA DOES ORDAIN AS FOLLOWS:

SECTION 1. The term of the Memorandum of Understanding between the City of Santa Barbara and the Service Employees' International Union, Local 620, Hourly Employees' Bargaining Unit, entered into as of November 1, 2008 and adopted under Ordinance No. 5483, and amended by Ordinance No. 5579, is hereby extended to December 31, 2013.

SECTION 2. The agreement terms are amended as follows:

1. Amend Article 3, "Term of Agreement" as follows:

"3. TERM OF AGREEMENT

Pursuant to California Government Code Section 3500 et seq., the parties have met and conferred over wages, hours, benefits and other terms and conditions of employment. As a result of agreement being reached, and subsequent ratification by the Union and approval by the City Council, the following terms and conditions of employment shall remain in effect for the period commencing November 1, 2008 and expiring December 31, **2013**.

Either party may present to the other a written proposal to reopen negotiations for a successor Memorandum of Understanding if done between October 31, **2013** and December 31, **2013**. Failure to submit such a proposal to reopen negotiations shall result in the continuation of the Memorandum of Understanding on the same terms and conditions therein for one additional year."

2. Amend Article 14 "Retirement" to add a new Section (e), as follows:

"e. Notwithstanding the above, Effective January 1, 2013, all new employees and/or members, as defined by California Public Employees' Pension Reform Act of 2013 (hereinafter CPEPRA), who are enrolled in the Public Employees Retirement System (PERS) will be covered under the retirement formulas, compensation measurement periods, employee contribution, and all other statutory requirements of CPEPRA. "

ORDINANCE NO. _____

AN ORDINANCE OF THE COUNCIL OF THE CITY OF SANTA BARBARA AMENDING THE 2011-2013 MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SANTA BARBARA AND THE PATROL OFFICERS' AND TREATMENT PLANTS' BARGAINING UNITS (TAP UNITS) TO INCLUDE APPENDIX H REGARDING THE TRANSFER OF METER READERS TO THE BARGAINING UNIT.

THE CITY COUNCIL OF THE CITY OF SANTA BARBARA DOES ORDAIN AS FOLLOWS:

SECTION 1. The term of the Memorandum of Understanding between the City of Santa Barbara and the Service Employees' International Union, Local 620, Airport and Harbor Patrol Officers' and Treatment Plants' Bargaining Units, effective as of January 1, 2013, and adopted by Ordinance No 5554, is hereby amended to include the Appendix (Appendix H) attached hereto and incorporated herein by reference as "Exhibit A".

APPENDIX H
Meter Readers

1. Effective October 1 2012, employees who were formerly Meter Readers and the Lead Meter Reader in the General Unit will become members of the Treatment Plants' Unit under the classifications "Meter Reader/Water Distribution Operator in Training" and "Lead Meter Reader/Water Distribution Operator in Training".
2. Salaries for these employees will be set at not less than the salaries they received On September 30, 2012.
3. Benefits will be adjusted to the same level as other employees in the Treatment Plants' Unit.
4. These employees will not be subject to an unpaid furlough.
5. These employees will not be eligible for the across-the-board salary increase effective December 28, 2013.
6. These positions will continue to underfill the budgeted water distribution operator classifications. Upon passing the appropriate examinations and obtaining a class B driver's license, employees will be eligible for reclassification into the Water Distribution Operator I and/or II classifications.



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Administrator's Office

SUBJECT: Introduction Of Ordinance For Firefighters Memorandum Of Understanding Extension Through June 30, 2014

RECOMMENDATION:

That Council ratify a 12-month extension to the 2007-2013 Memorandum of Understanding between the City and the Santa Barbara City Firefighters' Association, by introduction and subsequent adoption of, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Extending the 2007-2013 Memorandum of Understanding Between the City of Santa Barbara and the Santa Barbara City Firefighters' Association through June 30, 2014.

DISCUSSION:

The City and the Santa Barbara City Firefighters' Association have reached a tentative agreement to extend the existing 2007-2013 Memorandum of Understanding (MOU) for 12 months, until June 30, 2014. The agreement was ratified by the Association on March 28, 2013.

As part of a previous 30 month extension to the original 2007-2010 MOU, Firefighters agreed make temporary voluntary concessions to assist with the City's fiscal crisis. These concessions have gradually been reduced, and were set to expire completely in June 2013. The concessions included employee pension contributions to the California Public Employees Retirement System (PERS), reduced paid leave, furloughs, and delays on contracted salary increases. In return, firefighters received 5% in additional wage and benefit increases (3% in salary and 2% in benefits) concentrated in Fiscal Year 2013, the last fiscal year of the extended agreement. At the time that these increases were negotiated, a brisker economic recovery had been anticipated.

Although they have an existing labor agreement extending through June 2013, firefighters began voluntarily meeting with City negotiators to discuss state pension reform in December 2012. These talks led to an agreement to extend their current memorandum of understanding.

Under the agreement:

- Firefighters will continue to make a 2.982% contribution toward retirement indefinitely, instead of this contribution expiring in June 2013. This amount will be paid toward the employee's share of PERS, rather than the existing cost share arrangement, which will reduce a pension related benefit known as the "roll up", creating further savings for the City.
- New employees will be subject to PERS contributions as provided under state law effective January 1, 2013.
- An existing minimum staffing agreement will remain in place, subject to the City's ability to revoke it by reducing employee PERS contributions. Minimum staffing levels are those levels just necessary to fill existing shifts, stations, and equipment. There are no relief positions to fill vacancies due to turnover, vacations, and other absences. This creates more overtime opportunities for existing staff than if the City were to employ extra relief staff members to fill those shifts, so employees like it. In addition, staffing a shift at overtime, which is not subject to PERS contributions, actually costs the City slightly less overall than staffing it with a relief position.

BUDGET/FINANCIAL INFORMATION:

This agreement will reduce City costs by continuing the existing 2.98% employee pension contribution, which would otherwise have expired, indefinitely. It will also save the City part of the "roll-up" cost, since employees will pay toward the employee's share of PERS. These savings will be incorporated into the proposed Fiscal Year 2014 and Fiscal Year 2015 Two Year Financial Plan.

PREPARED BY: Kristine Schmidt, Employee Relations Manager

SUBMITTED BY: Marcelo López, Assistant City Administrator

APPROVED BY: City Administrator's Office

AN ORDINANCE OF THE COUNCIL OF THE CITY OF
SANTA BARBARA EXTENDING THE 2007-2013
MEMORANDUM OF UNDERSTANDING BETWEEN THE
CITY OF SANTA BARBARA AND THE SANTA BARBARA
CITY FIREFIGHTERS' ASSOCIATION THROUGH JUNE
30, 2014

THE CITY COUNCIL OF THE CITY OF SANTA BARBARA DOES ORDAIN AS
FOLLOWS:

SECTION 1. The Memorandum of Understanding between the City of Santa Barbara and the Santa Barbara City Firefighters' Association entered into as of July 1, 2007 and adopted as Ordinance No. 5443 (the "Agreement") and amended by Ordinance No 5533, is hereby amended, effective January 1, 2013, as reflected in Exhibit A, attached hereto and included herein by reference.

**City of Santa Barbara and Firefighters
Second Agreement to Extend Existing MOU**

Pursuant to Section 3.12 of the Municipal Code of the City of Santa Barbara and Section 3500 et. seq. of the Government Code, the duly authorized representatives of the City Of Santa Barbara (“The City”) and the Santa Barbara City Firefighters Association, Inc. (Hereinafter Referred To As “Association”), having conferred in good faith, agree that the existing 2007-2013 Memorandum of Understanding (MOU), adopted by Ordinance No. 5443 and amended by Ordinance No 5533, shall be modified and supplemented with the following additional agreement:

1. Effective Date: The effective date of this amendment shall be January 1, 2013.
2. Term: The term of the agreement will be extended by twelve months, through June 30, 2014.
3. Retirement:
 - a. Classic PERS Members:
 1. Effective June 29, 2013, employee contributions to PERS under Government Code Section 20516(a) will stop as previously agreed, and
 2. Effective June 29, 2013, employees will instead contribute 2.98% of PERS-able compensation toward the 9% member contribution, reducing the City’s Employer Paid Member Contributions to 6.018%, and such employee contributions will not be subject to an expiration date. The City shall pay and report as special compensation to PERS this 6.018%.
 - b. New PERS Members: Effective January 1, 2013, new employees and/or members as defined by California Public Employees’ Pension Reform Act of 2013 (hereinafter “AB 340”) will be covered under the 2.7% at 57 retirement formula, with a final compensation measurement period of the average of the highest three (3) consecutive years, as well as all other statutory requirements of AB 340. Effective January 1, 2013, new employees and/or members as defined by AB 340 shall contribute half the normal cost for benefits, as defined by AB 340; the City will not pay any portion of these employees’ required contributions.
 - c. The parties agree that any provisions of this Agreement that are contrary to or inconsistent with the lawful provisions of AB 340, shall be modified so as to cause them to be consistent with those lawful provisions through letter of understanding to amend the Agreement.
4. The Minimum Staffing agreement is amended as follows: “Minimum Staffing: Subject to the requirements of Article X, Section 1008 of the City Charter, the City agrees to maintain the following minimum staffing levels:

- a. The minimum staffing requirements of the Department shall be as follows:
 - i. For suppression, 28 sworn fire suppression personnel per shift within the City, not including sworn management, consisting of 7 engine companies, 1 AARF company, and 1 truck company. Staff on mutual aid of a duration of 12 hours or less will be included in this number, in which case back filling shall be at the discretion of the Fire Chief. Each engine company shall be comprised of one Fire Captain, one Fire Engineer and one Firefighter. The AARF Company at the Airport shall be comprised of one Fire Captain and two Fire Engineers. The truck company shall be staffed with one Fire Captain, one Fire Engineer, and two Firefighters.
 - ii. For the Prevention Bureau there shall be a minimum of 6 authorized positions on the official list of authorized positions. The City Council may direct that these positions, if vacated by the incumbent employee for reasons other than an involuntary termination, remain unfunded and unfilled without violating this section.
 - iii. There shall also remain a Training Captain position on the official list of authorized positions. The City Council may direct that this position, if vacated by the incumbent employee for reasons other than an involuntary termination, remain unfunded and unfilled without violating this section, however it is the intent of this section for the Training Captain position remain funded and filled if fiscal conditions permit.
- b. If the City Council exercises its rights under Article X, Section 1008 of the City Charter, or otherwise discontinues the minimum staffing levels in **Section 3(a)** above without the express written consent of the Association:
 - i. The City will give the Association a minimum of 60 days written notice prior to the effective date of the change to minimum staffing (the “change date”), and
 - ii. The City will prospectively reduce the required employee member contribution toward PERS by 2.982%, increasing Employer Paid Member Contributions accordingly, and
 - iii. In the event the Association believes that such intended action will affect the safety or workload of affected employees, it shall so advise the City, whereupon the City and the Association shall meet and confer in good faith over the impacts of the change,
 - 1. Such meeting and conferring, however, shall not prevent the City from implementing the staffing change on an interim basis not less than 60 days after notice to the Association, but prior to the conclusion of negotiations over the impacts of the change.”

5. Other Terms and Conditions: All other terms and conditions reflected in the existing Memorandum of Understanding, as amended, will continue in full force and effect during the extended term of the agreement.

For the City:

For the Association:

Kristine Schmidt
Employee Relations Manager

Anthony Pighetti, Fire Captain
Association President



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Administration Division, Parks and Recreation Department

SUBJECT: Reallocation Of \$190,000 Fiscal Year 2013 Capital Outlay Funds For The Parks And Recreation Infrastructure Safety Improvement Program.

RECOMMENDATION:

That Council approve the reallocation of \$190,000 from the Lower Mesa Lane Steps Replacement Project to the Park Infrastructure Safety Improvement Program in the Fiscal Year 2013 Capital Outlay Fund.

DISCUSSION:

The Parks and Recreation Department (Department) completed the Lower Mesa Lane Steps Replacement Project in November 2012. The project was funded by the General Fund Capital Outlay Fund and a \$200,000 State Coastal Conservancy grant. At the time final project funding was approved in June 2012, it was estimated that the total project cost would be \$742,655. Due to lower than projected construction costs as well as project cost savings from the use of Parks and Recreation Department staff for some project management and construction tasks, there are cost savings of \$190,000. The Parks and Recreation Department requests that Council reallocate \$190,000 of the project funds to the Park Infrastructure Safety Improvement Program.

Park Infrastructure Safety Improvement Program

The purpose of the program is to address a number of deferred park infrastructure and safety projects through a comprehensive park infrastructure program. All City parks have a number of amenities that enable visitors to enjoy the facilities, including walking paths, fencing, irrigation, benches, picnic tables, BBQs, lighting, trash/recycling cans, among others. Many of these amenities suffer from constant use, weathering, and vandalism. Tables, benches, trash cans, and BBQs, in particular need regular replacement.

As part of developing the proposed Fiscal Year 2014 – 2019 Capital Improvement Program (CIP), the Department completed a comprehensive park and facility infrastructure and safety needs assessment. Although the Department proposed annual CIP funding of \$100,000, park infrastructure needs exceed this amount. The reallocation of funds from the Lower Mesa Lane Steps Replacement Project would allow the Department to move forward with some critical projects in Fiscal Year 2013. These projects and estimated costs include:

- Cabrillo Bathhouse Bollards – \$10,000 - Replace steel bollards at each end of the Promenade to address safety concerns.
- Willowglen Park Fencing and Benches - \$30,000 – Replace 600 feet of degraded fencing and benches that were originally installed in 1964.
- Willowglen Concrete Walkway Repairs - \$20,000 - Replace broken and uplifted concrete walkway.
- Thousand Steps - \$50,000 – Install metal handrail to address safety concerns.
- Oak Park Trash/Recycling Cans - \$40,000 – Replacement of 75 cans. The cans are in very poor condition and do not meet the City standard.
- La Mesa Park Trash/Recycling Cans - \$10,000 – Replacement of 18 cans. The cans are in very poor condition and do not meet the City standard.
- Parks Yard Infrastructure Repairs - \$30,000 – Construct concrete pads and replace five storage lockers that are rotted and leaking. Yard improvements would address long-standing needs for safe and protected equipment storage and more efficient use of limited yard space.

BUDGET/FINANCIAL INFORMATION:

Program funding of \$190,000 for the Park Infrastructure Safety Improvement Program would be achieved through the reallocation of existing Fiscal Year 2013 Capital Outlay Fund appropriations for the Lower Mesa Lane Steps Replacement Project.

PREPARED BY: Jill E. Zachary, Assistant Parks and Recreation Director

SUBMITTED BY: Nancy L. Rapp, Parks and Recreation Director

APPROVED BY: City Administrator's Office



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Water Resources, Public Works Department

SUBJECT: Approval Of Contract For Bathymetric Survey Of Gibraltar Reservoir

RECOMMENDATION:

That Council authorize the Public Works Director to execute a professional services contract to MNS Engineers, Inc., in the amount of \$28,510 and in a form of agreement acceptable to the City Attorney, to perform a bathymetric survey of Gibraltar Reservoir, and approve expenditures of \$2,851 for extra services that may result from necessary changes in the scope of work, for a total of \$31,361.

DISCUSSION:

The City of Santa Barbara owns and operates the Gibraltar Reservoir (Reservoir), which provides approximately 35 percent of the City's water supply through Mission Tunnel. The Reservoir has been losing storage capacity at a rate of approximately 76 acre-feet per year from the influx of silt and debris. A bathymetric survey has been performed every three years over the past two decades to determine the remaining storage capacity of the Reservoir. The survey is conducted by measuring the depth of the Reservoir at various locations and then using the measurements to calculate the remaining storage capacity relative to the top of Gibraltar Dam.

The Zaca Fire burned more than 60 percent of the Reservoir watershed, and the subsequent winter rains have caused significant debris flows into the Reservoir, which has accelerated the rate at which the Reservoir was being filled in with debris. MNS Engineers, Inc., (MNS) performed a bathymetric survey of the Reservoir in October 2007, after the Zaca Fire, but prior to the winter rains. The 2007 survey determined the Reservoir had approximately 7,500 acre feet of remaining storage capacity. MNS performed a follow-up bathymetric survey in 2008, after the first winter following the Zaca Fire. The 2008 survey demonstrated that the Reservoir had lost approximately 30 percent of its 2007 capacity and had only 5,300 acre feet of capacity remaining. The 2010 bathymetric survey determined that the amount of storage capacity continued to be reduced by 1 percent after two additional winters following the Zaca Fire. The proposed 2013 bathymetric survey will continue to monitor the amount of storage capacity that is remaining.

MNS was selected for consistency in reporting, since they have performed the surveys at Gibraltar for the past 18 years and are one of the consultants on the City's three-year, pre-approved engineering consultant list, which was created using a competitive qualification-based process for engineering services. MNS has submitted an acceptable proposal in the amount of \$28,510 to complete the proposed work, which is lower than their 2010 rate of \$28,535 for similar services. Staff is also requesting \$2,851 in change order authority to cover any unanticipated expenses, for a total amount of \$31,361.

