A G E N D A

CITY OF CORONADO CITY COUNCIL/ THE CITY OF CORONADO ACTING AS THE SUCCESSOR AGENCY TO THE COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF CORONADO

Tuesday, May 3, 2016

Coronado City Hall Council Chamber
1825 Strand Way
Coronado, California 92118

REGULAR MEETING – 4 P.M.

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1. CALL TO ORDER / ROLL CALL.

2. INVOCATION AND PLEDGE OF ALLEGIANCE.

*3. MINUTES OF CITY COUNCIL/SUCCESSOR AGENCY: Approval of the minutes of the Regular meeting of April 19, 2016.

4. CEREMONIAL PRESENTATIONS
   a. Proclamation: Peace Officers Memorial Day. (Pg 1)
   b. Proclamation: Bike Month. (Pg 5)
   c. Proclamation: National Historic Preservation Month. (Pg 9)
   d. Presentation of Historic Preservation Plaques to Property Owners with Historically Designated Structures. (Pg 13)

5. CONSENT CALENDAR: All items listed under this section are considered to be routine and will be acted upon with one motion. There will be no separate discussion of these items unless a member of the City Council or the public so requests, in which event, the item will be considered separately in its normal sequence.

AS A COURTESY TO OTHERS, PLEASE SILENCE CELL PHONES

a. Approval of Reading by Title and Waiver of Reading in Full of Ordinances on this Agenda. (Pg 15)
Recommendation: Approve the reading by title and waive the reading in full of all Ordinances on the agenda.

*b. Review and Approve that the Warrants, as Certified by the City/Agency Treasurer, are all Correct, Just, and Conform to the Approved Budget for FY 2015-2016. (Pg 17)
Recommendation: Approve the Warrants as certified by the City/Agency Treasurer.

c. Acceptance of the Pine Street Pump Station Upgrade Project and Direction to the City Clerk to File a Notice of Completion. (Pg 67)
Recommendation: Accept the Pine Street Pump Station Upgrade project and direct the City Clerk to file a Notice of Completion.

d. Award of As-Needed Mechanical Engineering Consultant Services Contract to BSE Engineering. (Pg 69)
Recommendation: Award an as-needed consultant services contract for professional mechanical engineering to BSE Engineering.

e. Award of a Consultant Services Contract in the Amount of $159,810 to Chen Ryan Associates, Inc. to Create a Comprehensive Active Transportation Plan. (Pg 71)
Recommendation: Award a contract to Chen Ryan Associates, Inc., in the amount of $159,810 to create a Comprehensive Active Transportation Plan for the City.

f. Award of Contract to NEWest Construction Company, Inc. in the Amount of $215,000 for Construction of the Bandel Storm Water Pump Station Rehabilitation Project and Authorization to Issue a Work Order Modification to Psomas for Professional Engineering Construction Support for a Not-to-Exceed Amount of $15,000. (Pg 87)
Recommendation: Award a contract to NEWest Construction Company, Inc. in the amount of $215,000 for construction of the Bandel Storm Water Pump Station Rehabilitation project and authorization to issue a work order modification to Psomas for construction support for a not-to-exceed amount of $15,000.

g. Authorization for the City Manager to Amend LaRoc Environmental Purchase Order No. 1500112 with an Increase of $55,026 for Storm Water Program Management Support. (Pg 89)
Recommendation: Authorize the City Manager to amend the existing purchase order.

h. Authorization for the City Manager to Execute the Purchase of Two Sanitary Sewer Station Replacement Pumps with Flo-Systems, Inc. and Barrett Engineered Pumps, Respectively, for a Combined Total of $63,994. (Pg 93)
Recommendation: Authorize the City Manager to execute the purchase of two pumps for the combined cost of $63,994.

i. Authorization to Advertise the Storm Water Diverter Stations Project for Bid. (Pg 103)
Recommendation: Authorize staff to advertise the Storm Water Diverter Stations project for bid.

j. Authorization for the City Engineer to Issue Encroachment Permit No. E1604-004 to Allow Construction of Improvements at 1033 B Avenue, Suite 102, to Encroach along the Frontage of the Property into the City Right-of-Way; and Authorization for the City Manager to Issue a Commercial Use Permit to Allow the Placement of Outside Dining Furnishings. (Pg 105)
Recommendation: (1) Authorize the City Engineer to issue Encroachment Permit No. E1604-004 to the owners of 1033 B Avenue, Suite 102, to encroach along the frontage of the property into the City right-of-way; and (2) authorize the City Manager to issue a commercial use permit to allow the placement of outside dining furnishings at this address.

k. Authorization to Purchase Microsoft Enterprise Agreement Licensing through a Cooperative Purchase Program and Authorization for the City Manager to Execute the Purchase Agreement with PCMG, Inc. in an Amount Not to Exceed $185,000. (Pg 121)
Recommendation: Authorize the City Manager to execute a purchase agreement with PCMG, Inc. for the Enterprise Agreement (EA) renewal.

l. Second Reading and Adoption of "An Ordinance of the City Council of the City of Coronado, California, Amending Section 32.08.020(A) of Chapter 8 of Title 32 of the Coronado Municipal Code to Allow Leashed Dogs at Bayview Park." (Pg 133)
Recommendation: Adopt "An Ordinance of the City Council of the City of Coronado, California, Amending Section 32.08.020(A) of Chapter 8 of Title 32 of the Coronado Municipal Code to Allow Leashed Dogs at Bayview Park."

m. Consideration of Request to Waive the Alcohol Prohibition in Spreckels Park for Michael and Jackie O'Keefe to Hold a Pre-Wedding Gathering on Friday, July 8, 2016. (Pg 139)
Recommendation: Approve the request and grant permission for alcohol to be served to adults in an enclosed area in Spreckels Park from 4 to 7 p.m. on Friday, July 8, 2016.

n. Adoption of Resolutions (1) Calling and Giving Notice of Holding a General Municipal Election on November 8, 2016, for the Election of Certain Municipal Officers, and (2) Requesting the San Diego County Board of Supervisors to Consolidate the City's General Municipal Election with the Statewide General Election to be Held on the Same Date. (Pg 143)
Recommendation: Adopt (1) "A Resolution of the City Council of the City of Coronado, California, Calling and Giving Notice of the Holding of a General Municipal Election to be Held on Tuesday, November 8, 2016, for the Election of Certain Officers as Required by the Provisions of the Laws of the State of California Relating to General Law Cities" and (2) "A Resolution of the City Council of the City of Coronado, California, Requesting the Board of Supervisors of the County of San Diego to Consolidate a General Municipal Election to be Held on November 8, 2016, with the Statewide General Election to be Held on the Same Date Pursuant to Section 10403 of the Elections Code." It is further recommended that the City Council direct the City Clerk to file copies of the appropriate resolutions with the San Diego County Board of Supervisors and the San Diego County Registrar of Voters.

6. COMMUNICATIONS - ORAL: Each person wishing to speak before the City Council on any matter shall approach the City Council, give their name, and limit their presentation to 3 minutes. State law generally precludes the City Council from discussing or acting upon any topic initially presented during oral communication. (ORAL COMMUNICATIONS WILL BE LIMITED TO A TOTAL OF 10 MINUTES; ANY FURTHER COMMUNICATIONS WILL BE HEARD PRIOR TO THE MEETING ADJOURNMENT)

COUNCIL COMMUNICATIONS – ORAL: Councilmember Downey - Update on TransNet Ballot Measure.

7. CITY MANAGER/EXECUTIVE DIRECTOR:
   a. Presentation of Certificate of Achievement for Excellence in Financial Reporting from the Government Finance Officers Association. (Pg 149)

8. PUBLIC HEARINGS: None.

9. ADMINISTRATIVE HEARINGS: None.

10. COMMISSION AND COMMITTEE REPORTS: None.

11. CITY COUNCIL:
   a. Council Reports on Inter-Agency Committee and Board Assignments. (Questions allowed to clarify but no responses, discussion or action.) (Pg 153)

b. Briefing by Residential Standards Improvement Program (RSIP-3) Committee on Proposed Recommendations Pertaining to Single Family and Multi-Family Development Standards (PC 2013-08 City of Coronado). (Pg 159)
Recommendation: Direct staff to prepare the required zoning ordinance amendments and initiate the public hearing process with the Planning Commission and City Council.

c. Provide Direction on a Request for a Three-Month Pilot Project for a Public Valet Service at the Intersection of Orange and B Avenues. (Pg 293)
Recommendation: Receive report and provide direction to staff.

d. Authorize the City Manager to Issue a Request for Proposals for the Head Golf Professional Concession at the Coronado Municipal Golf Course. (Pg 325)
Recommendation: Authorize the City Manager to issue the Request for Proposals.

e. Introduction of "An Ordinance of the City Council of the City of Coronado, California Amending Chapter 40.28 of the Coronado Municipal Code by Adding Section 40.28.015 'Consumption of Alcohol On Public Property–City Hosted Functions'." (Pg 349)
Recommendation: Introduce "An Ordinance of the City Council of the City of Coronado, California, Amending Chapter 40.28 of the Coronado Municipal Code by Adding Section 40.28.015 'Consumption of Alcohol on Public Property–City Hosted Functions'."

12. CITY ATTORNEY: No report.

13. COMMUNICATIONS - WRITTEN:
    a. Consideration of Request from Mayor Tanaka that the City Council Approve Placing on a Future Council Agenda a Discussion about the Provisioning of Crossing Guard Services. (Pg 355)

14. ADJOURNMENT

A COPY OF THE AGENDA WITH THE BACKGROUND MATERIAL IS AVAILABLE FOR PUBLIC INSPECTION IN THE OFFICE OF THE CITY CLERK AT CITY HALL, AT THE PUBLIC LIBRARY OR ON OUR WEBSITE AT
www.coronado.ca.us

Writings and documents regarding an agenda item on an open session meeting, received after official posting and distributed to the Council for consideration, will be made available for public viewing at the City Clerk's Office at City Hall, 1825 Strand Way, during normal business hours. Materials submitted for consideration should be forwarded to the City Clerk's Office at cityclerk@coronado.ca.us.

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MINUTES OF A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF CORONADO/ THE CITY OF CORONADO ACTING AS THE SUCCESSOR AGENCY TO THE COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF CORONADO

Coronado City Hall
1825 Strand Way
Coronado, CA 92118
Tuesday, April 19, 2016

Mayor Tanaka called the Closed Session to order at 3:29 p.m.

ANNOUNCEMENT OF CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
AUTHORITY: Government Code Section 54956.9(a), (d)(1)
NAME OF CASE: Harold Mosley v. City of Coronado, et al.
United States District Court Case No. 16cv00065-H (DHB)

2. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
AUTHORITY: Government Code Section 54956.9(a)
NAME OF CASE: Marvin Quon v. City of Coronado
WCAB No. ADJ996-4280

3. <u>COMMUNICATIONS - ORAL</u>: None.

ADJOURN TO CLOSED SESSION 3:30 p.m.

The Closed Session reconvened at 3:39 p.m. Mayor Tanaka announced that direction was given to staff.

Mayor Tanaka called the regular meeting to order at 4 p.m.

1. <u>ROLL CALL:</u>

Present: Councilmembers/Agency Members Bailey, Downey, Sandke, Woiwode and Mayor Tanaka

Absent: None

Also Present: City Manager/Agency Executive Director Blair King
City Attorney/Agency Counsel Johanna Canlas
City Clerk/Agency Secretary Mary Clifford

2. INVOCATION AND PLEDGE OF ALLEGIANCE. Floyd Ross provided the invocation and Mayor Tanaka led the Pledge of Allegiance.

3. MINUTES: Approval of the minutes of the Regular Meeting of the City Council/the City Council Acting as the Successor Agency of April 5, 2016.

MSUC **(Downey/Woiwode) moved to approve the minutes of the Regular Meeting of the City Council/the City Council Acting as the Successor Agency of April 5, 2016, with de minimis corrections. The minutes were so approved. The reading of the minutes in their entirety was unanimously waived.**

AYES: **Bailey, Downey, Sandke, Woiwode, Tanaka**
NAYS: **None**
ABSTAINING: **None**
ABSENT: **None**

4. CEREMONIAL PRESENTATIONS: None

5. CONSENT CALENDAR: The City Council approved, adopted and/or accepted as one item of business Consent Agenda Items 5a through 5j with the addition of Items 11b, 11c, 11d, 11e and 13a.

Councilmember Sandke suggested the addition of Items 11b, 11c, 11d, 11e and 13a.

Councilmember Bailey requested that Item 5h be continued.

City Manager Blair King and City Attorney Johanna Canlas offered comments to explain that the continuation of Item 5h would not pose a problem for the City.

Councilmember Downey commented on Items 5e, 5f and 5g. She thanked City staff for working with the CCHOA on the median gardens. On Item 5f, one of the concerns is that we had to repair a portion of the bulb-out because an unknown vehicle or vehicles drove over the top of the sidewalk. This was just during construction and things weren't marked well. She recommends that we do a better job of marking this as it is unusual. For Item 5g, she pointed out to the public that we are going to have a wonderful new restroom constructed that will also have cement pads for portable restrooms for large crowds and there will be temporary portable restrooms at the playground. She didn't see, in the designs for the ones by the playground, a reflection of making them just a little bit nicer.

Councilmember Sandke applauded City staff for its efforts on Item 11e.

Councilmember Woiwode commented that on Item 11d, MTS has decided to move the bus stop that is at Avenida de las Arenas onto SR 75 and is aware of the schedule and is working with Caltrans and City staff to get that done by May 27.

Mayor Tanaka thanked Jeff Tyler, Cultural Arts Commission Chair, for the Commission's efforts on Item 11b.

Helen Kupka thanked the Council, staff, the CTID, and the Loews for making the shuttle happen for the Coronado Cays.

Ms. Downey commented that the Board of the Coronado Promenade Concerts are also excited about the shuttle.

MSUC **(Downey/Sandke) moved that the City Council approve the Consent Calendar Items 5a through 5j with the addition of Item 11b - Approve the Acceptance of the "Naked Warrior" Sculpture and its Placement in Glorietta Bay Park; Appropriate $50,000 for the Project; Authorize the City Manager to Execute a Gift Acceptance Agreement; and Authorize To Bid the Project; 11c - Introduction of "An Ordinance of the City Council of the City of Coronado, California, Amending Section 32.08.020(A) of Chapter 8 of Title 32 of the Coronado Municipal Code to Allow Leashed Dogs at Bayview Park"; 11d - Authorize the City Manager to Execute Contracts with the San Diego Metropolitan Transit System to Operate the Free Summer Shuttle and with Loews Coronado to Operate the New Free Silver Strand Summer Bus and Allocate $60,000 to the Fiscal Year 2015-16 Budget for this Fiscal Year's Portion of Costs for these Services; 11e - Approve the General Zone Locations of Vehicle Speed Feedback Signs along Third and Fourth Streets and Alameda Boulevard; and 13a - Consideration of Request from Mayor Tanaka for the Council to Review a Request from Michael and Jackie O'Keefe to Waive the Alcohol Prohibition for a Gathering in Spreckels Park on Friday, July 8, 2016, from 4 to 7 p.m.**

AYES:	**Bailey, Downey, Sandke, Woiwode, Tanaka**
NAYS:	**None**
ABSTAINING:	**None**
ABSENT:	**None**

5a. **<u>Approval of Reading by Title and Waiver of Reading in Full of Ordinances on this Agenda.</u> The City Council waived the reading of the full text and approved the reading of the title only.**

5b. **<u>Review and Approve that the Warrants, as Certified by the City/Agency Treasurer, are all Correct, Just, and Conform to the Approved Budget for FY 2015-2016.</u>** The City Council approved payment of City warrant Nos. 10112007 thru 10112218 and City of Coronado Acting as the Successor Agency to the Community Development Agency of the City of Coronado warrant No. 90005595. **The City Council approved the warrants as certified by the City/Agency Treasurer.**

5c. <u>Adoption of a Resolution of the City Council of the City of Coronado Approving the 2016 Coronado Apartment Vacancy Factor Pursuant to Subsection 82.40.100(F) of the Coronado Municipal Code.</u> The City Council adopted A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CORONADO ADOPTING THE 2016 CORONADO APARTMENT VACANCY FACTOR PURSUANT TO SUBSECTION 82.40.100(F) OF THE CORONADO MUNICIPAL CODE. The Resolution was read by title, the reading in its entirety unanimously waived and adopted by City Council as RESOLUTION NO. 8797.

5d. <u>Acceptance of the Coronado Cays Fire Station Americans with Disabilities Act (ADA) Access and Parking Space Project and Direction to the City Clerk to File a Notice of Completion.</u> The City Council accepted the Cays Fire Station ADA Access and Parking Space project and directed the City Clerk to file a Notice of Completion.

5e. <u>Appropriation of Funds and Authorization for the City Manager to Execute Change Order #1 to the Conversion of Turf to Drought Tolerant Plants in the Coronado Cays Medians Agreement with the Urban Corps of San Diego in an Amount Not to Exceed $30,000..</u> The City Council appropriated funds and authorized the City Manager to execute Change Order #1 in an amount not to exceed $30,000 to cover the cost of additional materials and work necessary to correct several discrepancies in the plant coverage and material selection of the original contract.

5f. <u>Authorize the City Manager to Approve Change Orders for the Bulb-Outs at Second Street and Orange Avenue Project in Excess of 10% of the Contract Amount.</u> The City Council authorized the City Manager to execute change orders for the Bulb-outs at Second Street and Orange Avenue project in excess of 10% of the contract amount.

5g. <u>Authorization to Advertise the Spreckels Park Restroom Project for Bid.</u> The City Council authorized staff to advertise the Spreckels Park Restroom project for bid.

5h. <u>Award of a Consultant Services Contract in the Amount of $159,810 to Chen Ryan Associates, Inc. to Create a Comprehensive Active Transportation Plan.</u> This item was continued to May 3.

5i. <u>Approval of a Two-Year Extension of the Marina Management Agreement with California Yacht Marina-Chula Vista, LLC to Continue Serving as the Manager/Agent for the Glorietta Bay Marina.</u> The City Council authorized the City Manager to execute a Two-Year Extension of the Marina Management Agreement with California Yacht Marina-Chula Vista, LLC (CYM).

5j. <u>Authorization for the City Manager to Execute a Multi-Year Purchase Agreement for Occupational, Pre-Employment Health Services with Sharp Rees-Steely and UCSD, for an Amount Not to Exceed $60,000 per Year.</u> The City Council authorized the City Manager to execute a multi-year purchase agreement with Sharp Rees-Steely and UCSD for provision of pre-employment evaluations including physicals and drug testing, as well as care for work-related injuries and illnesses which includes the assessment, treatment, and rehabilitation of employees after an injury or illness.

6. ORAL COMMUNICATIONS:

a. **John Orlowski** commented that if you again restrict access to A, B and C Avenues the traffic will move to D, then E, which occurred in 2003 since the 300 block of Orange Avenue lacks the capacity. He showed photos that reflect that the 300 block of Orange Avenue lacks the capacity to absorb any additional traffic. The City needs a real long-term solution and not just move traffic from one street to another.
b. **Rita Sarich** announced the 26th Annual Car Show, Motorcars on MainStreet that is upcoming this Sunday from 10 a.m. to 3 p.m. She thanked City staff for being so easy to work with.
c. **Laura Crenshaw** thanked everyone for participating in the Coronado Flower Show this past weekend.
d. **Sue Gillingham**, Coronado Chamber of Commerce, spoke about the Coronado Salute to the Military Ball this past weekend. She thanked everyone for their support and efforts.
e. **Councilmember Downey** commented that April is National Volunteer Month. She volunteers in a lot of organizations in town but what she saw last weekend at the Flower Show was full community participation. She hasn't seen that in any other event as profusely.

7. CITY MANAGER/EXECUTIVE DIRECTOR:

7a. Update on Council Directed Actions and Citizen Inquiries. No report.

At this point in the meeting, Mayor Tanaka took Item 10a, Report from the Port Commissioner Concerning Port Activities, out of order.

8. PUBLIC HEARINGS:

8a. Public Hearing: Approval of the Annual Report from the Coronado Tourism Improvement District (CTID) Advisory Board and Adoption of a Resolution of the City Council of the City of Coronado Declaring Its Intent to Continue to Levy Two One-Half Percent (0.5%) Assessments on Four Hotel Businesses within CTID I and CTID II during Fiscal Year 2016-17.

Councilmember Sandke recused himself due to a financial interest.

Assistant City Manager Tom Ritter gave the presentation. CTID Executive Director Todd Little gave a presentation.

Mayor Tanaka opened the public hearing.

Myra Durbin is surprised at what she heard. What she sees in the newspaper is that the people who live in Coronado do not want more tourists. They have been very successful on what they have done for the little guy and the big guys but she doesn't hear where they have been successful for the homeowners in Coronado and that leads her to feel that perhaps more needs to be done to

not have so many tourists. It is not just the vehicle volume. Living on Tenth Street she has the tourists walking past her house continually. There is no off season anymore.

Susan Keith spoke against the resolution. She thinks that if the Council were to interview ten Coronado residents, nine of them would agree with the woman who just spoke. There are certainly enough visitors in this town. We don't need to advertise for more. She would like the Council to particularly look at the difference between District 1 and District 2. If she understands correctly, District 2's monies are limited to advertising for heads in beds, conventions. She has no problem with that. Most of those people arrive in town using public transportation, walk everywhere, and they do go to our restaurants and stores. It is the daytime visitors that they are advertising for with the monies from District 1 which are being advertised locally. The locals in San Diego County bring everything they want to Coronado when they come and then they leave it. They leave it on her front yard or down at the beach, maybe in trash cans, maybe not. All we do is clean up after these people. They do not add anything to our community. She would like the Council to take a look at the difference between those two districts and please consider restricting District 1 to no longer advertising in the San Diego County area. That is just ridiculous. Let's go for the heads in beds but not the daytime visitors. Local visitors to Coronado do not add anything to our economy and all they do is cost us money as we clean up after them. Please reconsider how these two districts are formed and approved and what monies they can spend where.

Gerry MacCartee has been co-owner of two businesses in Coronado, one of which still carries on after 35 years, Coronado Touring. This is a business that relies on our visitors. They make a point on all their tours of sharing the names of restaurants, shops, where to go, what to see. We have the extreme privilege of beginning their tour in the beautiful Glorietta Bay Inn. We are part of an effort to promote the tourist industry. She is also a resident and she looks to the City to protect this village and our way of life, to make sure her streets are safe, the traffic is calmed and the magic of what our guests call paradise is preserved. She fully supports the promoting of our hotels but she does not feel that dollars should be used to invite throngs of day visitors, certainly not until we have solved the enormous traffic nightmare. At the same time, these crowds keep away the very locals and hotel stayers who want to use our restaurants. To see our town being sold on a TV commercial at the dinner hour is very scary. Believe me in this, Coronado sells itself. It always has. There will come a time, if we continue in this direction, when people will simply opt not to come over to a place which is known to be jam packed and congested. Please think carefully. Do not kill the goose that has so laid this golden egg.

Jennifer Dunham, TMB Marketing, on behalf of Coronado Ferry Landing, spoke on behalf of the management and marketing team at the Ferry Landing. Over the last year, they have done a lot of changes to turn over a lot of the shops and the merchant storefronts we have there. Smart Growth is something that is very important to them. In their staffing team for events they say every day, more customers, not more cars. Things like the Uber program that was connected to the San Diego Restaurant Week are great programs that we adopted this year and also spread across many of the other events that we had. They look to CTID for inspiration on how to have events to increase traffic but not the traffic with cars and they also look to CTID to support them when it comes to the off-season which the merchants can directly speak to with the numbers that drop.

Doug St. Denis spoke on behalf of the Coronado Island Film Festival. Their experience with CTID was much like the experience of the Film Festival itself. It was four days of a magical mix of residents and visitors, all coming together to have so much fun watching 85 films. They filled up

the restaurants and the hotels. They didn't want them bringing cars so they went to the CTID and worked to get a free trolley for the festivalgoers. The trolley was so successful that there was demand for a second trolley. She thanked the CTID for its part in making the festival so successful.

Roberta Korte, Coronado Taste of Oils, is also a resident and spoke to support the CTID. She is a direct beneficiary of the efforts of the CTID. We need these events and the off-season people.

Tim Rohan commented that, on the surface, a vote to continue the 1% assessments against the four largest hotels in Coronado to fund the CTID seems like a no brainer. In 2015, it brought in approximately $1,170,000 at no monetary cost to the residents. However, when we look deeper into what the CTID does, we see that while there is no monetary cost to the residents of Coronado, there is a rather large impact to our lifestyles. The CTID spends approximately 2 to 4% of its budget on programs that might actually alleviate congestion. Those programs probably do make the residents of Coronado's lifestyles minutely better. However, the CTID spends 96 to 98% of its budget, over $1.1 million, in efforts which directly hurt the residents of Coronado. The CTID efforts lead to increased density, more gridlock, more parking woes, more danger to our children, longer waits, and higher prices everywhere in Coronado. In allowing this assessment to go through without significant and specific directives in how a large portion of the CTID budget should and will be spent, i.e., something like 40% towards improving traffic and parking mitigation, the Council and Mayor will, once again, be siding with business over the residents of Coronado. We all know more people in Coronado does not make our lives better. It actually makes our lives worse.

David Wright owns a business in town and is a homeowner. He wears the two hats of the business owner and resident. He thinks the CTID has done a wonderful job and his business has grown quite a bit since purchasing it in 2012. The town really does depend on tourism. He thinks we are all kidding ourselves if we don't admit that. He really does feel what the people are saying about the traffic and congestion. They have no idea what traffic congestion is until they try to cross a street on Pacific Coast Highway in the middle of the day in Corona Del Mar. He knows we will never get there and doesn't think there is any possible way we can. This is nothing compared to some of the beach communities we draw from. It is probably impossible to quantify how much business we get from CTID efforts. The people do come from all over the world and he does think that is, in large part, due to the efforts from the CTID. He also employs six people, all of whom live in Coronado. Virtually every business in the Spreckels Building would voice exactly what he is saying. They get a huge amount of help from the CTID. He thinks they do a terrific job.

Keith Butler, Associate Superintendent, Coronado Unified School District, read a letter from Dr. Jeffrey Felix, Superintendent. "In addition to a highly qualified and hardworking staff, and a community of motivated and high achieving students, Coronado Unified School District is also home to a unique collection of modern facilities. Many of these facilities are also used by community or outside groups. While student achievement remains the primary focus of our staff, the significant task of managing and maintaining the over $500 million in CUSD facilities cannot be overlooked. Responsibility for facility funding decisions falls ultimately under the fiduciary duty of the School Board. This requires long-term planning combined with thoughtful decision making along the way. CUSD is one of the many jewels that make up the Crown City; our environment, culture and facilities are very much integral to our success. One such facility is the world-class Brian Bent Memorial Aquatic Complex, the BBMAC. Despite a rocky start, it is now, by any standard, an asset to our entire community including local businesses, City coffers, school

athletic programs, and physical education curriculum. Today, this facility can boast that not only is it not a financial drain on the district, it is in fact a revenue producer for Coronado. Some facts related to that: we now get teams from over 20 countries visiting; over $400,000 of winter tourism and TOT revenue is generated by BBMAC; there are 30 days of swim instruction in water safety for many CUSD students in the current year; and our students gain time and the District spends less money by being able to have teams not practice elsewhere. As many Coronado retailers, restaurant owners, and hoteliers can attest, the BBMAC is a major reason why the winter and spring tourist season has become more robust. The BBMAC has been successful in marketing the Coronado community with the assistance of the CTID. With a generous grant from the CTID, BBMAC proudly announces that the US Open Water National Swim team will train at Coronado's BBMAC this August, their last training camp before departing to Rio de Janeiro for the summer 2016 Olympics. We have had many teams including the five mentioned by Mr. Little that have come to BBMAC as a result of CTID in the off season. With this good news, and another year of funding from CTID, the BBMAC will continue to bring teams of people from all over the world to Coronado during the season's off-peak tourism months. I strongly support the continued funding of the Coronado Tourism Improvement District under the strong leadership of the Executive Director Todd Little, the CTID Board of Directors, and the advisory board to the City Council. Sincerely, Jeffrey P. Felix, EdD"

Kris Grant, *Coronado Lifestyle* magazine, is a member of the International Food, Wine and Travel Writers' Association and was just at an organizing meeting at Loews Coronado Resort because they are going to be having their international conference here in October. These are travel and food writers from all over the United States and Australia. The organizers of the event turned to the CTID for help in bringing the convention here. It will probably be about 60 to 100 travel writers. She thanked the CTID for its help in putting this conference together.

Sue Gillingham spoke on behalf of the Coronado Chamber of Commerce. The Chamber supports the CTID organization. Not all residents are familiar with the Chamber and sometimes they are mixed up with the CTID. The Chamber is a membership group of several hundred local businesses. Their mission statement is to help businesses succeed so that our community prospers. Many of the member businesses are very familiar to the residents. Chances are the residents' children got their first job at one of the Chamber businesses. The CTID is a separate organization from the Chamber and it is focused on the hospitality industry. Its mission is to promote Coronado as a year-round destination while contributing to the vitality of the community. The governing board consists of nine members, four of which are from the hotels. The Chamber has participated on this board since its inception along with Coronado MainStreet, and the Coronado Historical Association and Visitor Center. The hotel members are eager to receive feedback from the Chamber, CHA, the Visitor Center, and MainStreet. The Chamber believes that they continually evaluate the benefit CTID marketing efforts bring to their properties while trying to mitigate negative impacts on the residents. The truth of the economic situation in Coronado is that many of the favorite restaurants and shops could not survive without the income generated by off-island visitors. We also need to remember that the TOT, paid by overnight visitors, funds over 30% of Coronado's City services. In FY 2013, TOT brought in $13.7 million to our coffers and $6 million more than it did in 2010. That money has been invested in us. The Chamber strongly believes that our civic organizations should all work together to retain Coronado's precious balance between being a resort town and a residential village. They look forward to another year of collaboration with CTID to this end.

Jacques Spitzer added that what he has seen by paying close attention to what the CTID has done over the last three years is fulfill that promise of Coronado Tourism **Improvement** District. The 'I' gets lost sometimes in the fact that not only are they thinking of really creative ways to increase tourism in smart ways during off peak times but they are really doing everything they can to avoid what is already the peak season. The CTID is doing incredible things for off-peak marketing seasons. He runs a marketing agency that has worked with over 30 local businesses and he thinks people see how busy it is in the summer and assume that every business is doing well but the magic of Coronado is that there are so many small businesses that are supported by these year-round tourism efforts.

Mayor Tanaka closed the public hearing.

Mayor Tanaka began by saying that he first ran for Mayor in 2008 and that was when the economy was in shambles and he remembers after taking office that he would be approached by small business owners. He often was met with frustration in that they felt that the City Council didn't do enough or very much to help them. That was the spirit in which the Council supported a CTID 1 – it wanted to do something that would help the small business owners. One of the ways the CTID was constructed was by putting people on that board that were representative of small town Coronado. There are two at-large members out of the nine, Mary Ann Berta and David Spatafore, who are on that board for the purpose of giving that locals' feedback and then representatives from CHA, the Chamber and MainStreet were put on that board as they understand Coronado and could be trusted to vote in favor of protecting our City and not selling it out. What he also has been very impressed with, though, is that the four hotels involved have been very civic minded in terms of how they have lent their expertise. We have been very fortunate to have two general managers of the Hotel Del while he has been in office who are really on top of their game and a lot of the success we have had as a City, in terms of bringing in the types of businesses we have talked about in off peak, a lot of that expertise has come from those hotel general managers. Coronado is unique in its size. You don't see a city of our size so competitive in terms of hotel space and number of beds and he is really excited at how well those hotel GMs work together. The bottom line is that the CTID and its successor, CTID 2, are successful. It is obvious and prudent that you support things that are successful. The people who have spoken against the CTID or have thrown the cautionary tale should be listened to. One way forward is, if the Council supports CTID 1 and 2 today, to trust that board of nine people and to provide feedback on not to market to day trippers as much and so on he believes they will listen. He thinks that the worst thing the Council could do would be to try to micromanage that board or its director. They have heard the comments made. He thinks the CTID works and should be supported. He thinks it has acted prudently and he doesn't want to do anything to send any mixed messages.

Councilmember Woiwode commented that a couple of interesting successes were highlighted and are important for us all to bear in mind. When he ran for office, vacancies of businesses was one of the topics he heard about. Storefronts have been much more successful and he believes, in part, that is because of the work of the CTID. The BBMAC is an interesting example. When he first came on the Council that pool was in trouble and there were people advocating for the City to take it over. What we did was to work with them to come up with fee structures, and so on and move programs around and they became very aggressive about marketing the poo and the CTID has given them the missing link to make that program successful. That alone has saved the City of Coronado a lot of money. He is very concerned about the point Mrs. Keith makes about the types of visitors who come not adding anything, leaving trash, etc. One of the things we have to keep

in mind is that there are 800,000 more people in the region than there were 20 years ago and there will be another million people in the next 20 years in the region who sometimes go to the beach. Whether or not the CTID is working to bring those people in here, clearly that is not something we want. We don't want people to just show up here to leave trash and not benefit our businesses. The CTID has heard that message and to the extent that we can bring people to restaurants in Uber and other ways and not contribute to the traffic and keep everything functioning without increasing traffic certainly is the direction we want to go in. CTID 2 is focused exclusively on that and very effectively. He is certainly sympathetic to the idea of whether or not there are tourists coming here that detract from the quality of life of the residents and he would just challenge the CTID Board to keep in mind whether or not any of the programs contribute to that, again, accepting the fact that there is pressure just built in the region that is going to continue moving in that direction. We certainly don't want to aggravate that. At this point in time, he is supportive of continuing the programs.

Councilmember Bailey thinks Ms. Gillingham hit the nail on the head that it is up to the Council to try to maintain this precious balance to the greatest extent possible. Oftentimes there are factors out of our control. He is glad to see the CTID transition more to a group convention business model because they bring over the least impactful type of tourists. The day trippers tend to bring their cars and leave their trash versus the conventioneers who tend to leave their cars at home and spend their money at our local businesses. We have all heard from the local business owners that they can't make it on local business alone. He appreciates that. He hopes CTID will continue to pursue that type of business model. He referred to Mayor Tanaka's comment about not wanting to micromanage the CTID and he completely understands and respects that. What seems to give our residents a little bit of heartburn is the perception that we are actively advertising our City when we don't need to anymore. Looking through the CTID's budget, their advertising on TV accounts for less than 4% of their entire budget. As Mr. Woiwode said, our region is growing and people are going to continue to come here whether or not we advertise. He wouldn't mind seeing that $40,000 going to other forms of attracting tourists such as the Uber program or subsidizing ferry rides. He thinks that decision should be left up to CTID but if we are listening to our residents, our residents are telling us that they don't really want us advertising any more on TV. He is mindful of that. He would be happy to move forward with continuing CTID 1 and 2 if we were to limit their TV spending.

MS (Bailey/Tanaka) moved that the City Council move forward with CTID 1 and CTID 2 with a limitation on TV spending.

Mayor Tanaka pointed out that it is perfectly reasonable in 2016 to say what we are saying but in 2010 some of the things we are talking about were asked for and approved. It is one thing for the Council to legislate from the dais but he will say that he does not think it is necessary to tell them that because they have ears and can hear that there is a lot of pressure on the Council and on them to maybe curb that practice but one of the things in Mr. Little's presentation is we can't forecast the future. Mr. Woiwode referenced what was going on along Orange Avenue in 2008. Some of the people who are speaking up today might have a different point of view but there might be a rationale for doing what they are doing and 4% doesn't seem like a big investment. He is not sure the stipulation is needed.

Councilmember Downey has struggled with this. She also ran for election for her second term in 2008 but more importantly she listed to former Hotel Del manager Todd Shallan when he

explained that during the downturn his hotel wasn't full so he couldn't send people over to the Glorietta Bay Inn and the shops in the Hotel Del then weren't surviving because there just were not enough people in town. When the hotel folks got together and proposed this whole idea to the City, one of the parts of the original CTID proposal was they wanted to try to find a way to consolidate and help promote tourism for the City in a way the City wanted. There was a time when it was in the City budget to promote the Visitor Center and we had issues over how much money the City should be spending to promote it. What our City residents said to the Council was that we will always have tourists. We should be servicing those tourists that are here and finding ways to help our hotels survive but not impacting tourists. We came up with some different things that would do that. The CTID is the next iteration of that idea. How can we best accommodate the tourists with less impact on our citizens? She was thrilled when the Loews and CTID stepped up to help fund the free summer shuttle in the Cays. That is something she has championed for a long time and we couldn't figure out how to do it. This provided the money to do that. This provided an opportunity. That is not just out of benevolence. There is a hope that more people will come to the Loews because of this and there will be more businesses that get people buying because of this but it also helps all our residents. But she does hear what the residents have been saying. It took her a while to it figure out. She had to get smart on what a media buy is. She agrees with the Mayor that maybe this next year, since businesses have been doing better and tourists are doing better, maybe the CTID can look at ways to cut down on that but we need to give them that option. They know how to do a media buy so that it is helping the businesses that need it and not bringing in folks that we don't need at the times when we don't need them. She does understand the concern because she was taken aback when she heard the CHA advertisement on the radio. She is sure the residents had the same reaction when they are watching the news. She would encourage our CTID members to think about how that local advertising is done. We talked about how we buy local on TV because we can afford it but maybe we shouldn't. Maybe we should save up and do a big buy on the national ones so we are getting the people that fly in and aren't driving in. She doesn't want to micromanage. She would like the CTID to figure out how to do it from listening to the residents and what they want. She won't support the motion because Mr. Bailey has tried to direct how they do it. She would support the motion to renew both CTID 1 and CTID 2 requesting they take into account, as they are forming their budget in the next year, what we really don't want to hear on the TV and radio stations.

Mr. Bailey clarified that his motion would include simply only restricting advertising to day trippers. However CTID wants to interpret that is fine. He trusts they would understand the intent of that motion. The purpose of the motion is not to tell them what they can't do but to be representative of what the public is saying that they don't want them to do.

Mayor Tanaka asked if the restriction would have a duration of one year as this comes back to the Council for review on an annual basis.

Mr. Bailey concurred.

Councilmember Woiwode looked at the section of the report called, "Welcoming San Diegans" on page 121 of the agenda. It talks about the Play Across the Bay campaign which is intended on bringing customers to Coronado stores during the off season and the advertising that is described there. It ends April 30, well in advance of the off season. He is guessing that when Mr. Bailey says TV advertising he means all these other media as well and he means this target set and not just TV advertising. Is that correct?

Mr. Bailey responded that the intent is for day trippers. It is to restrict advertising to day trippers.

Mr. Woiwode clarified that it is even during the off season and shoulder seasons.

Mr. Bailey agreed and would hope that CTID would continue to be creative in their efforts to attract people here during the off season and use the funding to attract people here through methods such as the Uber program they did during restaurant week and other similar programs so we are having the benefit from tourists without the negative consequences our residents are telling us they don't want to see.

Mr. Woiwode commented that something like the Uber program would have to be advertised. Is the condition he wants to put on here anything that is advertised in the off season would not contribute to traffic? He is thinking of the effects here rather than trying to manage the behavior. Do we want to focus on the effect?

Mr. Bailey could support something like that.

M **(Downey) moved that the City Council supports reauthorizing CTID 1 and CTID 2 without any specific restrictions but encouraging the Board to listen to the input they have heard from the Council and public about concerns with advertising to locals.**

She continued by saying that the program Play Across the Bay concerns her as it concerns the locals so asking the Board to figure out how to maybe do exactly what Mr. Bailey is asking for but not direct how to do it from the dais.

The substitute motion died for lack of a second.

Mr. Woiwode would rather focus direction on effect than process.

MSUC **(Bailey/Tanaka) moved that the City Council extend CTID 1 and CTID 2 provided that the Board take into consideration how their advertising would affect parking and traffic congestion.**

Ms. Downey wants to be sure she understands the motion. The CTID can advertise if they are advertising in a way that decreases traffic? She is not sure how she would interpret that if she was on the Board of the CTID.

MSUC **(Bailey/Tanaka) moved that the City Council extend CTID 1 and CTID 2 and recommend to the CTID Boards that they strongly take into consideration their decisions in terms of advertising and how it affects parking and traffic congestion within the City of Coronado.**

Mayor Tanaka thinks that what Mr. Bailey has been gracious enough to do is to take out wording that requires something but again gives a clear signal. He thinks all four Council members are trying to give that clear signal. He thinks this still gives the Board flexibility to interpret that and it is only a one-year authorization.

Ms. Downey wants to be sure that the Council is in agreement that there is no legal issue. That is her concern. She wanted to be sure that the Board knows what it can and cannot do. She said she is fine with the motion.

AYES:	**Bailey, Downey, Woiwode, Tanaka**
NAYS:	**None**
ABSTAINING:	**None**
ABSENT:	**None**
RECUSED:	**Sandke**

8b. Public Hearing: Consider Request from Resident for the Removal of Podocarpus Fern Pines Located on the Public Parkway Fronting 1001 E Avenue. Director of Public Services & Engineering Cliff Maurer provided the report. City Attorney Johanna Canlas noted that each public hearing is decided on its own merits. In this particular case, the decision is based on the evidence that you've heard. This does not set a precedent as to any future issue that may be involved. This is limited to this particular situation.

Councilmember Sandke asked what the prognosis is for relocation of any of these trees.

Mr. Maurer responded that it is not really possible due to the age of the trees.

Councilmember Downey asked if anyone knows how old these trees actually are.

Mayor Tanaka opened the public hearing.

Shannon Player was the person in charge of the planting of those trees in 1992 or 1993. Those trees were planted by volunteers. They specifically targeted that corner because it had been a rental property for 30 years and was a very blighted property. The trees were knocked over by storms and then they finally survived. There is a solution. Sweep the sidewalk. She goes by there all the time. She hasn't seen a lot of the fruit on the sidewalk lately. It only fruits a certain time of year. This year she understands they fruited early because there was such warm weather and the City wasn't able to get in and do the spray on time because they fruited earlier. She thinks it would set a bad precedent to remove the trees and we have lost so many trees in Coronado lately. We need our trees for shade and livability and a sense of permanence and everything else they give us. She would ask that the City not remove the trees but mitigate the fruit with more sweeping.

Paul Richardson lives at the property. The seed cones are a hazard to him as they jam under his caster wheels. It would be one thing if they only dropped one week out of the year but it is all year long they are dropping. Some parts of the year they drop not too many but between December and March they were all over the place. Even if you sweep them in the morning by afternoon more have dropped. It is not as if this is just two weeks out of the year. It is a hazard to him in his chair and to anyone else in a wheelchair going down those sidewalks or anyone using a walker or whatever. There are four of them. There is no way he can leave the house without seed cones being there and there are no street lights at night. It is a clear hazard. The sidewalks are to be ADA compliant with Title 3 of the Pedestrian Zone Requirements to be free of all obstacles, protruding objects, or any other obstruction which would be seed cones. He would like these trees

removed and replaced with another tree on the tree committee's list. He read from the Street Tree Committee's guidelines to demonstrate these seed cones pose an imminent threat to his person.

Myra Durbin commented on how hard Paul and his housekeepers have worked to clean that street. She walks her dog every day down that street. It is not just his side. E on the other side there are new plantings of podocarpus. She doesn't understand why we are still planting the tree that is causing so much problem. The male tree is a beautiful tree but this tree deposits on that sidewalk mountains and mountains of fruit. This is also a mess in the street. You don't want to park under this tree. She is requesting that Paul be relieved of all that he has gone through with trying to comply with living in Coronado.

Laura Crenshaw was raised in the house next door to this property. She cannot believe the City is even discussing this again. She was present when this was discussed in 2012. This man owns this property and is handicapped. These are trees. The podocarpus tree in Coronado is a mess anyway you look at it. They are nothing extraordinarily rare. He is willing to replace them. He asked to have them removed when they were much smaller. The City tried everything that can be done to make them not drop but they will continue to drop. That is the nature of the tree. This man has been through enough to get these trees removed. He is willing to put new trees in and the City should grant him the approval to remove these trees. He is a handicapped person and the people who come to see him perhaps might be handicapped. Think of what you are doing in the safety of these streets. It is a hazard to him.

Carolyn Rogerson agrees with the previous speaker. One of the things that she was struck by when she moved to Coronado full time was that there is not an awful lot of accommodation for handicapped people. There are not a lot of areas in the City where handicapped people can walk unimpeded, just on Orange Avenue. This is a resident who is handicapped. This is a tree. It is a filthy, filthy tree and she is very familiar with this tree. The tree really can be replaced by something just as shade providing and just as lovely. She can't understand how anyone can say that we have to inconvenience this man. She thinks the City would be liable if someone slipped because it can't keep that sidewalk clean.

Mayor Tanaka closed the public hearing.

Mayor Tanaka commented that it is true that we talked about this item a number of years ago. He thanked Mr. Richardson for being patient and giving this process a chance. He supports this request because this type of tree is not the most popular type of tree in the City. You don't have to have a mobility issue in order to have a problem with the droppings of a podocarpus. Mr. Richardson does have a mobility issue and it could gum up his wheels. This is certainly something that the Council should take into account and that does not set a bad precedent.

MSUC **(Downey/Bailey) moved that the City Council authorize staff to remove the four female podocarpus fern pines and that we allow the resident to work with the tree committee for the four trees that will replace them.**

AYES:	**Bailey, Downey, Sandke, Woiwode, Tanaka**
NAYS:	**None**
ABSTAINING:	**None**

ABSENT: None

9. ADMINISTRATIVE HEARINGS: None

10. COMMISSION AND COMMITTEE REPORTS:

10a. Report from the Port Commissioner Concerning Port Activities. Port Commissioner Garry Bonelli thanked the City for approving the "Naked Warrior" sculpture. The I Avenue First Street storm drain will be on the agenda for the Port next month. Dock C and the Glorietta Bay Boat Ramp should have all the permits necessary for proceeding. The Coronado Yacht Club is getting real close. He is looking forward to getting it submitted in the next month. The Grand Caribe Isle 20th anniversary is coming up. The beautification project is underway. The marine boat storage project is underway as well. Admiral Bonelli spoke about the bridge lighting project. This will be coming up on the Port agenda in the next month or two. He also mentioned the Harbor Island former rental car parcel.

Councilmember Downey is a little bit uninformed as she was unaware that there was a five-year lease signed for marine boat storage. This is a boat storage facility for people who don't live in Coronado. How will they access the water?

Admiral Bonelli said this is dry storage for people willing to pay the rent. They will pull up their trailer, load the boat, and then use access to the Bay wherever it already exists. He will be speaking at Candelas at 8:30 a.m. tomorrow.

11. CITY COUNCIL BUSINESS:

11a. Council Reports on Inter-Agency Committee and Board Assignments.

Mayor Tanaka asked that Council members submit their reports in writing.

11b. Approve the Acceptance of the "Naked Warrior" Sculpture and its Placement in Glorietta Bay Park; Appropriate $50,000 for the Project; Authorize the City Manager to Execute a Gift Acceptance Agreement; and Authorize To Bid the Project. Under Consent, the City Council authorized the acceptance of the "Naked Warrior" sculpture and its placement in Glorietta Bay Park; authorized the City Manager to execute a gift acceptance agreement; appropriated a Capital Improvement Project amount not to exceed $50,000 for the installation; and authorized staff to bid the project with installation of the project completed for dedication on November 11, 2016.

11c. Introduction of "An Ordinance of the City Council of the City of Coronado, California, Amending Section 32.08.020(A) of Chapter 8 of Title 32 of the Coronado Municipal Code to Allow Leashed Dogs at Bayview Park." Under Consent, the City Council introduced AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, AMENDING SECTION 32.08.020(A) OF CHAPTER 8 OF TITLE 32 OF THE CORONADO MUNICIPAL CODE TO ALLOW LEASHED DOGS AT BAYVIEW PARK. The Ordinance was read by title, the reading in its entirety unanimously waived and placed by the City Council on FIRST READING.

11d. <u>Authorize the City Manager to Execute Contracts with the San Diego Metropolitan Transit System to Operate the Free Summer Shuttle and with Loews Coronado to Operate the New Free Silver Strand Summer Bus and Allocate $60,000 to the Fiscal Year 2015-16 Budget for this Fiscal Year's Portion of Costs for these Services.</u> Under Consent, the City Council: (1) Authorized the execution of a contract with San Diego Metropolitan Transit System (MTS) to operate the Free Summer Shuttle from May 27 through September 25, 2016, at 15-minute intervals; (2) Authorized the execution of a contract with Loews Coronado to operate the Free Silver Strand Summer Bus for the same period at 30-minute intervals from the Cays to the Village; and (3) Allocated $60,000 to the FY 2015-16 budget for this fiscal year's portion of costs for these services.

11e. <u>Approve the General Zone Locations of Vehicle Speed Feedback Signs along Third and Fourth Streets and Alameda Boulevard.</u> Under Consent, the City Council approved the general zone locations for new vehicle speed feedback signs along Third and Fourth Streets and Alameda Boulevard.

12. <u>CITY ATTORNEY:</u> No report.

13. <u>COMMUNICATIONS - WRITTEN:</u>

13a. <u>Consideration of Request from Mayor Tanaka for the Council to Review a Request from Michael and Jackie O'Keefe to Waive the Alcohol Prohibition for a Gathering in Spreckels Park on Friday, July 8, 2016, from 4 to 7 p.m.</u> Under Consent, the request was approved.

14. <u>ADJOURNMENT:</u> The Mayor adjourned the meeting at 5:52 p.m.

Approved: (Date), 2016

_____
Casey Tanaka, Mayor
City of Coronado

Attest:

_____
Mary L. Clifford, CMC
City Clerk

DRAFT

PROCLAMATION: PEACE OFFICERS MEMORIAL DAY

The Mayor will present the proclamation to members of the Coronado Police Department.

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CITY OF CORONADO

CALIFORNIA

OFFICE OF THE MAYOR

PROCLAMATION

Whereas, the Congress and President of the United States have designated May 15, as Peace Officers Memorial Day and national recognition is given that day to honor the fallen men and women of law enforcement who have given the ultimate sacrifice in the line of duty; and to recognize the hazardous work and serious responsibilities of our nation's peace officers; and

Whereas, our law enforcement officers play an essential role in safeguarding the rights and freedoms of the citizens of Coronado; and it is important that all citizens know and understand the duties, responsibilities, hazards, and sacrifices of law enforcement officers; and

Whereas, Coronado Police Officers serve the people by safeguarding life and property, by protecting them against violence and disorder, and by protecting the innocent against deception and the weak against oppression, while facing extraordinary risk and danger in preserving our freedom and security; and

Whereas, the San Diego County Law Enforcement Officers' Memorial Ceremony will be held on May 4, 2016, at the San Diego County Administration Center, 1600 Pacific Highway, to commemorate the men and women of law enforcement, especially those San Diego County law enforcement officers who have tragically sacrificed their lives in the line of duty; and

Whereas, the City of Coronado respectfully pays tribute to and remembers the sacrifice of Lieutenant Frank Greene, killed in the line of duty October 12, 1954.

Now Therefore, I, Casey Tanaka, as the fiftieth Mayor of the City of Coronado, together with the full City Council of the City of Coronado and other San Diego County communities, do hereby proclaim May 15, 2016, to be

"PEACE OFFICERS MEMORIAL DAY"

and encourage the citizens of this community to remember those who have given their lives for our safety, including Lieutenant Frank Greene of the Coronado Police Department, and to recognize those who continue the important work of making the City of Coronado and surrounding communities safe.

In Witness Thereof, I Have Hereunto Set My Hand and caused the Seal of the City of Coronado, California, to be affixed thereto this 3rd day of May 2016.

Casey Tanaka, Mayor

Attest:

Mary L. Clifford, CMC, City Clerk

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PROCLAMATION: BIKE MONTH

The Mayor will present the proclamation to Bicycle Advisory Committee Chairperson Dan Orr and members of the BAC

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CITY OF CORONADO

CALIFORNIA

OFFICE OF THE MAYOR

PROCLAMATION

Whereas, the month of May is National Bike Month; May 4, 2016, is National Bike to School Day; and May 20, 2016, is National Bike to Work Day; and

Whereas, there are more than 1,340 miles of bikeways in the San Diego region and an average temperature of 71 degrees, making the San Diego region one of the best places in the country to GO by BIKE; and

Whereas, biking is an emission-free and healthy transportation alternative that reduces traffic congestion; and

Whereas, Bike Month promotes biking as a healthy, fun, and viable transportation choice for everyday trips; and

Whereas, Bike to Work Day encourages employers and commuters to pledge to GO by BIKE on Friday, May 20; and

Whereas, the City of Coronado Bicycle Advisory Committee has planned the Fourth Annual Mayor's Ride to take place on May 14, at 11 a.m.

Now, therefore, I, Casey Tanaka, by the power vested in me as the Fiftieth Mayor of the City of Coronado, together with the full City Council of the City of Coronado, do hereby proclaim May 2016 as:

"BIKE MONTH"

in the City of Coronado and do encourage the residents and commuters of Coronado to participate in Bike to School Day on May 4 and Bike to Work Day on May 20.

In Witness Thereof, I Have Hereunto Set My Hand and caused the Seal of the City of Coronado, California, to be affixed thereto this 3rd day of May 2016.

Casey Tanaka, Mayor

Attest:

Mary L. Clifford, CMC, City Clerk

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PROCLAMATION: NATIONAL HISTORIC PRESERVATION MONTH

The Mayor will present the proclamation to representatives from the Historic Resource Commission, the Coronado Historical Association, and Coronado MainStreet.

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CITY OF CORONADO

CALIFORNIA

OFFICE OF THE MAYOR

PROCLAMATION

WHEREAS, historic preservation is an effective tool for managing growth and sustainable development, revitalizing neighborhoods, fostering local pride, and maintaining community character while enhancing livability; and

WHEREAS, historic preservation is relevant for communities across the nation, both urban and rural, and for Americans of all ages, all walks of life and all ethnic backgrounds; and

WHEREAS, it is important to celebrate the role of history in our lives and the contributions made by dedicated individuals in helping to preserve the tangible aspects of the heritage that has shaped us as a people; and

WHEREAS, National Historic Preservation Month 2016 is co-sponsored by the City of Coronado, the Coronado Historical Association, Coronado MainStreet Ltd., and the National Trust for Historic Preservation; and

WHEREAS, the activities planned to celebrate National Historic Preservation Month in Coronado include: recognition of owners of properties designated as Historic Resources through the distribution of bronze plaques; the annual Coronado Historic Home Tour; and the annual Historic Preservation symposium.

NOW, THEREFORE, I, CASEY TANAKA, by the power vested in me as Fiftieth Mayor of the City of Coronado, together with the City Council of the City of Coronado, do proclaim the month of May 2016 as:

"National Historic Preservation Month"

in the City of Coronado, and call upon the people of the City of Coronado to join their fellow citizens across the United States in recognizing and participating in this special observance.

In Witness Thereof, I have Hereunto Set My Hand and caused the Seal of the City of Coronado, California, to be affixed thereto this 3rd day of May 2016.

Casey Tanaka, Mayor

Attest:

Mary L. Clifford, CMC, City Clerk

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PRESENTATION OF HISTORIC PRESERVATION PLAQUES TO PROPERTY OWNERS WITH HISTORICALLY DESIGNATED STRUCTURES

The City of Coronado is committed to its Historic Preservation Program and the Historic Preservation Plaque is one way the City can recognize property owners for supporting Historic Preservation within the community. To date, 202 Historic Resources have been designated in the City of Coronado. The City appreciates the contribution these property owners have made to Historic Preservation in Coronado through the historic preservation of their properties, which enhances the City's unique charm, character, and village atmosphere.

Representatives from the Historic Resource Commission, the Coronado Historical Association, and Coronado MainStreet will stand with the Mayor for the reading of the Historic Preservation Month proclamation.

Historic Resource Commission Chair Dave Gillingham will assist the Mayor with the distribution of the plaques.

Owner's Name	Address	Year Built	Architectural style
Steven Mullin	427 A Avenue	1912	Craftsman Bungalow
Lorenzo Cue Sanchez Navarro	855 Alameda Boulevard	1936	French Eclectic
James and Jamie Jamison	601 Fourth Street	1926	Tudor
James and Jennifer Jacobs	924 H Avenue	1886	Victorian (altered)
Chris and Nancy Nygard	323 J Avenue	1932	Spanish Eclectic
Marnie Herndon	808 Third Street	1913	Craftsman Bungalow

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APPROVAL OF READING BY TITLE AND WAIVER OF READING IN FULL OF ORDINANCES ON THIS AGENDA

The City Council waives the reading of the full text of every ordinance contained in this agenda and approves the reading of the ordinance title only.

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Warrant List for
City Council Meeting
May 3, 2016

I hereby certify that the demands listed in the table below and on the attached vendor payment audit report for the City of Coronado and the City of Coronado Acting as the Successor Agency to the Community Development Agency of the City of Coronado are correct and just to the best of my knowledge and conform to the approved budget for Fiscal Year 2015/2016. Money is available in the proper funds to pay these demands.

Agency	Warrant(s)	Voucher(s)
City of Coronado	10112595 - 10112817	V4008151 – V4008193
City of Coronado Acting as the Successor Agency to the Community Development Agency of the City of Coronado	90005596	None
Voided Warrant(s) and Voucher(s)	None	None

James R. Krueger
City Treasurer

Approved by the City Council on _____

_____
Mayor

5b

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112595	04/15/16	17144	ACCOUNTING PRINCIPA	100311	8030	ACCTG TECH-AFULFORD	0.00	1,173.51
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	100311	8250	CAR WASH SOAP	0.00	42.11
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	100312	8250	CAR WASH SOAP	0.00	42.11
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	100313	8250	CAR WASH SOAP	0.00	42.11
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	100314	8560	CAR WASH SOAP	0.00	42.11
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	100315	8250	CAR WASH SOAP	0.00	42.11
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	100316	8250	CAR WASH SOAP	0.00	42.11
TOTAL CHECK								0.00	252.66
1011	10112601	04/15/16	14625	BUSINESS PRODUCTS E	100311	8560	ADMIN RESTCK-PPR SU	0.00	371.21
1011	10112602	04/15/16	10310	CAL-AM WATER (FIRE	100251	8237	HQ H2O 2016-3	0.00	179.70
1011	10112602	04/15/16	10310	CAL-AM WATER (FIRE	100251	8237	CAYS H2O 2016-3	0.00	244.75
TOTAL CHECK								0.00	424.45
1011	10112604	04/15/16	15252	CALIFORNIA DEPT OF	100	2098	D KELLY INCOME WTHL	0.00	853.72
1011	10112604	04/15/16	15252	CALIFORNIA DEPT OF	100	2098	D KELLY INCOME WTHL	0.00	232.00
TOTAL CHECK								0.00	1,085.72
1011	10112606	04/15/16	15305	CINTAS CORPORATION	100251	8385	CAYS TWL SVC 040616	0.00	41.15
1011	10112606	04/15/16	15305	CINTAS CORPORATION	100251	8385	HQ TWL SVC 040616	0.00	50.27
1011	10112606	04/15/16	15305	CINTAS CORPORATION	100251	8385	HQ TWL MAT SVC 0330	0.00	88.98
1011	10112606	04/15/16	15305	CINTAS CORPORATION	100251	8385	CAYS TWL MAT SVC 03	0.00	107.26
TOTAL CHECK								0.00	287.66
1011	10112607	04/15/16	14983	COASTAL POOL & SPA	100315	8030	FOUNT MAINT	0.00	435.00
1011	10112608	04/15/16	15321	COMMERCIAL FLEET SE	100312	8250	3-16R FRNT BRKS&RTR	0.00	228.38
1011	10112608	04/15/16	15321	COMMERCIAL FLEET SE	100314	8250	2-15 BRAKES & TIRES	0.00	448.61
TOTAL CHECK								0.00	676.99
1011	10112609	04/15/16	17203	COMMONWEALTH OF MAS	100	2098	D KELLY INCOME WTHL	0.00	778.71
1011	10112609	04/15/16	17203	COMMONWEALTH OF MAS	100	2098	D KELLY INCOME WTHL	0.00	157.00
TOTAL CHECK								0.00	935.71
1011	10112611	04/15/16	10457	CORONADO HARDWARE	100251	8252	DORM DESK MATERIALS	0.00	5.44
1011	10112611	04/15/16	10457	CORONADO HARDWARE	100251	8415	MISC TRAINING SPPLS	0.00	10.77
1011	10112611	04/15/16	10457	CORONADO HARDWARE	100251	8415	LUMBER FOR TRAINNG	0.00	18.61
1011	10112611	04/15/16	10457	CORONADO HARDWARE	100251	8415	MISC HARDWARE TRNG	0.00	21.03
TOTAL CHECK								0.00	55.85
1011	10112615	04/15/16	14428	CRAFCO, INC.	100312	8255	COLD ASPHALT BAGS	0.00	1,586.72
1011	10112619	04/15/16	16936	FEHR & PEERS	100370	8030	SPEED TABLE FEB PRO	0.00	3,214.82
1011	10112620	04/15/16	15885	FIRESTONE COMPLETE	100314	8250	TIRE RECYCLING FEE	0.00	16.09
1011	10112621	04/15/16	17073	FIRST CALL	100314	8250	2-9R SWAY BR LNK KI	0.00	21.41
1011	10112621	04/15/16	17073	FIRST CALL	100316	8530	14-5 UREA DSL EXH F	0.00	81.00
1011	10112621	04/15/16	17073	FIRST CALL	100314	8250	FILTERS-STK INVENTO	0.00	156.15
TOTAL CHECK								0.00	258.56

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112623	04/15/16	10714	GEORGE'S LAWN EQUIP	100313	8250	STP SWTCH-TANAKA BL	0.00	10.69
1011	10112623	04/15/16	10714	GEORGE'S LAWN EQUIP	100313	8250	WW GEN 40626 ELEC W	0.00	75.00
TOTAL CHECK								0.00	85.69
1011	10112624	04/15/16	17056	GLOBAL ENVIRONMENTA	100312	8250	3-8 OIL PRSSURE SWT	0.00	81.37
1011	10112632	04/15/16	12322	KEARNY PEARSON FORD	100314	8250	2-1 RESTOCK INV	0.00	149.74
1011	10112632	04/15/16	12322	KEARNY PEARSON FORD	100314	8250	CR FOR DRAIN PLUGS	0.00	-12.59
TOTAL CHECK								0.00	137.15
1011	10112635	04/15/16	10981	THE LIGHTHOUSE INC.	100312	8250	3-8 CONVEX MIRROR	0.00	75.60
1011	10112638	04/15/16	16271	OMEGA INDUSTRIAL SU	100312	8560	OFFICE SUPPLIES	0.00	1,453.35
1011	10112639	04/15/16	11212	PACIFIC RIGGING LOF	100314	8250	13-2 WINCH HOOK	0.00	64.80
1011	10112640	04/15/16	15312	PERRY OF NATIONAL C	100313	8250	5-8/ SEAT BELT BUCK	0.00	46.90
1011	10112640	04/15/16	15312	PERRY OF NATIONAL C	100314	8250	2-9R OXYGEN SENSORS	0.00	101.20
TOTAL CHECK								0.00	148.10
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8540	MISC HARDWARE	0.00	5.29
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100255	8560	HAND SANITIZER	0.00	8.62
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8560	STN37 VACUUM RPR PA	0.00	9.27
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100255	8415	PARKING:SDFD HQ: CA	0.00	15.00
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8415	MILEAGE: JAN16: PEA	0.00	21.17
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8415	SDCFCA MTG DUES/MIL	0.00	27.62
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8250	FITNESS AB BALL	0.00	32.39
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8415	MILEAGE:1015-0216:M	0.00	32.66
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8415	MILEAGE:MAR16: MODE	0.00	33.59
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8415	MILEAGE: MAR16: PEA	0.00	40.23
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100255	8415	CPR INSTR TRNG: LOW	0.00	50.00
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100255	8415	CPR INSTR TRNG:BASS	0.00	50.00
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8252	WOOD & BLADE: HQ FR	0.00	50.53
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8415	MILEAGE:JAN16: MODE	0.00	72.79
1011	10112641	04/15/16	10003	PETTY CASH - FIRE S	100251	8252	WOOD FRAME SUPPLIES	0.00	93.12
TOTAL CHECK								0.00	542.28
1011	10112642	04/15/16	17219	POWER DISTRIBUTORS,	100314	8555	PUNCH SET-SHOP TOOL	0.00	12.34
1011	10112643	04/15/16	11272	POWERSTRIDE BATTERY	100314	8250	9-6 BATTERY	0.00	87.05
1011	10112643	04/15/16	11272	POWERSTRIDE BATTERY	100314	8250	CR PS31-AGM DEKA A4	0.00	-21.77
TOTAL CHECK								0.00	65.28
1011	10112645	04/15/16	15136	PSOMAS	100370	8030	BULBOUTS @ 4TH FEB	0.00	2,990.00
1011	10112646	04/15/16	10987	R W LITTLE COATING	100313	8250	5-9 PAINT REFINISH	0.00	2,490.00
1011	10112647	04/15/16	10176	RON BAKER CHEV/GEO/	100314	8250	2-5 HDLT WR ASMBLHR	0.00	55.58
1011	10112648	04/15/16	15464	SAN DIEGO HYDRAULIC	100312	8250	4-22 RMV/RPLC SEALS	0.00	878.31

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112649	04/15/16	17025	SANDBAG STORE LLC	100312	8255	SAND BAGS	0.00	2,415.00
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100312	8235	1291 RH DANA	0.00	7.19
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100313	8235	3251 HWY 75	0.00	7.93
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100313	8235	549 3RD	0.00	8.12
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100312	8235	110 1ST ST	0.00	74.58
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100313	8235	PARKS (ALL)	0.00	170.50
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100313	8235	1050 ORANGE	0.00	1,221.66
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	100313	8235	1030 STAR PK	0.00	23.46
TOTAL CHECK								0.00	1,513.44
1011	10112652	04/15/16	12530	SHERRILL, INC	100313	8255	TREES DIV-RT BARRIE	0.00	234.09
1011	10112653	04/15/16	11504	SHRED-IT SAN DIEGO	100251	8030	HQ SHREDDING 2016-3	0.00	43.88
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100311	8530	FUEL 3/16	0.00	92.79
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100315	8530	FUEL 3/16	0.00	296.15
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100314	8530	FUEL 3/16	0.00	440.37
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100251	8530	FUEL 3/16	0.00	752.09
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100255	8530	FUEL 3/16	0.00	861.40
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100312	8530	FUEL 3/16	0.00	1,679.21
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100316	8530	FUEL 3/16	0.00	1,997.27
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100313	8530	FUEL 3/16	0.00	2,022.63
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100211	8530	FUEL 3/16	0.00	5,524.60
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	100370	8530	FUEL 3/16	0.00	126.30
TOTAL CHECK								0.00	13,792.81
1011	10112656	04/15/16	16910	SONSRAY MACHINERY L	100312	8250	4-15 DLR SUBLET	0.00	845.23
1011	10112657	04/15/16	13728	SOUTHWESTERN COLLEG	100312	8415	CPR CARDS	0.00	57.00
1011	10112657	04/15/16	13728	SOUTHWESTERN COLLEG	100313	8415	CPR CARDS	0.00	57.00
1011	10112657	04/15/16	13728	SOUTHWESTERN COLLEG	100370	8415	CPR CARDS	0.00	114.00
1011	10112657	04/15/16	13728	SOUTHWESTERN COLLEG	100315	8415	CPR CARDS	0.00	114.00
TOTAL CHECK								0.00	342.00
1011	10112660	04/15/16	17119	STAPLES ADVANTAGE (	100252	8560	EOC LABEL TAPE	0.00	72.87
1011	10112662	04/15/16	12132	SUPERCO SPECIALTY P	100316	8560	PPE	0.00	579.62
1011	10112663	04/15/16	11614	SUPERIOR READY MIX	100312	8253	324 9TH ST-SIDEWALK	0.00	256.77
1011	10112665	04/15/16	17205	T & T JANITORIAL, I	100255	8205	LG TWR JANIT 2016-3	0.00	642.80
1011	10112665	04/15/16	17205	T & T JANITORIAL, I	100251	8205	HQ JANIT 2016-3	0.00	693.60
1011	10112665	04/15/16	17205	T & T JANITORIAL, I	100255	8205	LG BLDG JANIT 2016-	0.00	716.00
TOTAL CHECK								0.00	2,052.40
1011	10112667	04/15/16	11626	TARGET SPECIALTY PR	100313	8555	SOLO BKPK SPRYR475	0.00	337.15
1011	10112669	04/15/16	15878	TERRA BELLA NURSERY	100312	8255	TOP SOIL	0.00	226.65
1011	10112670	04/15/16	16077	THOMAS INDUSTRIAL W	100251	8250	36/37 WSHR TNK RNTL	0.00	70.00

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112671	04/15/16	12064	THYSSEN KRUPP ELEVA	100315	8030	PD APR-JUNE 2016	0.00	815.79
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100315	8560	CREDIT OVERCHRG	0.00	-108.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100316	8255	BEACH SAND SIFTER	0.00	58.49
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100313	8560	UNIFORM SHORTS	0.00	79.92
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100314	8555	MINI FRIDGE FLEET	0.00	118.78
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100312	8253	SIGNS	0.00	2,106.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8252	RETURN DFCTV LAMP B	0.00	-6.45
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8252	DESK LAMP BULB-LETT	0.00	6.45
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8252	DESK LAMP BULB-LETT	0.00	6.45
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8400	PSTG-BADGE NAME CHN	0.00	6.45
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8252	OFFICE R&M SUPPLIES	0.00	12.91
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8530	FUEL-CITY VEHICLE	0.00	33.54
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8320	WALL CHARGER	0.00	34.55
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8530	FUEL-CITY VEHICLE	0.00	35.10
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	7160	GLOW LFGD PATCHES	0.00	32.88
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8530	FUEL-CITY VEHICLE	0.00	35.96
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8530	FUEL-CITY VEHICLE	0.00	36.15
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8530	FUEL-CITY VEHICLE	0.00	40.72
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	8565	TOWER CONDITION FLA	0.00	40.70
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	8565	MAIN TWR CONDTN FLA	0.00	50.47
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	8565	MAIN TWR CONDTN FLA	0.00	52.36
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8250	REPAIR OF HEADSET	0.00	70.15
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	8565	MAIN TWR CONDTN FLA	0.00	72.29
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	8565	MAIN TWR CONDTN FLA	0.00	145.80
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100251	8250	CHAINSAW PARTS/REPA	0.00	229.55
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100255	8415	DIVE MASK MAINT CLA	0.00	468.16
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100311	8560	DMV MEDICAL	0.00	185.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100313	8560	UNIFORM JACKETS	0.00	172.95
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100315	8250	PARTS RR TRLR	0.00	228.36
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100313	8560	UNIFORMS	0.00	257.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100316	8030	BEACH SHED ALRM	0.00	284.28
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100315	8560	SAFETY JACKET DUQ	0.00	293.74
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100311	8415	CPA EXAMS BEC AUD	0.00	367.05
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100315	8560	UNIFORMS	0.00	418.84
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100313	8415	TRAFFIC CTRL CLASS	0.00	535.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100312	8415	TRAFFIC CTRL CLASS	0.00	540.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100315	8415	TRAFFIC CTRL CLASS	0.00	180.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	100312	8253	LG SIGNS	0.00	691.20
TOTAL CHECK								0.00	7,812.80
1011	10112677	04/15/16	16997	WORLD ADVANCEMENT O	100251	8030	2016-3 ONSCENE SVC/	0.00	439.90
1011	10112678	04/15/16	11756	WEST COAST ARBORIST	100313	8030	PALM PRUNNING	0.00	16,627.00
1011	10112681	04/15/16	13279	WITTMAN ENTERPRISES	100251	8030	2016-3 AMBULANCE BI	0.00	2,112.00
1011	10112686	04/22/16	15972	12MILESOUT.COM	100122	8030	VIDEO STREAMING-03/	0.00	1,200.00
1011	10112688	04/22/16	17144	ACCOUNTING PRINCIPA	100140	8030	ACCT PAY CLERK-GARZ	0.00	1,207.60
1011	10112688	04/22/16	17144	ACCOUNTING PRINCIPA	100311	8030	ACCTG TECH - AFULFO	0.00	1,203.60
1011	10112688	04/22/16	17144	ACCOUNTING PRINCIPA	100140	8030	ACCT PAY CLERK-GARZ	0.00	1,207.60

