

TOWN OF YOUNTVILLE
MINUTES OF REGULAR COUNCIL MEETING
May 15, 2007

1. CALL TO ORDER – 5:15 P.M.

Mayor Saucerman called the regular Town Council meeting to order at 5:15 p.m..

2. CLOSED SESSION

Conference with Labor Negotiator

Non-Represented Management

Agency Designated Representative: Bob Tiernan, Interim Town Manager

3. CONVENE REGULAR COUNCIL MEETING – 6:00 P.M.

Council convened the regular meeting at 6:05 p.m.

4. PLEDGE OF ALLEGIANCE

Stephen Henderson led the pledge of allegiance.

5. ROLL CALL

Mayor and Town Councilmembers Present:

Mayor Cynthia L. Saucerman, Vice Mayor John F. Dunbar and Councilmembers William “Bill” Dutton, Steven C. Rosa and Lewis G. Chilton

Town Staff Present:

Bob Tiernan, Interim Town Manager/Planning Director; Amy L. Valukevich, Town Attorney; Michelle Price, Town Clerk; Myke Praul, Public Works Director/Town Engineer, and Kenneth Leary, Community Services Director

6. CLOSED SESSION REPORT

Bob Tiernan, Interim Town Manager, advised there was no reportable action.

7. ADOPTION OF THE AGENDA

ACTION: A Motion by Councilmember Dutton, Seconded by Councilmember Chilton to adopt the agenda was unanimously approved.

Ayes: Dutton, Chilton, Dunbar, Rosa and Saucerman
Noes: None
Absent: None
Abstain: None

8. Public Comment on Matters Not Listed on the Agenda (FIVE MINUTE LIMITATION PER SPEAKER)

Linda Swindell, Director of the Napa Valley Women's Half Marathon and 5k Run, commented on their upcoming, all women marathon scheduled to take place November 17th and 18th noting the marathon is to promote breast cancer awareness.

Sergeant Pete Berg commented on the following:

- Provided an update on a rear-end collision on Highway 29 north of California. The driver who was more at fault was driving under the influence and was arrested for felony DUI/Child Endangerment. All involved were treated at the hospital and released.
- Tour de Cure over the past weekend was disappointing from a law enforcement standpoint. The event organizers let the Sheriff's Department down in terms of the number of volunteers that were going to be provided for the event. Concerns were expressed in regard to stop signs violations. Sergeant Berg met with the event coordinator, Mark Fisher, who wanted to apologize to the residents of Yountville for problems associated with the event and indicated next year's Tour de Cure would have a different format and a better outcome.
- Acknowledged the Cinco de Mayo event that took place at Compadres and noted the event went very well from a law enforcement standpoint. Sergeant Berg met with the Town's Community Services Director and staff from Compadres and gave them credit for scaling down the event to avoid the violence that has occurred in the past.

Diane Brinker urged the Council to look at density for the workforce housing and questioned what alternatives have been considered.

James Simpkins, MTM Luxury Lodging, commented he has had the privilege of working with the Bardessono's and Phil Sherburne on the Bardessono Inn and Spa project and introduced Inn and Spa General Manager, Roger Young.

Dr. Beth Hartung commented she is working alongside Ms. Windell regarding the Paint the Town Pink event for breast cancer awareness and requested the Town of Yountville support the event.

Mayor Saucerman advised the Interim Town Manager will address concerns brought up this evening and will discuss at a later date.

9. APPROVAL OF CONSENT CALENDAR

Councilmember Chilton requested Item 9D be pulled for discussion.

Councilmember Rosa advised he will abstain from Item 9K, Approval of Minutes.

ACTION: A Motion by Councilmember Dutton, Seconded by Vice Mayor Dunbar to adopt Consent Calendar Items 9 A, B, C, E, F, G H and I was unanimously approved.

Ayes: Dutton, Dunbar, Rosa, Chilton and Saucerman

Noes: None

Absent: None

Abstain: None

Item 9D - Resolution Number 2558-07 Approving Usage Fees for the Yountville Community Pool was held for discussion.