BUDGET/FINANCIAL INFORMATION

Water Resources conducts bathymetric surveys at Gibraltar Reservoir every three years. There are sufficient appropriated funds in the Water Fund to cover the project costs.

SUSTAINABILITY IMPACT

The bathymetric study helps to determine the amount of available water in the Reservoir. The data gained by the study is necessary to develop and manage the City's water supply and to mitigate the effects of drought.

PREPARED BY: Cathy Taylor, Water System Manager/AF/mj

SUBMITTED BY: Christine F. Andersen, Public Works Director

APPROVED BY: City Administrator's Office



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Business Division, Waterfront Department

SUBJECT: Purchase Order With UCP Work, Incorporated

RECOMMENDATION:

That Council find it in the City's best interest to waive the formal bid procedure as authorized by Municipal Code Section 4.52.070 (L), and authorize the General Services Manager to issue a purchase order to UCP Work, Incorporated for janitorial services at the Waterfront for Fiscal Year 2014 in an amount not to exceed \$238,500 and for Fiscal Year 2015 in an amount not to exceed \$243,000.

DISCUSSION:

UCP/Work, Inc. (Work Inc.) has provided janitorial services to the Waterfront since 1992. Work, Inc. is a non-profit organization providing vocational rehabilitation services to individuals with mental, developmental, and physical disabilities. These individuals are referred through the Department of Rehabilitation, Tri-Counties Regional Center, and Mental Health Services.

Staff recommends that it is in the best interest of the City to continue providing work opportunities to disabled individuals in the Work Inc. Vocational Rehabilitation Program. Work, Inc. did not increase its rate from Fiscal Year 2012 to 2013. For Fiscal Years 2014 and 2015, Work Inc. has agreed to spread a 5% increase over the two years. The proposed rate for 2014 is \$238,500 and the proposed rate for 2015 is \$243,000.

Work Inc. provides a clean and safe environment for public enjoyment of the Waterfront. The company is responsible for cleaning 20 restrooms, the commercial area of the Waterfront, and collecting trash in the marinas. Work, Inc. supervisors oversee their employees seven days a week, including holidays. Work, Inc. employees are dependable, courteous and take their work seriously.

Section 4.52.070 (L) of the Municipal Code authorizes City Council to waive the formal bid procedure and approve the purchase of goods or services without complying with formal bid procedures, "where in the opinion of the Council, compliance with procedure is not in

the best interest of the City". Sufficient funds for the Work, Inc contract are included in the Waterfront Department Fiscal Year 2014 and 2015 budget submittal.

PREPARED BY: Brian J. Bosse, Waterfront Business Manager

SUBMITTED BY: Scott Riedman, Waterfront Director

APPROVED BY: City Administrator's Office



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Business & Property Division, Airport Department

SUBJECT: Concession Agreement Amendment With M/E, Inc.

RECOMMENDATION:

That Council approve and authorize the Airport Director to execute this first amendment to Concession Agreement No. 23,446 with M/E, Inc. dba Santa Barbara News & Gift, amending Article 2, "Leased Premises" to add an additional 130 square feet, for storage of inventory, in the Airline Terminal, at 500 James Fowler Road, at the Santa Barbara Airport effective April 9, 2013.

DISCUSSION:

M/E Concessions, Inc. (M/E) is the news and gifts concessionaire in the John T. Rickard Terminal (Terminal). Both the news and gift and the food and beverage restaurant concessions are located post-security with the food and beverage concessionaire also operating a coffee bar pre-security. Since the opening of the Terminal in August 2011, both the M/E news and gifts concession and the food and beverage concessions have been very successful and sales have increased significantly. The major concessions' location post-security makes them more accessible to their primary customer, the airline passenger.

M/E maintains extra product on-site to replenish inventory during the day. Currently, the storage is located in the baggage claim area which presents an operational issue for both the concessionaire and airport staff as the product has to be screened by the airport each time the gift shop employees retrieve additional magazines, sodas, water, etc from storage. Recently, the Airport constructed a small storage space post-security near the gift shop. This will allow M/E to screen its product in bulk, store it post-security, and have easy access to it from the shop.

Staff proposes to amend M/E's existing lease to add 130 square feet for the purpose of storing gift shop products. This brings M/E's total space leased to 1,015 square feet. On June 15, 2010 Council executed a 10 year Concession Agreement with M/E, Inc. which provides rental based on a Minimum Annual Guarantee of \$1,000 per month or a graduated percentage of gross receipts, whichever is greater. Percentage rent for

Fiscal Year 2012 totaled \$56,421, an increase of 141% over Fiscal Year 2011. The Agreement Amendment also includes a provision that allows the Airport to relocate the gift shop storage to another location should it become necessary in the future.

The proposed Concession Agreement Amendment has been negotiated based upon the criteria set forth in Resolution 93-127, and has been reviewed and determined to be exempt from environmental review. Airport Commission recommended approval at their March 20, 2013 meeting.

PREPARED BY: Rebecca Fribley, Sr. Property Management Specialist

SUBMITTED BY: Karen Ramsdell, Airport Director

APPROVED BY: City Administrator's Office



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Engineering Division, Public Works Department

SUBJECT: Measure A Five-Year Local Program Of Projects For Fiscal Years 2014 - 2018

RECOMMENDATION:

That Council adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Adopting the Measure A Five-Year Local Program of Projects for Fiscal Years 2014 - 2018.

DISCUSSION:

BACKGROUND

In November 2008, Santa Barbara County voters overwhelmingly approved Measure A with 79 percent support. Measure A is a transportation sales tax measure estimated to provide approximately \$1 billion of local sales tax revenues for transportation projects in Santa Barbara County over the next 30 years. Measure A is funded through a continuation of the local 1/2 percent sales tax that was originally authorized by Measure D, which expired on March 31, 2010. The Measure A ordinance requires the City to submit a Five-Year Local Program of Projects to the Santa Barbara County Association of Governments (SBCAG).

A key component of Measure A is the plan to relieve traffic congestion and improve safety on Highway 101 by providing \$140 million, or 13.4 percent, in matching funds to widen the highway south of Santa Barbara from four to six lanes.

Under Measure D, the City contributed funds to support the Santa Barbara Metropolitan Transit District (MTD). Under Measure A, MTD now receives Measure A funds directly; however, the City will continue to provide funding support to the Easy Lift and Electric Shuttle programs.

MEASURE A INVESTMENT PLAN

The Measure A Investment Plan (Plan) will provide \$455 million, or 43.3 percent, to both the Santa Barbara North County and the South Coast for high priority transportation projects and programs to address the current and future needs of local communities. The local revenues will be supplemented by an estimated \$522 million in federal and state gas taxes, as well as other sources.

The Plan provides funding for local street improvements such as pavement maintenance and synchronized traffic signals, increased senior and disabled accessibility to public transit, building safer walking and bike routes to schools, and increased opportunities for carpool and vanpool programs.

SBCAG has estimated that the City will receive approximately \$3.41 million in Measure A revenues for Fiscal Year 2014. The SBCAG estimate for Measure A City revenues for Fiscal Year 2013 was approximately \$3.02 million. Under Measure A, local agencies choose how to spend their share of funds after seeking public input and annually adopting a Five-Year Program of Projects. Measure A contains funds for Local Street and Transportation Improvements (capital projects and maintenance/operations), and Alternative Transportation (pedestrian/bicycle improvements, Safe Routes to School, and transit assistance).

It is a Measure A Ordinance requirement for local agencies to spend a minimum percentage of their Local Street and Transportation Improvement funds on eligible alternative transportation projects. The minimum percentage for the City is 10 percent. This requirement must be met by the fifth year of the program, and every fifth year thereafter. The City has already met this requirement for the first five years. The proposed Fiscal Year 2014 Program of Projects includes 40 percent of Alternative Transportation expenditures.

LOCAL PROGRAM OF PROJECTS

With Council's approval of the recommended Resolution, this report will satisfy the Measure A requirement that the local agency hold an annual public hearing on its Program of Projects prior to submittal and adoption by SBCAG.

As part of the two-year Fiscal Year 2014 – 2015 Streets Capital Program budget review process, staff held two public work sessions. One was with the Transportation and Circulation Committee on November 8, 2012, regarding the proposed Fiscal Year 2014 Streets Capital Improvement Program budget. The second was with the Planning Commission on March 7, 2013, regarding the draft City Capital Improvement Program for Fiscal Years 2014 to 2019. Overall, positive comments were received. The majority of the comments for the Streets Capital Improvement Program reiterated that maintenance of existing public right of way infrastructure and safety should be the highest priorities for that Program.

The proposed Measure A Five-Year Local Program of Projects is separated into two categories: Local Street and Transportation Improvements, and Alternative Transportation Expenditures. See Attachment for the Measure A Proposed City of Santa Barbara Program of Projects by Category for Fiscal Years 2014 – 2018.

The City must annually adopt a Resolution and submit a revised Local Program of Projects to SBCAG in accordance with the Measure A local allocation rules. The proposed City Measure A expenditure plan is reflected in the proposed City Streets Fund budget for Fiscal Year 2014.

ATTACHMENT: Measure A Proposed City of Santa Barbara Program of Projects by Category FY 2014 - FY 2018

PREPARED BY: John Ewasiuk, Principal Civil Engineer/sk

SUBMITTED BY: Christine F. Andersen, Public Works Director

APPROVED BY: City Administrator's Office

Measure A
Proposed City of Santa Barbara Program of
Projects by Category FY 2014 - FY 2018

City Project Category	FY 14	FY 15	FY 16	FY 17	FY 18
*Local Street & Transportation Improvements: Capital Improvement Projects	\$702	\$515	\$522	\$542	\$598
Local Street & Transportation Improvements: Maintenance/Operations	\$1,446	\$1,476	\$1,507	\$1,539	\$1,571
SUBTOTAL	\$2,147	\$1,991	\$2,029	\$2,081	\$2,168
Alternative Transportation Expenditures	\$1,263	\$1,314	\$1,369	\$1,426	\$1,487
TOTAL	\$3,410	\$3,306	\$3,398	\$3,507	\$3,656

(Figures in \$1,000)

*The Sidewalk Maintenance and Sidewalk Access Ramp projects are Streets Capital Improvement Projects that are not included here as they are eligible Local Alternative Transportation Projects for the City's 10% Measure A Ordinance requirement and are therefore included with the Alternative Transportation Expenditures.

RESOLUTION NO. _____

A RESOLUTION OF THE COUNCIL OF THE CITY
OF SANTA BARBARA ADOPTING THE MEASURE
A FIVE-YEAR LOCAL PROGRAM OF PROJECTS
FOR FISCAL YEARS 2014 – 2018

WHEREAS, on November 4, 2008, the voters of Santa Barbara County approved the Santa Barbara County Road Repair, Traffic Relief and Transportation Safety measure, known as Measure A;

WHEREAS, Measure A Ordinance No. 5 provides that the Santa Barbara County Local Transportation Authority shall annually approve a program of projects submitted by local jurisdictions identifying those transportation projects eligible to use Measure A funds;

WHEREAS, the City of Santa Barbara was provided with an estimate of annual Measure A local revenues for Fiscal Years 2014 through 2018; and

WHEREAS, on April 9, 2013, the City of Santa Barbara held a public hearing in accordance with the Ordinance.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SANTA BARBARA AS FOLLOWS:

SECTION 1. The City of Santa Barbara does hereby approve the Five-Year Program of Projects and Fiscal Year 2014 Measure A Program of Projects, to be funded in part with Measure A revenues (Exhibits A and B respectively).

SECTION 2. The City of Santa Barbara certifies that it will include in its budget an amount of local discretionary funding for local streets and roads sufficient to comply with the Maintenance of Effort requirements contained in the Ordinance.

SECTION 3. The City of Santa Barbara will not use Measure A revenues to replace private developer funding that has been committed to a transportation project or would otherwise be required under current City policies.

SECTION 4. The City of Santa Barbara has complied with all other applicable provisions and requirements of the Ordinance.

**Measure A
Proposed City of Santa Barbara Program of
Projects by Category FY 2014 - FY 2018**

City Project Category	FY 14	FY 15	FY 16	FY 17	FY 18
*Local Street & Transportation Improvements: Capital Improvement Projects	\$702	\$515	\$522	\$542	\$598
Local Street & Transportation Improvements: Maintenance/Operations	\$1,446	\$1,476	\$1,507	\$1,539	\$1,571
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(Figures in \$1,000)

*The Sidewalk Maintenance and Sidewalk Access Ramp projects are Streets Capital Improvement Projects that are not included here as they are eligible Local Alternative Transportation Projects for the City's 10% Measure A Ordinance requirement and are therefore included with the Alternative Transportation Expenditures.

Exhibit B

City of Santa Barbara
 FY 2014 Measure A Program of Projects and Local, State and Federal Funding

Project Description	Measure A	Non-Measure A			Total Project
	FY 13	Local	State	Federal	
A. Local Street & Transportation Improvements					
1. Capital Improvement Projects					
Drainage Improvements/Maintenance		\$100,000			\$100,000
Lower Mission Creek Flood Control Channel		\$75,000			\$75,000
Sycamore Creek Improvements and Punta Gorda Bridge Replacement		\$100,000			\$100,000
Pavement Maintenance	\$701,500	\$2,002,207	\$344,717		\$3,048,424
Citywide Streetlight Repair & Maintenance		\$100,000			
Traffic Signal Operational Upgrades		\$130,000			\$130,000
Traffic Safety/Capacity Improvements		\$65,000			
Traffic Signal Maintenance Program		\$75,000			\$75,000
Las Positas/Mission Circulation Options		\$115,000			
2. Maintenance, Improvement or Construction of Roadways or Bridges					
Roadway and Sidewalk Maintenance	\$503,481	\$3,130,454			\$3,633,935
Storm Drain Repair and Maintenance	\$280,205	\$661,558			\$941,763
Bridge Preventive Maintenance		\$75,000			
Engineering Services	\$662,157	\$150,000			\$812,157
Traffic Operations		\$700,108			\$700,108
Transportation Planning		\$781,265			\$781,265
Traffic Signals		\$1,297,424			\$1,297,424
Traffic Marking and Signage		\$1,006,909			\$1,006,909
B. Alternative Transportation Expenditures					
1. Alternative Transportation					
Easy Lift	\$237,284				\$237,284
Shuttle Bus Program	\$675,789				\$675,789
*Sidewalk Infill Program			\$73,077		\$73,077
*Sidewalk Access Ramps	\$100,000				\$100,000
*Sidewalk Repair/Maintenance	\$250,000				\$250,000
Alternative Transportation		\$423,702			\$423,702
TOTALS	\$3,410,416	\$10,988,627	\$417,794	\$0	\$14,461,837



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Engineering Division, Public Works Department

SUBJECT: Acquisition Of Real Property For The Cota Street Bridge Replacement Project

RECOMMENDATION: That Council:

- A. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara to Acquire and Accept In Fee The Real Property Interests Located at 536 Bath and 221 W. Cota Streets, Relating to the Cota Street Bridge Replacement Project, and Authorize the Public Works Director to Execute Such Agreements and Documents as Necessary for the Acquisition and Acceptance of Said Real Property Interests, in a form acceptable to the City Attorney, and Record Said Real Property Interests in the Official Records of the County of Santa Barbara, and;
- B. Appropriate \$144,522 in the Streets Capital Fund from revenues received through the sale of surplus properties acquired for completed bridge replacement projects to the Cota Street Bridge Replacement Project in order to fund the City's match for the acquisitions at 536 Bath and 221 W. Cota Streets.

DISCUSSION:

The Cota Street Bridge Replacement Project (Project) will replace the structurally deficient bridge over the Lower Mission Creek. The new bridge will continue to accommodate the same number and sizes of traffic lanes and pedestrian access (see Attachment). The Project is an approved Federal Highway Administration (FHWA) Bridge Program project with oversight provided by the State of California Department of Transportation (Caltrans). The project design is 65 percent complete, and the necessary real property interests are currently being acquired.

The properties summarized below are associated with the Project and are necessary for acquisition by the City in order to construct the Project that is scheduled to commence in the spring of 2014. The Project will require the full fee acquisition of two separate duplex properties, 536 Bath Street and 221 W. Cota Street, and a single family residence at 230 W. Cota Street, due to their close proximity to Mission Creek and the bridge replacement construction work that will impact the existing structures.

To date, agreements necessary for two of the full property acquisitions within the proposed resolution have been executed and delivered to staff in order to complete the City's purchase of said properties. These agreements require authorization and approval by Council, and the property interests must be accepted by the proposed resolution. In addition to the two properties currently being purchased, the third property, 230 W. Cota Street, is still in negotiations and staff will return to Council for approval upon settlement.