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
TOTAL CHECK								0.00	3,618.80
1011	10112689	04/22/16	10071	AIRGAS USA, LLC	100251	8580	O2 TANK RNTL 2016-4	0.00	306.99
1011	10112690	04/22/16	15022	AIS-AMERICAN INTERN	100145	8030	INTERNET SVC-MAY 16	0.00	1,086.80
1011	10112691	04/22/16	14919	AK & COMPANY	100140	8030	FY14/15 ST MNDTD CL	0.00	1,375.00
1011	10112692	04/22/16	16890	AMERICAN MESSAGING	100251	8030	HCFA PAGERS 2016-4	0.00	161.48
1011	10112693	04/22/16	16621	AT&T U-VERSE	100211	8320	VESTA APRIL2016 #10	0.00	75.00
1011	10112695	04/22/16	10198	BDS ENGINEERING, IN	100312	8030	CORNER RECORDS	0.00	1,835.50
1011	10112697	04/22/16	16851	BOOT WORLD INC./KM	100314	8560	LUCIANO PEREZ-BOOTS	0.00	50.00
1011	10112699	04/22/16	16975	BURKE, WILLIAMS & S	100135	8047	LAFCO & NAB CORONAD	0.00	13,478.55
1011	10112700	04/22/16	14625	BUSINESS PRODUCTS E	100251	8560	APPARATUS BINDERS	0.00	11.34
1011	10112701	04/22/16	10303	CAL-AM WATER (CITY	100125	8237	CH WATER - APR '16	0.00	56.43
1011	10112702	04/22/16	10310	CAL-AM WATER (FIRE	100251	8237	HQ SPRINKLERS 2016-	0.00	28.46
1011	10112702	04/22/16	10310	CAL-AM WATER (FIRE	100255	8237	LG SPRINKLERS 2016-	0.00	28.46
TOTAL CHECK								0.00	56.92
1011	10112703	04/22/16	10304	CAL-AM WATER (POLIC	100213	8237	ACF WATER MAR #9	0.00	89.78
1011	10112703	04/22/16	10304	CAL-AM WATER (POLIC	100211	8237	DRINKING WATER MAR	0.00	216.45
1011	10112703	04/22/16	10304	CAL-AM WATER (POLIC	100211	8237	IRRIGAT MARCH #9	0.00	312.15
TOTAL CHECK								0.00	618.38
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	34 1/2 HALF MOON	0.00	36.43
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	920 BAY CR	0.00	326.75
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	265 I AVE	0.00	342.78
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1002 ORANGE	0.00	385.68
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	740 GUADALUPE AVE	0.00	535.06
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1651 STRAND WAY	0.00	777.80
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1975 STRAND WAY	0.00	896.54
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	426 ALAMEDA	0.00	19.16
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	502 1/2 -NS GR CARI	0.00	36.43
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	52 CORO CAYS BLVD	0.00	57.16
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	"1395 FIRST ST 6""	0.00	18.30
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100314	8237	101 B AVE	0.00	240.96
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	102 MARDI GRAS	0.00	25.28
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1017 SEVENTH ST	0.00	57.16
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	45 COR CAY BLVD	0.00	79.31
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	24 CORO CAYS	0.00	336.65
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100316	8237	506 OCEAN BLVD	0.00	14.91
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	646 POMONA AVE	0.00	239.73
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1308 ORANGE	0.00	367.28
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1015 SEVENTH ST	0.00	161.33
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	111 B AVE	0.00	395.09

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	411 1/2 FIRST	0.00	198.72
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	436 ORANGE	0.00	489.83
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1108 ORANGE	0.00	311.82
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1156 ORANGE	0.00	416.31
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	240 ORANGE	0.00	306.02
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	166 ORANGE	0.00	520.45
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	560 ORANGE	0.00	348.90
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1100 STAR PK	0.00	620.85
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	336 ORANGE	0.00	250.87
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100316	8237	900 OCEAN BLVD	0.00	712.73
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1120 SIXTH ST	0.00	1,411.22
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1020 SIXTH ST	0.00	602.95
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	870 ORANGE	0.00	416.31
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	670 POMONA AVE	0.00	1,515.37
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1024 SIXTH ST	0.00	535.06
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1138 ADELLA AVE	0.00	37.54
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	221 OCEAN BLVD	0.00	908.81
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	912 ORANGE	0.00	557.22
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	31 CORO CAYS BLVD	0.00	42.55
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	50 CORO CAYS BL	0.00	3,040.98
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	650 ORANGE	0.00	618.50
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	720 4TH	0.00	404.04
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	222 OCEAN BLVD LIBR	0.00	2,403.93
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	32 CORO CAYS BLVD I	0.00	1,607.27
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	102 KINGSTON CT-NS	0.00	8.79
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1115 SEVENTH ST	0.00	2,070.58
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	99 GR CARIBE CSWY	0.00	3,267.81
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	102 GRAND CARIBE CS	0.00	1,662.42
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	350 TENTH ST	0.00	520.08
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	730 ORANGE AVE	0.00	557.22
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1500 THIRD ST	0.00	36.43
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	26 CORONADO CAYS BL	0.00	42.55
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	1040 POMONA AVE	0.00	8.79
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100313	8237	125 ALAMEDA	0.00	14.91
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	100314	8237	101 B AVE FIRE	0.00	28.79
TOTAL CHECK								0.00	31,846.41
1011	10112708	04/22/16	10345	CALIFORNIA UNIFORMS	100211	8560	NAME TAGS - CANET	0.00	17.28
1011	10112708	04/22/16	10345	CALIFORNIA UNIFORMS	100211	8560	NAMETAG SNODGRASS	0.00	17.28
TOTAL CHECK								0.00	34.56
1011	10112710	04/22/16	15660	CAPITAL ONE COMMERC	100255	9041	OFFICE CHAIR - LGS	0.00	205.19
1011	10112711	04/22/16	EE REIMB	CAREY, SEAN	100255	8565	JR LG PROG SUPPLIES	0.00	340.17
1011	10112712	04/22/16	16871	CARQUEST AUTO PARTS	100313	8250	INVENTORY-AIR FILTE	0.00	65.19
1011	10112714	04/22/16	16847	CINTAS FIRST AID &	100125	8560	FIRST AID SUPPLIES-	0.00	239.60
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	100311	8530	INVENTORY-ENG OIL	0.00	25.18
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	100312	8530	INVENTORY-ENG OIL	0.00	25.18
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	100313	8530	INVENTORY-ENG OIL	0.00	25.18

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	100314	8530	INVENTORY-ENG OIL	0.00	25.18
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	100315	8530	INVENTORY-ENG OIL	0.00	25.17
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	100316	8530	INVENTORY-ENG OIL	0.00	25.17
TOTAL CHECK								0.00	151.06
1011	10112716	04/22/16	16976	CODE 4 LIVE SCAN	100142	8065	LIVESCAN ROLLING FE	0.00	144.00
1011	10112717	04/22/16	15321	COMMERCIAL FLEET SE	100314	8250	2-7 NEW TIRES&BAL	0.00	191.35
1011	10112718	04/22/16	10753	COMPLETE OFFICE (GR	100115	8560	SODA - CC	0.00	18.67
1011	10112718	04/22/16	10753	COMPLETE OFFICE (GR	100140	8560	PAPER - ADMIN	0.00	34.95
TOTAL CHECK								0.00	53.62
1011	10112719	04/22/16	EE REIMB	COPEMAN, ROYCE	100251	8415	ACLS RNWL COPEMAN 1	0.00	100.00
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	MOUNTING TAPE	0.00	28.88
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8555	DRILL HEADS	0.00	30.81
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	ELECTRIC COVER PLAT	0.00	31.18
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100313	8255	VISTA DEL BARCO UTI	0.00	42.06
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	WEATHER STRIPPING	0.00	48.77
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	PLYWOOD FOR SHOP	0.00	97.18
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	PARTS CREDIT	0.00	-49.98
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	WEATHER STRIPPG-CRE	0.00	-25.01
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100314	8250	NUTS & BOLTS	0.00	5.83
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100313	8255	PAINT-IRRIGATION BO	0.00	5.93
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	VILLAGE FIRE-WMCHN	0.00	8.62
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100313	8255	PAINT-IRRIGATION BO	0.00	12.61
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100313	8255	IRRIGATION SUPPLIES	0.00	13.56
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	CH-PARTS FOR PICTUR	0.00	18.21
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100312	8560	MISC SUPPLS/CNSTRCT	0.00	22.05
1011	10112721	04/22/16	10457	CORONADO HARDWARE	100315	8252	CC-CAP GAS LINE	0.00	25.21
TOTAL CHECK								0.00	315.91
1011	10112722	04/22/16	10463	CORONADO LOCK AND K	100315	8252	SEASNL WKND CREW-KE	0.00	4.31
1011	10112723	04/22/16	11400	COUNTY OF SAN DIEGO	100212	8030	MARCH 2016 COURT FE	0.00	5,150.00
1011	10112725	04/22/16	14064	DMV - DEPT OF MOTOR	100211	8415	VC BOOKS	0.00	252.72
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100115	8030	LEGAL AD 396	0.00	35.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100115	8030	LEGAL AD 397	0.00	35.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100115	8030	LEGAL AD 3232	0.00	40.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100115	8030	LEGAL AD 3233	0.00	40.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100120	8390	LEGAL AD 321 3/2/16	0.00	35.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100120	8390	LEGAL AD 321 3/9/16	0.00	35.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100142	8390	LIBRARY MONITOR AD	0.00	59.95
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100120	8390	3/10 DISPLAY AD	0.00	540.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	100120	8390	3/10 DISPLAY AD	0.00	540.00
TOTAL CHECK								0.00	1,359.95
1011	10112727	04/22/16	99460000	EL CORDOVA GARAGE	100	4600	111125035 OVER PMT	0.00	49.00

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CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112728	04/22/16	10619	EMERGENCY EQUIPMENT	100212	8535	BULBS & BATTERIES	0.00	97.20
1011	10112729	04/22/16	12933	EVERGREEN DISTRIBUT	100313	8535	FLOWER SHOW-PLANTS	0.00	826.20
1011	10112730	04/22/16	10645	FEDEX	100140	8400	SHPMT - HDL 4/1	0.00	29.94
1011	10112730	04/22/16	10645	FEDEX	100142	8560	SHIPMENT - FERIERIA	0.00	21.77
1011	10112730	04/22/16	10645	FEDEX	100140	8400	SHPMT - HDL 4/11	0.00	29.94
TOTAL CHECK								0.00	81.65
1011	10112731	04/22/16	17073	FIRST CALL	100314	8250	INVENTORY-FILTERS	0.00	431.71
1011	10112731	04/22/16	17073	FIRST CALL	100314	8250	INVENTORY-FILTERS	0.00	580.77
1011	10112731	04/22/16	17073	FIRST CALL	100313	8530	X-MARK GEAR OIL	0.00	107.91
1011	10112731	04/22/16	17073	FIRST CALL	100312	8250	3-1R A/C PARTS	0.00	114.69
1011	10112731	04/22/16	17073	FIRST CALL	100314	8250	CHARGED IN ERROR	0.00	-32.39
1011	10112731	04/22/16	17073	FIRST CALL	100314	8555	TEST LIGHT	0.00	20.51
TOTAL CHECK								0.00	1,223.20
1011	10112734	04/22/16	12520	GRAINGER	100313	8560	GLOVES	0.00	432.13
1011	10112735	04/22/16	10766	HANDY METAL MART	100313	8250	5-13 ALUM PLATES	0.00	643.32
1011	10112737	04/22/16	13882	HCFA	100251	8030	QTR4 FIRE DSPTCH FY	0.00	17,530.00
1011	10112738	04/22/16	10799	HOME DEPOT-PS#6035	100316	8255	2-YR PROTE	0.00	49.97
1011	10112738	04/22/16	10799	HOME DEPOT-PS#6035	100316	8560	BEACH MAGNETS	0.00	80.90
1011	10112738	04/22/16	10799	HOME DEPOT-PS#6035	100315	8252	FD36- SINK FILTERS	0.00	189.53
1011	10112738	04/22/16	10799	HOME DEPOT-PS#6035	100316	8255	GREASE GUN	0.00	290.52
1011	10112738	04/22/16	10799	HOME DEPOT-PS#6035	100316	8255	ROTARY HAMMER	0.00	322.92
1011	10112738	04/22/16	10799	HOME DEPOT-PS#6035	100313	8560	TOOLLOCKELS	0.00	1,389.79
TOTAL CHECK								0.00	2,323.63
1011	10112739	04/22/16	15981	HORIZON	100313	8250	5-23 BELTS	0.00	216.06
1011	10112741	04/22/16	EE REIMB	IHDE, BRANDON	100251	8415	ST & CNTY RNWL IHDE	0.00	217.00
1011	10112742	04/22/16	15613	IMPERIAL SPRINKLER	100313	8535	SOD	0.00	1,367.93
1011	10112743	04/22/16	13527	IPM LITHOGRAPHICS,	100140	8560	WINDOW ENVELOPES	0.00	158.11
1011	10112746	04/22/16	14745	JGC GOVERNMENT RELA	100110	8030	ADVOCACY FEE-MARCH	0.00	4,527.96
1011	10112749	04/22/16	17227	KNOWBE4, INC.	100145	8415	CYBERSECUR TRAINING	0.00	2,400.00
1011	10112750	04/22/16	16473	KRONOS, INC.	100145	8030	WORKFRCE READY PROD	0.00	1,204.56
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE DIFF	0.00	-0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE DIFF	0.00	-0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE DIFF	0.00	-0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE DIFF	0.00	-0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE DIFF	0.00	0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	COPIER USAGE DIFF	0.00	0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE DIFF	0.00	0.02

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CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100311	8251	PRINTER USAGE-APR 1	0.00	0.15
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-APR 1	0.00	0.76
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100255	8251	PRINTER USAGE-JAN 1	0.00	0.78
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-SEP 1	0.00	1.33
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100255	8251	PRINTER USAGE-APR 1	0.00	1.69
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-NOV 1	0.00	1.77
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-OCT 1	0.00	2.26
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-JAN 1	0.00	2.47
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100255	8251	PRINTER USAGE-NOV 1	0.00	3.45
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-DEC 1	0.00	4.88
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100312	8251	PRINTER USAGE-JAN 1	0.00	5.22
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100312	8251	PRINTER USAGE-DEC 1	0.00	5.69
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-AUG 1	0.00	5.87
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100312	8251	PRINTER USAGE-SEP 1	0.00	6.45
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100312	8251	PRINTER USAGE-APR 1	0.00	8.23
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100255	8251	PRINTER USAGE-SEP 1	0.00	8.59
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100115	8251	PRINTER USAGE-SEP 1	0.00	9.78
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100312	8251	PRINTER USAGE-NOV 1	0.00	10.15
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100115	8251	PRINTER USAGE-APR 1	0.00	10.42
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100115	8251	PRINTER USAGE-JAN 1	0.00	10.84
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100115	8251	PRINTER USAGE-OCT 1	0.00	11.94
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100115	8251	PRINTER USAGE-NOV 1	0.00	12.33
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100312	8251	PRINTER USAGE-OCT 1	0.00	13.14
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-APR 1	0.00	15.62
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100110	8251	PRINTER USAGE-AUG 1	0.00	16.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100115	8251	PRINTER USAGE-DEC 1	0.00	16.79
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-SEP 1	0.00	21.27
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-OCT 1	0.00	22.31
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-NOV 1	0.00	25.09
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	PRINTER USAGE-DEC 1	0.00	25.11
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-DEC 1	0.00	22.89
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-JAN 1	0.00	23.55
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	PRINTER USAGE-OCT 1	0.00	34.15
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	PRINTER USAGE-APR 1	0.00	40.26
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-DEC 1	0.00	40.80
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-JAN 1	0.00	42.51
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-NOV 1	0.00	47.33
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100213	8251	PRINTER USAGE-SEP 1	0.00	50.29
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-SEP 1	0.00	51.18
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100314	8251	PRINTER USAGE-APR 1	0.00	58.57
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-APR 1	0.00	61.78
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-OCT 1	0.00	61.80
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-APR 1	0.00	62.52
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	PRINTER USAGE-NOV 1	0.00	62.88
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-JAN 1	0.00	63.86
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-OCT 1	0.00	66.23
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100213	8251	PRINTER USAGE-NOV 1	0.00	52.85
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-DEC 1	0.00	54.08
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100213	8251	PRINTER USAGE-DEC 1	0.00	54.73
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100142	8251	PRINTER USAGE-AUG 1	0.00	56.36
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	PRINTER USAGE-JAN 1	0.00	44.27
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-SEP 1	0.00	70.53

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-APR 1	0.00	77.57
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-OCT 1	0.00	78.04
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100255	8251	PRINTER USAGE-OCT 1	0.00	86.80
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-SEP 1	0.00	87.29
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100370	8251	PRINTER USAGE-NOV 1	0.00	100.23
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-JAN 1	0.00	100.61
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE-DEC 1	0.00	104.27
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100213	8251	PRINTER USAGE-OCT 1	0.00	116.10
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-NOV 1	0.00	119.91
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	COPIER USAGE-APR 16	0.00	129.64
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100251	8251	PRINTER USAGE-SEP 1	0.00	137.48
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	COPIER USAGE-APR 16	0.00	95.37
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100311	8251	PRINTER USAGE-DEC 1	0.00	143.57
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-AUG 1	0.00	143.98
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100311	8251	COPIER USAGE-APR 16	0.00	148.50
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE-SEP 1	0.00	152.35
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	PRINTER USAGE-DEC 1	0.00	154.13
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100255	8251	PRINTER USAGE-AUG 1	0.00	169.59
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100211	8251	COPIER USAGE-APR 16	0.00	180.03
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE-APR 1	0.00	181.81
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE-NOV 1	0.00	201.58
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE-OCT 1	0.00	205.10
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100550	8251	COPIER USAGE-APR 16	0.00	223.12
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100140	8251	PRINTER USAGE-JAN 1	0.00	249.64
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100125	8251	COPIER USAGE-APR 16	0.00	264.54
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100120	8251	PRINTER USAGE-AUG 1	0.00	310.04
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	100125	8251	COPIER USAGE-APR 16	0.00	441.21
TOTAL CHECK								0.00	5,806.31
1011	10112757	04/22/16	15819	LANCE, SOLL & LUNGH	100140	8005	15 BEST WESTERN TOT	0.00	1,700.00
1011	10112757	04/22/16	15819	LANCE, SOLL & LUNGH	100140	8005	15 LA AVENIDA INN T	0.00	1,700.00
1011	10112757	04/22/16	15819	LANCE, SOLL & LUNGH	100140	8005	15 1906 LODGE TOT	0.00	1,700.00
1011	10112757	04/22/16	15819	LANCE, SOLL & LUNGH	100140	8005	15 CORONADO INN TOT	0.00	1,700.00
1011	10112757	04/22/16	15819	LANCE, SOLL & LUNGH	100140	8005	15 HOTEL DEL CORO T	0.00	1,700.00
1011	10112757	04/22/16	15819	LANCE, SOLL & LUNGH	100140	8005	15 LOEWS HOTEL TOT	0.00	1,700.00
TOTAL CHECK								0.00	10,200.00
1011	10112758	04/22/16	13577	LEWTON, BRIAN	100145	8320	TIME WARNER REIMBUR	0.00	49.99
1011	10112760	04/22/16	10981	THE LIGHTHOUSE INC.	100312	8250	3-3 BATTRY & CBL TR	0.00	10.69
1011	10112760	04/22/16	10981	THE LIGHTHOUSE INC.	100314	8250	8-1 LIGHT BAR	0.00	1,031.40
TOTAL CHECK								0.00	1,042.09
1011	10112761	04/22/16	14089	LOUNSBERY FERGUSON	100115	8047	ELECTION 2016-MAR 3	0.00	1,440.00
1011	10112763	04/22/16	17179	MAYAN EMBROIDERY	100313	8560	JACKET EMBLEMS	0.00	11.88
1011	10112763	04/22/16	17179	MAYAN EMBROIDERY	100316	8560	JACKET LOGOS	0.00	11.88
TOTAL CHECK								0.00	23.76
1011	10112764	04/22/16	16072	MOHAWK LIFTS	100314	8525	COLLET SET PARTS	0.00	365.39
1011	10112764	04/22/16	16072	MOHAWK LIFTS	100314	9055	NEW TIRE CHG MACHIN	0.00	33,269.00
TOTAL CHECK								0.00	33,634.39

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112765	04/22/16	10712	NAPA AUTO PARTS	100312	8250	3-3 BATTERY CABLES	0.00	14.03
1011	10112766	04/22/16	17031	NOSSAMAN, LLP	100135	8047	RE. COASTAL COMM PE	0.00	1,275.00
1011	10112768	04/22/16	15137	OFFICE DEPOT (ACCT	100142	8560	MAGNIFYING RULER	0.00	10.35
1011	10112768	04/22/16	15137	OFFICE DEPOT (ACCT	100140	8560	ELECTRIC HOLE PUNCH	0.00	377.99
TOTAL CHECK								0.00	388.34
1011	10112769	04/22/16	11161	OFFICE DEPOT (FIRE	100251	8560	HANGING BINDER CRED	0.00	-268.27
1011	10112769	04/22/16	11161	OFFICE DEPOT (FIRE	100251	8560	LETTY STAMP INK PAD	0.00	21.58
1011	10112769	04/22/16	11161	OFFICE DEPOT (FIRE	100251	8560	BLOOD HANG BINDERS	0.00	89.81
1011	10112769	04/22/16	11161	OFFICE DEPOT (FIRE	100251	8560	BLOOD HANG BINDERS	0.00	134.14
1011	10112769	04/22/16	11161	OFFICE DEPOT (FIRE	100251	8560	OFFICE SUPPLIES	0.00	281.91
TOTAL CHECK								0.00	259.17
1011	10112770	04/22/16	11160	OFFICE DEPOT	100211	8561	SCISSORS	0.00	4.90
1011	10112770	04/22/16	11160	OFFICE DEPOT	100211	8561	OFFICE SUPPLIES	0.00	103.01
TOTAL CHECK								0.00	107.91
1011	10112772	04/22/16	15312	PERRY OF NATIONAL C	100314	8250	9-3 KEY SERVICE	0.00	344.76
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	100370	8560	GET WELL CARD-NR	0.00	3.45
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	100370	8560	BATTERIES-MG	0.00	4.86
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	100370	8560	BICYCLE MEETING-NR	0.00	10.00
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	100370	8415	WASHED CITY CAR-SK	0.00	11.00
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	100370	8560	RIDE THE LIGHTS-MV	0.00	11.35
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	100370	8415	CITY ENGR LUNCH-EW	0.00	20.00
TOTAL CHECK								0.00	60.66
1011	10112775	04/22/16	16996	PHOENIX GROUP INFOR	100212	8030	CITE MGMT FEB 2016	0.00	856.95
1011	10112776	04/22/16	15338	POSTAL UNLIMITED	100311	8560	POSTAGE SVC - MAR20	0.00	55.58
1011	10112777	04/22/16	12743	QS WHOLESALE, INC	100255	7160	40 UNIF TRUNKS	0.00	731.31
1011	10112778	04/22/16	16124	RAYNE	100211	8415	PD DRINK WATER APRI	0.00	109.50
1011	10112779	04/22/16	16106	ROMAINE ELECTRIC	100316	8250	14-4- STARTER MOTOR	0.00	409.32
1011	10112780	04/22/16	16697	RUSS BEE REMOVAL	100313	8030	W/O 27029 1311 9TH	0.00	375.00
1011	10112782	04/22/16	13062	SAN DIEGO CITY SCHO	100142	8065	LIVESCAN FEES	0.00	160.00
1011	10112785	04/22/16	11426	SDG&E-(FIRE SRV ACC	100251	8236	CAYS GAS 2016-3	0.00	65.39
1011	10112785	04/22/16	11426	SDG&E-(FIRE SRV ACC	100251	8235	CAYS ELEC 2016-3	0.00	633.66
TOTAL CHECK								0.00	699.05
1011	10112786	04/22/16	11430A	SDG&E (PUBLIC SERVI	100312	8235	LS1B STLTS D	0.00	48.67
1011	10112786	04/22/16	11430A	SDG&E (PUBLIC SERVI	100312	8235	2/29/2016 - 3/31/20	0.00	3,909.35
TOTAL CHECK								0.00	3,958.02

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112788	04/22/16	16211	SECTRAN SECURITY IN	100140	8030	SECUR-1825 STRAND W	0.00	278.00
1011	10112789	04/22/16	17070	SECURITY FIRST	100211	8030	FEB2-19CREDIT CRSSG	0.00	-817.50
1011	10112789	04/22/16	17070	SECURITY FIRST	100211	8030	JAN25-FEB05 CROSSGU	0.00	3,294.00
1011	10112789	04/22/16	17070	SECURITY FIRST	100211	8030	FEB8-FEB19 CROSSGUA	0.00	3,670.50
1011	10112789	04/22/16	17070	SECURITY FIRST	100211	8030	FEB22-MAR4 CROSSGUA	0.00	3,952.50
1011	10112789	04/22/16	17070	SECURITY FIRST	100211	8030	MAR7-MAR18 CROSSGUA	0.00	4,150.50
TOTAL CHECK								0.00	14,250.00
1011	10112793	04/22/16	10316	ST OF CA DEPT OF JU	100142	8065	FINGERPRINT FEES	0.00	980.00
1011	10112794	04/22/16	17119	STAPLES ADVANTAGE (	100251	8560	SELF-ADHESIVE POCKE	0.00	-79.91
1011	10112794	04/22/16	17119	STAPLES ADVANTAGE (	100251	8560	REFRIGERATOR	0.00	248.39
TOTAL CHECK								0.00	168.48
1011	10112795	04/22/16	11583	STAPLES BUSINESS AD	100311	8560	DUSTOFF DUSTER 2PAC	0.00	20.51
1011	10112795	04/22/16	11583	STAPLES BUSINESS AD	100311	8560	FASTENER FOLDERS	0.00	89.63
TOTAL CHECK								0.00	110.14
1011	10112797	04/22/16	11238	SUNGARD PUBLIC SECT	100140	8415	FINANCEPLUS TRAININ	0.00	1,920.00
1011	10112798	04/22/16	11614	SUPERIOR READY MIX	100312	8253	549 F AVE-SIDEWALK	0.00	450.28
1011	10112798	04/22/16	11614	SUPERIOR READY MIX	100312	8253	1111 5TH ST-SIDEWAL	0.00	502.18
TOTAL CHECK								0.00	952.46
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100312	8205	PS JANITORIAL-MAR20	0.00	308.70
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100313	8205	GB RR-MAR2016	0.00	631.60
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100315	8030	SB PORT RR-MAR2016	0.00	760.80
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100313	8205	CAYS PRK RR-MAR2016	0.00	867.20
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100313	8205	SPRKLS PRK RR-MAR20	0.00	979.20
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100316	8205	NB RR-MAR2016	0.00	979.20
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100316	8205	CB RR-MAR2016	0.00	1,145.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100125	8205	JANITORIAL SVC-CH-M	0.00	3,400.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100211	8205	JANI SVC MAR 2016	0.00	4,850.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100315	8205	PS JANITORIAL-MAR20	0.00	117.60
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100311	8205	PS JANITORIAL-MAR20	0.00	132.30
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100316	8205	PS JANITORIAL-MAR20	0.00	147.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100314	8205	PS JANITORIAL-MAR20	0.00	161.70
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	100313	8205	PS JANITORIAL-MAR20	0.00	279.30
TOTAL CHECK								0.00	14,759.60
1011	10112801	04/22/16	15878	TERRA BELLA NURSERY	100313	8535	MULCH	0.00	129.56
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100211	8320	CABLE SVC-3/20-4/19	0.00	-41.82
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100125	8320	CABLE SVC-3/20-4/19	0.00	-27.75
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100550	8320	CABLE SVC-3/20-4/19	0.00	-6.21
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100251	8320	CABLE SVC-3/20-4/19	0.00	-2.07
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100311	8320	CABLE SVC-3/20-4/19	0.00	-2.07
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100251	8320	CABLE SVC-4/20-5/19	0.00	10.89
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100311	8320	CABLE SVC-4/20-5/19	0.00	10.89
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100550	8320	CABLE SVC-4/20-5/19	0.00	32.67
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100125	8320	CABLE SVC-4/20-5/19	0.00	145.94

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112802	04/22/16	11640	TIME WARNER CABLE	100211	8320	CABLE SVC-4/20-5/19	0.00	219.92
TOTAL CHECK								0.00	340.39
1011	10112803	04/22/16	17040	TRANSUNION RISK & A	100211	8320	MARCH 2016	0.00	46.25
1011	10112804	04/22/16	16889	TRUTH WINDOW CLEANI	100312	8030	POWER WASH-3/16	0.00	11,750.00
1011	10112805	04/22/16	13650	UCSD CENTER FOR OCC	100142	8065	DMV EXAM	0.00	91.00
1011	10112806	04/22/16	11673	UNDERGROUND SERVICE	100312	8030	DIG ALERTS	0.00	145.50
1011	10112807	04/22/16	12496	UNION BANK OF CALIF	100140	8030	JAN-MAR 16 MGMT FEE	0.00	875.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8415	TOLL ROAD - THEISEN	0.00	7.48
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100216	8350	SVP BANQUET SUPPLIE	0.00	7.55
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100216	8350	SVP BANQUET SUPPLIE	0.00	16.17
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8565	DEPT. FB PAGE ENGAE	0.00	19.25
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8530	FUEL NARCOTICS BURN	0.00	56.17
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100142	8415	INTERVIEW PANEL LUN	0.00	64.43
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8425	DEPT PHOTO COASTERS	0.00	91.78
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8415	FBINAA MEMBER-OCHOA	0.00	100.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8415	FBINAA MEMBER - SHA	0.00	100.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8560	PHONE MEMORY CARDS	0.00	140.33
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100216	8350	SVP DINNER GIFTS	0.00	191.75
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8241	STAMPS.COM MTHLY SU	0.00	24.99
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8030	RANGE TIME NEW HIRE	0.00	26.43
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8415	BUSINESS LUNCH	0.00	28.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100216	8350	SVP BANQUET SUPPLIE	0.00	31.76
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8415	LUNCH WITH ED ACEVE	0.00	34.32
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100216	8350	SVP DINNER - GIFTS	0.00	2,075.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100142	8415	SNACKS PD INTRVW PN	0.00	1.76
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100142	8415	SNACK HRA/FSA DEBRI	0.00	94.20
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100142	8415	LD MAINT WKR PNL LN	0.00	113.55
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8415	PARKING-FED COURTHO	0.00	14.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	100211	8560	CAR CHARGER - SVP C	0.00	13.20
TOTAL CHECK								0.00	3,252.12
1011	10112811	04/22/16	11765	WESCOMM - WESTERN C	100	4800	LINE SVC CHRGE-FEB	0.00	294.00
1011	10112812	04/22/16	11769	WESTERN HOSE & GASK	100313	8250	MOWER PARTS	0.00	255.39
1011	10112813	04/22/16	17184	WESTERN STATE DESIG	100251	9041	DRYER FOR PPE	0.00	6,277.40
1011	10112815	04/22/16	11789	WILLY'S ELECTRONIC	100314	8250	WRONG AUDIO CABLE	0.00	-3.79
1011	10112815	04/22/16	11789	WILLY'S ELECTRONIC	100314	8250	ELECTRICAL PARTS	0.00	17.75
1011	10112815	04/22/16	11789	WILLY'S ELECTRONIC	100316	8250	14-1 SWITCHES	0.00	27.36
1011	10112815	04/22/16	11789	WILLY'S ELECTRONIC	100312	8250	3-3 BATTERIES	0.00	43.14
1011	10112815	04/22/16	11789	WILLY'S ELECTRONIC	100312	8250	3-3 ELECTRICAL CABL	0.00	257.97
TOTAL CHECK								0.00	342.43
1011	10112816	04/22/16	16287	WURTS CARPET OUTLET	100315	8252	FD36-CARPET	0.00	20,768.70

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112817	04/22/16	16790	ZASUETA CONTRACTING	100315	8252	PALM PARK INSPECTIO	0.00	600.00
TOTAL CASH ACCOUNT								0.00	308,714.94
TOTAL FUND								0.00	308,714.94

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 102 - PAYROLL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1012	10112683	04/22/16	11999	CALPERS LONG-TERM C	102	2027	DED:6650 PERS-LONG	0.00	443.30
1012	10112684	04/22/16	11986	ST OF CA - FRANCHIS	102	2028	DED:1500 WAGE ASSGN	0.00	454.28
1012	10112685	04/22/16	16884	THOMAS H BILLINGSLE	102	2028	DED:1202 WAGE ASSGN	0.00	189.22
TOTAL CASH ACCOUNT								0.00	1,086.80
TOTAL FUND								0.00	1,086.80

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 106 - RECREATION SERVICES

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112596	04/15/16	10068	AGRICULTURAL PEST C	106515	8030	SR CTR PEST CONTROL	0.00	55.00
1011	10112599	04/15/16	16644	ANGELICA GAVALDON	106514	8067	WED PM DRILLS	0.00	48.00
1011	10112599	04/15/16	16644	ANGELICA GAVALDON	106514	8067	CLASSSES	0.00	705.24
TOTAL CHECK								0.00	753.24
1011	10112603	04/15/16	10305	CAL-AM WATER (RECRE	106514	8237	1-30MAR16 COURTS	0.00	62.76
1011	10112603	04/15/16	10305	CAL-AM WATER (RECRE	106514	8237	1-30MAR16 CENTER	0.00	74.90
1011	10112603	04/15/16	10305	CAL-AM WATER (RECRE	106514	8237	25FEB-28MAR16 LIBRA	0.00	337.58
TOTAL CHECK								0.00	475.24
1011	10112612	04/15/16	14523	CORONADO SURFING AC	106512	8067	GROUP & PRIVATE LES	0.00	384.00
1011	10112616	04/15/16	99550000	DANIEL FLORES	106	2050	APP REFUND	0.00	25.00
1011	10112618	04/15/16	12619	DUNN-EDWARDS CORPOR	106514	8565	PICKLEBALL TAPE	0.00	309.10
1011	10112625	04/15/16	16954	GOLDEN PRO TENNIS	106514	8067	ADULT WED PM DRILL	0.00	288.00
1011	10112625	04/15/16	16954	GOLDEN PRO TENNIS	106514	8067	CLASSES	0.00	334.06
TOTAL CHECK								0.00	622.06
1011	10112626	04/15/16	10798	HOME DEPOT CRC-(REC	106512	8254	CAMP CORONADO	0.00	84.18
1011	10112630	04/15/16	99550000	JENNIFER SANCHEZ	106	2050	APP REFUND	0.00	25.00
1011	10112631	04/15/16	16589	JOEL MYERS	106514	8067	CLASSES	0.00	519.65
1011	10112637	04/15/16	16662	NUCO2, LLC	106513	8575	POOL CHEMICALS	0.00	475.71
1011	10112644	04/15/16	16903	PRIORITY NEOPOST	106511	8561	INK CARTRIDGE	0.00	140.64
1011	10112651	04/15/16	11428	SDG&E-(REC ACCT)	106514	8235	28FEB-28MAR16 CAYS	0.00	256.95
1011	10112651	04/15/16	11428	SDG&E-(REC ACCT)	106516	8235	BOATHOUSE ELECTRIC	0.00	559.13
1011	10112651	04/15/16	11428	SDG&E-(REC ACCT)	106515	8236	COMM CTR GAS	0.00	1,041.93
1011	10112651	04/15/16	11428	SDG&E-(REC ACCT)	106515	8235	COMM CTR ELECTRIC	0.00	9,637.59
1011	10112651	04/15/16	11428	SDG&E-(REC ACCT)	106515	8235	COTTAGE & BOAT RAMP	0.00	80.95
TOTAL CHECK								0.00	11,576.55
1011	10112654	04/15/16	16057	SIERRA NATURAL CLEA	106513	8590	IONATOR	0.00	27.00
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	106512	8530	FUEL 3/16	0.00	133.26
1011	10112659	04/15/16	15454	STANLEY ACCESS TECH	106515	8030	LABOR & TRAVEL	0.00	295.75
1011	10112664	04/15/16	99550000	SUSAN HECHT	106	2050	CLASS REFUND 3/29/1	0.00	55.00
1011	10112668	04/15/16	16969	TEKWORKS INC	106515	8030	DOORS NOT LOCKING	0.00	200.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106513	8415	EVENT FEE STUCKI	0.00	21.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106513	8250	MICROWAVE STUCKI	0.00	97.19
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106513	8415	CONFERENCE STUCKI	0.00	507.60
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8415	CONFERENCE VALES	0.00	513.60

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
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FUND - 106 - RECREATION SERVICES

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106513	8565	WATER POLO SUPPLIES	0.00	1,938.83
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8555	KEYS - VALES	0.00	17.32
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106512	8570	EASTER EGGS	0.00	25.26
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8030	SERVICE - VALES	0.00	27.47
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8555	PARTS - VALES	0.00	28.66
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106511	8560	HEADSET BATTERIES	0.00	49.06
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8030	PARTS - VALES	0.00	54.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8415	TRAINING - VALES	0.00	79.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8560	RUBBER LEG TIPS	0.00	118.39
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106512	8415	TRAINING - BERMAN	0.00	122.95
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8030	SERVICE - VALES	0.00	138.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	106515	8560	SCALE - VALES	0.00	193.32
TOTAL CHECK								0.00	3,931.65
1011	10112707	04/22/16	10305	CAL-AM WATER (RECRE	106516	8237	CLUB ROOM/BOATHOUSE	0.00	114.04
1011	10112707	04/22/16	10305	CAL-AM WATER (RECRE	106513	8237	1845 D POOL/IRRIGAT	0.00	145.13
1011	10112707	04/22/16	10305	CAL-AM WATER (RECRE	106515	8237	COTTAGE RESTROOMS	0.00	179.70
1011	10112707	04/22/16	10305	CAL-AM WATER (RECRE	106515	8237	1845 A NORTH SIDE	0.00	307.85
1011	10112707	04/22/16	10305	CAL-AM WATER (RECRE	106515	8237	1845 B SOUTH SIDE	0.00	982.19
1011	10112707	04/22/16	10305	CAL-AM WATER (RECRE	106513	8237	1845 C POOL	0.00	1,606.76
TOTAL CHECK								0.00	3,335.67
1011	10112718	04/22/16	10753	COMPLETE OFFICE (GR	106511	8560	ADMIN SUPPLIES	0.00	30.26
1011	10112718	04/22/16	10753	COMPLETE OFFICE (GR	106511	8561	PAPER & TONER	0.00	139.13
1011	10112718	04/22/16	10753	COMPLETE OFFICE (GR	106513	8565	AQUATICS OFC SUPPLI	0.00	195.37
TOTAL CHECK								0.00	364.76
1011	10112721	04/22/16	10457	CORONADO HARDWARE	106514	8560	MISC SUPPLIES	0.00	86.38
1011	10112722	04/22/16	10463	CORONADO LOCK AND K	106512	8565	CABINET LOCKS	0.00	36.62
1011	10112722	04/22/16	10463	CORONADO LOCK AND K	106512	8254	CABINET LOCKS	0.00	337.60
1011	10112722	04/22/16	10463	CORONADO LOCK AND K	106512	8251	CABINET LOCKS	0.00	600.00
TOTAL CHECK								0.00	974.22
1011	10112733	04/22/16	16722	FUN EXPRESS LLC	106	1421	CAMP CORONADO	0.00	816.13
1011	10112733	04/22/16	16722	FUN EXPRESS LLC	106	1421	CAMP CORONADO	0.00	10.00
1011	10112733	04/22/16	16722	FUN EXPRESS LLC	106	1421	CAMP CORONADO	0.00	746.79
TOTAL CHECK								0.00	1,572.92
1011	10112747	04/22/16	99550000	JOCYLIN HUTALLA	106	2050	RENTAL REF 4/7/16	0.00	200.00
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106513	8251	PRINTER USAGE-SEP 1	0.00	35.45
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106514	8251	PRINTER USAGE-DEC 1	0.00	37.08
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106514	8251	PRINTER USAGE-JAN 1	0.00	38.11
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-APR 1	0.00	38.47
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-NOV 1	0.00	14.71
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-JAN 1	0.00	23.91
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-DEC 1	0.00	27.95
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106514	8251	PRINTER USAGE-APR 1	0.00	29.50
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106513	8251	PRINTER USAGE-NOV 1	0.00	11.85
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106513	8251	PRINTER USAGE-JAN 1	0.00	2.88
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106513	8251	PRINTER USAGE-DEC 1	0.00	1.70

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 106 - RECREATION SERVICES

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106513	8251	PRINTER USAGE-OCT 1	0.00	1.19
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	COPIER USAGE-APR 16	0.00	0.01
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-OCT 1	0.00	695.70
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-SEP 1	0.00	415.64
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106511	8251	PRINTER USAGE-AUG 1	0.00	95.90
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106514	8251	PRINTER USAGE-SEP 1	0.00	57.63
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106514	8251	PRINTER USAGE-OCT 1	0.00	58.48
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	106514	8251	PRINTER USAGE-NOV 1	0.00	52.10
TOTAL CHECK								0.00	1,638.26
1011	10112759	04/22/16	10979	LIFE ASSIST, INC.	106516	8595	AQUATICS 1ST AID SU	0.00	167.38
1011	10112762	04/22/16	16827	MASTER SPORTS	106512	8067	DODGEBALL MINI CAMP	0.00	2,560.00
1011	10112767	04/22/16	16662	NUCO2, LLC	106513	8575	POOL CHEMICALS	0.00	649.02
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	8565	SUPPLIES DEL CAMPO	0.00	7.38
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS ABRANTES	0.00	8.64
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS CHALITA	0.00	16.10
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	8565	SUPPLIES ARLES	0.00	30.21
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	8565	SUPPLIES KLOSINSKI	0.00	33.39
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	8320	COMMUNICATIONS DOWN	0.00	47.04
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	7160	UNIFORMS BENZEL	0.00	47.88
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	8565	SUPPLIES KLOSINSKI	0.00	53.70
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS HEMP	0.00	60.00
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS BLOUNT	0.00	60.00
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS HOLIAN	0.00	60.00
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS GORHAM	0.00	60.00
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106511	7160	UNIFORMS MCGLAUGHLI	0.00	72.34
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	8565	SUPPLIES BERMAN	0.00	88.96
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	7160	UNIFORMS MCMAHON	0.00	91.38
1011	10112774	04/22/16	10008	PETTY CASH - RECREA	106512	8565	SUPPLIES CABRERA	0.00	99.39
TOTAL CHECK								0.00	836.41
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	TEEN PROGRAMS	0.00	4.31
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	HOLIDAY CAMP	0.00	10.47
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	PRESCHOOL CLASSES	0.00	16.21
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	PRESCHOOL CLASSES	0.00	25.98
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	ADULT COOKING	0.00	32.52
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	A-TEAM	0.00	55.63
1011	10112781	04/22/16	11379	SAFEWAY, INC.	106512	8565	ADULT COOKING	0.00	72.43
TOTAL CHECK								0.00	217.55
1011	10112787	04/22/16	11428	SDG&E-(REC ACCT)	106513	8236	POOL METER GAS	0.00	7,682.42
1011	10112787	04/22/16	11428	SDG&E-(REC ACCT)	106513	8235	POOL METER ELECTRIC	0.00	8,586.94
TOTAL CHECK								0.00	16,269.36
1011	10112788	04/22/16	16211	SECTRAN SECURITY IN	106511	8030	SECUR-1840 STRAND W	0.00	278.00
1011	10112790	04/22/16	11897	SMART AND FINAL	106515	8501	OPERATIONS SUPPLIES	0.00	15.52
1011	10112790	04/22/16	11897	SMART AND FINAL	106515	8501	OPERATIONS SUPPLIES	0.00	51.93
1011	10112790	04/22/16	11897	SMART AND FINAL	106515	8501	OPERATIONS SUPPLIES	0.00	55.52

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 106 - RECREATION SERVICES

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112790	04/22/16	11897	SMART AND FINAL	106515	8501	OPERATIONS SUPPLIES	0.00	159.63
TOTAL CHECK								0.00	282.60
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	PRE CLASSES	0.00	11.27
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	PRE CLASSES	0.00	19.66
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	PRE CLASSES	0.00	32.61
1011	10112791	04/22/16	16101	SMART N FINAL	106513	8570	AQUATICS EVENT	0.00	33.66
1011	10112791	04/22/16	16101	SMART N FINAL	106515	8501	OPERATIONS SUPPLIES	0.00	35.24
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	KINDER EXPLORERS	0.00	45.09
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	PRE CLASSES	0.00	60.97
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8570	BDAY PARTIES	0.00	62.35
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	SKATEPARK	0.00	66.05
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	ADULT COOKING	0.00	70.55
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	CLUB ROOM CAMPOUT	0.00	91.01
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	KIDS IN THE KITCHEN	0.00	129.97
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	HOLIDAY CAMP	0.00	130.27
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	FRI NIGHT ON STRAND	0.00	171.84
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8570	COOKING & EASTER	0.00	220.56
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	COOKING & EASTER	0.00	247.98
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8565	HOLIDAY CAMP	0.00	360.95
1011	10112791	04/22/16	16101	SMART N FINAL	106512	8570	EASTER EVENT	0.00	554.22
TOTAL CHECK								0.00	2,344.25
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	106514	8205	TENNIS CTR JANITORI	0.00	766.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	106512	8205	CUST SVC BOATHOUSE	0.00	405.40
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	106515	8205	CUST SVC CLUBROOM	0.00	405.40
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	106512	8205	CUST SVC COTTAGE	0.00	538.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	106515	8205	CUST SVC COMM CTR	0.00	6,940.00
TOTAL CHECK								0.00	9,054.80
1011	10112802	04/22/16	11640	TIME WARNER CABLE	106515	8320	CABLE SVC-4/20-5/19	0.00	111.40
1011	10112802	04/22/16	11640	TIME WARNER CABLE	106514	8320	CABLE SVC-4/20-5/19	0.00	143.32
1011	10112802	04/22/16	11640	TIME WARNER CABLE	106514	8320	CABLE SVC-3/20-4/19	0.00	-27.25
1011	10112802	04/22/16	11640	TIME WARNER CABLE	106515	8320	CABLE SVC-3/20-4/19	0.00	-21.18
TOTAL CHECK								0.00	206.29
1011	10112809	04/22/16	99550000	VICKI VEREEN	106	2050	RENTAL REF 4/7/16	0.00	100.00
1011	10112814	04/22/16	16817	WESTWOOD SPORTS	106514	8565	TENNIS BALLS	0.00	350.00
TOTAL CASH ACCOUNT								0.00	61,575.90
TOTAL FUND								0.00	61,575.90

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 108 - COMMUNITY DEVELOPMENT

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	108411	8530	FUEL 3/16	0.00	29.28
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	108412	8530	FUEL 3/16	0.00	117.12
TOTAL CHECK								0.00	146.40
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	108411	8415	ACEC BOOKS HURST	0.00	288.26
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	108411	8415	CCAC ANNUAL CONF RA	0.00	590.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	108411	8415	NNA NOTARY RAMOS	0.00	642.74
TOTAL CHECK								0.00	1,521.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	108411	8560	LEGAL ADS 3234 3238	0.00	135.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	108411	8560	LEGAL ADS 391 398	0.00	100.00
1011	10112726	04/22/16	10598	EAGLE NEWSPAPER LLC	108411	8560	LEGAL ADS 325 327	0.00	125.00
TOTAL CHECK								0.00	360.00
1011	10112740	04/22/16	EE REIMB	HURST, RACHEL	108411	8415	TRAVEL REIMB HURST	0.00	985.63
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-JAN 1	0.00	44.08
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-DEC 1	0.00	41.59
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-JAN 1	0.00	46.94
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-APR 1	0.00	70.26
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-NOV 1	0.00	89.80
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-OCT 1	0.00	74.57
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-SEP 1	0.00	81.78
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-SEP 1	0.00	147.09
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-OCT 1	0.00	169.20
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-NOV 1	0.00	139.08
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-APR 1	0.00	205.13
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-AUG 1	0.00	4.40
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108412	8251	PRINTER USAGE-DEC 1	0.00	31.03
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	108411	8251	PRINTER USAGE-AUG 1	0.00	13.85
TOTAL CHECK								0.00	1,158.80
TOTAL CASH ACCOUNT								0.00	4,171.83
TOTAL FUND								0.00	4,171.83

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 110 - INSURANCE FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112744	04/22/16	13932	ISO SERVICES, INC.	110150	8310	MONTHLY MAINT FEE	0.00	25.00
1011	10112796	04/22/16	99830000	STATE FARM INSURANC	110150	8310	CLM#15-35 (STATE FR	0.00	4,881.63
TOTAL CASH ACCOUNT								0.00	4,906.63
TOTAL FUND								0.00	4,906.63

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 130 - SOLID WASTE AND RECYCLING

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112614	04/15/16	11402	COUNTY OF SAN DIEGO	130320	8030	HUPFP2199/803 DLQ F	0.00	100.00
1011	10112621	04/15/16	17073	FIRST CALL	130320	8250	16-3R MISC SUPPLIES	0.00	22.91
1011	10112621	04/15/16	17073	FIRST CALL	130320	8250	HEAD LAMPS	0.00	16.19
TOTAL CHECK								0.00	39.10
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	130320	8530	FUEL 3/16	0.00	112.51
TOTAL CASH ACCOUNT								0.00	251.61
TOTAL FUND								0.00	251.61

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 135 - VEHICLE AND EQUIP REPLACE

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112687	04/22/16	14741	4 WHEEL PARTS PERFO	135330	9080	4-1 TIRES & WHEELS	0.00	2,364.68
TOTAL CASH ACCOUNT								0.00	2,364.68
TOTAL FUND								0.00	2,364.68

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 150 - CITIZENS DONATIONS

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	150555	8941	BRNZ BELL W/FIRE LO	0.00	1,210.00
1011	10112810	04/22/16	16521	VILLAGE NURSERIES,	150555	8945	ARBOR DAY TREES	0.00	1,607.27
1011	10112810	04/22/16	16521	VILLAGE NURSERIES,	150555	8945	RTN ARBOR DAY TREES	0.00	-213.62
TOTAL CHECK								0.00	1,393.65
TOTAL CASH ACCOUNT								0.00	2,603.65
TOTAL FUND								0.00	2,603.65

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 151 - CULTURAL ARTS COMMISSION

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112694	04/22/16	17228	BARBRA DRIZIN	151551	8390	SOCIAL MEDIA CONTRA	0.00	691.00
1011	10112698	04/22/16	99120000	BRENDA JO ROBYN	151551	8570	EXHIBIT RACKS	0.00	208.86
1011	10112721	04/22/16	10457	CORONADO HARDWARE	151551	8570	BUILDERS SPEC-ART G	0.00	113.15
1011	10112732	04/22/16	99120000	FRANCES HOWDYSHELL	151551	8570	EXHIBIT FLOWERS	0.00	32.37
1011	10112745	04/22/16	17169	J.E.S. ENGRAVING CO	151551	8570	C3 EXHIBIT SIGNS	0.00	55.08
1011	10112745	04/22/16	17169	J.E.S. ENGRAVING CO	151551	8390	NAME PLATES	0.00	60.48
1011	10112745	04/22/16	17169	J.E.S. ENGRAVING CO	151551	8570	2016 VOLUNTEER PINS	0.00	932.60
TOTAL CHECK								0.00	1,048.16
1011	10112783	04/22/16	16893	SAN DIEGO REALTY AD	151551	8570	EVENT REIMBURSEMENT	0.00	813.82
TOTAL CASH ACCOUNT								0.00	2,907.36
TOTAL FUND								0.00	2,907.36

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 206 - HWY USERS (GAS) TAX II

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112633	04/15/16	10920	KLEINFELDER, INC	206376	9760	BULBOUTS @ 2ND FEB	0.00	2,957.50
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	206376	9827	SLURRY COUNTY XMPT-	0.00	50.00
TOTAL CASH ACCOUNT								0.00	3,007.50
TOTAL FUND								0.00	3,007.50

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 216 - TRANSPORTATION DEV ACT

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112622	04/15/16	11434	FLAGSHIP CRUISES EV	216640	8030	FERRY MARCH SVS	0.00	13,517.00
TOTAL CASH ACCOUNT								0.00	13,517.00
TOTAL FUND								0.00	13,517.00

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 220 - CORONADO TIDELANDS

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112598	04/15/16	13848	ANCHOR QEA, LLC	220591	9830	BEACH/LFD/STORM DEC	0.00	2,080.00
1011	10112598	04/15/16	13848	ANCHOR QEA, LLC	220591	9830	BOAT LAUNCH RAMP DE	0.00	6,177.20
1011	10112598	04/15/16	13848	ANCHOR QEA, LLC	220591	9830	BEACH/LFD/STORM JAN	0.00	6,240.00
1011	10112598	04/15/16	13848	ANCHOR QEA, LLC	220591	9830	BOAT LAUNCH RAMP JA	0.00	10,810.10
1011	10112598	04/15/16	13848	ANCHOR QEA, LLC	220591	9830	DOCK C DEC SVCS	0.00	16,008.40
1011	10112598	04/15/16	13848	ANCHOR QEA, LLC	220591	9830	DOCK C JAN SVCS	0.00	48,025.20
TOTAL CHECK								0.00	89,340.90
1011	10112634	04/15/16	16414	LAROC ENVIRONMENTAL	220591	9830	DOCK C PROG	0.00	744.56
1011	10112709	04/22/16	13175	CALIFORNIA YACHT MA	220591	8030	MGT FEE - MAR '16	0.00	2,350.00
1011	10112730	04/22/16	10645	FEDEX	220591	8390	SHIPMENT - MORA	0.00	42.52
1011	10112730	04/22/16	10645	FEDEX	220591	8390	SHIPMENT - HAMMEL	0.00	25.77
TOTAL CHECK								0.00	68.29
TOTAL CASH ACCOUNT								0.00	92,503.75
TOTAL FUND								0.00	92,503.75

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 230 - EQUITABLE SHARING-DEA

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112682	04/20/16	PER DIEM	MITCHELL, MATT	230221	8415	TASER MASTER	0.00	319.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	CRAIG-POST SLI HOTE	0.00	333.48
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	CRAIG-POST SLI HOTE	0.00	416.49
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	CRAIG-BCKGRD HOTEL	0.00	538.20
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	CPCA CONF. HOTEL	0.00	647.84
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	CAL CHIEF CONF-HOTE	0.00	702.08
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	MAC - CAPE - HOTEL	0.00	737.12
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	SM - CAPE - HOTEL	0.00	737.12
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	TRAINING - PARKING	0.00	20.00
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	LUNCH CPCA CONFEREN	0.00	10.18
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	LUNCH CPCA CONFEREN	0.00	15.50
1011	10112808	04/22/16	14225	US BANK (IMPAC GOV	230221	8415	SM - CAPE-HOTEL	0.00	40.00
TOTAL CHECK								0.00	4,198.01
TOTAL CASH ACCOUNT								0.00	4,517.01
TOTAL FUND								0.00	4,517.01

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 245 - STATE GRANTS

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	245234	8030	SR2S WORKSHOP-JN	0.00	57.21
TOTAL CASH ACCOUNT								0.00	57.21
TOTAL FUND								0.00	57.21

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 260 - COMM DEV BLOCK GRANT

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	260420	9877	CAYS FIRE STATION-D	0.00	32.40
TOTAL CASH ACCOUNT								0.00	32.40
TOTAL FUND								0.00	32.40

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 400 - GENERAL CAPITAL PROJECTS

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112773	04/22/16	10002	PETTY CASH - ENGINE	400710	9821	SR CTR MAILBOX-BC	0.00	55.17
TOTAL CASH ACCOUNT								0.00	55.17
TOTAL FUND								0.00	55.17

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 510 - WASTEWATER UTILITY

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	510010	8250	CAR WASH SOAP	0.00	42.11
1011	10112605	04/15/16	10383	CHEMSEARCH FE DIVIS	510010	8030	ECOFLOW BIO-AMP PRO	0.00	2,289.15
1011	10112608	04/15/16	15321	COMMERCIAL FLEET SE	510010	8250	6-2 WHEEL BALANCE	0.00	94.00
1011	10112610	04/15/16	16898	COPPER MOUNTAIN LAN	510010	8030	MANIFEST 1231074	0.00	151.63
1011	10112643	04/15/16	11272	POWERSTRIDE BATTERY	510010	8250	6-11 BATTERIES	0.00	638.52
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	299 1ST ST	0.00	9.06
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	1128 G AVE	0.00	7.56
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	1800 AVENIDA	0.00	7.56
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	100 CORONADO	0.00	674.19
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	307 OCEAN	0.00	43.51
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	50 AVENIDA	0.00	58.68
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	1275 1ST ST	0.00	3,959.02
1011	10112650	04/15/16	11430A	SDG&E (PUBLIC SERVI	510010	8235	1141 F AVE	0.00	7.05
TOTAL CHECK								0.00	4,766.63
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	510010	8530	FUEL 3/16	0.00	1,384.56
1011	10112657	04/15/16	13728	SOUTHWESTERN COLLEG	510010	8415	CPR CARDS	0.00	171.00
1011	10112658	04/15/16	15496	SSD SYSTEMS	510010	8320	1000 ALAMEDA PUMP	0.00	88.20
1011	10112666	04/15/16	17218	T4 SPATIAL, LLC	510010	9040	SEWER & SD INFO SYS	0.00	9,000.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8030	WWO FILE SHARING SF	0.00	138.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8030	WWO FILE SHARING SF	0.00	138.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8560	PUBLIC EDUC MATRL	0.00	139.65
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8560	UNIFORM SHORTS	0.00	164.16
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8415	CWEA TEST FEES/RNWL	0.00	1,670.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8415	TRAFFIC CTRL CLASS	0.00	180.00
1011	10112674	04/15/16	14225	US BANK (IMPAC GOV	510010	8560	UNIFORMS	0.00	594.16
TOTAL CHECK								0.00	3,023.97
1011	10112676	04/15/16	17183	VAUGHAN'S INDUSTRIA	510010	8030	TRANSBY-PUMP4 REPAI	0.00	12,289.80
1011	10112680	04/15/16	14966	WINZER CORPORATION	510010	8560	FIRST AID KITS	0.00	789.60
1011	10112680	04/15/16	14966	WINZER CORPORATION	510010	9045	CONSTRUCTION HARNES	0.00	827.92
TOTAL CHECK								0.00	1,617.52
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	510010	8237	101 B AVE #44 SEWER	0.00	170.35
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	510010	8237	1201 1/2 FIRST ST	0.00	552.34
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	510010	8237	780 CORONADO AVE	0.00	36.43
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	510010	8237	100 CORO CAYS	0.00	8.79
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	510010	8237	299 FIRST	0.00	19.16
1011	10112706	04/22/16	10306	CAL-AM WATER (PUBLI	510010	8237	1038 PINE STREET	0.00	8.79
TOTAL CHECK								0.00	795.86
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	510010	8530	INVENTORY-ENG OIL	0.00	25.17

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 510 - WASTEWATER UTILITY

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112721	04/22/16	10457	CORONADO HARDWARE	510010	8252	BAHAMA-TRINIDAD PAI	0.00	54.77
1011	10112721	04/22/16	10457	CORONADO HARDWARE	510010	8252	BAHAMA-TRINIDAD PAI	0.00	28.04
TOTAL CHECK								0.00	82.81
1011	10112731	04/22/16	17073	FIRST CALL	510010	8250	6-17 AIR FILTER	0.00	79.75
1011	10112731	04/22/16	17073	FIRST CALL	510010	8250	6-1 AIR FILTER	0.00	157.32
TOTAL CHECK								0.00	237.07
1011	10112736	04/22/16	12857	HARRINGTON INDUSTRI	510010	8255	14TEE PUMP1 - VALVE	0.00	1,482.11
1011	10112748	04/22/16	12322	KEARNY PEARSON FORD	510010	8250	6-17 ALTERNATOR	0.00	283.17
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	COPIER USAGE-APR 16	0.00	36.17
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-JAN 1	0.00	22.51
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-OCT 1	0.00	5.00
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-SEP 1	0.00	6.37
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-AUG 1	0.00	0.45
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-APR 1	0.00	78.71
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-DEC 1	0.00	72.22
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	510010	8251	PRINTER USAGE-NOV 1	0.00	67.48
TOTAL CHECK								0.00	288.91
1011	10112784	04/22/16	15817	SCAP - SOUTHERN CAL	510010	8415	RNWL 2016-2017	0.00	538.00
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	510010	8205	PS JANITORIAL-MAR20	0.00	279.30
1011	10112812	04/22/16	11769	WESTERN HOSE & GASK	510010	8255	PARKER STN-PMP1 GSK	0.00	283.73
TOTAL CASH ACCOUNT								0.00	39,853.22
TOTAL FUND								0.00	39,853.22

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 520 - GOLF COURSE

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112600	04/15/16	15348	BUSINESS MUSIC & CO	520020	8030	APR MUSIC	0.00	65.00
1011	10112613	04/15/16	11397	COUNTY OF SAN DIEGO	520020	8395	2016-2017 FEES AIR	0.00	263.00
1011	10112627	04/15/16	10805	HOSEPOWER	520020	8525	EQPMT PRTS	0.00	80.83
1011	10112628	04/15/16	10872	J & S POWER CLEANIN	520020	8030	PRKG LOT SWP	0.00	210.00
1011	10112629	04/15/16	10877	JACOBSEN WEST - DIV	520020	8525	EQPMT PRTS	0.00	-405.25
1011	10112629	04/15/16	10877	JACOBSEN WEST - DIV	520020	8525	EQMT PRTS	0.00	535.18
TOTAL CHECK								0.00	129.93
1011	10112636	04/15/16	10712	NAPA AUTO PARTS	520020	8530	LUBRICANT	0.00	142.30
1011	10112661	04/15/16	10597	STOTZ EQUIPMENT	520020	8525	EQPMT PRTS	0.00	431.34
1011	10112675	04/15/16	16565	US RELAY	520020	8030	MARCH WEBCAM	0.00	144.00
1011	10112679	04/15/16	11782	WILBUR-ELLIS CO.	520020	8535	PESTICIDES	0.00	758.16
1011	10112693	04/22/16	16621	AT&T U-VERSE	520020	8320	1-31JAN16 UVERSE	0.00	89.00
1011	10112693	04/22/16	16621	AT&T U-VERSE	520020	8320	1-31MAR16 UVERSE	0.00	89.00
TOTAL CHECK								0.00	178.00
1011	10112696	04/22/16	14252	BEE BEST BEE REMOVA	520020	8065	BEE REMOVAL	0.00	299.00
1011	10112713	04/22/16	15305	CINTAS CORPORATION	520020	8385	TOWEL SVC	0.00	50.59
1011	10112713	04/22/16	15305	CINTAS CORPORATION	520020	7161	UNIFORM SVC	0.00	134.41
TOTAL CHECK								0.00	185.00
1011	10112771	04/22/16	16850	P W GILLIBRAND CO.,	520020	8550	SAND	0.00	2,179.09
1011	10112771	04/22/16	16850	P W GILLIBRAND CO.,	520020	8550	SAND	0.00	4,252.95
TOTAL CHECK								0.00	6,432.04
1011	10112792	04/22/16	11539	THE SOCO GROUP, INC	520020	8530	FUEL	0.00	342.39
1011	10112800	04/22/16	11626	TARGET SPECIALTY PR	520020	8535	PESTICIDES	0.00	510.62
TOTAL CASH ACCOUNT								0.00	10,171.61
TOTAL FUND								0.00	10,171.61

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 530 - STORM DRAINAGE

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112597	04/15/16	16605	AIS SPECIALTY PRODU	530030	8250	CAR WASH SOAP	0.00	42.11
1011	10112610	04/15/16	16898	COPPER MOUNTAIN LAN	530030	8030	MANIFEST 1231074	0.00	151.62
1011	10112634	04/15/16	16414	LAROC ENVIRONMENTAL	530	2079	HOTEL DEL SWQMP	0.00	160.60
1011	10112634	04/15/16	16414	LAROC ENVIRONMENTAL	530031	8030	SAN DIEGO BAY WATER	0.00	1,542.34
1011	10112634	04/15/16	16414	LAROC ENVIRONMENTAL	530031	8030	SWIMMABLE WATERS AN	0.00	3,224.34
TOTAL CHECK								0.00	4,927.28
1011	10112655	04/15/16	11539	THE SOCO GROUP, INC	530030	8530	FUEL 3/16	0.00	19.33
1011	10112666	04/15/16	17218	T4 SPATIAL, LLC	530031	9040	SEWER & SD INFO SYS	0.00	9,000.00
1011	10112715	04/22/16	16972	COASTAL DISTRIBUTIN	530030	8530	INVENTORY-ENG OIL	0.00	25.17
1011	10112721	04/22/16	10457	CORONADO HARDWARE	530030	8255	PARKER STN- SUPPLIE	0.00	14.21
1011	10112721	04/22/16	10457	CORONADO HARDWARE	530030	8255	PARKER STN- LEVELIN	0.00	12.09
TOTAL CHECK								0.00	26.30
1011	10112724	04/22/16	10551	DIAMOND ENVIRONMENT	530030	8030	PARKER STN	0.00	92.73
1011	10112756	04/22/16	16733	KYOCERA DOCUMENT SO	530030	8251	COPIER USAGE-APR 16	0.00	5.71
1011	10112799	04/22/16	17205	T & T JANITORIAL, I	530030	8205	PS JANITORIAL-MAR20	0.00	44.10
TOTAL CASH ACCOUNT								0.00	14,334.35
TOTAL FUND								0.00	14,334.35

SELECTION CRITERIA: transact.check_no between '10112595' and '10112817'
ACCOUNTING PERIOD: 10/16

FUND - 724 - REYNOLDS ENDOWMENT

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	10112617	04/15/16	10528	DATEL SYSTEMS INC	724563	9040	COMPUTER SUPPLIES	0.00	30.24
1011	10112617	04/15/16	10528	DATEL SYSTEMS INC	724563	9040	COMPUTER SOFTWARE	0.00	1,663.00
1011	10112617	04/15/16	10528	DATEL SYSTEMS INC	724563	9040	CHILD/TEEN COMPUTER	0.00	7,264.32
TOTAL CHECK								0.00	8,957.56
TOTAL CASH ACCOUNT								0.00	8,957.56
TOTAL FUND								0.00	8,957.56
TOTAL REPORT								0.00	575,590.18

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008155	04/15/16	16690	DEREK KELLY	100	2098	D KELLY INCOME WTHL	0.00	-1,632.43
1011	V4008155	04/15/16	16690	DEREK KELLY	100	2098	D KELLY INCOME WTHL	0.00	-389.00
TOTAL CHECK								0.00	-2,021.43
1011	V4008156	04/15/16	10569	DIXIELINE LUMBER CO	100315	8252	WOOD-FAC SHOP	0.00	272.30
1011	V4008162	04/15/16	11835	MIRACLE RECREATION	100315	8252	GB-TYPHOON SLIDE	0.00	5,214.00
1011	V4008165	04/15/16	11217	PADRE JANITORIAL SU	100315	8252	TP DISPNSRS & LOCKS	0.00	1,125.39
1011	V4008168	04/15/16	11714	VALLEY INDUSTRIAL S	100315	8252	SKATE PRK-DRNKG FTN	0.00	71.23
1011	V4008169	04/15/16	13641	WESTAIR GASES & EQU	100314	8530	CYLINDER RENTAL	0.00	137.39
1011	V4008180	04/22/16	10231	BRADFIELD, ALLISON	100115	8030	CC MTG MINS 4/5/16	0.00	250.00
1011	V4008181	04/22/16	14354	COFFEE AMBASSADOR,	100311	8560	COFFEE SVC 3/31/16	0.00	417.90
1011	V4008181	04/22/16	14354	COFFEE AMBASSADOR,	100125	8560	CHILLER RENT-APR-JU	0.00	81.00
1011	V4008181	04/22/16	14354	COFFEE AMBASSADOR,	100211	8030	MAY2016 RENTAL	0.00	54.00
1011	V4008181	04/22/16	14354	COFFEE AMBASSADOR,	100211	8030	COFFEE SRVC.	0.00	506.69
TOTAL CHECK								0.00	1,059.59
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100314	8250	800 MHZ MAINT-APR 1	0.00	55.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100315	8250	800 MHZ MAINT-APR 1	0.00	55.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100316	8250	800 MHZ MAINT-APR 1	0.00	55.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100311	8250	800 MHZ MAINT-APR 1	0.00	55.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100313	8250	800 MHZ MAINT-APR 1	0.00	110.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100312	8250	800 MHZ MAINT-APR 1	0.00	165.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100255	8250	800 MHZ MAINT-APR 1	0.00	220.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100251	8250	800 MHZ MAINT-APR 1	0.00	1,155.00
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	100211	8250	800 MHZ MAINT-APR 1	0.00	2,695.00
TOTAL CHECK								0.00	4,565.00
1011	V4008183	04/22/16	12894	DAY WIRELESS SYSTEM	100255	8250	RADIO CHARGER REPAI	0.00	250.00
1011	V4008184	04/22/16	10558	DION INTERNATIONAL	100211	8030	APRIL 2016	0.00	657.97
1011	V4008185	04/22/16	10776	HAWTHORNE MACHINERY	100316	8241	LDR LSE 3/26-4/25/1	0.00	3,240.00
1011	V4008187	04/22/16	16785	KANE, BALLMER & BER	100135	8047	SUCCESSOR AGNCY OPE	0.00	855.00
1011	V4008187	04/22/16	16785	KANE, BALLMER & BER	100135	8047	LGL - LTGTN FINANCE	0.00	1,289.70
TOTAL CHECK								0.00	2,144.70
1011	V4008188	04/22/16	13752	PARTNERSHIPS WITH I	100313	8030	NEW AM GROUP	0.00	683.94
1011	V4008188	04/22/16	13752	PARTNERSHIPS WITH I	100313	8030	GRP3-AM SHIFT	0.00	1,363.79
1011	V4008188	04/22/16	13752	PARTNERSHIPS WITH I	100313	8030	GRP4-PM SHIFT	0.00	1,558.80
TOTAL CHECK								0.00	3,606.53
1011	V4008189	04/22/16	17010	PACIFIC ANIMAL WELF	100213	8030	MNTHLY PAYMENT-MAY	0.00	23,500.00
1011	V4008190	04/22/16	11962	RDO EQUIPMENT CO, I	100313	8250	NUTS & BOLTS	0.00	8.42
1011	V4008190	04/22/16	11962	RDO EQUIPMENT CO, I	100313	8250	5-12 OIL FILTERS	0.00	96.23

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 100 - GENERAL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
TOTAL CHECK								0.00	104.65
1011	V4008191	04/22/16	10748	SIMPLEX GRINNELL	100315	8030	TC-ALARM MONITORING	0.00	113.19
1011	V4008191	04/22/16	10748	SIMPLEX GRINNELL	100315	8030	BH-ALARM MONITORING	0.00	113.19
1011	V4008191	04/22/16	10748	SIMPLEX GRINNELL	100315	8030	PS-SPRNKLR TST&INSP	0.00	419.98
TOTAL CHECK								0.00	646.36
1011	V4008193	04/22/16	11451	UNITED ROTARY BRUSH	100312	8250	SWEEPER PARTS	0.00	116.49
1011	V4008193	04/22/16	11451	UNITED ROTARY BRUSH	100312	8250	SWEEPER PARTS	0.00	626.58
TOTAL CHECK								0.00	743.07
TOTAL CASH ACCOUNT								0.00	45,566.75
TOTAL FUND								0.00	45,566.75

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 102 - PAYROLL FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1012	V4008170	04/22/16	11992	AFSCME LOCAL 127	102	2028	DED:5100 AFSCME	0.00	968.73
1012	V4008171	04/22/16	11991	CORONADO FIREFIGHTE	102	2028	DED:5250 CFA	0.00	1,422.00
1012	V4008172	04/22/16	11988	CORONADO POLICE OFF	102	2028	DED:5300 CPOA	0.00	3,246.04
1012	V4008173	04/22/16	12000	EMPLOYEE SUNSHINE F	102	2028	DED:6700 SUNSHINE	0.00	143.00
1012	V4008174	04/22/16	16182	HALL, CARRIE	102	2028	DED:1302 WAGE ASSGN	0.00	331.00
1012	V4008175	04/22/16	11989	ICMA-RC : #300831-4	102	2028	DED:5505 457-ROTH	0.00	281.32
1012	V4008175	04/22/16	11989	ICMA-RC : #300831-4	102	2028	DED:5504 IRA-ROTH	0.00	300.00
1012	V4008175	04/22/16	11989	ICMA-RC : #300831-4	102	2028	DED:5501 457-PRETAX	0.00	1,945.43
1012	V4008175	04/22/16	11989	ICMA-RC : #300831-4	102	2028	DED:5503 457-ROTH	0.00	3,002.68
1012	V4008175	04/22/16	11989	ICMA-RC : #300831-4	102	2028	DED:5500 457-PRETAX	0.00	27,102.41
TOTAL CHECK								0.00	32,631.84
1012	V4008176	04/22/16	16882	ICMA-RC : RHS #8034	102	2028	DED:2852 RET HEALTH	0.00	255.86
1012	V4008176	04/22/16	16882	ICMA-RC : RHS #8034	102	2028	DED:2853 RET HEALTH	0.00	974.40
TOTAL CHECK								0.00	1,230.26
1012	V4008177	04/22/16	16305	LISA RENE PRICE	102	2028	DED:1303 WAGE ASSGN	0.00	1,061.53
1012	V4008178	04/22/16	11702	UNITED WAY OF SAN D	102	2028	DED:6900 UNITED WAY	0.00	222.00
TOTAL CASH ACCOUNT								0.00	41,256.40
TOTAL FUND								0.00	41,256.40

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 106 - RECREATION SERVICES

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008151	04/15/16	10042	ABCANA INDUSTRIES,	106513	8575	POOL CHEMICALS	0.00	220.20
1011	V4008151	04/15/16	10042	ABCANA INDUSTRIES,	106513	8575	POOL CHEMICALS	0.00	661.71
TOTAL CHECK								0.00	881.91
1011	V4008153	04/15/16	16738	BRYAN CONWAY	106514	8067	CLASSES	0.00	890.84
1011	V4008153	04/15/16	16738	BRYAN CONWAY	106514	8067	AM DRILL	0.00	368.00
TOTAL CHECK								0.00	1,258.84
1011	V4008154	04/15/16	14354	COFFEE AMBASSADOR,	106515	8030	SMARTER FILTER	0.00	254.88
1011	V4008155	04/15/16	16690	DEREK KELLY	106514	8067	CLASSES	0.00	1,707.43
1011	V4008155	04/15/16	16690	DEREK KELLY	106514	8067	AM DRILL	0.00	464.00
TOTAL CHECK								0.00	2,171.43
1011	V4008157	04/15/16	10804	HOPKINS, PHILIP DAV	106514	8067	CLASSES	0.00	519.65
1011	V4008157	04/15/16	10804	HOPKINS, PHILIP DAV	106514	8067	AM DRILL	0.00	624.00
TOTAL CHECK								0.00	1,143.65
1011	V4008159	04/15/16	16623	LAILA ABDALA SAAD	106514	8067	CLASSES	0.00	853.72
1011	V4008160	04/15/16	16548	MARIO DILONARDO	106514	8067	CLASSES	0.00	853.72
1011	V4008161	04/15/16	15260	MATCH POINT TENNIS	106514	8030	CONTRACT SV	0.00	1,070.00
1011	V4008161	04/15/16	15260	MATCH POINT TENNIS	106514	8030	MARCH SVC	0.00	3,764.50
TOTAL CHECK								0.00	4,834.50
1011	V4008163	04/15/16	16590	NARELLE PETTEE	106514	8067	CLASSES	0.00	779.48
1011	V4008167	04/15/16	16723	STAND UP FITNESS LL	106516	8067	SPRING BREAK SUP CA	0.00	176.00
1011	V4008167	04/15/16	16723	STAND UP FITNESS LL	106516	8067	SPRING SUP CAMP	0.00	264.00
1011	V4008167	04/15/16	16723	STAND UP FITNESS LL	106516	8067	SPRING SUP CAMP	0.00	560.00
TOTAL CHECK								0.00	1,000.00
1011	V4008179	04/22/16	10042	ABCANA INDUSTRIES,	106513	8575	POOL CHEMICALS	0.00	65.00
1011	V4008179	04/22/16	10042	ABCANA INDUSTRIES,	106513	8575	POOL CHEMICALS	0.00	436.29
TOTAL CHECK								0.00	501.29
1011	V4008181	04/22/16	14354	COFFEE AMBASSADOR,	106515	8030	QTRLY INV 4/16-6/16	0.00	81.00
1011	V4008186	04/22/16	10829	ID SERVICES, INC.	106511	8560	RIBBON	0.00	161.33
TOTAL CASH ACCOUNT								0.00	14,775.75
TOTAL FUND								0.00	14,775.75

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 130 - SOLID WASTE AND RECYCLING

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	130320	8250	800 MHZ MAINT-APR 1	0.00	27.50
TOTAL CASH ACCOUNT								0.00	27.50
TOTAL FUND								0.00	27.50

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 215 - CORONADO BRIDGE TOLLS

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008166	04/15/16	12791	RBF CONSULTING, INC	215635	9886	I AVE STORM DR PRG	0.00	6,148.00
TOTAL CASH ACCOUNT								0.00	6,148.00
TOTAL FUND								0.00	6,148.00

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 400 - GENERAL CAPITAL PROJECTS

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008164	04/15/16	17199	NRG BUILDING AND CO	400710	9837	CAYS ENTRANCE MARCH	0.00	11,898.75
TOTAL CASH ACCOUNT								0.00	11,898.75
TOTAL FUND								0.00	11,898.75

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 510 - WASTEWATER UTILITY

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	510010	8250	800 MHZ MAINT-APR 1	0.00	165.00
TOTAL CASH ACCOUNT								0.00	165.00
TOTAL FUND								0.00	165.00

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 520 - GOLF COURSE

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008152	04/15/16	14247	AMBIUS (J.C. EHRLIC	520020	8030	OUTDOOR PLANT CONTR	0.00	447.00
1011	V4008158	04/15/16	14516	JUNIPERS INTERIOR P	520020	8030	CONTRACT SVC	0.00	230.94
1011	V4008192	04/22/16	12901	SIMPLOT PARTNERS	520020	8535	FERTILIZER	0.00	14.10
TOTAL CASH ACCOUNT								0.00	692.04
TOTAL FUND								0.00	692.04

SELECTION CRITERIA: transact.check_no between 'V4008151' and 'V4008193'
ACCOUNTING PERIOD: 10/16

FUND - 530 - STORM DRAINAGE

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	V4008182	04/22/16	12638	COUNTY OF SAN DIEGO	530030	8250	800 MHZ MAINT-APR 1	0.00	27.50
TOTAL CASH ACCOUNT								0.00	27.50
TOTAL FUND								0.00	27.50
TOTAL REPORT								0.00	120,557.69

CITY OF CORONADO
CHECK REGISTER - BY FUND

SELECTION CRITERIA: transact.check_no='90005596'
ACCOUNTING PERIOD: 10/16

FUND - 795 - REDEV.OBLIG.RET.FUND

CASH ACCT	CHECK NO	ISSUE DT	VENDOR	NAME	BUDGET CHECK	ACCNT	----DESCRIPTION----	SALES TAX	AMOUNT
1011	90005596	04/15/16	12590	CITY OF CORONADO	795090	8060	ROPS 15-16B.63	0.00	75,897.00
1011	90005596	04/15/16	12590	CITY OF CORONADO	795090	8060	ROPS 15-16B.30	0.00	241,000.00
TOTAL CHECK								0.00	316,897.00
TOTAL CASH ACCOUNT								0.00	316,897.00
TOTAL FUND								0.00	316,897.00
TOTAL REPORT								0.00	316,897.00

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ACCEPTANCE OF THE PINE STREET PUMP STATION UPGRADE PROJECT AND DIRECTION TO THE CITY CLERK TO FILE A NOTICE OF COMPLETION

RECOMMENDATION: Accept the Pine Street Pump Station Upgrade project and direct the City Clerk to file a Notice of Completion.