ACTION: A Motion by Councilmember Chilton, Seconded by Councilmember Rosa to bring back Item 9D at a later date for further discussion was unanimously approved.

Ayes: Dutton, Dunbar, Rosa Chilton and Saucerman

Noes: None

Absent: None

Abstain: None

Item 9K - Approval of Minutes – April 23, and May 1, 2007

ACTION: A Motion by Councilmember Dutton, Seconded by Councilmember Chilton to approve Item 9K was approved with Councilmember Rosa Abstaining from approval of the May 1, 2007 minutes.

Ayes: Dutton, Dunbar, Rosa Chilton and Saucerman

Noes: None

Absent: None

Abstain: Rosa

A. *Approval of Warrants* —

- Accounts payable check numbers \$196,890.97
- Total payroll and benefits \$156,982.15
- Total payments for period \$353,873.12

Recommendation: Received and Filed.

B. *Monthly Financial Report* – April 2007

Recommendation: Approved.

C. *Adopt Resolution Number 2557-07* Accepting the Resignation Agreement and General Release of All Claims between the Town of Yountville and Kevin R. Plett.

Recommendation: Adopted Resolution.

D. *Adopt Resolution Number 2558-07* Approving Usage Fees for the Yountville Community Pool.

Recommendation: **(Council Continued this Item for Discussion at a Later Date)**

E. *Adopt Resolution Number 2559-07* Authorizing the filing of a Notice of Completion and accepting the work for the Curb Ramp Retrofit Improvements 2007 Phase II (SP-09) performed by Acequia Cement for a total contract amount of \$21,964.

Recommendation: Adopted Resolution.

F. *Adopt Resolution Number 2560-07* Awarding the Bid and Approving Construction Contract Number 2007-186 with North Bay Construction for the Pavement Resurfacing Program (2007) CIP Project Numbers ST-14, ST-39 and SP-09 in the amount of \$177,605.20.

Recommendation: Adopted Resolution.

G. *Yountville Post Office*

- ***Adopt Resolution Number 2561-07*** Authorizing the Interim Town Manager to execute a Lease with the United States Postal Service for their existing building.
- ***Adopt Resolution Number 2562-07*** Accepting all Improvements and Appurtenances on that Portion of Assessor's Parcel Number 36-221-16 Leased to the Post Office by the Town of Yountville commonly known as 6514 Washington Street, Yountville, California.

Recommendation: Adopted Resolutions.

H. *Adopt Resolution Number 2563-07* Amending the Transportation Advisory Committee (TAC) By-Laws.

Recommendation: Adopted Resolution.

I. *Appoint Council Representatives to the Napa Valley Transportation Authority (NVTA).*

Recommendation: Approved.

J. *Appoint Council Representatives to the Community Affordable Housing Advisory Board.*

Recommendation: Approved.

K. *Approval of Minutes* – April 23, and May 1, 2007

Recommendation: **Approved with Council Member Rosa Abstaining from Approval of the May 1, 2007 minutes.**

10. PUBLIC HEARING – USE PERMIT AMENDMENT, SIGN REVIEW, & DESIGN REVIEW – NAPA VALLEY BIKE TOURS – 6488 WASHINGTON STREET (APN 036-082-022)

Consider Adoption of Resolution Number 2564-07 Amending the existing use to expand the bicycle tour business into the former Tourist Bureau building; replace the existing garage doors with French doors, and add a new identification sign.

Recommendation: Adopted Resolution.

Bob Tiernan, Interim Town Manager/Planning Director, presented staff report.

Stephen Henderson, Applicant Representative, responded to questions from Council.

Public Hearing Held – No Testimony Presented

ACTION: A Motion by Councilmember Rosa, Seconded by Councilmember Chilton to adopt Resolution Number 2564-07 Approving a Use Permit Amendment, Sign Review, and Design Review to amend the existing use to expand the bicycle tour business into the former Tourist Bureau building; replace the existing garage doors with French doors, and add a new identification sign; located at 6488 Washington Street was unanimously approved.