Cota Street Bridge Property Acquisitions and Status:

Address	Owner	City Offer/Appraisal (Date)	Owner Appraisal (Date)	Owner Counter Offer (Date)	City Counter Offer (Date)	Settlement Price (Date)
536 Bath Street	Martel	\$550,000 (11/8/12)	\$650,000 (12/10/12)	\$650,000 (12/14/12)	\$600,000 (1/10/13)	\$600,000 (2/20/13)
221 W. Cota Street	Grubb	\$600,000 (11/1/12)	\$675,000 (1/18/13)	\$675,000 (1/18/13)	\$630,000 (2/28/13)	\$660,000 (3/21/13)
230 W. Cota Street	Vega Trust	\$575,000 (11/2/12)	none	\$635,000 (1/17/13)	\$579,000 (3/7/13)	Pending negotiations

536 Bath Street

The Martel property owner has executed the purchase agreement documents at the City's counter offer of \$600,000.

221 W. Cota Street

The Grubb property owners have executed the purchase agreement documents at the negotiated settlement of \$660,000.

230 W. Cota Street

The City's consultant, Hamner Jewel & Associates, is currently pursuing settlement at the revised offer price of \$579,000.

BUDGET/FINANCIAL INFORMATION:

The purchase of the required properties is overseen by Caltrans due to the fact that 88.53 percent of the City's eligible project and right of way acquisitions will be reimbursed by the FHWA Bridge Replacement Program through Caltrans administration. The City is responsible for 11.47 percent of the project costs.

The City's costs for acquiring the property interests, established by the agreements obtained, and proposed for authorization by Council, are as follows:

Address	Cost	City Costs	FHWA Reimbursements
1) 221 W. Cota Street	\$660,000	\$75,702	\$584,298
2) 536 Bath Street	\$600,000	\$68,820	\$531,180
Totals:	\$1,260,000	\$144,522	\$1,115,478

There are sufficient funds in the Public Works Streets Capital Fund to cover the City's costs. The matching funds will come from revenues generated through the sale of surplus properties temporarily acquired for completed bridge replacement projects. The Federal Highway Administration requires that proceeds from such properties sales be utilized on Title 23 (US Code) eligible projects. The Cota Streets Bridge Replacement project is an appropriate use for these funds.

ATTACHMENT: Aerial map of properties to be acquired

PREPARED BY: John Ewasiuk, Principal Civil Engineer/DT/mj

SUBMITTED BY: Christine F. Andersen, Public Works Director

APPROVED BY: City Administrator's Office

**Cota Bridge Replacement Project Property Acquisitions:
536 Bath Street; 221 W. Cota Street; 230 W. Cota Street**



RESOLUTION NO. _____

A RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA BARBARA TO ACQUIRE AND ACCEPT IN FEE THE REAL PROPERTY INTERESTS LOCATED AT 536 BATH AND 221 W. COTA STREETS, RELATING TO THE COTA STREET BRIDGE REPLACEMENT PROJECT, AND AUTHORIZE THE PUBLIC WORKS DIRECTOR TO EXECUTE SUCH AGREEMENTS AND DOCUMENTS AS NECESSARY FOR THE ACQUISITION AND ACCEPTANCE OF SAID REAL PROPERTY INTERESTS, IN A FORM ACCEPTABLE TO THE CITY ATTORNEY, AND RECORD SAID REAL PROPERTY INTERESTS IN THE OFFICIAL RECORDS OF THE COUNTY OF SANTA BARBARA

WHEREAS, a proposed project is currently undergoing final design and environmental review for the City of Santa Barbara (City) to replace the existing bridge for Cota Street at Mission Creek, due to its age, increasingly deteriorated condition and limited flood control capacity, with anticipated reimbursement of 88.53 percent of the City's associated costs using funding provided by the Federal Highway Administration (FHWA); and

WHEREAS, the bridge replacement project requires the purchase by the City of the real properties known commonly as 536 Bath Street, County of Santa Barbara, Assessor's Parcel Number (APN) 037-161-001, owned by Angelina Martel, Sole Surviving Trustee of the Lorenzo and Angelina Martel Family Living Trust U/D/T dated August 6, 1997, and 221 W. Cota Street, County of Santa Barbara, Assessor's Parcel Number (APN) 037-161-002, owned by Edward and Renee Grubb, due to the properties locations adjacent to the existing bridge and Mission Creek channel for total just compensation in the amounts of \$600,000, and \$660,000 respectively; and

WHEREAS, as real property interests have been valued, and in accordance with applicable laws and guidelines, subject to final approval by the Council of the City of Santa Barbara, written offers and required valuation summaries and agreements have been delivered to the respective owners; and

WHEREAS, the written purchase offers have been accepted by the respective owners and their agreements have been signed voluntarily to allow the City to purchase the real property interests, subject to final approval by the Council of the City of Santa Barbara; and

WHEREAS, this Resolution will provide authorization by the Council of the City of Santa Barbara for the Public Works Director to execute the agreements with the affected owners, subject to approval as to form by the City Attorney; and

WHEREAS, this Resolution will also provide authorization by the Council of the City of Santa Barbara for the Public Works Director to subsequently execute any other documents that may become necessary to accomplish such purchases by the City of the fee interests in the real properties, subject to approval as to form by the City Attorney, which may include but not be limited to escrow instructions; and

WHEREAS, this Resolution will demonstrate intent by the Council of the City of Santa Barbara to accept the real property fee interests particularly described in the respective documents delivered for such purpose, without further action or subsequent resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SANTA BARBARA AS FOLLOWS:

SECTION 1. The Public Works Director is hereby authorized by the Council of the City of Santa Barbara to execute the agreements necessary for the acquisition of the real property at 536 Bath Street, Santa Barbara County Assessor's Parcel Number 037-161-001 with Angelina Martel, Sole Surviving Trustee of the Lorenzo and Angelina Martel Family Living Trust U/D/T dated August 6, 1997, for total compensation in the amount of \$600,000 dollars, and with Edward and Renee Grubb for the real property known as 221 W. Cota Street, County of Santa Barbara, Assessor's Parcel Number (APN) 037-161-002, for total compensation of \$660,000 dollars, to accomplish the purchase by the City of the real property fee interest of said properties for the purposes of bridge and appurtenant public works improvements and related facilities construction work associated with the Cota Street Bridge Replacement Project.

SECTION 2. The City of Santa Barbara hereby accepts the interests on the real properties mentioned above, as more particularly described in the Cota Street Bridge Agreements and Deeds signed by Angelina Martel, Sole Surviving Trustee of the Lorenzo and Angelina Martel Family Living Trust U/D/T date August 6, 1997, and by Edward and Renee Grubb, which have been executed and delivered hereunder.

SECTION 3. The City of Santa Barbara hereby consents to the recordation of the Cota Bridge Purchase Agreement Deeds, in the Official Records, County of Santa Barbara.

SECTION 4. This Resolution shall become effective immediately upon its adoption.



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Administration Division, Public Works Department
Administration Division, Finance Department
City Attorney's Office

SUBJECT: Introduction Of Ordinance To Approve An Installment Sale Agreement, Trust Agreement and Continuing Disclosure Agreement In Connection With The Potential Sale of Water Revenue Refunding Certificates Of Participation

RECOMMENDATION:

That Council introduce, by reading of title only, an Ordinance of the City of Santa Barbara Authorizing the Execution and Delivery by the City of an Installment Sale Agreement, a Trust Agreement and a Continuing Disclosure Agreement in Connection with the Execution and Delivery of City of Santa Barbara Water Revenue Refunding Certificates of Participation, Series 2013, and Authorizing Related Actions.

DISCUSSION:

Staff from the Public Works Department, Finance Department and the City Attorney's Office have been working toward the sale of Water Fund certificates of participation to refinance the existing 2002 Refunding Certificates of Participation and, potentially, outstanding 2002 and 2003 State Department of Water Resources revolving loans.

The purpose of refinancing existing debt is to capitalize on the historically low interest rate environment and thereby realize savings in current interest costs. Staff anticipates selling the new certificate of participation in May 2013.

In connection with the sale of the certificates of participation, the City will be entering into various long-term agreements that, because they exceed five years in term, require adoption of a City ordinance to approve the execution of the agreements.

One of the agreements is the Installment Purchase Agreement. This agreement is between the City of Santa Barbara and the Santa Barbara Financing Authority (Authority). The Authority was created pursuant to a Joint Exercise of Powers Agreement between the City of Santa Barbara and the Redevelopment Agency of the City. Pursuant to AB 1x26, as amended, the Redevelopment Agency was dissolved as of February 1, 2012. The

Council Agenda Report

Introduction Of Ordinance To Approve An Installment Purchase Agreement, Trust Agreement and Continuing Disclosure Agreement In Connection With The Potential Sale of Water Revenue Refunding Certificates Of Participation

April 9, 2013

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Successor Agency to the Redevelopment Agency succeeded to the Redevelopment Agency and assumed all of the rights, duties and obligations of the former Redevelopment Agency. The Authority was organized for the purpose of assisting and facilitating the financing for purposes authorized under the Joint Powers Act.

The Installment Sales Agreement provides for the sale by the City of the improvements ("Project"), financed by the original bonds issued by Water Fund, to the Authority and then the purchase of the Project from the Authority by the City. The City will utilize net revenue from the Water Fund to make installment payments to the Authority which will be used to pay the debt service on the refinancing certificates of participation. The Installment Sale Agreement sets out the main security parameters for the certificates such as the rate covenant and conditions under which additional debt can be issued

The City will also need to execute a Trust Agreement between the City, Authority and U.S. Bank National Association through which the right to receive the installment payments, and interest thereon, will be assigned by the Authority to the Trustee.

The Continuing Disclosure Agreement requires the City to provide to the Trustee, acting as Dissemination Agent, for the benefit of the holders of the Certificates, certain financial information and notice of certain material events (such as change in certificate rating) on an ongoing basis. Each year, as long as the bonds are outstanding, the City has a requirement to submit financial information to bondholders and the general investment industry pursuant to Securities Exchange Commission requirements. This includes updated information regarding the finances of the City, in this case of the Water Fund, so that current bondholders and potential investors can assess if financial conditions have changed relative to the financial information contained in the original bond offering documents. The City provides the continuing disclosures to the Trustee, who then files the information to the Electronic Municipal Market Access ("EMMA") system administered by the Municipal Securities Rulemaking Board. EMMA is a centralized online source for free access to municipal disclosures, market transparency data and educational materials about the municipal securities market.

Next Steps

During the next two months, City staff will be proceeding with the next steps:

1. Council adoption of a resolution authorizing the distribution of the Preliminary Official Statement and the Official Notice of Sale and the execution and delivery of an Escrow Agreement and the execution and delivery of the certificates, among other actions. .
2. Authority adoption of a resolution authorizing the execution of the Installment Purchase Agreement and Trust Agreement and the execution of the certificates.

Council Agenda Report

Introduction Of Ordinance To Approve An Installment Purchase Agreement, Trust Agreement and Continuing Disclosure Agreement In Connection With The Potential Sale of Water Revenue Refunding Certificates Of Participation

April 9, 2013

Page 3

3. Meeting with bond rating agencies to secure a bond rating, which will have a direct impact of the interest rates offered through the competitive bid process.
4. Sale of the Certificates

With the introduction of the ordinance at this meeting, and subsequent adoption on April 16th, the ordinance will become effective thirty days later (May 16th). The sale of the certificates is currently scheduled for the week following the effective date of the ordinance.

Copies of the Installment Sales Agreement, the Trustee Agreement and the Continuing Disclosure Agreement are available for review by the public at the City Clerk's Office and available to Council members in the City Council's reading file.

PREPARED BY: Robert Samario, Finance Director
Sarah Knecht, Assistant City Attorney

SUBMITTED BY: Robert Samario, Finance Director

APPROVED BY: City Administrator's Office

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF SANTA BARBARA AUTHORIZING THE EXECUTION AND DELIVERY BY THE CITY OF AN INSTALLMENT SALE AGREEMENT, A TRUST AGREEMENT AND A CONTINUING DISCLOSURE AGREEMENT IN CONNECTION WITH THE EXECUTION AND DELIVERY OF CITY OF SANTA BARBARA WATER REVENUE REFUNDING CERTIFICATES OF PARTICIPATION, SERIES 2013, AND AUTHORIZING RELATED ACTIONS.

WHEREAS, the City and the Redevelopment Agency of the City of Santa Barbara ("Agency"), which Agency was on February 1, 2012, succeeded to by the Successor Agency to the Redevelopment Agency of the City of Santa Barbara, have heretofore entered into a Joint Exercise of Powers Agreement, dated as of April 1, 2002 (the "Joint Powers Agreement"), which Joint Powers Agreement creates and establishes the Santa Barbara Financing Authority ("Authority");

WHEREAS, in order to refinance the acquisition, construction and installation of certain improvements (the "Project") to its water system, the City of Santa Barbara (the "City") caused to be executed and delivered the City of Santa Barbara Water Revenue Refunding Certificates of Participation Series 2002 (the "Prior Certificates");

WHEREAS, the Prior Certificates evidence undivided proportionate interests of the owners thereof in installment payments (the "Prior Installment Payments") to be made by the City pursuant to an Installment Sale Agreement, dated as of May 1, 2002, by and between the City and the Authority;

WHEREAS, in order to achieve certain savings, the City desires to refinance the Project by exercising its option to prepay the Prior Installment Payments, which prepayment will be applied to the redemption of the Prior Certificates;

WHEREAS, in order to refinance the Project, the City will sell the Project to the Authority and then purchase the Project from the Authority pursuant to an Installment Sale Agreement (the "Installment Sale Agreement");

WHEREAS, the City and the Authority have determined that it would be in the best interests of the City and the Authority to provide the funds necessary to refinance the Project through the execution and delivery, pursuant to a Trust Agreement (the "Trust Agreement"), by and among U.S. Bank National Association, as trustee (the "Trustee"), the Authority and the City, of the City of Santa Barbara Water Revenue Refunding Certificates of Participation, Series 2013 (the "Certificates"), evidencing direct, fractional undivided interests in the installment payments (the "Installment Payments"), and the interest thereon, payable by the City under the Installment Sale Agreement;

WHEREAS, the City has received three loans from the State of California (the "State") under the State's Safe Drinking Water State Revolving Fund Law of 1997 as follows: (1) a not to exceed loan of \$19,200,000 to fund the Cater Water Treatment Plant Improvement Project (Project No. 4210010-02) (the "2002 SRF Loan"), (2) a not to exceed loan of \$20,000,000 to fund the Sheffield Reservoir Project (Project No. 4210010-01) (the "2003 SRF Loan"), and (3) a not to exceed loan of \$29,283,000 to fund a project to meet safe drinking water standards (Project No. 4210010-004C) (the "2010 SRF Loan");

WHEREAS, the 2002 SRF Loan and the 2003 SRF Loan (the "Subordinated Prior Loans") are currently subordinate in payment to the Prior Certificates;

WHEREAS, the City has requested the State to continue the subordination of the payment of the Subordinated Prior Loans to the payment of the Certificates;

WHEREAS, if the State refuses the City's request to continue the subordination of the payment of the Subordinated Prior Loans to the payment of the Certificates or if there are reasonable savings with respect to the refinancing of the Subordinated Prior Loans, the City may, upon the advice and recommendation of the City's financial advisor, determine to refinance either or both of the Subordinated Prior Loans concurrently with the refinancing of the Prior Certificates;

WHEREAS, if the City determines to refinance the Subordinated Prior Loans concurrently with the refinancing of the Prior Certificates, the Trust Agreement and the Installment Sale Agreement shall be appropriately revised to reflect such refinancing;

WHEREAS, all rights to receive the Installment Payments, and the interest thereon, will be assigned without recourse by the Authority to the Trustee pursuant to the Trust Agreement;

WHEREAS, in consideration of such assignment and the execution of the Trust Agreement, the Trustee will execute and deliver the Certificates, each evidencing a direct, fractional undivided interest in the Installment Payments, and the interest thereon;

WHEREAS, in order to refinance the acquisition, construction and installation of certain other improvements to its water system, the City caused to be executed and delivered the City of Santa Barbara Water Revenue Refunding Bonds, Series 1994A (the "Prior Bonds");

WHEREAS, City intends to refund the outstanding Prior Bonds by making, from available City funds, including the debt service reserve fund on deposit with the Trustee, a cash deposit with the trustee for the Prior Bonds in an amount equal to the outstanding principal of and interest on the Prior Bonds through the date of redemption;

WHEREAS, Rule 15c2-12 promulgated under the Securities Exchange Act of 1934 requires that, in order to be able to purchase or sell the Certificates, the purchaser thereof must have reasonably determined that the City has undertaken in a written

agreement or contract for the benefit of the holders of the Certificates to provide disclosure of certain financial information and certain material events on an ongoing basis;

WHEREAS, in order to cause such requirement to be satisfied, the City desires to enter into a Continuing Disclosure Agreement (the "Continuing Disclosure Agreement") with the Trustee; and

WHEREAS, the City Council of the City (the "City Council") has been presented with the form of each of the Installment Sale Agreement, the Trust Agreement and the Continuing Disclosure Agreement, and the City Council has examined and approved each such document and desires to authorize and direct the execution of such documents, subject to revision in the event that the Subordinated Prior Loans are refinanced as described above.

