



Lisa Matichak, Mayor
Margaret Abe-Koga, Vice Mayor
Christopher R. Clark, Councilmember
Alison Hicks, Councilmember
Ellen Kamei, Councilmember
John McAlister, Councilmember
Lucas Ramirez, Councilmember

Daniel H. Rich, City Manager
Krishan Chopra, City Attorney
Lisa Natusch, City Clerk

Council Chambers, 500 Castro St., Mountain View,
CA 94041

5:00 PM

Tuesday, November 5, 2019

**JOINT SPECIAL MEETING OF CITY COUNCIL AND SHORELINE REGIONAL PARK
COMMUNITY**

5:00 P.M.-STUDY SESSION

1. CALL TO ORDER

2. ROLL CALL

3. STUDY SESSION

3.1 Gateway Master Plan

Recommendation(s): The purpose of this report is to provide input to the City Council on land use and transportation issues regarding the Gateway Master Plan.

Attachment(s): [Study Session Memo](#)

[ATT 1 - North Bayshore Precise Plan Principles](#)

[ATT 2 - North Bayshore Precise Plan Urban Design Principles](#)

[ATT 3 - Economic Feasibility Assumptions](#)

6:30 P.M.-SPECIAL SESSION

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. CONSENT CALENDAR

These items will be approved by one motion unless any member of the Council or audience wishes to remove an item for discussion. The reading of the full text of ordinances and resolutions will be waived unless a Councilmember requests otherwise.

4.1 Approve Meeting Minutes

Recommendation(s): Approve the City Council meeting minutes of October 29, 2019.

Attachment(s): [10-29-19 Council Minutes](#)

4.2 Santa Clara Valley Water District 2019 Safe, Clean Water and Natural Flood Protection Priority B7 Grant Program Funding

Recommendation(s): 1. Adopt a Resolution Authorizing the City Manager or Designee to Apply for and, if Awarded Grant Funding, Execute a Funding Agreement with Santa Clara Valley Water District through the 2019 Safe, Clean Water Priority B7 Grant Program to Restore Wildlife Habitat Along the Mountain View Tidal Marsh within Shoreline at Mountain View, to be read in title only, further reading waived (Attachment 1 to the Council report).

2. Increase appropriations up to \$150,000 in the Community Services Department contingent upon award of the grant and execution of a funding agreement. (Five votes required)

Attachment(s): [Council Report](#)
[ATT 1 - Resolution](#)

4.3 Santa Clara County Planning Collaborative

Recommendation(s): Adopt a Resolution Endorsing the City of Mountain View's Participation with the Cities Association of Santa Clara County Planning Collaborative.

Attachment(s): [Council Report](#)
[ATT 1 - Resolution](#)
[ATT 2 - Cities Association Planning Collaborative Handout](#)

4.4 Charleston Road Improvements, Design, Project 19-34-Amend Professional Services Contract

Recommendation(s): Authorize the City Manager to amend the professional services contract with TRC Engineers, Inc., for construction management and inspection services for the Charleston Road Improvements, Design, Project 19-34, increasing compensation by \$260,000 for a total contract amount of \$360,000.

Attachment(s): [Council Report](#)

4.5 Amend Professional Services Contracts and Increase Appropriations-Land Development Engineering and Construction Engineering Sections

Recommendation(s): 1. Authorize the City Manager to amend the existing professional services contract with CSG Consultants for an additional \$1,000,000 for land development and construction services, for a total contract amount of \$1,392,422.

2. Authorize the City Manager to amend the existing professional services contract with Tanner Pacific, Inc., for an additional \$250,000 for construction engineering services, for a total contract amount of \$450,000.
3. Authorize the City Manager to amend the existing professional services contract with TRC Companies for an additional \$250,000 for construction engineering services, for a total contract amount of \$350,000.
4. Transfer and appropriate \$750,000 from the Development Services Fund to the General Operating Fund, Public Works Department. (Five votes required)
5. Transfer and appropriate \$750,000 from the Construction/Conveyance Tax Fund to the General Operating Fund, Public Works Department. (Five votes required)

Attachment(s): [Council Report](#)

5. ORAL COMMUNICATIONS FROM THE PUBLIC ON NONAGENDIZED ITEMS

This portion of the meeting is reserved for persons wishing to address the Council on any matter not on the agenda. Speakers are allowed to speak on any topic for up to three minutes during this section. If there appears to be a large number of speakers, speaking time may be reduced to no less than 1.5 minutes. State law prohibits the Council from acting on nonagenda items.