Ayes: Rosa, Chilton, Dutton, Dunbar and Saucerman

Noes: None

Absent: None

Abstain: None

11. CONSIDERATION OF AN APPEAL OF AN ADMINISTRATIVE DETERMINATION BY THE TOWN ENGINEER FILED BY PHIL SHERBURNE PERTAINING TO THE BARDESSONO INN PROJECT REGARDING WATER IMPACT FEES

Recommendation: Receive Appellant's presentation and provide direction.

Myke Praul, Public Works Director/Town Engineer, presented staff report and recommended the appeal be denied.

Phil Sherburne Appellant/Applicant presented comments in support of his appeal as outlined in his appeal letter included in the staff report.

Public Comment Held – Testimony Presented

Tim Bringman commented he is disappointed with the Applicant and stated this project is in his neighborhood and gives no benefit to him at all. The Applicant is

spending tens of millions of dollars if not more and will not give \$132,000 to the Town of Yountville and he is pretty disgusted by that.

ACTION: A Motion by Vice Mayor Dunbar, Seconded by Mayor Saucerman to deny the appeal of water impact fees failed.

Ayes: Dunbar and Saucerman
Noes: Dutton, Rosa and Chilton
Absent: None
Abstain: None

ACTION: A Motion by Councilmember Chilton, Seconded by Councilmember Rosa for the purposes of water connections that the Applicant only pays for seven (7), two-inch (2") domestic service connections and that there is no additional charge was approved by the following roll call vote.

Ayes: Chilton, Rosa and Dutton
Noes: Dunbar and Saucerman
Absent: None
Abstain: None

12. CONCEPT REVIEW – AD HOC AFFORDABLE HOUSING PROJECT – 6476 WASHINGTON STREET (APN 036-090-020)

Concept Review for an 11-unit affordable housing development at the rear portion of 6476 Washington Street.

Recommendation: Receive Applicant's presentation and provide comments.

Mayor Saucerman recused herself due to a conflict of interest resulting from her primary residence being located within 500' of the French Laundry Property and there is a direct correlation with this project and the project proposed to be built on the French Laundry site and left the Council Chambers.

Councilmember Rosa recused himself due to a conflict of interest resulting from his primary residence being located within 500' of the affordable housing portion of the subject project and left the Council Chambers.

Vice Mayor Dunbar chaired the item.

Bob Tiernan, Interim Town Manager/Planning Director, presented staff report.

Becky Boulton, Napa Valley Community Housing, Applicant responded to various questions.

Public Comments

Douglas Haigh commented he liked the changes in the plan and is happy the project has moved south from the fence line. The project is still very tight and he is

concerned about parking. He is glad to see two additional parking places, removal of the balconies and the trees that will remain to the extent possible.

Timothy Bringman questioned whether or not any part of Hopper Creek is located in the 100-year flood zone. He also commented the flood wall is on the opposite side of this project, so if it were to flood in the area, the water can only go into the project.

Diane Brinker commented that to say the Applicant is going to try and save the trees means they are “toast”. She also expressed concern in regard to parking and in reviewing the number of adults allowed to live in project, it shows a minimum of 22 and high of 34 adults. She hopes they will all be working which means they will probably all have cars and feels the project is way too dense.

Rose Trescott commented she does not think the encroachment into Hopper Creek should be waived and it should be protected. With the massing and paving of this development, the surface water will increase and the amount of water running into Hopper Creek will be raised instead of lowered. NVCH needs the density of these 11 units to meet financing requirements and stated they are providing three-bedroom units which will basically increase the number of people living and coming and going from this particular project. She would like to know where the merit of tax housing credits are more important than the people who live here in Town, who own property and who will be impacted by density, strain on parking and noise along with the service demands that will be required for the number of people put into this property. Ms. Trescott further commented about their property investment and where are their interests being addressed.