FISCAL IMPACT: $200,000 was appropriated from Wastewater funds (Project Account #510781-9850-14017) for the design and construction of this project. At the December 16, 2014, City Council meeting an additional $150,000 was allocated to the project from the Wastewater account for a total project budget of $350,000. The total project cost, including design, construction, testing and inspection, and other miscellaneous expenses, is $314,640 as shown below. The remaining balance of $35,360 will be returned to the Wastewater Fund.

Project Budget Analysis		
	Budget	Actual Costs
Design	$50,000	$47,000
Construction Budget	$250,400	$250,400
Project Contingency (Change Orders)	$36,000	$4,240
Miscellaneous Expenses	$13,600	$13,000
Project Budget vs. Actual Costs	$350,000	$314,640
Remaining Balance		$35,360

CITY COUNCIL AUTHORITY: Approving a Notice of Completion is a ministerial action. Ministerial decisions involve the use of fixed standards or objective measure, removing personal subjective judgment in deciding whether or how the project should be carried out.

PUBLIC NOTICE: None required.

BACKGROUND: The Pine Street Pump Station project consisted of (1) replacement of the pump controls and backing board; this was needed because of the age of the pump station and the corrosive environment which was causing the electrical components to deteriorate; replacement parts are becoming difficult to locate; (2) replacement of the existing pumps with new chopper pumps; similar to the control panel, the pumps were showing signs of wear and needed to be replaced; the new pumps are chopper pumps that chop/grind materials such as flushed rags that clog conventional centrifugal pumps; (3) replacement of the fence enclosure to improve equipment access to the station; (4) installation of a wet well cleaning pipe to allow Public Services personnel a convenient way to clean the interior of the wet well; and (5) addition of a water source and hose bib to aid in cleaning and maintenance operations.

ANALYSIS: AToM Engineering, Inc. was issued a Notice to Proceed on May 5, 2015. The project was completed in accordance with the plans and specifications on December 4, 2015, forty-two working days beyond the established completion date. The contractor was assessed liquidated damages in the amount of $10,500 ($250/day), which was deducted from their contract via a change order and reflected in the Actual Costs shown above. The request for the Notice of Completion was delayed because punch list items had to be completed and there was a

dispute between the prime contractor and the electrical subcontractor regarding payment, which has been resolved. Recording of the Notice of Completion is an important step in finalizing the construction contract. It is a written notice issued by the owner of the property to notify concerned parties that the work has been completed and it triggers the time period for filing of mechanics' liens and stop notices to 30 days. Final retention payment is not made to the contractor until the 30-day period to file liens and stop notices has lapsed.

Submitted by Public Services & Engineering/Johnson

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CM	ACM	AS	CA	CC	CD	CE	F	L	P	PS	R/G
BK	TR	EG	JNC	MLC	NA	EW	NA	NA	NA	CMM	NA

AWARD OF AS-NEEDED MECHANICAL ENGINEERING CONSULTANT SERVICES CONTRACT TO BSE ENGINEERING

RECOMMENDATION: Award an as-needed consultant services contract for professional mechanical engineering to BSE Engineering.

FISCAL IMPACT: None at this time; fees for the various tasks will be negotiated and agreed upon based on the scope of services prior to any work being authorized.

CITY COUNCIL AUTHORITY: Awarding a contract for consultant services is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right the courts will give greater weight to the City Council in any challenge of the decision to award the contract.

PUBLIC NOTICE: None required.

BACKGROUND: The Public Services and Engineering Department utilizes engineering consulting firms to complete the design of City facilities and public infrastructure. Currently, the department has as-needed contracts with civil and geotechnical consulting firms; these firms do not specialize in mechanical design and systems analysis. The City has upcoming projects where this expertise is required and the department would like to contract with an experienced and qualified firm to provide these services on an as-needed basis.

ANALYSIS: Based on state law and City administrative procedures, professional services are selected on a competitive, qualifications-based process. A Request for Qualifications (RFQ) was issued on March 3, 2016, soliciting proposals from consultants interested in providing professional mechanical engineering services to the City. Nine firms submitted qualifications packages. A selection committee reviewed the qualifications packages and rated them based on their capabilities and experience, key personnel, ability to accomplish various type of tasks which may be assigned, and experience working with local governments. The following firms submitted qualifications packages for consideration:

Advanced Professional Engineering Consultants
BSE Engineering
IDS Mechanical Engineers
Kitchell
MA Engineering
P2S Engineering, Inc.
TTG Engineers
Turpin & Rattan Engineering, Inc.
Walsh Engineers

BSE Engineering was rated the highest and is the firm that is recommended for an as-needed contract to provide the City with required mechanical engineering services. BSE Engineering demonstrated the best understanding of the City's infrastructure and possible services that may be required; they have provided services to the City in the past either as a prime consultant or

subconsultant. In addition, BSE Engineering has in-house capabilities to integrate electrical and plumbing design services.

The proposed as-needed services contract would be valid for a period of one year and be re-evaluated to determine if the RFQ process and selection of the most qualified consultant should be undertaken again or if BSE Engineering has performed to a high standard and their contract should be renewed for an additional year.

ALTERNATIVE: The Council could direct staff to issue Requests for Qualifications (RFQs) each time mechanical design services are needed; however, this would lengthen the design process.

Submitted by Public Services & Engineering/Walton

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CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	EG	JNC	MLC	NA	EW	NA	NA	NA	CMM	NA

AWARD OF A CONSULTANT SERVICES CONTRACT IN THE AMOUNT OF $159,810 TO CHEN RYAN ASSOCIATES, INC. TO CREATE A COMPREHENSIVE ACTIVE TRANSPORTATION PLAN

RECOMMENDATION: Award a contract to Chen Ryan Associates, Inc., in the amount of $159,810 to create a Comprehensive Active Transportation Plan for the City.

FISCAL IMPACT: The Comprehensive Active Transportation Plan was approved as a $180,000 effort, with 50% being City funded and 50% funded with an approved SANDAG grant (matching funds with each agency contributing up to $90,000).

CITY COUNCIL AUTHORITY: Awarding a contract for consultant services is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right the courts will give greater weight to the City Council in any challenge of the decision to award the contract.

CEQA: The selection and award of the contract is not a project as defined under CEQA. Environmental review for the Comprehensive Active Transportation Plan is a component of the scope of work included in the contract and will be completed prior to City Council consideration of the plan. $21,000 of the contract amount has been allocated to environmental review. If a higher level of environmental review such as a Mitigated Negative Declaration or Environmental Impact Report is required, the City will incur additional costs that cannot be determined at this time.

PUBLIC NOTICE: None required.

BACKGROUND: On March 3, 2015, the City Council authorized the filing of an application for SANDAG Active Transportation Grant Program Funds for a Comprehensive Active Transportation Strategy (CATS) and adopted Resolution #8722 whereby the City would commit a 50% match or $90,000 for the $180,000 planning effort. Coronado's grant application was accepted and a Grant Agreement with SANDAG was fully executed on December 1, 2015.

ANALYSIS: A Request for Proposals (RFP) was issued on January 22, 2016, soliciting proposals from consultants interested in developing a Comprehensive Active Transportation Plan for the City. The scope of work includes the identification of projects and recommendations that will complete a multi-modal transportation network in Coronado that accommodates the needs of pedestrians, bicyclists, and students biking or walking to school. Deliverables include a pedestrian master plan component, an updated bicycle master plan component, an updated Safe Routes to School plan component, and an environmental review component. The planning process includes robust public involvement components to engage Coronado's citizenry, including stakeholder interviews, a Stakeholder Advisory Committee, public workshops, online questionnaires, and community bike and walking tours. The final adopted Plan will include prioritized project recommendations for pedestrian, bicycle, and Safe Routes to School improvements, as well as an implementation and funding plan. The following six firms responded to the RFP:

- Chen Ryan Associates, Inc.
- Alta
- KTU+A
- KOA Corporation
- Steer Davies Gleave
- Fehr and Peers

City staff evaluated the proposals and invited the following three firms for interviews and ranked them based on the scoring criteria that included their past experience, key personnel proposed, and project approach. The result of the ranking is as follows:

1. Chen Ryan Associates, Inc.
2. Steer Davies Gleave (tie)
2. Alta (tie)

All three of the consulting firms interviewed had excellent qualifications and experienced staff making the selection of a single firm difficult. Chen Ryan Associates, Inc. was ultimately recommended as they demonstrated experience in similar type projects in size and scope; namely, a Comprehensive Active Transportation Plan for the City of Solana Beach and Community of Linda Vista. Chen Ryan teamed with Circulate San Diego, Project Design Consultants, Psomas, and Recon Environmental. The Chen Ryan team emphasized plans and designs that are consistent with both engineering guidelines and the character of the community and will conduct a wide-reaching public engagement campaign throughout the planning process.

Part of the outreach effort includes the establishment of a Stakeholders Advisory Committee (SAC) to better understand the various needs/desires of different sectors of the community. Although the makeup of the SAC has not been established; it is envisioned that the Committee will have representatives from:

- Business Representative (Chamber of Commerce or MainStreet)
- CUSD Student Representative
- Transportation Commission Representative
- Third and Fourth Street Corridor Representative
- Village Representative
- Cays Representative
- Shores Representative
- Bicycle Advisory Committee Representative
- Senior Representative

The summary of work items for Chen Ryan Associates, Inc. includes the following:

Review of Existing Plans and Policies
Stakeholder Interviews and Stakeholder Advisory Committee Meetings
Data Collection Needs Assessment
Online Questionnaire and Public Workshops
Walking Audits and Community Bike Rides
Development of Project Concepts and Environmental Review
Draft and Final Comprehensive Active Transportation Plan

A detailed scope of work is attached.

Based on the submittals to the Request for Proposals and the interviews, the scope of work, and their project approach, Chen Ryan Associates, Inc. is recommended as the consultant for the creation of the Comprehensive Active Transportation Plan.

ALTERNATIVE: The Council could elect to enter into a consultant contract with an alternate firm or initiate another RFP process.

Submitted by Public Services & Engineering/Walton
Attachment: Chen Ryan Associates Inc. proposed Scope of Work

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CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	JK	JNC	MLC	RH	EW	NA	NA	NA	CMM	RAM

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3.0 SCOPE OF WORK

The following tasks and associated deliverables are proposed to fulfill the scope of work items listed in the RFP and to achieve development of the City of Coronado's Comprehensive Active Transportation Plan.

TASK 1: PROCURE CONSULTANT

To be completed by the City of Coronado.

TASK 2: PROJECT INITIATION

2.1 – Project Management

The Chen Ryan team will hold a project kickoff meeting with City staff to review project goals and strategies, refine the scope of work and objectives, identify available data, establish communication channels, and discuss the public outreach components and schedule. This meeting will also be an opportunity to discuss community stakeholders to be included in the Stakeholder Interviews as well as Stakeholder Advisory Committee (SAC) members. Chen Ryan Associates will prepare and provide meeting schedules, meeting agendas, minutes, and related materials.

Within 10 days of receiving a fully executed contract, the Chen Ryan team will prepare a project work plan identifying project tasks and deliverables, due dates, and responsible parties. The work plan will be updated prior to each status meeting/call and will be used to help facilitate discussions. Additionally, an accounting table will be prepared to track project expenditures by task, identifying the budget allotted, total and percent of budget expended, and percent of task completion.

To document the progress of the Plan and to keep the City and SAC appraised of the project status, the Chen Ryan team will submit monthly progress reports with each invoice. Each progress report will contain the following information:

- Status of work by task completed to date
- Work anticipated to be completed in the next reporting period
- Updated project schedule
- Major accomplishments and challenges during the reporting period
- Outstanding issues

We believe that consistent communication, even if brief, is the key to keeping projects on schedule and within budget. Our project manager, Sherry Ryan, will conduct status calls/meetings with the City project manager every two weeks to provide updates on current tasks and progress towards key deliverables. We frequently utilize screen-share software during calls to enable all parties to view the conductor's screen, which increases meeting efficiency and ensures all participants are on the same page. In addition, we will maintain open lines of communication at all times with the City for the duration of this contract.

Task 2.1 Deliverables:

- Kick-Off Meeting with Consultant team and City Staff
- Regular Coordination Meetings with City Staff
- Meeting Minutes, Monthly Progress Reports and Invoices

2.2 – Plan & Policy Review Memo

Both local and regional planning documents and policies relevant to bicycle and pedestrian planning in Coronado will be reviewed. Consistency and coordination among jurisdictions helps to achieve more complete transportation networks and can increase competitiveness for scarce grant resources. Documents to be reviewed include the following:

- City of Coronado Bicycle Master Plan (2011)
- City of Coronado Safe Routes to School Plan (2001)
- City of Coronado General Plan Circulation Element (amended in 2012)
- City of Coronado General Plan Transportation Element (1987)
- City of Coronado City Council Meeting Minutes (related to the 2011 Bicycle Master Plan)
- San Diego Regional Bike Plan (2010)
- San Diego Forward: The Regional Plan (2015)

We will carefully assess planned, proposed, currently underway, and recently approved projects, not only for bicycle and pedestrian improvements but for vehicular and transit modifications as well. The existing document review will be compiled into Memo #1: Plan and Policy Review.

Task 2.2 Deliverables:

- Draft and Final Memo #1: *Plan and Policy Review*

2.3 – Stakeholder Interviews

Stakeholder interviews conducted soon after project kickoff are one of the most effective ways for the project team to quickly assess community perspectives on key project issues, opportunities, and challenges. Conducting stakeholder interviews with individuals with diverse interests and backgrounds will help develop a Plan that is representative of Coronado at large and address true community priorities. The interviews will be conducted face-to-face with up to 15 individuals identified by City staff. Potential questions may include the following:

- What results would you like to see from the Plan?
- How satisfied are you with the current bicycle/pedestrian infrastructure?
- What do you perceive as barriers or challenges to cycling and/or walking in Coronado?
- What can the City do to encourage more people to walk and/or ride a bike for transportation?
- Can you identify specific locations where bicycle/pedestrian mobility is a concern?
- Can you identify any intersections or street crossings that crossing as a pedestrian is a concern?
- Can you identify any street segments where walking and/or bicycling is a concern?

Chen Ryan Associates employed this technique in the potentially contentious Downtown San Diego Complete Streets Mobility Plan, and was able to successfully shepherd innovative design solutions through the planning process. The input collected during the stakeholder interviews will be documented and summarized in Memo #2: Stakeholder Interview Summary. This information will also be incorporated into Memo #4: Needs Assessment.

Task 2.3 Deliverables:

- Stakeholder Interview Questions
- Draft and Final Memo #2: *Stakeholder Interview Summary*

2.4 – Goals, Objectives, and Evaluation Criteria Memo

The Chen Ryan team will develop goals, objectives, and evaluation criteria that enhance policy language in the currently adopted planning documents and reflect the needs and desires of community members and stakeholders. Goals will describe the desired end-state for cycling and walking in Coronado, while objectives will set time-sensitive and quantifiable statements of what is needed to achieve these goals. Evaluation criteria reflect performance metrics that assist city staff, elected officials and community members in understanding the degree to which goals and objectives and being accomplished. Goals, objectives and strategies should be internally consistent.

Relevant goals and objectives would include those related to supporting active transportation modes; enhancing connectivity and integration of cyclists and pedestrians with transit and school; promoting health; reducing greenhouse gas emissions; enhancing safety; improving inter- and intra-community connectivity; maximizing and managing transportation investments; and guiding future planning, project delivery, construction and maintenance.

The Chen Ryan team will develop evaluation criteria for assessing progress toward CATP goals and objectives. The evaluation criteria will consider, but not be limited to, the use of a comfort level indices, safety, trip levels, infrastructure spending, and mode share.

Task 2.4 Deliverables:

- Draft and Final Memo #3: *Goals, Objectives, and Evaluation Criteria*

2.5 – SAC Meeting #1

The Chen Ryan team will engage the Stakeholder Advisory Committee (SAC) throughout the planning process to help guide the Plan development. The *Draft Plan and Policy Review Memo* and *Draft Stakeholder Interview Summary* will be presented to SAC members at the initial meeting. Additionally, the SAC will be asked to provide input for developing the *Draft Goals, Objectives, and Evaluation Criteria Memo* and the *Draft Needs Assessment Memo*. The project team will also utilize the SAC member's extensive local knowledge to help engage the community members and disseminate project information through their individual channels.

Task 2.5 Deliverables:

- Draft and Final SAC Meeting #1 Agenda
- Presentation Materials
- SAC Meeting #1 Summary

TASK 3: EXISTING CONDITIONS AND NEEDS ASSESSMENT

3.1 – Collect Data

Bicycle and pedestrian safety will be evaluated by reviewing collision data available through the Statewide Integrated Traffic Records System (SWITRS) or preferred local data sources. Collision history for the past three years will be collected, mapped, and analyzed to help with identifying relatively high-incident locations. Collision causes, time of day occurrences, and victim demographics will also be analyzed. The information derived from this analysis will be used to help determine the root causes or contributing factors of collisions, and will help in identifying locations that may require mitigation measures.

The project team will collect and interpret demographic information available from the US Census. Population variables to analyze will include zero-vehicle households, commute mode shares, and youth and senior populations.

Field data will be collected and summarized into infrastructure quality metrics for cycling and walking environments.

For pedestrian infrastructure, Chen Ryan has developed the Pedestrian Environment Quality Evaluation (PEQE) scoring system which is a function of several factors shown to influence pedestrian comfort such as lateral separation from vehicular travel flows, vehicular speeds, lighting, crossing treatment, etc. The quality of all pedestrian facilities (roadway segments, intersections and mid-block crossings) can be evaluated using the PEQE tool under existing and future conditions and categorized as Poor, Fair or Good based upon the scoring system below:

- Poor < 4 pt;
- Fair = 4 - 6 pt;
- Good > 6 pt

Results will be mapped and tabulated to present a clear picture of the relative quality of the pedestrian environment in Coronado.

For cycling environments, a nationally recognized assessment tool called Level of Traffic Stress (LTS) will utilized to define the quality of the roadway environment for cyclists. LTS inputs include traffic volumes, number of roadway travel lanes, and intersection characteristics. The data collection analysis results will be summarized in a memo including map figures of collision locations, tables, and a variety of charts graphically presenting PEQE and LTS results.

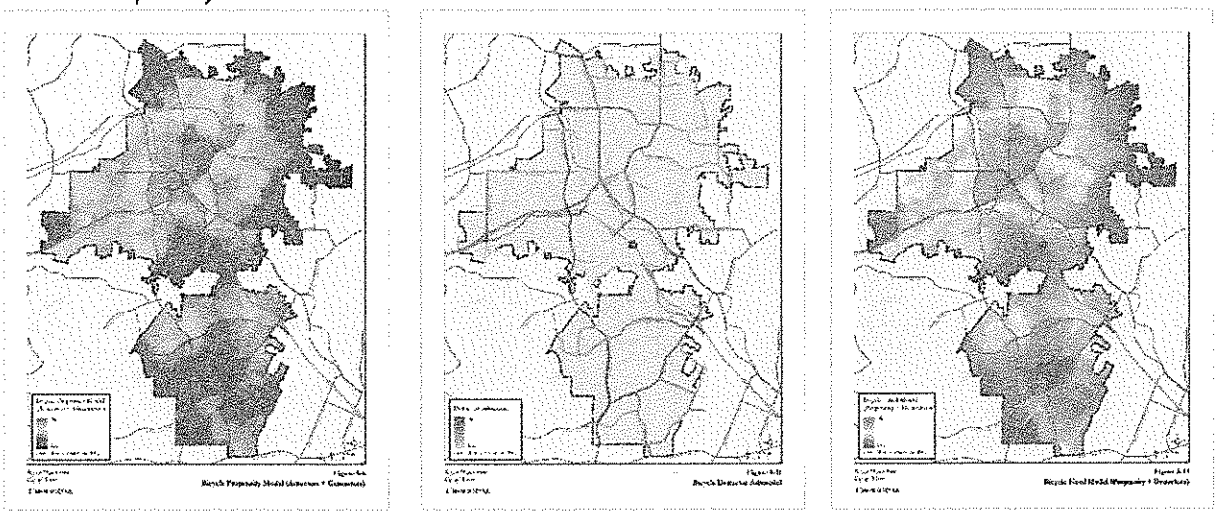
Task 3.1 Deliverable:
- Data Collection Summary

3.2 – Needs Assessments

Chen Ryan Associates has developed a series of models to assist with identifying areas where bicycle and pedestrian trips are likely to occur and where roadway conditions may deter non-motorized trips. The Active Transportation Propensity Model identifies areas with relatively higher propensity for generating and attracting bicycle and pedestrian trips. The model draws from a variety of data inputs, such as demographic data, population and employment density, existing networks, and specific land uses to identify the high propensity areas. The model can be fine-tuned with additional inputs, or by removing inputs, to better reflect variables thought to influence local conditions.

The Active Transportation Detractor Model identifies areas that may be perceived as uncomfortable or uninviting to cyclists and pedestrians. The detractor model uses average daily traffic volumes (ADT), posted speed limits, freeway interchange locations, and collision locations to pinpoint street segments that may deter active transportation trips. Combining the two models results in an Active Transportation Needs Model, indicative of areas with both increased potential for active transportation trips, as well as increased barriers related to active transportation. These high need areas may serve as a starting point for developing proposed projects or facility improvements.

Propensity Model + *Detractor Model* = *Needs Model*



In addition to the Needs models, results from the PEQE and LTS assessments conducted in the previous task will be considered. The combined metrics have proven to paint a holistic picture of potential demand for walking and cycling and for the quality of the infrastructure and networks available to cyclists and pedestrians.

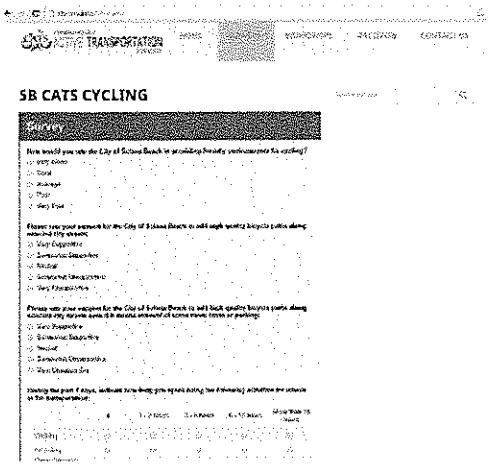
The Needs assessment results will be supplemented by information collected during the stakeholder interviews and the initial SAC meeting. *Memo #4: Needs Assessment* will compile the information described above to identify needs for different users, including children, seniors, visitors, and persons with disabilities. The memo will be finalized after based on the input collected at Public Workshop #1, Online Questionnaire #1, the bike and walk audits, and SAC Meeting #2.

Task 3.2 Deliverables:

- Draft and Final Memo #4: Needs Assessment

3.3 – Online Questionnaire #1

Online questionnaire #1 will be developed as an extension of Public Workshop #1, incorporating the content from the presentation boards into the questionnaire to help inform respondents. The questionnaire will also include an introduction to the project with background information such as the project schedule and key deliverables. Questionnaire topics will be crafted to collect input on the draft project goals, objectives, and evaluation criteria. An additional focus of the questionnaire will be to solicit site-specific information regarding locations of safety concern, recommended improvements, and other mobility needs.



Task 3.3 Deliverables:

- Draft and Final Online Questionnaire #1

3.4 – Public Workshop #1

The Chen Ryan team understands the value of public participation early on in the planning process. Community members are experts of their neighborhoods and their commute and recreational routes. Public workshops broaden community involvement and provide transparency in the process. Workshops will bring together stakeholders and community members to discuss and build consensus on the issues, desires, opportunities, and constraints for this Plan. They also tend to create a sense of public investment in a planning process.

Public Workshop #1 will serve to introduce the project and project team to the public and to obtain meaningful public input. The first workshop topics will align with Online Questionnaire #1, collecting input on the draft goals, objectives, and project evaluation criteria, with a large focus on identifying the most critical issues and concerns facing bicyclists and pedestrians. An additional emphasis will be placed on concerns related to students walking and cycling to school. We will utilize large scale aerial plots or map figures displaying existing bicycle facilities, roadways, schools, parks, and commercial/retail land uses and encourage participants to identify issues locations.

Our team frequently employs TurningPoint technology at workshops, which allows audiences to participate in presentations by submitting responses to interactive questions using a hand-held keypad device. This software provides immediate results to survey queries which are integrated into PowerPoint presentations. It is useful in balancing community input by giving a "voice" to people who are uncomfortable expressing their opinions in a public workshop setting and "quieting" those who tend to overpower a conversation.

Task 3.4 Deliverables:

- Draft and Final Public Workshop #1 Display Boards, Presentations and Materials

3.5 – Conduct Community Bike and Wolking Audits

The Chen Ryan team will schedule and facilitate two (2) Walk & Ride Audits in the community. In order to reach the broadest audience, Walk & Ride Audits will be scheduled on a weekday and on a weekend day. During the Walk & Ride Audit, team members will travel through the community either on foot or on bicycle, stopping at key locations to discuss the constraints and challenges of traveling through the community. We will prepare handouts for the event that map the route, provide audit worksheets and will facilitate interactive discussions in the field. Chen Ryan will summarize the results of the Walk & Ride Audits at the conclusion of the events.

Task 3.5 Deliverables:

- (2) Walking Audits
- (2) Community Bike Rides

3.6 – SAC Meeting #2

The Chen Ryan team will engage the Stakeholder Advisory Committee in a second meeting to present and discuss the *Final Goals, Objectives, and Evaluation Criteria Memo*. We will also use this second SAC to present preliminary findings from the *Needs Assessment Memo*, including explaining methods and analysis results. We will record feedback and document what was heard at the meeting.

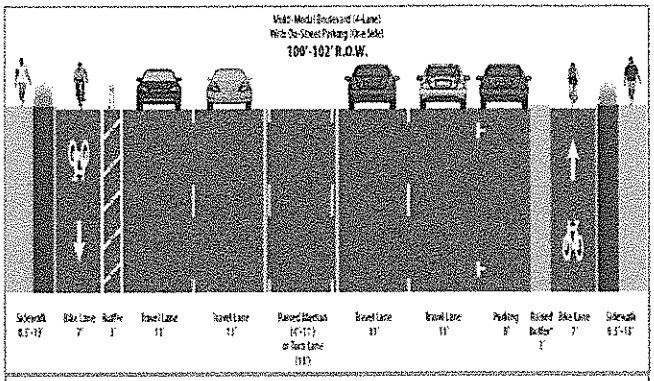
Task 3.6 Deliverables:

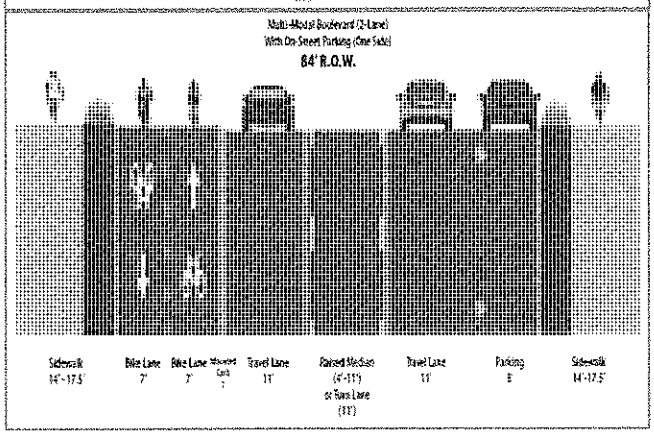
- Draft and Final SAC #2 Meeting Agenda / Presentation Materials
- SAC Meeting #1 Summary

TASK 4: PROJECT IDENTIFICATION AND EVALUATION

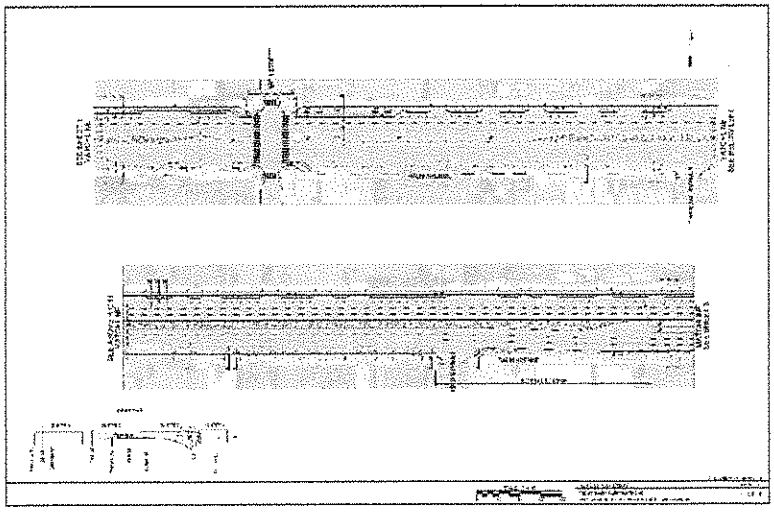
4.1 – Project Concepts and Supporting Graphics

Input obtained to date from the *Needs Assessment Memo*, community input, and SAC meetings will be employed in a project team brainstorming session where planners, outreach specialists and design engineers discuss and develop proposed facility types and treatments that address as many deficiencies as feasible. This initial brainstorm session will focus on two items – network development and site-specific projects.





Segment- and site-specific projects will be identified to address network gaps, safety deficiencies, and existing facility improvements. The proposed network and focus areas, along with a listing of projects will be refined through City staff and SAC input. The projects would include treatments such as new bicycle or pedestrian facilities, traffic calming measures, enhanced pedestrian crossings, signalization or intersection controls, streetscape enhancements (lighting, landscaping, and other pedestrian amenities), and facility maintenance projects. The proposed project list will be presented in a matrix format, identifying project extents and key design components.



The Chen Ryan team will develop up to 20 conceptual design project sheets for the highest priority projects. Each project sheet will include a conceptual graphic design, project description, and planning-level cost estimates. The estimates will factor in planning, design, engineering, construction, and contingency costs.

The conceptual projects and process used to develop them will be documented in *Memo #5 Project Concepts*. Memo #5 will be refined based on feedback received from the SAC during Meeting #3. Memo #5 will also be used to obtain input from any relevant partner agencies such as Caltrans, the San Diego Metropolitan Transit System, the Coronado Unified School District, and/or the Coronado Ferry operated by Flagship Cruises and Events. Project concepts will need to be vetted for feasibility and support.

Task 4.1 Deliverables:

- Draft, Refined, and Final Memo #5: *Project Concepts*

4.2 – SAC Meeting #3

The third SAC meeting will focus on a presentation, explanation and review of the bicycle network and pedestrian focus areas, as well as the project concepts. The Chen Ryan team will prepare an evaluation exercise using the criteria developed as part of the policy language proposed in Task 2. After the presentation, we will allow SAC members to independently evaluate the proposed concepts at various stations, and fill out an evaluation form with comments. The SAC will then be brought back together as a group to discuss opinions, concerns, likes and dislikes.

Task 4.2 Deliverables:

- Draft and Final SAC #3 Meeting Agenda
- Presentation and Evaluation Materials
- SAC Meeting #3 Summary

4.3 – Online Questionnaire #2

The second online questionnaire will be structured as a visual preference survey where respondents are asked to rank their preference for various project concepts. The questionnaire will also allow for open-ended input on each of the project concepts. The Chen Ryan team used this approach in outreach conducted for the Downtown San Diego Complete Streets Mobility Plan and found that results were more indicative of the broader community rather than just those who are skilled at speaking up in public meetings.

Task 4.3 Deliverables:

- Draft and Final Online Questionnaire #2

4.4 – Public Workshop #2

The second Public Workshop will present work products developed to date including the *Final Goals, Objectives, and Project Evaluation Criteria* and the *Final Needs Assessment* to the public. This workshop will also collect input from the public on *Refined Memo #5 Project Concepts*. Online Questionnaire # 2 will be launched at Public Workshop #2 to allow the public the option of participating electronically. As previously mentioned, this facilitate participation from non-confrontational or shy community members so that input is more balanced. All residents and businesses where proposed improvements are located will be notified so that they have the opportunity to weigh in by attending the public workshop, filling out the online questionnaire, and/or providing verbal or written comments to the project team.

Task 4.4 Deliverables:

- Draft and Final Public Workshop #2 Display Boards and Materials

4.5 – Conduct Community Bike and Walking Tours of Proposed Projects

The network and conceptual design projects will also be examined via on-location visits during two (2) community bike rides and two community walking tours. This format allows residents and stakeholders to visit proposed project sites and provide direct input. The Chen Ryan team has extensive experience working with community members in such a context. We have proven skills in educating lay-people about the details of engineering designs and solutions. The tours will be promoted via the Online Questionnaire #2 and Public Workshop #2.

Task 4.5 Deliverables:

- (2) Walking Tours and (2) Community Bike Rides

TASK 5: IMPLEMENTATION AND FUNDING

5.1 – Draft Implementation and Funding Plan

The Chen Ryan team will identify potential funding sources, associated criteria and requirements. Costs of the phased improvements will be compared with funding needs, so that long term programming for local matching funds can be accomplished. The Chen Ryan team will prepare a memorandum summarizing a proposed implementation plan based on the prioritization and ranking outcomes combined with (a) funding availability and requirements, (b) other programmed transportation improvements, (c) eliminating an immediate bottleneck or safety hazard, and (d) ensuring that active transportation infrastructure grows rationally rather than as a series of disconnected projects over time. An implementation plan for fundable, high-priority projects and programs over the next 5 years will be developed, along with an unconstrained implementation plan for the next 20 years. Stewardship or responsible parties will also be identified in this process so that expectations related to leadership are made clear.

Task 5.1 Deliverables:

- Draft and Final Memo #6: *Implementation and Funding*

5.2 – SAC Meeting #4

A fourth SAC meeting will focus on describing the process and content of the Final Memo #5: Project Concepts. A draft of the implementation memo will also be presented for initial feedback so that the project team can revise and finalize.

Task 5.2 Deliverables:

- Draft and Final SAC #4 Meeting Agenda
- Presentation Materials
- SAC Meeting #4 Summary

TASK 6: COMPREHENSIVE ACTIVE TRANSPORTATION PLAN

6.1 – Draft and Final Coronado Active Transportation Plan

The Chen Ryan team will discuss the CATP document format with City staff to identify a preferred template and look. A sample outline of the document will be provided for comment prior to moving forward. Chen Ryan Associates will prepare a draft of the CATP comprised of all tasks and deliverables completed. A draft will be provided to the City for review and comment upon 25% and 60% completion. The full draft document will then be provided to City staff and SAC members for review and comment. Following the City's review and approval of the Draft CATP document, Chen Ryan Associates will make the requested revisions and prepare the final version of the document.

Task 6.1 Deliverables:

- Draft and Final Coronado Comprehensive Active Transportation Plan

6.2 – SAC Meeting #5

A fifth SAC meeting will be conducted to present the Draft Coronado Comprehensive Active Transportation Plan and collect this group's final input on format and content.

Task 6.2 Deliverables:

- Draft and Final SAC #5 Meeting Agenda / Presentation Materials
- SAC Meeting #5 Summary

6.3 – Public Workshop #3

The Chen Ryan team will conduct a third Public Workshop where the Draft Coronado Comprehensive Active Transportation Plan is presented in open house format and final input is collected on all components of the plan. Residents and businesses on streets with proposed improvements will be notified so that they have the opportunity to weigh in by attending the public workshop. The plan will also be posted online and a comment period will be provided to allow members of the public with the opportunity to provide verbal or written comments on the Draft Plan to the project team.

Task 6.3 Deliverables:

- Draft and Final Public Workshop #3 Display Boards and Materials

TASK 7: CEQA

7.1 – Environmental Review

While the CATP may qualify for the use of a Notice of Exemption (NOE) as a planning document and certain components of the CATP, such as the striping of bicycle lanes would also qualify for the use of an NOE, the preparation of a Negative Declaration (ND) or Mitigated Negative Declaration (MND) would allow for a higher level of public participation in the environmental review process and would provide project-level CEQA coverage for a wider range of future projects.

Should the City determine that an ND is the preferred CEQA document and process, RECON will prepare an Initial Study (IS) checklist for the CATP to identify any significant impacts associated with all priority project for which sufficient detail is available to assess potential environmental impacts. The ND would demonstrate that the project would avoid all potentially significant environmental impacts by location and nature of the project, in addition to application of all relevant laws, ordinances, and regulations such as noise, water quality, traffic control, etc. In addition, RECON will assist the City with noticing, filing, and distribution requirement according to the CEQA Guidelines.

Although the CATP plan is a programmatic document, RECON's approach to the IS/ND will be to identify potential project-level impacts for priority projects. The majority of the priority projects would likely occur in developed areas and right-of-way; however, portions of projects may require additional grading or result in additional ground disturbing impacts. RECON will seek to prepare an IS/ND that provides adequate project-level coverage for priority projects, where either no environmental constraints exist, or for projects where environmental constraints are readily identifiable through either the program-level General Plan EIR or other existing sources, such as aerial photography and GIS data. This scope of work does not include site-specific surveys for biological resources, cultural resources, visual resources, noise, air quality, or any other environmental topic.

Project-level analysis will be provided for priority projects where sufficient project design information exists to determine that impacts would be less than significant, thereby precluding the need for further environmental analysis. For priority projects for which the impacts cannot be readily identified without site-specific surveys and/or analysis, RECON will provide a recommendation for the additional surveys or to drop the projects from the priority list and provide program-level analysis that would require subsequent CEQA review.

Specifically, this scope/approach assumes two project team meetings to refine the project description, attendance at up to 4 public workshops/meetings/hearings and the preparation of one draft IS/ND, one Revised Draft IS/ND based on one set of comments from the City/project team, provision of one electronic file in pdf format and up to 20 hard copies of the IS/ND for public distribution, one Draft Final IS/ND and one Final IS/ND based on one set of comments from the City/project team, and responses to up to 10 comment letters (50 individual comments maximum). Electronic files of all final documents would be provided. RECON would also prepare drafts of all notices for posting by the City. Any filing fees would also be the responsibility of the City and any additional CEQA compliance, such as the preparation of an MND, EIR, or technical studies, would be under additional authorization.

Task 7.1 Deliverables:

- Draft and Final Environmental Document

TASK 8: ADOPTION

8.1 – Adopt the Coronado Comprehensive Active Transportation Plan

The Chen Ryan team brings a wealth of experience assisting city staff in adoption proceedings for the long-range active travel plans. We will prepare simple and to-the-point presentations that clearly explain the process and proposed recommendations. We will be prepared with responses to anticipated questions from elected officials. We recommend that City staff walk through the plan proposals with individual council persons before any hearings so that surprise reactions are minimized during proceedings.

8.2 – Amend the General Plan

Based on the adopted CATP, the Chen Ryan team will review currently adopted city planning documents and make recommendations for appropriate changes, specifically to the Circulation and Transportation Elements of Coronado's General Plan.

Final Deliverables:

- Ten (10) Color Copies of the Final Adopted Coronado Comprehensive Active Transportation Plan
- Ten (10) CDs with the Plan and all Project Deliverables.
- Maps, Graphics, and GIS Files in their Native File Formats

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AWARD OF CONTRACT TO NEWEST CONSTRUCTION COMPANY, INC. IN THE AMOUNT OF $215,000 FOR CONSTRUCTION OF THE BANDEL STORM WATER PUMP STATION REHABILITATION PROJECT AND AUTHORIZATION TO ISSUE A WORK ORDER MODIFICATION TO PSOMAS FOR PROFESSIONAL ENGINEERING CONSTRUCTION SUPPORT FOR A NOT-TO-EXCEED AMOUNT OF $15,000

RECOMMENDATION: Award a contract to NEWest Construction Company, Inc. in the amount of $215,000 for construction of the Bandel Storm Water Pump Station Rehabilitation project (Contract No. 16-CO-ES-582) and authorization to issue a work order modification to Psomas for construction support for a not-to-exceed amount of $15,000.

FISCAL IMPACT: As identified in the FY 15/16 Capital Improvement Program (CIP), $370,000 from the Storm Drain Fund has been allocated to the project. Therefore, there are sufficient funds available to construct the project.

It is recommended that the project be funded as follows:

Project Budget	
Contract Award	$215,000
Project Contingency (15%)	$32,250
Construction Support	$15,000
Design & Bid Support	$69,406
Total Project Budget	$331,656

CITY COUNCIL AUTHORITY: Awarding a construction contract is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right the courts give greater deference to decision makers in administrative mandate actions. The court will inquire (a) whether the city has complied with the required procedures, and (b) whether the city's findings, if any, are supported by substantial evidence.

PUBLIC NOTICE: None required.

BACKGROUND: The Bandel pump station is a major storm water pump station constructed in 1996 located in Bandel Park at the intersection of Tenth Street, Alameda Boulevard, and J Avenue. The Bandel pump station does not currently have back-up power; in the event of a power outage during a rain event, the surrounding area will flood if a portable generator is not brought to the site and connected inside the below-ground control room. This project will install an above-ground generator connection for a portable generator that will be solely dedicated to the Bandel pump station. In addition, the project includes replacement of deteriorated equipment and electrical upgrades. The optional additive bid item includes an access port to the sewer main to allow for video inspection for maintenance purposes.

ANALYSIS: Bids were publicly opened on March 30, 2016, with the following results:

BIDDER	BASE BID	BASE BID WITH ADDITIVE
NEWest Construction Company, Inc.	$215,000	$290,000
Kaveh Engineering & Construction, Inc.	$224,850	$264,350
M-Rae Engineering, Inc.	$231,442	$289,990
Ortiz Corporation	$242,200	$318,200
A.B. Hashmi, Inc.	$253,550	$308,550
Atom Engineering Construction, Inc.	$298,398	$346,398
Fordyce Construction, Inc.	$319,539	$486,379
Downstream Services, Inc.	$328,462	$402,082
Blue Pacific Engineering & Construction, Inc.	$339,000	$414,000
Aherns Mechanical, Inc.	$393,800	$448,900

The project was advertised using the base bid as the means of awarding the contract. A bid additive for the construction of an access manway to the discharge sewer main, which would be located on Alameda Boulevard, was part of the bid proposal to determine if it could be included within the approved CIP appropriation. The added $75,000 for the bid additive would put the total project budget at over $400,000, exceeding the CIP allocation; therefore, based on the cost of the additive work, it is recommended that the contract be awarded only for the base bid work.

One bid protest was received from M-Rae Engineering, Inc. asking if NEWest Construction Company, Inc. and Kaveh Engineering & Construction, Inc. had the necessary qualifications and licenses to perform the type of work specified in the plans and specifications. Staff researched the qualifications for both companies and determined they met the necessary requirements for performing the work.

Staff reviewed the bid package, insurance, bonding and references for NEWest Construction Company, Inc. In accordance with the Standard Specifications for Public Works Construction, NEWest Construction Company, Inc. is the lowest responsible and responsive bidder. Public contracting laws require the City to award the contract to the lowest responsible and responsive bidder, in this case, NEWest Construction Company, Inc.

ALTERNATIVE: The Council may elect to reject all bids.

Submitted by Public Services & Engineering/Odiorne

N:\All Departments\Staff Reports - Drafts\2016 Meetings\05-03 Meeting SR Due Apr. 21\Bandel Pump Station Contract Award.doc

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	EG	JNC	MLC	NA	EW	NA	NA	NA	CMM	NA

AUTHORIZATION FOR THE CITY MANAGER TO AMEND LAROC ENVIRONMENTAL PURCHASE ORDER NO. 1500112 WITH AN INCREASE OF $55,026 FOR STORM WATER PROGRAM MANAGEMENT SUPPORT

RECOMMENDATION: Authorize the City Manager to amend the existing purchase order.

FISCAL IMPACT: The FY 2015/16 budget account 530031-8030 (contract services) has available funds to support the $55,026 purchase order amendment request. Fees are in accordance with the contract agreement. The current combined storm water and wastewater task contract value for this year is $234,885.01.

CITY COUNCIL AUTHORITY: Awarding a contract task proposal is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right the courts will give greater weight to the City Council in any challenge of the decision to award the contract.

PUBLIC NOTICE: No public notice is required.

BACKGROUND: The Public Services and Engineering Department utilizes professional consulting firms to support NPDES Permit compliance. On May 7, 2013, the City Council approved the Statement of Qualifications (SOQ) process and awarded a contract for as-needed consulting services for storm water and wastewater compliance and program management to LaRoc Environmental.

On May 28, 2013, the San Diego Regional Water Quality Control Board adopted Order No. R9-2013-0001, which became effective June 27, 2013, and has since been amended by Order No. R9-2015-0100. The Permit requires each jurisdiction to implement programs and processes that ultimately protect, preserve, enhance, and restore the water quality and designated beneficial uses of waters of the State. Compliance is mandatory.

Since contract approval and award, LaRoc Environmental has provided the City technical support including: water quality monitoring; City Hall front counter support for development project review; construction and commercial business inspection services; Jurisdictional Runoff Management (JRMP) revisions; illicit connection/illicit discharge investigation; technical review and reporting; Water Quality Improvement Plan (WQIP) development; and JRMP annual effectiveness assessment.

As Permit compliance requirements continue to intensify, the need for consulting services has increased at the level commensurate to a full-time position. In its February 16, 2016 meeting, the Council recognized the extensive use of contract services by approving the addition of an Associate Engineer–Water Programs staff position in the FY 2015/16 mid-year budget. The Associate Engineer position is in recruitment and is funded by reallocating reduced contract support funds. Consulting services will decrease, however, there will remain a requirement for some level of external, technical consulting services.

ANALYSIS: Amending Purchase Order No. 1500112 will continue storm water support, projected through September 2016, for ongoing Permit tasks and, at the same time, will bridge support during the transition when the Associate Engineer is hired and oriented to their new position. The total cost for LaRoc Environmental consulting services in FY15/16 are projected to be $255,000. With the addition of the Associate Engineer to the City Staff, who will concentrate on water resources related issues, the costs of LaRoc Environmental's FY16/17 consulting services will reduce to a projected amount of $95,000. Specific support tasks LaRoc Environmental will provide the City, in part, or in whole, include: 2015/16 Jurisdictional Runoff Management Program/Water Quality Improvement Plan (JRMP/WQIP) Annual Report, water quality monitoring activities, commercial business fats, oils and grease (FOG) inspections, State-wide trash policy evaluation, Illicit Connection/Illicit Discharge (IC/ID) investigations and expert technical review. The LaRoc Environmental purchase order amendment, cost, and level of effort has been reviewed by staff and found to be fair and reasonable.

ALTERNATIVE: The Council could choose to not to accept LaRoc Environmental's purchase order amendment. If the proposal is not accepted, the City does not have the internal resources to perform all Permit requirements and runs the risk of Permit non-compliance, putting the City at risk for Notices of Violations (NOVs) and/or monetary penalties.

Submitted by Public Services and Engineering/Maurer
Attachment A: LaRoc Purchase Order Amendment Request

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	JK	JNC	MLC	NA	NA	NA	NA	NA	CMM	NA

LaRoc Environmental

March 18, 2016

Kim Godby
Public Services Manager
City of Coronado
101 B Street
Coronado, CA 92118

SUBJECT: City of Coronado Storm Water Program Management Support – Phase 2

Dear Kim,

LaRoc Environmental has prepared this task order amendment request to existing PO No. 1500112 to provide storm water program technical and management support services on an as-needed basis. Since the original issuance of the PO in March 2015, additional scope items have surfaced and activities related to regional and jurisdictional requirements and programs as described below. This amendment also extends management support services at the watershed level through September 30, 2016 (original PO No. 1500064).

Scope of Work

The LaRoc Environmental team supports the City's Storm Water Program with a variety of tasks and activities on an "as needed" basis not included in other tasks or purchase orders. This task can include, but is not limited to:

1. Supporting watershed activities for San Diego Bay WQIP, including:
    a. Meeting attendance and participation,
    b. Annual reporting and data review and input, and
    c. Review and comments on watershed documents, projects, and related tasks.
2. Implementing and updating the City's JRMP based on San Diego Bay WQIP approved document and upcoming programs, such as:
    a. Alternative Compliance Plan for priority development projects,
    b. Assessment of collected data,
    c. Adapting TrackIt for Storm Water Program, and
    d. Development and implementation of process and procedural changes.
3. Conducting illicit discharge inspections and related activities, including The Point;
4. Pre-development meetings and related tasks (not yet issued a permit; non-deposit accounts);
5. Preparing data and documentation for 2015-16 JRMP Annual Report;
6. Preparing correspondence, budget estimates, and related management support, as directed;
7. Supporting special studies or projects:
    a. Statewide Trash Policy evaluation,
    b. Proposition 1 Grant Funding, and

c. Addressing or reviewing emerging regulations;

8. Interactions with the San Diego Water Board, as directed;
9. Supporting other departments with storm water issues; and
10. Staff training and general outreach activities;
11. Meetings, planning, and activities related to program transition in preparation for an additional staff member being hired by the City.

The total cost estimate and budget for April 20, 2016 to September 30, 2016 for the services is estimated at 363 hours or approximately 1S hours per month and a budget of $53,826.00 with reimbursable costs estimated at $1,200.00 for a total amendment request of **$55,026.00.**

Please let me know if you have any questions or need additional information regarding this amendment. I look forward to working with you and other City staff on a variety of projects.

Respectfully submitted,

Rosanna Lacarra

Digitally signed by Rosanna Lacarra
DN: cn=Rosanna Lacarra, o=LaRoc Environmental, ou, email=rosanna@laroc environmental.com, c=US
Date:2016.03.18 12:29:50 -07'00'

Rosanna M. Lacarra
Principal

AUTHORIZATION FOR THE CITY MANAGER TO EXECUTE THE PURCHASE OF TWO SANITARY SEWER STATION REPLACEMENT PUMPS WITH FLO-SYSTEMS, INC. AND BARRETT ENGINEERED PUMPS, RESPECTIVELY, FOR A COMBINED TOTAL OF $63,994

ISSUE: Whether the City Council should authorize the City Manager to execute a pump purchase with Flo-Systems, Inc. for a Transbay replacement pump and with Barrett Engineered Pumps for a spare pump to be used at either the Glorietta Bay or Cays Main pump stations. The combined purchase cost is $63,994.

RECOMMENDATION: Authorize the City Manager to execute the purchase of two pumps for the combined cost of $63,994.

FISCAL IMPACT: During the February 6, 2016, City Council meeting, $100,000 was added to the Public Services Wastewater budget 510010-8252 for the repair and purchase of sanitary sewer pumps. The Flo-Systems proposal, for the Transbay pump, is $34,307.28 (Attachment A). The Barrett Engineered Pumps proposal is $29,686 (Attachment B). Both vendors, Flo-Systems (Attachment C) and Barrett Engineered Pumps (Attachment D) have sole source agreements with the pump manufacturers.

CITY COUNCIL AUTHORITY: Awarding a contract is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right, the courts will give greater weight to the City Council in any challenge of the decision to award the contract. Coronado Municipal Code Section 8.04.060 requires City Council approval for the purchase of goods, services and/or equipment above $30,000.

PUBLIC NOTICE: No public notice is required.

BACKGROUND: The Transbay pump station collects all sanitary sewer flows within the City boundary, including flows from Naval Air Station North Island and Naval Amphibious Base, and then transfers the effluent through a pipeline under the San Diego Bay to the City of San Diego where the effluent is transported and treated. Transbay is outfitted with five pumps, which will automatically determine the number of pumps required to move the volume of effluent the station receives. Under normal conditions, the station operates with three pumps. All five pumps, however, are designed to operate in cycles. Cycling the pumps ensures equal use and maintains comparative pump efficiencies. The Transbay pump station transfers approximately 3 million gallons of effluent daily.

One of the Transbay pumps received considerable damage to the volute, known as the shell, when shaft and impeller (internal moving parts) broke free. While some internal parts have been replaced previously through preventive maintenance, the volute is a fixed part and typically does not require replacement. The volute damage and internal parts damage require that the pump be replaced.

The Glorietta Bay and Cays Main pumps are engineered to use the same submersible pumps, which are easily installed. The Glorietta Bay station operates with four pumps and the Cays Main operates with two pumps. The Cays Main station transfers effluent to the Glorietta Bay pump station, which then transfers the effluent to the Transbay pump station.

Both Glorietta Bay and Cays Main stations have full operating pumping systems. The purchase of this spare pump ensures adequate redundancy in the event of a pump failure. The purchase lead time for a replacement pump and the potential consequences of manual, temporary pumping operations in equipment and manpower resources, justifies spending funds upfront to have a replacement pump in the City's inventory.

ANALYSIS: Optimal operating levels at the Transbay pump station requires five pumps. Purchasing the Transbay pump will restore operating levels and will reduce wear and tear on the remaining pumps. Purchasing a spare pump, to be used where needed at Glorietta or Cays Main, minimizes pump downtime when repairs are needed. Pumps typically take between six and eight weeks for repairs. A spare pump allows for same day, or next day, restoration of normal pump station operations.

ALTERNATIVE: The City Council could choose to not authorize the purchase of the pumps. Rejecting the purchases would jeopardize optimal operating levels.

Submitted by Public Services & Engineering/Maurer
Attachments: A. Flo-Systems, Inc. proposal
B. Barrett Engineered Pumps proposal
C. Sole Source Memo Flo-Systems
D. Sole Source Memo Barrett

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	EG	JNC	MLC	NA	NA	NA	NA	NA	CMM	NA

FLO-SYSTEMS, INC.

140 S Chaparral Ct. Ste 140, Anaheim CA 92808
714-202-8101
Website: *flo-systems.net*

April 20th, 2016
Page 1/2

Proposal 011316J2
Jorge Ramirez
619-571-2628
jramirez@coronado.ca.us
City of Coronado

Reference: ***Replacement for Trans-Bay PS SN K3W1-070809***
Conditions: 3000 GPM @ 38' TDH

Dear Mr. Ramirez:

Flo-Systems is pleased to quote the following ***replacement*** for Fairbanks Nijhuis/Morse pump to be used with existing motor for serial number K3W1-070809

One (1) Fairbanks Nijhuis 8" B5445 pump with modification from packing to double mechanical seal. *Includes: mechanical seal, volute, backhead and full freight. Excluding: Base, elbow, motor and performance testing. For Skotchkote adder, add 6-8 weeks to delivery time.*

Option 1- With Scotchkote (Adds 6-8 weeks)

Equipment Price: $31,408 each
Adder (Skotchkote 134 Impeller): $358 each
Tax (8%): $2,541.28
Total: $34,307.28

Option 2- Without Scotchkote

Equipment Price: $31,408 each
Tax (8%): $2,512.64
Total: $33,920.64

Equipment is quoted f.o.b. factory with full freight prepaid and allowed to your jobsite or yard. Applicable taxes are not included. Please allow 18-20 weeks for production, plus transit time.

This proposal is subject to Flo-Systems standard terms and conditions attached. We look forward to working with you on this project.

Sincerely,
Jessica Soltanieh
140 S Chaparral Ct. Ste 140 | Anaheim Hills CA 92808 | P: 714-202-8101| jessicas@flo-systems.net
www.Flo-Systems.net

FLO-SYSTEMS, INC.

140 S Chaparral Ct. Ste 140, Anaheim CA 92808
714-202-8101
Website: *flo-systems.net*

TERMS OF SALE

1. ACCEPTANCE. These terms govern the purchase and sale of equipment, contractors services, etc, referred to in SELLER'S proposal or acknowledgement. Acceptance by SELLER, such offer or acceptance is conditioned on BUYER'S assent to these terms. SELLER rejects all additional or different terms in any of BUYER'S forms or documents unless specifically accepted by SELLER in writing. Where our Principal (manufacturer) reserves the right to accept the purchase order and invoice BUYER directly, our principals' terms and conditions shall apply if same is included with the proposal.

2. PAYMENT. Terms are Net 30 days from date of shipment and invoice, subject to approval of credit. SELLER may ship on a "when ready" basis and partial invoice for the equipment that has shipped. Partial invoices are bound by the same terms as those invoices submitted upon complete shipment of equipment. Interest at one percent per month or at the legal maximum rate will be assessed for late payment.
3. RETENTIONS not previously approved in writing by SELLER are not permitted.
4. BACK CHARGES accepted only upon written approval by SELLER.
5. DELIVERY. SELLER shall not be liable for delays in delivery due to fire, flood, labor issues, war, civil disorders, delay in transportation, inability to obtain materials, accidents, acts of God or other causes beyond SELLER'S reasonable control. If shipment is delayed due to BUYER or by government action, payment becomes due when the factory is ready to make shipment and storage charges, if any, become the BUYERS responsibility.
6. RESPONSIBILITY. SELLER shall not be responsible for damage to equipment if misused, improperly stored, installed or maintained. SELLER SHALL NOT BE LIABLE FOR CONSEQUENTIAL, INCIDENTAL, SPECIAL, PUNITIVE, COLLATERAL, LIQUIDATED OR OTHER INDIRECT DAMAGES. CONSEQUENTIAL DAMAGES FOR THE PURPOSE OF THIS AGREEMENT SHALL INCLUDE BUT NOT BE LIMITED TO, LOSS OF USE, INCOME, PROFIT, LOSS OF OR DAMAGE TO PROPERTY, ETC. These limitations apply whether the liability is based upon contract, tort, strict liability or any other theory.
7. WARRANTY. For benefit of the original user, SELLER warrants all new equipment sold to be free from defects in material and workmanship, and will replace or repair, F.O.B. at its factories or other location designated by it, any part or parts returned to it which SELLERS examination shall show to have failed under normal use and service by the original user within one year following initial shipment to the BUYER. This warranty does not cover damage by decomposition from chemical action or wear caused by abrasive materials nor does it cover damage resulting from misuse, alteration, accident or neglect, or from improper operation, maintenance, installation, modification or adjustment. Such repair or replacement shall be free for all items except for those items that are consumable and normally replaced during maintenance. THIS WARRANTY IS EXPRESSLY MADE BY SELLER AND ACCEPTED BY BUYER IN LIEU OF ALL OTHER WARRANTIES, WHETHER WRITTEN, ORAL, EXPRESS OR IMPLIED. Warranty does not cover removal and installation of equipment.
8. TAXES. Prices are exclusive of all taxes, federal, state local of any kind or nature.

9. TRANSPORTATION. Unless otherwise set forth herein, prices are F.O.B. our factories. The consignee must report all claims for damages in transit to the carrier.
10. COMPLIANCE WITH LAWS. BUYER shall be solely responsible for securing any necessary permits and for compliance with all safety, health, sanitation and any other laws, ordinances and regulations in connection with the design, installation and operation of the equipment.
11. INDEMNIFICATION. It is understood that SELLER has relied upon data furnished by and on behalf of BUYER with respect to the safety aspects and application of the equipment and that it is BUYER'S responsibility to assure that the equipment will, when installed and put in use, be in compliance with requirements fixed by law and otherwise legally adequate to safeguard against injuries or damage to persons or property. BUYER hereby agrees to defend, indemnify and hold harmless SELLER, its agents and employees against any and all losses, costs, damages, claims, liabilities or expenses, arising out of or resulting from any injury or damage to any person or property caused by the inadequacy of safety features, devices or characteristics in the equipment or in the installation, use or operation of the same, except claims for repair or replacement of defective parts are provided in Paragraph 7 hereof. SELLER will indemnify, defend and hold BUYER harmless from any claim, cause of action or liability incurred by BUYER as a result of third party claims for personal injury, death or damage to tangible property, to the extent caused by SELLER'S sole negligence. SELLER shall have the sole authority to direct the defense of and settle any indemnified claim. SELLER'S indemnification is conditioned on BUYER (a) promptly notifying SELLER of any claim, and (b) providing reasonable cooperation in the defense of any claim. SELLER'S liability is limited to the coverage offered and paid by the SELLERS insurance policies.
12. TITLE & LIEN RIGHTS. After delivery to Buyer, Seller will have all such rights, including security interests and liens, in the equipment as lawfully may be conferred upon Seller by contract under any applicable provision of law.
13. MISCELLANEOUS. Goods may not be returned without previous written permission and are subject to a restocking charge. The SELLER may cancel agreement only upon written notice and payment of reasonable cancellation charges, including anticipated profit. Attorney's fees and court costs necessary to enforce these terms of sale will be paid to the prevailing party. No part of the Agreement may be changed or cancelled except by a written document signed by SELLER and BUYER. No course of dealing or performance, usage of trade or failure to enforce any term shall be used to modify the Agreement. If any of these terms is unenforceable, such term shall be limited only to the extent necessary to make it enforceable and all other terms shall remain in full force and effect. BUYER may not assign or permit any other transfer of the Agreement without SELLER'S prior written consent. The Agreement shall be governed by the laws of the State of California without regard to its conflict of laws provisions

BARRETT
Engineered Pumps

Specialists in Pumps and Pumping Systems

ADDENDUM #3 – PRICE ADJUSTMENTS

Thursday, April 07, 2016

Josh Smith, Phone 619-522-7380, Fax 619-435-4479
Electrician
City of Coronado
1300 First Street
Coronado, CA 92118

Subject: Coronado Cays Replacement Sewage Pump

Dear Jim,
We are pleased to offer our quotation on the following pump.