6. PUBLIC HEARINGS

6.1 Public Hearing on Downtown Business Improvement Areas No. 1 and No. 2 and Allocation of 2020 Business Improvement Area Revenues

- Recommendation(s):*
1. Adopt a Resolution Levying the Annual Benefit Assessments for Fiscal Year 2019-20 for Downtown Mountain View Business Improvement Area No. 1, to be read in title only, further reading waived (Attachment 1 to the Council report).
 2. Adopt a Resolution Levying the Annual Benefit Assessments for Fiscal Year 2019-20 for Downtown Mountain View Business Improvement Area No. 2, to be read in title only, further reading waived (Attachment 2 to the Council report).
 3. Authorize the City Manager to execute a contract for services with the Central Business Association for 2020 and authorize the allocation of 2020 revenues from Business Improvement Area No. 1 and Business Improvement Area No. 2 to the Central Business Association.

Attachment(s): [Council Report](#)
[ATT 1 - Resolution Levying Annual Assessment for BIA No. 1](#)
[ATT 2 - Resolution Levying Annual Assessment for BIA No. 2](#)
[ATT 3 - October 1, 2019 Council Report](#)
[ATT 4 - Business Improvement Area Annual Report 2019](#)

6.2 Minor Amendments to Chapter 36 (Zoning) of the City Code and the R4 Multi-Family Standards Handout

- Recommendation(s):*
1. Introduce an Ordinance Amending Chapter 36 of the Mountain View City Code Related to Minor Code Amendments, to be read in title only, further reading waived, and set a second reading for December 10, 2019 (Attachment 1 to the Council report).
 2. Adopt a Resolution Amending the R4 Multi-Family Standards Handout, to be read in title only, further reading waived (Attachment 2 to the Council report).

Attachment(s): [Council Report](#)
[ATT 1 - Ordinance](#)
[ATT 2 - Resolution](#)
[ATT 3 - EPC Staff Report—October 2, 2019](#)
[ATT 4 - Summary of Draft Amendments](#)
[ATT 5 - City Council Report—November 13, 2018](#)
[ATT 6 - City Council Report—April 30, 2019](#)

6.3 East Whisman Precise Plan

- Recommendation(s):*
1. Adopt a Resolution Certifying the East Whisman Precise Plan Final Environmental Impact Report and Adopting the CEQA Findings, Including Statement of Overriding Considerations and Mitigation Monitoring and Reporting Program, to be read in title only, further reading waived (Attachment 1 to the Council report).
 2. Adopt a Resolution Approving a General Plan Map and Text Amendment for the East Whisman Mixed-Use Designation, Consistent with the East Whisman Precise Plan, to be read in title only, further reading waived (Attachment 2 to the Council report).
 3. Introduce an Ordinance Amending the Zoning Map for Parcels Located in the East Whisman Precise Plan from ML (Limited Industrial), ML-T (Limited Industrial with Transit Floating), CN (Commercial-Neighborhood), CO (Commercial-Office), R3-2 (Residential-Multiple-Family), and P (Planned Community) to P-41 (East Whisman Precise Plan), to be read in title only, further reading waived,

and set a second reading for December 10, 2019 (Attachment 3 to the Council report).

4. Adopt a Resolution Adopting the East Whisman Precise Plan, to be read in title only, further reading waived (Attachment 4 to the Council report).

5. Introduce an Ordinance Amending Chapter 36 of the Mountain View City Code to Remove the Transit (-T) District and Transit-Oriented Development Permit from Chapter 36 of the City Code, to be read in title only, further reading waived, and set a second reading for December 10, 2019 (Attachment 5 to the Council report).

6. Adopt a Resolution Approving Draft Administrative Guidelines for the East Whisman Precise Plan Jobs-Housing Linkage Program, to be read in title only, further reading waived (Attachment 6 to the Council report).

7. Adopt a Resolution Approving a Minimum Value for Community Benefits Provided by East Whisman Precise Plan Bonus FAR Development, to be read in title only, further reading waived (Attachment 7 to the Council report).