Jerry Miner commented he is somewhat new to this project and stated it is too dense and that we are trying to crowd too much into the space and in his opinion the project does not make the Town better. The other issue he heard when Mr. Tiernan read from the Town’s ordinance that if you are going to allow the project to encroach into the creek setback, you need to make typical findings for variance; but since you are going into the creek setback you must also find somehow that this project will be better to protect from flooding than staying out of the setback would be; will also have to find that this project is better for the riparian habitat in the creek than staying out of the creek; will have to find that the project will enhance the total social and environmental structure of the Town in order to encroach. Mr. Miner questioned whether or not his comments were a correct interpretation of the ordinance.

Todd Trescott expressed concern about the basic density of the project and is concerned it is not appropriate for Yountville. The General Plan still says affordable housing should be disbursed throughout Yountville, and the Town up to this point has done a good job putting in affordable housing. But now we are setting what appears to be a bad precedent with this high-density development and thinks it is a real detriment to Yountville. He thinks Yountville should come first before any other business or financial considerations. High density developments can incur the obvious problems with parking issues, noise issues, strain on the school, and he

believes the Town still has an unsettled water issue. All of the issues mentioned are major concerns to him. He also wanted to know what type of criteria affordable housing is built under in terms of zoning.

Steve Combs commented most of his concerns have been addressed. He would like to remind everyone we are all members of the community and if you look at the General Plans that we have had consistently throughout the history of Town, there has been reference to maintain the small, quiet and rural environment. People who live here and people who visit this Town continually comment about how wonderful this Town is because it is the antithesis of a big city, high density and high impact environment. He is all for inclusionary housing, but this project is taking a big block and trying to smash it into a small hole. When looking at the environmental issues, i.e., water, wildlife, trees, and raising the height of the ground by a foot or two, the trees are "history". We are talking about changing in a small area the essence of Yountville and Council has been elected to protect the essence of Yountville and he knows Council will give this project some clear thought.

Donna Heine stated she has commented in the past on various affordable housing projects. She further commented vineyard workers deserve exactly the same consideration as we want for ourselves and others; they come here and they need decent housing; they have medical services which are provided through the Wine Auction and other public funding; we have learned in this community and valley to accept those people who are willing to do the things we are not willing to do; their children need to be educated; they need to be provided with a roof over their heads; thinks any one of those families who will be screened adequately by NVCH and monitored will know how to take care of there property. Ms. Heine further commented we are not looking at people who will degrade the quality of life we have here now. There is also another issue we are paying for throughout the entire County of Napa due to the inability of the county to come up with a housing plan and we are living under a deadline. She is willing to sacrifice a tree here and there to give all of the support possible to families who are working here and need a place to live.

Carol Fink commented good points are being made. She recently visited the projects in Napa to get a sense of what is similar and the project to the left of Imola was the closest to the project being discussed. The Imola project felt like it had more space per unit; it was clean and she saw children playing. The space between the parking area and where the housing started was more than 8 feet - more like 16 feet. She stated most of the parking spaces in Imola project were taken up during the day and believes at prior meetings it was discussed that people in the proposed development would not need cars because they would be working in Town. Ms. Fink further commented that those living in Napa might not need cars because of access to bus stops and large stores. She is concerned about the number of parking spaces and the high density of the project. She commented she would like the community to be one that welcomes families and diversity.

Margaret Jefferson commented she went with Ms. Fink to look at projects that were on the Housing Authority list including Magnolia Court. She commented Magnolia Court is peaceful, but looks institutional because of the massing and stated it does not look like Yountville. The colors are peach, white and yellow and there are meter boxes all over the building and it is ugly and institutional. There are garbage areas that are not covered; galvanized carports; and fencing that looked cheap and lattice that was broken in a few places.

Ms. Jefferson further commented she would rather see affordable housing go into neighborhoods on an individual house basis; if we have it at all and see SRO's have things like buildings above stores and much nicer way to integrate affordable housing. She does not oppose the mix of the proposed project. She does not think the institutional thing is what Yountville wants and believes it will impact Yountville in a bad way.