The below will duplicate one of the pumps sold to HPS Mechanical on our S/O #10970, dated 06/24/2002 for the Glorietta Bay Project.

1 each Hydromatic Model S8LX7500FC submersible non-clog sewage pumping unit, 8" horizontal flanged discharge, 3¼" solids handling, cast iron construction, stainless steel shaft and hardware, carbon/ceramic double mechanical shaft seal and leak sensor probe, driven by a 75 HP, 1750 RPM, 3 phase, 460 volt, oil filled explosion proof submersible motor. Pump equipped with 50' of 2-4AWG power and seal fail cable.

TOTAL PRICE F.O.B. FACTORY, F.F.A JOBSITE.....$ 26,700.00
SALES TAX 8%.....$ 2,136.00
Delivery is 8 – 10 weeks after receipt of order.

The coating that was put on the original pump was Bitumastic 300M, we recommend fusion bonded epoxy coating for the impeller and the volute, two part epoxy coating for the motor housing, it holds up better than the Bitumastic.
1 each Fusion Bonded epoxy coating for the impeller and the volute, two part epoxy coating for the motor.
TOTAL PRICE F.O.B. FACTORY, F.F.A JOBSITE.....$850.00
Add 1 - 2 weeks additional time for coating.
Coating is not taxable.

TOTAL FOR PUMP + COATING + FREIGHT + SALES TAX (NO TESTING).....$ 29,686.00

Per the engineer's specifications the original pumps were non-witnessed performance test per Hydraulic Institute standards with certification and the motors were special megger tested with certification, to add these tests to the above pump.....$ 864.00
Sales Tax .....$ 69.12

not needed

TOTAL FOR PUMP + TESTING + COATING + FREIGHT + SALES TAX.....$ 30,619.12

Prices are firm for 30 days and subject to any and all applicable taxes.
If you are in need of further information please contact this office.
Sincerely,
Barrett Engineered Pumps
Dave Bisbee

1695 National Avenue, San Diego, CA 92113 (619) 232-7867, Fax (619) 232-3029
www.barrettpump.com

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March 25, 2015

Fairbanks Morse
Engineered Flow Technologies
3601 Fairbanks Ave
Kansas City, KS 66106
Fax: 800-915-6122
Cell: 916-474-1203

City of Coronado
1300 First Street
Coronado, CA 92118

Re: Fairbanks Morse Sales Distribution
Southern California and Southern Nevada

Attention: Mr. Jorge Ramirez jramirez@coronado.ca.us

Dear Mr. Ramirez,

Flo-Systems, Inc. is Fairbanks Morse's exclusive distributor for municipal pumps and pump parts in Southern California and Southern Nevada. In addition, they are also an authorized field installation, service and repair facility for Fairbanks Morse pump products. Please feel free to contact me directly if you have any additional questions regarding Fairbanks Morse sales in the southwestern US.

Sincerely,
Jerry Eaves
Jerry Eaves
Western Regional Manager, FMPC

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PENTAIR

January 05, 2016

Barrett Engineering
1695 National Avenue
San Diego, CA 92113

To: Joshua Smith
City of Coronado
1300 First Street
Coronado, CA 92118

Subject: Pentair Distribution

This letter is to advise you that Barrett Engineered Pumps, located at 1695 National Avenue, San Diego, CA 92113 is the authorized distributor for Hydromatic Wastewater Products in the Municipal Markets for San Diego County, CA.

This agreement gives them the right to promote and sell Hydromatic Products for the Municipal Markets in San Diego County, as limited by Pentair in its discretion.

Please direct any inquires or orders to Barrett Engineered Pumps.

Sincerely,

Rick Hicklin

GSH Manager, West Region

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AUTHORIZATION TO ADVERTISE THE STORM WATER DIVERTER STATIONS PROJECT FOR BID

RECOMMENDATION: Authorize staff to advertise the Storm Water Diverter Stations project for bid.

FISCAL IMPACT: As approved in the Capital Improvement Program, $125,000 has been allocated for the design and construction of the project (Project Account Number 530783-9872-15016). To date, approximately $30,000 has been spent on design and miscellaneous items. The engineer's construction estimate for the project is $115,000; when combined with the amount spent to date, the total of $145,000 may exceed the CIP budget. If bids come in near the engineer's estimate, exceeding the project appropriation, staff will review the bids to determine if (1) the scope of the project can be reduced to bring the costs within the available funding; (2) the project should be value engineered and re-bid; (3) the project should be deferred; or (4) an additional appropriation should be requested to construct the project as originally designed. Based on this review, a recommendation will be forwarded to the City Council for consideration.

CEQA: The project is categorically exempt from the provisions of CEQA based on Article 19, Sections 15301 (existing facilities) and 15302 (replacement or reconstruction).

CITY COUNCIL AUTHORITY: Authorization to advertise a project for bid is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right the courts give greater deference to decision makers in administrative mandate actions. The court will inquire (a) whether the city has complied with the required procedures and (b) whether the city's findings, if any, are supported by substantial evidence.

PUBLIC NOTICE: None required.

BACKGROUND: In 2004, the City completed a project to install low-flow diverter valves in several storm drain inlets to comply with local and statewide storm water discharge regulations. These diverter valves send initial storm water runoff, which contains the highest pollutant loads, to the City's sanitary sewer system where it is treated and properly disposed. These diverter stations are located in storm drain inlets that discharge directly to the ocean and bays and, due to their locations, have been impacted by beach sands and other debris so that the valves require constant maintenance for proper operation. This project will either retrofit or replace the older diverter valves with a mechanical, float operated valve that will reduce the amount of maintenance required for proper operation.

ANALYSIS: The Council's approval will allow staff to issue the construction documents for public bid. Plans and specifications are available for review in the Public Services & Engineering Department.

ALTERNATIVE: The Council could elect to bid the project at a later date.

Submitted by Public Services & Engineering/Johnson

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CM	ACM	AS	CA	CC	CD	CE	F	L	P	PS	R/G
BK	TR	JK	JNC	MLC	NA	EW	NA	NA	NA	CMM	NA

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AUTHORIZATION FOR THE CITY ENGINEER TO ISSUE ENCROACHMENT PERMIT NO. E1604-004 TO ALLOW CONSTRUCTION OF IMPROVEMENTS AT 1033 B AVENUE, SUITE 102, TO ENCROACH ALONG THE FRONTAGE OF THE PROPERTY INTO THE CITY RIGHT-OF-WAY; AND AUTHORIZATION FOR THE CITY MANAGER TO ISSUE A COMMERCIAL USE PERMIT TO ALLOW THE PLACEMENT OF OUTSIDE DINING FURNISHINGS

RECOMMENDATION: (1) Authorize the City Engineer to issue Encroachment Permit No. E1604-004 to the owners of 1033 B Avenue, Suite 102, to encroach along the frontage of the property into the City right-of-way; and (2) authorize the City Manager to issue a commercial use permit to allow the placement of outside dining furnishings at this address.

FISCAL IMPACT: The applicant has paid the City an encroachment permit fee of $350 and, if approved, will be required to maintain the encroachment at their expense. Consistent with other Commercial Use Permits, the City will receive $779.00 for the first year (prorated at $130.00) with three percent (3%) increases each year for the next four years.

CEQA: Categorical Exemption 15305 Minor Alterations in Land Use Limitations (Encroachment Permits).

CITY COUNCIL AUTHORITY: Coronado Municipal Code Section 52.08.030 requires City Council approval for structures built over the public right-of-way. Such approval is an administrative action of the City Council. Administrative decisions, sometimes called "quasi-judicial," or "quasi-adjudicative" decisions, involve the application of existing laws or policies to a given set of facts. Courts give less deference to decision makers in administrative mandate actions. The court will inquire (a) whether the City has proceeded without, or in excess of its jurisdiction; (b) whether there was a fair hearing; or (c) whether there was a prejudicial abuse of discretion.

PUBLIC NOTICE: A notice of the encroachment application, including a sketch of the area covered by both the Encroachment Permit and Commercial Use Permit, was sent to property owners and residents within a 300' radius of the address.

BACKGROUND: The City has been working with consultants and owners interested in opening a new restaurant at 1033 B Street, Suite 102, called Lobster West. Tenant improvements have been approved by the Design Review Commission with plans to install outdoor dining in front of the establishment. An encroachment permit application as well as a commercial use permit application were submitted to the City for review and consideration.

ANALYSIS: The subject property is located at the corner of B Avenue and Ynez Place. As shown in the encroachment permit application, the improvements proposed within the public right-of-way on Ynez Place include an outdoor seating area with tables, chairs, and umbrellas, all of which is enclosed by a low wall and steel railing (see exhibits included in Attachment 1 – Encroachment Permit).

The curb-to-property line distance along Ynez Place is sixteen feet. A hardscaped parkway with a street tree exists along a portion of the property frontage with a width of approximately six feet five inches. The proposed tables and wall by the Lobster West development extend between two

feet nine inches and three feet four inches into the public right-of-way leaving over six feet of available sidewalk space remaining for pedestrian activity at all times. Umbrellas covering the tables and chairs closest to the sidewalk extend an additional eleven inches into the public right-of-way, but are at a minimum height of eighty inches and should therefore pose limited, if any, restrictions on pedestrian accessibility.

When considering improvements that encroach into the public right-of-way, the width of the remaining pedestrian path is always reviewed. Previous requests for outdoor dining facilities encroaching into the public right-of-way for collector roadways have been sized and approved to maintain a seven-foot-wide pedestrian path of travel while requests along local roadways have maintained a path of travel at least five feet in width. Ynez Place is considered a local street and the proposed plan provides more than the City's desired five-foot-wide path of travel around the proposed encroachments. Furthermore, the proposed improvements exceed the Americans with Disabilities Act requirement for a four-foot-wide path of travel.

The commercial use permit, as proposed, would allow the tenants to use the improvements depicted in the encroachment permit for outdoor dining. However, the permanent improvements addressed by the encroachment permit and the outside dining use are separate components and approval of one component does not require approval of the other. The encroachment permit and commercial use permit can therefore be approved separately at the discretion of the Council.

In reviewing the safety and design aspects of the proposed encroachments and outdoor dining area, no negative impacts were found to impact the public right-of-way. The encroachment permit, if approved, will require the property owner to maintain the improvements. It is recommended that the encroachment permit and commercial use permit for the proposed awnings and outside dining be approved.

ALTERNATIVES: The Council may elect to (1) approve only the commercial use permit; (2) approve only the encroachment permit; or (3) deny the request for both permits.

Submitted by Engineering & Project Development/Newton
Attachments: 1. Encroachment Permit No. E1604-004
2. Commercial Use Permit

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CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	JK	JNC	MLC	NA	EW	NA	NA	NA	CMM	NA

RECORDATION REQUESTED BY:

City Clerk
City of Coronado
1825 Strand Way
Coronado, CA 92118

ENCROACHMENT PERMIT NO. E1604-004

An encroachment permit is hereby granted to the Permittee designated in paragraph one, Attachment A, as the owner of the Benefited Property described in paragraph two, Attachment A, to encroach as detailed in the diagram included as Exhibit A. Attachment A and Exhibit A are hereby incorporated herein by this reference as though fully set forth at length. In consideration of the issuance of this encroachment permit, Permittee hereby covenants and agrees, for the benefit of the City, as follows:

1. This covenant shall run with the land and be binding upon and inure to the benefit of the future owners, encumbrancers, successors, heirs, personal representatives, transferees, and assigns of the respective parties.

2. Permittee shall use and occupy the City Property only in the manner and for the purposes described in paragraph four, Attachment A.

3. By accepting the benefits herein, Permittee acknowledges title to the City Property to be in the City and waives all right to contest that title.

4. The term of this encroachment permit is indefinite and may be revoked by the City or abandoned by Permittee at any time. The City shall mail written notice of revocation to Permittee, addressed to the Benefited Property which shall set forth the date upon which the benefits of the encroachment permit are to cease.

5. City is entitled to remove all or a portion of the improvements constructed by Permittee in order to repair, replace, or install public improvements. City shall have no obligation to pay for or restore Permittee's improvements.

6. Permittee agrees to indemnify, defend and hold the City harmless from and against all claims, demands, costs, losses, damages, injuries, litigation, and liability arising out of or related to the use, construction, encroachment or maintenance to be done by the Permittee or Permittee's agents, employees or contractors on City Property.

7. Upon abandonment or revocation, Permittee shall, unless otherwise directed by the City and at no cost to the City, return City property to its pre-permit condition within the time specified in the notice of revocation or prior to the date of abandonment.

8. If Permittee fails to restore the City property, the City shall have the right to enter upon the City Property, after sending notice to the Permittee delivered at the Benefited Property, and

restore the City Property to its pre-permit condition which includes the removal and destruction of any improvements, and Permittee agrees to reimburse the City for the costs incurred.

9. If either party is required to incur costs to enforce the provisions of this covenant, the prevailing party shall be entitled to full reimbursement for all costs, including reasonable attorney's fees.

10. Permittee agrees that Permittee's duties and obligations under this covenant are a lien upon the Benefited Property. Upon 30-day notice, and an opportunity to respond, the City may add to the tax bill of the Benefited Property any past-due financial obligation owing to the City by way of this covenant.

11. Permittee waives the right to assert any claim or action against the City arising out of or resulting from the revocation of this permit or the removal of any improvement or any other action by the City, its officer, agents, or employees taken in a non-negligent manner, in accordance with the terms of this permit.

12. Permittee recognizes and understands that this permit may create a possessary interest subject to property taxation and that the Permittee may be subject to the payment of property taxes levied on such interest.

13. As a condition precedent to Permittee's right to go upon the City property, this permit must first be signed by the Permittee, notarized, executed by the City and recorded with the County Recorder of the County of San Diego. The recording fee shall be paid by Permittee.

14. Permittee will maintain this encroachment at their expense for as long as the encroachment remains in existence.

15. The applicant shall have their current general liability insurance policy on file with the City, labeling the City of Coronado as *Additionally Insured* and including the Additional Insured Endorsement.

16. If any portion of the improvement is determined to be a pedestrian hazard, public nuisance or a public safety hazard in any way, as determined by the City Engineer, then that portion of the facility shall be removed by Permittee at the Permittee's expense or the City shall remove all or any part of it at the Permittee's expense.

17. Any design changes to the encroachment area require the approval of the City Engineer.

DRAFT

APPROVED AS TO FORM AND CONTENT

By:_____ Date:_____
Ed Walton
City of Coronado
City Engineer

ATTEST:

By:_____
Mary L. Clifford, CMC
City of Coronado
City Clerk

Date:_____

AGREED AND ACCEPTED:

By:_____

Owner/Authorized Representative
Permittee

Date:_____
(Signature of owner, owners or authorized representative)

-NOTARIZATION REQUIRED-

DRAFT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA

COUNTY OF _____

On _____, before me, _____, Notary Public,

personally appeared _____,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument, the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

_____

Place Notary Seal above

Signature of Notary Public

DRAFT

ATTACHMENT A TO COVENANT REGARDING ENCROACHMENT PERMIT NO. E1604-004

PARAGRAPH ONE:

Permittee

Island Terrace, LP
154 Grand Street; Suite 4th Floor
New York, New York 10013

PARAGRAPH TWO:

Benefited Property

Lobster West
1033 B Avenue, Suite 102
Coronado, California 92118
A.P.N.: 537-561-01

PARAGRAPH THREE:

The encroachment will consist of improvements along twenty-two feet (22') of the property's frontage along Ynez Place including tables, chairs, and umbrellas enclosed within an outdoor patio space by a CMU block wall and steel railing. The wall and steel railing extend between two feet nine inches (2'-9") and three feet four inches (3'-4") into the public right-of-way. Umbrellas covering the tables closest to the sidewalk extend an additional eleven inches (11") into the public right-of-way.

PARAGRAPH FOUR:

Purpose

The purpose of this permit is to allow the Permittee to construct, at his/her expense, an outdoor patio space within the public right-of-way in order to provide outdoor dining; all improvements are as shown in Exhibits A and B of this encroachment permit and are adjacent to the Benefited Property.

DRAFT

EXHIBIT A TO COVENANT REGARDING
ENCROACHMENT PERMIT NO. E1604-004

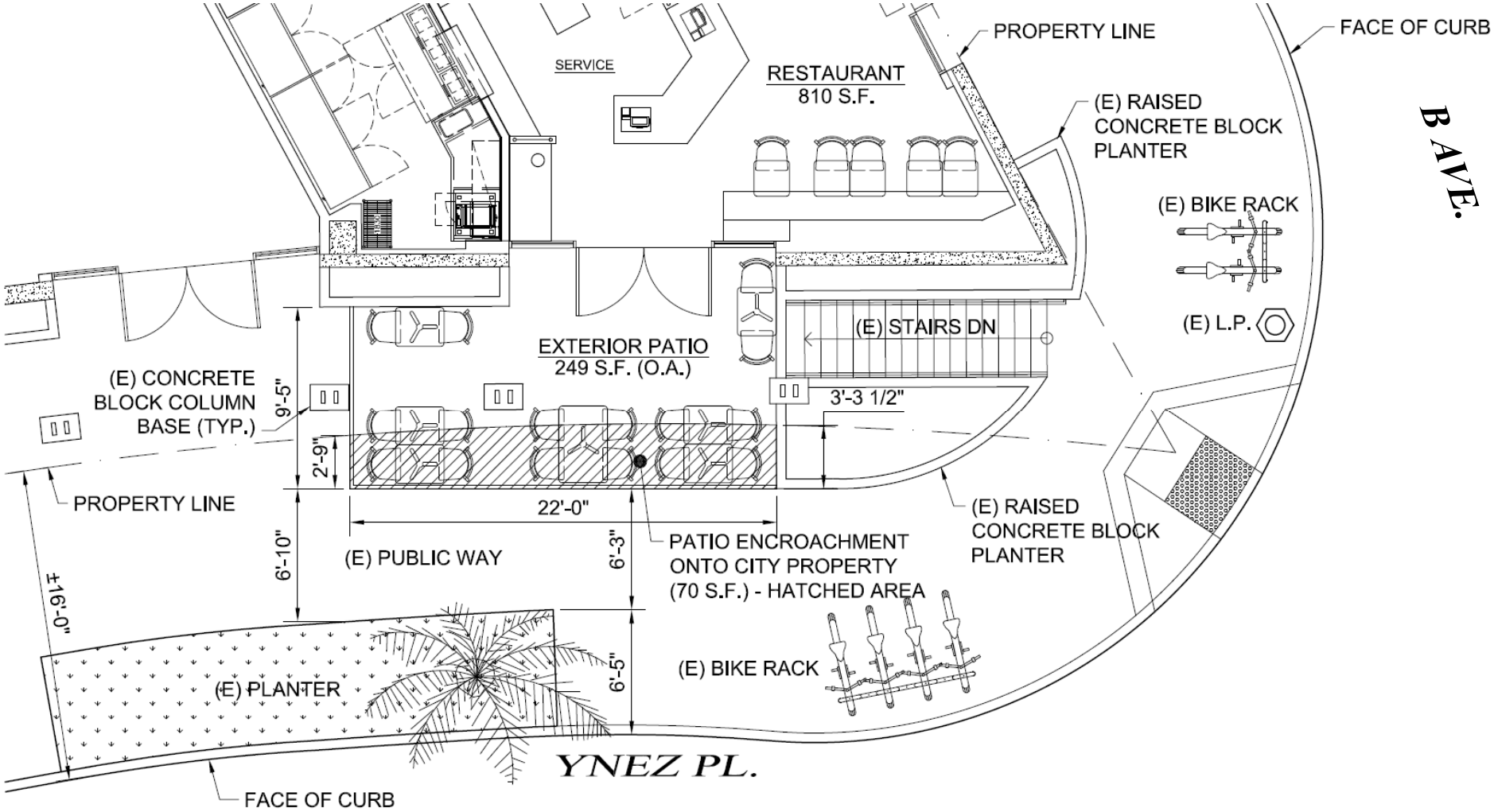
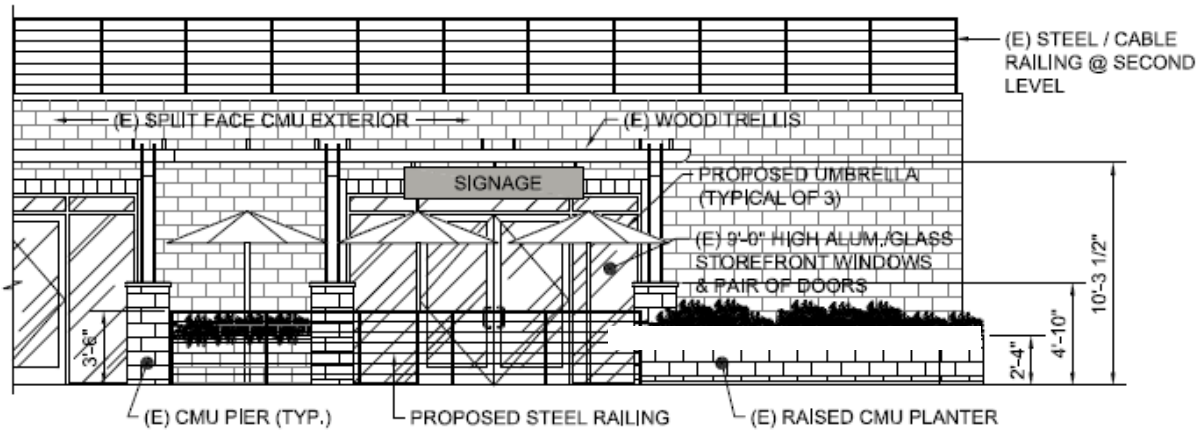
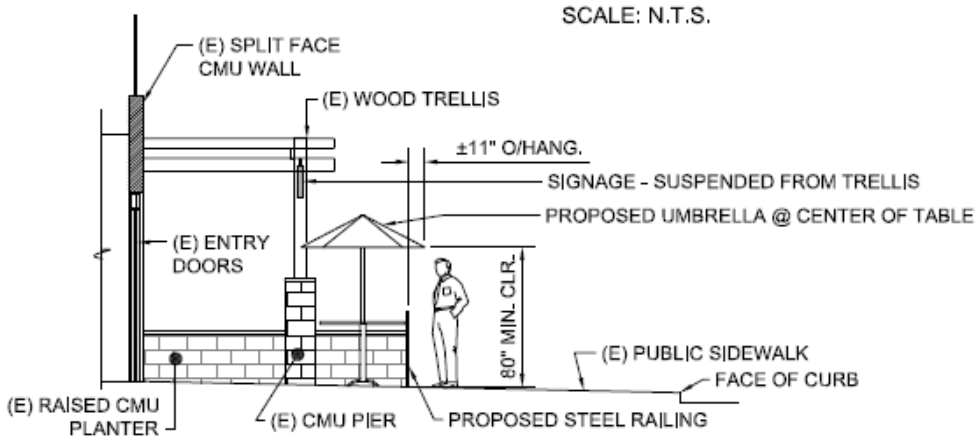


EXHIBIT B TO COVENANT REGARDING
ENCROACHMENT PERMIT NO. E1604-004



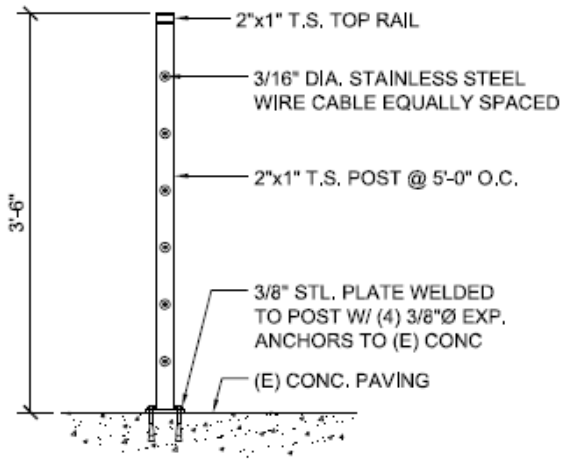
ELEVATION "B" - PROPOSED

SCALE: N.T.S.



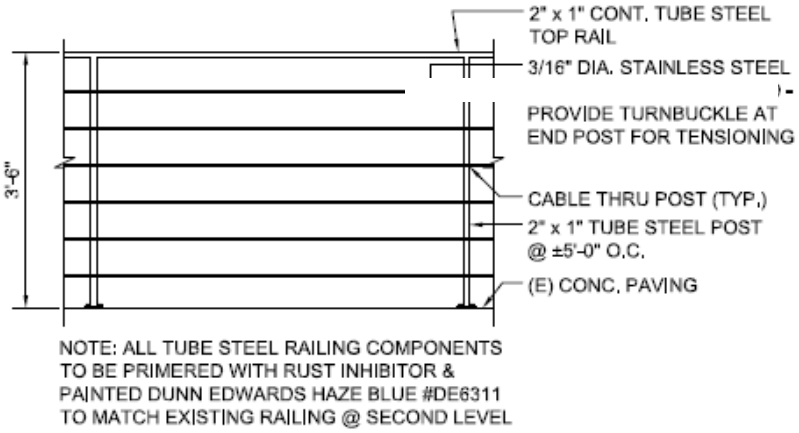
SECTION VIEW THRU PATIO - LOOKING NORTH

SCALE: N.T.S.



PATIO RAILING SECTION

SCALE: N.T.S.



PATIO RAILING ELEVATION

SCALE: N.T.S.

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CITY OF CORONADO

PERMIT FOR USE OF CITY PROPERTY FOR COMMERCIAL ACTIVITY

In accordance with Title 20, Chapter 20.12 of the Coronado Municipal Code, this Permit for Use of City Property for Commercial Purposes is issued as follows:

1. **Permittee**: This permit is issued to Island Terrace, LP (hereinafter referred to as Permittee), owners of the real property located at 1033 B Avenue, Suite 102, Coronado, California, 92118 for which Lobster West shall serve as a Tenant.

2. **Property**: The Permittee may utilize no more than seventy (70) square feet of which twenty-two linear feet (22 lf) of the property's frontage along Ynez Place may include tables, chairs, and umbrellas enclosed within an outdoor patio space by a CMU block wall and steel railing. The wall and steel railing shall extend between two feet nine inches (2'-9") and three feet four inches (3'-4") into the public right-of-way. Umbrellas covering the tables closest to the sidewalk shall extend an additional eleven inches (11") to the public right-of-way of the 1300 block of Ynez Place (at the corner of B Avenue) in the City of Coronado as described in Encroachment Permit Number E1604-004 (hereinafter referred to as the Property).

3. **Commercial Activity**: Permittee may use the above-described property only for the purposes of outdoor dining, limited to a seating capacity of sixteen (16) (as provided in Encroachment Permit Number E1604-004) including the sale and serving of alcohol subject to the approval of the California Alcohol Beverage Control Board, and further subject to any conditions contained herein. The Permittee shall neither provide nor allow live music, recorded music, or other outdoor entertainment on the above-described property without the specific written consent of the City.

4. **Term of Permit**:

   4.1 Subject to the conditions herein, this permit shall commence on May 3, 2016 and expire on June 30, 2020.

   4.2 Subject to the conditions herein, this permit may be extended at the discretion of the Office of the City Manager.

   4.3 This permit may be terminated by the City in accordance with Chapter 20.02 of the Coronado Municipal Code, and may be terminated immediately if the Permittee fails to comply with any of the terms and conditions stated herein.

4.4 In general, this permit may be terminated upon sixty (60) days written notice by the City of Coronado if it is determined that the public health, welfare, safety or convenience requires that the property may be used for another purpose. However, in the case of an emergency, the permit may be suspended or terminated without prior notice to the Permittee. In such case, the City will endeavor to provide as much notice as is reasonably possible under the circumstances.

5. **Waiver of Claims**: Permittee hereby waives the right to assert any claim or action against the City of Coronado, its officers, agents or employees arising out of or resulting from the issuance or revocation of this permit or the restoration of the property or any other action taken in accordance with the terms of the permit by the City of Coronado, its officers, agents or employees.

6. **Fee**: For each year or portion thereof in which the Permittee occupies the property, the Permittee shall pay on or before July 1 of each year, the following amounts:

6.1 From July 1, 2015 to June 30, 2016 Seven hundred seventy-nine dollars ($779) – *prorated at one hundred thirty dollars ($130)*

6.2 From July 1, 2016 to June 30, 2017 Eight hundred two dollars ($802)

6.3 From July 1, 2017 to June 30, 2018 Eight hundred twenty-six dollars ($826)

6.4 From July 1, 2018 to June 30, 2019 Eight hundred fifty-one dollars ($851)

6.5 From July 1, 2019 to June 30, 2020 Eight hundred seventy-seven dollars ($877)

6.6 If the encroachment permit of the Permittee is suspended or terminated after the Permittee has rendered payment of the required annual fees provided herein, the Permittee shall receive a prorated reimbursement for the months Permittee is not using the City's public property.

6.7 If the Permittee fails to pay the fees as required by July 31 of each year, a late payment penalty of ten percent (10%) of the amount due may be assessed by the Director of Administrative Services. If full payment, including late fees, is not paid by July 31 of the appropriate year, the City may, in its discretion, immediately terminate the permit with no additional notice to the Permittee. In addition, the City may take appropriate steps to commence termination of the corresponding encroachment permit. This section shall not in any way limit the City's ability to pursue other legal recourse against the Permittee.

7. **General Conditions**:

7.1 The general provisions of Chapter 20.02 of the Coronado Municipal Code shall apply to this permit to include, without limitation, the grounds for suspension of revocation provisions contained in Section 20.02.170 through 20.02.190.

7.2 By accepting the benefits herein, the Permittee acknowledges title to the property to be in the City of Coronado and waives all rights to contest that title.

8. **Additional Conditions**:

8.1 The Permittee agrees to indemnify and hold the City and City's officers, officials, employees and agents harmless from, and against any and all liabilities, claims, demands, causes of action, losses, damages and costs, including all costs of defense thereof, arising out of, or in any manner connected directly or indirectly with, the construction, encroachment, maintenance or activity to be done by the Permittee, his/her/its agents, employees or contractors on the City property.

Upon demand, Permittee shall, at its own expense, defend City and City's officers, officials, employees and agents, from and against any and all such liabilities, claims, demands, causes of action, losses, damages and costs.

Permittee's obligation herein does not extend to liabilities, claims, demands, causes of action, losses, damages or costs that arise out of the City's intentional wrongful acts, violations of law, or negligence.

This provision shall not be limited by any provision of insurance coverage the Permittee may have in effect, or may be required to obtain and maintain, during the term of this Permit. This provision shall survive expiration or termination of this Permit.

8.2 At all times during which this permit is in effect the Permittee shall maintain a policy of liability insurance in an amount of not less than one million dollars ($1,000,000) per claim for personal injury and property damage. The Permittee shall also furnish a policy of Worker's Compensation Insurance as required by California law. Furthermore, in the event Permittee elects to serve alcohol in the outdoor dining area, the Permittee shall maintain liquor liability insurance coverage in an amount not less than one million dollars ($1,000,000). These policies shall also name the City of Coronado, its officers, employees, agents and members of its City Council as additional insureds. The Permittee shall furnish evidence of such coverages at all times during the term of this permit. All of the coverages described above shall provide that the City of Coronado be furnished at least 30 days written notice from the insurer before the policy is canceled, revoked or otherwise expires.

8.3 The Permittee shall not block or otherwise interfere with any established civic uses of City property.

8.4 The Permittee shall keep the City property clean from any litter, solid waste, or trash resulting from the Permittee's use of the City property. Spills, residues, and deposits on the property shall be closely monitored and cleaned up immediately. The property shall be monitored at least hourly during business hours to ensure that tables are cleaned (bussed) and surrounding areas shall be policed to ensure that trash receptacles are not overflowing. The Permittee shall maintain a trash receptacle on the property that shall be emptied at least once per day.

8.5 The Permittee shall comply with all applicable federal, state and local, laws, regulations and ordinances. Permittee shall provide documentation demonstrating compliance with Coronado Municipal Code Title 61 "Stormwater and Urban Run-off Management and Discharge Control" and the Standard Urban Stormwater Mitigation Plan (SUSMP) requirements as they relate to food establishments prior to the issuance of an occupancy permit.

8.6 The exercise of any privileges granted by this permit constitutes the acceptance of all of the conditions of this permit.

8.7 The Permittee shall use the property only for the purposes specified above.

8.8 The property shall not be used to support and/or oppose political candidates or causes.

9. **Restoration of Property**: Upon the abandonment, termination or expiration of this permit, the Permittee shall, at no cost to the City of Coronado, return the property to the City in its pre-permit condition within the time specified in the notice of revocation or prior to the date of abandonment or expiration. If the Permittee fails to restore the City property in a timely manner, the City shall have the right to enter upon the property and restore the property to its pre-permit condition, including the destruction or removal of any improvements thereon. The City of Coronado shall then mail written notice to the Permittee advising him/her/it that the City intends to restore the property and to recover its restoration costs from the Permittee. This notice shall advise the Permittee that he/she/it shall have an opportunity to appear before the City Council at a specified time to protest the intended action of the City of Coronado.

10. **Possessory Interest**: The Permittee recognizes and acknowledges that this permit may create a possessory interest subject to property taxation, and that in accordance with California Revenue and Taxation Code Section 107.6, he/he/it may be subject to the payment of property taxes levy on such interest.

11. **Change of Ownership**: The permit shall not, nor shall any interest therein or thereunder, be assigned, mortgaged, hypothecated, or transferred by the Permittee, whether voluntarily or involuntarily or by operation of law, nor shall the Permittee let, sublet or grant any license or permit with respect to the use or occupancy of the subject property, or any portion thereof without the written consent of the Office of the City Manager. This provision shall not preclude the Permittee from having employees conducting the activities authorized by this permit.

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This permit, together with each and every condition contained herein, is acceptable:

_____ _____

Island Terrace, LP
By: Island Terrace GP LLC, its General Partner
By: Rivendell Global Real Estate Inc., its sole Member, Yonatan Linenberg, in his capacity as Managing Director

Date

_____ _____

Tom Ritter
Assistant City Manager
City of Coronado

Date

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AUTHORIZATION TO PURCHASE MICROSOFT ENTERPRISE AGREEMENT LICENSING THROUGH A COOPERATIVE PURCHASE PROGRAM AND AUTHORIZATION FOR THE CITY MANAGER TO EXECUTE THE PURCHASE AGREEMENT WITH PCMG, INC. IN AN AMOUNT NOT TO EXCEED $185,000

RECOMMENDATION: Authorize the City Manager to execute a purchase agreement with PCMG, Inc. for the Enterprise Agreement (EA) renewal.

FISCAL IMPACT: Beginning in FY 2016-17, ongoing annual EA licensing costs for the latest cloud version will bring the annual costs up to approximately $58,000. The total costs over three years are estimated to be $185,000 including projected license additions for new seasonal and temporary employees and additional systems.

Upon approval, purchase order(s) will be released for payment after July 1. All expenditures are within the Information Technology Division's FY 2016-17 budget (not yet approved by the Council). By approving the renewal and upgrade earlier than when the budget is adopted, the City will save approximately $8,000.

CITY COUNCIL AUTHORITY: Awarding a contract is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right, the courts will give greater weight to the City Council in any challenge of the decision to award the contract.

PUBLIC NOTICE: No public notice is required.

BACKGROUND: It is the practice of the City's IT Division to make yearly payments on a three-year EA to cover licensing needs for all desktops, servers, applications, and databases. In addition to providing version upgrades, the EA consolidates the City's software purchases at a reduced cost while streamlining the software license management and accounting process. The City's current three-year EA with CompuCom expires on June 30, 2016.

ANALYSIS: The IT Division recently sent out a request for quotes to four software vendors authorized to bid through the County of Riverside cooperative purchase program. All four quotes are attached to this report. Based upon a review of the quotes, the response from PCMG, Inc. represented the lowest cost for a three-year EA.

Staff notes that, at the end of each contract year of the three-year agreement, the City must report to Microsoft any products that need to be added to the agreement, generally for additional seasonal or temporary staff or for system additions. Microsoft identifies these license additions as "true-up" fees.

As part of the EA renewal, the IT Division will be migrating the City's email infrastructure to Microsoft's cloud-based Office and email suite, Office 365. The attached quotes include all upgrade costs for the City's 375 full-time staff, three-quarter staff, and part-time/seasonal staff currently identified in the network. If the City chooses to renew the EA first and then migrate later, the additional expense amounts to nearly $8,000.

The following bid summary shows that PCM-G is the lowest bidder for this proposed purchase. That bid is less than the next lowest bidder by $4,470. All four bidders are considered to be reputable suppliers and PCM-G is recommended for this purchase based on them being the lowest bidder.

Bid Summary

Bidder	Year 1	Year 2	Year 3	Total Bid
PCM-G	54,805.78	57,345.60	57,345.60	**169,496.98**
Insight	57,194.15	58,386.62	58,386.62	**173,967.39**
Software One	58,815.92	58,815.92	58,815.92	**176,447.76**
Dell	58,815.92	58,815.92	58,815.92	**176,447.76**

ALTERNATIVE: The City Council could direct that staff find an alternative licensing supplier, utilize an alternative purchasing contract, or wait for the normal renewal and upgrade after budget adoption. The following bid

Submitted by Administrative Services/Krueger, Lewton

Attachments:
1. PCMG Quote
2. Insight Quote
3. SoftwareOne Quote
4. Dell Quote

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	JK	JNC	MLC	NA	NA	NA	NA	NA	NA	NA

1940 E. Mariposa Ave., El Segundo, CA 90245

City of Coronado EA Pricing / Off County of Riverside RIVCO-20800-005-12/16 - Revision 3

Part #	Item Name	Yr 1 Price	Yr 2 & 3 Price	Qty	Yr 1 Ext.	Yr 2 & 3 Ext.
Enterprise Products						
7R6-00001	O365GovE1fromSA ShrdSvr ALNG SubsVL MVL PerUsr	$ 49.55	$ 51.95	25	$ 1,238.75	$ 1,298.75
AAA-11924	O365GovE3fromSA ShrdSvr ALNG SubsVL MVL PerUsr	$ 140.39	$ 147.19	215	$ 30,183.85	$ 31,645.85
AAA-12414	CCALBrdgO365 Alng MonthlySub Per User	$ 15.93	$ 16.61	110	$ 1,752.30	$ 1,827.10
AAA-12416	CCALBrdgO365FSA Alng MonthlySub Per User	$ 13.39	$ 14.04	240	$ 3,213.60	$ 3,369.60
U4S-00002	O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	$ 60.48	$ 63.06	110	$ 6,652.80	$ 6,936.60
Additional Products						
7NQ-00292	SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	$ 500.77	$ 522.19	10	$ 5,007.70	$ 5,221.90
P71-07282	WinSvrDataCtr ALNG SA MVL 2Proc	$ 859.86	$ 896.65	3	$ 2,579.58	$ 2,689.95
4ST-00001	PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	$ 183.22	$ 191.06	15	$ 2,748.30	$ 2,865.90
P3U-00001	VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	$ 95.26	$ 99.33	15	$ 1,428.90	$ 1,489.95
					Year 1 Annual Payment:	$ 54,805.78
					Year 2 - 3 Annual Payments:	$ 57,345.60
					3 Year Total:	$ 169,496.98

1940 E. Mariposa Ave., El Segundo, CA 90245

City of Coronado True-Up Pricing / Off County of Riverside RIVCO-20800-005-12/16 - Revision 3

Part #	Item Name	Monthly True-Up Price
	Enterprise Online Services	
AAA-12414	CCALBrdgO365 Alng MonthlySub Per User	$ 1.42
U4S-00002	O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	$ 5.39
AAA-11894	O365GovE3 ShrdSvr ALNG SubsVL MVL PerUsr	$ 15.25
	Enterprise Online Services - Step-Ups	
24K-00016	O365GOVCONE3 ShrdSvr ALNG SU MVL O365GovE1 PerUsr	$ 10.66
AAA-11919	O365GovE3 ShrdSvr ALNG SU MVL O365GovE1 PerUsr	$ 9.86
U9S-00017	O365GovE4 ShrdSvr ALNG SU MVL O365GovE1 PerUsr	$ 11.66
	Enterprise Online Services - Higher Editions	
AAA-12426	ECALBrdgO365 Alng MonthlySub Per User	$ 2.87
AAA-12434	ECALBrdgO365FSA Alng MonthlySub Per User	$ 2.51
24K-00009	O365GOVCONE3 ShrdSvr ALNG SubsVL MVL PerUsr	$ 16.49
U9S-00008	O365GovE4 ShrdSvr ALNG SubsVL MVL PerUsr	$ 17.05

Part #	Item Name	True Up Yr 1	True Up Yr 2	True Up Yr 3
	Additional Products			
7NQ-00302	SQLSvrStdCore ALNG LicSAPk MVL 2Lic CoreLic	$ 3,481.24	$ 2,945.66	$ 2,410.09
P71-07280	WinSvrDataCtr ALNG LicSAPk MVL 2Proc	$ 5,977.52	$ 5,057.88	$ 4,138.25
	Additional Products - Step-Ups			
7JQ-00448	SQLSvrEntCore ALNG SASU MVL 2Lic SQLSvrStdCore CoreLic	$ 9,867.84	$ 8,349.70	$ 6,831.55
	Additional Products - Higher Editions			
7JQ-00341	SQLSvrEntCore ALNG LicSAPk MVL 2Lic CoreLic	$ 13,349.08	$ 11,295.36	$ 9,241.64

Part #	Item Name	Monthly True-Up Price
	Additional Online Products	
4ST-00001	PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	$ 16.33
P3U-00001	VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	$ 8.49

Insight. PUBLIC SECTOR

Attachment 2

City of Coronado

April 18, 2016
0416-coronado1-MSEA-jw
Microsoft Enterprise Agreement - Government (USD)
Preliminary EA Renewal Pricing

Coverage Start Date: 7/1/2016
Coverage End Date: 6/30/2019
Number of Months: 36

MFG Part Number	Product Name	Product Type	Monthly Price (Reference Only)	Months Remaining Price	Qty	Extended Price
Enterprise Products						
7R6-00001	O365GovE1FromSA ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 4.32	$ 51.84	25	$ 1,296.00
AAA-11924	Off365GovE3FromSA ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 12.23	$ 146.76	215	$ 31,553.40
AAA-12414	CCALBrdgO365 Alng MonthlySub Per User	Monthly Subscriptions-VolumeLicense	$ 1.38	$ 16.56	110	$ 1,821.60
AAA-12416	CCALBrdgO365FSA Alng MonthlySub Per User	Monthly Subscriptions-VolumeLicense	$ 1.17	$ 14.04	240	$ 3,369.60
U4S-00002	O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 5.24	$ 62.88	110	$ 6,916.80
Additional Products						
4ST-00001	PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 15.88	$ 190.56	15	$ 2,858.40
P3U-00001	VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 8.26	$ 99.12	15	$ 1,486.80
7NQ-00292	SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	Software Assurance	NA	$ 520.85	10	$ 5,208.50
P71-07282	WinSvrDataCtr ALNG SA MVL 2Proc	Software Assurance	NA	$ 894.35	3	$ 2,683.05
	Total:					**$ 57,194.15**

Enterprise Products						
7R6-00001	O365GovE1FromSA ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 4.41	$ 52.92	25	$ 1,323.00
AAA-11924	Off365GovE3FromSA ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 12.49	$ 149.88	215	$ 32,224.20
AAA-12414	CCALBrdgO365 Alng MonthlySub Per User	Monthly Subscriptions-VolumeLicense	$ 1.41	$ 16.92	110	$ 1,861.20
AAA-12416	CCALBrdgO365FSA Alng MonthlySub Per User	Monthly Subscriptions-VolumeLicense	$ 1.19	$ 14.28	240	$ 3,427.20
U4S-00002	O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 5.35	$ 64.20	110	$ 7,062.00
Additional Products						
4ST-00001	PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 16.21	$ 194.52	15	$ 2,917.80
P3U-00001	VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 8.43	$ 101.16	15	$ 1,517.40
7NQ-00292	SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	Software Assurance	NA	$ 531.56	10	$ 5,315.60
P71-07282	WinSvrDataCtr ALNG SA MVL 2Proc	Software Assurance	NA	$ 912.74	3	$ 2,738.22
	Total:					**$ 58,386.62**

Enterprise Products						
7R6-00001	O365GovE1FromSA ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 4.41	$ 52.92	25	$ 1,323.00
AAA-11924	Off365GovE3FromSA ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 12.49	$ 149.88	215	$ 32,224.20
AAA-12414	CCALBrdgO365 Alng MonthlySub Per User	Monthly Subscriptions-VolumeLicense	$ 1.41	$ 16.92	110	$ 1,861.20
AAA-12416	CCALBrdgO365FSA Alng MonthlySub Per User	Monthly Subscriptions-VolumeLicense	$ 1.19	$ 14.28	240	$ 3,427.20
U4S-00002	O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 5.35	$ 64.20	110	$ 7,062.00
Additional Products						
4ST-00001	PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 16.21	$ 194.52	15	$ 2,917.80
P3U-00001	VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	Monthly Subscriptions-VolumeLicense	$ 8.43	$ 101.16	15	$ 1,517.40
7NQ-00292	SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	Software Assurance	NA	$ 531.56	10	$ 5,315.60
P71-07282	WinSvrDataCtr ALNG SA MVL 2Proc	Software Assurance	NA	$ 912.74	3	$ 2,738.22
	Total:					**$ 58,386.62**
	Three Year Total:					**$ 173,967.39**

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SoftwareOne - software quote

Quoted by Aaron Liggitt, SoftwareOne 7171 Forest Lane, Dallas TX 75230
Phone **916-735-3942 aaron.liggitt@compucom.com**

Please fax your POs to Client Assistance Center at 800-366-9994. You may call 800-400-9852, option 2, to check status on orders.

Quoted to: **City of Coronado**
Brian Lewton
blewton@coronado.ca.us

Date 4/14/16 **BUDGETARY pricing to renew EA 8178790 (through 6/30/19).**

Important: Please provide the email address of the recipient designated to receive a SoftwareONE "order confirmation"

Quantity	*Part #*	*Description*	*Unit Price*	*Ext. Price*
		Enterprise Products		
215	AAA-11924	O365GovE3fromSA ShrdSvr ALNG SubsVL MVL PerUsr	$ 150.96	$ 32,456.40
25	7R6-00001	O365GovE1fromSA ShrdSvr ALNG SubsVL MVL PerUsr	$ 53.28	$ 1,332.00
110	U4S-00002	O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	$ 64.68	$ 7,114.80
240	AAA-12416	CCALBrdgO365FSA Alng MonthlySub Per User	$ 14.40	$ 3,456.00
110	AAA-12414	CCALBrdgO365 Alng MonthlySub Per User	$ 17.04	$ 1,874.40
		Additional Products		
15	4ST-00001	PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	$ 195.96	$ 2,939.40
10	7NQ-00292	SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	$ 535.58	$ 5,355.80
15	P3U-00001	VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	$ 101.88	$ 1,528.20
3	P71-07282	WinSvrDataCtr ALNG SA MVL 2Proc	$ 919.64	$ 2,758.92
				$ -
	Product-total			$ 58,815.92
	Sub-Total			$ 58,815.92
	Tax	Please write "Electronic Delivery Only" on your order.		$ -
	Shipping			No Charge
	Total	**Your ANNUAL EA Price (on a 3-year EA contract)**		$ 58,815.92
		total of 3 years of payments =	$ 176,447.76	

Pass-Through Warranty and Other Rights. As a reseller, end-user warranties and liabilities (with respect to any third party hardware and software products provided by SoftwareONE) shall be provided as a pass-through from the manufacturer of such products. All software products are subject to the license agreement of the applicable software supplier, as provided with the software packaging or in the software at time of shipment.

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Agency: City of Coronado
Microsoft Enterprise Agreement

Program Type:	*Enterprise Enrollment*	Date: 4/19/2016
Payment Schedule:	*Annual*	
Billing Currency:	*US Dollar*	Dell Marketing LP
Term Of Agreement:	*3 Years (36 Months)*	One Dell Way
		Round Rock, TX 78628
		Drew Byford
		Drew_Byford@Dell.com

PRICING EXPIRES: 5/19/2016
Contact: Brian Lewton
Contact email: Blewton@coronoda.co.us
Enrollment # TBD

TERMS NET 30
FOB DESTINATION

Pricing & Usage Months 1 - 12

Product Description	Part Number(SKU)	Net Unit Price(USD)	License Quantity	Extended Amount(USD)
Additional Products				
SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	*7NQ-00292*	*535.58*	*10*	*5,355.80*
WinSvrDataCtr ALNG SA MVL 2Proc	*P71-07282*	*919.64*	*3*	*2,758.92*
Initial Payment - Year 1				***8,114.72***

Pricing & Usage Period 2

Product Description	Part Number(SKU)	Net Unit Price(USD)	License Quantity	Extended Amount(USD)
Additional Products				
SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	*7NQ-00292*	*535.58*	*10*	*5,355.80*
WinSvrDataCtr ALNG SA MVL 2Proc	*P71-07282*	*919.64*	*3*	*2,758.92*
Annual Payment 2				***8,114.72***

Pricing & Usage Period 3

Product Description	Part Number(SKU)	Net Unit Price(USD)	License Quantity	Extended Amount(USD)
Additional Products				
SQLSvrStdCore ALNG SA MVL 2Lic CoreLic	*7NQ-00292*	*535.58*	*10*	*5,355.80*
WinSvrDataCtr ALNG SA MVL 2Proc	*P71-07282*	*919.64*	*3*	*2,758.92*
Annual Payment 3				***8,114.72***
TOTAL SECTION 1 VALUE YEARS 1 - 3				***24,344.16***

SECTION 2 - Monthly Subscriptions

Product Description	Part Number(SKU)	Net Unit Price(USD)	License Quantity	Extended Amount(USD)
ENTERPRISE PRODUCTS				
O365GovE1fromSA ShrdSvr ALNG SubsVL MVL PerUsr	*7R6-00001*	*53.28*	*25*	*1,332.00*
O365GovE3fromSA ShrdSvr ALNG SubsVL MVL PerUsr	*AAA-11924*	*150.96*	*215*	*32,456.40*
CCALBrdgO365 Alng MonthlySub Per User	*AAA-12414*	*17.04*	*110*	*1,874.40*
CCALBrdgO365FSA Alng MonthlySub Per User	*AAA-12416*	*14.40*	*240*	*3,456.00*
O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	*U4S-00002*	*64.68*	*110*	*7,114.80*
Additional Products				
PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	*4ST-00001*	*195.96*	*15*	*2,939.40*
VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	*P3U-00001*	*101.88*	*15*	*1,528.20*
Total Year 1 Payment				***50,701.20***

Product Description	Part Number(SKU)	Net Unit Price(USD)	License Quantity	Extended Amount(USD)
ENTERPRISE PRODUCTS				
O365GovE1fromSA ShrdSvr ALNG SubsVL MVL PerUsr	*7R6-00001*	*53.28*	*25*	*1,332.00*
O365GovE3fromSA ShrdSvr ALNG SubsVL MVL PerUsr	*AAA-11924*	*150.96*	*215*	*32,456.40*
CCALBrdgO365 Alng MonthlySub Per User	*AAA-12414*	*17.04*	*110*	*1,874.40*
CCALBrdgO365FSA Alng MonthlySub Per User	*AAA-12416*	*14.40*	*240*	*3,456.00*
O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	*U4S-00002*	*64.68*	*110*	*7,114.80*
Additional Products				
PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	*4ST-00001*	*195.96*	*15*	*2,939.40*
VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	*P3U-00001*	*101.88*	*15*	*1,528.20*
Total Year 2 Payment				***50,701.20***

Product Description	Part Number(SKU)	Net Unit Price(USD)	License Quantity	Extended Amount(USD)
ENTERPRISE PRODUCTS				
O365GovE1fromSA ShrdSvr ALNG SubsVL MVL PerUsr	*7R6-00001*	*53.28*	*25*	*1,332.00*
O365GovE3fromSA ShrdSvr ALNG SubsVL MVL PerUsr	*AAA-11924*	*150.96*	*215*	*32,456.40*
CCALBrdgO365 Alng MonthlySub Per User	*AAA-12414*	*17.04*	*110*	*1,874.40*
CCALBrdgO365FSA Alng MonthlySub Per User	*AAA-12416*	*14.40*	*240*	*3,456.00*
O365GovE1 ShrdSvr ALNG SubsVL MVL PerUsr	*U4S-00002*	*64.68*	*110*	*7,114.80*
Additional Products				
PrjctProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	*4ST-00001*	*195.96*	*15*	*2,939.40*
VisioProforO365G ShrdSvr ALNG SubsVL MVL PerUsr	*P3U-00001*	*101.88*	*15*	*1,528.20*
Total Year 3 Payment				***50,701.20***

TOTAL SECTION 2 VALUE YEARS 1 - 3	***152,103.60***
Total Annual Payment Year 1	***58,815.92***
Total Annual Payment Year 2	***58,815.92***
Total Annual Payment Year 3	***58,815.92***
TOTAL DEAL VALUE YEARS 1 - 3	***176,447.76***

1) Customer's purchase is subject to the terms and conditions of the above referenced contract.

2) Sale/use tax is based on the "ship to" address on your invoice. Please indicate your taxability status on your purchase order. If exempt, Customer must have an Exemption Certificate on file, including non-federal government customers.If you have a questions re: your tax status, please contact your inside sales representative listed above.

3) Shipments to California: for certain products, a State Environmental Fee of up to $10 per item may be applied to your invoice. Prices do not reflect this fee unless noted.For more information, refer to www.dell.com/environmentalfee. This applies unless this provision is specifically excluded in the above referenced contract.

4) All product descriptions and prices are based on latest information available and are subject to change within the terms of the above referenced contract.

5) Unless specified otherwise in the above referenced contract, all prices are based on Net 30 terms. If not shown, shipping, handling, taxes and other fees will be added at the time of the order where applicable.

6) Customer understands and acknowledges that all warranties, representations and returns are subject to the manufacturer, publisher or distributor guidelines.

Customer must complete all required Microsoft enrollment documentation. The EA cannot be executed (processed at Microsoft) until both the complete documents and PO are received for the first annual payment.

Dell offers this quote for the first of three annual payments for [Customer]'s Microsoft Enterprise Agreement Enrollment. This quote will expire within the month of issuance; upon expiration of this quote, the quoted prices may no longer be valid. For customer's general information and budgeting purposes, Dell includes the above as an estimate for subsequent years of [Customer]'s Microsoft Enterprise Agreement. Prices for subsequent Enrollment years are not binding on Dell or [Customer] in any way and will be determined on the Enrollment anniversary date.

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SECOND READING AND ADOPTION OF "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, AMENDING SECTION 32.08.020(A) OF CHAPTER 8 OF TITLE 32 OF THE CORONADO MUNICIPAL CODE TO ALLOW LEASHED DOGS AT BAYVIEW PARK"

RECOMMENDATION: Adopt "An Ordinance of the City Council of the City of Coronado, California, Amending Section 32.08.020(A) of Chapter 8 of Title 32 of the Coronado Municipal Code to Allow Leashed Dogs at Bayview Park."

FISCAL IMPACT: None.

CITY COUNCIL AUTHORITY: Adoption of an ordinance amending the Municipal Code is a legislative action. Legislative actions tend to express a public purpose and make provisions for the ways and means of accomplishing the purpose. Legislative actions involve the exercise of discretion governed by considerations of public welfare, in which case, the City Council is deemed to have "paramount authority" in such decisions.

PUBLIC NOTICE: In lieu of the full text of the ordinance being published within 15 days after passage, a summary of the proposed ordinance was published in the *Coronado Eagle & Journal* on April 27, 2016, and a summary will be published within 15 days after adoption.

CEQA: The proposed ordinance qualifies as a categorical exemption under Section 15305 of CEQA Guidelines, Class 5, Minor Alterations in Land Use Limitations.

BACKGROUND: At its February 1, 2016 meeting, the City Council requested staff bring back an amendment to the Municipal Code that would allow for dogs, on leash, in Bayview Park. Bayview Park is a small pocket park located on First Street.

Over the last several years, residents have used Bayview Park as a place to walk their dogs. Signage at the park listed prohibitions to include no dogs in the park, in accordance with Municipal Code (32.08.020(A)). A dog waste dispenser is present at the park, which has been in place and serviced by Public Services for some time. A petition signed by 116 residents from the area was received in support of adding Bayview Park to the list of parks where leashed dogs would be allowed. The park is used mostly by residents, is not suitable for athletic activity, and consists of primarily concrete walkways, some limited landscape, and small turf outcroppings.

The ordinance was introduced at the April 19, 2016, City Council meeting and members of the public were provided an opportunity to speak to the topic.

ANALYSIS: The Coronado Municipal Code (CMC) Section 32.08.020 prohibits dogs in various parks and beaches. The adopted ordinance would amend the Municipal Code to allow dogs on leash in Bayview Park. The precedent has been established to allow dogs on leash in selected parks while maintaining the prohibition on dogs in the majority of parks in Coronado. Dogs currently are allowed on leash in Vetter and Harbor View (aka SDG&E Park) parks, and on the paved surfaces of Tidelands and Centennial parks.

Submitted by City Clerk/Clifford
Attachment: Ordinance

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	N/A	JNC	MLC	N/A	N/A	N/A	N/A	N/A	N/A	N/A

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ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, AMENDING SECTION 32.08.020(A) OF CHAPTER 8 OF TITLE 32 OF THE CORONADO MUNICIPAL CODE TO ALLOW LEASHED DOGS AT BAYVIEW PARK

WHEREAS, the City of Coronado owns and maintains twenty-one parks throughout the City; and

WHEREAS, many dog owners in the City also desire to bring their dogs to Bayview Park at 413 First Street; and

WHEREAS, providing access to some City parks for dogs and their owners is a benefit to the community provided the dogs are properly restrained and leashed; and

WHEREAS, the City already allows leashed dogs at Centennial Park, Tidelands Park on paved areas only, Vetter Park, and Harborview Park; and

WHEREAS, the City also allows dogs off leashes at South Cays Park in the designated dog run area only; and

WHEREAS, it is in the public interest to allow properly restrained and leashed dogs at any location in Bayview Park by adding subsection 5 to Coronado Municipal Code Section 32.08.020(A); and

WHEREAS, these changes to the ordinance reflect changing community needs and ongoing City practices in allowing dogs on leashes at certain parks within the City; and

WHEREAS, violators of this Ordinance are subject to prosecution or fines pursuant to Chapters 1.08 and 1.10 of the Coronado Municipal Code; and

WHEREAS, this ordinance qualifies as a categorical exemption under Section 15305 of CEQA Guidelines, Class 5, Minor Alterations in Land Use Limitations.

NOW THEREFORE, the City Council of the City of Coronado, California, does ordain as follows:

SECTION ONE:

The City Council finds that this ordinance is categorically exempt from the California Environmental Quality Act under Section 15305 of CEQA Guidelines, Class 5, Minor Alterations in Land Use Limitations.

SECTION TWO:

Section 32.08.020(A) of Chapter 8 of Title 32 of the Coronado Municipal Code is amended to read as follows:

32.08.020 Restricted places.

A. Unless in accordance with a permit issued by the City Manager and approved by the City Council, or in accordance with an exemption expressed in this title, it shall be unlawful for a person owning, having an interest in, harboring or having the care, charge, control or possession of any dog to allow such dog to be, remain, go, or run in or upon any park or beach within the City, the Coronado Municipal Golf Course, or the Municipal Lawn Bowling Green, except that properly restrained and leashed dogs are allowed in:

1. Centennial Park;

2. Paved areas of Tidelands Park;

3. Vetter Park;

4. Harborview Park; and

5. Bayview Park.

SECTION THREE:

This ordinance was introduced on April 19, 2016.

SECTION FOUR:

If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City of Coronado hereby declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more section, subsection, sentence, clause, phrase, or portion may be declared invalid or unconstitutional.

SECTION FIVE:

This ordinance shall be effective thirty (30) days after its adoption. Within fifteen (15) days after its adoption, the City Clerk is directed to publish this ordinance to the provisions of Government Code Section 36933.

PASSED AND ADOPTED this _____ day of _____ 2016, by the following votes, to wit:

AYES: **BAILEY, DOWNEY, SANDKE, WOIWODE, TANAKA**
NAYES: **NONE**
ABSTAIN: **NONE**
ABSENT: **NONE**

_____
Casey Tanaka, Mayor of the
City of Coronado, California

ATTEST AND CERTIFICATION

I hereby certify that this is a true and correct copy of Ordinance No. ___, which has been published pursuant to law.

_____
Mary L. Clifford, CMC
City Clerk

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CONSIDERATION OF REQUEST TO WAIVE THE ALCOHOL PROHIBITION IN SPRECKELS PARK FOR MICHAEL AND JACKIE O'KEEFE TO HOLD A PRE-WEDDING GATHERING ON FRIDAY, JULY 8, 2016

RECOMMENDATION: Approve the request and grant permission for alcohol to be served to adults in an enclosed area in Spreckels Park from 4 to 7 p.m. on Friday, July 8, 2016.

FISCAL IMPACT: None. The applicant will provide a security guard to monitor the event and a bartender service, for the dispensing of spirits, through the Recreation Department's approved list.

BACKGROUND: A request from Mayor Tanaka for the City Council to consider this request was approved at the April 19, 2016, City Council meeting.

Michael and Jackie O'Keefe are celebrating their son's wedding and reception on Saturday, July 9, 2016, at the Coronado Community Center. They have obtained a permit from the Recreation Department for the use of Spreckels Park on Friday, July 8, for a pre-wedding gathering with family and friends in which they would like to provide alcohol.

The applicant anticipates approximately 100 people will attend the event, which will be catered by El Tapatio. Margaritas and beer will be provided at no charge to the guests.

ANALYSIS: Coronado Municipal Code §40.28.010 prohibits drinking alcohol "…on any public street, alley, sidewalk, beach, park or other public property within this City except in accordance with the terms of a lease approved by the City Council." On occasion, the City Council has waived the alcohol prohibition ordinance for special events in the City: Rotary Club October Fest, Lamb's Players Celebration, Historical Museum Event, the Flower Show beer garden and gala, and the annual Library party honoring volunteers.

When considering such requests in the past, the Council has looked at factors including event impact on the community, support by community and/or region, and event security. The applicant has obtained a permit for use of the park from the Recreation Department and will work with Recreation staff to obtain the appropriate liability insurance, security guard, and bartending service from the Department's approved vendor list. The applicant will delineate the event area via fencing or tape with signage identifying the event as a permitted private party and will ensure that someone will be onsite throughout the day once the designated area has been established. A security guard will be provided by the applicant to be onsite during the hours of the event.

ALTERNATIVE: Deny the request to waive the alcohol prohibition.

Submitted by City Manager's Office/Lang
Attachment: Letter from Michael and Jackie O'Keefe

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	NA	JNC	MLC	NA	NA	NA	NA	JGO	NA	RAM

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Michael and Jackie O'Keefe
651 Cabrillo Avenue
Coronado, CA 92118
Mokeefe1@san.rr.com
619 972-3476

March 21, 2016

To Whom it May Concern,

Our son is getting married at our beautiful community center on July 9th and many of the guests will be from out of town. We are hosting a pre-wedding party the afternoon/evening before. This gathering will be approximately 100 people and will be catered by El Tapatio.

We would like to request a waiver on the Alcohol Prohibition on Public Property to allow the serving of Margaritas and beer between 4pm and 7pm at this private party to be held at Spreckles Park on July 8, 2016.

Thank you,

Jackie O'Keefe
Michael O'Keefe

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ADOPTION OF RESOLUTIONS (1) CALLING AND GIVING NOTICE OF HOLDING A GENERAL MUNICIPAL ELECTION ON NOVEMBER 8, 2016, FOR THE ELECTION OF CERTAIN MUNICIPAL OFFICERS, AND (2) REQUESTING THE SAN DIEGO COUNTY BOARD OF SUPERVISORS TO CONSOLIDATE THE CITY'S GENERAL MUNICIPAL ELECTION WITH THE STATEWIDE GENERAL ELECTION TO BE HELD ON THE SAME DATE

RECOMMENDATION: Adopt (1) "A Resolution of the City Council of the City of Coronado, California, Calling and Giving Notice of the Holding of a General Municipal Election to be Held on Tuesday, November 8, 2016, for the Election of Certain Officers as Required by the Provisions of the Laws of the State of California Relating to General Law Cities" and (2) "A Resolution of the City Council of the City of Coronado, California, Requesting the Board of Supervisors of the County of San Diego to Consolidate a General Municipal Election to be Held on November 8, 2016, with the Statewide General Election to be Held on the Same Date Pursuant to Section 10403 of the Elections Code." It is further recommended that the City Council direct the City Clerk to file copies of the appropriate resolutions with the San Diego County Board of Supervisors and the San Diego County Registrar of Voters.

FISCAL IMPACT: The cost estimate provided by the San Diego Registrar of Voters to hold a consolidated election with the County of San Diego is $40,000. This cost has been budgeted in FY 16-17 account 100115- 8340.

CITY COUNCIL AUTHORITY: California Election Code establishes procedures and requirements for conducting an election that is to be consolidated with that of another jurisdiction that are different from those governing an election run entirely by the city. Sections 10400 and 10403 of the Elections Code provide that the governing body of the local jurisdiction shall, via resolution, call the election, name the positions to be filled, and request consolidation. The resolution requesting the consolidation shall be adopted and filed at the same time as the resolution calling the election, but at least 88 days prior to the date of the election.

LEGAL NOTICE: The City's Election Official (City Clerk) shall publish a notice of the Election for Candidates and Measures, if any, one time between July 4 and July 18, 2016. The legal notice will be published in the *Coronado Eagle & Journal* on July 6, 2016, and posted at City Hall and the public library on July 1, 2016.

BACKGROUND: The terms of office for the Mayor and for two City Councilmembers expire in December 2016. Under the provisions of the laws relating to general law cities in the State of California, a General Municipal Election shall be held for the election of a Mayor and two (2) Members of the City Council, each to a full four (4) year term**.** In order to hold the General Municipal Election and to consolidate the election with the Statewide General Election, certain actions must be taken, including City Council adoption of the attached resolutions.

Submitted by City Clerk/Clifford
Attachment A: Resolution Calling the Election
Attachment B: Resolution Requesting Consolidation

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	NA	JNC	MLC	NA	NA	NA	NA	NA	NA	NA

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ATTACHMENT A

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, CALLING AND GIVING NOTICE OF THE HOLDING OF A GENERAL MUNICIPAL ELECTION TO BE HELD ON TUESDAY, NOVEMBER 8, 2016, FOR THE ELECTION OF CERTAIN OFFICERS AS REQUIRED BY THE PROVISIONS OF THE LAWS OF THE STATE OF CALIFORNIA RELATING TO GENERAL LAW CITIES

WHEREAS, under the provisions of the laws relating to general law cities in the State of California, a General Municipal Election shall be held on November 8, 2016, for the election of Municipal Officers.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, DOES RESOLVE, DECLARE, DETERMINE, AND ORDER AS FOLLOWS:

SECTION 1. That pursuant to the requirements of the laws of the State of California relating to general law cities, there is called and ordered to be held in the City of Coronado, California, on Tuesday, November 8, 2016, a General Municipal Election for the purpose of electing a Mayor for the full term of four years and two (2) Members of the City Council for the full term of four years;

SECTION 2. That the ballots to be used at the election shall be in form and content as required by law;

SECTION 3. That the City Clerk shall forward this Resolution to the San Diego County Board of Supervisors and the office of the County Registrar of Voters, which requests the County of San Diego to consolidate the City of Coronado general municipal election to be held on November 8, 2016, with the statewide general election to be held on the same date pursuant to §10403 of the Elections Code;

SECTION 4. That the polls for the election shall be open at seven o'clock a.m. of the day of the election and shall remain open continuously from that time until eight o'clock p.m. of the same day when the polls shall be closed, except as provided in §14401 of the Elections Code of the State of California;

SECTION 5. That in all particulars not recited in this resolution, the election shall be held and conducted as provided by law for holding municipal elections;

SECTION 6. That notice of the time and place of holding the election is given and the City Clerk is authorized, instructed, and directed to give further or additional notice of the election, in time, form, and manner as required by law;

SECTION 7. That the City Clerk shall certify to the passage and adoption of this Resolution and enter it into the book of original resolutions;

SECTION 8. That the City Council authorizes the City Clerk to administer said election and all reasonable and actual election expenses shall be paid by the City upon presentation of a properly submitted bill.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Coronado, California, this 3rd day of May 2016, by the following vote to wit:

AYES:
NAYS:
ABSTAIN:
ABSENT:

_____
Casey Tanaka, Mayor of the
City Of Coronado, California

CERTIFY & ATTEST:

_____
Mary L. Clifford, CMC
City Clerk

ATTACHMENT B

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, REQUESTING THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN DIEGO TO CONSOLIDATE A GENERAL MUNICIPAL ELECTION TO BE HELD ON NOVEMBER 8, 2016, WITH THE STATEWIDE GENERAL ELECTION TO BE HELD ON THE SAME DATE PURSUANT TO SECTION 10403 OF THE ELECTIONS CODE

WHEREAS, the City Council of the City of Coronado called a General Municipal Election to be held on November 8, 2016, for the purpose of the election of a Mayor and two (2) Members of the City Council; and

WHEREAS, it is desirable that the General Municipal Election be consolidated with the Statewide General Election to be held on the same date and that within the City, the precincts, polling places, and election officers of the two elections be the same, and that the election department of the County of San Diego canvass the returns of the General Municipal Election, and that the election be held in all respects as if there were only one election.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF CORONADO DOES RESOLVE, DECLARE, DETERMINE AND ORDER AS FOLLOWS:

SECTION 1. That pursuant to the requirements of §10403 of the Elections Code, the Board of Supervisors of the County of San Diego is hereby requested to consent and agree to the consolidation of a General Municipal Election with the Statewide General Election on Tuesday, November 8, 2016, for the purpose of the election a Mayor and two (2) Members of the City Council;

SECTION 2. That the County election department is authorized to canvass the returns of the General Municipal Election. The election shall be held in all respects as if there were only one election, and only one form of ballot shall be used;

SECTION 3. That the Board of Supervisors is requested to issue instructions to the County election department to take any and all steps necessary for the holding of the consolidated election;

SECTION 4. That the City of Coronado recognizes that additional costs will be incurred by the County by reason of this consolidation and agrees to reimburse the County for any costs;

SECTION 5. That the City Clerk is hereby directed to file a certified copy of this resolution with the Board of Supervisors and the election department of the County of San Diego;

SECTION 6. That the City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Coronado, California, this 3rd day of May 2016, by the following vote to wit:

AYES:
NAYS:
ABSTAIN:
ABSENT:

_____
Casey Tanaka, Mayor of the
City of Coronado, California

CERTIFY AND ATTEST:

_____
Mary L. Clifford, CMC
City Clerk

Government Finance Officers Association
203 N. LaSalle Street - Suite 2700
Chicago, IL 60601

Phone (312) 977-9700 Fax (312) 977-4806

April 8, 2016

Blair King
City Manager
City of Coronado
1825 Strand Way
Coronado CA 92118

Dear Mr. King:

We are pleased to notify you that your comprehensive annual financial report for the fiscal year ended **June 30, 2015** qualifies for a Certificate of Achievement for Excellence in Financial Reporting. The Certificate of Achievement is the highest form of recognition in governmental accounting and financial reporting, and its attainment represents a significant accomplishment by a government and its management.