NOW, THEREFORE, The City Council of the City of Santa Barbara does ordain as follows:

Section 1. All of the recitals herein contained are true and correct and the City Council so finds.

Section 2. The form of Installment Sale Agreement, presented in connection with and prior to this meeting and on file with the City Clerk, is hereby approved, and the City Administrator of the City, the Finance Director of the City, the Public Works Director of the City, the City Attorney or his or her designee (each, an "Authorized Officer"), are each hereby authorized and directed, for and in the name and on behalf of the City, to execute, acknowledge and deliver the Installment Sale Agreement in substantially the form presented in connection with and prior to this meeting with such changes therein as the Authorized Officers executing the same may require or approve in consultation with the City Attorney and Bond Counsel, which approval shall be conclusively evidenced by the execution and delivery thereof; provided, however, that the aggregate amount of the Installment Payments shall not exceed \$45,000,000, the final Installment Payment shall be payable no later than October 1, 2026 and there shall be net present value savings with respect to the refinancing of the Prior Certificates of at least 3%, and if either or both of the Subordinated Prior Loans are refinanced there shall be additional reasonable present value savings as determined by the Authorized Officers in consultation with and based upon the advice and recommendation of the City's financial advisor.

Section 3. The form of Trust Agreement, presented in connection with and prior to this meeting and on file with the City Clerk, is hereby approved, and the Authorized Officers are each hereby authorized and directed, for and in the name and on behalf of the City, to execute and deliver the Trust Agreement in substantially the form presented in connection with and prior to this meeting with such changes therein as the Authorized Officers executing the same may require

or approve in consultation with the City Attorney and Bond Counsel, which approval to be conclusively evidenced by the execution and delivery thereof.

Section 4. The form of Continuing Disclosure Agreement, presented in connection with and prior to this meeting and on file with the City Clerk, is hereby approved, and the Authorized Officers are each hereby authorized and directed, for and in the name and on behalf of the City, to execute, acknowledge and deliver the Continuing Disclosure Agreement in substantially the form presented in connection with and prior to this meeting, with such changes therein as the Authorized Officers executing the same may require or approve in consultation with the City Attorney and Bond Counsel, which approval to be conclusively evidenced by the execution and delivery thereof.

Section 5. The Authorized Officers are hereby authorized and directed, jointly and severally, to do any and all things which they may deem necessary or advisable in order to consummate the transactions herein authorized and otherwise to carry out, give effect to and comply with the terms and intent of this Ordinance, including, without limitation, the deposit with the trustee for the Prior Bonds of sufficient available funds of the City to refund the outstanding Prior Bonds;

Section 6. All actions heretofore taken by the officers, employees and agents of the City with respect to the transactions set forth above are hereby approved, confirmed and ratified.

CERTIFICATE OF CITY CLERK

I, Gwendolynn B. Peirce, City Clerk Services Manager of the City of Santa Barbara, do hereby certify as follows:

That the foregoing is a full, true and correct copy of Ordinance No. ____, which was duly introduced at a regular meeting of the City Council of the City of Santa Barbara duly and regularly and legally held at the regular meeting place thereof on April 9, 2013, of which meeting all of the members of the City Council of said City had due notice and at which a quorum was present, and which was thereafter duly adopted at a regular meeting of the City Council of the City Council of the City of Santa Barbara duly and regularly and legally held at the regular meeting place thereof on April __, 2013, of which meeting all of the members of the City Council of said City had due notice and at which a quorum was present.

That an agenda of each of said meetings was posted at least 72 hours before said meeting at 740 Anacapa Street, Santa Barbara, California, a location freely accessible to members of the public, and a brief description of said Ordinance appeared on said agenda.

That I have carefully compared the foregoing copy with the original minutes of said April __, 2013 meeting on file and of record in my office; that said copy is a full, true and correct copy of the original Ordinance adopted at said meeting and entered in said minutes; and that said Ordinance has not been amended, modified, rescinded or revoked in any manner since the date of its adoption, and the same is now in full force and effect.

Dated: _____, 2013

Gwendolynn B. Peirce
City Clerk Services Manager

[SEAL]



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Planning Division, Community Development Department

SUBJECT: Proposed Designation Of Two Landmarks: Stark House At 1709 Overlook Lane And The Veterans Memorial At 112 West Cabrillo Boulevard

RECOMMENDATION: That Council:

- A. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Designating the Stark House at 1709 Overlook Lane (Assessor's Parcel Number 015-192-016) a City Landmark;
- B. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Designating the Veterans Memorial at 112 West Cabrillo Boulevard (Assessor's Parcel Number 033-101-013) a City Landmark.

DISCUSSION:

Section 22.22.050 of the Municipal Code of the City of Santa Barbara grants the Historic Landmarks Commission (HLC) the authority to adopt resolutions to forward recommendations to the City Council regarding Landmark designations.

On January 16, 2013, the HLC held a public hearing to consider the information presented regarding the historic significance of the Stark house and the Veterans Memorial. The HLC voted to adopt resolution number 2013-01 to recommend to the City Council that it designate the Stark House as a City Landmark and voted to adopt resolution number 2013-2 to recommend to the City Council that it designate the Veterans Memorial as a City Landmark. The HLC determined through the staff reports that the resources are historically significant and qualify under Santa Barbara Municipal Code Section 22.22.040 as City Landmarks (Attachments 1 and 2).

The Stark House

The Stark House is significant for its French Norman style architecture. It was designed and erected in 1928 by George Washington Smith, a nationally acclaimed architect of the early twentieth century. Through his architectural designs in Santa Barbara, Smith made a significant contribution to the heritage of the City, State, and Nation.

Council Agenda Report

Proposed Landmark Designation Of The Stark House And The Veterans Memorial Building

April 9, 2013

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The property is the best example of a French Norman architectural type in the neighborhood and one of the few in the city of Santa Barbara. The home's distinguishing characteristics, including its horizontal massing, asymmetrical main façade with unmatched gabled wings at each end, unusual window placement, steeply pitched roof with clay tile shingles, stucco siding, recessed wall openings, and exposed timber beams, have not been significantly diminished by the alterations that have occurred since it was built. The residence features many of the architectural elements that typify the French Norman style, but their creative rendering distinguishes the building from other French Norman designs in Santa Barbara, including those by Smith.

The proposed boundary of the City Landmark designation is five feet around the perimeter of the George Washington Smith designed main house, as the landscape of the entire parcel has been altered and no longer conveys historic significance.

The current home owners, Courtney and Tanny Jones, have been working with the HLC since 2012 to make alterations to the building that conform to the Standards for Rehabilitation established by the Secretary of the Interior. The property owner submitted a statement of support of the City Landmark designation on November 30, 2012.

Historic research in the form of a Revised Historic Structures Report prepared by Ronald Nye dated May 9, 2012 and approved by the HLC on March 11, 2012 has determined that the Stark House qualifies for historic designation as a City Landmark under City of Santa Barbara Master Environmental Assessment criteria.

Veterans Memorial Building

The Veterans Memorial has been a designated Structure of Merit since 1983. However, the building warrants the elevated status of City Landmark based on its architectural significance as well as the extensive archeological prehistoric resources discovered below grade of the site. The building was originally constructed in 1927 as a dance hall. In 1936, noted local architects Winslow Soule and John Frederick Murphy designed a renovation of the dance hall in the Spanish Colonial Revival style that is an important regional style and significantly influenced the heritage of Santa Barbara. The architecture displays a pedestrian loggia behind five arched bays that form an outdoor colonnade, three part wood windows, a French door and wrought-iron balcony that are all elements which embody outstanding attention to design, detail, material, and craftsmanship. As the building is on the site of a prehistoric Chumash kitchen and burial ground, the site yields significant information of archeological interest since there are extensive prehistoric Chumash resources below grade on the site.

The County Board of Supervisor's, upon the request of the community, has authorized the County Architect to pursue elevating the status of the building to a City Landmark and applying to list the building on the National Register of Historic Places (Attachment 3).

Historic research in the form of a National Register of Historic Places Form and summarized in a Staff Report has determined that the Veterans Memorial qualifies for

historic designation as a City Landmark under City of Santa Barbara Master Environmental Assessment criteria.

Under the City List of Activities Determined to Qualify for a Categorical Exemption (City Council Resolution Dated November 10, 1998), staff has determined that designation of the Stark House and the Veterans Memorial as City Landmarks are eligible for Categorical Exemptions as per the provisions of Article 19, Section 15308 of the California Environmental Quality Act Guidelines.

SIGNIFICANCE CRITERIA:

The Historic Landmark Commission found that the Stark House meets the following City Landmark criteria listed in Section 22.22.040, subsection A through K, of the Municipal Code:

- Criterion A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
- Criterion D. Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;
- Criterion E. Its exemplification of the best remaining architectural type in a neighborhood.
- Criterion F. Its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;
- Criterion G. Its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;
- Criterion I. Its unique location or singular physical characteristic representing an established and familiar visual feature of a neighborhood;

The HLC found that the Veterans Memorial meets the following City Landmark criteria listed in Section 22.22.040, subsection A through K, of the Municipal Code:

- Criterion A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
- Criterion D. Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;
- Criterion F. Its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;
- Criterion G. Its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;
- Criterion J. Its potential of yielding significant information of archeological interest.

RECOMMENDATION:

It is staff's recommendation that there is sufficient evidence on record that supports the City Landmark designations of the Stark House and the Veterans Memorial Building.

The HLC and Staff recommend to City Council that it adopt resolutions to designate the Stark House and the Veterans Memorial Building as City Landmarks.

- ATTACHMENTS:**
1. HLC Resolution No. 2013-01 and Staff Report dated January 16, 2013 for Landmark Designation of the Stark House.
 2. HLC Resolution No. 2013-02 and Staff Report dated January 16, 2013 for Landmark Designation of the Veterans Memorial Building.
 3. County Record Action by the Board of Supervisors, November 13, 2012

PREPARED BY: Nicole Hernandez, Urban Historian

SUBMITTED BY: Paul Casey, Community Development Director

APPROVED BY: City Administrator's Office



**CITY OF SANTA BARBARA
HISTORIC LANDMARKS COMMISSION**

**RESOLUTION RECOMMENDING THAT CITY COUNCIL
HOLD A PUBLIC HEARING
TO CONSIDER LANDMARK DESIGNATION OF
THE STARK HOUSE
1709 OVERLOOK LANE
ASSESSOR PARCEL NO. 015-192-016**

RESOLUTION 2013-1

JANUARY 16, 2013

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara grants the Historic Landmarks Commission the authority to initiate a designation process to recommend to the City Council the designation as a City Landmark of any structure, natural feature, site or area having historic, architectural, archaeological, cultural or aesthetic significance; and

WHEREAS, historic research in the form of a Historic Structures Report prepared by Ronald L. Nye dated May 9, 2012 and accepted by the Historic Landmarks Commission with corrections on March 28, 2012, and summarized in a Staff Report has determined that the Stark House located at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016 qualifies for historic designation under City of Santa Barbara Master Environmental Assessment (MEA) criteria; and

WHEREAS, the proposed boundary of the City Landmark designation is five feet around the perimeter of the main house designed by George Washington Smith; and

WHEREAS, the subject property is significant for both its historical and architectural influence on the heritage of the City; and

WHEREAS, under the provisions of Article 19, Section 15308 of the California Environmental Quality Act Guidelines and the City List of Activities Determined to Qualify for a Categorical Exemption (City Council Resolution Dated November 10, 1998), staff has determined that designation of the Stark House at 1709 Overlook Lane as a City Landmark is eligible for a Categorical Exemption; and

WHEREAS, on December 19, 2012, the Historic Landmark Commission adopted a Resolution of Intention No. 2012-04 to hold a public hearing to begin the landmark designation process for the Stark House located at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016; and

WHEREAS, the Historic Landmarks Commission determined that, while maintenance and minor modifications are permissible, the character-defining features of the building facades are subject to Historic Landmark Commission review; and

WHEREAS, the property owner submitted a statement of support of the City Landmark designation on November 30, 2012; and

WHEREAS, the Historic Landmark Commission has worked with the property owner to rehabilitate the property since 2012; and

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara states that the City council may designate as a Landmark any structure, natural feature, site or area having historic, architectural, archeological, cultural, or aesthetic significance by adopting a resolution of designation within 90 days following receipt of a recommendation from the Historic Landmark Commission, and;

WHEREAS, in summary, the Historic Landmark Commission finds that the Stark House located at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016, meets the following City Landmark criteria (A through K) listed in section 22.22.040 of the Municipal Code:

- A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
- D. Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;
- E. Its exemplification of the best remaining architectural type in a neighborhood.
- F. Its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;
- G. Its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;
- I. Its unique location or singular physical characteristic representing an established and familiar visual feature of a neighborhood;

NOW, THEREFORE, BE IT RESOLVED that on January 16, 2013, the Historic Landmarks Commission of the City of Santa Barbara hereby recommends to the City Council that it designate the Stark House located at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016 as a City Landmark and makes findings based on the historic and cultural significance of facts presented in the Staff Report.

**HISTORIC LANDMARKS COMMISSION
CITY OF SANTA BARBARA**

**HISTORIC LANDMARKS COMMISSION
LANDMARK DESIGNATION
STAFF REPORT**

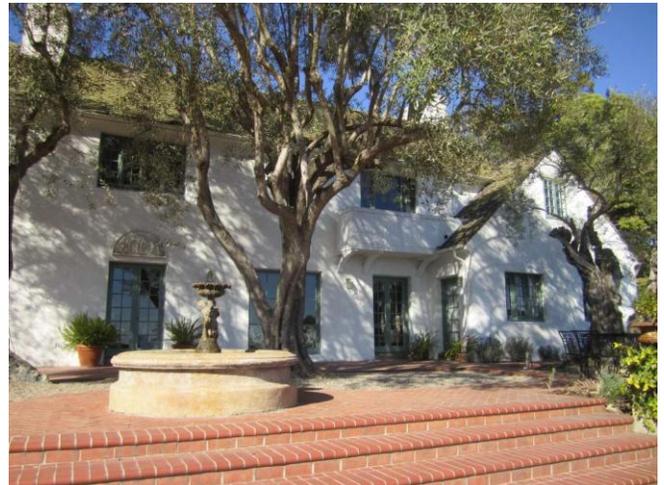
**STARK HOUSE
1709 OVERLOOK LANE
SANTA BARBARA, CALIFORNIA
APN 015-192-016
JANUARY 16, 2013**

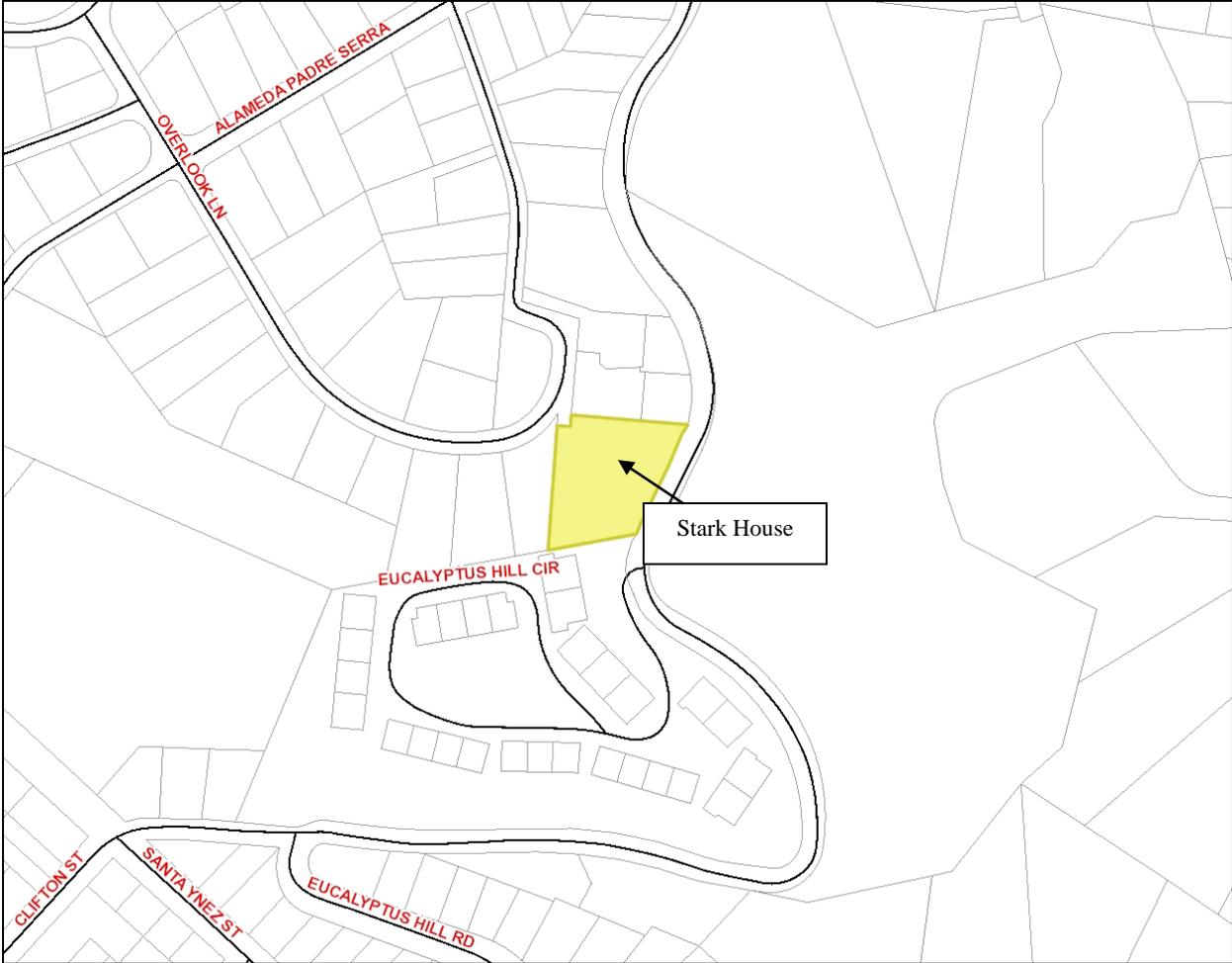
Background:

Historic research in the form of a Revised Historic Structures Report prepared by Ronald Nye dated May 9, 2012 and approved by the Historic Landmarks Commission on March 11, 2012 has determined that the Stark House located at 1709 Overlook Lane, Assessor's Parcel Number. 015-192-016, qualifies for historic designation as a City Landmark under City of Santa Barbara Master Environmental Assessment criteria. The current home owners, Courtney and Tanny Jones, have been working with the Historic Landmarks Commission (HLC) to make alterations to the building that conform to the Standards for Rehabilitation established by the Secretary of the Interior. The proposed boundary of the City Landmark designation is five feet around the perimeter of the George Washington Smith designed main house as the landscape of the entire parcel has been altered and no longer conveys historic significance. This staff report summarizes the extensive historic research and analysis of the Historic Structures Report (see excerpts, exhibit A).