Mr. Trescott commented again and assured anyone who feels as if he or anyone else he has spoken to is anti-affordable housing stating that he has never been against affordable housing. He along with others he has spoken to look at the development and say it is too many units. The issue is high density for Yountville and said you could take all of the units for all of the families and spread them around town and there are places and ways you can do that. He is concerned about Yountville doing its final build out on its final pieces of land at high density and thinks it would be a detriment to the Town.

Diane Brinker commented she would like to say ditto to what Mr. Trescott said and welcomes more families and diversity to Yountville. She is concerned about stuffing people into such a dense spot where the parking and density issues may become the issue. She also believes that NVCH are the people for the job except that they are shackled by the financial requirements. Ms. Brinker thinks financing needs to be more creative for the project and would like to know if there is another way to finance this project where we can have less density or spread the units out among more properties.

Vice Mayor Dunbar asked staff to respond to questions raised earlier.

Interim Town Manager/Planning Director Tiernan responded as follows:

- Hopper Creek is in the flood zone and referred the public to the flood map overhead saying the flood zone changes up and down the creek and said this particular area in question is not in the flood zone.
- Reread from Staff Report Section 5.3a, Creekside Overlay, of the Zoning Ordinance in response to question raised regarding encroaching into creek setback.

- In regard to criteria for developing affordable housing, the property is residential scaled zoned with an overlay district and a use permit allows residential use with commercial uses and is a very broad sweeping term. It does not specify affordable or market rates and does not make the distinction as far as affordability. It simply allows residential use in combination with commercial uses. There are design standards in another retail overlay zone which requires ground level at the street to be at commercial use and there is other zoning standards for height, FAR, and parking criteria.

Vice Mayor Dunbar asked for clarification about the proposed grade change.

Ms. Boulton responded the proposed grade change was suggested by the civil engineer for drainage reasons and to connect to utilities currently located on the ad hoc site. She further commented the corner of this property shows a drastic change in elevation.

Council Comments

Councilmember Chilton commented on the following:

- Shares a lot of the concerns of those who spoke and those who feel the project does not meet what is in the General Plan. There are a lot of things in the General Plan that could be superseded or that can be left to discretion.
- Wants to minimize any legal or financial risk to Town and stated there is an overarching requirement that the Town has which is dictated from the State of California that requires the Town to provide affordable housing.
- Concerned about density and not sure all options have been exhausted.
- Likes the changes to the plan that have been made as a result of previous Council comments.
- Not comfortable with encroachment into creek and suggests looking at alternatives to mitigate.
- Need creative changes in regard to grading changes.
- Needs to hear a statement that we will save the trees.

Councilmember Dutton commented on the following:

- Concur with many of the items mentioned by Councilmember Chilton.
- Happy with the changes the Applicant has made.
- Concerned about the trees.
- Commented the Town is obligated to provide affordable housing.

Vice Mayor Dunbar commented on the following:

- Agrees in great part with both Councilmember's comments.
- Would require retention of most of the pine trees to address concerns expressed by neighbors in regard to privacy, noise and light and the Applicant should work with staff to determine a sufficient amount of screening.
- Concerned about moving into the setback and would want assurances from staff that we are not negatively impacting the flood conditions or in any way negatively impacting the creek and to maintain the integrity of the creek.

13. CONCEPT REVIEW – INN AT THE FRENCH LAUNDRY - NORTHWEST CORNER OF WASHINGTON STREET AND WEBBER AVENUE (APN 036-330-001)

Concept Review for a proposed development consisting of a 20-unit Inn.

Recommendation: Receive Applicant's presentation and provide comments.

Bob Tiernan, Interim Town Manager/Planning Director, presented staff report.

Mayor Saucerman recused herself due to a conflict of interest resulting from her primary residence being located within 500' of the French Laundry Property and there is a direct correlation with this project and the project proposed to be built on the French Laundry site and left the Council Chambers.