An award for the Certificate of Achievement has been mailed to:

James Krueger
Director of Administrative Services

We hope that you will arrange for a formal presentation of the Certificate and Award of Financial Reporting Achievement, and that appropriate publicity will be given to this notable achievement. A sample news release is enclosed to assist with this effort. In addition, details of recent recipients of the Certificate of Achievement and other information about Certificate Program results are available in the "Awards Program" area of our website, www.gfoa.org.

We hope that your example will encourage other government officials in their efforts to achieve and maintain an appropriate standard of excellence in financial reporting.

Sincerely,
Government Finance Officers Association

Stephen J. Gauthier

Stephen J. Gauthier, Director

Technical Services Center

SJG/ds

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Government Finance Officers Association
203 N. LaSalle Street - Suite 2700
Chicago, IL 60601

Phone (312) 977-9700 Fax (312) 977-4806

04/08/2016
NEWS RELEASE

For Information contact:
Stephen Gauthier (312) 977-9700

(Chicago)--The Certificate of Achievement for Excellence in Financial Reporting has been awarded to **City of Coronado** by the Government Finance Officers Association of the United States and Canada (GFOA) for its comprehensive annual financial report (CAFR). The Certificate of Achievement is the highest form of recognition in the area of governmental accounting and financial reporting, and its attainment represents a significant accomplishment by a government and its management.

An Award of Financial Reporting Achievement has been awarded to the individual(s), department or agency designated by the government as primarily responsible for preparing the award-winning CAFR. This has been presented to:

Administrative Services Department, City of Coronado

The CAFR has been judged by an impartial panel to meet the high standards of the program including demonstrating a constructive "spirit of full disclosure" to clearly communicate its financial story and motivate potential users and user groups to read the CAFR.

The GFOA is a nonprofit professional association serving approximately 17,500 government finance professionals with offices in Chicago, IL, and Washington, D.C.

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COUNCIL REPORTS ON INTER-AGENCY COMMITTEE AND BOARD ASSIGNMENTS

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Councilmember Bill Sandke – Report on "Other Agency" meetings 3/24/16 to 4/17/16

4/1/16	South Bay "Albondigas" Lunch with Taxpayers Assn.
4/3/16	Coronado Film Festival Sponsors reception
4/5/16	South County EDC
4/6/16	KPBS "Crossing South" Season premiere event
4/7/16	Wastewater JPA Board meeting
4/8/16	SANDAG Board meeting
4/14/16	RSIP III briefing from City staff and committee chair
4/16/16	Chamber Salute to the Military Ball

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Agenda Item 11a: Report on Inter-Agency Committee and Board Assignments for Councilmember Michael Woiwode
Period ending 4/19/2016

Monday, 4/18: Restoring Respect conference at University of San Diego. Focus was on current campaign behavior.

Sunday, 4/17: Book Fair.

Saturday, 4/16: 91st Annual Flower Show.

Thursday, 4/14: MTS Board meeting. MTS board authorized the staff to seek relocation of the bus stop from Avenida da las Arenas to Southbound SR75, as soon as the new location is approved by Caltrans.

Thursday, 4/14: SDMAC Board of Directors. San Diego EDC has submitted a grant request to the Office of Economic Opportunity to study military and civilian issues in San Diego. The Governor's Council on the Military will meet 17-18 May.

Monday, 4/10: American Public Transit Agency conference.

Monday, 4/10: League of California Cities briefing on water issues from San Diego County Water Authority.

Friday, 4/8: SANDAG Board meeting, observing discussion about upcoming ballot measure.

Thursday, 4/7: Dinner at RDML and Mrs. Rich (Navy Region Southwest), with Mr. and Mrs. Gary Gallegos (SANDAG), Mr. and Mrs. Joe Stuyvesant (NRSW Executive Director).

Wednesday, 4/6: Cultural Arts Commission Emerging Artists exhibit.

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BRIEFING BY RESIDENTIAL STANDARDS IMPROVEMENT PROGRAM (RSIP-3) COMMITTEE ON PROPOSED RECOMMENDATIONS PERTAINING TO SINGLE FAMILY AND MULTI-FAMILY DEVELOPMENT STANDARDS (PC 2013-08 CITY OF CORONADO)

ISSUE: Whether the City Council wishes to consider the proposed Residential Standards Improvement Program (RSIP-3) recommendations (Attachment 1) and provide direction.

RECOMMENDATION: Direct staff to prepare the required zoning ordinance amendments and initiate the public hearing process with the Planning Commission and City Council.

FISCAL IMPACT: Expenses include:

- Cost to prepare zoning ordinance amendments/public hearings – limited to staff and City Attorney time.
- More complex regulations may require additional time/staff to review - fees are intended to recover cost of staff time.
- Costs related to additional processes (such as design review) are the responsibility of the applicant but are sometimes shared/subsidized by the City.

CITY COUNCIL AUTHORITY: The discussion of proposed amendments to the City's Zoning Ordinance is a legislative action. Legislative actions tend to express a public purpose and make provisions for the ways and means of accomplishing the purpose. Legislative actions involve the exercise of discretion governed by considerations of public welfare, in which case, the City Council is deemed to have "paramount authority" in such decisions. Therefore, a person that would challenge such a legislative action must prove that the decision was arbitrary, capricious, entirely lacking in evidentiary support, or unlawfully or procedurally unfair.

PUBLIC NOTICE: A public notice is not required for this briefing. Public notices will be published in the newspaper for the future Planning Commission and City Council hearings.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA): Not subject to CEQA as this action is not classified as a "Project" in accordance with CEQA Guidelines Section 15378(b)(5) *"A Project does not include: Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment."*

BACKGROUND:

In 2003, the Residential Standards Improvement Project (RSIP-1) was initiated with the objective of evaluating the City's development standards for single-family residences in the village, and possibly recommending changes for preserving the quality of life and village atmosphere in Coronado.

A citizens' task force of 11 Coronado residents was established. The subcommittee met bimonthly over a period of 18 months. After numerous public meetings and workshops, the subcommittee published a lengthy report and recommendations for zoning amendments. The published RSIP-1 report proposed a series of changes to zoning regulations to address the objective of preventing negative impacts of new residential development on the neighbors and on the community while preserving the pedestrian scale village atmosphere. The RSIP-1 subcommittee developed 21

recommendations in 10 major areas and represented the most comprehensive review of single-family standards since the 1980s.

In 2005, the Residential Standard Improvement Project (RSIP-1) was implemented: RSIP-1 resulted in the establishment of a performance-based Floor Area Ratio (FAR) based on a sloping relationship of FAR to lot size with the maximum FAR decreasing as the lot size increases. The FAR was reduced, setbacks were increased, architectural features/encroachments were limited, and generally most standards became stricter. Courtesy notification, property line surveys, and building certification requirements for new construction were also implemented.

In 2008, revisions to the Carriage House Standards adopted as part of RSIP-1 occurred. The changes reduced the size and tightened the standards for carriage houses to more clearly meet the goals of RSIP-1 for carriage house buildings (a garage with second story on an alley only).

In 2009, revisions to Roof Dormer Standards and other "Clean-Up" items occurred to also more clearly meet the goals of the original RSIP-1.

In 2009, RSIP-2 was initiated to review the effectiveness of the RSIP-1 regulations. At that time, approximately 40 homes had been constructed according to the new development standards that were put in place as a result of the RSIP-1 process.

In 2010, RSIP-2 was implemented resulting in approximately 20 revisions to the zoning code. Some of the changes tightened regulations to control bulk and mass and others relaxed standards to promote design diversity.

Multiple changes have occurred to the single-family residential standards over the past 30 years. In particular, the FAR has been reduced at least four times. During the early 1980s, a dwelling and garage on a typical 50' x 140' or 7,000 square foot lot in the R-1A zone had no FAR limitation. Based only on setback and coverage restrictions, a dwelling and garage of up to 7,000 square feet of floor area or an effective FAR of 1.00 would have been permitted.

Today, a dwelling and garage on the same 7,000 square foot lot would be limited to a Base FAR of .475 or 3,325 square feet. Only by incorporating additional "design features" into the project can the FAR be increased up to a maximum of .595 or 4,165 square feet. On the identical 7,000 square foot lot, the maximum floor area allowed for a combined dwelling and garage, comparing today to 1980, has been reduced by 2,835 square feet or 40.5%. Between 2000 and today, the combined floor area permitted on the same lot decreased by 1,485 square feet or 26.3%.

In 2013, RSIP-3 was initiated. On August 20, 2013, the City Council adopted a motion directing that RSIP be reopened and called "RSIP-3" and that the reconstituted RSIP committee both review the work and the products that have been put together under the City's RSIP standards and that they consider new ways to encourage and improve the residential standards that focus on improving the quality of neighborhoods within the single-family and R-3 multiple-family zones (see Attachment 2 minutes). On November 19, 2013 the Council also approved the membership of the RSIP-3 committee to be made up of prior RSIP-2 members plus additional individuals. The committee consists of the following Coronado residents:

1. Sheryl Rosander, Planning Commission Chair and homeowner who constructed a single-family home under the RSIP standards.
2. Dorothy Howard, Architect and Design Review Commission member.
3. Lynn Dougan, Economist.
4. Brian Trotier, Member 4ABC (For a Better Coronado).
5. Martin Crossman, Architect.
6. Robert Spear, R-3 owner and developer.
7. Renee Wilson, Realtor and R-3 owner/developer.
8. Aaron Sturm, building designer and Building Inspector.

ANALYSIS: The first RSIP-3 committee meeting was held on December 12, 2013. The committee began its study by reaching out to the community to determine the public's sentiment regarding zoning development standards and to identify issues and goals. On May 21, 2014, a public workshop was conducted in the Community Center. Eighty people attended the workshop and at the conclusion of a presentation they were asked to provide post-it-note comments stating what they wish RSIP would do and what they liked most about their neighborhoods; public testimony was also provided (Attachment 3).

Following the workshop, an online public survey was opened. The non-scientific survey consisted of 36 questions with the opportunity to provide comments at the end of each question. There were a total of 344 responses with 97% or 333 from people that live in Coronado or own property in Coronado (see Attachment 5 for a detailed summary of the survey). The survey results were analyzed to determine the issues which received 50% or greater interest from the total number of respondents. The significant issues identified include the following:

Bulk and Mass

1. Houses too large
2. Houses too tall on narrow lots
3. Side yard setbacks too small
4. Roof decks impact privacy and look bad

Appearance

5. Architectural variety has been reduced
6. Older homes are being demolished
7. Certain neighborhoods not permitted to be unique (e.g., Ocean and Glorietta Blvds.)
8. Structural nonconformities remain when a house is remodeled
9. Excessive overhead utilities

Neighborly Consideration

10. Air flow has been reduced
11. Garage parking is not used
12. Loss of privacy
13. Loss of sunlight
14. Windows at side yards in line with neighbor's windows
15. Landscape encroachments over property lines
16. New construction is not in scale with the neighborhood
17. Exterior lights intrude/shine onto neighbor's property

Subsequently a "Problem vs Solution" matrix was developed to identify possible solutions to the above issues (Attachment 4).

In addition, the City asked two development related questions in its May 2014 citizen survey. This scientifically based random sample survey of 316 residents had a margin of error of 5%.

Please rate your level of satisfaction with new single-family home construction within the City of Coronado?	
Excellent	14%
Good	29%
Fair	14%
Poor	20%
Don't know	23%

In what way, if at all, should the City change the rules and laws for single family homes?	
Change to allow for larger homes?	11%
Keep the same as they today?	27%
Change to reduce the size of homes allowed?	34%
Don't know?	29%

The RSIP-3 committee conducted noticed public meetings with two meetings per month since December 2013. After lenghtly discussion and analysis a consensus was reached and the committee prepared a list of 25 recommendations and 10 clean-up/clarification items. An additional 38 issues were considered but no changes recommended. The categories of suggested amendments include off-street parking, Design Review, floor area ratio (FAR), second story mass and building height, non-conforming structures, and miscellaneous.

The significant recommendations include:

Off-Street Parking:

1. For a lot size of 4,000 sq.ft. or less, require that one of the two mandatory off-street parking spaces per dwelling be open on two or more sides and unenclosed with no fence, wall or gate separating the access to the parking space from the alley or street. If said unenclosed space is covered and attached to a building, it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. No side or rear yard setback shall be required for an on-grade uncovered parking space.
2. For lots 5,600 sq. ft. and greater (e.g., 40' x 140' lot), require three off-street parking spaces with two required to be enclosed. The third space may be enclosed or open. If an unenclosed space is covered and attached to a building, it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. For said third space, no front, side or rear yard setback shall be required for an on-grade uncovered parking space. Driveways may be used for the third space including a tandem configuration. (No changes are recommend for lot sizes of 4,000 – 5,600 sq. ft. – maintain two enclosed spaces.)

3. Require the first parking space of tandem parking in all zones, closest to the adjacent street or alley, to be open on two or more sides and unenclosed with no fence, wall or gate separating the access to the parking space from the alley or street. If said unenclosed space is covered and attached to a building, it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. No side or rear yard setback shall be required for an on-grade uncovered parking space. Open underground parking shall be exempt from this section.
4. Disallow a parking space on a sloped driveway greater than 14% as qualifying as a required parking space (this is intended to limit the degree of slope where the car parks, not to restrict sloped driveways). (No current restriction.)
5. Require 50% of the off-street parking required for multiple family development in the R-3 zone to be open and unenclosed on two or more sides with no fence, wall or gate separating the access to said parking from the alley or street (group open parking above or below grade shall qualify as open and unenclosed. Gates or doors to shared driveways are permitted). If said unenclosed space is covered and attached to a building, it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. No side or rear yard setback shall be required for on-grade uncovered parking open to the sky.

Design Review:

6. For single family or duplex development in the R-3 zone (CMC 86.14.035B), allow for two options:
    a. Design Review Commission approval with a maximum .70 FAR, no prescriptive design features, 50% lot coverage and single family/duplex R-3 height limits (light plane standard not applicable), or
    b. No Design Review Commission approval if follow all of the standards in the Single Family R-1B zone - Chapter 86.10.030 – 86.10.080 and 86.10.100 – 86.10.170 (FAR range with additional design features, 50% lot coverage, second story rear yard setback, etc.), (light plane standard not applicable) (DRC currently only required if three or more units on one lot or as an optional FAR pt. for single family/duplex.)
7. Require Design Review Commission approval for all roof decks and access to said roof decks if the walking surface of the deck is 14 ft. or greater above grade for all development in the R-1 and R-3 zones. (In-lieu of a ridged roof deck setback formula, DRC will review the placement of roof decks and access to roof decks so they are architecturally pleasing and sensitive to privacy and shadowing of neighbors.)

    Roof decks solely for mechanical equipment, located below the daylight plane, screened behind solid walls, a maximum of 40 sq. ft., positioned a minimum of two feet from an exterior façade and not accessed by permanent stairs or a permanent ladder shall not require Design Review Commission approval. (Design Review is currently not required for any development in the R-1 zones but is presently required for construction of three or more units in the R-3 zone.)

Floor Area Ratio (FAR):

8. For all development in the R-1 and R-3 zones: Require an additional 50% of the floor area of the perimeter of the second story to be counted as Floor Area and FAR if any portion of an

attic contains an exterior door or roof dormer open to the attic or other opening in the roof surface that is designed to admit light into the attic or provide exterior access to or from the attic. (Currently attic area greater than 5' x 5' with windows or doors is included in FAR. CMC 86.04.740 & 86.04.307).

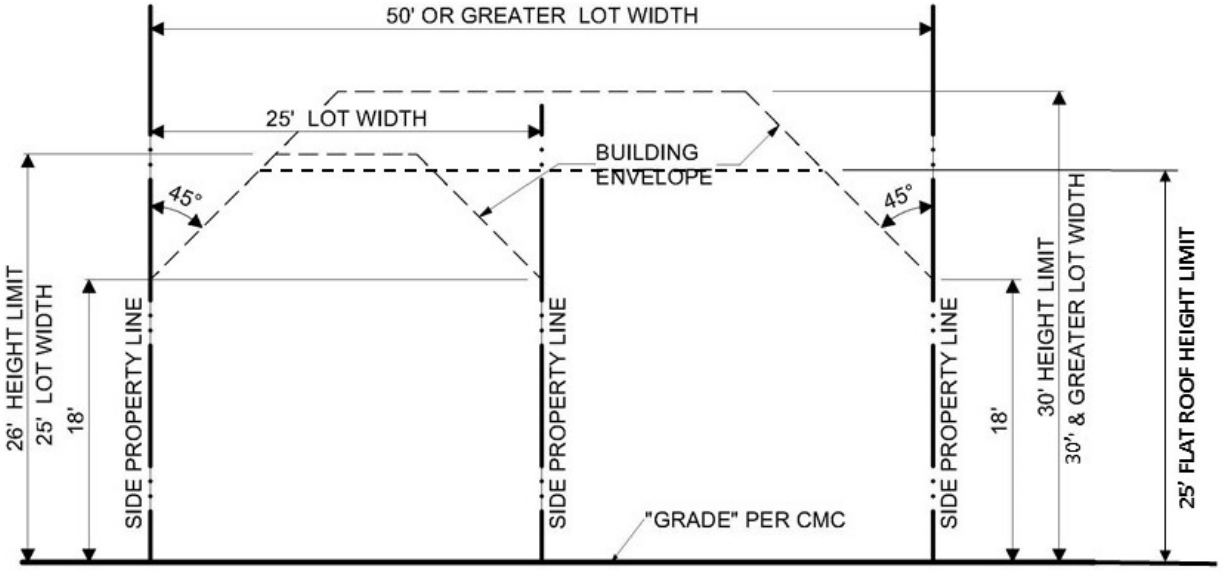
9. Limit the FAR exemption for enclosed parking in single family, duplex or multi units in R-3 to 200 sq. ft. for one car and 400 sq. ft. for two cars/unit.
10. Require the portion of second story balconies or decks which are covered with a roof that is less than 65% open to the sky and projects greater than eight feet from any adjoining second story façade to be included in FAR (include the deck area beyond the eight feet and below the roof only as FAR).
11. Revise FAR additional design features and points table for single-family zones including the deletion of features and points which do not reduce the appearance of bulk or mass – see revised FAR Pt. lists – two attached (R-1A/R-1B and the R-1A Bay Front Subzone).

Second Story Mass and Building Height:

12. Allow lot coverage to increase from 50% to 60% so long as the main building is limited to one story with a maximum height of 14 feet to the top of a flat roof and 20 feet to the ridge of a sloped roof with a pitch of 3:12 or greater. (Currently, two stories are permitted with a maximum 50% lot coverage. The goal is to reduce the bulk and mass on the second floor.)
13. Limit the second story floor area of a main building to no greater than the first story floor area (attached garages shall be considered as part of the first story floor area). (Currently no 2nd story to first story ratio – regulated by FAR and lot coverage.)
14. Require a second story rear yard setback of 40% of lot depth for SFDs except for lots less than 110' deep which shall require a second story rear yard setback of 30% of lot depth. (Currently, 20% of lot depth required except when both 110' or greater in depth and 6,000 sq. ft. or greater in lot size, then 40% required). (Not applicable to Bay Front subzone.)
15. Replace the current main building height limits in the R-1 zones (not applicable to Bay Front subzone) with a daylight plane standard (see below diagram). The daylight plane standard would extend along both side property lines to reduce bulk and mass, to preserve privacy and exposure to natural light by limiting a single-family dwelling height limit to within an imaginary enclosure defined as a line rising vertically for 18 ft. along the side property lines, then angle upward 45° toward the center of the lot to the following lot width : height limits:

Lot Width	Height Limit for roof pitch 3:12 and greater	Height Limit for roof pitch less than 3:12, including the top of any wall surrounding a roof with a pitch of less than 3:12
< 27 ft.	26 ft.	25 ft.
27 - 27.9 ft.	27 ft.	25 ft.
28 – 28.9 ft.	28 ft.	25 ft.
29 – 29.9 ft.	29 ft.	25 ft.
30 ft. & greater	30 ft.	25 ft.

Daylight Plane



Daylight Plane Exceptions:
The following features may extend beyond the daylight plane:

a. Dormers, gables, cupolas, domes, skylights, parapet walls or similar architectural features provided that such features shall not exceed the height limit and the sum of the actual or implied volume of such features which project beyond the daylight plane shall not exceed a maximum of 100 cubic feet when both sides are combined. Furthermore, no one side shall exceed 50 cubic feet except for a southerly facing side which shall be allowed a maximum of 100 cubic feet. The area of parapet walls, roof decks behind parapet walls and similar design features, shall include the volume bounded by the daylight plane, the vertical face of the parapet wall and a level plane at the top of the parapet.
b. Cornices, eaves, and similar architectural features provided such features do not extend past the daylight plane more than two feet (flat roofs, flat eaves, continuous walls or enclosures of usable interior space are prohibited to extend past the daylight plane except as permitted above);
c. Chimneys and flues that do not exceed 5 feet in width, provided that chimneys do not extend past the required daylight plane a distance exceeding the minimum required by building codes;
d. Antennas.

16. Restrict the size and number of roof dormers above a second story allowed for development in the R-3 zone to match the current dormer regulations in the R-1 zones (currently no limits in the R-3 zone, CMC 86.08.080).
17. Require all mechanical equipment where the top of said equipment is 6 ft. or greater above grade to be screened on all sides with solid walls. Said equipment or screening shall not protrude above the daylight plane unless otherwise exempt. The required screening shall be part of the building architecture and not a free-standing wall surrounding the equipment.

18. Limit the access, height and types of structures providing access to or located on roof decks above 14 ft. in height for the R-1 and R-3 zones (expand current R-1 restrictions and add to R-3 (CMC 86.08.090):
    a. *Access to said decks or balconies shall not be enclosed or covered unless said access is incorporated into the* main *roof of the building, shall not be through a roof dormer, and shall not have the appearance of a separate* story or *structure;*
    b. *No portion of said decks or balconies shall be covered and shall be 100 percent permanently open to the passage of light and air to the sky;*
    c. In no case shall the top of structures on roof decks (e.g., fireplaces and chimneys, spas, barbecues, storage cabinets, mechanical equipment, etc.) exceed the allowable building height.
19. Revise the height limits in the R-3 zone:
    a. Multi-family main buildings:
        i. Change point of reference to measuring building height from the mid point of a roof to the ridge of roof, top of parapet wall, guardrail, etc. as currently used in the R-1 zones.
        ii. Limit the maximum height of a < 4:12 pitch roof, parapet wall, guardrail, mechanical equipment, or similar feature to 30 feet above Grade.
        iii. Limit the maximum ridge height of a sloped (≥ 4:12 pitch) roof to 30 feet above Grade except that 15% of the roof plan area may extend to 33 feet above Grade.
        iv. 30% of the building's roof plan area, top of parapet walls, guardrails, etc. shall be limited to 26 feet in height.
    b. Single-family or duplex main buildings:
        i. Single-family or duplex main buildings shall not contain more than two stories and shall comply with the following:
            1. Main buildings with a flat, mansard, or sloped roof with a pitch of less than 4:12 shall not exceed a maximum of 23 feet in height except for parapet walls, guardrails, mechanical equipment or similar features, which shall not exceed 25 feet in height;
            2. Main buildings with a sloped roof of 4:12 and greater but less than 6:12 shall not exceed a maximum of 27 feet, six inches in height to the top of a roof ridge, parapet wall, guardrail, mechanical equipment, or similar feature;
            3. Main buildings with a sloped roof of 6:12 or greater shall not exceed a maximum of 30 feet in height to the top of a roof ridge, parapet wall, guardrail, mechanical equipment, or similar feature. That portion of the roof exceeding 27 feet, six inches shall be limited to a maximum of 15% of the entire building's roof plan area.

Nonconforming Structures:

20. Any building with one or more structural nonconformities (i.e., setbacks, lot coverage, FAR and parking) that is proposed to be enlarged where the proposed total floor area is greater than 150% of the original building floor area shall be required to conform to all City regulations in effect at the time of Building Permit issuance. Exception: In order for new development to be approved where said floor area exceeds 150% of the original building, all of the following criteria shall be satisfied:

a. The original architectural style shall be preserved and applied to the enlarged building;
b. The original front façade shall be preserved in place;
c. Approval from the Design Review Commission or Historic Resource Commission (if a designated historic resource).

Miscellaneous:

21. Allow roof eaves to project 1/3 into a side yard setback without a cap of 24". (Current allows a 1/3 projection for eaves but sets a maximum of 24" - 86.04.094 and 86.56.580.)
22. Extend the required courtesy notice of construction to adjoining neighbors to all zones (currently only required in single-family zones).
23. Require all utilities (e.g. power, cable, telephone) to be underground for new construction (where power is accessible) in all zones (currently only required in R-1A(BF) zone or with subdivision map, or optional FAR Pt.).
24. Reduce height of fences or walls in front yards to four feet except fences or walls located on the side property lines may project into the required front yard 8 ft. up to a maximum height of 6 ft. Said 6 ft. fence or wall shall extend no closer than 10 ft. to the front property line. (Currently, 60% of front yard may be enclosed with a fence or wall up to 6' in height, remaining 40% is limited to 4' high.)
25. Allow lots on ends of blocks to front on numbered streets (First through Tenth Streets, except SR 75 & 282), to have a lot depth of 50 ft., and a curb cut on the numbered streets for the corner lots (Coronado Subdivision Ordinance currently requires a minimum 70' lot depth.) (Benefit = two 50' x 70' lots with square homes instead of two 25' x 140' lots with long narrow dwellings.)

If the City Council's direction is to carry out the RSIP-3 recommendations, City staff will work with the City Attorney's office to prepare revised Municipal Code language. Consideration of revisions to the zoning regulations require a noticed public hearing with the Planning Commission, and a noticed public hearing with the City Council to introduce the ordinance. Final adoption by the City Council would occur at a subsequent meeting. The revised regulations would become effective 30 days after City Council adoption.

ALTERNATIVE: The City Council may choose to modify, omit or add to any of the proposed amendments.

Submitted by Community Development Department/Peter Fait
Attachments:
1. RSIP-3 Draft Committee Recommendations
2. City Council Minutes of August 29, 2013
3. Workshop Public Comments
4. Problem vs Solution Matrix
5. On-Line Survey Summary

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CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	N/A	JNC	MLC	RAH	N/A	N/A	N/A	N/A	N/A	N/A

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RSIP-3

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COMMITTEE RECOMMENDATIONS
January 15, 2016

Committee Approved Recommendations by Topic:

Off-Street Parking:

1. For a lot size of 4000 sq.ft. or less, require that one of the two mandatory off-street parking spaces per dwelling be open on two or more sides and unenclosed with no fence, wall or gate separating the access to the parking space from the alley or street. If said unenclosed space is covered and attached to a building it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. No side or rear yard setback shall be required for an on-grade uncovered parking space.
2. For lots 5,600 sq.ft. and greater (e.g. 40' x 140' lot) require 3 off-street parking spaces with 2 required to be enclosed. The 3rd space may be enclosed or open. If an unenclosed space is covered and attached to a building it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. For said 3rd space, no front, side or rear yard setback shall be required for an on-grade uncovered parking space. Driveways may be used for the 3rd space including a tandem configuration. (No changes are recommend for lot sizes of 4000 – 5600 sq. ft. – maintain 2 enclosed spaces.)
3. Require the first parking space of tandem parking in all zones, closest to the adjacent street or alley, to be open on two or more sides and unenclosed with no fence, wall or gate separating the access to the parking space from the alley or street. If said unenclosed space is covered and attached to a building it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. No side or rear yard setback shall be required for an on-grade uncovered parking space. Open underground parking shall be exempt from this section.
4. Disallow a parking space on a sloped driveway greater than 14% as qualifying as a required parking space (this is intended to limit the degree of slope where the car parks, not to restrict sloped driveways). (No current restriction.)
5. Require 50% of the off-street parking required for each unit of multiple family development in the R-3 zone to be open and unenclosed on two or more sides with no fence, wall or gate separating the access to said parking from the alley or street. (Group open parking above or below grade shall qualify as open and unenclosed. Gates or doors to shared common driveways are permitted). If said unenclosed space is covered and attached to a building it shall be integrated into the architecture of the adjoining building. Uncovered parking spaces adjoining and parallel to a street shall be screened from the street. No side or rear yard setback shall be required for on-grade uncovered parking open to the sky.

Design Review Commission (DRC):

6. For single family or duplex development in the R-3 zone (CMC 86.14.035B) allow the property owner two options:
    a. Design Review Commission approval with a maximum .70 FAR, no prescriptive design features, 50% lot coverage and single family/duplex R-3 height limits (light plane standard not applicable), or
    b. No Design Review Commission approval if follow all of the standards in the Single Family R-1B zone - chapter 86.10.030 – 86.10.080 and 86.10.100 – 86.10.170 (FAR range with additional design features, 50% lot coverage, etc.), (light plane standard & 2nd story rear yard setback not applicable) (DRC currently only required if three or more units on one lot or as an optional FAR pt. for single family/duplex.)
7. Require Design Review Commission approval for all roof decks and access to said roof decks if the walking surface of the deck is 14 ft. or greater above grade for all development in the R-1 & R-3 zones. (In-lieu of a strict roof deck setback formula, DRC will review the placement of roof decks and access to roof decks so they are architecturally pleasing and sensitive to privacy and shadowing of neighbors.)

    Roof decks solely for mechanical equipment, located below the daylight plane, screened behind solid walls, a maximum of 40 sq. ft., positioned a minimum of two feet from an exterior façade and not accessed by permanent stairs or a permanent ladder shall not require Design Review Commission approval. (Design Review is currently not required for any development in the R-1 zones but is presently required for construction of three or more units in the R-3 zone.)

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Floor Area Ratio (FAR):

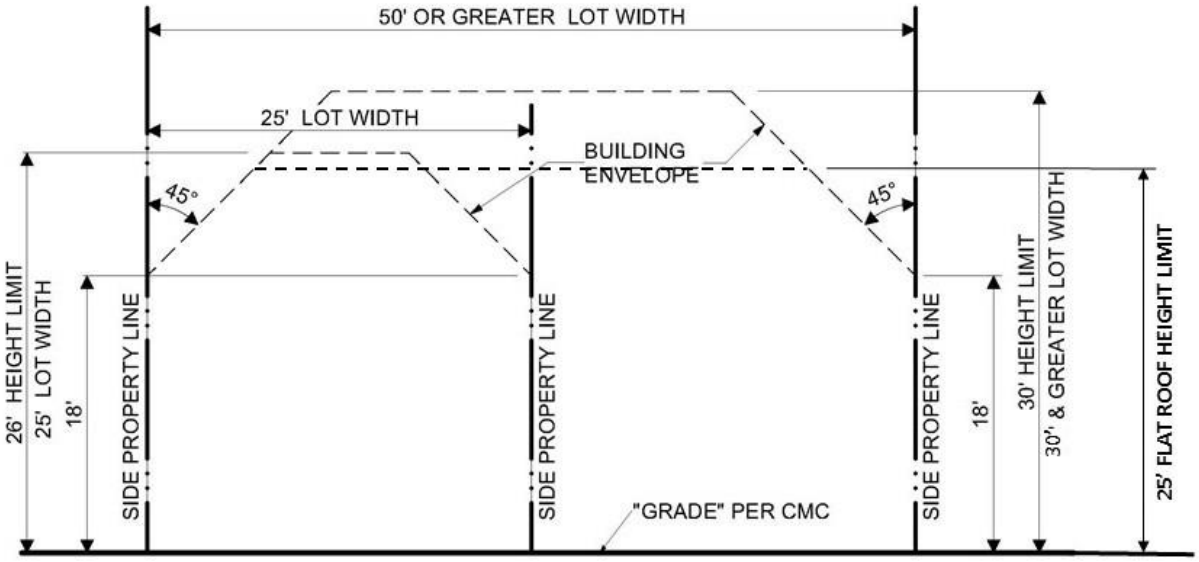
8. For all development in the R-1 and R-3 zones: Require an additional 50% of the floor area of the perimeter of the second story to be counted as Floor Area and FAR if any portion of an attic accessible by permanent stairs, contains an exterior door or roof dormer open to the attic or other opening in the roof surface that is designed to admit light into the attic or provide exterior access to or from the attic. (Currently attic area greater than 5'x5' with windows or doors is included in FAR. CMC 86.04.740 & 86.04.307).
9. Limit the FAR exemption for enclosed parking in single family, duplex or multi-family units in R-3 to 200 sq.ft. for one car and 400 sq.ft. for two cars/unit.
10. Require the portion of 2nd story balconies or decks which are covered with a roof that is less than 65% open to the sky and projects greater than eight feet from any adjoining 2nd story façade to be included in FAR (include the deck area beyond the eight feet and below the roof only as FAR).
11. Revise FAR additional design features and points table for single family zones including the deletion of features and points which do not reduce the appearance of bulk or mass – see revised FAR Pt. lists – two attached (R-1A/R-1B and the R-1A Bay Front Subzone).

Second Story Mass and Building Height:

12. Allow lot coverage to increase from 50% to 60% so long as the main building is limited to one story with a maximum height of 14 feet to the top of a flat roof and 20 feet to the ridge of a sloped roof with a pitch of 3:12 or greater. (Currently two stories are permitted with a maximum 50% lot coverage. The goal is to reduce the bulk and mass on the 2nd floor.)
13. Limit the second story floor area of a main building to no greater than the first story floor area (attached garages shall be considered as part of the first story floor area). (Currently no 2nd story to first story ratio – regulated by FAR and lot coverage.)
14. Require a 2nd story rear yard setback of 40% of lot depth for Single Family Dwellings (SFD) except for lots less than 110' deep which shall require a 2nd story rear yard setback of 30% of lot depth. (Currently 20% of lot depth required except when both 110' or greater in depth and 6,000 sq.ft. or greater in lot size, then 40% required). (Not applicable to the Bay Front subzone).
15. Replace the current main building height limits in the R-1 zones (not applicable to the Bay Front subzone) with a daylight plane standard (see below diagram). The daylight plane standard would extend along both side property lines to reduce bulk and mass, to preserve privacy and exposure to natural light by limiting a single family dwelling height limit to within an imaginary enclosure defined as a line rising vertically for 18 ft. along the side property lines, then angle upward 45° towards the center of the lot to the following lot width : height limits:

Lot Width	Height Limit for roof pitch 3:12 and greater	Height Limit for roof pitch less than 3:12, including the top of any wall surrounding a roof with a pitch of less than 3:12
< 27 ft.	26 ft.	25 ft.
27 - 27.9 ft.	27 ft.	25 ft.
28 – 28.9 ft.	28 ft.	25 ft.
29 – 29.9 ft.	29 ft.	25 ft.
30 ft. & greater	30 ft.	25 ft.

Daylight Plane



Daylight Plane Exceptions:
The following features may extend beyond the daylight plane:

a. Dormers, gables, cupolas, domes, skylights, parapet walls or similar architectural features provided that such features shall not exceed the height limit and the sum of the actual or implied volume of such features which project beyond the daylight plane shall not exceed a maximum of 100 cubic feet when both sides are combined. Furthermore, no one side shall exceed 50 cubic feet except for a southerly facing side which shall be allowed a maximum of 100 cubic feet. The area of parapet walls, roof decks behind parapet walls and similar design features, shall include the volume bounded by the daylight plane, the vertical face of the parapet wall and a level plane at the top of the parapet.
b. Cornices, eaves, and similar architectural features provided such features do not extend past the daylight plane more than 2 feet (flat roofs, flat eaves, continuous walls or enclosures of usable interior space are prohibited to extend past the daylight plane except as permitted above);
c. Chimneys and flues that do not exceed 5 feet in width, provided that chimneys do not extend past the required daylight plane a distance exceeding the minimum required by building codes;
d. Antennas.

16. Restrict the size and number of roof dormers above a second story allowed for development in the R-3 zone to match the current dormer regulations in the R-1 zones (currently no limits in the R-3 zone, CMC 86.08.080).
17. Require all mechanical equipment where the top of said equipment is 6 ft. or greater above grade to be screened on all sides with solid walls. Said equipment or screening shall not protrude above the daylight plane unless otherwise exempt. The required screening shall be part of the building architecture and not a free-standing wall surrounding the equipment.
18. Limit the access, height and types of structures providing access to or located on roof decks above 14 ft. in height for the R-1 and R-3 zones (expand current R-1 restrictions & add to R-3 (CMC 86.08.090):
    a. *Access to said decks or balconies shall not be enclosed or covered unless said access is incorporated into the* main *roof of the building, shall not be through a roof dormer, and shall not have the appearance of a separate* story or *structure;*
    b. *No portion of said decks or balconies shall be covered ~~with any structures~~ and shall be 100 percent permanently open to the passage of light and air to the sky;*
    c. In no case shall the top of structures on roof decks (e.g. fireplaces and chimneys, spas, barbecues, storage cabinets, mechanical equipment etc.) exceed the allowable building height.
19. Revise the height limits in the R-3 zone:
    a. Multi-family main buildings:
        i. Change point of reference to measuring building height from the mid pt. of a roof to the ridge of roof, top of parapet wall, guardrail, etc. as currently used in the R-1 zones.
        ii. Limit the maximum height of a < 4:12 pitch roof, parapet wall, guardrail, mechanical equipment or similar feature to 30 feet above Grade.
        iii. Limit the maximum ridge height of a sloped (≥ 4:12 pitch) roof to 30 feet above Grade except that 15% of the roof plan area may extend to 33 feet above Grade.

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iv. 30% of the building's roof plan area, top of parapet walls, guardrails, etc. shall be limited to 26 feet in height.

b. Single-family or duplex main buildings:

i. Single-family or duplex main buildings shall not contain more than two stories and shall comply with the following:

1. Main buildings with a flat, mansard, or sloped roof with a pitch of less than 4:12 shall not exceed a maximum of 23 feet in height except for parapet walls, guardrails, mechanical equipment or similar features, which shall not exceed 25 feet in height;
2. Main buildings with a sloped roof of 4:12 and greater but less than 6:12 shall not exceed a maximum of 27 feet, six inches in height to the top of a roof ridge, parapet wall, guardrail, mechanical equipment or similar feature;
3. Main buildings with a sloped roof of 6:12 or greater shall not exceed a maximum of 30 feet in height to the top of a roof ridge, parapet wall, guardrail, mechanical equipment or similar feature. That portion of the roof exceeding 27 feet, six inches shall be limited to a maximum of 15% of the entire building's roof plan area.

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Nonconforming Structures:

20. Any building with one or more structural nonconformities (i.e. setbacks, lot coverage, FAR and parking) that is proposed to be enlarged where the proposed total floor area is greater than 150% of the original building floor area shall be required to conform to the all City regulations in effect at the time of Building Permit issuance. Exception: In order for new development to be approved where said floor area exceeds 150% of the original building, all of the following criteria shall be satisfied:
    a. The original architectural style shall be preserved and applied to the enlarged building;
    b. The original front façade shall be preserved in place;
    c. Approval from the Design Review Commission or Historic Resource Commission (if a designated historic resource).

Miscellaneous:

21. Allow roof eaves to project 1/3 into a side yard setback without a cap of 24". (Current allows a 1/3 projection for eaves but sets a maximum of 24" - 86.04.094 & 86.56.580.)
22. Extend the required courtesy notice of construction to adjoining neighbors to all zones (currently only required in single family zones).
23. Require all utilities (e.g. power, cable, telephone) to be underground for new construction (where power is accessible) in all zones (currently only required in R-1A (BF) zone or with subdivision map, or optional FAR Pt.).
24. Reduce height of fences or walls in front yards to four feet except fences or walls located on the side property lines may project into the required front yard 8 ft. up to a maximum height of 6 ft. Said 6 ft. fence or wall shall extend no closer than 10 ft. to the front property line. (Currently 60% of front yard may be enclosed with a fence or wall up to 6' in height, remaining 40% is limited to 4' high.)

25. Allow lots on ends of blocks to front on numbered streets (First through Tenth Streets, except SR 75 & 282), to have a lot depth of 50 ft., and a curb cut on the numbered streets for the corner lots (Coronado Subdivision Ordinance currently requires a minimum 70' lot depth.) (Benefit = two 50'x70' lots with square homes instead of two 25'x140' lots with long narrow dwellings.)

Staff "Clean-up" Recommendations:

26. Delete old height restriction for accessory buildings and garages found in Special Provisions Chapter 86.56.100D & E since it's duplicative and not consistent with RSIP 1 height restrictions found in each zone chapter.
27. Delete reference to "carports" in 86.56.100 C & E since carports have not been permitted to satisfy off-street parking requirements since prior to RISP 1.
28. Clarify that carriage house roof pitches of 3:12 or greater in 86.56.110 K are to apply to all of the 2nd story main roof, 2nd story dormers and 2nd story roof elements and not to single story roof elements.
29. Clarify that mechanical equipment such as AC compressors would require a max. side yard of 5' as permitted for pool equipment. (Add to 86.08.060A5, 86.09 & 86.10).
30. Amend language in 86.08.060B & 86.10.060B to clarify that the zero lot line option is intended for two adjoining dwellings. Add: "Where two single-family dwelling buildings, duplex development, or detached garage is proposed for two or more lots……"
31. Fix typo in 86.10.070 last sentence where reference is made to 86.14.040. Reference should be 86.10.040.
32. Allow a reduced front yard setback for lots which front solely on an alley of five feet to the first story and 10 feet for the second story (Section 86.56.630 allows an average front yard exception but does not address alley lots. This was revised in RSIP 1 with an unintended negative impact to alley lots).
33. Revise the required front yard setback for lots in the R-3 zone to match the R-1A & R-1B code:

    R-1 states: "There shall be a front yard of not less than 25 feet. Lots having a depth of 60 feet or less shall have a front yard of no less than 15 percent of the depth of the lot."

    R-3 States: "There shall be a front yard of not less than 25 percent of the depth of the lot; provided, however, such front yard need not exceed 25 feet."

34. Clarify in section 86.56.600B & C that a roof eave and any support columns above 2nd story balconies or decks projecting into a front yard setback are limited to a 4 ft. projection into the required front yard setback.
35. Revise 86.56.110G to allow parking on the first floor of a carriage house to be enclosed or open depending on lot size (RSIP recommendation # 1 & 2).
36. Clarify in section 86.58.040 that curb cuts and driveways shall permitted only when serving required off-street parking.

Issues Considered but No Changes Recommended:

37. Reduce SFD allowed height of 1st floor above "Grade" (current 30" max).
38. Reduce the current 8 ft. projection allowed for first floor porches into a front yard setback.

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39. Keep the existing unique set of coverage & FAR standards for SFD or duplex development (less than 3 units) in the R-3 zone but consider revisions to said standards.
40. Allow carriage houses in the R-3 zone.
41. Require Design Review Commission approval for single family/duplex development in the R-1 zones.
42. Establish a different FAR for unique neighborhoods, such as the perimeter roads of Ocean or Glorietta Boulevards.
43. Prohibit pedestrian roof decks above 14 ft. for lots less than 35 ft. wide. (In-lieu of these standards RSIP is recommending Design Review Commission approval of roof decks.)
44. Reduce the projection allowed for the floor of 2nd story decks on the roof of porches into a front yard setback in R-1 and R-3 zones (Currently allowed 8' or 100% of the roof of a porch with the first 4' into the front setback allowed to be covered. Balconies without a porch below are limited to a 4' projection).
45. If a 2nd story projects beyond the 1st story then include that area below the 2nd story in allowable FAR. (Currently no current restriction and exempt from FAR if 50% or more of the surrounding walls are 65% or more open.)
46. Increase side yard setbacks on mid-size lots (7,000 - 9,000 sq.ft.). (Current requires 10% - 11% of lot width, depending on lot size.)
47. Require increased 2nd story side yard setback for a certain percent of side façade length (tie to solar access?). (Current side setback for 2nd story is same as 1st floor.)
48. Require increased 2nd story front yard setback (additional 4' ?). (Currently no additional 2nd story front setback required.)
49. Prohibit bay windows on 2nd story projecting into interior side yards on lots less than 50 ft. wide. (Currently permitted to project one-third of required setback, e.g. 50' lot requires a 5' side yard and allows a 20" bay window projection.)
50. Mandate greater façade plane off-sets along side facades. (see CMC 86.08.140 & 86.14.140)
51. Increase side yard setback for balconies above 1st story in R-1 and R-3 zones. (Currently not allowed to project into an interior side yard setback but are allowed to project 1/3 with a maximum of 24" into a street side yard. Balconies are permitted along an interior side façade so long as the balcony is recessed into the building and not projecting into the required side setback.)
    a. Consider a minimum interior side yard setback of 5 ft. for balconies located along an interior side and rear façade.
52. Mandate window off-sets (from neighbor's windows) along second story side facades on lots less than 50 ft. wide. (Currently only required as an optional FAR bonus, 1 point.)
53. Allow adjacent neighbors to review and comment on new construction plans. (Not currently required.)
54. Increase incentives for Historic Preservation. (Currently FAR bonus of 2 points provided.)
55. Restrict the intrusion of exterior lights onto adjacent property. (No current restrictions.)
56. Limit obstruction of solar access to neighbors. (Not currently regulated by City.)
57. Prohibit tandem parking for all residential development. (Currently allowed for multi-family of 3 or more units. Also allowed for single family and duplex only "…on a lot less than 50 feet in width and either has no alley access or fronts solely on an alley, or for lots with a "gross lot area" of less than 3,500 square feet, or when it is not reasonably possible to otherwise provide the

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required off-street parking due to lot configuration or location of a main building, permanent accessory building, or swimming pool.")

58. Provide for a FAR Pt. if existing structural nonconformities are removed (i.e. substandard setbacks, height, etc.). (Not a current option.)
59. Require a FAR Pt. deduction if existing structural non-conformities are maintained (i.e. substandard setbacks, height, etc.). (Not a current deduction).
60. Apply the above proposed Daylight Plane standard (or a modified version) to development of three or more units in the R-3 zone.
61. Require additional setbacks and restrictions for roof decks in the R-3 zone.
62. Reduce allowed height of 1st floor walking surface to 30" above grade in the R-3 zone, as limited in the R-1 zones, regardless of underground parking.
63. Allow side & rear yard setback exceptions for accessory structures and garages in the R-3 zone as allowed in the R-1 zones.
64. Limit the repetition of the same floor plan and exterior design on a block face for R-3 development. (Design Review Commission will address.)
65. Limit the repetition of the same floor plan for R-1 zones and for single family and duplex in R-1 R-3 zones. (Design Review Commission will review in R-3 and FAR requires a different front elevation for R-1 zones.)
66. Require the above Daylight Plane standard (or a modified version) to apply to single family or duplex development in the R-3 zone. (Design Commission will review.)
67. Revise the interior side yard setback for roof decks in the R-1 zones to not require an additional façade setback if the roof deck is setback 20 ft. or more from a side property line. (Not necessary since RSIP recommending Design Review Commission approval for all roof decks over 14' in height.)
68. Include additional areas in "Floor Area Equivalent" such as an on-grade open patio below a 2nd story room.
69. Require above grade enclosed parking in R-3 to be included in FAR as required in the R-1 zones.
70. Reduce .90 FAR maximum limit for multifamily in R-3 zone.
71. Reduce FAR minimum and/or maximum limits for SFDs in R-1 zones.
    a. Revise minimum, midpoint or max FAR along the Base FAR graph line.
    b. Revise minimum, midpoint or max FAR along the Max. FAR graph line.

    (See CMC 86.08.035) (Not necessary since bulk and mass has been moved to the first story via the new daylight plane height and side setback requirement, the increased second story rear yard setback and Design Review Commission approval).
72. Prohibit elevator stops above the second floor.
73. Limit the height of attic exterior walls adjacent to roof decks to 4 ft.
74. Prohibit exterior doors from attics to roof decks and limit access to roof decks above a 2nd story solely from open and unenclosed stairs

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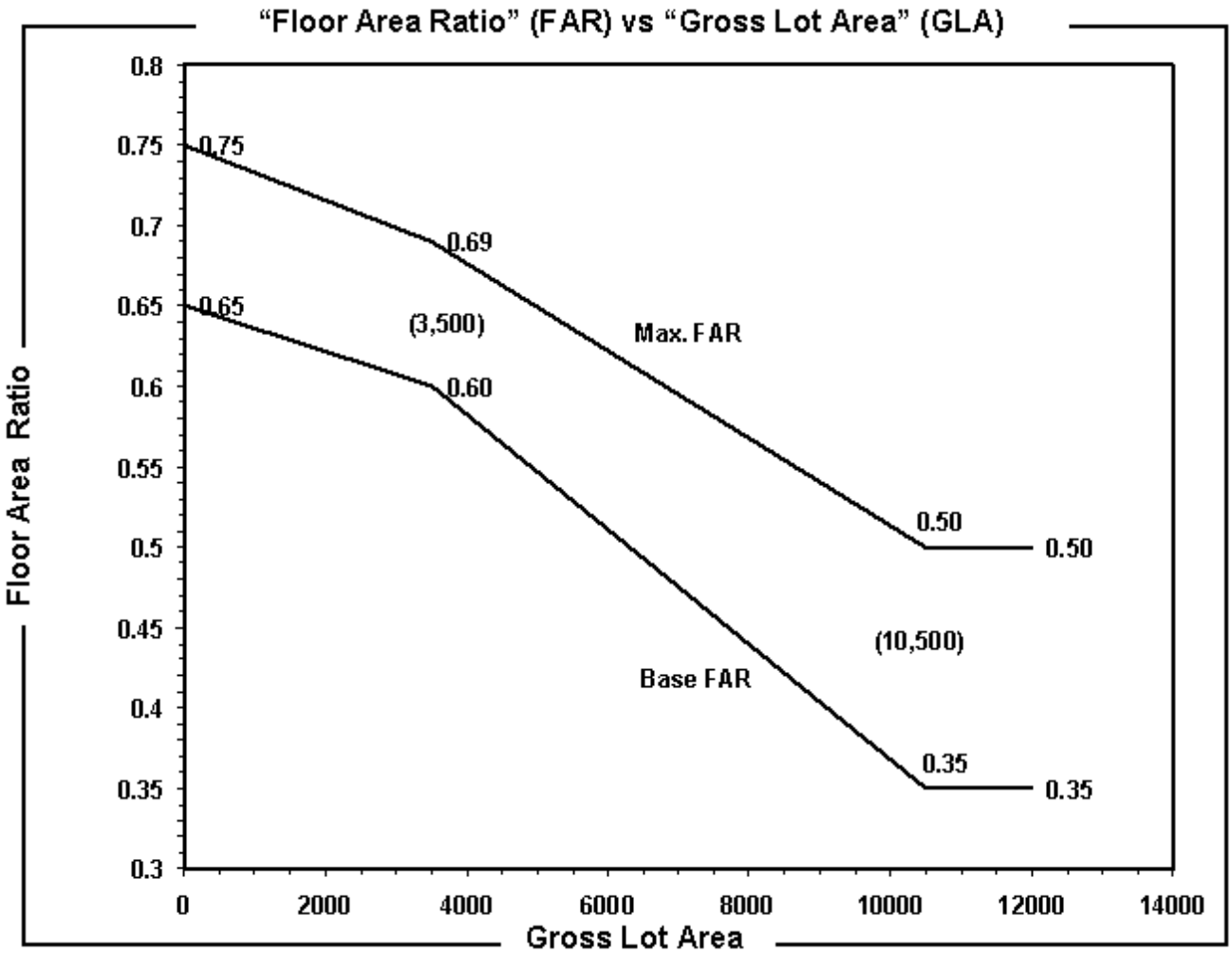
R-1A & R-1B – SINGLE-FAMILY RESIDENTIAL ZONES

RSIP-3
PROPOSED REVISIONS
(All Single Family Zones Except Bay Front)
(Deletions are shown in ~~red strikethrough~~ and additions in blue underline)
November 19, 2015

86.08.035 Floor area ratio.

Development shall not exceed a base and maximum "floor area ratio" (FAR) in accordance with the following chart and table:



Allowable Base "Floor Area Ratio" (FAR) and Maximum FAR vs. "Gross Lot Area" (GLA)											
GLA	Base FAR	Max FAR	GLA	Base FAR	Max FAR	GLA	Base FAR	Max FAR	GLA	Base FAR	Max FAR
600	0.641	0.740	3100	0.606	0.697	5600	0.525	0.633	8100	0.436	0.565
700	0.640	0.738	3200	0.604	0.695	5700	0.521	0.630	8200	0.432	0.562
800	0.639	0.736	3300	0.603	0.693	5800	0.518	0.628	8300	0.429	0.560
900	0.637	0.735	3400	0.601	0.692	5900	0.514	0.625	8400	0.425	0.557
1000	0.636	0.733	3500	0.600	0.690	6000	0.511	0.622	8500	0.421	0.554
1100	0.634	0.731	3600	0.596	0.687	6100	0.507	0.619	8600	0.418	0.552
1200	0.633	0.729	3700	0.593	0.685	6200	0.504	0.617	8700	0.414	0.549

1300	0.631	0.728	3800	0.589	0.682	6300	0.500	0.614	8800	0.411	0.546
1400	0.630	0.726	3900	0.586	0.679	6400	0.496	0.611	8900	0.407	0.543
1500	0.629	0.724	4000	0.582	0.676	6500	0.493	0.609	9000	0.404	0.541
1600	0.627	0.723	4100	0.579	0.674	6600	0.489	0.606	9100	0.400	0.538
1700	0.626	0.721	4200	0.575	0.671	6700	0.486	0.603	9200	0.396	0.535
1800	0.624	0.719	4300	0.571	0.668	6800	0.482	0.600	9300	0.393	0.533
1900	0.623	0.717	4400	0.568	0.666	6900	0.479	0.598	9400	0.389	0.530
2000	0.621	0.716	4500	0.564	0.663	7000	0.475	0.595	9500	0.386	0.527
2100	0.620	0.714	4600	0.561	0.660	7100	0.471	0.592	9600	0.382	0.524
2200	0.619	0.712	4700	0.557	0.657	7200	0.468	0.590	9700	0.379	0.522
2300	0.617	0.711	4800	0.554	0.655	7300	0.464	0.587	9800	0.375	0.519
2400	0.616	0.709	4900	0.550	0.652	7400	0.461	0.584	9900	0.371	0.516
2500	0.614	0.707	5000	0.546	0.649	7500	0.457	0.581	10000	0.368	0.514
2600	0.613	0.705	5100	0.543	0.647	7600	0.454	0.579	10100	0.364	0.511
2700	0.611	0.704	5200	0.539	0.644	7700	0.450	0.576	10200	0.361	0.508
2800	0.610	0.702	5300	0.536	0.641	7800	0.446	0.573	10300	0.357	0.505
2900	0.609	0.700	5400	0.532	0.638	7900	0.443	0.571	10400	0.354	0.503
3000	0.607	0.699	5500	0.529	0.636	8000	0.439	0.568	≥10500	0.350	0.500

The base FAR may be cumulatively increased to the maximum FAR shown in the above chart and table if the development is designed:

A. With a different front elevation compared to all other development on both the subject block face and the block face immediately across the street from the front of the subject property if new construction, replacement, or 50 percent or more reconstructed or restored; and

B. With one or more of the following additional design features incorporated into the project. Each additional design feature has a corresponding FAR bonus, which is cumulatively added to the base FAR up to the maximum FAR permitted above. In addition, the following list is succeeded by a list of FAR deductions, which cumulatively reduce the allowable FAR, but in no case shall the allowable FAR be reduced below the above base FAR:

ADDITIONAL DESIGN FEATURES	**FAR BONUS**
LANDSCAPE (A maximum of 0.03 FAR bonus points permitted.)	
1. Preserve an existing tree (with a minimum diameter of eight inches for a shade tree or 16 inches for a palm tree, measured four feet, six inches above the root crown, and a height of no less than 20 feet) and its root system in the required front yard, and install an automatic irrigation system for all landscaping in the front yard, including the adjoining public property.	.02
2. Preserve an existing shade tree (with a minimum diameter of eight inches, measured four feet, six inches above the root crown, and a height of no less than 20 feet) and its root system on the subject property, other than within the required front yard, and install an automatic irrigation system for all landscaping in the rear yard.	.01
~~3a. Plant a shade tree (with a minimum diameter of three inches, measured four feet, six inches above the root crown) in the required front yard, and install an automatic irrigation system for all landscaping in the front yard, including the adjoining public property.~~	~~.01~~
~~3b. Design and install water-efficient plant material and irrigation in compliance with Chapter 64.06 CMC for the entire lot (exemptions provided within Chapter 64.06 CMC shall not apply).~~	~~.01~~
~~4. A required front yard with no walls, fences or hedges over three feet in height excluding walls, fences, or hedges on or within 12 inches of the common side property lines, architectural features or columns on said walls or fences up to a maximum of four feet in height, and landscape accessory structures as permitted in CMC 86.56.595 plus all of the following:~~	~~.02~~

	~~A. Installed landscaping with automatic irrigation for the entire lot and adjoining public property which has been designed by a licensed landscape architect;~~	
	~~B. Preservation or installation of three trees on the subject private property with at least one tree located in the front yard. A minimum of two of said trees shall be shade trees and all shade trees shall have a diameter of no less than three inches (measured four feet, six inches above the root crown). One of said trees may be a cluster of palm trees with a minimum of three stems with each stem having a minimum six-foot brown trunk height;~~	
	~~C. A minimum of 35 percent of the lot shall be landscaped, of which a maximum of one-half shall be decorative hardscape or water features; and~~	
	~~D. Plant material shall cover a minimum of 80 percent of the front yard between the main building and the front property line (excluding driveways within the front yard where the center of the driveway is planted and maintained with turf or other plant material equal to 100 percent or more of the total width of all hard drivable surface area (wheel well, Bermuda or Hollywood style driveways).~~	
~~NEIGHBORHOOD COMPATIBILITY (A maximum of 0.02 FAR bonus points permitted.)~~		
~~5. An addition designed to be compatible to, and to retain, the architectural style of the original dwelling.~~		~~.01~~
~~6. Underground all existing, proposed, and future utilities to the site.~~		~~.01~~
~~7. Install a building-integrated photovoltaic (BIPV) system incorporated into the building architecture with a minimum 1.2kW (kilowatts) (e.g., thin film photovoltaic (PV) cells integrated into roof shingles). (Bonus points for 7 and 8 may not be combined.)~~		~~.01~~
~~8. Install a minimum 1.2kW photovoltaic system with solar panels not visible from ground-level public property adjacent to the dwelling as viewed from within the property lines projected into all adjoining street rights-of-way. (Bonus points for 7 and 8 may not be combined.)~~		~~.01~~
FRONT PORCH		
3. ~~9.~~ An unenclosed front porch with a minimum of 50 percent of the perimeter walls of said porch at least 65 percent or more permanently open to the passage of light and air (porches on corner lots may wrap a maximum of 60 percent of the required length around the corner of the dwelling from the front to the street side yard so long as required setbacks are satisfied):		
	A. Raised a minimum of 12 inches above the ground, has a length of at least 65 percent of the width of the dwelling, projects out a minimum of eight feet from the dwelling (eaves may project an additional 12 inches) and a minimum of 50 percent is covered with a permanent, solid, waterproof roof and the remaining portion covered by a minimum 10 percent solid trellis; or	.02
	B. Has a length of at least 50 percent of the width of the dwelling, projects out a minimum of six feet from the dwelling (eaves may project an additional 12 inches) and is 100 percent covered with a permanent, solid, waterproof roof.	.01
ROOFS (A maximum of 0.~~02~~03 FAR bonus points permitted.)		
4. ~~10.~~ A roof on the main building having a slope of at least 4:12 but less than 6:12 for at least 80 percent of the total building area with eaves projecting a minimum of 12 inches for the entire sloped roof perimeter.		.01
5. ~~11.~~ A roof on the main building with a pitch of 6:12 or greater for at least 80 percent of the total building area with eaves projecting a minimum of 12 inches for the entire sloped roof perimeter and the 6:12 portion of the roof's ridge axis perpendicular to the street.		.02
6. ~~12.~~ On lots which are 40 feet or less in width: a main building with a variation of roof lines visible from all adjoining street rights-of-way.		.01
7. ~~13.~~ A roof on the main building having a slope of 4:12 or greater for at least 80 percent of the total building area with eaves equivalent to at least five percent of the width of the front facade for the entire sloped roof perimeter with a minimum of 24 inches.		.01
WINDOWS		

8. ~~14.~~ All windows along both side facades of the main building, at ~~each story~~the second story, offset horizontally at least 12 inches (edge to edge) from windows of immediately adjoining main buildings. Windows with a sill height of 66 inches or more above the floor, ~~obscure,~~ or separated by 20 feet or more horizontally are not required to be offset.	.01

STRUCTURAL COVERAGE		
9. ~~15.~~ A maximum total structural coverage of 40 percent with exceptions otherwise permitted:		
	A. For lots with a gross lot area of 5,650 square feet or less; or	.02
	B. For lots with a gross lot area greater than 5,650 square feet.	.01
10. ~~16.~~ A main building where the second story gross floor area and floor area equivalent is 50 percent or less of the gross floor area and floor area equivalent of the first story.		.02
GARAGES AND DRIVEWAYS (A maximum of 0.02 FAR bonus points permitted.)		
11. ~~17.~~ An on-grade detached garage adjacent to the rear property line with the following garage and site restrictions: (a) limited to a depth of 26 feet from the rear property line; (b) a maximum of 11 feet in height for flat roofs or 13 feet in height for sloped roofs of 4:12 or greater; and (c) a minimum rear yard setback of 66 feet to any main building (the separation between the garage and main building shall be open from the ground to the sky except for projections or landscape accessory structures otherwise permitted).		.02
12. ~~18.~~ A garage with the following garage and site restrictions: (a) on a lot that does not abut an alley, or due to the location of the lot or physical attributes of the land the garage may only be accessed by vehicles through the front yard; (b) the garage provides the required covered parking; and (c) the lot is not a corner lot:		
	A. All on-grade garages located in the rear 50 percent of the lot depth with a driveway maximum width of 10 feet in the first 30 percent of the lot depth.	.02
	B. All on-grade attached garages with parking garage doors which are visible from the street with a maximum cumulative door width of 18 feet set back four feet or more from the dominant adjoining building facade which are wood and contain architectural details.	.01
	C. All parking garages with vehicle access doors turned 90 degrees or more from the street or which are otherwise not visible from the street, provided the garage door(s) are facing the adjacent side yard setback and the garage wall facing toward the street does not extend beyond the adjacent front facade of the building.	.01
	D. ~~Driveways within the front yard setback where the center of the driveway is planted and maintained with turf or other plant material equal to 100 percent or more of the total width of all hard drivable surface area (wheel well, Bermuda or Hollywood style driveways).~~	~~.01~~
SETBACKS AND HEIGHT		
13. ~~19.~~ A main building limited to one story with a maximum height of 14 feet to top of a flat roof and 20 feet to the ridge or peak of sloped roofs (otherwise permitted exceptions allowed).		.03
14. ~~20.~~ A main building with a maximum flat or ridge roof height of 150 percent of the flat or sloped roof ridge height of the shortest of the immediately adjoining next door main building, provided at least one of the neighboring main buildings does not exceed one story or 14 feet in height (may not be combined with other height features).		.02
15. ~~21.~~ A main building with a roof height limited to 90 percent of otherwise allowable height (may not be combined with other height features).		.01
16. ~~22.~~ A second story front facade set back a minimum of eight feet from the dominant first story facade for a minimum of 70 percent of the width of the first story.		.01
17. ~~23.~~ A courtyard along a northerly side property line which has a compass bearing between N 60° E and S 60° E, ~~the side facade of the main building,~~ open to the side yard, of at least 15 feet in depth (parallel to the side property line), and a minimum width of 30 percent of the lot width from the side property line. Said courtyard shall be open to the sky, except for architectural features which may		.01

project into the courtyard up to a maximum of 10 percent of the lot width. Said courtyard shall be an integral part of the main building and not open to the front or rear yards.	
~~24. An increased front yard setback a minimum of eight feet for all stories for 50 percent or more of the front facade width with exceptions otherwise permitted from said increased setback line; provided, that any portion of a garage along the front facade is set back the additional eight feet.~~	~~.02~~
18. ~~25.~~ A main building with one increased side yard setback above 16 feet in height which slopes away from the vertical plane of the required side yard setback line by at least 45 degrees:	
A. With the increased side yard provided along a northerly side property line which has a compass bearing between N 60° E and S 60° E; or	.02
B. With the increased side yard located other than along the northerly side property described above. Dormers shall be permitted to encroach into the 45-degree setback; provided, that they comply with CMC 86.08.080, Dormers.	.01
19. ~~26.~~ A main building with increased side yard setbacks on both sides above 16 feet in height which slope away from the vertical plane of the required side yard setback lines by at least 45 degrees. Dormers shall be permitted to encroach into the 45-degree setbacks; provided, that they comply with CMC 86.08.080, Dormers (may not be combined with number 25).	.02
20. ~~27.~~ One side yard setback above the first story which is at least 33 percent greater than the minimum required side yard setback.	.01
21. ~~28.~~ Both side yard setbacks above the first story which are at least 33 percent greater than the minimum required side yard setback (may not be combined with number 27).	.02
~~29. A main building with one side yard setback for all stories which is at least 33 percent greater than the minimum required side yard setback with projections otherwise permitted from the increased setback line except for eaves which may project from the minimum setback line.~~	~~.01~~
~~30. A main building with both side yard setbacks for all stories which are at least 33 percent greater than the minimum required side yard setback with projections otherwise permitted from the increased setback line except for eaves which may project from the minimum setback line (may not be combined with number 29).~~	~~.02~~
22. ~~31.~~ On lots which are 30 feet or less in width: two or more attached dwellings and covered parking constructed with a common zero side yard setback on two or more lots having contiguous interior lot lines. The remaining side yards shall not be less than 20 percent of the width of each respective lot. All side street lot lines and interior lot lines adjoining property not part of the development shall not be permitted to have such a reduced side yard.	.02
ARCHITECT AND DESIGN REVIEW	
23. ~~32.~~ Plans drawn and signed by a California licensed architect with the architect-of-record's title block on all sheets of the plans. The architect shall submit a copy of their current CA license and an affidavit signed by the architect stating that the plans were drawn by or under the direct supervision and approval of him or her.	.01
24. ~~33.~~ Approval from the Design Review Commission of the exterior design of all existing and proposed structures on the property.	~~.01~~.04
HISTORIC DESIGNATION	
25. ~~34.~~ Approval of a Historic Alteration Permit by the City of Coronado. ~~Historic Resource Commission to alter, add to, or modify a main building designated as a historic resource by the City of Coronado, State of California, or the Federal Government.~~	.02
FAR DEDUCTIONS	
26. ~~35.~~ FAR Deductions:	
A. More than 18 lineal feet (cumulative) of garage door(s) or garage doors over 8 feet in height on the front facade of the main building;	-.01
B. For existing dwellings, a~~A~~ deck or balcony on any building adjoining a building facade or on or above the roof which is above the finished floor of the second story or 14 feet above grade, which does not have all of the following minimum setbacks:	-.01

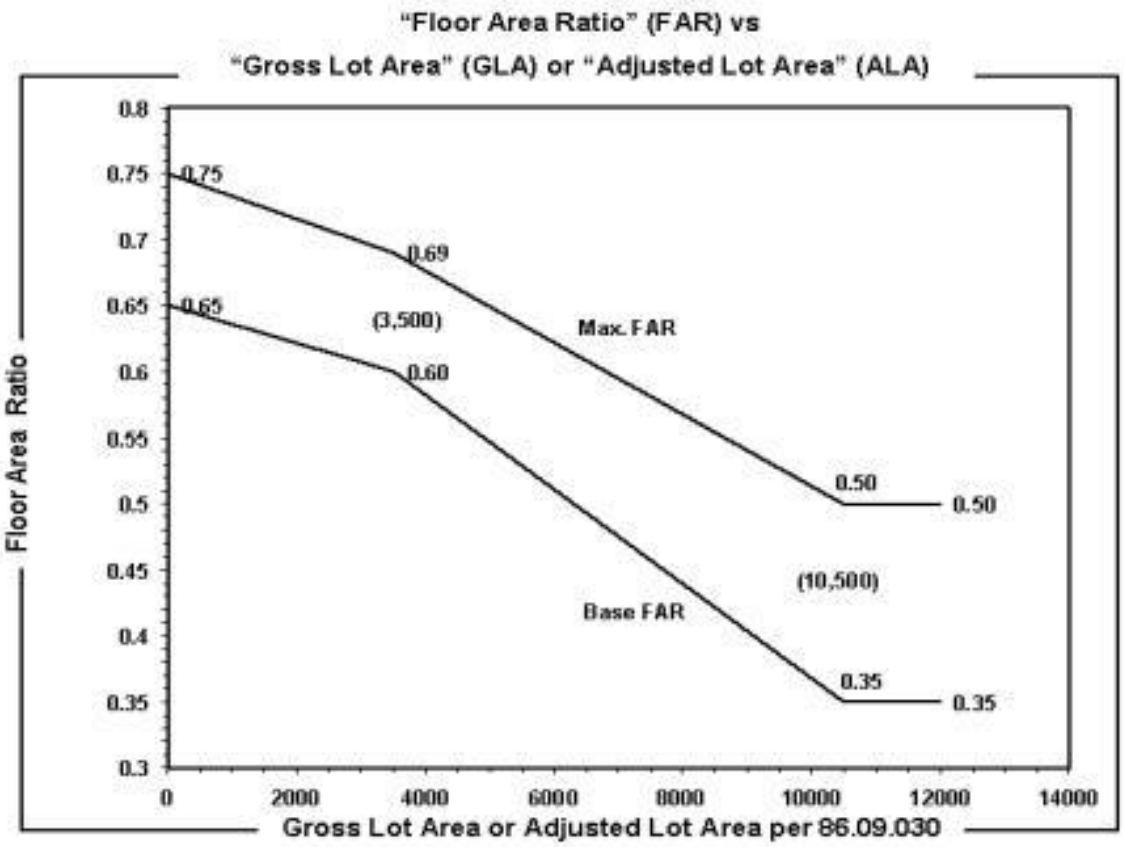
		1. A front and street side setback of five feet from the adjoining front or street side facade;	
		2. An interior side setback from the side facade of the structure as follows:	
		<table><tr><th>Lot Width</th><th>Facade Setback Required</th></tr><tr><td>25 feet or less</td><td>3 feet</td></tr><tr><td>26 – 50 feet</td><td>5 feet</td></tr><tr><td>51 feet and greater</td><td>8 feet</td></tr></table>	
		3. A rear setback of 50 percent of the lot depth;	
	C. A main building whose front and side elevations have architectural elements such as, but not limited to, windows, doors and columns that are higher than 14 feet. ~~or have a cumulative proportion opening-to-solid of greater than 30 percent with each story per facade calculated separately;~~		-.01
	D. For existing dwellings, a~~A~~ finished first story floor or a finished floor directly above an underground parking garage or basement greater than 30 inches above grade;		-.01
	E. For existing dwellings, ~~L~~landscaping with plant material or water features between the front of the main building and the front property line which is less than 40 percent of said area for lots with a frontage less than 50 feet in width and less than 60 percent for lots with a frontage of 50 feet or greater;		-.01
	F. A main building with facades of the same color, style, and texture as the main building of either adjoining property;		-.01
	G. Construction of a new main building with the same roof pitch as the main building of either adjoining property as viewed from the street (a minimum roof pitch of 1:12 difference is required). The following roofs are excluded:		-.01
		1. Roofs with the main ridge line oriented 90 degrees to the ridge line of both adjoining roofs; and	
		2. Roofs with the main ridge line having an eight-foot or greater vertical height difference as compared to the ridge line of both adjoining roofs (e.g., one story vs. two story).	