Above: 1930 Photograph of south elevation of building. Courtesy of Community Development and Conservation Collection, Box 51, Dept. of Special Collections, UCSB Library; Correspondence, G.W. Smith records, Architecture and Design Collection, UCSB.)
Below: 2012 Photograph of south elevation of building.



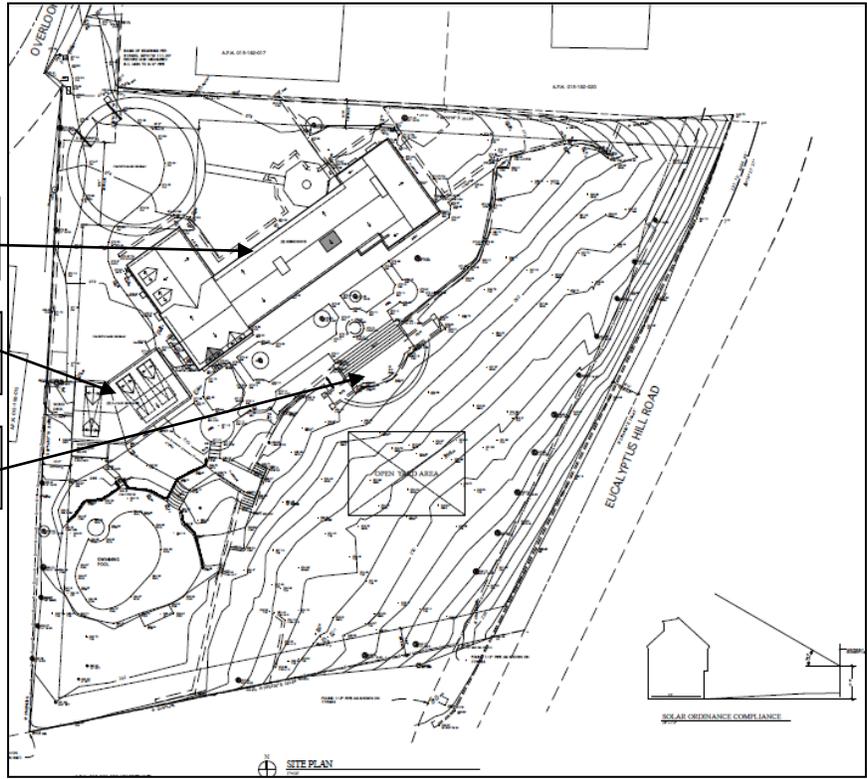


Vicinity Map, City of Santa Barbara Mapping
Analysis and Printing System, 2013

George Washington Smith Designed House

Garage added in the mid-1990s

Bowed belvedere added in the mid-1990s



Site plan from 2012 Construction Documents. The garage was added in the mid-1990s and much of the landscape altered. The proposed designation boundary is 5' around the main George Washington Smith designed house.

Historic Context:

The residence is a two-story, irregularly-shaped structure built in the French Norman style. It was designed by George Washington Smith and erected for Jack Gage Stark and Edith L. Stark in 1928. Jack Gage Stark was an artist who was associated most closely with the California Impressionist group of landscape painters centered in Southern California and achieved modest local and regional critical acclaim.

A set of surviving sketches of the proposed residence drawn in 1928 by Smith reveal that the existing residence retains the general French Norman style and configuration of the architect’s original plan.

The most significant changes to the original design occurred in the 1990s when the garage was removed on the west elevation and a new door and window were installed in place of the old garage doors; a new kitchen door, porch, and window were added on the same elevation; a new bowed wall and window were added to the kitchen on the south elevation; and a new three-car detached garage was built; a new swimming pool was installed, the front lawn and concrete paver driveway were added, and the rear terrace was enlarged.

Lockwood de Forest, Jr. created a landscape plan for the property in 1928. Existing elements that probably date to de Forest’s plan include the Santa Maria flagstone walkway and adjoining, low, sandstone, cobble retaining wall that border the residence’s north and east elevations; the four olive trees on the south elevation terrace; the main sandstone, cobble, retaining wall below the rear entrance that traverses the entire property on the east-west alignment but is interrupted at its center by a modern belvedere addition; a set of sandstone steps near the east end of the main retaining wall; a small flagstone landing and two sets of sandstone steps approximately thirty feet southwest of the house’s south elevation; and scattered olive and ornamental trees. There is no visible evidence of the graceful arrangement of descending terraces, fruit trees, pathways, and steps depicted in de Forest, Jr.’s plan of 1928. The 2012 Historic



Above: West Elevation. Photo taken November 5, 2012



Above: North Elevation. Photo taken November 5, 2012

Structure Report notes that the existing landscaping plan does not represent an intact historically important design or a high quality example of a noted landscape architect's work and does not possess historical integrity. Most of the landscaping is less than twenty years old and its paved surfaces and ornamental features are not compatible with the historically significant residence.

The Stark House has remained as a residence through several home owners: Mrs. and Mr. Jack G. Stark (1928-1953), Mrs. May M. Ford (1954-1958), Mrs. Jolyne G. Ferry (1959-mid 1980s), and currently Courtney and Tanny Jones.

Architect:

George Washington Smith

George Washington Smith (1876-1930) was born in East Liberty, Pennsylvania. Smith became one of the preeminent practitioners of the interpretive Hispanic architectural revival movement. The architectural historian David Gebhard wrote that Smith's Spanish Colonial Revival signature was the "picturesque simplicity" of his use of extensive plain wall surfaces, arches, clay tile roofs, iron grille work, heavy wood components and deeply recessed wall openings, among other elements. The Stark House is distinct from Smith's other French Norman homes because of its radically asymmetrical main façade containing an unbalanced window plan and extensive areas of uninterrupted stucco. David Gebhard considered the Stark House a prime example of Smith's "abstract approach", which merged historical and modern imagery. Smith manipulated the picturesque and primitive aspects of the old architectural styles, Gebhard wrote, resulting in an imagery that was "simultaneously readable as a traditional artifact and as an abstract object of high art".

Landscape Architect:

Lockwood De Forest, Jr.

Lockwood de Forest, Jr. (1896-1949) was born in New York City. De Forest, Jr.'s family moved to Santa Barbara permanently in 1915. De Forest, Jr. started his own landscape business in Santa Barbara in the early 1920s after working for Ralph Stevens, an established landscape architect in Santa Barbara. He was almost immediately successful for his services among Santa Barbara, Montecito and Southern California estate owners. De Forest, Jr. was known for employing the colors and textures of a property's natural surroundings as a principal organizing tool for his landscape projects.

Architectural Style:

The French Norman architectural style was based on the farmhouses in Normandy. French Norman architecture was most popular in the United States in the 1930s. Character defining features of the style are the asymmetrical house with steeply pitched roof with dormers, multi-paned casement windows as displayed in George Washington Smith's design of the Stark House.

Significance:

The City of Santa Barbara establishes historic significance as provided by the Municipal Code, Section 22.22.040. Any historic building that meets one or more of the eleven criteria

(Criteria A through K) established for a City Landmark or a City Structure of Merit can be considered significant. The Stark House meets the following criteria:

Criterion A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;

The building represents an example of French Norman style architecture designed by George Washington Smith that is a significant part of the heritage of the City.

Criterion D, its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;

The French Norman style residence exemplifies George Washington Smith's "abstracting approach" to architectural design. This blend of historical and modern imagery resulted in a unique design that is important to the City, State, and Nation. The home's distinguishing characteristics, including its horizontal massing, asymmetrical main façade with unmatched gabled wings at each end, unusual window placement, steeply pitched roof with clay shingle roofing, large areas of plain stucco siding, recessed wall openings, and exposed timber beams, have not been significantly diminished by the alterations that have occurred since it was built. The residence features many of the architectural elements that typify the French Norman style, but their creative rendering distinguishes the building from other French Norman designs in Santa Barbara, including those by Smith.

Criterion E, Its exemplification of the best remaining architectural type in a neighborhood.

The property is the best French Norman architectural type in the neighborhood.

Criterion F, its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;

George Washington Smith, the building's designer, is a nationally acclaimed architect of the early twentieth century. Smith's Spanish Colonial Revival domestic and urban building designs were recognized for their "picturesque simplicity". Through his architectural designs in Santa Barbara, Smith made a significant contribution to the heritage of the City, State and Nation.

Criterion G, its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;

The Stark House displays a unique combination of materials and design elements which embodies outstanding attention to design, detail, materials, and craftsmanship. High quality elements include its asymmetrical yet picturesque main façade, its recessed and rustic main entry door; its cantilevered second floor that is underpinned by rough-hewn beams; its abstract arrangement of the chimney and adjoining roof lines; and its half-timbered balcony that melds into the adjacent gabled roof on the south elevation.

Criterion I, Its unique location or singular physical characteristic representing an established and familiar visual feature of a neighborhood.

The residence's unique north façade, steeply-pitched cross-gabled roof with clay tile roofing, and recessed wall openings that contrast with large areas of rough stucco siding, give it a singular physical presence. It was built in 1928 and has retained its historical integrity. It therefore qualifies as an established and familiar visual presence in the neighborhood.

Historical Integrity:

In addition to determining significance, there are essential physical features that must be

considered to evaluate the integrity of a significant building. The residence has retained a high level of historical integrity. Its location and footprint have not changed. The integrity of design, materials, and workmanship, particularly on its north elevation, have not been significantly diminished by the minor alterations. Its integrity of setting has been compromised to some extent because of alterations made to the landscaping and construction of a new detached garage. However the house itself retains its character defining features designed by George Washington Smith that convey its historic significance.

Recommendation:

Staff Recommends that the HLC adopt a resolution to recommend to City Council that the Stark House be designated as a City Landmark. Staff recommends the proposed boundary of the City Landmark designation is five feet around the perimeter of the George Washington Smith designed main house as the landscape of the entire parcel has been altered and no longer conveys historic significance.

Works Cited:

Nye, Ronald. Revised Historic Structures Report. May 9, 2012. The report is on file with the City Planning Division.



**CITY OF SANTA BARBARA
HISTORIC LANDMARKS COMMISSION**

**RESOLUTION RECOMMENDING THAT CITY COUNCIL
HOLD A PUBLIC HEARING
TO CONSIDER LANDMARK DESIGNATION OF
THE VETERANS MEMORIAL
112 WEST CABRILLO BOULEVARD
ASSESSOR PARCEL NO. 033-101-013**

RESOLUTION 2013-2

JANUARY 16, 2013

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara grants the Historic Landmarks Commission the authority to initiate a designation process to recommend to the City Council the designation as a City Landmark of any structure, natural feature, site or area having historic, architectural, archaeological, cultural or aesthetic significance; and

WHEREAS, historic research in the form of a National Register of Historic Place Form and summarized in a Staff Report has determined that the site and building of the Veterans Memorial located at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013 within the boundary being the legal parcel qualifies for historic designation under City of Santa Barbara Master Environmental Assessment (MEA) criteria; and

WHEREAS, the Spanish Colonial Revival building designed by Winsor Soule and John Murphy is significant for its historical, architectural, and archeological influence on the heritage of the City; and

WHEREAS, under the provisions of Article 19, Section 15308 of the California Environmental Quality Act Guidelines and the City List of Activities Determined to Qualify for a Categorical Exemption (City Council Resolution Dated November 10, 1998), staff has determined that designation of the Veterans Memorial as a City Landmark is eligible for a Categorical Exemption; and

WHEREAS, on December 19, 2012, the Historic Landmark Commission adopted a Resolution of Intention No. 2012-05 to hold a public hearing to begin the landmark

designation process for the Veterans' Memorial located at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013; and

WHEREAS, the Historic Landmarks Commission determined that, while maintenance and minor modifications are permissible, the character-defining features of the buildings' facades and grounds are subject to Historic Landmark Commission review; and

WHEREAS, the building has been designated a Structure of Merit since 1983. Based on the extensive archeological prehistoric resources discovered below grade of the site, the County Board of Supervisor's, upon the request of the community, has authorized the County Architect to pursue elevating the status of the building to a City Landmark and applying to list the building on the National Register of Historic Places; and

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara states that the City Council may designate as a Landmark any structure, natural feature, site or area having historic, architectural, archeological, cultural, or aesthetic significance by adopting a resolution of designation within 90 days following receipt of a recommendation from the Historic Landmark Commission; and

WHEREAS, in summary, the Historic Landmark Commission finds that the Veterans' Memorial located at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013, meets the following City Landmark criteria listed in section 22.22.040 of the Municipal Code:

- A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
- D. Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;
- F. Its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;
- G. Its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;
- J. Its potential of yielding significant information of archaeological interest.

NOW, THEREFORE, BE IT RESOLVED that on January 16, 2013, the Historic Landmarks Commission of the City of Santa Barbara hereby recommends to the City Council that it designate the Veterans' Memorial located at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013 as a City Landmark and makes findings based on the historic and cultural significance of facts presented in the Staff Report.

**HISTORIC LANDMARKS COMMISSION
CITY OF SANTA BARBARA**

**HISTORIC LANDMARKS COMMISSION
LANDMARK DESIGNATION
STAFF REPORT**

**VETERANS MEMORIAL
112 WEST CABRILLO BOULEVARD
SANTA BARBARA, CALIFORNIA
APN 033-101-013
JANUARY 16, 2013**

Background:

The Santa Barbara Veterans Memorial Building is located within El Pueblo Viejo Landmark District. The property was designated a Santa Barbara Structure of Merit in 1983 based on the following criteria: a) Its character, interest or value as a significant part of the heritage of the City, State or the Nation; b) Its location as a site or a significant historic event; c) Its identification with a person or persons who significantly contributed to the culture and development of the City, State or the Nation; d) Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation; and e)



*Front elevation of the Veterans Memorial,
December 2012*

Its exemplification of the best remaining architectural type in a neighborhood. In addition, the property was identified in the Waterfront Survey in 2001 as a contributing resource to the proposed West Beach Residential and Tourist Historic District based on its significance in contributing to the broad patterns of the history of Santa Barbara (see exhibit A).

Based on the extensive archeological prehistoric resources discovered below grade of the site, in 2012, the County Board of Supervisor's, upon the request of the community, has authorized the County Architect to pursue elevating the status of the building to a City Landmark in addition to submitting a 2012 application to list the building on National Register of Historic Places (see exhibits B and C).