Councilmember Rosa returned to Council Chambers.

Michael Holman, Applicant Representative, gave a brief presentation and reiterated comments from the Applicant's Project Statement and asked if there were any additional concerns from Council based on Mr. Tiernan's report from comments back in September 2005 on the project.

Adrian Predock, Predock-Frane Architects, updated Council on areas of concern addressed based on comments made back in 2005 September and current design

Public Comment

Todd Trescott asked if there was affordable housing as part of the project and then read comments from the staff report related to comments from the May 2002 meeting and September 2005.

Timothy Bringman commented the project looks fabulous.

Mr. Bringman further commented that he spoke with the attorney of housing department in the State of California in Sacramento.

Vice Mayor Dunbar interrupted Mr. Bringman's comments to clarify whether or not he was speaking to the current agenda item or the previous agenda item. The comments were related to the previous agenda item and Mr. Bringman was advised to contact staff to address the concerns.

Rose Trescott understands there are adequate parking for the guests, but wanted to know how many employees would be employed at the spa and where are their parking spaces located.

Public Comment Closed

John Frane, Predock-Frane Architects, responded that parking is provided based on unit numbers and it provides parking for both occupants and staff along the western corridor.

Interim Town Manager/Planning Director Tiernan responded that the Applicant is operating from The Town's parking ordinance which requires 1.14 spaces for each room which works out to less than 30 parking spaces. Presumably the ordinance has calculated into it employee parking as well.

Council Comments

Councilmember Chilton commented on the following:

- Would like to know how many employees and guests are expected on the site and where they are going to park.
- Project looks great architecturally.
- The public enhancements (i.e. the bicycle path, linear park and garden) are very important to the project.
- Acknowledges the Applicant has met the minimum standards for the project and let the Applicant know that expectations for any future changes we hope are better, especially when you think of height and FAR ordinance requirements and if the Applicant asks for variance on those items they are open to Council discretion.
- Suggests Applicant obtain bicycle right-of-way from Caltrans as soon as possible as it is an important element to the project.

Councilmember Rosa commented on the following:

- Likes that the height of the project has been lowered down so it is not imposing on Washington Street.
- Likes flow throughout the project.
- Need to look at Webber Street Abandonment issue discussed at prior meetings.

Councilmember Dutton commented on the following:

- Appreciates Applicant addressing Council concerns.
- Hopes Applicant gets something from Caltrans that will open up property.
- Hopes that Applicant can look at options for Webber Street and hopes not to have it closed off as a lot of parking could be provided along the street.
- Concurs with Councilmember Chilton and would be pretty strict with Town Ordinances.

Vice Mayor Dunbar commented on the following:

- Concerned about the proposed flow of cars and bringing them back onto Washington Street and down Webber for parking. Concerned about the impact on Washington Street and potential for speeding along the curve on this section of the roadway.
- In terms of exclusiveness good progress has been made along Washington Street
- The addition of trees is appreciated.
- Concerned about parking and the use of the very generic calculation for employees and does not believe the calculation is appropriate or realistic for this site knowing the number of employees at other sites owned by the Applicant.

14. DISCUSSION AND DIRECTION REGARDING REAL ESTATE SIGN ORDINANCE

Recommendation: Receive presentation and provide direction.

The Mayor returns to Council Chambers.

Bob Tiernan, Interim Town Manager/Planning Director, presented staff report.

Vice Mayor Dunbar disclosed that he met with several realtors of the association prior to this item being agendaized.

Mayor Saucerman disclosed she has also met with some of the realtors.

Michael Strong, representing North Bay Association of Realtors, responded to questions raised by Council.

Motion to Extend Council Meeting

ACTION: A Motion by Councilmember Rosa, Seconded by Councilmember Dutton to extend the meeting to 10:30 p.m. was unanimously approved.

Councilmember Dutton disclosed he met with two real estate agents.

Councilmember Chilton disclosed he too met with realtor estate agents.