R-1A(BF) – SINGLE-FAMILY RESIDENTIAL BAY FRONT SUBZONE

RSIP-3
PROPOSED REVISIONS
(Single Family Bay Front Subzone)
(Deletions are shown in ~~red strikethrough~~ and additions in blue underline)
November 19, 2015

86.09.050 Floor area ratio.

Development shall not exceed a base and maximum "floor area ratio" (FAR) in accordance with the following chart and table:



Allowable Base "Floor Area Ratio" (FAR) and Maximum FAR vs.
"Gross Lot Area" (GLA) or "Adjusted Lot Area" (ALA) per CMC 86.09.030

GLA or ALA	Base FAR	Max FAR	GLA or ALA	Base FAR	Max FAR	GLA or ALA	Base FAR	Max FAR	GLA or ALA	Base FAR	Max FAR
600	0.641	0.740	3100	0.606	0.697	5600	0.525	0.633	8100	0.436	0.565
700	0.640	0.738	3200	0.604	0.695	5700	0.521	0.630	8200	0.432	0.562
800	0.639	0.736	3300	0.603	0.693	5800	0.518	0.628	8300	0.429	0.560
900	0.637	0.735	3400	0.601	0.692	5900	0.514	0.625	8400	0.425	0.557
1000	0.636	0.733	3500	0.600	0.690	6000	0.511	0.622	8500	0.421	0.554
1100	0.634	0.731	3600	0.596	0.687	6100	0.507	0.619	8600	0.418	0.552
1200	0.633	0.729	3700	0.593	0.685	6200	0.504	0.617	8700	0.414	0.549

GLA or ALA	Base FAR	Max FAR	GLA or ALA	Base FAR	Max FAR	GLA or ALA	Base FAR	Max FAR	GLA or ALA	Base FAR	Max FAR
1300	0.631	0.728	3800	0.589	0.682	6300	0.500	0.614	8800	0.411	0.546
1400	0.630	0.726	3900	0.586	0.679	6400	0.496	0.611	8900	0.407	0.543
1500	0.629	0.724	4000	0.582	0.676	6500	0.493	0.609	9000	0.404	0.541
1600	0.627	0.723	4100	0.579	0.674	6600	0.489	0.606	9100	0.400	0.538
1700	0.626	0.721	4200	0.575	0.671	6700	0.486	0.603	9200	0.396	0.535
1800	0.624	0.719	4300	0.571	0.668	6800	0.482	0.600	9300	0.393	0.533
1900	0.623	0.717	4400	0.568	0.666	6900	0.479	0.598	9400	0.389	0.530
2000	0.621	0.716	4500	0.564	0.663	7000	0.475	0.595	9500	0.386	0.527
2100	0.620	0.714	4600	0.561	0.660	7100	0.471	0.592	9600	0.382	0.524
2200	0.619	0.712	4700	0.557	0.657	7200	0.468	0.590	9700	0.379	0.522
2300	0.617	0.711	4800	0.554	0.655	7300	0.464	0.587	9800	0.375	0.519
2400	0.616	0.709	4900	0.550	0.652	7400	0.461	0.584	9900	0.371	0.516
2500	0.614	0.707	5000	0.546	0.649	7500	0.457	0.581	10000	0.368	0.514
2600	0.613	0.705	5100	0.543	0.647	7600	0.454	0.579	10100	0.364	0.511
2700	0.611	0.704	5200	0.539	0.644	7700	0.450	0.576	10200	0.361	0.508
2800	0.610	0.702	5300	0.536	0.641	7800	0.446	0.573	10300	0.357	0.505
2900	0.609	0.700	5400	0.532	0.638	7900	0.443	0.571	10400	0.354	0.503
3000	0.607	0.699	5500	0.529	0.636	8000	0.439	0.568	≥10500	0.350	0.500

The base FAR may be cumulatively increased to the maximum FAR shown in the above chart and table if the development is designed:

A. With a different front elevation compared to all other development on both the subject block face and the block face immediately across the street from the front of the subject property if new construction, replacement or 50 percent or more reconstructed or restored; and

B. With one or more of the following additional design features incorporated into the project. Each additional design feature has a corresponding FAR bonus, which is cumulatively added to the base FAR up to the maximum FAR permitted above. In addition, the following list is succeeded by a list of FAR deductions, which cumulatively reduce the allowable FAR, but in no case shall the allowable FAR be reduced below the above base FAR:

ADDITIONAL DESIGN FEATURES	FAR BONUS
LANDSCAPE (A maximum of 0.03 FAR bonus points permitted.)	
1. ~~For lots with a frontage of 40 feet or greater along First Street and not adjoining the frontage road, a required front yard with no wall, fence, or hedge over three feet in height excluding walls, fences, or hedges on or within 12 inches of the common side property lines, architectural features or columns on said walls or~~	~~.01~~

ADDITIONAL DESIGN FEATURES		FAR BONUS
~~fences up to a maximum of four feet in height, and landscape accessory structures as permitted in CMC 86.56.595. (Bonus points for 1 and 2 may not be combined)~~		
2. ~~A required front yard with no wall, fence or hedge over three feet in height excluding walls, fences, or hedges on or within 12 inches of the common side property lines, architectural features or columns on said walls or fences up to a maximum of four feet in height, and landscape accessory structures as permitted in CMC 86.56.595 plus all of the following:~~		~~.02~~
	~~A. Installed landscaping with automatic irrigation for the entire lot and adjoining public property which has been designed by a licensed landscape architect;~~	~~–~~
	~~B. A minimum of 35 percent of the lot shall be landscaped, of which a maximum of one-half shall be decorative hardscape or water features; and~~	~~–~~
	~~C. Plant material shall cover a minimum of 80 percent of the required front yard (excluding driveways designed in accordance with the below number 9). (Bonus points for 1 and 2 may not be combined)~~	~~–~~
3. ~~Design and install water-efficient plant material and irrigation systems in compliance with Chapter 64.06 CMC for the entire lot (exemptions provided within Chapter 64.06 CMC shall not apply).~~		~~.01~~
NEIGHBORHOOD COMPATIBILITY (A maximum of 0.02 FAR bonus points permitted.)		
~~4. Install a building-integrated photovoltaic (BIPV) system integrated into the building architecture with a minimum 1.2 kilowatts (kW) (e.g., thin film photovoltaic (PV) cells integrated into roof shingles). (Bonus points for 4 and 5 may not be combined)~~		~~.01~~
~~5. Install a minimum 1.2kW photovoltaic system with solar panels not visible from ground-level public property adjacent to the dwelling as viewed from within the property lines projected into all adjoining street rights-of-way. (Bonus points for 4 and 5 may not be combined)~~		~~.01~~
~~6. An addition designed to be compatible to, and to retain, the architectural style of the original dwelling.~~		~~.01~~
FRONT PORCH		
~~7.~~1. For lots with a front property line of 40 feet or more in width, a covered and unenclosed front porch with a minimum of 50 percent of the perimeter walls of said porch at least 65 percent or more permanently open to the passage of light and air:		
	A. Raised a minimum of 12 inches above the ground, has a length of at least 65 percent of the width of the dwelling and projects out a minimum of eight feet from the dwelling (eaves may project an additional 12 inches) and a minimum of 50 percent is covered with a permanent, solid, waterproof roof and the remaining portion covered by a minimum 10 percent solid trellis; or	.02

ADDITIONAL DESIGN FEATURES		FAR BONUS
	B. Has a length of at least 50 percent of the width of the dwelling and projects out a minimum of six feet from the dwelling (eaves may project an additional 12 inches) and is 100 percent covered with a permanent, solid, waterproof roof.	.01
GARAGES AND DRIVEWAYS (A maximum of 0.02 FAR bonus points permitted.)		
~~8.~~2. All on-grade parking garage doors which are visible from the street with a maximum cumulative door width of 18 feet, set back four feet or more from the dominant adjoining building facade which are wood and contain architectural details.		.01
~~9. Driveways within the front yard setback where the center of the driveway is planted and maintained with turf or other plant material equal to 100 percent or more of the total width of all hard drivable surface area (wheel well, Bermuda or Hollywood style driveways).~~		~~.01~~
~~10.~~3. All parking garages that have doors turned 90 degrees or more from First Street or are otherwise not visible from First Street.		.02
ROOFS		
~~11. A main building with a variation of roof lines visible from all adjoining street rights-of-way.~~		~~.01~~
~~12.~~4. A roof on the main building with a ridge axis perpendicular to the street and having a slope or pitch of at least 4:12 but less than 6:12 for at least 80 percent of the total building area with eaves projecting a minimum of six inches for the entire sloped roof perimeter, but a maximum of six inches into required side yards.		.02
~~13.~~5. Roofs with a ridge axis perpendicular to the street and having a slope or pitch between 4:12 and 12:12 for at least 80 percent of the total building area which projects into the structure of the building a minimum of five feet and with a top plate no higher than six feet above the finished floor elevation for the entire length of the roof along one side yard (permitted for one- or two-story buildings).		.01
STRUCTURAL COVERAGE		
~~14.~~6. A maximum total structural coverage of 40 percent of the gross lot area or the adjusted lot area, as applicable in accordance with CMC 86.09.030 (exceptions otherwise permitted).		.02
~~15.~~7. A main building where the second story gross floor area and floor area equivalent is 50 percent or less of the gross floor area and floor area equivalent of the first story.		.03
EXTERIOR RAILINGS AND GUARDRAILS		
~~16.~~8. All exterior railings and guardrails over eight feet above grade which do not exceed the minimum height standard contained in the Uniform Building Code at decks, balconies, and stairs, are 70 percent transparent above the lower six inches (i.e., 70 percent total railing area each 10-foot increment is air, 30 percent is solid, meaning support posts, vertical and horizontal members, etc.). Clear glass meeting		.01

ADDITIONAL DESIGN FEATURES		FAR BONUS
Uniform Building Code standards, but not plastic-related materials, can be used to meet this transparency criterion.		
SETBACKS AND HEIGHT		
~~17.~~9. A main building limited to one story with a maximum height of 14 feet to top of a flat roof and 20 feet to the ridge or peak of sloped roofs (otherwise permitted exceptions allowed).		.03
~~18.~~10. A main building with a maximum flat or ridge roof height of 150 percent of the flat or sloped roof ridge height of the shortest of the immediately adjoining next door main building, provided at least one of the neighboring main buildings does not exceed one story or 14 feet in height (may not be combined with other height features).		.02
~~19.~~11. A main building with a roof height limited to 90 percent of otherwise allowable height (may not be combined with other height features).		.01
~~20. An increased front yard setback a minimum of eight feet for all stories for 50 percent or more of the front facade width with exceptions otherwise permitted from said increased setback line; provided, that any portion of a garage along the front facade is set back the additional eight feet.~~		~~.02~~
~~21.~~12. Increase view corridor side yard (CMC 86.09.090) setback by five feet for the entire length of both stories (normal exceptions permitted):		
	A. Lots adjoining the bay; or	.01
	B. Lots not adjoining the bay.	.02
~~22.~~13. Increase non-view corridor side yard setback by five percent or more of lot width for the entire length of both stories (e.g., 50 feet lot width x 0.05 percent = two and one-half feet additional) (normal exceptions permitted).		.01
~~23.~~14. Both of number ~~21~~12 and ~~22~~13 above (bonus points are cumulative).		.01
~~24.~~15. Second story front set back from the first story facade by six feet or more (normal exceptions permitted) for 50 percent or more of front facade width, provided the roofline of the first story facade (below said setback) or 70 percent transparent railings (see number ~~16~~8) do not exceed the second story finished floor height by three feet.		.01
~~25.~~16.		
	A. Second story side yard setback from the first story facade, for its entire length on the view corridor side yard, for each of up to three increments equal to five percent of lot width (e.g., 50 feet lot width x 0.05 percent = two and one-half feet additional per increment) (normal exceptions permitted); or	.01 (.01 x 3 = 0.03 max)
	B. All buildings with one increased side yard setback above 16 feet in height which slopes away from the vertical plane of the required side yard setback line by at least 45 degrees. Dormers shall be permitted to encroach into the 45-degree setback; provided, that they shall be set back from the side property line a minimum of 150 percent of the required side yard,	0.01

ADDITIONAL DESIGN FEATURES		FAR BONUS
	shall not exceed eight feet in width and a cumulative width of 25 percent of the length of the roof abutting the side yard and shall maintain a minimum of eight-foot separation between dormers. The highest point of each such dormer shall be a minimum of 12 inches lower than the ridge of the abutting main roof.	
(~~25~~17 A and B may not be combined on one side but are permitted on opposite sides for additional bonus points.)		
~~26.~~18. A courtyard along the side facade of the main building, open to the side yard, of at least 15 feet in width (parallel to the side property line), and a minimum depth of 30 percent of the lot width from the normal setback line. Said courtyard shall be open to the sky, except for architectural features which may project into the courtyard up to a maximum of 10 percent of the lot width. Said courtyard shall be an integral part of the main building and not open to the front or rear yards.		.01
ARCHITECT AND DESIGN REVIEW		
~~27.~~19. Plans drawn and signed by a California licensed architect with the architect-of-record's title block on all sheets of the plans. The architect shall submit a copy of their current CA license and an affidavit signed by the architect stating that the plans were drawn by or under the direct supervision and approval of him or her.		.01
~~28.~~20. Approval from the Design Review Commission of the exterior design of all existing and proposed structures on the property..		~~.01~~.04
HISTORIC DESIGNATION		
~~29.~~21. Approval of a historic alteration permit by the City of Coronado. ~~Historic Resource Commission to alter, add to, or modify a main building designated as a historic resource by the City of Coronado, State of California, or the Federal Government.~~		.02
FAR DEDUCTIONS		
~~30.~~22. FAR Deductions:		
	A. More than 18 lineal feet (cumulative) of garage door(s) or doors over 8 feet in height on the front facade of the main building;	-.01
	B. For existing dwellings, a ~~A~~ deck or balcony on any building adjoining a building facade or on or above the roof which is above the finished floor of the second story or 14 feet above grade, which does not have all of the following minimum setbacks:	-.01

ADDITIONAL DESIGN FEATURES		FAR BONUS
	1. A front setback of five feet from the adjoining front facade; 2. An interior side setback from the side facade of the structure as follows: Lot Width / Facade Setback Required 25 feet or less / 3 feet 26 – 50 feet / 5 feet 51 feet and greater / 8 feet	
	C. A main building whose front and side elevations have architectural elements such as, but not limited to, windows, doors and columns that are higher than 14 feet; ~~or have a cumulative proportion opening-to-solid of greater than 30 percent with each story per facade calculated separately;~~	-.01
	D. For existing dwellings, a ~~A~~ finished first story floor or a finished floor directly above an underground parking garage or basement greater than 30 inches above grade;	-.01
	E. For existing dwellings, ~~A required front yard with~~ landscaping with ~~of~~ plant material or water features between the front of the main building and the front property line which is less than 40 percent of said area for lots with a frontage less than 50 feet in width and less than 60 percent for lots with a frontage of 50 feet or greater;	-.01
	F. A main building with facades of the same color, style, and texture as the main building of either adjoining property;	-.01
	G. Construction of a new main building with the same roof pitch as the main building of either adjoining property as viewed from the street (a minimum roof pitch of 1:12 difference is required). The following roofs are excluded: 1. Roofs with the main ridge line oriented 90 degrees to the ridge line of both adjoining roofs; and 2. Roofs with the main ridge line having an eight-foot or greater vertical height difference as compared to the ridge line of both adjoining roofs (e.g., one story vs. two story).	-.01

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MINUTES OF A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF CORONADO/ THE CITY OF CORONADO ACTING AS THE SUCCESSOR AGENCY TO THE COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF CORONADO

Coronado City Hall
1825 Strand Way
Coronado, CA 92118
Tuesday, August 20, 2013

11c. Direction Regarding the Residential Development Standards for Single Family and Multiple Family Residential Development. Associate Planner Peter Fait provided the staff report for this item.

Councilmember Bailey asked about a situation he hears about from people. It seems that some people put up a tree in the front yard to earn a point. Then two weeks after the house is completed, the tree comes down. How would staff deal with that situation?

Mr. Fait responded that this can be a problem. There is not a system in place right now to really follow up and check that after the building has been finaled. One way we do catch it is if they ever come back in for any other addition or remodel, they need to validate and go back through the whole analysis as to what the FAR is, what the points are and how they are being achieved.

Mr. Bailey asked if there is a lack of process for identifying when someone removes the tree and is the tree still required to be there.

Mr. Fait responded that if the tree is an item that was listed in order to reach a certain FAR point, then the tree should remain.

Bruce Johnson commented that we have pitted neighbor against neighbor. It must be terrible when a neighbor builds and blocks out air, light, warmth, view, privacy and sun. This is what we are still doing despite all the myriad numbers of things that have been done on RSIPs. What we haven't done is we haven't stopped that. That is still happening. Instead of building gigantic McMansions, we are just building smaller McMansions. Mr. Johnson proposed the S4 solution – second story side yard setbacks. If you allow people to build boxes, which we are still doing, we are still allowing terrible things to happen to neighbors. If we just focused only on the second story, who cares what happens on the first. The second story makes all the difference in the neighborhood and with the neighbors. He thinks this needs to be addressed.

Susan Keith saluted Jim Strickland and his committee. She doesn't want to discuss the individual problems that are seen as that is not what is before the Council. The Council is simply being asked whether it wants to restudy this or not. She encouraged the Council to vote in favor of that. We have not solved the problem. RSIP has certainly helped. The slides show that

houses are smaller but they haven't solved the problem. The citizens of Coronado don't like it. They feel they are not being represented and that their property rights are not being represented. She thinks that the people want to ensure that all citizens are considered. The voters of Coronado should have property rights maybe even more so than the people who live out of state. Equal consideration must be given to all homeowners. If the Council supports RSIP being looked at again, she asked that the name be changed to give it a fresh start. She suggested the name Neighborhood Standards. People want to see standards in their neighborhoods so that our neighborhoods are not completely ruined. She would like the Council to give direction to the new committee. She urged the Council to set up the committee and make a top priority of it. What the Council does with this will affect all of the other issues in town. Controlling our growth is going to be and should be our number one priority.

Floyd Ross commented that we need a new committee. He is not concerned about the name. The City needs to restudy this issue. What we have done has helped but it has not solved the problem and almost everyone agrees with that.

Brian Trottier spoke as a member of an ad hoc group called "For a Better Coronado." This group was formed by a number of citizens concerned with the quality of life in Coronado and the negative impact current development and building standards have had on neighborhoods and neighbors. We seek a return to the days we all remember when people respected the rights of their neighbors and there was a real sense that community was more important than individuals. They urge the Council to reopen the RSIP process to address issues which they feel remain unresolved and in need of immediate attention lest Coronado go the way of Balboa Island and lose its charm and appeal forever. He showed photographs of Balboa Island and Coronado Island from the 1920s and today. There is a need for a system that acknowledges and balances the rights of current residents with property rights of newcomers and developers. They seek a system where common sense and civility rule over profit and self-interest. They want to see an end to the idea that you can do anything that you want with your property as long as you comply with the City's zoning and development rules. This 'me first' attitude is not acceptable to those who want the Coronado they love back. They are tired of being forced to sit back and watch as new construction overwhelms the character of our beach community. Coronado is at a tipping point and if left unaddressed the sense of community and the pride we have in our neighborhoods may be lost forever. He quoted from Washington State Supreme Court Justice Richard Sanders in 1997, "Property in a thing consists not merely in its ownership and possession but in the unrestricted right of use, enjoyment and disposal. Anything which destroys any of the elements of property to that extent, destroys the property itself. The substantial value of property lies in its use. If the right of use be denied, the value of the property is annihilated and ownership is rendered a barren right." The group is ready, willing and able to participate and bring meaningful and positive solutions to this problem.

Doug Metz spoke about his 2010 ballot statement. In point #4 was the objective ensuring our community development that is resident-focused, respectful of space, privacy, architectural variety and history, is visually attractive and enhances property values. With the advent of Internet marketing by real estate people representing sellers and buyers, it has become a worldwide fact that we have the number one beach in the United States. It is a fact that it is one of the most desirable places to live and there are a lot of people who have gotten that message. He was surprised to learn that nearly half of the people buying homes in Coronado are from outside San Diego County. It is very common, at least in the Cays, to engage at least two real estate agents with one outside the United States and one in Coronado. The whole world has

changed and has accelerated to the point where we are at a tipping point. He read a statement he recently received when he asked for citizen input to For a Better Coronado. This is evidence enough for him to support taking action to reengage RSIP, give it an appropriate charter and review ways that we can further the quality of life in our community.

Gerry MacCartee requested that the City Council begin dialogue again about the bulk, mass and property rights of the citizens. Somehow, years ago, we listened to the gospel that bigger is better and that a giant building that consumed all surrounding sun, space, privacy, trees and history would increase the dollar value of the land. Many other cities have proven this is not true. Not only have we given up cherished qualities of life, we are no longer a town that talks to each other as we once did. We don't converse with our neighbors. No one cares what affect actions have on those around them. She asked that the City begin the search for answers and that as a community we work to find solutions before it is too late and all that has meant Coronado is gone forever. She asked that this be given top priority.

Bob Lindsay commented that the Village is arguably only about 50% built out. He is not talking about vacant lots. He is talking about density and bulk. Almost without exception, all new renovation and construction results in structures much larger. He lives in the 1100 block of Isabella. The six properties between 1115 and 1121, with the exception of their own home, all have increased in size since 1970, some of them almost doubling in square footage. Barring a big national recession, this trend, under current City building standards or zoning or development standards of upsizing, will continue. For a variety of reasons, dirt in Coronado has become very expensive. That hasn't slowed developers. The City's building standards result in such new development being profitable as long as structures are built to the max allowed which, incidentally, includes removing any large trees on the property. Obviously the City's building development and zoning standards haven't depressed property values. They have probably increased them. The greatest impact that residential development standards have on our Village is not the impact they have today. Remember – we are only about 50% built out. The greatest impact is in the future. What do we want our Village, our community to look and feel like as we grow into our second century? These standards have a huge impact on the future of our Village, our community.

Heidi Wilson was heartened to hear three Council members talk about how sensitive they are to the will of the residents. She asked that the Council give the community another opportunity to speak and be a part of a dialogue about what happens to Coronado in the future. With all due respect to Mr. Fait and the work he did on his presentation, she disagrees with his final analysis that we are building much less than we used to build. That may be true on paper but she feels that everyone would agree that the reality is that is not true. Perhaps in 1980, while the standards would have allowed much, much larger homes than we have being built today, the truth is that we didn't have people wanting to build those. So we don't see those large properties. Three years ago she did an analysis of the demographics of Coronado. She found, at that point in time, 51% of our properties were owned by out of state owners. By and large the people that the City is hearing from today and the people that are taking sensitivity to what is happening in the community are those who are permanent residents. For many years, she was one of those seasonal residents. In 2004, 71% of people who participated in a survey said that they felt there was too much bulk and mass. She asked that the Council, at the very least, do another survey to see actually what people feel is important and not just listen to the voice of a few of the eloquent speakers. Public workshops would also be helpful to open the public dialogue.

Laura Crenshaw talked about life in Coronado over the past many decades. Life drastically changed when the bridge opened. The City has held workshops on this, had forums, and formed RSIP 1 and RSIP 2. The majority of the Coronado residents didn't know, understand or even care about them and didn't attend. That only changes when the house next door to them goes down and the new huge house goes up, built within the zoning standards of the City. Is it too late now? If the City Council does nothing to begin the process of developing community living standards that are fair, just and neighborly, we will lose exactly what we all moved here to enjoy. Don't wait any longer. Let's be proactive. Give all Coronado citizens equal rights to privacy, air circulation and sun.

Harold Myers has neighbors who built a neighbor-friendly home because they were going to live in it and they do live in it. It is a beautiful Dorothy Howard designed home. Bicyclists now stop to take a picture of the house. He encouraged the Council to take a look at this. The point is that they built about two-thirds of what could have been built on that lot. It is a beautiful home but it is neighborhood-friendly because they were going to live there and wanted to be good neighbors. We need to consider what a neighborhood-friendly home is and what a spec home is, etc. We may even consider different regulations for someone who has pulled more than one permit in three years or five years or whatever but we need to do something to get more neighborhood-friendly houses built. It can be done.

Marilyn Field added that trees are a very important element of the quality of life and the quality of our neighborhoods. Some communities actually have standards that prohibit you from removing trees on private property without getting a permit and she would really like that to be a part of this study. If we destroy all of our trees, even if they are on private property, our neighborhoods will never look as good and you can never replace what has been lost. This is the most important thing the Council does.

John O'Brien stated he is a minority of one tonight. He is in the business of, as he sees it, making Coronado beautiful. We have a very special town in Coronado and there are people who come from all over the world to live here. The Hotel Del was the beginning of this town along with the Coronado Land Company. We have grown from a resort town to a community and we have always retained a resort feel. He tends to think that it is his mission as a builder in town, as a developer, to enhance that resort feel. He was not a member of RSIP 1, RSIP 1.5 or RSIP 2 but he attended more than his share of those meetings as an outsider. Dorothy Howard, Kevin Rugee, and Jim Strickland and other residents in this town who have worked very long and very hard for a very long period of time and Mr. Fait mentioned this in his presentation. His point would be that they accomplished quite a bit. Some of that he may not have agreed with but most he did in as much as the tighter the restrictions, the better the town works to a certain level. Nantucket is tight. It is successful. Do the people love it? Yes. Balboa Island was used as an example. We are not Balboa Island. We took the bull by the horns a long time ago so that we never would be. His request to the Council is, before taking a step tonight, may be to listen to the builders present as they show what the effects of RSIP 1, RSIP 1.5 and RSIP 2 did to their industry and how they adjusted. He thinks the Council would be impressed with the new side yard setbacks, the reduction of two stories in the rear yard and how that reads and feels like. Just a few years ago, you could go two stories as far as you wanted. Before making a decision to go with a new group, he thinks the Council should familiarize itself with what has happened.

Casey Spring commented that she lives in an older house that is still left in the community and she is flanked by two big houses on either side that have been there for a number of years. They

have wonderful neighbors and are so happy to be in Coronado. If the Council decides to form a committee and look at this, one of the things that needs to be considered is what about the houses that are still standing. Many people are already impacted by the big ones next door. No matter what she does with the 40% reduction that she already has to live with, her neighbors are still going to be taller than she can ever be, bigger than she can ever be and this will really decrease the value of her property and her sunlight and her air if the City does too much more to reduce the size of what she can have. As this is evaluated what people are left with who haven't built yet has to be considered.

Kevin Reilly feels this is the most important decision that the Council will make in all of its time serving the City. Fortunately it is a no brainer. He can't imagine any real Coronadoan who isn't still panicked about what is going on and what we see. RSIP 1 and 2 were a great start but they were late and a lot of damage had already been done. The Coronado he grew up in has been destroyed. The good news is that it is still a great place to live and it is not too late for the Council to do the right thing and save what we have left. Traffic and overbuilding are the two number one issues. The Council has the opportunity, in a few minutes, to do the right thing on one of those issues. He knows the Council will do the right thing because it is the most important decision that the Council will make in all of its services.

Others who were unable to attend the meeting or had to leave but are in support of reopening RSIP are:

Thomson Pray
Emily Talbert
Gail Gallo
Peter Gallo
Jeff Millstein
Susan Royce
Gene Royce
Frank Thornton
Ray Richardson
Stacey Millstein
Nancy Cobb
Katy Roberson
Kelly Roberson
Ann Patterson
Gerald Toci

Mayor Tanaka summarized the issue and recommendations before the Council. The Council needs to determine whether single family and multiple family residential zoning standards should be reviewed for possible changes. If the Council agrees to that first premise, then, if changes are desired, we need to identify both the scope and the process to be followed. He stated that it is his determination that the City very much needs to review the single family standards. We very much need an RSIP 3. He also wants to point out something that has come to light in his own mind. When RSIP 1 was done from 2003 to 2005, there was a desire to balance the property rights of the individual who owns the lot and wants to develop it against the rights of the town as a whole. The City understood that with a purchase, comes certain rights to control that property but that the community as a whole also has rights. In RSIP 1.0 the City and City Council were deliberately moderate. There was a desire to make improvements but they wanted to step gingerly. He remembers that this issue of overdevelopment has been a very controversial issue.

He thinks that there are a lot of people in Coronado that are sick and tired of development but they don't necessarily want their own rights to be limited. He thinks there are a lot of people who are tired of others around the world thinking that they are rich because they own a house in Coronado but not considering the fact that what makes them rich is the one asset they have that they are not going to sell. In the history of Coronado there are families that were fortunate enough to move here to Coronado, fortunate enough to have kids, and at some point, those families have contemplated the scenario where their modest home was going to get demolished and their kids were going to split the lot and develop it. He thinks, again, the comment made that we have met the enemy and they are us is accurate. In RSIP 1 the City took a moderate approach and got a moderate product. It was a product that made improvements, that scaled back bulk and mass but the kid gloves stayed on. The City didn't want to overstep in trying to fight development.

RSIP 2 took place right after he took office as Mayor. He remembers what his thinking was. His thinking with 2.0 was refinement. Did 1.0 work? What changes could be made? RSIP 2.0 was from 2009-2010 and, again, ended with a moderate product. The first process was reviewed and tweaked. It basically was still the same package. The RSIP commissioners did exactly what the City Council asked of them. The Council needs to make a determination and it is his determination that there is a need for an RSIP 3.0 and that RSIP 3.0 should be both an opportunity to review what we have done but it also needs to be clear to the RSIP commissioners that they are tasked with considering new ways to arrest development. He also thinks that we need to make it clear to them that this is an opportunity to be more aggressive in arresting development. We have deliberately taken moderate steps in the last 10 years and we have had moderate results. He would agree with anyone who sits here if they said that people in Coronado are tired of development and they want the Council to do more. He agrees with that statement. Those who said that this is an important moment for the Council were right. The Council needs to unleash the RSIP commissioners a little bit and let them know that if they want to be more aggressive and come up with stronger tactics to fight development that the Council supports that.

Mayor Tanaka pointed out something devastatingly obvious. If there is a 3.0, and he believes there should be, it needs to include the R-3 and R-4 zones. The moderate approaches the City took were only to the R-1 zone and he thinks there are many people in Coronado that don't spend their time studying the City's zoning map. A lot of the problems that people anecdotally observe are not just in the R-1 zones. They are in the R-3. He is very happy to hear that there hasn't been more development in the R-4 but he isn't waiting for that loophole to be exploited. If we agree that we need to be more aggressive he thinks it is incumbent upon the Council to let those commissioners also review the R-3 and R-4 zones.

His last recommendation is about the type of process. He very much agrees that there is a need for an RSIP 3.0. He disagrees with Mrs. Keith about giving it a new name. He thinks it needs to be clear that we are doing this again and our purpose is to be more aggressive. He wants to point out that in the staff report on page 253 the nine members of the RSIP 2.0 are all listed. His recommendation would not only be to put them back into service, to give them the direction to be more aggressive about arresting development in the City of Coronado, but would also suggest that RSIP 3.0 should consist of any of the 9 who want to return and if any or all of the 9 don't want to return, that the vacancies be brought back to the City Council for appointment of new members for any of the 9 who did not want to serve. He wants the process to be very similar to the one that RSIP 1.0 followed. He recognized Jim Strickland for his chairmanship of both RSIP 1.0 and RSIP 2.0. He thinks the commissioners did a fantastic job of making their work open to

the public. If and when there is RSIP 3.0, the process should be the same but the difference is that the direction is to be more aggressive. He asked the question, "Do you like the house next door to you?" He thinks you can evaluate Coronado's zoning standards with that simple question. He found Mr. Myers' comments interesting.

Councilmember Ovrom asked a couple of people to come forward. He asked Ms. Hurst to come forward concerning the multi-family residential and what impact the State housing and the City's Housing Element may or may not have. He also asked Mr. Strickland to come forward as he is not sure the Council really told them to be moderate. He would like Mr. Strickland to discuss the process and particularly the give and take of the members of the committee who tried to get to a reasonable compromise. Mr. Ovrom is not sure that the multi-family is necessary. He wants people to try to understand what that potential impact might be.

Rachel Hurst, Director of Community Development, Redevelopment Services and Housing, believes that the question might be whether the City can reduce the development intensity in the multi-family zones and still be in conformance with the adopted Housing Element that has been certified by the State. A companion question is whether the development standards can be made to be so restrictive as to prevent development from occurring at the densities that are in conformance with the General Plan. The multi-family standards do have a different effect than perhaps in the single family zones. In general, the state has said that the City must accommodate housing, including housing at a variety of densities and affordability levels, and the way the state tests whether or not Coronado is doing that is by reviewing the General Plan policies and regulations to see whether development in the multi-family zones can and is built at the densities of the General Plan. While development standards can be changed, they cannot be changed so much as to prevent that development from occurring. Basically, the newly adopted Housing Element that was done over the past year and that the Council adopted says that we will maintain the densities that are encompassed in the current General Plan in order to be able to meet our fair share of housing needs.

Mayor Tanaka wanted to clarify something he said. He is not proposing to change the densities. He is proposing to change how much we allow on every lot that is developed. He pointed out again that whether the Council tasked RSIP or not the results were moderate. We know this by what most people have said. Most people who have a new house next to them have a two-story, 20 or 30 ft. wall that is right on the property setback lines. He is not saying that a 50 ft. lot shouldn't be developed into two 25 footers but he is saying that the two 25 footers should be built sensibly. If and when one house goes down and two go up, the two should be built in a way, to the extent possible, that we are not ruining the normal experience of living in Coronado for both. He would love to see less density in Coronado but that is a whole different ball game. You would have to go back to the zoning map and Ms. Hurst is absolutely correct in that California is very clear, as a state, when they say there is not enough housing and they will not let cities like Coronado lower the number of homes that are allowed to be built within the zoning maps. That is a whole different story and he is willing to fight that one, too, but that is not the RSIP game. The RSIP game is what is the maximum buildable window on lots and what it should be. He feels it should be smaller.

Mr. Ovrom remembers RSIP 1 and RSIP 2 and recalls that they went through an awful lot of what ifs and compromises.

Jim Strickland agreed that there was an awful lot of controversy over this process from the start. It is interesting to hear Mayor Tanaka say that they took a moderate approach. They didn't think they were taking a moderate approach because of the push back that they were getting from several organizations in town. They felt like they were making some big changes, especially when FAR was changed and the setbacks were changed. Those were dramatic changes. He certainly understands that the committee could have done more and if the Council at the time had said that there was a need to be aggressive, they may have been more aggressive. At the time, with all the workshops that were held and the public meetings that were held, the opposition was as loud as the proponents of making change. He thinks the committee did a lot with what it could do. They recommended some changes to the second story rear yard setback in the 140 ft. range, primarily, of a 40% setback which was now added for 600 to 1,000 ft. lots. The Council said that was too much in one of the final meetings and that was cut in half to 20%. That would have made a big difference, too. At the time, his sense was, and he feels the committee's sense was, that it was really pushing the state-of-the-art and not being moderate at all. As it turns out, looking in the rear view mirror, he would agree that it probably was a little moderate. Other things can be done. The opposition is going to come back again to build smaller houses. A 30 or 40% smaller house is quite a change. Different things can be done. The most significant thing was the FAR and having a base FAR and a sloping line and it took more design features for the larger lots to get to the maximum FAR than ever before. That made the big difference there. You could take a different approach and direct it to be done in a different way and get a different outcome.

Mayor Tanaka pointed out that he does think the committee did a lot and the benefit of hindsight can tell you whatever you want it to once you determine, years later, what you really desire. He does think RSIP did a lot. He thinks Mr. Fait showed what it did. He thinks that Mr. Strickland agrees that there is more that can be done. If there is a third RSIP, there are two things that can and should be done. The first is review. The committee naturally predicted that certain things could happen as a result of these changes. This is another opportunity for the committee to use real data, homes that have been built, to see if those gut feelings and those calculations were what the committee thought and then what is different about 3.0 is that the committee won't have any ambiguity if the Council says be aggressive. He thinks, traditionally, a Council doesn't take an aggressive approach. Usually when a Council puts a committee together, it does not determine the outcome. The committee is selected because the Council respects their opinions and wants their suggestions. This time the Council needs to be a little more direct about what it wants out of the process. He is very confident the group will deliver if that is the direction given.

Councilmember Bailey referred to the last election cycle. This was an issue that kept coming up. When he went around town and spoke with residents, he heard a lot of what has been said tonight. The residents sense a loss of community. They felt that their neighbors were no longer good neighbors. They didn't talk to their neighbors. One of his slogans was, "Protecting property rights while maintaining the village character." It is something that he really believes in. The problem with that is that it is very subjective. While someone might think that their house that is right next door to them is 'neighborly' and they don't mind the design, someone else might think it is the worst thing that has ever happened to them. He would like to see this reviewed further. He thinks that when you get into the question of what type of process we want and what type of direction, he has heard a lot of good ideas. He sat down with Mr. Johnson about a year ago and thought his S4 idea made a lot of sense. He also sat down with For a Better Coronado and he liked a lot of what they had to say. He thinks that both of these ideas might be great ideas worth pursuing and he thinks his preference for starting this conversation, or at least

continuing this conversation forward, would be to review the standards through a public workshop forum and see what shakes out from that. He thinks it is going to be very tough at this exact moment to give very clear direction to a new RSIP Commission to make Coronado more neighborly or reduce bulk and mass. He would like to see a more defined scope so that we know they would actually accomplish this. One of the goals of whatever comes out of the direction from Council tonight needs to be that this is something we can live with for more than three years. While he doesn't mind revisiting items and trying to refine them even further, he thinks that we owe it to the community to try to find something that we can see be consistent for several years to come and hopefully we get it right. He would prefer to kick off this discussion through a public workshop.

Councilmember Denny disclosed that she did meet with members of For a Better Coronado and was also a recipient of the Bruce Johnson bulk and mass tour around Coronado. She is so very happy to hear everyone speak as she agrees that this is a priority. She is very happy and pleased with everything that was said. She is also proud of her leadership because she has been saying these things since 2009 and many people may know about the 4-1 vote that has been happening here from time to time and a lot of those have been on these exact decisions where she couldn't really go along with the increase for the bulk and the mass and the density and so forth because she knows that we are being overdeveloped in Coronado and we are losing something very special. It hasn't been easy to be in her shoes but it sure is easier today. She has no problem voting independently to stop overdevelopment. She has been happy to do it all these years. She considers it an honor to be the voice against overdevelopment on City Council. It sounds like we might have some more voices chiming in against overdevelopment starting today. One of the things that she didn't vote for was the Housing Element that Ms. Hurst mentioned because it doesn't really change anything. It just makes things worse. If that is a problem, then we need to change that. She doesn't think we should let any obstacle stand in our way if we are really serious about preserving Coronado. The village atmosphere still can be saved and we should, with all due speed, try to do that. She does think that if we just try to do what we did before, we are going to get results that are just like a drop in the bucket for the overdevelopment problem. She is afraid that if we just reconvene the same committee with the same direction that it would be like we are just rearranging the deck chairs on the Titanic and we don't need to do that. We need to go further and so, to that extent, she wants to put on the record her dedication to going further and having a committee convened with some old members, some new members. Someone brought up about how much control development interests have over Coronado and the decisions that we make. They have complete control at this point, as far as she can see. She has been sitting here since 2009 and watching the decisions get made and she just has been following the money to see how it works in Coronado and we definitely have very well earned our reputation as being a developer-run town. She thinks that we need to stop that, instantly, as of yesterday. She doesn't want to raise anyone's blood pressure but she does want to tell just how far it has gotten out of control in terms of a lack of balance between development interests and residential interests that we have heard expressed here today. Another 4-1 decision was changing or looking at our building and development permit fee structure. So these decisions that we make on overdevelopment come across our agenda in so many ways. We had a fee expert come and talk to us and say that the building and development permit fees have some that are a little bit too much, are not enough for a lot of them and have some that aren't charged at all compared to other cities across the bridge. While he also said that in his estimation Coronado loses an average of $1.5 million per year in giving away taxpayer subsidies to overdevelopment because we don't charge enough for certain things or we don't charge at all and while Council did tweak a little bit of those recommendations, the recommendation didn't go far enough and

taxpayers are still subsidizing overdevelopment in Coronado. Again, she says this not to raise blood pressure but to throw out an area, when we think of overdevelopment, where we could curb overdevelopment by stopping the taxpayer subsidies of overdevelopment and start charging fees. We might get a different result there, too. She wants to definitely say that she doesn't want to just keep doing the same thing over and over and expecting different results.

M **(Denny) moved that the City Council convene a committee to look at bulk and mass and saving trees and looking at the whole zoning map. This should be a priority and changing the name to Neighborhood Standards is good.**

Ms. Denny is concerned about having a public meeting before this is done. She understands the reason for Mr. Bailey saying that but she remembers back to Proposition J and when changes were made, it really hyper-activated development in town and it got really crazy and even more out of control so she thinks instead of taking longer to address this problem we need to jump on it now and that is why public meetings need to happen along the way but she just doesn't think that we need to have one first.

Mayor Tanaka thinks it is curious that Ms. Denny went on for five minutes about how she is the only one voting for things and yet she is the one making the motion to try to lead everyone. He can't imagine seconding her motion when she has spent five to ten minutes acting like no one else has shown leadership in Coronado for a decade or two.

The motion died for lack of a second.

Councilmember Woiwode commented that the amount of work that has gone into RSIP is just monumental. It should not be discarded. The points made about second stories are key. The point Mr. Strickland made in response to listening to things tonight about setbacks and FAR are really important. He thinks if one looks at the sliding scale that we have and you look at the fact that when you have a house on a minimally sized lot, the difference between the base FAR and the maximum you can get with points is a 15% difference in the size of the house. If you look at the difference on a large size house, the difference is .35 to .50, which is a 42% difference in the size of the house. We are giving very strong incentives to maximize points and when we look at the permits pulled, we see that consistently that is what happens – the points are maximized. As a result we probably have set a pattern, plus the fact that the points are for design features that tend to be repeated, we may be setting patterns in the existing implementation of RSIP that are working against us. He thinks that is part of understanding what we need to do next. The thing that struck him from the start about the whole RSIP process and how we do things differently going forward is that RSIP had precepts – problems and elements identified – and they were in different categories such as bulk and mass, appearance, neighborly consideration. Most of what he heard in the election cycle and from speakers is the neighborly consideration part. If the City were to go back, reconstitute RSIP 3 as the Mayor has proposed, and give direction that we focus on this aspect of it; we understand that most of the issues come from second stories. That is common sense. We have some starting points here. A suggestion was made about a survey and thinking back on it, he kind of wishes he had supported the Mayor's suggestion about having a ballot measure of a universal 5% reduction in RSIP if only to find out what the public at large wants to see the Council do. That was not done and so he can look at the list of houses built under RSIP 2 (there are 16) and he has seen that some are great and some are not and they are built to the same set of standards, which means that we haven't captured the key elements of

neighborliness. He doesn't think we can get people to start talking to each other until we get rid of the Internet and that may not happen. As far as getting people to cooperate with each other in the construction of houses, we could give points for cooperation with a neighbor. Perhaps you could build more if you get the neighbor to agree to it. He thinks there are ways to move forward and he thinks that we can structure RSIP 3 to focus much more aggressively on the neighborliness part of this without throwing away all of the work that has been done in the past.

MS **(Tanaka/Denny) moved that the City Council direct that the RSIP be reformed and called RSIP 3.0 and that we ask this new reconstituted RSIP committee to both review the work and the products that have been put together under the City's RSIP standards and that they consider new ways to encourage and improve the residential standards that focus on improving the quality of our neighborhoods; the nine members that were on the RSIP 2.0 group as listed on page 253 of the agenda be invited to participate again and if any or all of those nine are not interested in participating, that the vacancies be posted by the City Clerk; announce Citywide that those vacancies exist; encourage people to apply; and then give the City Council the chance to fill those vacancies.**

Mayor Tanaka commented that what Mr. Johnson had mentioned, and he also received a briefing from For a Better Coronado, and they both focus on what we do on the second story. That is certainly one way an RSIP 3 can look at ways to improve our neighborhoods.

Mr. Bailey strongly disagrees with the characterization that this is a developer-run town or that it is run by the realtors. He knows that the perception exists but he wanted to share something that he found during the campaign. In speaking with a lot of the residents, many of whom are in the room, they shared their feelings towards overdevelopment. He also spoke with a lot of developers and a lot of realtors to understand their perspective and he was very surprised to hear that everyone had more in common than they thought. This is why he really likes the idea of going with a workshop to kick this off. He also pointed out that this was a two-year process and that perhaps if we could, through this workshop, identify some areas where there is a lot of agreement such as having the second story as one area that we really want to focus on and how we become more neighborly and how to legislate that and work that exactly into the scope of the RSIP 3.0 committee, perhaps that will shorten the length of time it takes to review this entire process from several years to a shorter period of time. He offered that as a friendly amendment.

Mayor Tanaka strongly believes and has seen it done in the past, that the RSIP committee is like an ongoing workshop. One of the reasons that he is very strong about bringing back those RSIP commissioners is that there is no need to retrain them. They already understand the City's current code inside and out. He thinks Mr. Bailey raised a very good point in that RSIP 3 will only work if two things happen. First, the commissioners need to hear what the Council said and will take another crack at this. Second, the public needs to participate. Mr. Trottier stated that they stand ready to help. Mayor Tanaka is not against workshops but he is against meetings that don't accomplish anything. He really doesn't think we need one workshop. He thinks we need to let the RSIP group get up and running again and let them, the same way the City Council sets its agenda with the help of the City Manager, be that body that tackles this issue. They won't succeed if the public is not involved. He certainly wants the public to have every chance to get involved and interact and they are allowed to have workshops. They don't have to have all of

their meetings be like a City Council meeting where there are action items and votes. He would rather not change the motion because he doesn't want to confuse the process he is proposing and he really thinks that they are going to have all the public outreach anyone could ask for and in the end what is really going to be important is the product. What he has heard from everyone is that this has been done but it is not good enough. He wants to give them a chance to try a few more ideas so that the people in the crowd can come back and say that a lot was accomplished the third time around.

Mr. Ovrom is on Mr. Bailey's side somewhat. He never thinks it is a bad idea to involve the public up front. He met with the group, just like everyone else did, and they are very passionate about what they believe and where they want to go. He would say, still, that there are a lot of people who are living in this town who are registered voters who we have not heard from. If we can get a way to get them involved – the ideal way for him is to have an election but we can't do that because it is too far away – if there is a way to get more people involved to begin with and he is not suggesting an answer of one thing or another but simply a bigger group of residents who live here and pay taxes here would make him happy.

Mayor Tanaka amended his motion.

MSUC(Tanaka/Denny) moved that the City Council direct that the RSIP be reformed and called RSIP 3.0 and that we ask this new reconstituted RSIP committee to both review the work and the products that have been put together under the City's RSIP standards and that they consider new ways to encourage and improve the residential standards that focus on improving the quality of our neighborhoods; the nine members that were on the RSIP 2.0 group as listed on page 253 of the agenda be invited to participate again and if any or all of those nine are not interested in participating, that the vacancies be posted by the City Clerk; announce Citywide that those vacancies exist; encourage people to apply;and then give the City Council the chance to fill those vacancies. The RSIP group will also be tasked with having at least one workshop to begin the process and if more are needed in order to include the public, that is up to them.

Mayor Tanaka thinks that the only mistake RSIP could make would be not including the public. If we want to be a little more structured, he is happy to amend his motion.

AYES:	**Bailey, Denny, Ovrom, Woiwode, Tanaka**
NAYS:	**None**
ABSTAINING:	**None**
ABSENT:	**None**

ATTACHMENT 3

RSIP-3 WORKSHOP
May 21, 2104
POST-IT-NOTE COMMENTS

I WISH RSIP WOULD _____....

Category	Comment
	Meet in a larger room.
	Less housing density.
	Control density.
	800 block of G, 4 houses came down & 14 went up.
	Limit number of multiple family units.
	Reduce bulk of R-3 towers.
	Limit Look-alike Multi-family units.
	Limit the number of multiple homes on one block.
	Limit multiple family homes on a lot.
	Work on R-3, now it's going to be too late.
	Educate the community on R-3 lots and how the city zoning has been designated and why.
	No more 4 houses on 1 lot
	Small cottage comes down 4 condos go up 40 ft. tall-No 4 + cavs soon!
	Restrict side windows that look down on neighbor's back yards.
	Extend (widen) side yards.
	Limit floor area on 2nd story to avoid sheer wall effect.
	Keep new buildings from walling off neighbor's yards.
	Pay attention to proportion! XXL house w/small cottage.
	R-1 make exception to build a nanny flat with kitchen.
	Larger setbacks for second story
	Decrease the FAR
	Comprehensive and not only address building missing set back, FAR, etc. but also the overall character of the street parking strip, playtime parking, fence etc.
	Limit roof decks.
	Look at prevailing wind when allowing fire pits.
	Keep gigantic homes from overwhelming the neighborhood.
	Encourage back yard garages.
	No kitchens in granny flats.
	No plumbing that would enable illegal kitchen later
	Front and side front fences only 3 feet high including shrubs except 3rd & 4th.
	Reduce 2 story height so a 3rd story cannot be added at any time.
	Less bulk and mass.
	Protect sunlight & privacy from being stolen.

	Allow R-1 to split lots here after to save my bungalow.
	I hereby requiring construction of a Duplex that presented itself as a single to what had fixed on the site.
	Development requirement should be tailored to what existed on the site.
	A subdivisable 50 ft. lot which had a dwelling that spanned the lot lines shared require a zero setback between the two 25 ft. lots.
	To save my water could city put concrete or cement on the residential parking strips.
	Control heights of McMansion on areas of small uniform homes.
	Please consider where the house is not just what it looks like.
	Eliminate tandem parking.
	New condo owners use their garage.
	Make people park in their garages.
	If you have a long skinny's use your garage.
	Parking is awful with all the new buildings.
	Require neighborhood buying in for new builds.
	Consider updates on neighbors and the neighborhood.
	Respect the neighborhood and the size of the village.
	Give equal weight to property rights of neighbors.
	Keep Coronado family owned not investor owned.
	Consider the neighbors.
	Require neighborhood review of new buildings.
	Make the new homes fit into the neighborhood in size and style.
	Consider the neighborhood.
	Respect village history.
	More power for historical resource community.
	Enforce the law.
	Remember neighborhoods mean families and child needs nature.
	Move Dog Park to the strand.
	I want Coronado not to be a thruway for cars to South county.
	Stop "18 wheelers" on Orange.
	Have police enforce no dogs in park ordinance.
	Impossible dream: Restore the bridge toll.

I LIKE _____.... MOST ABOUT MY NEIGHBORHOOD

Category	Comment
	Walkability
	I like the safety and bring able to walk places
	Walk to shops
	Can walk to library, post office, church, grocery and beach.
	Biking and walking everywhere.
	Close to town.
	Easy walking.
	Good bus service.
	Open space
	Open space, privacy.
	Open space
	Parks
	Little city parks
	Trees
	All the trees
	Privacy
	The continued existence of many 1-story homes, privacy.
	All the front porches.
	Having more homes instead of Mcmansions as our neighbors.
	Very little traffic on our block, walk to beach, library and stores. Low density diverse but reasonable home size.
	Colorful houses
	No split lot all 50ft, nice.
	Houses with alley access for 2 car garages.
	Absence of giant two story houses next door destroying privacy for all.
	Variety of architecture
	The character of each place being unique.
	Front porches
	Sense of history
	History
	As a teacher I can still afford to live here.
	Economic diversity
	I like living in the R3 zone, in a cloud condo with no shared wall with neighbors. It's a great way to raise a young family.
	Friendliness of neighbors
	Family oriented activities
	Proximity to schools
	Quality schools
	Safety for families
	Safety

RSIP WORKSHOP May 21, 2014
Public Comment Notes:

Phil Monroe - Very important to respect and take into consideration adjacent properties (privacy, views & noise) and immediate neighborhood. He mentioned Del Mar and Carmel as CA examples to be looked at.

Harold Myers - Prepared flyer on Light Trespass--His preoccupation specifically was building blocking of light into adjacent properties, and generally failure to respect neighbors and neighborhood. His flyer cited four CA municipal codes which we should look at in the broader context of how these sections are employed and implemented in new and addition construction.

Lee Cargill - Submitted Paper - Advocated neighbors ability/right to impact new or addition construction, but did not specify how this would be achieved. He cited Switzerland and another Euro country as examples of codification. Mentioned that impacts from lights, noise and patios should be considered. New houses should not be permitted to have only a 1 car garage.

Susan Keith - Argued that RSIP does not see any problems and that we need to open our eyes and minds and rethink the entire matter. She argued, along with most others, that disrespect of neighbors and neighborhood interests are primary problems.

Phil Manion - Mentioned very large new home being constructed at the corner of 8th Street and Country Club Lane and he wonders if this is going to a Sheraton Hotel.

Woman (name was not legible) – Asked when the R-3 zone would be reviewed.

Bob Spar - He argued that we do not have the right to complain, although his reasoning was obscure. He said people always complain and have done so forever. Air and noise are not a problem, but what he meant by this was unclear. His theme seemed to be that things are OK the way they are and that "we have nothing to complain about" and that property owners have rights.

John O'Brien - RSIP adoptions have complemented and preserved our town. Things are improving. In a brief conversation with John after the meeting adjourned, he related his Del Mar and La Jolla experience and indicated that the Del Mar planning process was highly flawed, politicized and a popularity contest. On the other hand, he seemed to find the La Jolla Planning Council process helpful even though it was not determinative. I suggested that he may want to volunteer to address the RSIP committee and share his views and experience with the process in Del Mar and La Jolla.

Teresa Alley – Requested that the RSIP committee consider codes to apply to the interior of buildings to prevent illegal modifications to dwellings which have the potential to negatively affect the neighborhood. For instance, the installation of plumbing in a carriage house which could be used to install a kitchen and create an illegal rental.

August 14, 2014

RSIP-3
PROBLEM vs SOLUTION
Applicability of solutions to problems:

SOLUTIONS

		SETBACKS							BUILDING ENVELOPE/APPEARANCE										FAR				
		Increase 2nd story rear yard setback	Require increased 2nd story side yard setback for % of length from the front façade back (tie to solar access?)	Increase side yard setbacks on mid size lots (7,000 - 9,000 sq.ft.)	Mandate greater façade plane off-sets along side facades	Calculate preservation of non-conformities based on ratio of new floor area to old (e.g. any structural non-conformity shall be eliminated if the ratio of new total floor area to existing floor area is greater than 1.5)	Require increased 2nd story front yard setback (4' ?)		Limit amount of 2nd story floor area projecting beyond 1st story	Reduce 2nd story floor area to % of 1st story & not project beyond first story & limit height of 1st story	Increase lot coverage for 1st story only & limit height of 1st story	Allow lots on ends of blocks to front on numbered street, to have 50' depth & curb cut to street for corner lot	Allow alley splits only if no curb cut and parking provided from alley	Require all utilities to be underground for new construction (where power is accessible)	Reduce allowed projection of porches into front yard setback	Reddce height of fences in front yards			Evaluate FAR points for items that do not result in apparent reduction in bulk & mass.	Lower FAR (consider different FAR for unique neighborhoods - perimeter rds.?)	Prohibit habitable space in attics	Require development of less than 3 units in the R-3 and R-4 zones to follow the R-1B zone standards	Review definition of "Story" and "Floor Area Equivalent"
PROBLEMS (On-Line Survey 50% or greater interest with question no.)																							
Bulk and Mass	Houses too large (15, 21)	X	X	X			X		X	X					X				X	X	X	X	X
Bulk and Mass	Houses too tall on narrow lots (15, 16, 34)									X		X	X								X		X
Bulk and Mass	Side yard setbacks too small (15, 21)		X	X	X	X				X												X	
Bulk and Mass	Roof decks impact privacy and look bad (15, 21, 31, 32, 33)									X												X	
Bulk and Mass																							
Appearance	Architectural variety has been reduced (19, 20, 28)											X	X							X		X	
Appearance	Older homes are being demolished (15)											X	X										
Appearance	Certain neighborhoods not permitted to be unique (e.g. Ocean & Glorietta Blvds.) (27, 28 35)																			X			
Appearance	Structural nonconformities remain when a house is remodeled (17)					X																	
Appearance	Excessive overhead utilities													X									
Neighborly Consideration	Air flow has been reduced (15)	X	X	X		X	X		X	X		X	X		X	X				X	X	X	X
Neighborly Consideration	Garage parking is not used (15, 29)																						
Neighborly Consideration	Loss of privacy (15, 21)	X	X	X		X			X	X	X	X	X			X							
Neighborly Consideration	Loss of sunlight (15)	X	X	X		X	X		X	X	X	X	X		X	X				X		X	X
Neighborly Consideration	Windows @ side yards in-line with neighbor's windows (21)		X	X		X				X	X	X	X										
Neighborly Consideration	Landscape encroachments over property lines (15)																		X				
Neighborly Consideration	New construction is not in scale with the neighborhood																						
Neighborly Consideration	Exterior lights intrude/shine onto neighbors property																						

*** = Solutions considered but not recommended**

ATTACHMENT 4

August 14, 2014

RSIP-3
PROBLEM vs SOLUTION
Applicability of solutions to problems:

SOLUTIONS

PROBLEMS (On-Line Survey 50% or greater interest with question no.)	Provide FAR Pt. if existing structural nonconformities are removed (i.e. substandard setbacks, height, etc.)	Require FAR Pt. deduction if existing structural non-conformities are preserved (i.e. substandard setbacks, height, etc.)	Require above grade parking in R-3 to be included in FAR (current 400 sq.ft./unit exempt)		HEIGHT: Reduce size and no. of roof dormers	Reduce height limit on lots less than 50 ft. wide	Reduce height limit on all lots (consider height/width of lot ratio)	Reduce single family allowed height of 1st floor above "Grade" (current 30" max)	Reduce R-3 allowed height of 1st floor above "Grade" over parking (current 6' max)	Limit height of exterior building walls w/min. slope away from PL (tie to solar access?)			PRIVACY: Increase side yard setback for balconies above 1st story	Prohibit balconies above 1st story on lots less than 50 ft. wide.	Limit balconies above 1st story to project 4 ft. into front yard setback	Require setbacks for roof decks above 1st story and confine within roof profile	Prohibit roof decks above 1st story on lots less than 50 ft. wide	Prohibit bay windows on 2nd story projecting into side yards on lots less than 50 ft. wide	Require window off-sets (from neighbor's windows) along side facades on lots less than 50 ft. wide.		Require Design Review Commission approval (23, 24)	Allow adjacent neighbors to review and comment on new construction plans.	Require notice of construction to neighbors in all zones
Bulk and Mass																							
Houses too large (15, 21)			X		X	X	X	X	X	X								X					
Houses too tall on narrow lots (15, 16, 34)						X	X	X	X	X						X	X						
Side yard setbacks too small (15, 21)		X								X								X					
Roof decks impact privacy and look bad (15, 21, 31, 32, 33)						X	X						X	X	X	X	X				X	X	
Appearance																							
Architectural variety has been reduced (19, 20, 28)																					X	X	
Older homes are being demolished (15)																							
Certain neighborhoods not permitted to be unique (e.g. Ocean & Glorietta Blvds.) (27, 28 35)						X																	
Structural nonconformities remain when a house is remodeled (17)	X	X																					
Excessive overhead utilities																							
Neighborly Consideration																							
Air flow has been reduced (15)	X	X	X		X	X	X	X	X	X													
Garage parking is not used (15, 29)																							
Loss of privacy (15, 21)					X	X	X	X	X	X			X	X	X	X	X	X	X			X	
Loss of sunlight (15)	X	X	X		X	X	X	X	X	X					X	X	X					X	
Windows @ side yards in-line with neighbor's windows (21)								X	X									X	X			X	
Landscape encroachments over property lines (15)																							
New construction is not in scale with the neighborhood																							
Exterior lights intrude/shine onto neighbors property																							

*** = Solutions considered but not recommended**

August 14, 2014

RSIP-3

PROBLEM vs SOLUTION

Applicability of solutions to problems:

MISC.

	Bulk and Mass					Appearance					Neighborly Consideration							
PROBLEMS (On-Line Survey 50% or greater interest with question no.)	Houses too large (15, 21)	Houses too tall on narrow lots (15, 16, 34)	Side yard setbacks too small (15, 21)	Roof decks impact privacy and look bad (15, 21, 31, 32, 33)		Architectural variety has been reduced (19, 20, 28)	Older homes are being demolished (15)	Certain neighborhoods not permitted to be unique (e.g. Ocean & Glorietta Blvds.) (27, 28 35)	Structural nonconformities remain when a house is remodeled (17)	Excessive overhead utilities	Air flow has been reduced (15)	Garage parking is not used (15, 29)	Loss of privacy (15, 21)	Loss of sunlight (15)	Windows @ side yards in-line with neighbor's windows (21)	Landscape encroachments over property lines (15)	New construction is not in scale with the neighborhood	Exterior lights intrude/shine onto neighbors property
Allow different standards for unique neighborhoods such as Ocean & Glorietta Blvds.						X	X	X									X	
Increase Code Enforcement (15)																X		
Allow covered parking vs enclosed (carports vs garages) (FAR?)						X					X	X						
Require one open and one enclosed or covered parking space (FAR?) (consider open porte coche for perimeter rd.?)						X		X			X	X		X			X	
Allow 2 open parking spaces (FAR?)						X					X	X		X				
Restrict the intrusion of exterior lights onto adjacent property			X										X					X
Limit obstruction of solar access to neighbors			X															
Increase incentives for Historic Preservation							X	X										

* = Solutions considered but not recommended

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RSIP-3 Public Survey Summary

May 21, 2014 thru June 16, 2014

344 Total Responses

Purpose of Survey

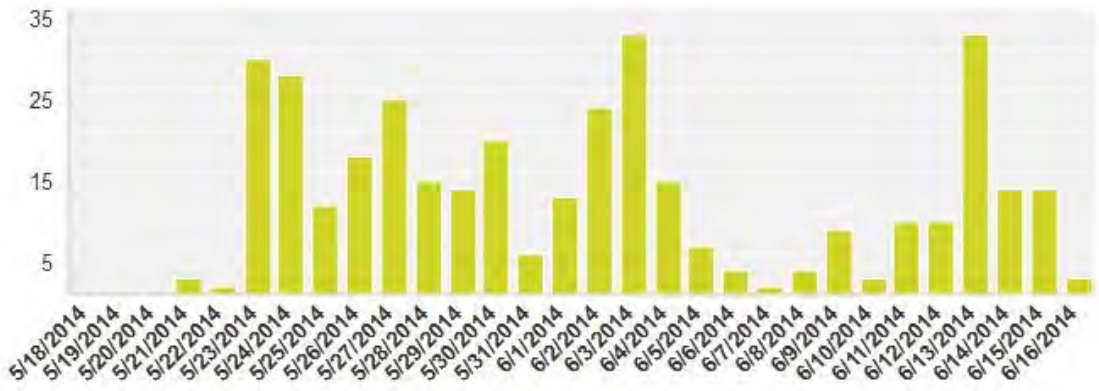
In 2002 the trend to build larger homes in Coronado was observed. Citizens became concerned about the loss of village atmosphere, impacts on the quality of life, visually unappealing architecture and a decreased sense of privacy. To address these issues, the City initiated the Residential Standard Improvement Project (RSIP) in 2003. The RSIP project significantly changed zoning standards for single family residential development. As a result of the RSIP -1 and RSIP-2 process, the City Council adopted changes to the code in 2005, 2008, 2009, and 2010.

On August 20, 2013 the Coronado City Council requested that the RSIP be reformed and called RSIP 3.0 and that this reconstituted RSIP committee both review the work and the products that have been put together under the City's RSIP standards and that they consider new ways to encourage and improve the residential standards that focus on improving the quality of our neighborhoods. City Council also asked the RSIP group to conduct at least one public workshop to begin the process.

Zoning development standards such as setbacks, height limits, lot coverage limitations, parking requirements, Floor Area Ratio or "FAR" and a variety of other standards regulate the size of residential development in Coronado. FAR expresses the total floor area of structures in relation to the size of the lot. The FAR restrictions are one element of a variety of development standards contained in the City's zoning ordinances that regulate the bulk and scale of residential development.

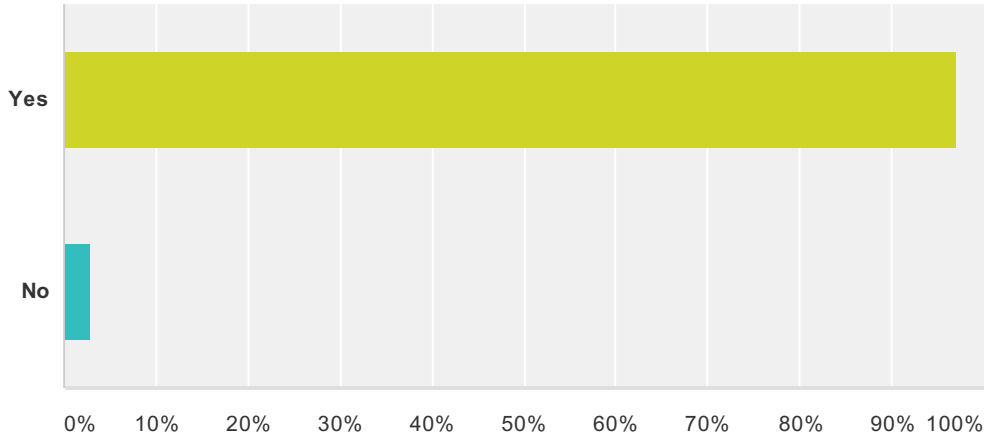
Web Link 1 | Responses: 344 | Since 5/21/2014 | CLOSED

Responses Volume 5/18/2014 - 6/16/2014



Q1 Do you live in Coronado or own property in Coronado?

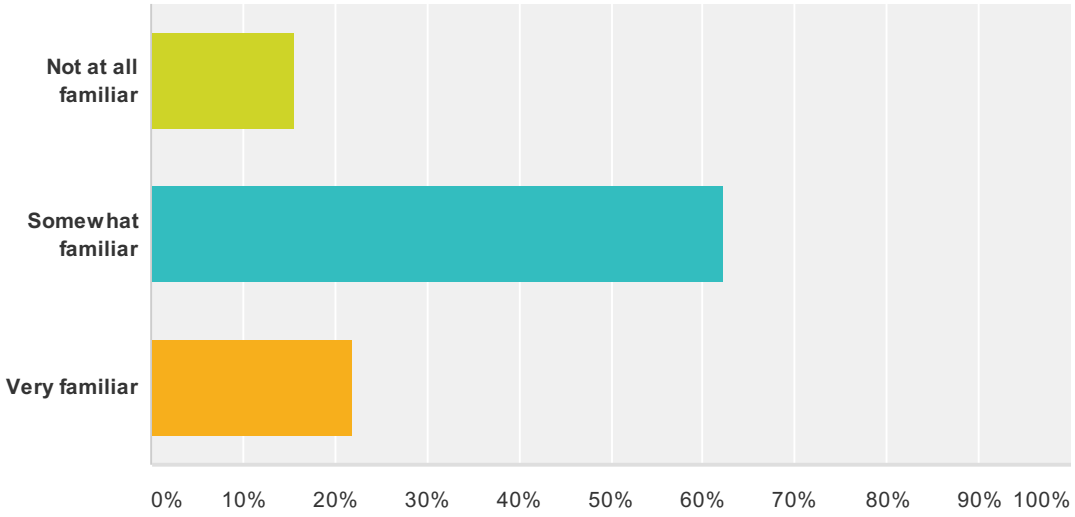
Answered: 343 Skipped: 1



Answer Choices	Responses	
Yes	**97.08%**	333
No	**2.92%**	10
Total		**343**

Q2 Before reading the information above, how familiar were you with RSIP?

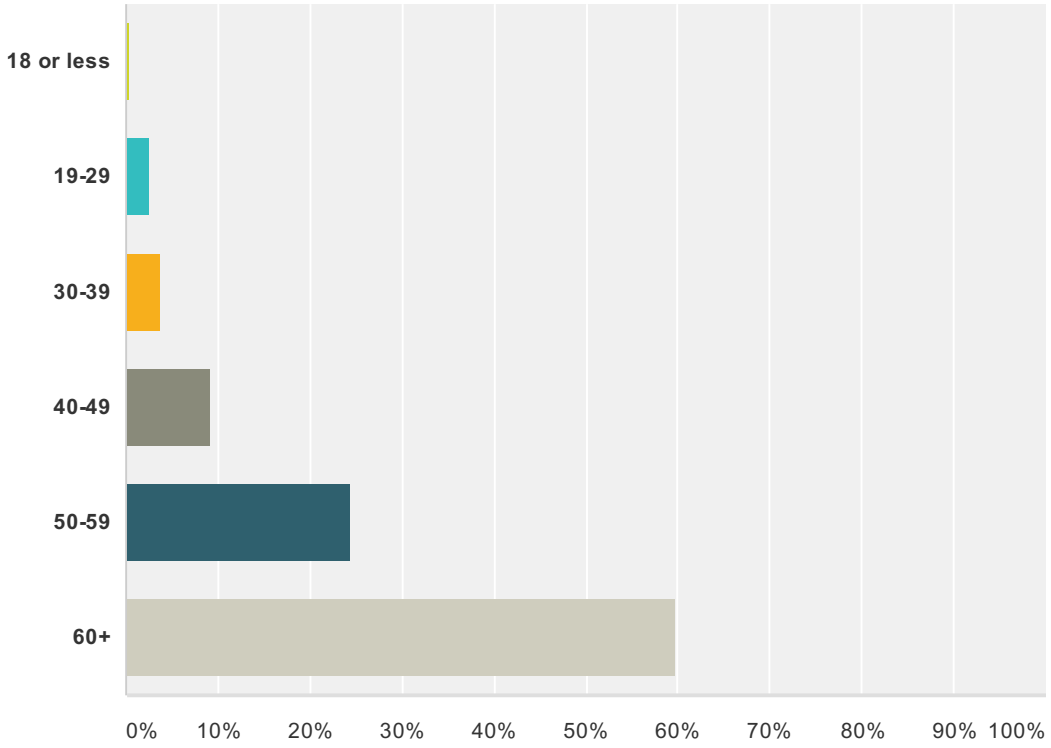
Answered: 305 Skipped: 39



Answer Choices	Responses	
Not at all familiar	**15.74%**	48
Somewhat familiar	**62.30%**	190
Very familiar	**21.97%**	67
Total		**305**

Q4 What is your age?