Vicinity Map, City of Santa Barbara Mapping
Analysis and Printing System, 2013

Historic Context:

The general coastal area and the Santa Barbara Veterans Memorial property in particular are well known and documented areas along the Santa Barbara Coastal region that supported a thriving Native American culture. The prehistoric Chumash community inhabited the coast of California dating from roughly 5000 to 3200 years before present. Their communities were made of village settlements up and down the coast, many of those villages were located in Santa Barbara. There is a volume of cultural resources subsurface to current day land development and specifically below the 5-foot mark directly under the Veterans Memorial property. The “kitchen” and burial areas of the Amolomol Village are under the site of the Veterans Memorial property. Thus, the “period of significance” is not only when the existing building was constructed, but when the prehistoric village was present, 5,000 to 3,200 years before present. In 1923, Burton Mound, housing the prehistoric settlement of Amolomol, was excavated by the Museum of the American Indian in New York. Dense domestic debris, house floors, hearths, stone features and over three hundred burials were discovered. A small portion of the mound was then deeded to the City as Ambassador Park.

It is located at the western end of the City in the potential West Beach Residential and Tourist historic District, west of State Street and north of West Cabrillo Boulevard. The portion of the district includes the area historically known as the Ambassador Tract, land occupied by the Potter hotel until 1921 and subsequently subdivided for residential use. Property types associated with the district include: multiple family residential, single-family residences, courtyard apartments, hotels/motels, and small commercial buildings. Significant architectural styles represented in the district include: Spanish Colonial Revival, Minimal Traditional, Craftsman/Bungalow and Streamline Moderne. The potential district was significant for its association with the historical development of the area as a tourist destination. The majority of the West Beach section of the waterfront area from 1902 to 1922 was taken up by the Potter Hotel, the Plaza del Mar, and bathhouses. The Potter Hotel was constructed in 1901 and was sold several times and was renamed the Ambassador before burning in 1921. The demise of the Ambassador Hotel left a void of high-class tourist facilities on Cabrillo Boulevard. Consequently, West Beach became the center for smaller hotels and cottages. In the early 1920s, a group of Santa Barbara architects proposed designs for several buildings along Cabrillo Boulevard in the West Beach area. However, the Veterans



Spanish Colonial Revival designed arched openings of the Veterans Memorial, December 2012

Memorial building was the only one that was constructed. The building was originally constructed in 1927 as a dance hall. In 1936, noted local architects Winslow Soule and John Frederick Murphy designed a renovation of the dance hall in the Spanish Colonial Revival Style that completely changed its exterior design and interior layout. Its name was changed to the Veterans Memorial Hall in 1935. It remained in use as a dance hall for many years. During World War II, when the U.S. Army maintained a redistribution center in the oceanfront area, the building was an important recreation spot. It is owned and maintained by the County, serving as a Veterans service office and meeting place for Veterans organizations.

Architects:

Winsor Soule and John Murphy

Winsor Soule and John Frederick Murphy were partners in an architectural practice based in Santa Barbara. Winsor Soule's architecture career began on the East Coast after graduating from Massachusetts Institute of Technology (MIT) in 1907. Cram, Goodhue and Ferguson, one of the most prolific and well-known architectural firms in the country at the time, hired Soule. Specializing in ecclesiastical architecture and public buildings, the firm designed some of the most notable buildings of early twentieth century America. While Soule only worked for the firm for a year, his contacts with the firm's partners, particularly Bertram Goodhue, who would later practice in California, were invaluable. Soule then became an associate architect for Bryn Mawr College, where he collaborated with the renowned architect and designer, Lockwood de Forest, Sr. on a number of projects. It was through Soule's professional association with De Forest that he met, and later married de Forest's daughter, Judith. In 1911, Soule visited Santa Barbara, where his father-in-law had been spending annual summer holidays since the late 1880s. In 1912, less than a year after his visit, Soule and his wife relocated to Santa Barbara. Soule's early career on the East Coast provided him with critical exposure to some of the foremost practitioners of Period Revival architecture in the United States. Soule partnered with architect Russell Ray until 1917, where he hired architect John F. Murphy in 1915. Murphy studied at Columbia University in New York and moved to Santa Barbara to join the firm with Soule. The firm was developing a regional architectural style inspired by Spanish precedents. Russell Ray left the firm in 1917 and Murphy was elevated to full partnership. Over the next decade the firm of Soule and Murphy continued to refine its interpretation of the Spanish Colonial Revival Style. In 1922, the firm received a commission to build Lincoln and Nelson elementary schools in Santa Barbara. So successful was their reception, that for the next 20 years, the firm would design many public elementary schools in Santa Barbara. These schools brought the Spanish Colonial Revival Style to the attention of the public. In Santa Barbara, a concerted effort was made to make Mediterranean and Spanish Colonial Revival the City's dominant architectural styles. Architects, such as Soule and Murphy helped play an important and pivotal role in this process.

Architectural Style:

Spanish Colonial Revival Style

The Spanish Colonial Revival style was part of the Eclectic Movement that stressed relatively pure copies of the classical, Medieval, and Renaissance classical movements in different European countries and their New World colonies. The Eclectic movement began

as European-trained architects began to design landmark period houses. The trend gained momentum with the 1893 Chicago Columbian Exposition, which stressed the correct historical interpretations of European Styles. From 1913-1915, architect Bertram Goodhue (formally of Cram, Goodhue, and Ferguson), author of a book on Spanish Colonial architecture, helped to promote the new Spanish Colonial Revival style with his designs for the Panama-California Expo in San Diego. Until then, the only Spanish themed architecture was based on Mission prototypes. The Spanish Colonial Revival style flourished throughout the Southwestern States that were once territories originally settled by the Spanish. As early as 1909, Santa Barbara was looking for a visual image with which to link its Spanish past to future developments within the City. A Civic League of citizens hired the planner Charles Mulford Robinson to determine the City's assets and to offer plans for development. Robinson pointed to the City's Hispanic heritage as a focal point for a unifying architectural style.

Significance:

The City of Santa Barbara establishes historic significance as provided by the Municipal Code, Section 22.22.040. Any historic building that meets one or more of the eleven criteria (Criteria A through K) established for a City Landmark or a City Structure of Merit can be considered significant. The Veterans Memorial Building meets the following criteria:

Criterion A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;

The building does possess Spanish Colonial qualities that are significant to the heritage of Santa Barbara, California, and the Nation, as it is property is on the site of a prehistoric Chumash kitchen and burial ground with a large amount of cultural resources subsurface.

Criterion D, its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;

The building embodies distinguishing characteristics of the Spanish Colonial Revival style that are important to Santa Barbara's character.

Criterion F, its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;

Windsor Soule and John Fredrick Murphy played an important role in developing a regional architectural style for California inspired by the state's Colonial period and Spanish and Mediterranean antecedents. They designed numerous buildings in Santa Barbara including residential, commercial and government buildings that significantly influenced the heritage of the City.

Criterion G, its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;

The Veterans Memorial displays a pedestrian loggia behind five arched bays that form an outdoor colonnade. Three part wood windows, a French door and wrought-iron balcony are elements which embody outstanding attention to design, detail, materials, and craftsmanship.

Criterion J, its potential of yielding significant information of archaeological interest;

There are extensive prehistoric Chumash resources below grade on the site.

Historical Integrity:

In addition to determining significance, there are essential physical features that must be considered to evaluate the integrity of a significant building. The building has retained a high level of historical integrity. Since 1936, its location, setting, association and footprint have not changed. Its integrity of design, materials, and workmanship have not been diminished by alterations.

Recommendation:

Staff Recommends that the HLC adopt a resolution to recommend to City Council that the Veterans Memorial be designated as a City Landmark.

Works Cited:

Ooley, Robert. National Register of Historic Places Registration Form. 2012. The form is on file with the City Planning Division.

Post Hazeltine Associates, Historic Structures/Sites Report for 2132 Mission Ridge Road. August 21, 2012. This report is on file with the City Planning Division.

Department of Parks and Recreation District Record. Proposed West Beach Residential and Tourist Historic District. August 20, 2001. This survey is on file with the City Planning Division.

A-13) GENERAL SERVICES[12-00859](#)

Consider recommendations regarding Landmark Designations for the Santa Barbara Veterans Memorial Building, Second District, as follows:

- a) Authorize the County Architect to prepare and file a Landmark Nomination Request for the Santa Barbara Veterans Memorial Building through the landmark process at the City of Santa Barbara;
- b) Authorize the County Architect to prepare a National Register of Historic Places application for filing with the California Office of Historic Preservation; and
- c) Find that the filing of such requests is categorically exempt under the California Environmental Quality Act (CEQA) and an administrative activity not constituting a "Project" within the meaning of CEQA, as set forth in 14 CCR 15378(b)(2).

A motion was made by Supervisor Wolf, seconded by Supervisor Carbajal, that this matter be Acted on as follows:

a) and b) Authorized; and

c) Approved.

The motion carried by the following vote.

Ayes: 5 - Supervisor Carbajal, Supervisor Wolf, Supervisor Farr, Supervisor Gray, and Supervisor Lavagnino

A-14) PLANNING AND DEVELOPMENT[12-00871](#)

Receive and file a report on the Iannoccone Removal of Grade Beam Emergency Permit 12EMP-00000-00007 at 6761 and 6763 Del Playa Drive, APN 075-193-022, Third District.

A motion was made by Supervisor Wolf, seconded by Supervisor Carbajal, that this matter be Received and filed. The motion carried by the following vote.

Ayes: 5 - Supervisor Carbajal, Supervisor Wolf, Supervisor Farr, Supervisor Gray, and Supervisor Lavagnino

RESOLUTION NO. _____

A RESOLUTION OF THE COUNCIL OF THE CITY OF
SANTA BARBARA DESIGNATING THE STARK HOUSE AT
1709 OVERLOOK LANE (ASSESSOR'S PARCEL NUMBER
015-192-016) A CITY LANDMARK

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara grants the Historic Landmarks Commission the authority to initiate a designation process to recommend to the City Council the designation as a City Landmark of any structure, natural feature, site or area having historic, architectural, archaeological, cultural or aesthetic significance; and

WHEREAS, historic research in the form of a Historic Structures Report prepared by Ronald L. Nye dated May 9, 2012 and approved by the Historic Landmarks Commission with corrections on March 28, 2012, and summarized in a Staff Report has determined that the Stark House located at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016 qualifies for historic designation under City of Santa Barbara Master Environmental Assessment (MEA) criteria; and

WHEREAS, the proposed boundary of the City Landmark designation is five feet around the perimeter of the main house designed by George Washington Smith; and

WHEREAS, the subject property is significant for both its historical and architectural influence on the heritage of the City; and

WHEREAS, under the provisions of Article 19, Section 15308 of the California Environmental Quality Act Guidelines and the City List of Activities Determined to Qualify for a Categorical Exemption (City Council Resolution Dated November 10, 1998), staff has determined that designation of the Stark House located at 1709 Overlook Lane as a City Landmark is eligible for a Categorical Exemption; and

WHEREAS, on December 19 2012, the Historic Landmark Commission adopted a Resolution of Intention No. 2012-04 to hold a public hearing to begin the landmark designation process for the Stark House located at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016; and

WHEREAS, the Historic Landmarks Commission held a public hearing on January 16, 2013, during which hearing public comments were invited on the proposed landmark designation and the Historic Landmark Commission adopted Resolution No. 2013-1 to recommend to the City Council designation as a City Landmark the Stark House located at 1709 Overlook Lane, APN 015-192-01.

WHEREAS, the Historic Landmarks Commission determined that, while maintenance and minor modifications are permissible, the character-defining features of the buildings' facades and grounds are subject to Historic Landmark Commission review; and

WHEREAS, the property owner submitted a statement of support of the City Landmark designation on November 30, 2012; and

WHEREAS, the Historic Landmark Commission has worked with the property owner to rehabilitate the property since 2012; and

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara states that the City council may designate as a Landmark any structure, natural feature, site or area having historic, architectural, archeological, cultural, or aesthetic significance by adopting a resolution of designation within 90 days following receipt of a recommendation from the Historic Landmark Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SANTA BARBARA THAT:

1. The Stark House at 1709 Overlook Lane, Assessor's Parcel No. 015-192-016, is designated as a City Landmark based on the historic and cultural significance of facts presented in the Landmark Designation Staff Report dated January 16, 2013 as shown on the site plan attached hereto as Exhibits A and B.
2. The City Council finds that the subject property meets the following City Landmark criteria (A through K) listed in section 22.22.040 of the Municipal Code:
 - A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
 - D. Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;
 - E. Its exemplification of the best remaining architectural type in a neighborhood.
 - F. Its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;
 - G. Its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;
 - I. Its unique location or singular physical characteristic representing an established and familiar visual feature of a neighborhood;
3. The City Clerk shall cause this resolution, upon adoption, to be recorded in the Office of the recorder of the County of Santa Barbara pursuant to Santa Barbara Municipal Code Section 22.22.055.

RESOLUTION NO. _____

A RESOLUTION OF THE COUNCIL OF THE CITY OF
SANTA BARBARA DESIGNATING THE VETERANS
MEMORIAL AT 112 WEST CABRILLO BOULEVARD
(ASSESSOR'S PARCEL NUMBER 033-101-013) A CITY
LANDMARK

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara grants the Historic Landmarks Commission the authority to initiate a designation process to recommend to the City Council the designation as a City Landmark of any structure, natural feature, site or area having historic, architectural, archaeological, cultural or aesthetic significance; and

WHEREAS, historic research in the form of a National Register of Historic Places Form and summarized in a Staff Report has determined that the site and building of the Veterans Memorial located at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013 within the boundary being the legal parcel qualifies for historic designation under City of Santa Barbara Master Environmental Assessment (MEA) criteria; and

WHEREAS, the Spanish Colonial Revival building designed by Winsor Soule and John Murphy is significant for its historical, architectural, and archeological influence on the heritage of the City; and

WHEREAS, under the provisions of Article 19, Section 15308 of the California Environmental Quality Act Guidelines and the City List of Activities Determined to Qualify for a Categorical Exemption (City Council Resolution Dated November 10, 1998), staff has determined that designation of the Veterans' Memorial located at 112 West Cabrillo Boulevard as a City Landmark is eligible for a Categorical Exemption; and

WHEREAS, on December 19 2012, the Historic Landmark Commission adopted a Resolution of Intention No. 2012-05 to hold a public hearing to begin the landmark designation process for the Veterans' Memorial located at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013; and

WHEREAS, the Historic Landmarks Commission held a public hearing on January 16, 2013, during which hearing public comments were invited on the proposed landmark designation and the Historic Landmark Commission adopted Resolution No. 2013-2 to recommend to the City Council designation as a City Landmark the Veterans' Memorial located at 112 West Cabrillo Boulevard, APN 033-101-013.

WHEREAS, the Historic Landmarks Commission determined that, while maintenance and minor modifications are permissible, the character-defining features of the buildings' facades and grounds are subject to Historic Landmark Commission review; and

WHEREAS, the building has been designated a Structure of Merit since 1983. Based on the extensive archeological prehistoric resources discovered below grade of the site, the County Board of Supervisor's, upon the request of the community, has authorized the County Architect to pursue elevating the status of the building to a City Landmark and applying to list the building on the National Register of Historic Places; and

WHEREAS, Section 22.22.050 of the Municipal Code of the City of Santa Barbara states that the City council may designate as a Landmark any structure, natural feature, site or area having historic, architectural, archeological, cultural, or aesthetic significance by adopting a resolution of designation within 90 days following receipt of a recommendation from the Historic Landmark Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SANTA BARBARA THAT:

1. The Veterans' Memorial at 112 West Cabrillo Boulevard, Assessor's Parcel No. 033-101-013, is designated as a City Landmark based on the historic and cultural significance of facts presented in the Landmark Designation Staff Report dated January 16, 2013 as shown on the site plan attached hereto as Exhibits A.
2. The City Council finds that the subject property meets the following City Landmark criteria (A through K) listed in section 22.22.040 of the Municipal Code:
 - A. Its character, interest or value as a significant part of the heritage of the City, the State or the Nation;
 - D. Its exemplification of a particular architectural style or way of life important to the City, the State, or the Nation;
 - F. Its identification as the creation, design, or work of a person or persons whose effort significantly influenced the heritage of the City, the State, or the Nation;
 - G. Its embodiment of elements demonstrating outstanding attention to architectural design, detail, materials and craftsmanship;
 - J. Its potential of yielding significant information of archeological interest.
3. The City Clerk shall cause this resolution, upon adoption, to be recorded in the Office of the recorder of the County of Santa Barbara pursuant to Santa Barbara Municipal Code Section 22.22.055.



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: Airport Administration, Airport Department

SUBJECT: Proposed Marine Corps Tribute

RECOMMENDATION

That Council approve and authorize the Airport Director to execute an agreement in a form acceptable to the City Attorney with the Pierre Claeysens Veterans' Museum and Library Foundation to transfer the right, title, and interest to the Marine Corps Tribute to the City.

BACKGROUND

Airline Terminal Public Art Program

In 2008 the Airline Terminal Public Art Program (Program) was developed as a component of the Airline Terminal Project. Airport staff developed the Program in collaboration with the City Arts Advisory Committee, Visual Arts in Public Places Committee (VAPP), and the Committees' staff. The Program consists of the long-term loan of existing art, commissioned art, and a rotating exhibit of regional art, with an initial budget of \$100,000.