Cindy Gates, Morgan Lane Real Estate, commented she is a resident in Town and shares the same concerns regarding placement of real estate signs. She commented she would be willing to help design the signs and bring them to Council for approval. She would also be happy to buy the signs and keep them in her office for people to pick up the signs and she would brief them on the Town's sign policy.

Tom Gleason works and lives here in Yountville and suggested drilling a hole in the top of the existing street signs in order to have one single sign.

Closed Public Comment

Council Comments

Councilmember Chilton commented on the following:

- Likes recommendations in Item 1 of the staff report.
- Item 1b) should be expanded to include Yount Street as those are the two major thoroughfares and should be more heavily regulated.
- Gateways – think about those paths as well.
- Would like to see specific points on a map that say this is an acceptable spot to place a sign.
- Concerned about determining which sites are private property or public property.
- Open house sign should be written into the ordinance as a single standard sign that can be approved by Council.
- Concerned about how homeowners selling their own home would have access to the standard sign proposed.
- Item 5 in the staff report should be a \$100.00 fine (rather than \$10.00).
- Item 5 in the staff report should be changed to read the Director shall endeavor to contact the owner or agent whose address appears on the sign, and it should be the burden of the person placing the sign in an illegal location to track down their sign.
- Sign should be thrown away after 30 days.

Councilmember Rosa commented any changes to the ordinance should be done on a trial basis for one year.

Councilmember Dutton commented on the following:

- Councilmember Chilton made some good comments.
- Would like Councilmember Rosa's comments to apply only to real estate signs.
- Should designate specific locations for signs.
- Shares concerns and agrees with private property distinction.

Vice Mayor Dunbar commented on the following:

- Supports attempt to designate a certain number of very key locations.
- Open to Councilmember Chilton's suggestions and open to what staff has written in the staff report and staff can work out with industry.
- Can try changes on a trial basis and if there are too many violations we could be looking at no real estate signs at all.

Mayor Saucerman commented on the following:

- Concurs with many of the remarks made by the rest of the Council and hopes Cindy Gates will work with staff to define key sign locations.
- Agrees with recommendations from staff in the conditions and that designation of locations would be important as an addendum.
- Design of Open House Sign – Suggests considering something other than white and fire engine red – something more subtle.
- Agrees with Councilmember Chilton's comments on Item 5 – Let the person who places the sign bear the burden of retrieving it.

Interim Town Manager/Planning Director Tiernan commented that adding language to the key corners that intersect with Washington and Yount Streets stating that the signs only be placed a specified distance from the corner.

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- 15. CONSIDER ADOPTION OF RESOLUTION NUMBER 2556-07 AWARDING THE BID AND BID ALTERNATE AND CONSTRUCTION CONTRACT NUMBER 2007-187 WITH ACEQUIA CEMENT FOR THE CONSTRUCTION OF THE EAST SIDE PEDESTRIAN PATH (ST-13) IN THE AMOUNT OF \$39,311.00. (CONTINUED FROM MAY 1, 2007)**
Recommendation: Bid Not Awarded.

Myke Praul, Public Works Director/Town Engineer, presented staff report.

ACTION: A Motion by Councilmember Chilton, Seconded by Councilmember Rosa to not award the bid for the Construction of the East Side Pedestrian Path (ST-13) was unanimously approved.

Ayes: Chilton, Rosa, Dutton, Dunbar and Saucerman
Noes: None
Absent: None
Abstain: None

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- 16. CONSIDER ADOPTION OF RESOLUTION NUMBER 2565-07 APPROVING THE NAPA VALLEY HOUSING AUTHORITY FARMWORKER HOUSING SETTLEMENT AGREEMENT**
Recommendation: Adopted Resolution.

Bob Tiernan, Interim Town Manager/Planning Director, presented staff report.

Motion to Suspend Protocols

ACTION: A Motion from Councilmember Dutton; Seconded by Councilmember Chilton to suspend Town Council Adopted Protocols for this Council Meeting in order to continue on with meeting was unanimously approved.