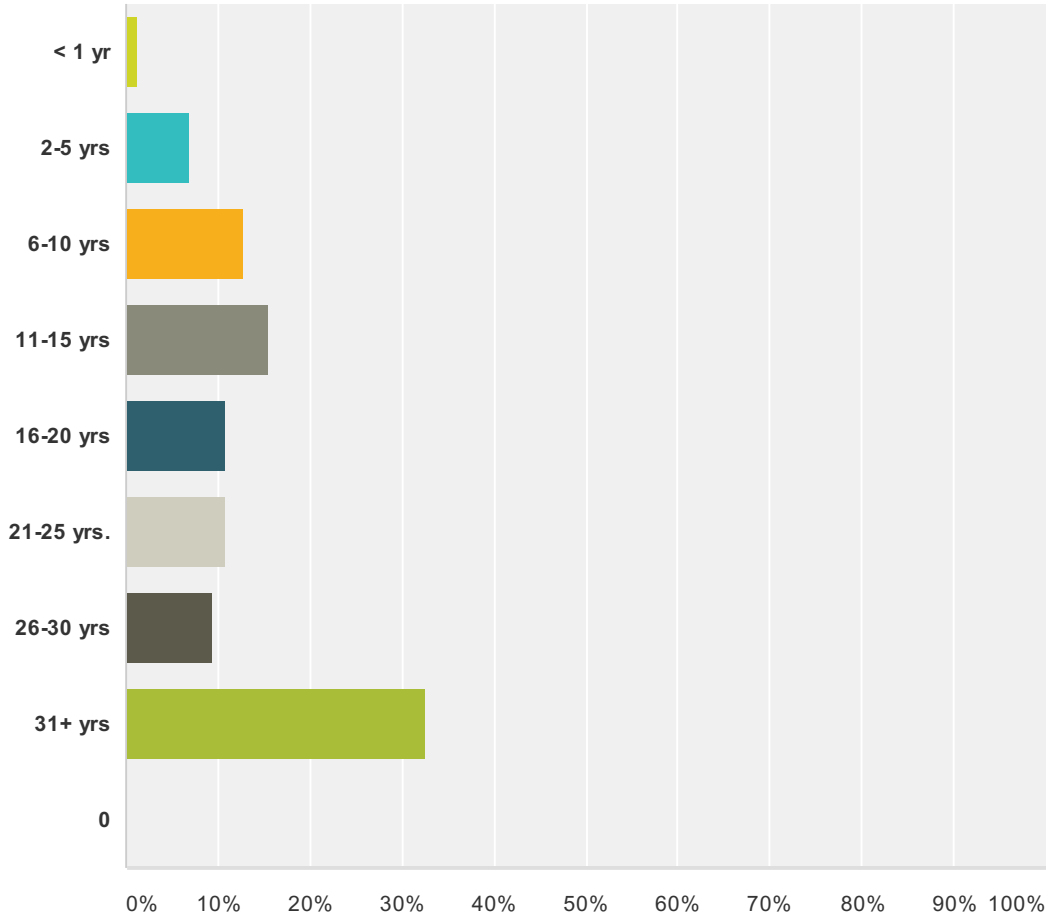
Answered: 291 Skipped: 53



Answer Choices	Responses	
18 or less	**0.34%**	1
19-29	**2.41%**	7
30-39	**3.78%**	11
40-49	**9.28%**	27
50-59	**24.40%**	71
60+	**59.79%**	174
Total		**291**

Q5 If yes, how long have you lived in Coronado?

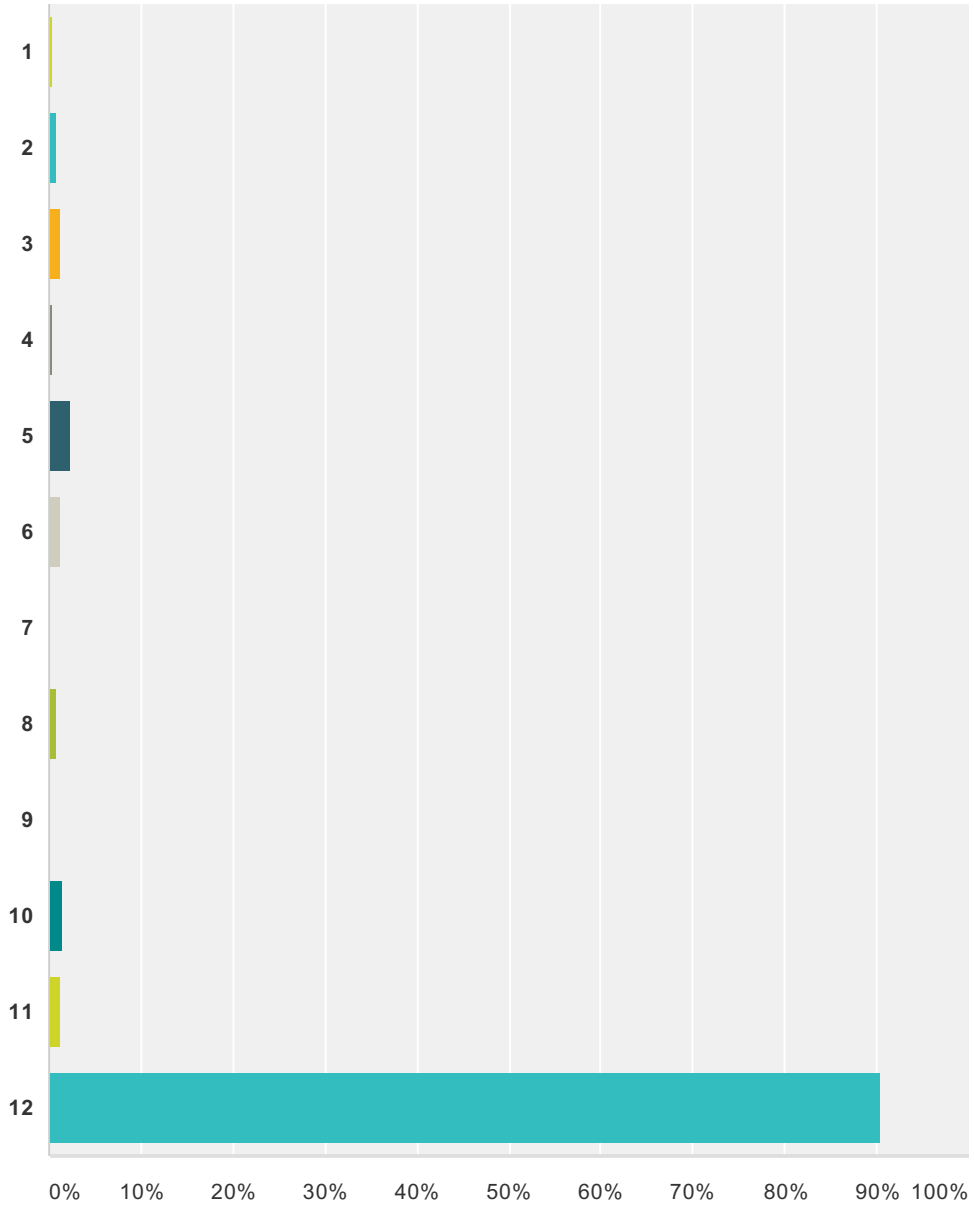
Answered: 258 Skipped: 86



Answer Choices	Responses	
< 1 yr	**1.16%**	3
2-5 yrs	**6.98%**	18
6-10 yrs	**12.79%**	33
11-15 yrs	**15.50%**	40
16-20 yrs	**10.85%**	28
21-25 yrs.	**10.85%**	28
26-30 yrs	**9.30%**	24
31+ yrs	**32.56%**	84
0	**0.00%**	0
Total		**258**

Q6 How many months per year do you reside in Coronado?

Answered: 258 Skipped: 86

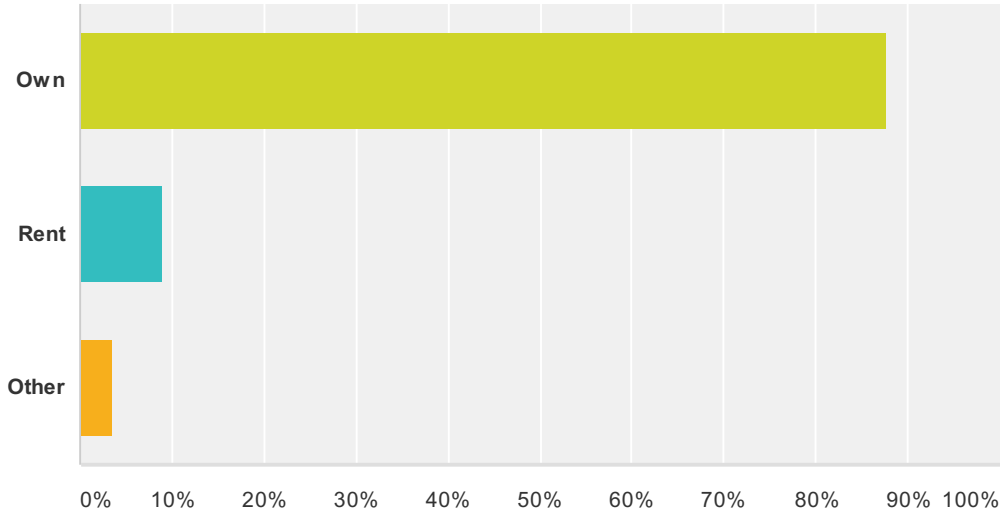


Answer Choices	Responses	
1	**0.39%**	1
2	**0.78%**	2
3	**1.16%**	3
4	**0.39%**	1
5	**2.33%**	6
6	**1.16%**	3
7	**0.00%**	0

8	**0.78%**	2
9	**0.00%**	0
10	**1.55%**	4
11	**1.16%**	3
12	**90.31%**	233
Total		**258**

Q7 Do you own a single family home or rent your residence?

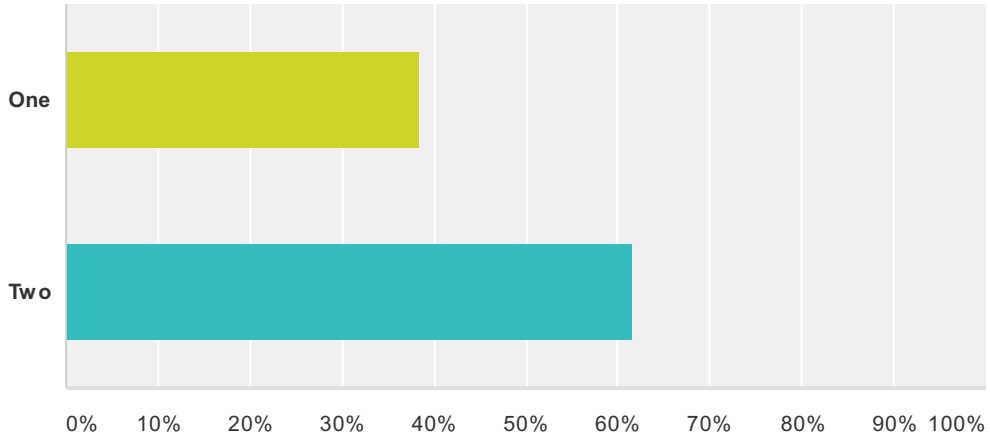
Answered: 258 Skipped: 86



Answer Choices	Responses	
Own	**87.60%**	226
Rent	**8.91%**	23
Other	**3.49%**	9
Total		**258**

Q8 Do you live in a one or two story home?

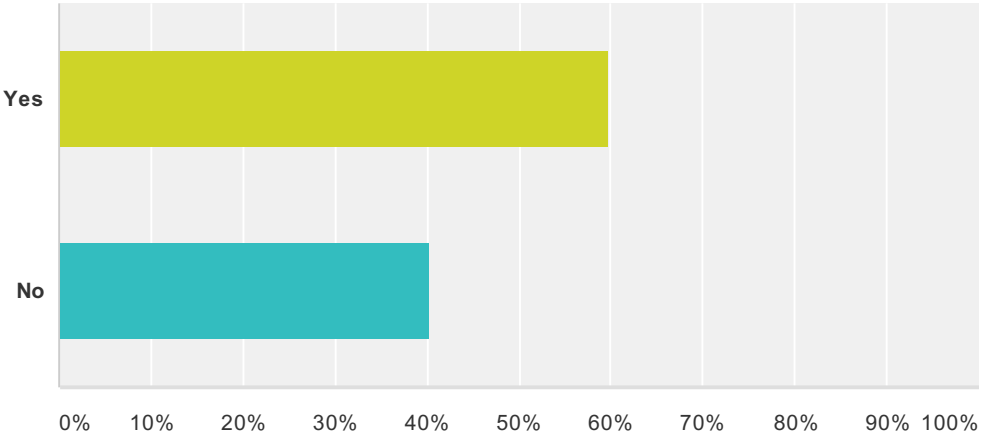
Answered: 258 Skipped: 86



Answer Choices	Responses	
One	**38.37%**	99
Two	**61.63%**	159
Total		**258**

Q9 Have you viewed the "Presentation to City Council August 20, 2013" slide show from the city web site at http://www.coronado.ca.us/rsip or at a public meeting?

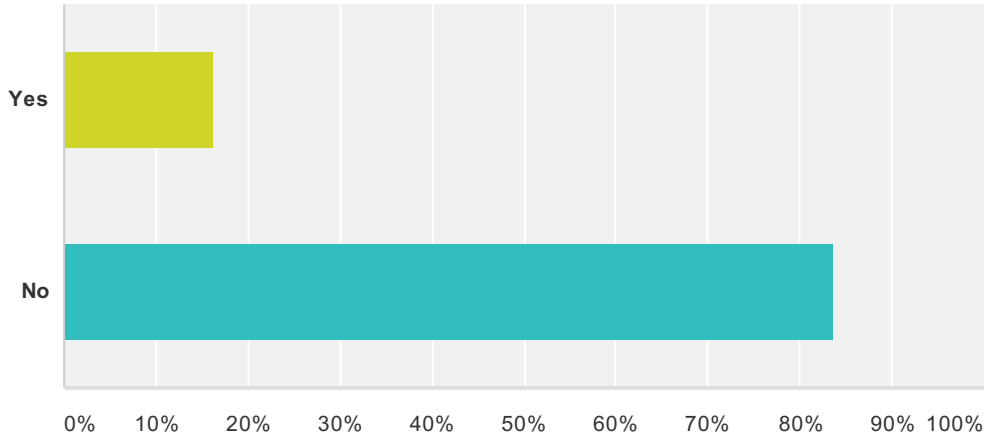
Answered: 258 Skipped: 86



Answer Choices	Responses	
Yes	**59.69%**	154
No	**40.31%**	104
Total		**258**

Q10 Did you attend the public workshop on May 21, 2014 in the Community Center?

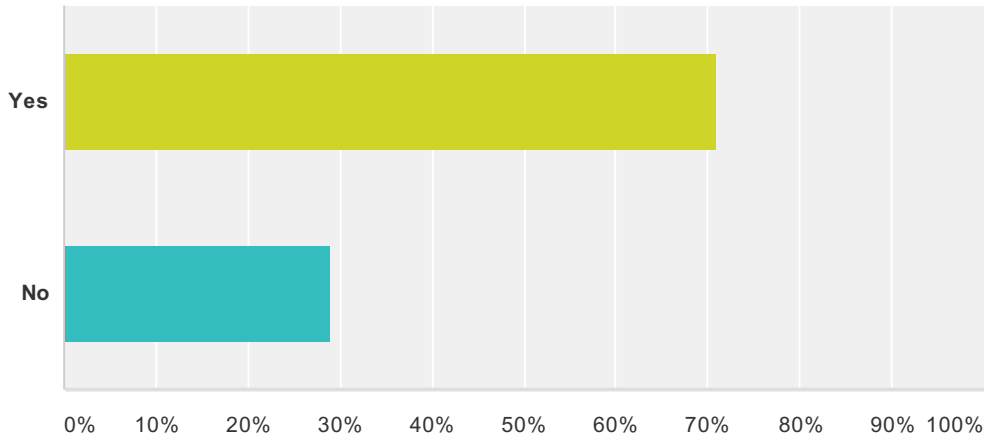
Answered: 258 Skipped: 86



Answer Choices	Responses	
Yes	**16.28%**	42
No	**83.72%**	216
Total		**258**

Q11 Have you viewed the "May 21 Public Workshop Slide Show" by attending the workshop or from the city web site at http://www.coronado.ca.us/rsip ?

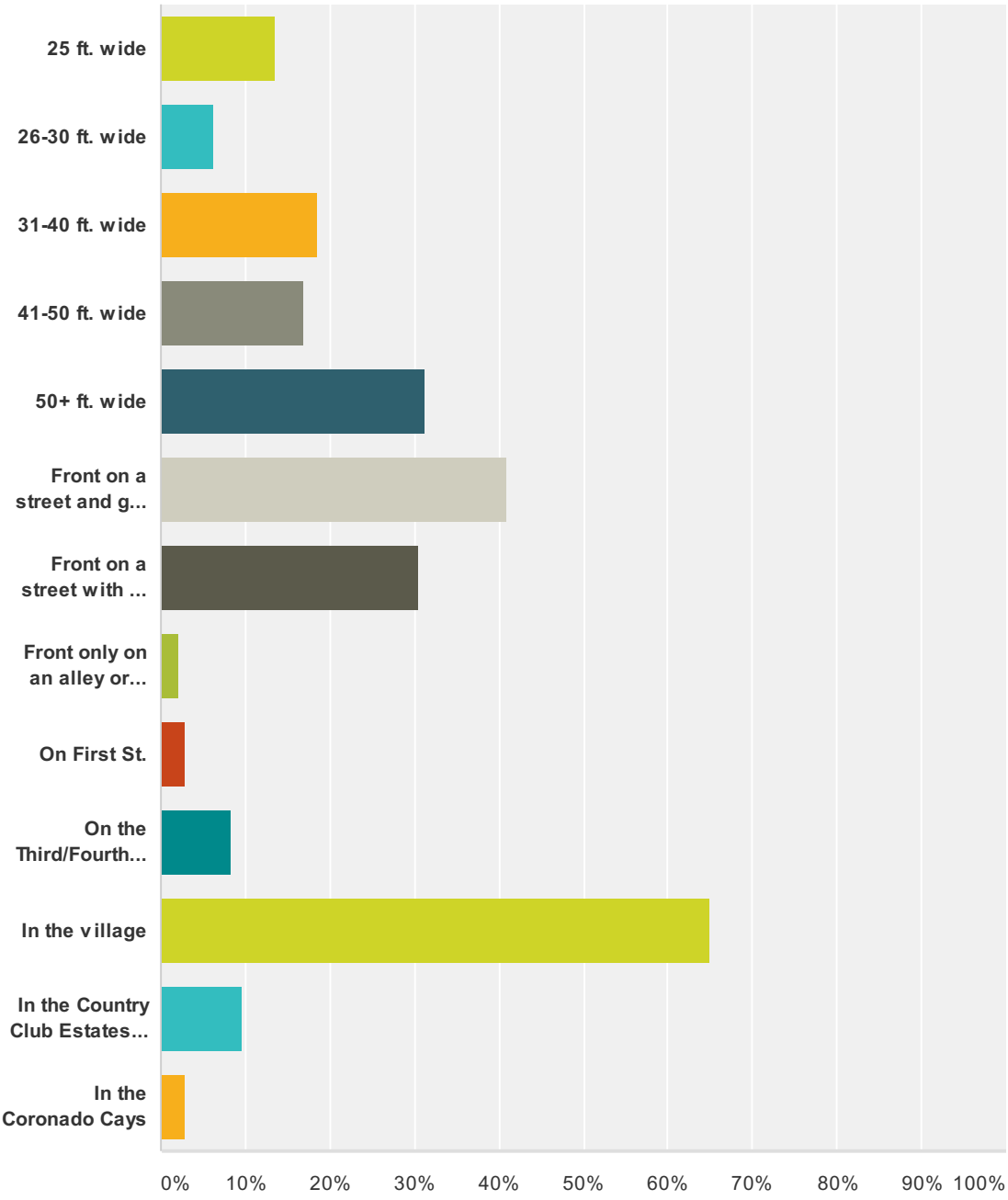
Answered: 258 Skipped: 86



Answer Choices	Responses	
Yes	**70.93%**	183
No	**29.07%**	75
Total		**258**

Q12 If you reside in a single family residence, describe your lot (check all that apply):

Answered: 237 Skipped: 107

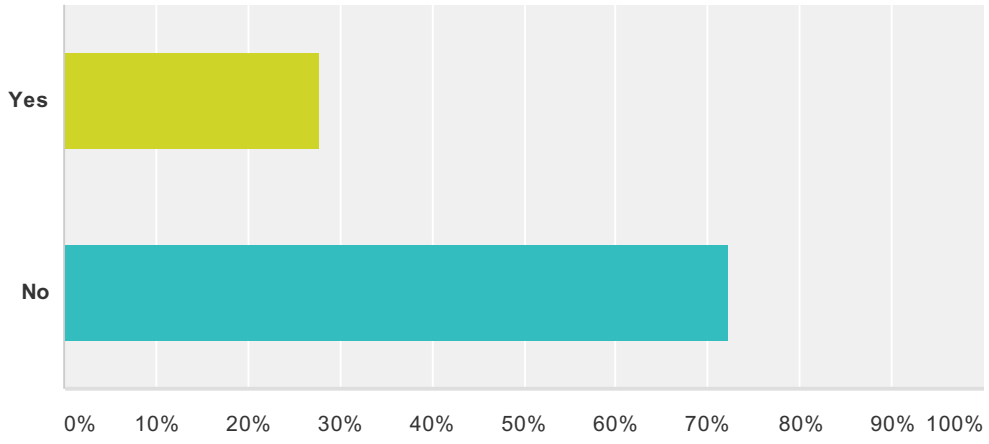


Answer Choices	Responses	
25 ft. wide	**13.50%**	32
26-30 ft. wide	**6.33%**	15
31-40 ft. wide	**18.57%**	44
41-50 ft. wide	**16.88%**	40

50+ ft. wide	**31.22%**	74
Front on a street and go through to an alley	**40.93%**	97
Front on a street with no alley at rear	**30.38%**	72
Front only on an alley or lane	**2.11%**	5
On First St.	**2.95%**	7
On the Third/Fourth St. corridor	**8.44%**	20
In the village	**64.98%**	154
In the Country Club Estates (Coronado Ave., Country Club, Balboa, Cabrillo, Acaia, Carob, Alder, Pine, Ocean Dr./Ct.,)	**9.70%**	23
In the Coronado Cays	**2.95%**	7
Total Respondents: 237		

Q13 Have you built or remodeled a single family home in Coronado between 2005 & today?

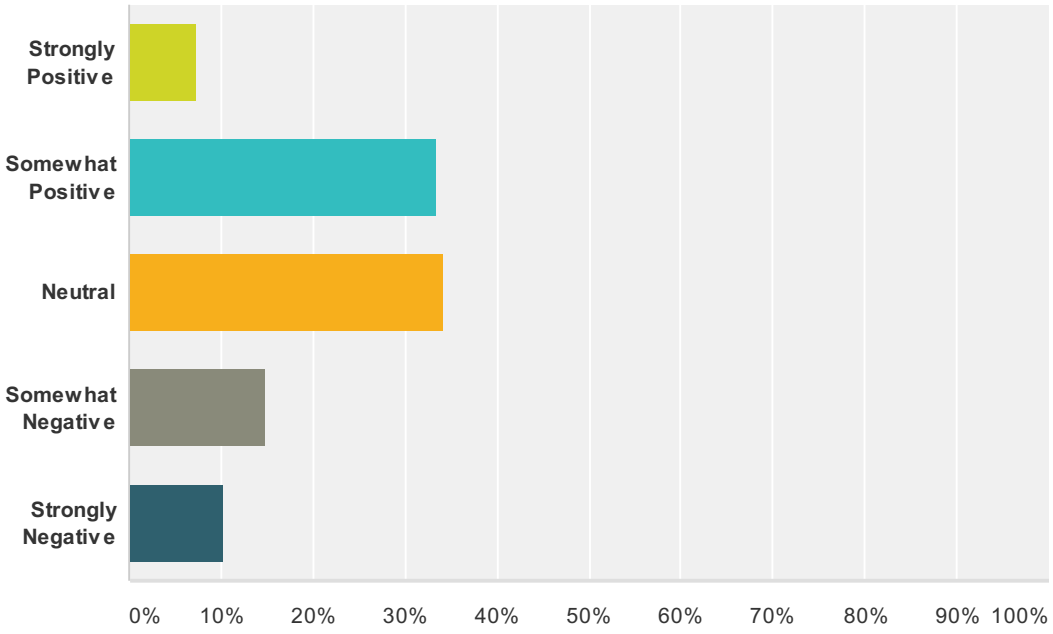
Answered: 253 Skipped: 91



Answer Choices	Responses	
Yes	**27.67%**	70
No	**72.33%**	183
Total		**253**

Q14 What effect do you feel RSIP - 2 (effective 1-7-2011) has had on recent development?

Answered: 236 Skipped: 108

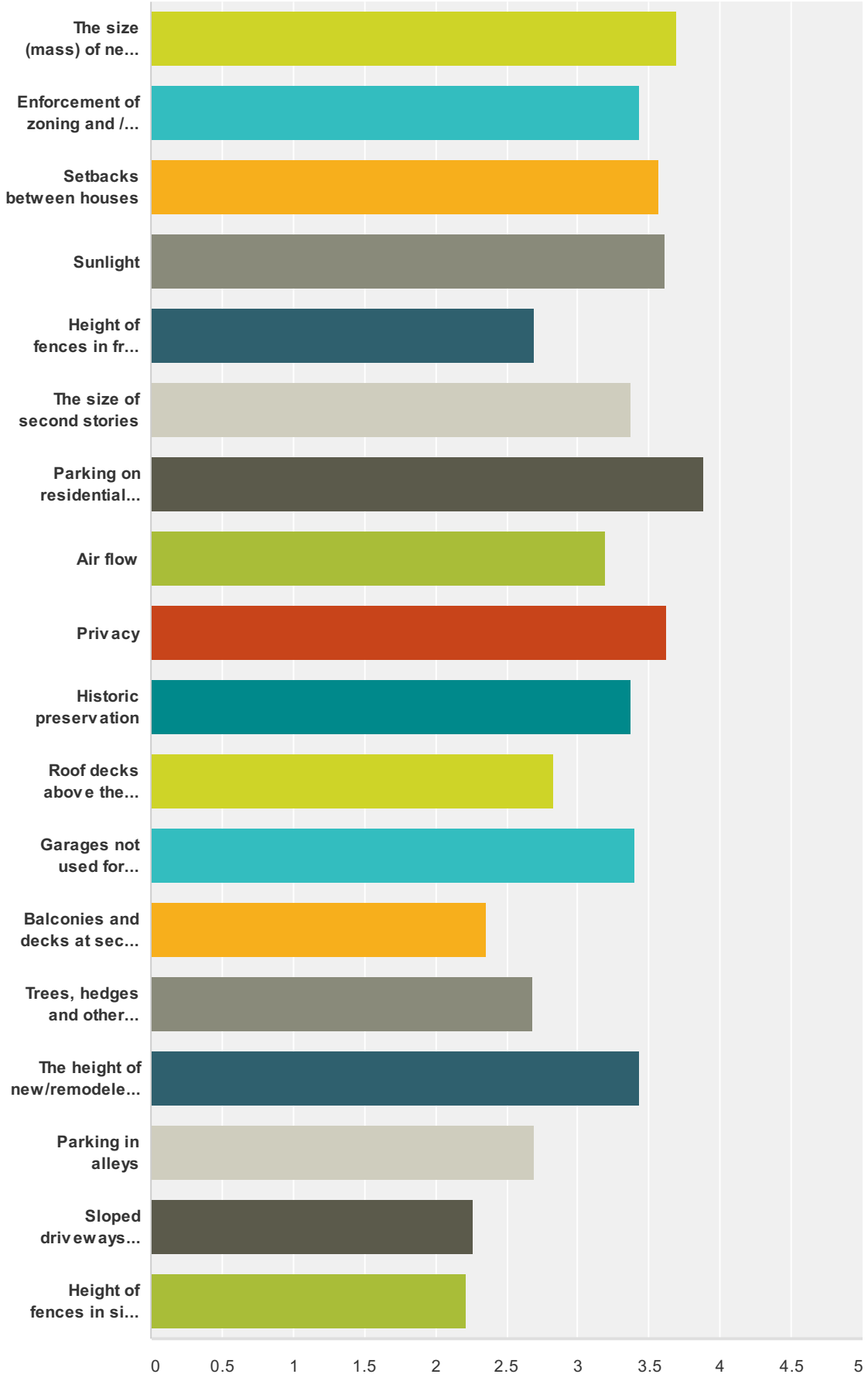


Answer Choices	Responses	
Strongly Positive	**7.20%**	17
Somewhat Positive	**33.47%**	79
Neutral	**34.32%**	81
Somewhat Negative	**14.83%**	35
Strongly Negative	**10.17%**	24
Total		**236**

Q15 Please rank the following subjects:

Answered: 254 Skipped: 90

RSIP-3Residential Zoning Standards May 21, 2014 Public Survey* = REQUIRED

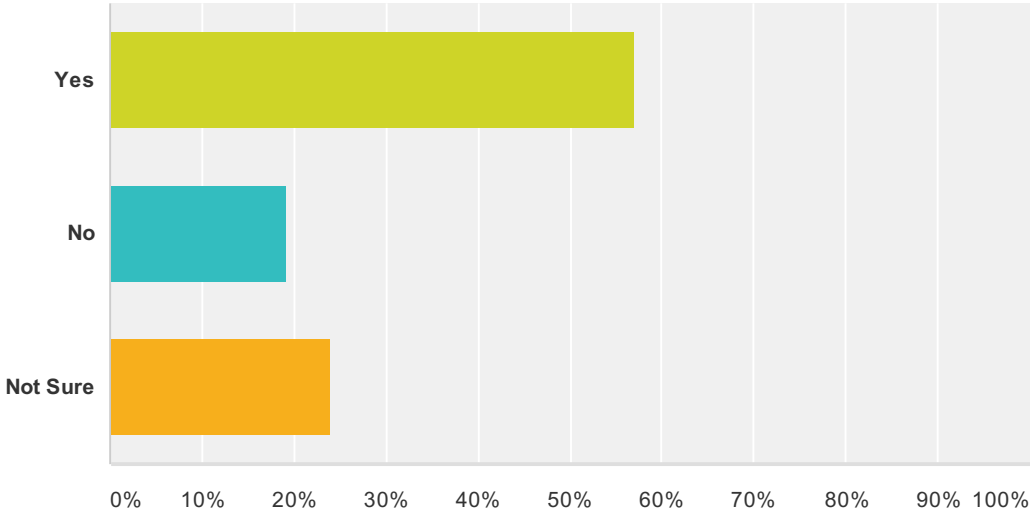


	No Issue	A Small Issue	An Issue	A Big Issue	A Huge Issue	Total	Average Rating
The size (mass) of new or remodeled single family	10.71%	8.73%	16.27%	29.37%	34.92%	228	

The size (mass) of new or remodeled single family homes.	**10.71%** 27	**8.73%** 22	**16.27%** 41	**29.37%** 74	**34.92%** 88	252	3.69
Enforcement of zoning and /or building codes	**14.06%** 35	**11.65%** 29	**18.47%** 46	**28.92%** 72	**26.91%** 67	249	3.43
Setbacks between houses	**8.73%** 22	**13.89%** 35	**18.65%** 47	**29.37%** 74	**29.37%** 74	252	3.57
Sunlight	**9.35%** 23	**13.41%** 33	**20.33%** 50	**21.14%** 52	**35.77%** 88	246	3.61
Height of fences in front yard setbacks	**21.69%** 54	**29.72%** 74	**20.08%** 50	**14.86%** 37	**13.65%** 34	249	2.69
The size of second stories	**12.65%** 31	**15.51%** 38	**22.04%** 54	**22.04%** 54	**27.76%** 68	245	3.37
Parking on residential streets	**3.57%** 9	**11.90%** 30	**21.43%** 54	**19.44%** 49	**43.65%** 110	252	3.88
Air flow	**17.27%** 43	**14.46%** 36	**24.90%** 62	**18.47%** 46	**24.90%** 62	249	3.19
Privacy	**7.14%** 18	**14.29%** 36	**23.02%** 58	**20.24%** 51	**35.32%** 89	252	3.62
Historic preservation	**12.50%** 31	**14.11%** 35	**24.19%** 60	**22.18%** 55	**27.02%** 67	248	3.37
Roof decks above the second story	**24.60%** 62	**21.83%** 55	**18.25%** 46	**16.67%** 42	**18.65%** 47	252	2.83
Garages not used for parking	**15.98%** 39	**10.66%** 26	**23.36%** 57	**17.62%** 43	**32.38%** 79	244	3.40
Balconies and decks at second floor level	**36.73%** 90	**22.86%** 56	**18.37%** 45	**12.24%** 30	**9.80%** 24	245	2.36
Trees, hedges and other landscaping encroaching across property lines	**18.40%** 46	**30.40%** 76	**25.20%** 63	**16.40%** 41	**9.60%** 24	250	2.68
The height of new/remodeled single family homes	**16.06%** 40	**12.05%** 30	**16.47%** 41	**23.29%** 58	**32.13%** 80	249	3.43
Parking in alleys	**24.79%** 60	**26.45%** 64	**19.83%** 48	**13.22%** 32	**15.70%** 38	242	2.69
Sloped driveways across public sidewalks accessing underground parking	**34.41%** 85	**28.74%** 71	**18.22%** 45	**12.96%** 32	**5.67%** 14	247	2.27
Height of fences in side yard setbacks	**34.94%** 87	**28.92%** 72	**20.48%** 51	**11.65%** 29	**4.02%** 10	249	2.21

Q16 Are there any circumstances that you would support applying additional/different restrictions to new 2 story single family homes or remodeled homes built next to existing one story homes?

Answered: 251 Skipped: 93



Answer Choices	Responses	
Yes	**56.97%**	143
No	**19.12%**	48
Not Sure	**23.90%**	60
Total		**251**

#	Comment	Date
1	Privacy and sunlight in single story need to be considered	6/15/2014 5:01 PM
2	Set back the second story past the from to adjacent roof lines so they are not so imposing on the neighbors.	6/15/2014 4:38 PM
3	large homes in relation to size of existing homes	6/14/2014 2:36 PM
4	I don't know the current restrictions, so cannot comment.	6/14/2014 2:11 PM
5	Affected neighbors should have some input regarding the effect on existing home (i.e., air, light, privacy, etc.)	6/14/2014 1:31 PM
6	Older homes should not be forced to lose air rights and deal with over vegetation from next door. Many new homes are creating problems for older homes.	6/14/2014 1:01 PM
7	building a large 2 story, almost 3 the way they are done nowdays (Falletta's buildings) beside a single story takes away the sun & airflow from the single story. Also rooftop decks overlook the backyards of the s. story. One comment from residents is that they are building huge houses on postage stamp size lots. TRUE!	6/13/2014 11:17 PM
8	Minimal blockage of sunlight and structure should be compatible with that of the surrounding homes. No more "cookie cutter" homes that look like they were all made by the same developer	6/13/2014 9:12 PM

9	Overall we need to somehow compromise between max the lot and staying true to Coronado's charm.	6/13/2014 5:31 PM
10	The Falletta homes DESTROY property value in every single way. (sunlight, privacy, parking, appearance, quality of life)	6/13/2014 4:38 PM
11	privacy and alley/garage parking required	6/13/2014 4:02 PM
12	Home and land owners should have greater freedom to build a home they desire and not be limited by local legistration and historical societies.	6/13/2014 3:19 PM
13	set backs for second stories should be greater (wider) to allow more air space, air flow, view corridor, and visually aesthetic appeal over existing rules that allow for "block" or "lego-land" home design, which has far too narrow of space between structures at all floor levels.	6/13/2014 2:02 PM
14	no more restrictions... the result is TALLER houses vs wider... prefer wider	6/13/2014 1:43 PM
15	Second story should be stepped back on all sides	6/13/2014 1:13 PM
16	sunlight issues, loss of privacy, and loss of air circulation.	6/13/2014 12:11 PM
17	Require installation of building outline with plastic ribbons/screening to display the proposed building, its mass, and its shadow. I understand Carmel Calif requires these for one year to show yearlong shadow effect.	6/13/2014 11:58 AM
18	We need to reduce the size of homes on the lots and increase set backs	6/13/2014 10:59 AM
19	No 2nd story porch on back. They look into bathrooms, bedrooms, living rooms, yards of those across the fence. NO PRIVACY!!!!!!!! TERRIBLE! If on the south side, NO SUN FOR THE WINTER on northside house!!!!!!	6/13/2014 9:09 AM
20	Dependent on lot size & location of existing single story home.	6/13/2014 6:48 AM
21	When sunlight, airflow and privacy is an issue there should be some protection for neighbors who will be negatively affected.	6/12/2014 10:34 PM
22	Comply with set back restrictions	6/12/2014 10:31 PM
23	Consider view and sunlight obstructions	6/12/2014 7:51 AM
24	After the work done by the prior RSIP committees, the standards are well thought out and implemented. You can't please everyone no matter how hard you try!	6/12/2014 12:58 AM
25	Side yard fence restrictions should be looked at. A single story homeowner should have the right to install a taller fence if a two story home is built next door. If the single story homeowner's sunlight has been removed by a neighbors second story, then they should at least have the right to shield their windows/private space from the encroaching property. We can never change the small 25 and 36.5 foot lots, but we can create policies that allow homeowners to retain at least some privacy for their space.	6/11/2014 5:09 PM
26	SOme line of sight or line of sunlight variance.	6/11/2014 12:22 PM
27	Neighbor and neighborhood sensitivity	6/10/2014 2:50 PM
28	Restrictions should be based only on zone, lot size and setbacks. The house next door should have NO bearing on what I can build.	6/9/2014 11:57 PM
29	Larger set backs	6/9/2014 12:09 PM
30	The builder should be sensitive to the effect the construction will have on the next door neighbor: air flow, light. Most don't seem to care.	6/9/2014 10:50 AM
31	Privacy. Impacts on light and what that does to existing vegitation.	6/9/2014 9:31 AM
32	Would want to preserve the privacy of the existing house	6/8/2014 10:59 PM
33	About time. It may be too late.	6/8/2014 1:27 PM
34	No overlook into adjacent homes windows and back yards	6/6/2014 1:56 PM
35	Possibly, but only if the existing I story home were to sign a binding agreement to remain 1 story.	6/5/2014 11:16 AM
36	Consideration of sun impact on neighbor. Example Have a more restricted height on the North side of property.	6/5/2014 7:50 AM

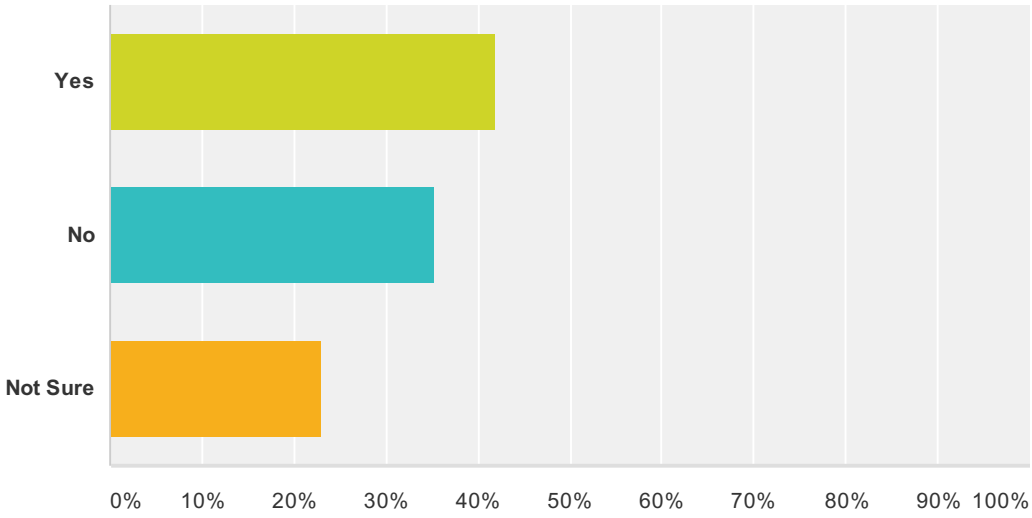
37	give owners of small irregular lots less restrictions on far requirements	6/4/2014 10:22 PM
38	Our city is beautiful with new homes being built for nice families that bring a lot of good to the City.	6/4/2014 2:06 PM
39	if it takes away their sunshine- blocks air reduce size increase side yard free space	6/4/2014 8:01 AM
40	If you walked around Coronado you wouldn't have to ask the question	6/3/2014 9:44 AM
41	Be considerate of neighborrs view, privacy. Esthtic appearance	6/3/2014 8:59 AM
42	Aesthetics, scale & harmony with existing structures	6/3/2014 7:46 AM
43	Use of small or no windows on sides of house where one story house on that side	6/3/2014 7:42 AM
44	Require people to park in their driveways or garages, leaving street parking open for visitors, etc.	6/2/2014 10:39 PM
45	I would need to see a list of circumstances before giving a reasonable answer to this question.	6/2/2014 9:19 PM
46	Not fair	6/2/2014 1:44 PM
47	protect the privacy of the single story home from the window aspects to backyard.	6/2/2014 1:01 PM
48	Hight should be lowered in all zones. More open lawn around houses.	6/2/2014 12:05 PM
49	Parking in Coronado is a problem. Can solve some of the problem by not allowing parking on street between 2 and 5 am except for special temp. permit. Parking for the comm. areas of town need to be looked at.	6/2/2014 11:40 AM
50	Do not allow two stand alone two-story residences on a single 25 ft lot	6/1/2014 4:21 PM
51	Increasing allowable square footage for additional architectural features.	6/1/2014 2:57 PM
52	Plans should be compatible with neighboring homes, regarding light, privacy, etc. Spec homes should go through design review. (As a way of determining if a home is a "spec" house, an individual or firm who has had a prior building permit issued within the past 5 yrs would be required to go through design review.)	6/1/2014 8:25 AM
53	As long as the requirements affecting the new home is not more lenient than those affecting the existing home, I would not support greater restrictions on the new home. (I say this even though I live next door to a home that will eventually be replaced by something new and larger.)	5/31/2014 9:20 AM
54	square footage should be appropriate for lot size w/ space for yard.	5/30/2014 6:24 PM
55	All home owners should have the same abilities or/and limitation imposed upon them. Property owners should not have restrictions as to the redevelopment of their properties based on their neighbors homes.	5/30/2014 5:28 PM
56	Give impacted neighbors a way to comment on plans before any building permits are issued	5/30/2014 2:40 PM
57	more restrictions the better	5/30/2014 12:24 AM
58	We have all three houses on rash side of us as newly constructed homes (the one in the back being constructed right now) and now we have absolutely no privacy. Something should be and needs to be done to address this issue.	5/29/2014 9:18 PM
59	I would encourage builders to be mindful of airflow, privacy, and light restrictions when they build huge 2 story homes next to existing one story homes.	5/29/2014 6:43 PM
60	It is time we considered the existing home...what we have allowed is outrageoius	5/29/2014 12:58 PM
61	Some consideration should be given to the impact these HUGE houses have on their neighbors views, privacy and airflow.	5/29/2014 9:55 AM
62	Airflow, light, privacy of neighbors	5/29/2014 9:44 AM
63	There a few around town that simply dwarf and must totally ruin any kind of the homes atmosphere as it was.	5/28/2014 6:37 PM
64	Additional FAR points for landscaping that would separate homes that would block the view from the 2nd floor into the neighbors back yard. i.e. Trees that could grow canopies to block looking in neighbors yards or even across alleys into neighbors yards.	5/28/2014 5:56 PM
65	Neighbor contact and approval.	5/28/2014 3:01 PM

66	Please consider the homes that have NOT yet been sold or remodeled and are either next to 1 or even 2 newly developed lots that look down into their yard. These homes should be allowed exceptions from RSIP-3 because they already have had their property value decreased because of the development on either side. These residences should be allowed some exception because of what exists next door.	5/28/2014 10:27 AM
67	Restrict placement, size, and types of glass (e.g., use frosted glass) on side windows. More height restrictions on any 2-story home. No unit allowed on top of garage without consent of neighbors. Neighborhood input into all plans with ability to force modifications (but not able to stop building plans). Fence height - 3' in front and 6' on sides to include shrubs/arbors/etc. used to increase "fence" height.	5/28/2014 10:06 AM
68	Second Story setbacks make all the difference. No need to address any other issues. RSIP 1 & 2 already did that.	5/27/2014 10:36 PM
69	Sunlight and airflow must be protected for existing 1-story homes. Loss of these natural elements can devastate quality of life.	5/27/2014 12:45 PM
70	Respect & consideration for neighbors' space, air, & sunlight is necessary. "It isn't just about you!"	5/27/2014 12:00 PM
71	no wall around house, no building in areas where yard was supposed to exist, no bright lighting on exterior, all of these atrocities occurred on the 2nd block of G Ave. the neighbors hate it. they built on every free surface and it dwarfs the neighbors homes.	5/27/2014 11:57 AM
72	Second Story needs to be setback.	5/27/2014 10:37 AM
73	Ensure windows of 2 story are sized and positioned to protect privacy of single story unit. Limit plant materials from overhanging into adjoining unit, ensure reasonable sunlight is afforded to the existing unit; consider transfer of development right where appropriate, require more parking on the developed lot; ensure more sound attentuation in new homes.	5/27/2014 8:38 AM
74	Light and air flow	5/26/2014 1:43 PM
75	New construction that cuts off light and air, invades privacy is a problem; but the neighbor should not get veto power over your property.	5/26/2014 11:44 AM
76	I'm still learning ...	5/26/2014 9:39 AM
77	Strongly consider privacy issues	5/26/2014 8:58 AM
78	depends on the location, homes/neighborhood in question	5/25/2014 12:32 PM
79	compromises neighbors' rights for privacy	5/25/2014 9:37 AM
80	Second Story Setbacks of at least a few feet.	5/25/2014 8:34 AM
81	A view is not guaranteed but should be considered because in Coronado that is a large consideration before purchasing the property.	5/25/2014 6:49 AM
82	Newer homes are allowed to go much higher than homes built only 10 years ago. They look rediculose. They should NEVER be allowed to reach 30 feet. No functionality is gained by these heights, only asthetics. In my opinion they are negative asthetics.	5/24/2014 3:11 PM
83	second story porch blocking sun and air	5/24/2014 1:27 PM
84	depends on the proposed design	5/24/2014 1:16 PM
85	that ship has sailed. I could see where height restrictions depending upon lot size might have been a solution 50 years ago....	5/24/2014 12:24 PM
86	Very important that one-story homes have access to light and air.	5/24/2014 11:29 AM
87	View space atop a 40 ft structure is too much and quite intrusive.	5/24/2014 11:14 AM
88	Need sensitivity to privacy, light of the existing single family home. Would require greater setbacks.	5/24/2014 11:08 AM
89	Noise generators - Pools & Play Areas Lighting impinging on neighbors - especially bedrooms	5/24/2014 10:44 AM
90	There should be consideration when approving the new plans that the single story home is not "isolated" from the sun, etc., because of the new construction.	5/24/2014 10:41 AM
91	Homes are so close together that people need a 2nd story to have proper room.	5/24/2014 10:27 AM

92	Neighbors should have a say on what is built, visit the process Del Mar has to go through, it protects neighbors conditions.	5/24/2014 10:06 AM
93	Addressing sunlight and airflow would require this.	5/24/2014 9:25 AM
94	Sunlight and air, side yard setbacks, size and mass	5/24/2014 7:59 AM
95	This is a very complicated issue that is challenging to address. Bulk, height, sunlight will always be difficult to not some type of impact on the adjacent lot. Coronado is a dense community even when you had cottages. Sideyard setbacks have the most impact on bulk and sun/shade issue and not the FAR. The current FAR has been reduced significantly from the 1980's yet I would offer that it has not had a significant increase in sunlight to the adjacent parcel. Again, the majority of the lots in the village are small and the net effect is anything built would have some type of impact on the neighborhood. Not sure how much you can tweak the ordinance, just hope they hire a good architect to address the requirements sensitively.	5/23/2014 6:14 PM
96	It is not fair to the owner of a property to spot zone just because they are next door to a single family home.	5/23/2014 5:21 PM
97	Privacy and "looming" are big for us, but we live next to two homes that I suspect violated even the setbacks of their period of development.	5/23/2014 4:38 PM
98	All properties should be treated equally	5/23/2014 4:04 PM
99	Yes -- The current code is incentivizing the tearing down of homes in the R1-B zone and creating 2 homes where once one stood. We should adopt FARs/setbacks that incentivize retaining the 50 foot lots In the R1-B zone. The 25 foot lots should have a lower or the very least the same FAR than the 50 foot lots in the same zone. If it is being built next to an existing 50 foot lot with a single home it should have the same setback on the adjoining side and move it closer to the middle of the newly split lot. 25 foot lots should not be allowed roof decks and 25 foot lots should not be allowed to put a second story over a unenclosed patio as it shoves the bulk and mass towards the back of the structure and invades the privacy of the adjoining neighbors backyard.	5/22/2014 4:07 PM
100	LOSS OF SUNLIGHT HURTS	5/21/2014 9:19 PM

Q17 If a second story is proposed to be added to a one story home that has smaller setbacks or greater lot coverage than currently allowed by the zoning code should the first story be required to be modified to comply with today's required setbacks and coverage?

Answered: 258 Skipped: 86



Answer Choices	Responses	
Yes	**41.86%**	108
No	**35.27%**	91
Not Sure	**22.87%**	59
Total		**258**

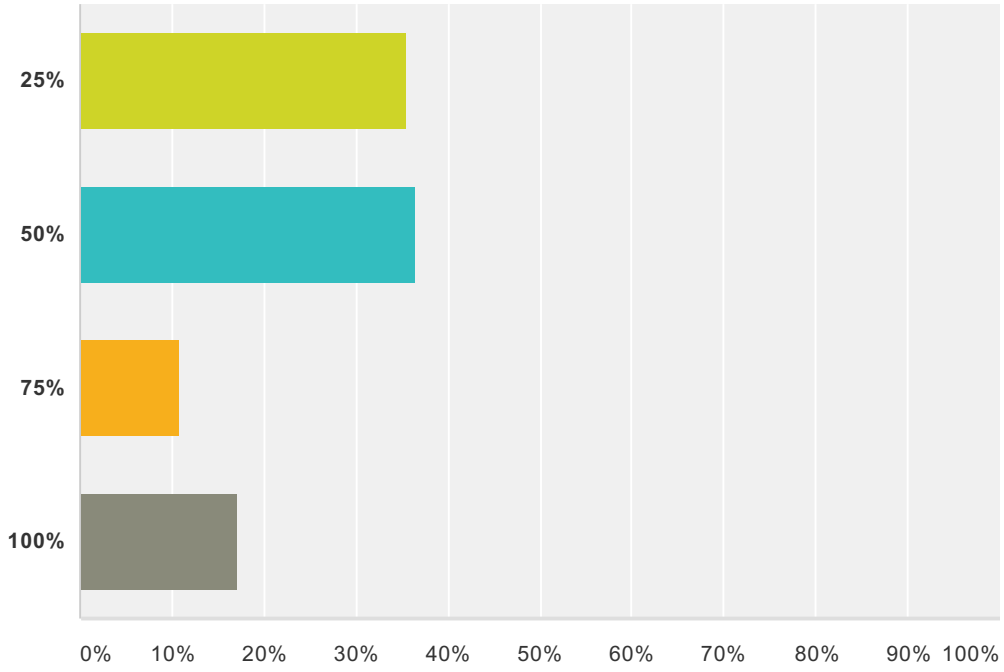
#	Comment	Date
1	not if it increases the density issue	6/14/2014 4:13 PM
2	There should be some common sense method to limit the size of the second story addition in this situation. Reducing the size of an established first floor seems ridiculous.	6/14/2014 2:11 PM
3	Any second story, should not interfere with the peace and enjoyment of neighbors property. City never should have been able to split lots.	6/14/2014 1:01 PM
4	They need to be more strict. I own an R3 and I also have a yard. New homes in Coronado should be about keeping yards and the charming outside atmosphere. New homes should not be built in an effort to maximize sq footage. Coronado property is worth the SAME regardless of the amount of square footage your home is. Giant homes do not increase property value. Quality of life does!	6/13/2014 4:38 PM
5	Not sure how this could be accomplished w/o a huge amt. of money.	6/13/2014 4:35 PM
6	allow existing footprint but increase second story set-backs per described above.	6/13/2014 2:02 PM
7	2nd story should not be allowed to non-conforming homes. 2nd story should be smaller and stepped back on all sides.	6/13/2014 1:13 PM
8	Surveys should be required	6/13/2014 12:11 PM

9	First story was built to comply with then-current code; should not have to be modified to comply with different new cone (this could lead to applying even to homes with no remodel plans). But, the new second-floor could be required to comply with the now-current code, which might mean a greater set-back than the existing first floor.	6/13/2014 11:58 AM
10	Same above.	6/13/2014 9:09 AM
11	This is especially true if neighbors will be negatively impacted.	6/12/2014 10:34 PM
12	The reality is that many current homes on Coronado are not sufficiently sized for modern living. In many cases, a second story is necessary. Rather than encroaching on the property rights of owners looking to remodel, we should consider allowing "defensive features" for single story homes next to two story new construction. This might include lattice work, privacy shrubs/hedges, etc.	6/11/2014 5:09 PM
13	Complex, but consideration should be given to ameliorate, but not punish.	6/10/2014 2:50 PM
14	NO - That's retroactive regulation, and the first story should be grandfathered in. Zone + lot size + FAR should determine what size second story can be added.	6/9/2014 11:57 PM
15	Remodels are a joke... A almost tear down is not a remodel & only done to keep setbacks that are substandard	6/9/2014 12:09 PM
16	The new second story must meet all new and cumulative(FAR, etc) requirements anyway.	6/5/2014 11:16 AM
17	Generally no, but there are a few old homes where there is zero or little setback. As long as the remodel is preserving the historic nature of the building they should be able to keep even these zero setbacks. Otherwise they must comply with the new standards.	6/5/2014 7:50 AM
18	Let's not restrict someone from remodeling their present home. They may have bought it with the intent of remodeling, but had to wait to retire or have enough money to do the work. If you restrict too much, we will have dumps all around the city that harbor rats and are eye sores to the community. I live next door to a "Sandford & Sons" dump of a house that is overgrown with trees that ruin my property; termites are living in the rotten "common" fence that they will not let me repair. Old houses can be kept in good repair, but most of them belong to slum lords who do not want to fix them up since they are getting a good income from the rents! I would love to have a hew two story home next door to me that have a lot of kids and pets vs. what I now have! Old structures have "grandfathered" in setbacks and footprints. Let's leave these homes alone. If they want to remodel, good for them! If you live next door to one of these and you are unhappy, then you can MOVE.	6/4/2014 2:06 PM
19	Depends on circumstances	6/3/2014 7:20 AM
20	SEEMS LIKE OUR CITY IS BECOMING TOO CROWDED WITH LOTS BEING BUILT OUT AND NO GREENERY.	6/3/2014 7:13 AM
21	The town is being overbuilt with SPEC homes that are built by people that do not take Into consideration the existing neighbors and the impact that house will have in the neighborhood.	6/2/2014 10:39 PM
22	Current code would require the second story to meet setbacks. Any home that does not comply with lot coverage standard should be brought into compliance before a construction permit is issued.	6/2/2014 9:19 PM
23	Depends on the size of the addition	6/2/2014 1:44 PM
24	The first story should not be modified but the new 2nd story should meet the new setback requirements.	6/1/2014 2:57 PM
25	Remodels are a huge part of the problem.	6/1/2014 8:25 AM
26	That would encourage a full demo of a home that could be remodeled to accommodate today's living standards.	5/30/2014 5:28 PM
27	I think in a town with architecture as diversified as ours, each case is unique...for the most part I would say yes..but there may be instances where it can work.	5/29/2014 12:58 PM
28	if the current home already exceeds the current coverage allowed, the addition should be restricted to ensure it provides the same impact that it would have had, had the current structure met todays setback and coverage requirements.	5/29/2014 9:55 AM
29	Remodeled homes are built to use prior codes. Should be made to conform.	5/28/2014 3:01 PM

30	At least second floor should be set back from first floor by a serious amount, not just meet current FAR. All buildings/fences except main house (including second units on the lot) should have to be modified.	5/28/2014 10:06 AM
31	Second Stories have by far the most impact	5/27/2014 10:36 PM
32	Yes, or where not possible or practical, the second story MUST be reduced by an amount equal to the non-compliant 1st floor sq footage.	5/27/2014 12:45 PM
33	But, the addition should meet current standards.	5/27/2014 12:00 PM
34	If the first story is already over existing FAR, no second story should be allowed.	5/27/2014 11:11 AM
35	Just the second story. The first story is behind a fence and neither the privacy of the homeowner nor the neighbor is compromised.	5/27/2014 10:37 AM
36	Could make remodel cost uneconomical, requiring any renovation to demolish the existing home and build all new.	5/26/2014 11:44 AM
37	It would depend on the features of the second story - view of neighbor backyards, neighbor loss of sunlight, presence/size of balconies. Probably each situation would need consideration on a case by case basis within certain parameters.	5/26/2014 9:39 AM
38	Unless Historic, which would be an exception and an incentive to become historically designated.	5/25/2014 8:34 AM
39	probably	5/24/2014 3:11 PM
40	depends on the design, if the second story coverage is smaller then the 1st story, it might work	5/24/2014 1:16 PM
41	I would need to get clarification on this issue. Maybe a visual?	5/24/2014 11:29 AM
42	Accommodate the lack of setbacks on first level with greater setbacks on 2nd level. Use some line-of-sight criteria for impact on neighbors.	5/24/2014 11:08 AM
43	I recommend getting an input from directly impacted neighbors. If neighbors approve of the proposed modificaiton/addition, I would vote for approval.	5/24/2014 10:44 AM
44	It's construction pre-dated the ordinance so it should be allowed to stay. However if an extensive renovation is planned, where they are tearing it down to the studs than yes, it should comply with the current standards.	5/24/2014 10:06 AM
45	Could this apply with change of ownership only? That way people would know what they were getting into. Otherwise might be cost-prohibitive.	5/24/2014 9:25 AM
46	Although I might not like the result, if the home was compliant with previous standards, the owner should not be penalized	5/24/2014 7:59 AM
47	I glaze over when reading this question (and I'm a land use planner) and I'm sure most people reading this, especially those not related to the building industry are saying..."What?"	5/23/2014 6:14 PM
48	As long as they remain within the current FAR requirements then they should not have to modify the existing structure.	5/23/2014 5:21 PM
49	Second story needs to stay within the FAR even if it's smaller than the first story	5/23/2014 4:40 PM
50	Remodeling is not the problem, developer-driven and/or spec homes designed to be flipped in two years are the problem.	5/23/2014 4:04 PM

Q18 If you answered Yes to the previous question, where should the threshold be to require the original portion of the home to be brought to full compliance? When the addition, or new floor area, exceeds what percent of the original home size?

Answered: 93 Skipped: 251



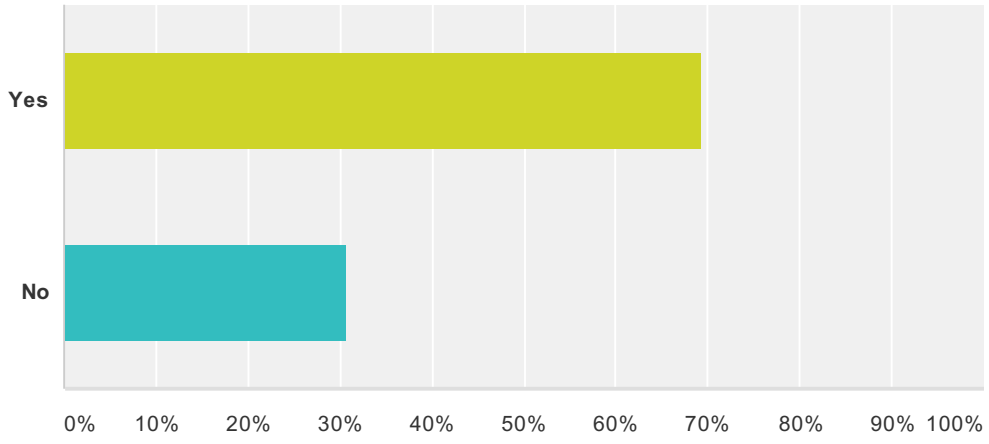
Answer Choices	Responses	
25%	**35.48%**	33
50%	**36.56%**	34
75%	**10.75%**	10
100%	**17.20%**	16
Total		**93**

#	Comment	Date
1	I cannot answer this as I'm not sure I understand the question. Someone needs to draw me a diagram.	6/13/2014 11:19 PM
2	Setbacks must be brought into compliance.	6/13/2014 1:14 PM
3	Home should be no larger that those already in that area!!!	6/13/2014 9:14 AM
4	See comment above	6/10/2014 2:51 PM
5	Perhaps if new/remodel homes are scaled down some we could have more of a Village atmosphere. that house on 8th and Country Club looks like it could accommodate 12 or more people and I believe it only has a two car garage. Where will the extra cars go???	6/2/2014 10:49 PM
6	Question is unclear. If it is a 2nd story, lot coverage is not changed. If FAR is at max with the first story, a second story should not be permitted.	6/1/2014 8:28 AM

7	Substantial remodeling (as in 50% more than currently exists) should result in all grandfathered setback deviations and variances ending. The practice of keeping the framing from the 1st floor while essentially building a completely new home needs to end.	5/30/2014 2:43 PM
8	I'm not certain that I understand the question? The new construction should always be in compliance with the existing rules/regulations.	5/29/2014 6:46 PM
9	Limit the bulk/mass and be required to conform to new guidelines.	5/28/2014 3:02 PM
10	Or even less.	5/27/2014 12:45 PM
11	Unless Historically designated, which should be exempted and become an incentive to designate your home.	5/25/2014 8:35 AM
12	I read the question and answer choices 3 times and still don't understand it....sorry....	5/24/2014 12:25 PM
13	I would like to answer "undecided"	5/24/2014 11:17 AM

Q19 Do you think that Coronado is losing its distinctive single family architectural variety?

Answered: 257 Skipped: 87



Answer Choices	Responses	
Yes	**69.26%**	178
No	**30.74%**	79
Total		**257**

#	Comment	Date
1	I think due to some restrictions on building requirements, architectural detailing is more limited, becoming boxy and less appealing in design options.	6/16/2014 8:54 AM
2	Individuality is losing and one-uppism is rampant.	6/15/2014 7:28 PM
3	Coronado is trying to hold on but it is on the verge of losing the historic distinctions. Great Care must be paramount in all future decisions	6/15/2014 11:03 AM
4	the skyline of Coronado has changed dramatically and the community has lost it's village like atmosphere. Too many original houses are being torn down to make room for large structures that are not in keeping with the village ambiance.	6/14/2014 4:15 PM
5	Somewhat. It's always interesting to see how the front of new Billy-Box style homes get finished, but they're still long, high, straight-sided boxes behind the façade.	6/14/2014 2:15 PM
6	If people want huge homes, they should choose to live elsewhere.	6/14/2014 1:32 PM
7	YES!!!