Attachment(s): [Council Report](#)

[ATT 1 - Resolution - EIR, Findings, MMRP](#)

[ATT 2 - Resolution - General Plan Amendment](#)

[ATT 3 - Ordinance - Zoning Map Amendment](#)

[ATT 4 - Resolution - East Whisman Precise Plan](#)

[ATT 5 - Ordinance - Zoning Amendment Removing T Zone](#)

[ATT 6 - Resolution - Jobs-Housing Linkage Program Guidelines](#)

[ATT 7 - Resolution - Community Benefits](#)

[ATT 8 - Summary of Prior Meetings](#)

[ATT 9 - Detailed EPC and B/PAC Comments](#)

[ATT 10 - Other Precise Plan Changes](#)

[ATT 11 - Public Comment](#)

[ATT 12 - Draft EIR](#)

[ATT 13 - June 25, 2019 City Council Staff Report](#)

[ATT 14 - Fiscal Analysis](#)

7. COUNCIL, STAFF/COMMITTEE REPORTS

No action will be taken on any questions raised by the Council at this time.

8. CLOSED SESSION REPORT

9. ADJOURNMENT

The next Council Meeting will be held on Tuesday, November 12, 2019, at 4 p.m. in the Plaza Conference Room, 500 Castro Street.

NOTICE TO THE PUBLIC:

There is a 90-day limit for the filing of a challenge in Superior Court to certain City administrative decisions and orders which require a hearing by law, the receipt of evidence and the exercise of discretion. The 90-day limit begins on the date the decision is final (Code of Civil Procedure Section 1094.6). Further, if you challenge an action taken by the City Council in court, you may be limited, by California law, including but not limited to Government Code Section 65009, to raising only those issues you or someone else raised in the public hearing, or in written correspondence delivered to the City Council prior to or at the public hearing. The City Council may be requested to reconsider a decision if the request is made prior to the next City Council meeting.

The agenda and staff reports may be viewed at the Mountain View Library, 585 Franklin Street, beginning the Thursday evening before each meeting and at the City Clerk's Office, 500 Castro Street, Third Floor, beginning Friday morning prior to Tuesday City Council meetings. Agenda materials may also be viewed online at mountainview.legistar.com.

Any writings or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection in the City Clerk's Office during normal business hours and at the Council Chambers at City Hall, 2nd Floor, during the meeting.

City Council meetings are broadcast live on Comcast Channel 26 and replayed on Thursday at 6:30 p.m., Saturday at 10:00 a.m., and Sunday at 5:00 p.m. In addition, Council meetings are webcast live and archived at mountainview.legistar.com.

The Council may consider and act on items listed on the agenda in any order and thus those interested in an item listed on the agenda are advised to be present throughout the meeting. The reading of the full text of ordinances and resolutions will be waived unless a Councilmember requests otherwise. Per Council Policy A-13, no new items of business will begin after 10:00 p.m. unless an exception is made by vote of the Council.

Pursuant to the Americans with Disabilities Act (ADA), if you need special assistance in this meeting, please contact the City Clerk's Office at (650) 903-6399. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.160 (b) (1))

ADDRESSING THE COUNCIL:

Anyone wishing to address the Council is requested to fill out a blue speaker card and deposit it with the City Clerk to ensure that your name is accurately recorded in the minutes.

Pursuant to Council Policy A-13, an individual speaker shall have up to 3 minutes to address the Council. For any agenda item or for Oral Communications on nonagenda items, if there appears to be a large number of speakers, the Mayor may reduce speaking time to no less than 1.5 minutes per speaker unless there is an objection from Council by majority vote.

If requested in advance of the public input portion of the agenda item to the Mayor or City Clerk, a speaker who represents five or more members of the public in attendance who complete cards but elect not to speak may have up to 10 minutes to address the Council, if the Mayor determines that such extension will reduce the total number of speakers who planned to speak.

An applicant and/or appellant for a zone change, precise plan or quasi-judicial hearing or appeal to the Council shall have up to 10 minutes to address the Council and, with the consent of the Council, two minutes of rebuttal at the conclusion of all public speakers.

Pursuant to Government Code Section 54954.3(b)(1), at least twice the allotted speaking time will be provided to a member of the public who utilizes a translator.