Public Comment

Margaret Jefferson, commented she does not like this at all and wanted to know if anyone read Peter Dreier's letter in the Napa Register. She is concerned about not getting affordable housing credits for the Town's donation and does not like rewarding people for things they have done wrong.

Vice Mayor Dunbar made a point of clarification in regard to public comment and stated the comments reference something completely unrelated to what we are discussing here.

ACTION: A Motion by Councilmember Dutton, Seconded by Councilmember Rosa to adopt Resolution Number 2565-07 approving the Napa Valley Housing Authority Farmworker Housing Settlement Agreement in the amount of \$46,475.92 was unanimously approved.

Ayes: Dutton, Rosa, Chilton, Dunbar and Saucerman

Noes: None

Absent: None

Abstain: None

17. COUNCIL REPORTS AND COMMENTS

Report of Council Member Meeting Attendance:

- A. Napa County Flood Control and Water Conservation District
(Saucerman/Dunbar)

Mayor Saucerman reported the May 15, 2007 meeting was cancelled and a Special Meeting will be held May 22, 2007 at 1:30 p.m.

- B. Town Hall Meeting May 3, 2007 (Saucerman/Dutton/Rosa/Chilton)

Mayor Saucerman stated people had good comments and there was fair dialogue, but the meeting was not very well attended.

Councilmember Dutton commented he appreciated the outreach based on our commitment to hold these Town Hall meetings and acknowledged Troy Knox, Principal of Yountville Elementary School.

C. Napa County Mosquito Abatement District (Rosa)

Councilmember Rosa commented the District accepted the Engineer's Report for Special Assessment Districts.

Donna Heine wanted to know if Hopper Creek was being checked for mosquitoes.

Councilmember Rosa responded that he has made a specific request for the District to check Hopper Creek and the drainage basins around Villagio for mosquitoes.

D. Napa Valley Housing Authority (NVHA)(Dunbar/Rosa)

Vice Mayor Dunbar reported on the following:

- Community Housing Advisory Board which met before the NVHA because Yountville has some pending projects and they will be doing a needs assessment for Town services.
- NVHA received their draft audit report and the final report is expected in May or June and will include a series of management recommendations.

E. Other Reports and Comments

Mayor Saucerman commented on various Memorial Day events taking place.

Councilmember Chilton advised that he provided a statement in regard to the Yountville Town Center Project and it is available for the public

Recommendation: Received and Filed.

18. STAFF REPORTS

A. Yountville Community Swimming Pool Dedication Ceremony to be held at the Veterans Home Saturday, May 19, 2007 at 10:00 a.m.

Myke Praul, Public Works Director/Town Engineer, commented that Public Works Staff has been working hard at the pool and the landscaping looks great.

B. Napa County Arts & Culture Commission Recruitment

Michelle Price, Town Clerk, reported on the composition of the Commission and noted recruitment will begin on May 16, 2007 and close on June 15, 2007.

C. Special Meeting May 22, 2007 Regarding Town Center Project

Interim Town Manager/Planning Director commented this is the final hearing for consideration of the Master Development Plan and the meeting will be held at Community Hall.

Town Clerk Price reported on the following:

- Non-Profit Grant filing period closed and we received 13 applications totalling \$63,080.00. Presentations are scheduled to take place on June 5, 2007.
- Zoning and Design Review Board recruitment is ongoing and we have received one application from incumbent Renate Halliday.

19. FUTURE AGENDA ITEMS

May 23, 2007

A. Budget Work Session

June 5, 2007

B. Non-Profit Grant Funding Presentations

C. Request to Remove Heritage Oak Trees

20. ADJOURNMENT

Adjourned to Council Special Meeting Tuesday, May 22, 2007 at 6:00 p.m.; Budget Work Session Wednesday, May 23, 2007 at 9:00 a.m. and the Next Regular Council Meeting June 5, 2007.

ATTEST:

/s/ Michelle Price, Town Clerk

Approved by Town Council:

June 19, 2007