The Program's modest budget was leveraged through the long-term loan of existing art and a grant from Santa Barbara Beautiful for commissioned art. Through the initial budget, four loaned art works were refurbished and three art works were commissioned.

Artists for the commissioned art works were selected through a solicitation process. The selection panel recommended three finalists to VAPP for approval. City Council approved agreements with each artist regarding the design, installation, compensation, and the submittal of a maintenance plan.

City Public Art Review Process

Since 1985 the Visual Arts in Public Places Committee has been charged with the responsibility for approving public art projects. The Council-approved *VAPP Public Art Review Guidelines* provides that "all public art projects proposed within the City of Santa Barbara must be reviewed and approved by VAPP. VAPP's purpose is to make

recommendations to the Arts Advisory Committee, which in turn advises the City Council, concerning the acquisition, placement and presentation of high quality visual art on public property throughout the City of Santa Barbara.”

Proposed public art projects follow a review process outlined in the VAPP Public Art Review Guidelines (Attachment 1). Projects are subject to preliminary review and approval by VAPP, ABR, and other City commissions as appropriate. After refinement the project then returns to VAPP, ABR, and other City commissions as appropriate for final review and approval. The last step is submittal and receipt of a building permit.

Marine Tribute Glass Sculpture

The Pierre Claeysens’ Veterans’ Museum & Library Foundation (Foundation) was founded in 2003 with a mission to educate visitors about the stories and linkages of the conflicts of the 20th Century and to generate respect for all veterans and active duty military personnel. In 2008 the Foundation expressed an interest in participating in the Airline Terminal Public Art Program by commissioning an art work that would pay tribute and tell the story of the Marine Corps Air Station Santa Barbara and its role during World War II. The initial concept for the project was a series of glass “flags” that depicted the story of Marine Corps Air Station Santa Barbara through photographs and text. The Foundation proposed to pay the entire cost of design and installation of the art work.

Selection Process

Through a solicitation process, five artist’s qualifications were submitted. The selection panel consisted of representatives from the Arts Advisory Committee, VAPP, Santa Barbara County Arts Commission and the Foundation. Two artists were invited for an interview, and Douglas Lochner was selected as the artist whose qualifications were most aligned with the project vision.

Project Description

The proposed project location is the grass area in the front of the Airline Terminal complex and adjacent to the Earle Ovington Terminal. The proposed design concept is a glass sculpture of two wings (Attachment 2). Each wing consists of six overlapping glass feathers, the largest of which is twenty feet tall. The wings are constructed of single contiguous panes of laminated glass bonded together to form a rigid self-standing cantilevered structure. The overlapping glass reinforces each feather while producing a curved wing shape from flat glass. The sculpture will have optical properties, bending light and shadow to create unique vistas of the Airline Terminal and its surroundings.

The sculpture is being designed to require minimal maintenance. The glass wings will require washing once or twice a year. The LED lamps will need replacement every 10-15 years. A water repelling product similar to that used on airliner cockpit windows will

be applied to prevent water spotting. In the event that the glass or stainless steel base is scratched the blemishes can be removed.

Project Review

On February 16, 2012 VAPP reviewed the Marine Tribute Glass Sculpture Preliminary Design and gave it an enthusiastic unanimous approval. On April 30, 2012 ABR gave its unanimous approval of the Preliminary Design. On June 20, 2012 Airport Commission provided comments with concerns about bench location, potential vandalism, maintenance and safety requirements, need for more clarity in the purpose and message of the sculpture. Commissioners also commented on the sculpture's beauty and exciting design. A Joint Meeting of VAPP, ABR, and Airport Commission was held on September 20, 2012 to discuss the comments and concerns raised during the various preliminary reviews. The members' consensus was that the location, size, and scale of the proposed project were appropriate. The members made recommendations for refining the sculpture. The members expressed enthusiasm about the project. One Commissioner objected to the project. The next step is final project approval by VAPP, ABR, Airport Commission and obtaining a Coastal Development Permit from Planning Commission. The issuance of a building permit is the final step.

Proposed Agreement

As with all the Public Art displayed at the Airline Terminal an agreement is required between the Foundation and the City to transfer all right, title, and interest to the Marine Corps Tribute to the City. The proposed terms of the agreement are summarized as follows:

1. Tribute Construction – The Foundation will construct the Tribute at the Terminal at its sole cost and expense at the location depicted and as approved by the appropriate City commissions and with the issuance of a building permit.
2. Transfer of Title – At completion of construction the Foundation will transfer to the City all right, title, and interest to the Tribute.
3. Copyright License & Waiver of Civil Code Section 987 – The Artist will grant the City and Foundation irrevocable and perpetual license to use in any and all manners all aspects of the artwork and design of the Tribute. (Civil Code Section 987 provides legal protection for artists' moral rights related to intentional destruction or mutilation of a work of fine art and the artist's right to claim authorship and disavow modifications to works of fine art).

4. Maintenance & Repair – Upon installation the Foundation and the Artist will deliver to the City a Tribute Maintenance Plan that includes a list of all manufacturers represented in the project with contact information, the expected life of the materials, and cost. The Plan will specify approved cleaning method and a recommended inspection checklist and schedule. The Foundation will deliver to the City a set of as-built drawings. The City will provide for continued maintenance of sculpture.
5. No Duty to Repair or Replace – At its sole discretion the City may undertake repair and replacement of the Tribute, whether damaged or destroyed by man-made or natural causes. In the event that the City determines not to repair or replace the sculpture, the City may remove and dispose of the Tribute as it deems necessary. However, the City will attempt to contact the Artist and/or the Foundation and the Artist and/or Foundation shall be given the opportunity to remove the Tribute from the premises. The Artist and/or Foundation will be responsible for all costs associated with the removal.

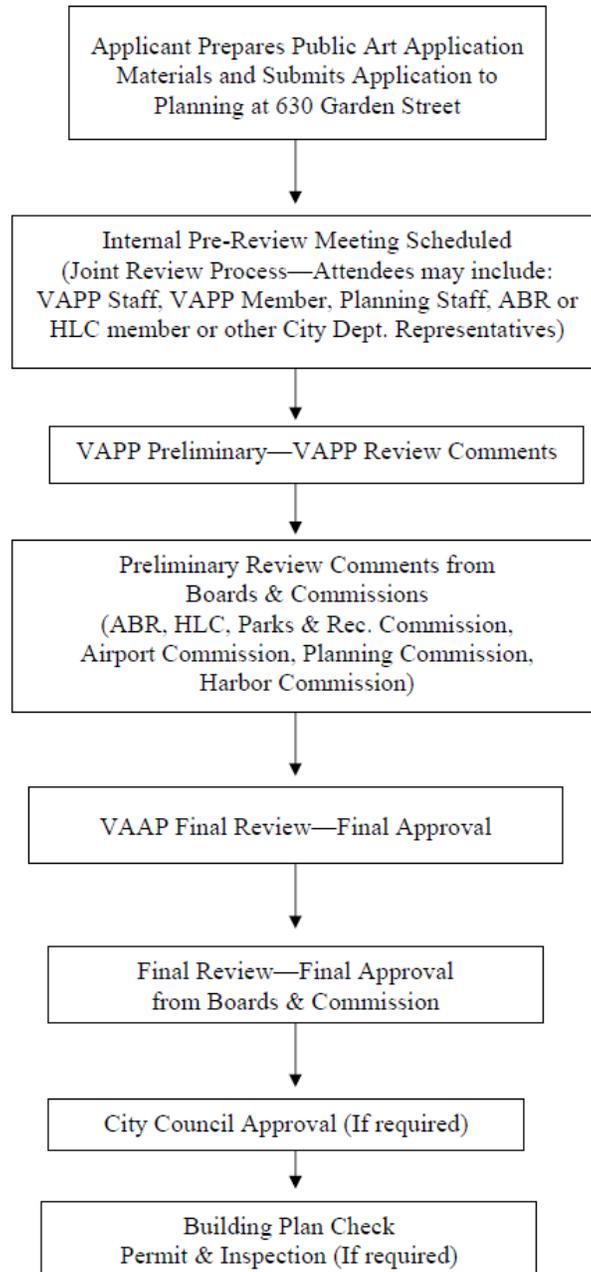
AIRPORT COMMISSION

At its March 20, 2013 meeting Airport Commission reviewed the proposed agreement for a recommendation to Council for approval. The vote was 3 Ayes, 1 No, 1 Abstention.

ATTACHMENTS: 1. VAPP Public Art Review Guidelines
2. Proposed Design Concept

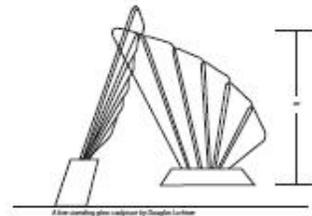
SUBMITTED BY: Karen Ramsdell, Airport Director

APPROVED BY: City Administrator's Office

**VAPP PUBLIC ART REVIEW PROCESS
FLOW CHART**

MARINE TRIBUTE PROPOSED LOCATION

Pierre Claeysens Veteran's Tribute Sculpture Project
Santa Barbara Airport Terminal



The sculpture consists of two wing structures fabricated from laminated float glass.
Each wing consisting of six overlapping bonded glass panels.
The wings are perpendicular to each other forming an archway.
Wings are supported by two fabricated bronze buttresses, which house the LED edge-lighting.
The sculpture is serviced by four walkways, matching the existing landscape of the terminal plaza.

CONCEPT REVIEW

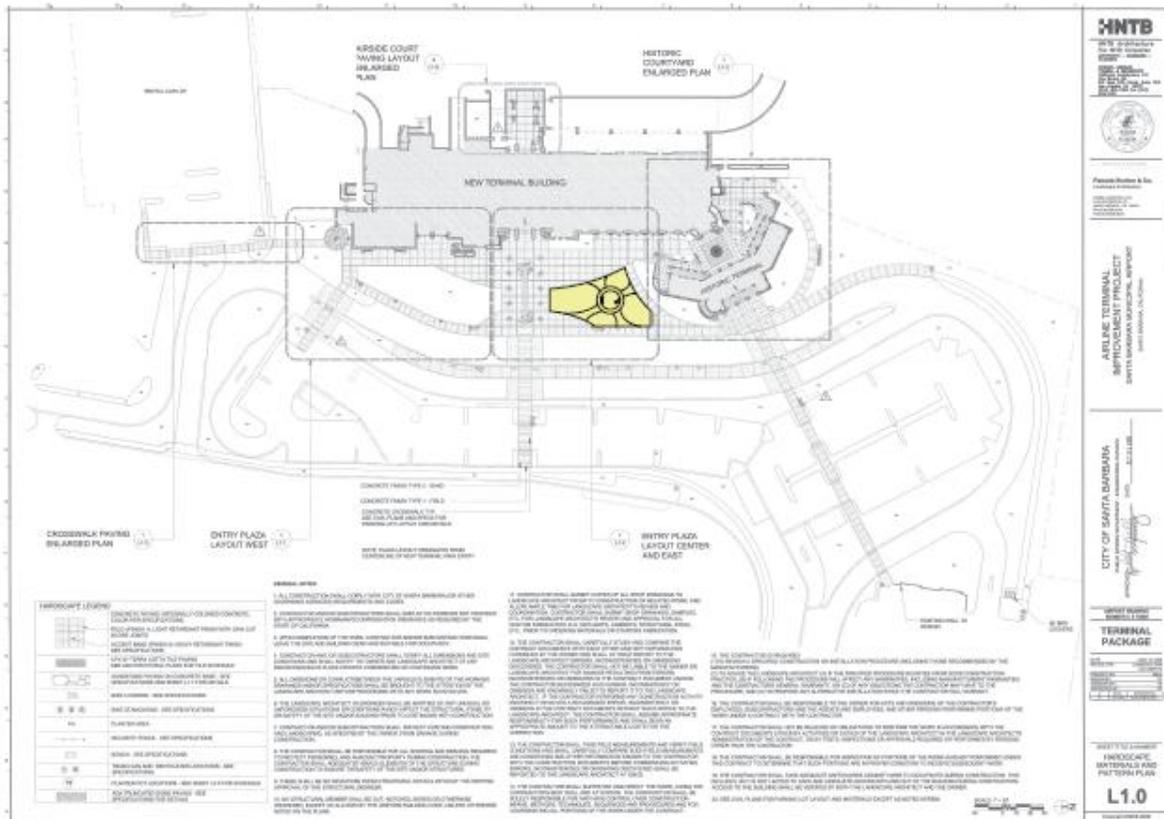
These plans are intended to be reviewed during the public review period of the project. The project is subject to the review and approval of the Santa Barbara Airport Authority and the Santa Barbara Airport Authority Board of Directors.

These plans are intended to be reviewed during the public review period of the project. The project is subject to the review and approval of the Santa Barbara Airport Authority and the Santa Barbara Airport Authority Board of Directors.

CONTENTS

- I.1.0 - Full Terminal Landscape Plan
- I.1.2 - Entry Plaza - East Layout (with Sculpture base & landscape)
- P.3 - Photographs of existing site and Photo-renderings & sketches of the sculpture in place

Visible Logic, Inc. - DBA: ART+THINK WORKS
Landscape Architecture
1715 S. MICHIGAN
SUITE 100
SANTA BARBARA, CA 93101
805.964.8888
www.artthinkworks.com







CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Administrator's Office

SUBJECT: Professional Services Agreement with Godbe Research

RECOMMENDATION: That Council:

- A. Approve and authorize the City Administrator to negotiate and execute a not-to-exceed \$30,015 contract for professional services with Godbe Research to conduct a comprehensive opinion poll related to a possible revenue generating ballot measure;
- B. Allocate \$30,015 from the General Fund appropriated reserves to the City Administrator's Office Fiscal Year 2013 General Fund budget to cover the cost of the survey; and
- C. Appoint a three member ad hoc committee to work with staff and the consultant to craft the opinion survey.

DISCUSSION:

In February and March 2013 the City Council held two budget work sessions. One of the items emanating from Council discussions was to explore revenue options to tackle a backlog of unfunded infrastructure needs, such as public facilities and roads, to secure funding to replace Redevelopment Funds taken by the State, and to restore services called for by residents, among other needs.

A. COMPARISON OF VOTER OPINION SURVEY PROPOSAL

Staff received three responses to a Request for Proposals:

- Godbe Research - \$27,325 for a 600 voters 15 minute survey, or \$30,015 for a 600 voters 18 minute survey – includes 5% in Spanish;
- Fairbanks, Maslin, Maullin, Metz and Associates (FM3) - \$27,103 for a 500 voters 20 minute survey – includes 5% in Spanish;
- Terrain Consulting - \$32,312 for a 600 voters 15 minute survey.

In summary,

- The proposals are from similarly qualified and experienced firms with no widely varying costs
- Godbe and FM3 offered to conduct 5% of the surveys in Spanish
- The number of voters to be surveyed ranged from 400, to 500, to 600
- The duration of the survey ranged from 15, to 18, to 20 minutes
- The three respondents can meet the City's schedule
- The respondents will be able to survey voter opinions for a ballot measure pertaining to a sales tax increase or a general obligation bond measure
- Godbe does not recommend any A/B advisory measure process as they forecast that the advisory measure will pass while the funding measure will ultimately fail

All respondents are well qualified to do the survey. However, after reviewing the proposals and conducting personal and telephone interviews, staff derived the greatest confidence from Godbe. Additionally, the Godbe proposal offers the option of conducting a 15 or an 18 minute survey, a decision to be made by the ad hoc committee.

B. APPOINTMENT OF THREE MEMBER AD HOC OPINION SURVEY COMMITTEE

Staff recommends that three members of the City Council be appointed to decide on the length of the survey and to review and approve the survey questions.

C. RETURN TO CITY COUNCIL WITH SURVEY RESULTS

Staff proposes to implement the following schedule to prepare and conduct the survey and present survey findings to the City Council:

April 9	Approve contract and appoint opinion survey ad hoc committee
April 19	Ad hoc committee to receive, edit, and approve survey instrument
April 29 – May 3	Conduct survey
May 14	Present findings to the City Council and determine next steps
July 16	Preferred last day to place an item on the November 2013 Municipal Election
August 6	Last regular City Council meeting day to place a ballot measure on the November 2013 Municipal Election – 91 days prior to election – not preferred due to time restraints for printing of the voter pamphlet and ballot

BUDGET/FINANCIAL INFORMATION:

There are sufficient funds in the General Fund appropriated reserves to cover the cost of this survey, which is not anticipated to exceed \$30,015.

ATTACHMENT: Godbe Proposal

PREPARED BY: Marcelo A. López, Assistant City Administrator

SUBMITTED BY: Jim Armstrong, City Administrator

APPROVED BY: City Administrator's Office



GODBE RESEARCH
Gain Insight

PROPOSAL TO CONDUCT VOTER
OPINION SURVEY RESEARCH AND
POLLING SERVICES

Presented to the City of Santa Barbara

March 20, 2013

Firm Background and Experience

Godbe Research, a State of California certified small business enterprise (SBE), was founded in January of 1990. The firm is a full-service public opinion research and voter polling agency with offices in San Mateo (San Francisco/Northern California), Newport Beach (Southern California/Southwest), and Bellevue (Seattle/Northwest) housing a staff of highly trained and experienced researchers (all Master's or Ph.D. level), and a commitment to providing superior quality research and client services. The firm has been employed by public sector clients throughout California and the western United States and the combined expertise of the Godbe Research team spans over 50 years in the field of public opinion research. The Godbe Research Team consists of the President and Principal Researcher (Bryan Godbe), Vice President of Business Development and Project Strategy, and a staff of Senior Research Managers, Senior Statistical Analysts, Research Analysts, and Research Associates.

Godbe Research has conducted more than 2,500 research projects for local government agencies since our founding in 1990. In fact, we have specific experience with voter polling for more than 250 successful California local government revenue measures, including sales taxes, utility users taxes (UUT), transient occupancy taxes (TOT), parcel taxes, business license taxes (BLT), general obligation bonds, and other funding mechanisms in general, special, and all mail ballot election cycles. Some of our most recent polling experience includes projects leading to electoral success for the Cities/Towns of Artesia (2012 BLT), Albany (2012 sales tax), Ridgecrest (2012 sales tax), Santa Maria (2012 sales tax), Fairfield (2012 sales tax), Moraga (2012 sales tax), La Mirada (2012 sales tax), City of Salinas (2012 sales tax), Mammoth Lakes (2010 UUT), Concord (2010 sales tax), Placerville (2010 sales tax), Novato (2010 sales tax), Tracy (2010 sales tax), El Cerrito (2010 and 2008 sales taxes), San Rafael (2010 parcel tax and 2005 sales tax), San Leandro (2010 sales tax), Davis (2010 sales tax), Union City (2010 UUT), Atherton (2009 parcel tax), Cupertino (2009 UUT), Hayward (2009 UUT), Banning (2009 TOT), Palmdale (2009 TOT), Covina (2008 UUT), and others since the economic downturn of mid to late-2008 alone. In addition, we were the pollster for the 2012 and 2008 Santa Barbara Unified School District parcel taxes and 2010 general obligation bond measures.

The research that the Godbe Research team performs represents a vital tool for improving the success rate of revenue measures and in helping to align agency needs with voter expectations. Through our voter polling, we can: evaluate community expectations for levels of service for publically provided services; rank the importance of publically provided services from a variety of agencies; determine or confirm the appropriate funding mechanism based on voter tolerance; evaluate baseline and informed support for a revenue measure or measures; determine and rank the specific projects and programs that voters are most interested in funding with a given measure; identify the arguments and features of a measure that increase/decrease support for the measure(s); help to inform the strategy of a public information campaign and the substantive content of the campaign; evaluate or confirm the best election cycle in which to place a measure on the ballot, as well as; determine the maximum tax threshold at which the necessary proportion of voters will support a given revenue measure. This process has led to a success rate of just over 90% for all revenue measures that Godbe Research has been involved with; moreover, this success rate is for the 20+ years we have been in business – in good economic times and bad.

Project Understanding and Research Objectives

Godbe Research is a recognized leader in voter opinion research for California local government agencies. Given our more than 23 experience with municipal revenue measures, we understand that each project's success depends on recognizing the individual and unique polling needs of each client and then developing a customized polling project to address these needs. To this end, Godbe Research has crafted the following general project work plan for the City of Santa Barbara (Santa Barbara or City) to illustrate the types of considerations that go into each of our voter opinion research projects, with a recommended telephone survey methodology.

Based on a preliminary review of the City's request for proposal (RFP), Godbe Research understands that there are several important research objectives to be addressed by the voter opinion research, the most important of which include: 1) determining and ranking local issues of importance to Santa Barbara voters; 2) assessing spending priorities of voters in the City vis-à-vis the range of publically provided services in the community; 3) determining baseline and informed support for a potential revenue measure or measures in the City to fund public services, address infrastructure needs, and restore funding taken away with the dissolution of RDA's; 4) identifying the maximum tax threshold supported by the necessary percentage of Santa Barbara voters for the measure or measures being tested; 5) evaluating and ranking the specific projects and programs that a potential measure could fund to address the City's needs as a general or special tax; 6) examining the impact of various statements on voter support for potential revenue measures (arguments 'for' and 'against' the measures), including duration of the measure(s); 7) evaluating a variety of special and general election cycles for the measures under consideration and recommending an election cycle in which the measure would have its best chance of success; 8) packaging the most viable measure so that the necessary percentage of City voters would support that measure; 9) collecting demographic information on voters in Santa Barbara not already contained in the voter file for profiling and segmentation purposes, *and*; 10) additional objectives to be refined between Godbe Research and the City of Santa Barbara.

Proposed Scope of Work for the Voter Polling

Below, Godbe Research has a general scope outline for the City to illustrate the types of considerations that go into each of our voter opinion research studies. While each of our polling projects is customized to the needs of our clients, there is a proven process to conducting voter opinion research to address revenue measure feasibility and community priorities, which has been outlined below.

- Conducting an in-person project kick-off meeting with the City as well as additional meetings and conference calls, as needed.
- Reviewing City voter and resident demographics, polling and results on past ballot/revenue measures (both for the City and other agencies that also serve the City).
- Developing a stratified and clustered sample of Santa Barbara voters likely to vote in the 2013 and 2014 election cycles of interest. For reference, we have identified that there are a total of 47,301 voters in the City, of which 19,459, 24,237, and 31,823 are likely to cast ballots in the November 2013, June 2014, and November 2014 cycles, respectively. June 2014 is tricky, however, given that Governor Brown could or could not run again.
- Designing and refining a survey instrument of between 15 and 18-minutes in length so that it addresses all of the research objectives of Santa Barbara for the revenue measure voter polling. While each of our revenue measure surveys is customized to a given client; our survey design follows a specific and proven format. Accordingly, the survey will address topics such as: issues of importance to the community; a ranking of City provided services; a first unaided ballot test for the revenue measure; tax threshold test using a reverse auction method; projects/programs to be funded or maintained by the measure; arguments 'for' and 'against' the revenue measure; duration of the measure and any special features; a second ballot test after relevant information has been presented, and finally; demographic questions for those not included in the voter file. Please note we do not recommend any A/B measure process, as the advisory measure will pass while the funding measure will ultimately fail.
- Pre-testing and CATI programming the survey instrument to ensure accurate and efficient data collection. Interviews are conducted by a live, trained interviewer in the western U.S.
- Optionally translating the survey into Spanish for monolingual Spanish-speaking voters or bilingual voters who would prefer to respond in Spanish, and Spanish language interviewing for up to 5% of all interviews, per the State voter file. For reference, we did not translate any of the Santa Barbara Unified School District voter polls.

- Conducting approximate 15 to 18-minute telephone interviews with 400 (n=400) to 600 (n=600) total City voters according to a strict interviewing protocol and our approved sampling design. Within this design, we can split the sample into 2 to 3 subgroups of 200 interviews to be able to test up to three unique measures (e.g. sales tax, bond, etc.). Splitting of the sample is highly recommended in order to avoid voter confusion that more than one measure could be on the ballot, based on more than 25 similar assignments.
- Processing and weighting the data to adjust for population distribution, as needed, and meeting with Santa Barbara to review topline/aggregate survey results.
- Analyzing the survey results and preparing a comprehensive report of findings conclusions, and recommendations for Santa Barbara, which directly addresses the research objectives outlined for the voter study. We also provide several unique value added modules including:
 - ❖ Feasibility Analysis: We will advise the City if a sales tax or any revenue measure is possible, based on our polling results, or if a longer public education and outreach process is necessary prior to placing any measure on the ballot. We will also advise if a specific tax or general tax is most palatable to voters, and how that would impact election timing, tax rate, and duration.
 - ❖ Ballot Question Wording: We will work with the City to develop and refine a ballot question that reflects the benefit ranking results from the survey for the selected measure. Furthermore, we will work with the City to refine that language until it meets the approval of all key parties (e.g. County Registrar, City Attorney, etc.), should the City elect to pursue a revenue measure based on polling results.
 - ❖ Tax Threshold Report: In almost all cases, support for a measure depends on how much a measure will cost. Godbe Research's tax threshold report looks at how various tax levels will affect the City's chance of passing each tax measure in order to maximize the revenue amount to meet the City's needs. We will also look at duration, which has an inverse relationship to tax amount.
 - ❖ Election Timing Report: The election timing report section will describe the factors associated with the election cycles of interest and opportunity, integrate these factors with survey findings, and determine if there are any potential problems with a specific cycle under consideration.
 - ❖ Profile of Voters: Godbe Research has created a proprietary model used to create a profile of voters' "Strong support," "Potential support," and "Strong opposition" for public education and outreach purposes.
- Presenting the survey results and recommendations from the survey to the City and providing post-survey consulting with Santa Barbara (and any other internal/external project stakeholders or consultants) on the survey results and recommendations from the survey throughout the revenue measure process and up to Election Day (no charge).

Project Time Line Discussion

Because of our extensive experience in conducting voter polling for a variety of public sector agencies, Godbe Research can generally conduct a voter opinion research project in about four to six weeks; however, we can speed up the process, as needed. Given the five page limit for the proposal process, we do not have room to provide a formal time line of all activities, however, we can commit to the City's schedule of beginning the project on April 9, 2013 and completing the project by May 3, 2013, including presenting results to Council on May 7, 2013. We can also commit the other dates in the City's RFP for the draft survey instrument, polling plan, etc. A formal time line, with calendar dates for meetings and deliverables will be provided to the City shortly after the project kick-off meeting, where we can discuss schedules and deadlines.

Proposed Project Costs

Godbe Research takes great pride in delivering reliable and practical research projects 'on-time and on-budget'. In doing so, we prefer to provide a firm, fixed fee format for our projects. Based on our basic understanding of needs of the City of Santa Barbara, we have provided cost options below as a total line item for a 15 to 18-minute survey of 400 (n=400) to 600 (n=600) total voters, with optional costs to include a Spanish-language component. The prices below would reflect the all inclusive costs to complete the revenue measure feasibility survey project for the City, including two trips to the City as part of the project. Finally, we can provide costs broken down by specific task, as requested. The line item costs correspond to the five-page proposal limit.

15 to 18-Minute English Only Survey of 400 (n=400) Voters:	\$21,700 to \$23,320
Cost to Include Spanish Translation & Interviewing (5% of interviews)	\$975 to \$1,325

15 to 18-Minute English Only Survey of 600 (n=600) Voters:	\$26,350 to \$28,690
Cost to Include Spanish Translation & Interviewing (5% of interviews)	\$975 to \$1,325

Godbe Research Project Manager

Reliable polling results depend on having a firm that understands the complexities and nuances of survey research design, including sampling theory, questionnaire design, and data analysis. Accordingly, the team at Godbe Research is comprised of recognized experts in survey research design and implementation, and for this project for Santa Barbara we will assign our most experienced project manager, Bryan Godbe (President and Principal Researcher). Bryan has designed and conducted over 200 survey research projects in the past three years alone, including projects for each of the client references listed later in this proposal. Bryan will execute all stages of the project, including sampling design and questionnaire development, overall project management, analysis, reporting, and presentations, and will be the day-to-day contact for City staff and administration. A brief biography for Bryan has been provided below.

Bryan Godbe, M.A. President and Principal Researcher

Founder of Godbe Research, Mr. Godbe has over 20 years of experience in public opinion research, public relations and government affairs. In this capacity, he has conducted public opinion and market research projects at the national, state, and local levels including projects for the Cities of Portland (Oregon), Tacoma (Washington), Henderson (Nevada), San Francisco, San Diego, Los Angeles, Sacramento, and San Jose (California).

Mr. Godbe received a Silver Anvil Award from the Public Relations Society of America for the development and implementation of an outstanding government affairs program on behalf of the Contra Costa Water District. This program was based on Mr. Godbe's extensive research including baseline research, focus groups and three tracking polls. In addition, Mr. Godbe was the pollster for recent (since 2010) successful sales tax and other revenue measure efforts for the Cities of Santa Maria, Ridgecrest, Fairfield, Concord, Tracy, Salinas, La Mirada, Moraga, Oakdale, Placerville, and Novato, as well as the Counties of Stanislaus, San Mateo, Marin, and Sonoma. He was also the pollster for the 2012 and 2008 successful parcel taxes for the Santa Barbara Unified School District, as well as their successful 2010 bonds.

Prior to founding the firm, Mr. Godbe was Vice President of Research at a California based public relations firm. Mr. Godbe also serves as the Senior Research Consultant at the Center for the Study of Los Angeles, at Loyola-Marymount University. He has a Master's Degree from the University of Michigan where he studied survey research methodology at the Institute for Social Research; and a B.A. degree from the University of California, Berkeley.

Godbe Research Client References

Below are several relevant client references that demonstrate our experience with projects for clients with similar needs, including testing more than one potential measure. Please let us know if you would like us to facilitate contact with any of our references, given the expedited timing for the process.

City of Santa Maria

Projects: 2012 Sales Tax Measure Feasibility Survey
Contact: Rick Haydon, Assistant City Manager / 805.925.0951 ext. 423
Notes: Sales tax measure passed in June 2012.

City of Ridgecrest

Project: 2012 Revenue Measure Feasibility Survey of Voters
Contact: Kurt Wilson, City Manager / 760-499-5004
Notes: Sales tax measure passed in June 2012.

City of La Mirada

Projects: 2012 Sales Tax Measure Tracking Survey
2011 Revenue Measure Feasibility Survey (sales tax and UUT)
2006 and 2008 Resident/Voter Satisfaction Surveys
2006 and 2008 Employee Satisfaction Surveys
Contact: Tom Robinson, City Manager / 562-943-0131
Notes: Sales tax passed in November 2012 with a TOT measure passing in 2009.

City of Salinas

Project: 2012 Revenue Measure Feasibility Survey of Voters
Contact: Matt Pressey, Finance Director / 831-758-7420
Notes: Sales tax measure passed in November 2012.

City of Tracy

Project: 2010 Revenue Measure Feasibility Survey of Voters
Contact: Maria Hurtado, Assistant City Manager / 209-831-6112
Notes: Sales tax measure passed in November 2010.

Town of Mammoth Lakes

Projects: Utility Users Tax Measure Feasibility Study 2010
Contact: Robert Clark, Town Manager / 760-934-8989 x226
Notes: Special (66/7%) UUT measure passed in the June 2010 election cycle.

City of El Cerrito

Projects: 2012 Bond Measure Feasibility Survey (current)
2010 Sales Tax Measure Feasibility Survey
2008 Streets/Roads Specific Sales Tax Tracking Survey
2004 UUT Measure Feasibility Study
Contact: Scott Hanin, City Manager / 510-215-4301
Notes: Sales tax measures passed in 2010 and 2008 (special). UUT passed in 2004.

Santa Barbara Unified School District

(Elementary and High School Districts Consolidated in 2011 under the Thompson Act)

Projects: 2012 Parcel Tax Measure Feasibility Survey of Voters
2010 Bond Measure Feasibility Poll of Voters
2008 Parcel Tax Measure Feasibility Poll of Voters
Contact: Dr. David Cash, Superintendent / 805-963-4338 ext. 6201
Notes: Parcel taxes passed in 2012 and 2008. Bond measures passed in 2011 in the former Elementary and High School Districts.



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11th Floor
Newport Beach, CA 92660

Seattle Office/Northwest
601 108th Avenue NE
Suite 1900
Bellevue, WA 98004



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Attorney's Office

SUBJECT: Conference with Legal Counsel – Pending Litigation

RECOMMENDATION:

That Council hold a closed session to consider pending litigation pursuant to subsection (a) of section 54956.9 of the Government Code and take appropriate action as needed.

The pending litigation is *Sian Harden v. City of Santa Barbara, et al.*, SBSC No. 1385957.

SCHEDULING: Duration, 15 minutes; anytime

REPORT: None anticipated

SUBMITTED BY: Stephen P. Wiley, City Attorney

APPROVED BY: City Administrator's Office



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: April 9, 2013

TO: Mayor and Councilmembers

FROM: City Administrator's Office

SUBJECT: Conference With Labor Negotiator

RECOMMENDATION:

That Council hold a closed session, per Government Code Section 54957.6, to consider instructions to City negotiator Kristy Schmidt, Employee Relations Manager, regarding negotiations with the Fire Management Association and the Police Officers' Association, and regarding discussions with certain unrepresented managers about salaries and fringe benefits.

SCHEDULING: Duration, 30 minutes; anytime

REPORT: None anticipated

PREPARED BY: Kristy Schmidt, Employee Relations Manager

SUBMITTED BY: Marcelo López, Assistant City Administrator

APPROVED BY: City Administrator's Office