11	New construction architecture is desired over old houses.	6/13/2014 3:19 PM
12	personally too many "cape cod" looking... prefer Spanish style for so cal	6/13/2014 1:43 PM
13	House plans are obviously out of a plan book. There is NOTHING unusual about new homes being constructed (except for billy-boxes, which should never have been allowed in the first place). There is nothing special or appealing about Coronado.	6/13/2014 1:16 PM
14	We have lost gardens and outdoor living space to oversized indoor living space.	6/13/2014 12:13 PM
15	ABSOLUTELY!!	6/13/2014 10:59 AM
16	YES!!!! The mac-mansions are degrading all smaller one story single family homes!! NO PRIVACY at all!!!	6/13/2014 9:15 AM
17	Absolutely!!! The majority of new construction appears to be either shoeboxes or ridiculously sized mansions	6/12/2014 7:53 AM
18	The new construction & remodels are very nicely done and many well be recognized for their beauty as the historic homes of our future.	6/12/2014 1:00 AM
19	We have an aging collection of single family homes....we need to create incentives to attract owners/architects/builders that are going to invest and create the next generation of housing. The more restrictive the building codes are, the more homogeneous the housing stock will look, because only a few architects/builders/speculators will have the wherewithal to find all the loopholes/tricks to make construction viable.	6/11/2014 5:24 PM
20	The character of the Country Club area is changing rapidly and dramatically. Like the 25x140 lots that were all overbuilt (Lyons especially), and where there is now no more opportunity for developers to make money, he has now taken his formula-approach to Country Club. One by one he is scraping lots and building formula "mini-mansions" that he sells to the very wealthy. In short, Lyons exploits leniency in our building codes to completely change the neighborhood we live in (to the utter dismay and sadness of long-time residents) and puts the enormous profits in his pocket. How can this be right?	6/11/2014 7:47 AM
21	Extraordinary variety in single family homes is historically characteristic, but is eroding.	6/10/2014 2:53 PM
22	It is NOT up to the City or committees or my neighbors to decide what type of home I can build.	6/9/2014 11:58 PM
23	Definitely!!!	6/9/2014 12:10 PM
24	Somewhat. Need more historical preservation. Need to somehow weight residents input based on whether the resident is full time or part timew. I'm a part time resident and a full time residents opinion should count more!	6/9/2014 9:34 AM
25	We have several neighborhoods that are starting to look like tract homes, which is a shame.	6/6/2014 5:35 PM
26	Too, too many mini-castles	6/6/2014 1:57 PM
27	DAH!	6/5/2014 11:16 AM
28	There is a great deal of variety, even in the mega-mansions	6/5/2014 11:03 AM
29	I met an architect who visits Coronado every year just to walk around to see the variety of the neighborhood. Huge incentives could be used to encourage better architecture or preservation. Example if someone were building a nice authentic Victorian they might be given several feet allowance for the spire. But once the committee has OKed an item they cannot keep inserting their changing opinion.	6/5/2014 8:06 AM
30	Coronado is becoming so restrictive to property owners unnecessarily. in less than 11 years look at what this local govt has done to restrict property owners.	6/4/2014 10:25 PM
31	Architectural variety isn't the issue, it's overbuilding on the small lots.	6/4/2014 7:57 PM
32	There are a lot of different styles in Coronado at the present time....contemporary, Spanish, southwest, traditional. Do not designate what style home should be built in Coronado. Architecture is a personal choice and does not belong in the hands of the City. Let our City grow to it's max potential and bring in new families that are an asset to the community.	6/4/2014 2:14 PM
33	we have become overrun by greed- bigger is better! and the city and realtors wanting to increase the $ in their coffers- the clouds are the worse- there is no way they should have been built !	6/4/2014 8:03 AM
34	too big, too grandiose, not in keeping with originals, some which are now historical houses	6/3/2014 11:38 AM

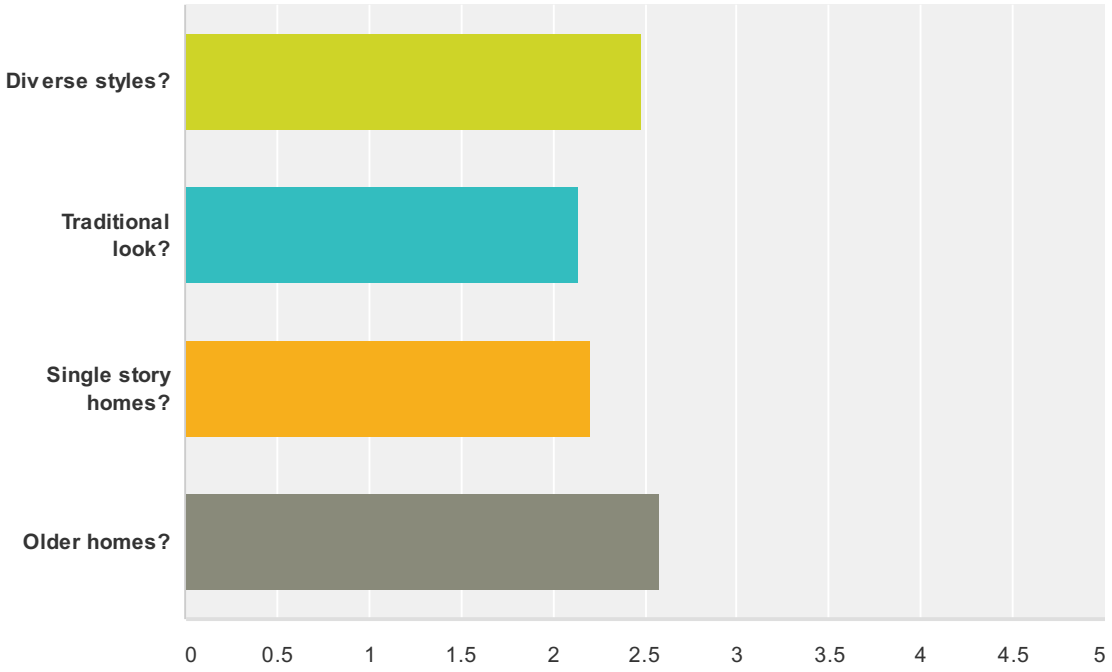
35	Again: open your eyes!	6/3/2014 9:44 AM
36	absolutly	6/3/2014 8:51 AM
37	Absolutely. Four square divided lots and mcmansions are rampant and changing the charm of the island. They are not necessary--except for contractor profit	6/3/2014 7:43 AM
38	I SEE MANY COTTAGES BEING TORN DOWN FOR LARGE HOMES WE ARE GETTING LIKE NEWPORT BEACH.	6/3/2014 7:14 AM
39	Developers are building SPEC HOMES and they absolutely don't care about the overbuilding, the traffic or anything that Coronado is.	6/2/2014 10:52 PM
40	The variety of single family architecture in Coronado continues to improve.	6/2/2014 9:23 PM
41	I think the Shores already did that. Personally, I prefer we didn't split lots and build two houses, but it still happens.	6/2/2014 5:02 PM
42	Too much development by architects and developers/contractors that use the same plans with only very slight modifications	6/2/2014 1:46 PM
43	Mega mansions not suitable to our village	6/2/2014 12:06 PM
44	I think the variety has remained unique and distinctive. I've always felt that we've allowed single family structures to exceed what is reasonable; affecting existing homes and creating neighborhoods that are too dense.	6/2/2014 10:40 AM
45	Coronado has a lot of architectural variety.	6/2/2014 10:36 AM
46	Two biggest concerns is increased condos, two full two story residences on a single 25 ft lot and mega homes. Frankly, the more recent "long and narrow, single family tow story homes such as mine maintain the village atmosphere.	6/1/2014 4:23 PM
47	The town is beginning to look like Arizona West. Also, many new homes have that Nantucket beach- style look (big, boxy, look-a-like).	6/1/2014 3:41 PM
48	Yes on R-3 25 foot lots and in R-3 zones. Today it is as easy to spot a Falletta cloud condo as it was 35 years ago year "billy boxes" were built or Usalis condos. This question should not have been restricted to single family homes.	6/1/2014 8:33 AM
49	Perhaps -- But, the fox did his damage in the last 30 years, he has exited the coop, and it is pretty late to do much about it.	5/31/2014 11:34 AM
50	I worry that building out to the absolute max allowed is creating a trend toward less interesting, blockish architecture. Lots of exceptions, of course, but what we always have loved is the variety of architectural styles.	5/31/2014 9:23 AM
51	The new homes are almost always more attractive & far safer than the original structure.	5/30/2014 5:30 PM
52	Mostly where homes are being built on 25 foot wide lots since only a few basic foundation plans will work on these lots.	5/30/2014 2:44 PM
53	No comment	5/30/2014 2:14 PM
54	Absolutely. Take a drive around the country club area. I receive numerous flyers, letters, etc from these real estate people who can't wait to get their greedy hands on my home. They never will. Additionally, these contractors should be ashamed of themselves. There is one contractor and his real estate wife who have at least 4 properties on Country Club Lane where they are building and then selling with no regard for those that live in one story homes in that area. Talk about taking away air space and sunlight.	5/30/2014 12:31 AM
55	It was lost a long time ago, when the Shores were allowed to be built. That changed the landscape of Coronado forever. I have learned to accept change and live in the present. However, when we remodel it will not be the home of our dreams due to all the zoning codes!	5/29/2014 8:09 PM
56	Yes! Absolutely! The mega mansions are taking away from Coronado's charm. Setbacks, patios, open space, and gardens are being compromised and they are what make Coronado special.	5/29/2014 6:48 PM
57	Are you serious????...we are becoming a joke~iit's all about how much building can be squeezed onto a piece of land...we were once unique..we are fast becoming Balboa Island....the funny thing is, the developers keep saying if we dob't allow it our "property values" will decline..when, in fact, the more unique and lovely a place is, the more sought after it becomes.	5/29/2014 1:01 PM

58	Too many of the new homes, although individually attractive and functional, are essentially cookie cutter in architectural style. Many are somewhat out of context with the existing houses. It is somewhat jarring to drive down a very typical Southern California, Coronado street and see a HUGE Cape Cod home wedged in, despite the fact that the Cape Cod is individually a very attractive home. This multiplied by 20 or 30 and growing is causing a distinct change in the atmosphere of the village.	5/29/2014 10:03 AM
59	I appreciate the variety of beautiful new homes and the freedom of landowners.	5/28/2014 8:23 PM
60	There is a few builders who seem to built their one style, giant or build 2 units on a narrow lot. Talk about parking issues plus the density is disturbing.	5/28/2014 6:40 PM
61	Number of rentals/out of state owners do not have the same investment to quality of life.	5/28/2014 3:03 PM
62	It started with Billy's Boxes and now continues Falletta's Follies. His ugly four on ones are ruining Coronado.	5/28/2014 12:24 PM
63	Absolutely. The nice old homes that keep a pleasant feel to the town are what provide the wonderful atmosphere that have always made Coronado great. The new side by side homes absolutely decrease the quality of life in Coronado. The lots where 4 homes are packed onto a single lot decrease the surrounding property value and quality of life in a monumental way. Should Coronado continue to allow 4 homes to be squished into an R-3 lot it will be less than 10 years from now where Coronado has totally been destroyed. We need to encourage and maintain a beach cottage like environment where the people that live here LOVE their yard and the outdoors. That will save the quality of life in Coronado and not turn us into Mission Beach. Think Catalina and NOT La Jolla...	5/28/2014 10:34 AM
64	Too many "long tall narrows" with 2 houses cramped on a singlellot	5/27/2014 2:33 PM
65	Go to Savanah GA and Charlston see how they are preserving their historic homes.	5/27/2014 2:28 PM
66	Not so much in the R-1 zones, but the 4-on-1 towers in the R-3 zone are destroying neighborhoods! Sunlight and privacy disappear, and on-street parking is pitting neighbors against each other. Do any of these tower residents use garages for cars!?!	5/27/2014 12:49 PM
67	The newer homes are quite diverse and distinctive.	5/27/2014 12:02 PM
68	everything is becoming a second home that is out of character for Coronado....resembeling Arizona, or Vegas condos are too frequent as well as billy boxes. I hate that the charm of the village is being compromised. many times the home is a vacation home and they are not even part of the community to know how out of character their mc mansion is and how quaint cottages are being scraped down and rebuilt to the max!!	5/27/2014 12:00 PM
69	All the row homes look cookie cutter already	5/27/2014 11:11 AM
70	But as 39 year old who has lived here my entire life I welcome the differences. Believe it or not but I remember this town as being quite mundane. Now we have a vibrant business center and fantastic architectural variety. I would just like to be able to sit in my backyard without someone's bathroom/bedroom hovering over me.	5/27/2014 10:39 AM
71	There are to many Falletta style homes.	5/26/2014 4:35 PM
72	The joke in our neighborhood...Tony Town, Tony Towers....	5/26/2014 12:08 PM
73	I am so sad every time I drive through the Country Club area and see all of these huge mansions where it used to be all bungalows. I don't mind a 2-story house replacing a single story, but those houses are ridiculous. There are certain areas of town where I don't mind larger houses/mansions - along First, in the beach area (even the Country Club area right near the beach, the first couple of blocks), along Alameda, down by the golf course beyond and along Glorietta... but most of Coronado should be kept to regular old single-family homes, whether they are one or two stories.	5/26/2014 11:55 AM
74	Sadly, we have a serious case of "affluenza" and I don't think Coronado will recover. It's not the architectural variety so much as the size and mass and "upscaling" of every property.	5/26/2014 11:46 AM
75	As far as I can see, Coronado's distinctive bungalow, ranch, Spanish style homes are no longer being built.	5/26/2014 9:43 AM
76	I am concerned that too many cloud condos and long tall skinny have been built. these are increasing Coronados density population.	5/25/2014 2:18 PM
77	we're losing the distinctions and instead getting homes that are over scaled for the lot/neighborhood. losing the open village feel	5/25/2014 12:33 PM

78	All the billy boxes look nearly identical	5/25/2014 8:36 AM
79	duh	5/24/2014 3:12 PM
80	MOST DEFINITELY!!!!	5/24/2014 1:16 PM
81	Smaller houses with charming exteriors are disappearing.	5/24/2014 11:48 AM
82	We are losing the small town flavor, in my opinion, and have become/are becoming a town of the very wealthy, who often do not live in the giant homes they have built.	5/24/2014 10:59 AM
83	Taller homes, no yards, parking on street in lieu of garages are a blight on Coronado. Stop the tall and narrows get the cars off the streets.	5/24/2014 10:32 AM
84	We live in such a charming community, our building requirements should be very aggressive. Let's try to keep the historical homes and stop all the long, tall, narrows.	5/24/2014 10:09 AM
85	IT IS ALREADY LOST	5/24/2014 10:05 AM
86	Too many look-alike cloud condos - not addressed in this presentation.	5/24/2014 9:26 AM
87	Not sure..do not want overkill on narrow houses, Cloud condos or mansions in Country club where every foot of land is covered by house..	5/24/2014 8:05 AM
88	The ordinance does not guarantee good design...it is for massing only. Good design and distinctive architecture comes from creative people and designers. Look at the Palmers...would you call those distinctive? Most of the new buildings illustrated in the May 21 slide show are very handsome and I believe add to the distinctive character of the village. I would say that a majority of the homes built between the 40-80's are not a representation of good architecture and it's not the massing or FAR that is at fault...it's the design of the individual units that are poorly executed. If anything the newer projects replacing or modifing these older "village" single family homes are increasing the distinctive neighborhood quality of the village.	5/23/2014 6:23 PM
89	The cloud houses bulkier by Faleta are terrible. 25 foot houses do not use their garages.	5/23/2014 5:55 PM
90	It is not fair to property owners to dictate what style house they want to build and live in. No mater how many new homes are built there will always be a variety. How many varieties of homes do you think were in Coronado in 1930, there is more variety now than then.	5/23/2014 5:21 PM
91	Too many older homes are being scrapped for McMansions. The beauty of Coronado is in it's varied style and age of the architecture.	5/23/2014 4:41 PM
92	But there are pockets of new ugliness that take your breath.	5/23/2014 4:38 PM
93	The problem is "franchise architecture"--the same design style over and over. There should be greater restrictions placed on proposed designs for homes by the same builder or designer in the same block/area. Create a separate category of design review for multiple projects of similar character by the same team in the same area. This would encourage more diverse designs.	5/23/2014 4:24 PM
94	Row after row of houses are creating a cramped, urbanized look and streets full of parked cars are detracting from the charm of the village. Especially with the adoption of diagonal parking. Parking in garages should be enforced. I have seen a trend to open garages which have been converted into office/man cave habitable space -- especially in the R-3 zone or R-1B zone with 25 foot lots.	5/22/2014 4:09 PM

Q20 If you answered Yes to the previous question, which aspects of that architectural variety matter to you?

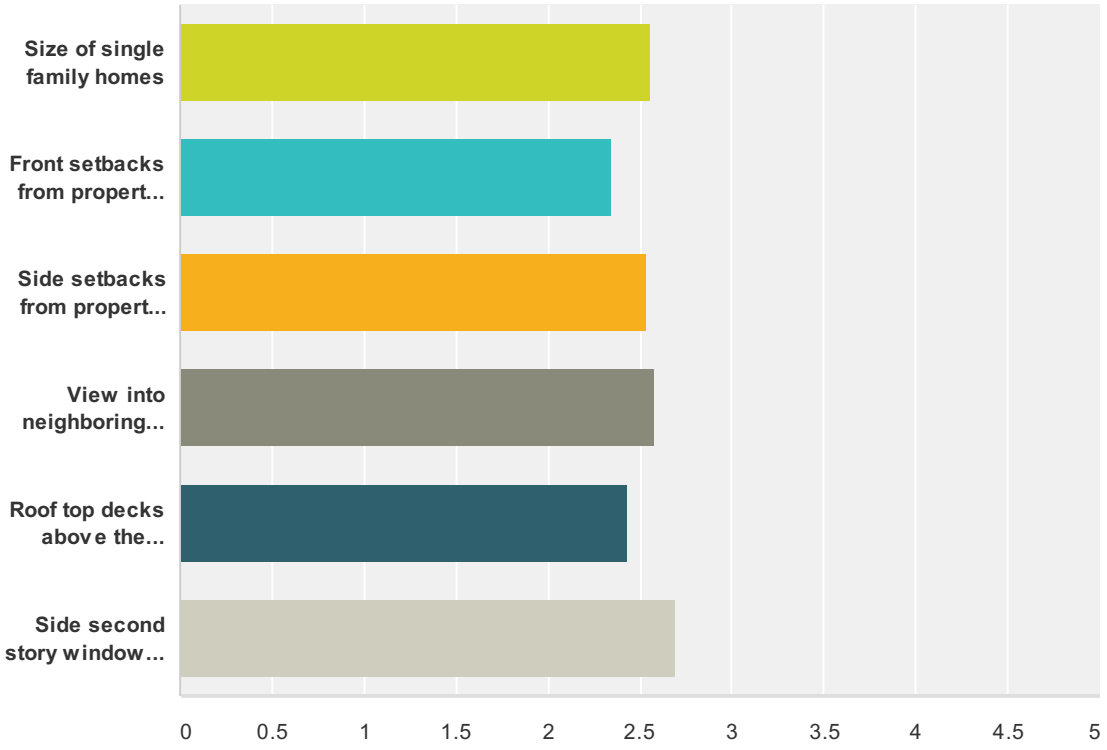
Answered: 175 Skipped: 169



	Not Important	Somewhat Important	Very Important	Total	Average Rating
Diverse styles?	**7.10%** 12	**37.87%** 64	**55.03%** 93	169	2.48
Traditional look?	**18.34%** 31	**49.11%** 83	**32.54%** 55	169	2.14
Single story homes?	**19.05%** 32	**41.67%** 70	**39.29%** 66	168	2.20
Older homes?	**5.81%** 10	**30.81%** 53	**63.37%** 109	172	2.58

Q21 Do you think there should be more relaxed, no change, or stricter limitations on:

Answered: 254 Skipped: 90



	More Relaxed	No Change	Stricter Limits	Total	Average Rating
Size of single family homes	**7.29%** 18	**29.55%** 73	**63.16%** 156	247	2.56
Front setbacks from property lines	**6.02%** 15	**53.41%** 133	**40.56%** 101	249	2.35
Side setbacks from property lines	**3.98%** 10	**38.25%** 96	**57.77%** 145	251	2.54
View into neighboring back yards	**3.20%** 8	**35.60%** 89	**61.20%** 153	250	2.58
Roof top decks above the second story	**8.06%** 20	**40.73%** 101	**51.21%** 127	248	2.43
Side second story windows in-line with neighbor's windows	**3.67%** 9	**23.27%** 57	**73.06%** 179	245	2.69

#	Comment	Date
1	privacy glass should be encouraged when windows are in-line closely with neighbors existing, so light is still available, but privacy is optimal	6/16/2014 8:59 AM
2	Not familiar with requirements concerning alignment of second story windows.	6/14/2014 2:25 PM
3	There is to much house allowed on the lots.	6/14/2014 1:05 PM

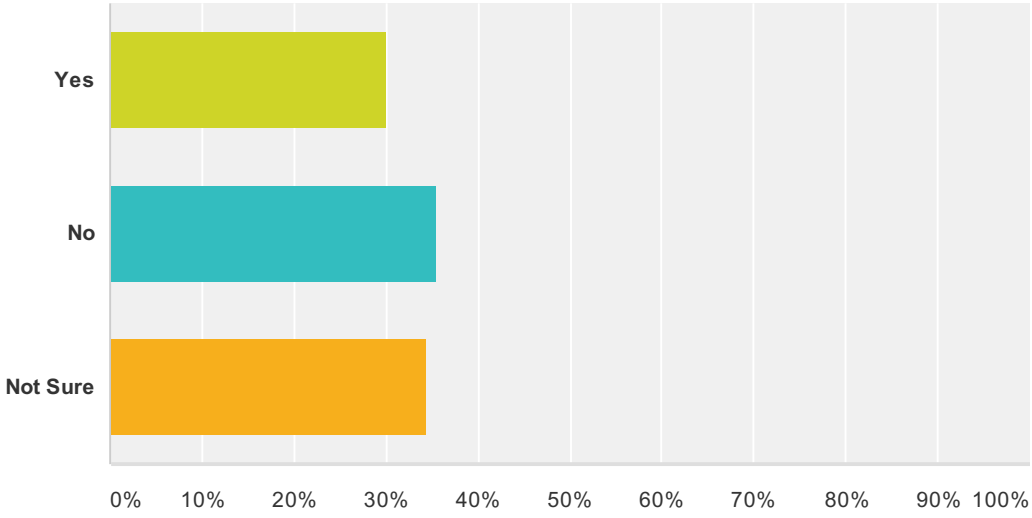
4	my next door neighbor has a rooftop deck that overlooks my backyard, but that deck is never used so it's not a problem. However, it was a remodel done 20 yrs. ago so isn't as tall as the ones done in the past 5 yrs.	6/13/2014 11:27 PM
5	All these points need to be addressed thoroughly and fixed. Again, I hate to use the Falletta homes over and over as an example but they are the homes that did the best job of destroying Coronado so fast. Please be strict with these points.	6/13/2014 4:46 PM
6	I have seen very few roof top decks used because they are too hot. Also most houses do not afford a view except of alleys and garbage cans or into their neighbors' rooftops.	6/13/2014 4:43 PM
7	Too much legistration and zoning restrictions today.	6/13/2014 3:22 PM
8	houses are too expensive... let people build what looks NICE and not worry about set backs, etc... I don't like TALL buildings..	6/13/2014 1:45 PM
9	What are we waiting for?!?!	6/13/2014 1:18 PM
10	The building of MANSIONs, two stories outside where they have all been for many many years is absolutely degrading all smaller homes when mixed!!!!	6/13/2014 9:21 AM
11	I still have a single story house on both sides and hope they remain this way untill I am gone	6/13/2014 8:38 AM
12	The village properties are being overbuilt on. Compare the building codes of the 1970's to the building codes of the past 10 years. Reference San Diego Living Magazine's article on the history of Coronado building code expansion from about 12 to 16 years ago. Reference the Pop. J vote a few years back. The majority of the voters voted for smaller structures on small lots, to include not splitting lots.	6/12/2014 10:50 PM
13	Window position for previous building should not inhibit neighbors choices on design	6/12/2014 10:33 PM
14	Care needs to be taken that roof top decks and Windows should continue to be constructed with respect to neighbors ' privacy.	6/12/2014 1:11 AM
15	If we allow square footage closer to the front property line, then perhaps it will take pressure off of second story construction. Large front yards are nice, but I have a feeling we will soon see a trend that has started to dominate housing in LA, large privacy hedges up against the front property line. It will be a major trend in the future, homeowners taking ownership of the "wasted space" in the front yard, especially in the place like Coronado where yard and private space are limited.	6/11/2014 5:33 PM
16	Clearly, prior RSIP changes have not been successful in addressing community concerns.	6/10/2014 2:58 PM
17	The City has already tinkered too many times with size, FAR, setbacks, spot zoning, views, decks, windows, trees and architectural features. It's time to leave it alone, stop jerking owners and builders around, and stop catering to people who only want tiny single story cottages on expensive full size lots (they should move to Catalina Island and leave the rest of us alone).	6/10/2014 12:09 AM
18	We are establishing homes that are lot line to lot line and no one has any privacy.	6/6/2014 5:41 PM
19	Side setbacks: provide larger setback for structures that will shadow buildings to the North (downtown side in village)	6/5/2014 2:41 PM
20	leave it to the property owners to make the decision. if i remodel my home i certainly would put a window where one could peer in.	6/4/2014 10:28 PM
21	Concerned about view into neighboring back yards...hard to avoid in Coronado and don't want to have excessively high fences; it blocks sunlight etc.	6/4/2014 8:04 PM
22	It's not broken, so leave it alone! The City has made enough changes in the past to the setbacks, square footage and footprint of the homes. Let it rest.	6/4/2014 2:21 PM
23	In the Country Club Area, I think there should be larger setbacks for homes.	6/4/2014 8:41 AM
24	With so many new homes creating a "basement" level, it seems reasonable to require stricter limits on 2nd stories.	6/3/2014 10:05 AM
25	We are victims of all of the above right next door to us!	6/3/2014 7:49 AM
26	Side setbacks should be increased for lots 40 feet wide or wider.	6/2/2014 9:32 PM
27	We need more architectural offsets and larger second story setbacks	6/2/2014 1:50 PM

28	I live in a Rauber built long, tall and narrow home, with one right next door. The two homes coexist very well together. However, on either side of both of us, there are multi-family housing units with four and five units. That and the traffic cutting between third and fourth is the source of all problems on our block.	6/1/2014 6:36 PM
29	This is also a HUGE problem in R-3, R-4 zones.	6/1/2014 8:40 AM
30	Of these the side setbacks are the area of greatest concern.	5/30/2014 2:52 PM
31	For a comment , I urge you to drive by a house at 1110 Isabella Avenue. Every single thing that gave life to the small spanish house that was already there was ignored..all privacy, sun, space, sense of community. What was permitted was a fortress with windows that look down onto the backyard of the existing property,. I also think one should take note that the fortress required so much power that a 7ft. sq. power box was required and since the fortress owners didn't want it too close to their own home, it was placed on the property line of the small house...next to a grandfathered cottage and lovely backyard in back.	5/29/2014 1:10 PM
32	RSIP has made great progress in many areas - I believe the new setbacks are reasonable and responsible. However, loss of privacy, airflow and views is devastating to many residents.	5/29/2014 10:02 AM
33	I think we should incentivize ways for the property being developed to limit their views into the neighbors yards, etc.	5/28/2014 5:59 PM
34	Be kind to your neighbors. Limit the exceptions on privacy and watch window alignment.	5/28/2014 3:08 PM
35	Privacy is the major issue and everything that can be done to maintain owners privacy is critical. The nice homes that have since been ruined by neighbors windows staring down in their yard is unacceptable.	5/28/2014 10:39 AM
36	Setbacks: Small lots should have more side setback. Rooftop decks - additionally "temporary structures" should have a very limited definition to Exclude permanent/semi-permanent shade canopies, awnings, gazebos, etc. as opposed to just umbrellas and one umbrella max. My neighbor has, essentially, an imposing third story because of the so called "temporary" full gazebo on his roof deck.	5/28/2014 10:17 AM
37	second story sideyard setbacks needed. Especially on the sun side	5/27/2014 10:40 PM
38	A current resident should no have to feel invaded/violated by new construction.	5/27/2014 12:55 PM
39	Windows need to be offset if they aren't already required to be.	5/27/2014 12:16 PM
40	If there is an existing second story structure on both sides of a single story, then I feel the owner of the single story should be allowed to build as they choose as no privacy will be lost. However if you are building next to a single story then a set back of the second story should be implemented.	5/27/2014 10:43 AM
41	I don't mind roof-top decks, as long as they remain at roof level. If there are big structures or covers, it might as well be a three-story house, so I wouldn't support that. Beyond that, the things I consider most important are limiting these huge, ridiculous mansions, and allowing people to keep their privacy.	5/26/2014 11:58 AM
42	At this point, it seems unfair to make anything stricter.	5/26/2014 11:49 AM
43	The greed that some contractors have is going to be the down fall of this island. We don't want to end up looking like Balboa Island with no parking. Zoning needs to looked at by the city fast to address the issue before it's to late.	5/26/2014 9:31 AM
44	do not oppose roof top decks if it doesn't interfere with neighbors' privacy	5/25/2014 9:40 AM
45	quit messing with it or repeal all and start over! Compare what you are trying to accomplish homes that have been remodeled (we call them remuddled homes) over the years. Sometimes you are better off starting over....	5/24/2014 12:28 PM
46	None	5/24/2014 11:50 AM
47	Focous on adverse impact on neighbors.	5/24/2014 11:04 AM
48	All house and no yards are not attractive. Garden space and yards are as important as a home.	5/24/2014 10:41 AM
49	Be bold, take action to protect the historical character of our beach community.	5/24/2014 10:19 AM
50	There are no restrictions on architectural projections in side yards...firefighters cannot get through side yards...stricter limits in replacing homes on the large lots in CC.	5/24/2014 8:17 AM

51	Again, this is a dense urban community and increasing setback will not buy the "privacy" for single story units next to two story units. The only option is to not allow 2-story units...but that horse is already out of the barn...a two story barn?	5/23/2014 6:42 PM
52	My neighbors on both sides have windows that look into my house, all of these homes were built between 1910 and 1930. It's a fact of life.	5/23/2014 5:21 PM
53	Allowing porches to encroach 8 feet into the setback may need to be reconsidered. We don't need any more third floor roof decks.	5/23/2014 4:24 PM
54	FAR for smaller lot needs to decrease	5/23/2014 3:49 PM
55	The averaging of front yard setbacks has been a disaster -- look at the homes on the block of 10th and Olive -- unintended consequences. Averaging should be eliminated -- we are losing our front yards!	5/22/2014 4:12 PM

Q22 Do you think the city should make the original retained portion of a remodel meet the same standards as new construction as to FAR, setbacks, lot coverage height etc., even if it leads to more "teardowns"?

Answered: 253 Skipped: 91



Answer Choices	Responses	
Yes	**30.04%**	76
No	**35.57%**	90
Not Sure	**34.39%**	87
Total		**253**

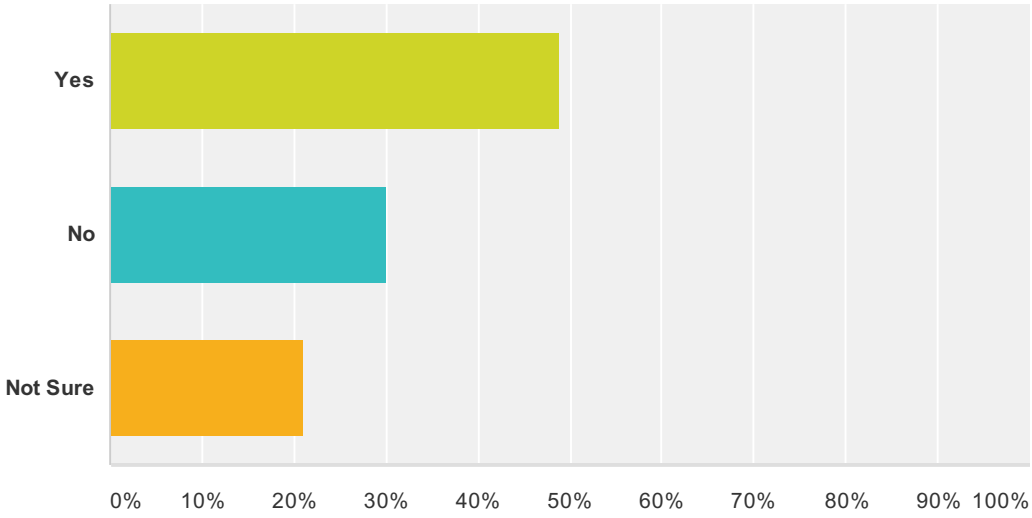
#	Comment	Date
1	Not every house should be saved. There are a tremendous amount of houses in Coronado not built to current (or close to) building code and should be torn down for a new home built to current code for earth quake, etc.	6/16/2014 8:59 AM
2	That is what we did, we kept the original "footprint" when we remodeled.	6/15/2014 8:04 PM
3	If a "remodel" goes down to bare bones with a few old sticks remaining in order to avoid the "new construction" requirements, then it should be required to meet new construction requirements. It's already down to near nothing, so just take it the rest of the way down and start anew. A REMODEL should be just that -- change to the existing. Defining the line is the hard part as people will go to great lengths to get around the rules.	6/14/2014 2:25 PM
4	Keep the old set back standards.	6/14/2014 1:05 PM
5	If the original portion was historic (75 years), leave it. If not , should need to meet new standards	6/14/2014 12:03 PM
6	This is tricky and really is dependent upon the home in question. too many factors come into play here.	6/13/2014 4:46 PM
7	ABSOLUTELY!!!	6/13/2014 9:21 AM

8	This would be very unjust to many homeowners in Coronado. It would deter remodels where the homeowner cannot afford to tear down the entire home. So owners of homes with much needed repairs or that would benefit from a second-story remodel may decide it is too expensive or difficult, and this leave the property as-is. This harms both the appearance of our community and the value of our homes. Further, I believe the effect would be to deter young families from buying homes and Coronado since the only options available would be to leave at home as is, or to tear it down (which is a huge expense on top of the lot itself).	6/13/2014 12:31 AM
9	Provided that the standard is not punitive and represents reasonable requirements.	6/10/2014 2:58 PM
10	Again, that's retroactive regulation and should be grandfathered, just as many criteria have been done for decades in Coronado.	6/10/2014 12:09 AM
11	I don't think this can be a "cookie-cutter" approach. I would like to see as much of an original house retained as possible even if a variance is necessary	6/9/2014 10:54 AM
12	I have mixed feeling as I would like to see the charm of the older homes be saved but sometimes that is not an option.	6/6/2014 5:41 PM
13	if house it taken down to framing, yes	6/5/2014 6:06 PM
14	absolutely NO!	6/5/2014 2:41 PM
15	The retained portion of a remodel may have to be updated, but that should be the owners decision, not the Citys. Tear downs bring new homes which are good for increased revenue (taxes) for the City. What could possibly be wrong with that? I know of a few homes that need to be torn down, why not talk about that? Why not make existing slums clean up their act? Cleaning up the City is more important that imposing new codes on new construction.	6/4/2014 2:21 PM
16	a catch 22 isn't it?	6/4/2014 8:05 AM
17	Code compliance in this area should be strictly enforced - this area has been ripe for gaming for some time.	6/2/2014 9:32 PM
18	When someone buys a house it should be grandfathered into the newer standards.	6/2/2014 5:05 PM
19	Depends on how extensive the remodel and on the character of the existing home.	6/2/2014 1:32 PM
20	FAR should apply.	6/1/2014 8:40 AM
21	To do otherwise allows the original retained portion to be used as a subterfuge to build a new home without complying with current building rules and regulations.	5/30/2014 2:52 PM
22	I would like to see fewer teardowns. If this means allowing the original portion of a remodel, to abide by different standards, I am in favor of this.	5/29/2014 6:53 PM
23	Again, this is a very unique community architecturally, and I think that must be taken into consideration...how it affects the property next door, etc.	5/29/2014 1:10 PM
24	Would depend on amount of new construction. An entire building around one wall to save setbacks is wrong.	5/28/2014 3:08 PM
25	Dependent on location.	5/28/2014 10:39 AM
26	I DO think that written resident input in response to City letters about variances, teardowns, etc. should carry equal weight to appearing at a council meeting. Many people can't attend these meetings and, in this day and age, people taking the time to put their view in writing (letter or email) should be the same as standing before the Council.	5/28/2014 10:17 AM
27	I don't want more teardowns, but the criteria for designating work as being a remodel needs to be strengthened. Leaving small bits of a home standing should not qualify a builder for relaxed remodel standards.	5/27/2014 12:55 PM
28	If the original structure was built to approved standards the retained portionshould be allowed to be remain. However, the style of the original structure should be respected so thefinal result is not a mish mash mush!	5/27/2014 12:16 PM
29	why would it lead to more tear downs??	5/27/2014 12:05 PM
30	Tricky situation - perhaps work with neighbors to come to resolution among all parties. Case by case - would take longer but addresses respect for neighbor perspectives.	5/26/2014 9:56 AM

31	I think it would depend on the original portion. Does it have historical worth? Will that be retained in a remodel?	5/26/2014 9:23 AM
32	lot dependent - but the city needs discretion to prevent the "remodels" that are in effect tear downs to rebuild a McMansion	5/25/2014 12:35 PM
33	we have to many teardowns	5/24/2014 3:15 PM
34	see my comment in #20	5/24/2014 12:28 PM
35	We need greater restrictions of what is a remodel. It seems to be very loose and retaining a couple of walls should not be considered a remodel. If more than 50% of the structure is altered, it's not a remodel.	5/24/2014 11:12 AM
36	Get input from impacted neighbors	5/24/2014 11:04 AM
37	A large lot may be able to handle a larger home as long as there's sufficient yard and garage space. No street parking!!	5/24/2014 10:41 AM
38	You'll have to work through the different scenarios. Initially my response is no, its the additions that would apply, especially the second story. I guess I'm a wee bit of a preservationist.	5/24/2014 10:19 AM
39	Why should I be forced to pay a new higher property tax if my remodel was previously compliant.	5/24/2014 8:17 AM
40	Again, a good part of the charm and distinctive element of the village is the quirky design standards / zoning allowances that were in place in early 1900's. Planners around the country are trying to duplicate or recreate this in new communities. If people want more privacy, they should move to a location where larger lots and single story homes are the norm.	5/23/2014 6:42 PM
41	Yes to FAR no to setbacks they can be grandfathered	5/23/2014 4:45 PM
42	exceptions for historic homes	5/23/2014 4:25 PM
43	I think that is what the variance and historical designation process is all about --	5/22/2014 4:12 PM

Q23 Design Review Commission (DRC) approval is currently required for multifamily and commercial development. Do you think Design Review Commission approval should ever be required for single family homes?

Answered: 256 Skipped: 88



Answer Choices	Responses	
Yes	**48.83%**	125
No	**30.08%**	77
Not Sure	**21.09%**	54
Total		**256**

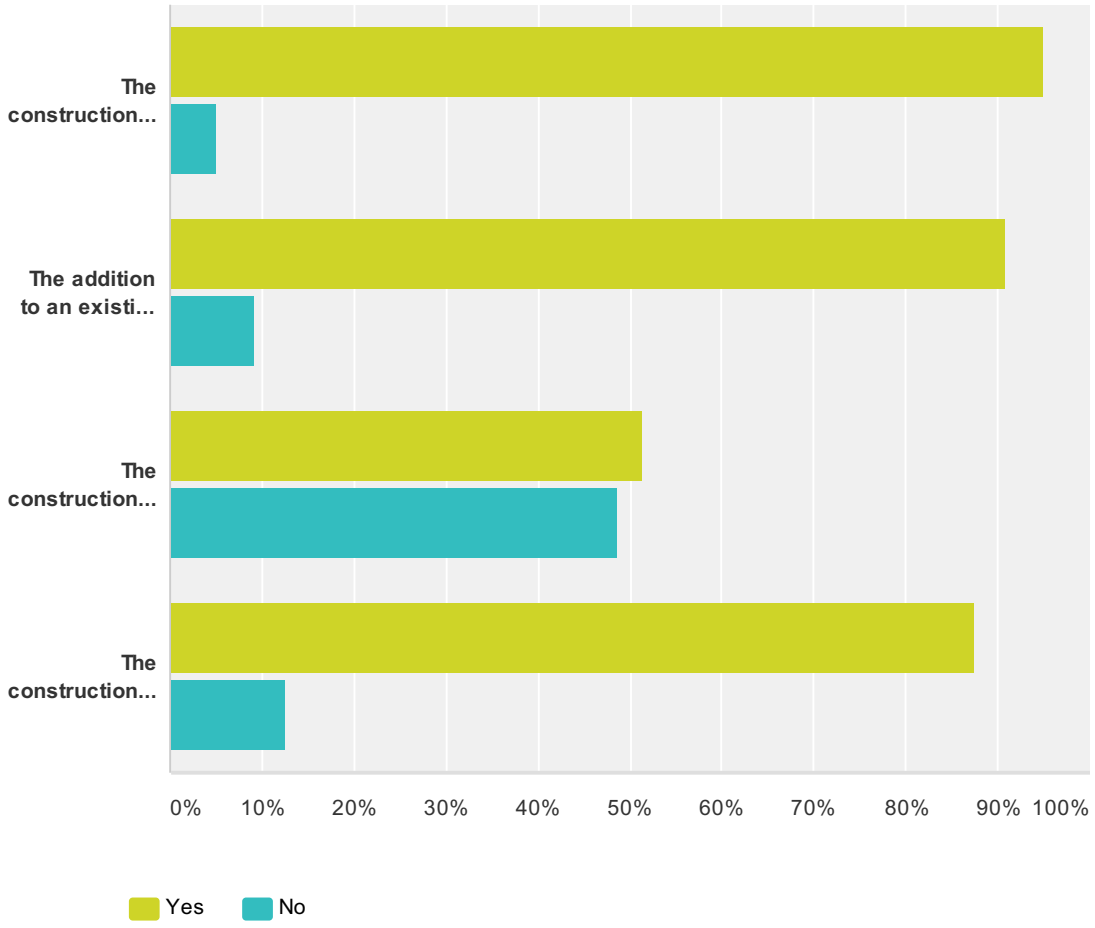
#	Comment	Date
1	Maybe in some circumstances and only if the design review is meant to address the problems of over-building (encroachment, failure to respect neighbors' right to light, air and privacy), not simply for aesthetic purposes.	6/14/2014 1:42 PM
2	"design"is out of control and some is very ugly... Coronado is starting to look like New Jersey!	6/14/2014 12:03 PM
3	Yes... it is terribly unfortunate but we need the DRC to review everything now. There are too many developers "bending" the rules.	6/13/2014 4:46 PM
4	all residential development should allow for owners of neighboring properties (all within 500 feet) to have input on design and to be able to force architectural modifications if a majority of them oppose the original design.	6/13/2014 2:08 PM
5	But only if the Commissioners know what they are doing.	6/13/2014 1:18 PM
6	If it keeps the neighborhoods from mixing various size homes!!!	6/13/2014 9:21 AM
7	When 4 houses are built on a 7,000' lot with poor parking arrangments. These should never be allowed	6/13/2014 8:38 AM

8	The Planning Dept. has well crafted guidance in the municipal code and is able to provide adequate review of SF projects. However, perhaps it could be an option if the property owner is looking for creative input and requests such a review.	6/12/2014 1:11 AM
9	Some modified DRC should be considered, but should not be obstructive.	6/10/2014 2:58 PM
10	Design of MY home is MY business, not YOURS or the neighbors'!	6/10/2014 12:09 AM
11	All construction affects the look of Coronado	6/9/2014 10:54 AM
12	There again we are a very interesting community as we have so many differing styles. I honor a person right to paint their home in dots if they want even if I don't like it. We have many personalities here.	6/6/2014 5:41 PM
13	GENERAL: This survey would be MUCH better if one could return to a previous page without automatically deleting all responses in between.	6/5/2014 2:41 PM
14	In concept I am for it but I heard it might cost a lot of money in the real world.	6/5/2014 8:13 AM
15	DEFINITELY NOT!!!!! No one should tell an owner what design they should use for their home. It's basically none of their business....the building codes restrict new construction adequately.	6/4/2014 2:21 PM
16	If owners are allowed to put up a building without such review, we are bound to get ugly buildings which would change neighborhoods for the worse.	6/4/2014 2:00 PM
17	for new houses only	6/3/2014 11:44 AM
18	Absolutely	6/3/2014 7:45 AM
19	Only if they do something about these HUGE homes that are ruining our neighborhoods	6/2/2014 10:58 PM
20	No way!	6/2/2014 1:50 PM
21	It is much better to tighten restrictions than add DRB to new single family homes	6/2/2014 11:58 AM
22	Coronado should NEVER become an HOA	6/1/2014 9:30 AM
23	Yes. Similar to Del Mar.	6/1/2014 8:40 AM
24	Too often these boards aren't code-based in their approach and they wield their power in odd yet iron-fisted ways. I saw this first-hand in Laguna Beach.	5/31/2014 9:28 AM
25	If the city decides it wants neighbors to have input and also adopts new standards on matters like sunlight, privacy, air flow, etc.	5/30/2014 2:52 PM
26	What a complete mess this would be	5/30/2014 2:15 PM
27	YES! I think if Design review is required for all single-family homes, most, if not all, of the problem houses that are creating the new concern would be eliminated.	5/29/2014 3:12 PM
28	Many of the new single family homes are larger than the multifamily homes. Perhaps a review of homes larger than a certain square footage and second story additions.	5/29/2014 10:02 AM
29	Never!!!!!	5/28/2014 5:59 PM
30	With proper education and guidelines, this would be the perfect place to screen building.	5/28/2014 3:08 PM
31	Absolutely! With neighborhood input, too. Again, in writing should be ok, without having to attend a Council meeting. A separate DRC meeting with neighbors is fine.	5/28/2014 10:17 AM
32	But some sort of neighborhood panel approval should be required, as in Del Mar.	5/27/2014 12:55 PM
33	Well defined and clearly stated standards for single family structures should not need additional review by DRC.	5/27/2014 12:16 PM
34	but i don't know that the DRC is concerned about maintaining the VILLAGE authentic vibe....or in maintaining the history of the houses on Coronado. whay don't we say that the interior may be changed but the original footprint must be maintained while applying for a remodel?	5/27/2014 12:05 PM
35	I don't have a problem with the "design" of houses in Coronado. However a neighbor in a single story house should have the right to have their voices heard if a large two story is being planned next door.	5/27/2014 10:43 AM
36	Only if waiver or variances are requested	5/27/2014 8:41 AM

37	It would be helpful to proceed with new development that has a more unique feel, less cookie cutter designs. it would also help with Modern design styles and color! A grey Modern Home with Black window frames is ugly..see new home on Tolita Ave..someone should have said no to this one.	5/26/2014 1:50 PM
38	What do they review for? What are their criteria? What safeguards exist to avoid arbitrary decisions?	5/26/2014 11:49 AM
39	Again a tricky situation ...	5/26/2014 9:56 AM
40	Somehow bring the impacted neighbors into the process	5/24/2014 11:04 AM
41	Yes, this could make a huge impact. There are other communities that require a home owner to jump through many hoops, it can be difficult but the outcome is for the greater good of all concerned. We do not have those protections in place. Coronado is one of the nicest places on the planet to live, we should raise the standard.	5/24/2014 10:19 AM
42	No....then it becomes too subjective by a committee that "thinks" it understands good design. A lengthy and always confrontational process. I've yet see a design review committee every improve a project. This community and the people living in it area very enlightened and understand that architects add value to a project and want a good project. A design commission only adds another layer to already laborious process. Now you're designing for them and this can really be bad for the community depending who sits on this commission. You can't regulate good design through ordinances...the issue is massing and bulk not design. Not to sound like a broken record...but this is a dense urban community and you're not going to address privacy and sunlight issues unless you simple keep people from building two story units.	5/23/2014 6:42 PM
43	The building process is long enough now. Why do we think that a few appointed people at city hall should be able to dictate the design detail specifics of persons personal residence? Personal property rights are already restricted enough by current ordinances, codes, etc.	5/23/2014 5:21 PM
44	Design Review for repetitive designs: YES Design Review for one-off designs: NO	5/23/2014 4:24 PM
45	only as condition of getting the last few ADF pts to get to max FAR	5/23/2014 3:49 PM
46	And building fees should increase to cover the expense of additional staff time.	5/22/2014 4:12 PM

Q24 If you answered Yes to the previous question should Design Review Commission approval be required for:

Answered: 121 Skipped: 223



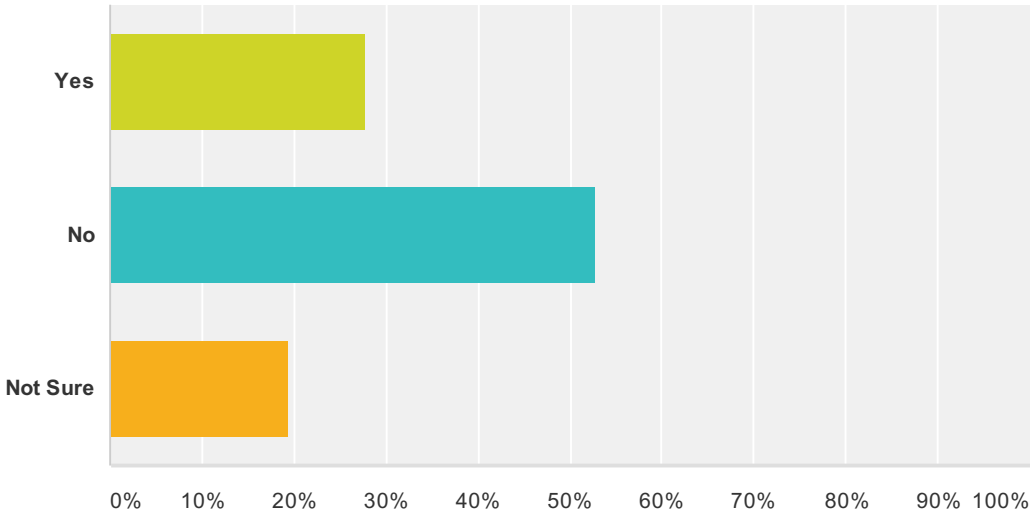
	Yes	No	Total
The construction of a new single family home?	**95.00%** 114	**5.00%** 6	120
The addition to an existing single family home?	**90.91%** 110	**9.09%** 11	121
The construction of a one-story garage?	**51.26%** 61	**48.74%** 58	119
The construction of a carriage house (guest house above a garage on an alley)?	**87.50%** 105	**12.50%** 15	120

#	Comment	Date
1	Carriage houses should be encouraged! Carriage homes add value on all levels. Carriage homes are beautiful when done nicely.	6/13/2014 4:47 PM
2	looks are more important than set backs I think	6/13/2014 1:46 PM
3	Both Design Review and public comment are crucial to cleaning up this mess. Neighbors deserve to have advance notice of what is planned!	6/13/2014 1:20 PM
4	Yes! Now,you get anything and everything, mostly unsat!!	6/13/2014 9:23 AM

5	Design is everything. But to make it work you have to have people on Design Review who not only appreciate design but who also do not have the build build build more more more mentality. Architects are often in conflict with themselves on this point, since build build build is how they make their living.	6/11/2014 7:52 AM
6	We have that situation next door to us on the other side !! Done by a local realtor - for rental !!!!	6/3/2014 7:51 AM
7	a step added the construction process whereby the builder/owner of the residence should blend in or take into consideration neighbors air, wind and sunshine impacts of a new or remodeled home being built	6/2/2014 6:50 AM
8	Backing out of garages across sidewalks should not ever be permitted from underground level garages. Backing across sidewalks from ground level garages should be enforced in multi-family zones. (See 752 C Ave.)	6/1/2014 8:45 AM
9	Yes, with written comments from adjoining neighbors considered by committee.	6/1/2014 7:00 AM
10	As to the addition - only if it involves more than a 50% change in total SF or if it involves adding a new second story of any size to a one story home.	5/30/2014 2:54 PM
11	we have demonstrated we are unable to retain the uniqueness and charm of Coronado without oversight..I wish it weren't so..but what has been permitted has been tragic	5/29/2014 1:12 PM
12	All new building should be monitored by the City to adhere to building codes.	5/28/2014 3:09 PM
13	Additions - not all additions should need DRC, it should be based on square footage so very small additions would not require DRC. I have a whole other problem with carriage houses and feel more interior restrictions need to be done so a kitchen can never be added illegally after the building inspector goes away. Adding a carriage house should also require coming up with one additional, off street parking space. After all, most of the time a person with their own car will be living in that carriage house.	5/28/2014 10:20 AM
14	PLEASE MAINTAIN ANTIQUE HOUSING AND GIVE PROP TAX BREAKS ON EVERY HOME BUILT 80 YEARS AGO....TO EVERY HOME ON THE ISLAND. AND IF AN 80'S HOME IS REBUILT MAKE THEM ABIDE BY THE LATEST GUIDELINES MAINTAINING SMALLER FOOT PRINT AND LESS LIVING SPACE.	5/27/2014 12:07 PM
15	only if variances or waviers are requested	5/27/2014 8:42 AM
16	Answer to final question: Review only if guest house is visible from the street, e.g., where garage is at the intersection of an alley and a street.	5/24/2014 11:53 AM
17	RSF has a design review, it works	5/24/2014 10:20 AM
18	Design Review ONLY for repeat offenders, i.e., multiple homes of similar character in same area by same developer/builder or architect.	5/23/2014 4:24 PM

Q25 Should there be an absolute maximum single family house size, regardless of lot size?

Answered: 248 Skipped: 96



Answer Choices	Responses	
Yes	**27.82%**	69
No	**52.82%**	131
Not Sure	**19.35%**	48
Total		**248**

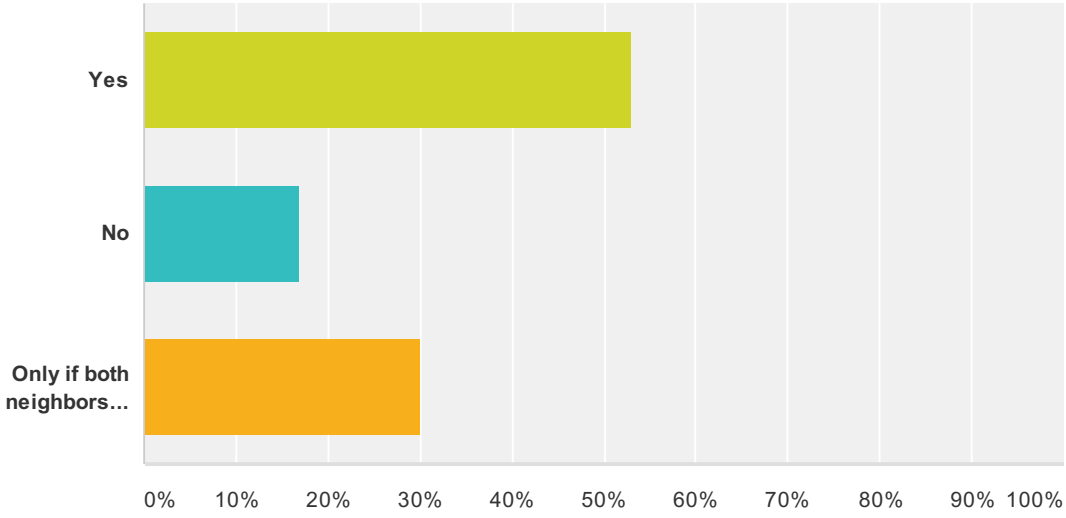
#	Comment	Date
1	it would depend on lot size	6/14/2014 4:17 PM
2	Should be in relation to lot size, not an arbitrary limit.	6/14/2014 2:27 PM
3	Big lots can and should have bigger homes. Houses like the billy boxes should not have been permitted.	6/14/2014 1:08 PM
4	Some of the most wonderful houses in Coronado are the grand, historic homes. They need to be in proportion to the neighborhood, though	6/14/2014 12:04 PM
5	There should be a MAX size but it is totally dependent on lot size. If I owned the Van Mansion I should be able to build a bigger home than a small lot. But the size of my single family home is directly dependent on the lot size.	6/13/2014 4:56 PM
6	Match the houses already in that area, and no deviations.	6/13/2014 9:32 AM
7	House size should be based on the lot size. Imagine Coronado without the Spreckels' home! Perhaps larger set backs should be required on those very large lots so that air, light, and privacy of the neighbors is not infringed upon.	6/12/2014 1:21 AM
8	The large estates on Coronado have played a significant role in the history here...to think another great estate will never be constructed would be sad.	6/11/2014 5:37 PM
9	Requirements should be lot size sensitive, but address other concerns included in this survey.	6/10/2014 3:06 PM
10	Stupid idea and overly restrictive. You already control size, setbacks, FAR, etc. If I pay more for a bigger lot, and want a bigger house, that is MY prerogative, MY right, and nobody else should adversely affect MY property value.	6/10/2014 12:17 AM

11	I just think common sense should rule not how big of a house can I get on this lot.	6/6/2014 5:43 PM
12	So what you're saying is that a small house should be built on a large lot! You really have to be kidding me! The building codes regulate what size house, what footprint, etc. can be built on a lot. Once again, LEAVE IT ALONE.	6/4/2014 2:25 PM
13	I think they should be proportional to lot size.	6/3/2014 10:10 AM
14	but a common sense limit on size per lot unoccupied with construction	6/3/2014 7:47 AM
15	We need to decide if we want Coronado to be the home of the mini mansion or of a more tasteful modest size. Who needs a 4500 sf house like the one that just went in next to me.	6/2/2014 2:22 PM
16	No, as long as it meets the cites current required setbacks	6/2/2014 1:07 PM
17	The problem with this issue is that Crown Manor, the Hanson Mansion and other homes are unacceptable.	6/2/2014 12:03 PM
18	The lot size influences the size of the home that can be built. Big lot, big house. Small lot, small house.	5/29/2014 6:59 PM
19	I think the lot size makes a huge difference...the FAR should most certainly be reduced.	5/29/2014 1:16 PM
20	Hmmm. this is a tough one. I think we need to be caretakers of our village home and a collection of McMansions is not what I want.	5/29/2014 10:24 AM
21	Depends on location of house on the lot. Any violation of sun, air, privacy should be regulated.	5/28/2014 3:13 PM
22	But not regardless of lot size. There should be a maximum depending on lot size.	5/28/2014 10:46 AM
23	If an owner/builder manages to amass several lots together they should not be allowed to build a massive house just because they can, like that new monstrosity on Alameda used as an example at the May 21 meeting of "good" design. So me any Coronado resident, or realtor for that matter, who likes that house.	5/28/2014 10:23 AM
24	Good guidelines engender correct neighborhood home sizes especially with second story sideyard setbacks	5/27/2014 10:43 PM
25	Thnk lot size must be considered	5/27/2014 1:06 PM
26	I think there should be certain areas that allow larger houses (near the bay and beach, and on the golf course side of Glorietta, say), but for most of Coronado I support strict limits.	5/26/2014 12:00 PM
27	What would be the point of this, if all setbacks and FARs are observed?	5/26/2014 11:53 AM
28	Rather work toward maximum single family house size for each of Coronado's varying lot sizes, i.e.,25 x 140, 40 x 140, 50 x 140, etc...	5/26/2014 10:13 AM
29	Lot size should matter but height should be strongly monitored.	5/26/2014 9:25 AM
30	If a fair means of evaluation could be adopted, then I think it should be on a case-by-case basis.	5/26/2014 9:01 AM
31	should be within the criteria outlined in the zoning/construction standards -- SCALED to lot size and with more emphasis on retaining open space	5/25/2014 12:38 PM
32	The house size should be designed according to the lot size	5/24/2014 3:24 PM
33	absolutely. People are building these HUGH homes they don't live in. Why would you need such a BIG home if you don't live there. Our neighborhoods are being deserted. Very sad.	5/24/2014 3:21 PM
34	Absolutely not! This kind of restrictiveness would go much too far, in my opinion.	5/24/2014 3:05 PM
35	I would hate to see a HUGE house filling the lot, say, of the property at 708 A Avenue. Just imagine!	5/24/2014 11:56 AM
36	Proper balancde is needed	5/24/2014 11:09 AM
37	Absolutely..want to remain a community of homes..not palaces and chateaux.	5/24/2014 8:23 AM
38	Absolutely not, this is simply a stupid idea...excuse my french.	5/23/2014 6:57 PM
39	But, I feel a sliding scale is the correct method. The owners of small lots should not be overly penalized because of their small lots.	5/23/2014 5:21 PM
40	The sliding scale we have now is good.	5/23/2014 4:33 PM

41	I think the FAR percentage in place for the largest lots is acceptable.	5/22/2014 4:16 PM

Q26 Should a new home designed to meet all the current residential standards for lot coverage, height, setbacks and F.A.R., be permitted to have two stories if built between two existing one-story homes?

Answered: 247 Skipped: 97



Answer Choices	Responses	
Yes	**53.04%**	131
No	**17.00%**	42
Only if both neighbors approve	**29.96%**	74
Total		**247**

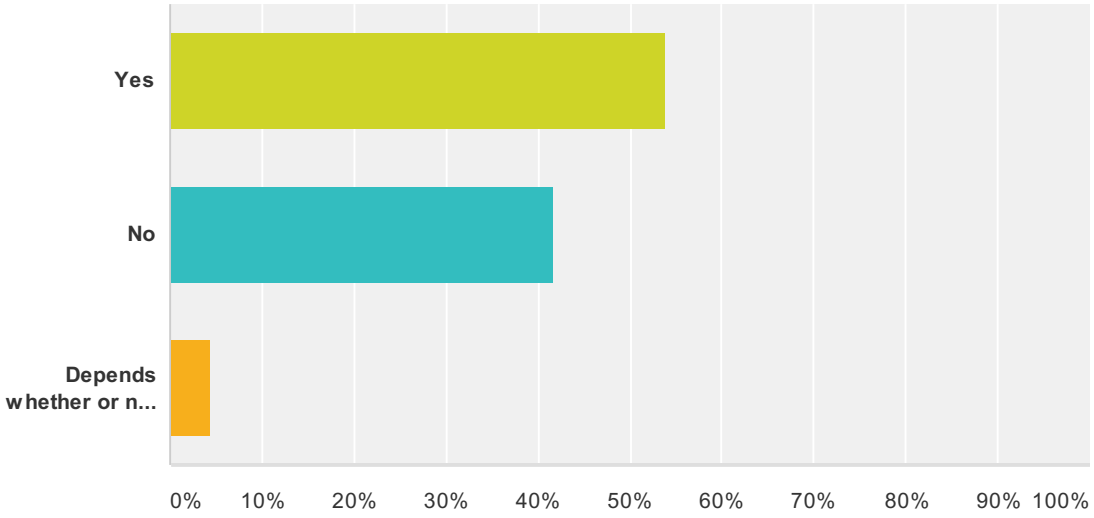
#	Comment	Date
1	Residential standards need to be tightened first, then yes	6/14/2014 12:04 PM
2	I don't like the "current" residential standards. I think the height should be lower & the lot coverage should also be lowered.	6/13/2014 11:34 PM
3	Absolutely not. But please remember this, (because I know property value is main concern here) As hard as it is to say "NO" to a 2 story home between to single story homes that is what we MUST do. This absolutely will reverse the current trend and in the long run will INCREASE property values because we have INCREASED the quality of life by implementing these strict guidelines. And the truth we all must remember too is that if you a new resident to Coronado you should want to live here because you love the trees and the yards and the open air! If you move here to build the biggest house you can on a lot you should NOT be moving here. We have the best weather in the world and need the people that live here to appreciate that year round and be happy in smaller homes. Coronado is NOT pretentious. We are very humble, caring, and a friendly neighborly community.	6/13/2014 4:56 PM
4	only if a majority of neighboring owners within 500 feet approve.	6/13/2014 2:10 PM
5	That is the problem now in Country Club...NO PRIVACY or NO SUN in the WINTER if built south side of smaller home!	6/13/2014 9:32 AM
6	With consideration provided for air, light, and privacy.	6/12/2014 1:21 AM

7	This would destroy the resale value of homes in between single story homes....totally unfair to the current homeowners.	6/11/2014 5:37 PM
8	However, there must be process for neighbor input that is not sterile.	6/10/2014 3:06 PM
9	The neighbors do NOT get to control my property rights! If they don't like two stories, they should move.	6/10/2014 12:17 AM
10	this is still America…where we have free choice. Just hope consideration for neighbors weighs in on the decision	6/9/2014 10:55 AM
11	Privacy should be maintained	6/8/2014 11:02 PM
12	I do feel people should consult the neighbors but that is not the law and many cannot be bothered.	6/6/2014 5:43 PM
13	POSSIBLY, only if both neighbors disapprove (and agree to a permanent binding covenant to keep their properties at one story?). THIS STILL HAS ITS PROBLEMS. But some variant of it MIGHT be considered.	6/5/2014 3:32 PM
14	Only if the two one stories become deed restricted to remain one story.	6/5/2014 8:16 AM
15	Do you really want to bring down property values? By doing this, you would definitely devalue property. If you are successful in doing so, I hope that you also reduce the property taxes on that property also, thus giving the City of Coronado less revenue!	6/4/2014 2:25 PM
16	Is this a joke?	6/4/2014 12:12 AM
17	This is a tough one, because we have that situation right now in our neighborhood. A very large new home was erected in between 2 single story homes. It dwarfs the existing homes and they have had a significant loss of privacy.	6/3/2014 10:10 AM
18	Current standards are not strict enough which is why residents asked for RSIP 4.	6/1/2014 8:48 AM
19	All home owners deserve equal rights no matter who lives next door.	5/30/2014 5:38 PM
20	Current standards do not do enough to protect the rights of the neighbors to light, air flow, privacy, etc. If new standards protecting these were adopted, then this may not be needed.	5/30/2014 2:57 PM
21	I don't know how to accomplish this but I feel like some percentage of the cost of construction should be dedicated to maintaining privacy between the existing one story and new two story homes.	5/29/2014 9:25 PM
22	If an owner abides by the current standards, he/she should be able to build whatever is allowed.	5/29/2014 6:59 PM
23	I think there can be ways explored to limit the impact on the sun, privacy, etc. of the neighbors...after all, they were here first and made this town the appealing place it has become.	5/29/2014 1:16 PM
24	Respect and courtesy for others always wins!	5/29/2014 10:24 AM
25	Placement of windows, privacy protected.	5/28/2014 3:13 PM
26	Wonderful question....and the more Neighbors have approval the better.	5/28/2014 10:46 AM
27	with second story sideyard setbacks	5/27/2014 10:43 PM
28	A setback of the second story should be mandated regardless. However if both neighbors on each side give approval to no second story set back then that should be permitted. It will get neighbors working together to solve the problems	5/27/2014 10:46 AM
29	If zoning allows for two-story homes in that neighborhood. Are there neighborhoods that are all one story homes that could be zoned one story only? That would only be fair if there are NO two story homes there. Once one person builds one, it's unfair to prevent others.	5/26/2014 11:53 AM
30	Not an absolute black/white situation - for instance, the two neighbors might be renters, not owners.	5/26/2014 10:13 AM
31	but the standards need to preserve more open space sand enforce scaled construction suited to the neighborhood/lot size	5/25/2014 12:38 PM
32	the second story design to ensure their privacy is not compromised.	5/25/2014 9:44 AM
33	perhaps with greater setbacks	5/24/2014 3:21 PM
34	Glad to see this box for checking. Not sure I would say 'only'. What is important is that neighbors have a serious voice in what is approved. I think if this was a requirement, builders would take neighbor interests into account in their plans.	5/24/2014 11:09 AM

35	neighbors and design review	5/24/2014 10:23 AM
36	No, if there are stricter limitations on sunlight and airflow for neighbors.	5/24/2014 9:30 AM
37	I did not sign the petition for the change in the 80's to CC area allowing two stories..before that, neighbors had to agree if I remember.	5/24/2014 8:23 AM
38	Really! This is even stupider (is that a word?) than number 22. I know what's being tested here, there are individual in the community that are concerned about losing sunlight and privacy due to new two-story construction. I don't believe that it's fair or legal to basically down zone a person property due to someones concern on sunlight. These zoning ordinance have been in place for a very lone time as noted in the slide show. If a person wants to remain in a single-story home that's fine, but they should not be allowed to restrict someone from building to what's allowed in the ordinance.	5/23/2014 6:57 PM
39	Again, this is spot zoning issue. Not a good idea.	5/23/2014 5:21 PM
40	In towns where neighbor approval is required people hate each other. Simple as that.	5/23/2014 4:33 PM
41	I think the current standards for the 25 foot lots create too massive of a house on a small lot so don't believe they should be built especially if between two existing one story homes.	5/22/2014 4:16 PM

Q27 Should Coronado have different residential standards for different neighborhoods, i.e. wider, one-side only “mansion streets” such as Ocean Blvd. and Glorietta Blvd., and smaller “cute little streets” such as Encino Row?

Answered: 251 Skipped: 93



Answer Choices	Responses	
Yes	**53.78%**	135
No	**41.83%**	105
Depends whether or not it's my property that's affected.	**4.38%**	11
Total		**251**

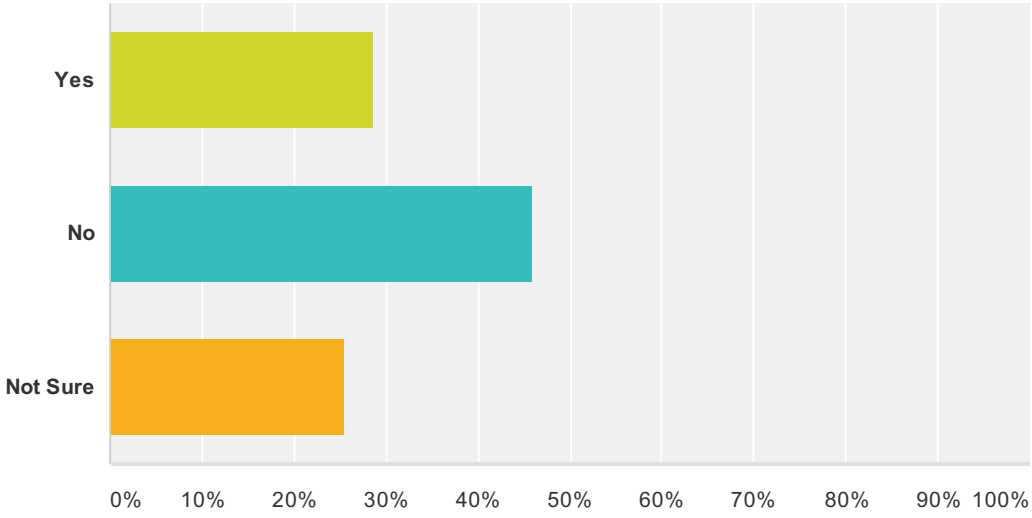
#	Comment	Date
1	Isn't this zoning (R-1 etc) that already exists?	6/14/2014 12:04 PM
2	I live in an original Palmer house w/ a 2-story on each side of me, but the 2-stories were done 20 yrs. ago when the height allowed was much less than the current height. The 2-stories being built in the past 5 yrs. are much TALLER than the 2 beside me.	6/13/2014 11:34 PM
3	Absolutely! But more importantly we need to set a precedent. I nominate 7th and J avenue as the NICEST street in Coronado. Look at the home fronts. It's absolutely a joy to ride a bike down that street. If only every street was that charming in town we really will live in paradise forever. Please take a very close look at the homefronts on 7th and J. This is the best example I can think of as a benchmark.	6/13/2014 4:56 PM
4	we already do....	6/13/2014 1:49 PM
5	DEFINATELY!!!! That would eliminate most small house problems with MACMASIONS behind or next door!!	6/13/2014 9:32 AM
6	Again neighbors should have an input when sunlight, airflow or privacy is impacted.	6/12/2014 10:54 PM
7	Unless it is a designated. historic district. That May be something that may happen some day, right? In that case the neighbors had a day about what the character of their own neighborhood should be, right?	6/12/2014 1:21 AM

8	I think current zoning is sufficient for this need.	6/11/2014 5:37 PM
9	Probably difficult to implement in practice.	6/11/2014 7:54 AM
10	Lot size and character in different neighborhoods is so variable that different standards should be considered.	6/10/2014 3:06 PM
11	But not with NEW RSIP rules. You already control too much, in all neighborhoods, with zoning, size, FAR, height, setbacks, etc.	6/10/2014 12:17 AM
12	Generally, only to the extent that current the various zones already create that. For instance, lots on Encino are generally smaller than on Ocean & Glorietta, producing smaller "mansions". I suppose that if an (as yet) unspecified majority percentage of property owners agree, more individual pockets might be considered--even if in part of a block? There is precident for one side of one block downzoning (at the property-owner's request) in town already.	6/5/2014 3:32 PM
13	Once again, the lot size determines the size of the house. Would a little one bedroom cottage look nice on a 10,000 sf lot? Not really.	6/4/2014 2:25 PM
14	Ridiculous question. There are already density/ zoning standards which shouldn't (and in most cases, can't be changed)	6/4/2014 12:12 AM
15	Again, a tough one. When you have one house on a street that is significantly larger than all the others, it looks totally out of place, and I suspect that the smaller homes next to it would have a harder time selling.	6/3/2014 10:10 AM
16	Keep streets zoned for no multiple dwellings	6/3/2014 7:20 AM
17	I like that idea.	6/2/2014 5:06 PM
18	The believe the Country Club area is very different. The prop line is at the sidewalk and not 4' back so all the houses are closer compare to the rest of Coronado. For instance if you build a new house up to the current setback then add the porch in front you are only 17' to sidewalk vs. 21' in most other areas. If you allow an 8' porch then I believe the house should have to step back 4'. There are a few good examples of this in the Country Club area and it works very well. I could go on and on about this. Accessory structures should be limited to one and not so close to setbacks in the Country Club area. My house is 26' deep on the side that is next to the new house that is being built and it is from set back to setback and is 60' long so this is a huge change because of the way many houses are originally designed the new standards dwarf the existing. I put an addition on to my house in 1997 and the longest length of my house is only 46' so I still have a nice front yard and back yard. I also have an 8' porch that is setback from the sidewalk about 39' which given me privacy to the street and to my neighbors.	6/2/2014 2:22 PM
19	Different Zoning Standards are already reflected in the Ordinance	6/2/2014 12:03 PM
20	Interesting idea.	6/2/2014 10:43 AM
21	Not sure.	6/1/2014 8:48 AM
22	Isn't this what we already have through our General Plan?	5/31/2014 9:29 AM
23	Perhaps difficult to initially implement, this would go a long way toward preserving the unique neighborhood feel of some "cute little streets".	5/30/2014 2:57 PM
24	I live on Glorietta Blvd. and am in support of different standards. There would be a lot of lot "splits" if we had the same standards as the rest of the village.	5/29/2014 6:59 PM
25	Coronado residents need to focus on what is best for the community as a whole. There is no community when your decisions are based solely on self interests.	5/29/2014 10:24 AM
26	Purely honest answer	5/28/2014 6:43 PM
27	Lot size should require different approaches. Alley houses are cute because they are small lots and very close together. Privacy is important to all property owners.	5/28/2014 3:13 PM
28	But that is the point. Encino Row Should be a model for the entire city. Quaint homes will maintain the quality of life and preserve a wonderful city. There are some wonderful homes on Encino Row but there are also new homes (yellow house) that was built with a quaint appearance yet was built too big and destroyed the value of the neighbors. They built nothing but "house" on their lot and though it is a beautiful home it ruins the neighbors privacy, light and air.	5/28/2014 10:46 AM
29	FAR relative lot size already deals with this issue effectively	5/27/2014 5:18 PM

30	I think this town does have great diversity in different neighborhoods and that should absolutely be respected.	5/27/2014 10:46 AM
31	Community character is valid goal	5/27/2014 8:43 AM
32	Particularly if owners on mansion streets had a say in setting their standards and owners on cute streets had input in their standards.	5/26/2014 10:13 AM
33	Should be dependent on the lot size.	5/26/2014 8:43 AM
34	the scale of the home size should be dependent on the lot size. we've lost too much open space	5/25/2014 12:38 PM
35	Not sure, that's an interesting point.	5/25/2014 9:44 AM
36	probably not. everyone should play by the same rules as long as they are valid rules. i do believe in property rights, which I support a persons right to build within the constraints, but feel we need to revisit our building codes. Why can't we deduct points if ceilings are above a certain level. that way a smaller footprint would result if 14 foot ceilings were designed.	5/24/2014 3:21 PM
37	I love the 3rd entry	5/24/2014 11:56 AM
38	Coronado should have 'a' standard which can then take into consideration each diverse neighborhood. Any variation should be substantiated before approval.	5/24/2014 11:33 AM
39	Not sure on this question but I had to check something. It is a good question.	5/24/2014 11:09 AM
40	should depend on lot size, stricter city codes, design review and neighbors input	5/24/2014 10:23 AM
41	Only as it relates to size limitations if those are adopted.	5/24/2014 9:30 AM
42	CC area needs a review	5/24/2014 8:23 AM
43	I would rather you had "maybe" to chose from. I think this is an interesting suggestion. Current zoning already address this...to a certain degree. But this idea would really need to be studied carefully since Coronado is really a built-out community, can this be implemented with any degree of success or will we just screw it up because we won't be able to duplicate what makes Encino Row special ...hmmm I have to think more about this but it's an interesting proposal.	5/23/2014 6:57 PM
44	Maybe. The current RSIP encourages particular traditional designs that are not historically appropriate to the Country Club area. I think CC needs a more 'mid-century modern'-friendly ordinance.	5/23/2014 4:33 PM
45	I believe our standards should always be responsive to the adjoining area - neighborhoods and neighbors should be respected.	5/22/2014 4:16 PM

Q28 If yes to the previous question should homes along the perimeter roads such as Ocean and Glorietta Blvd. be permitted to be larger than a house on an equally large lot in a different neighborhood?

Answered: 133 Skipped: 211



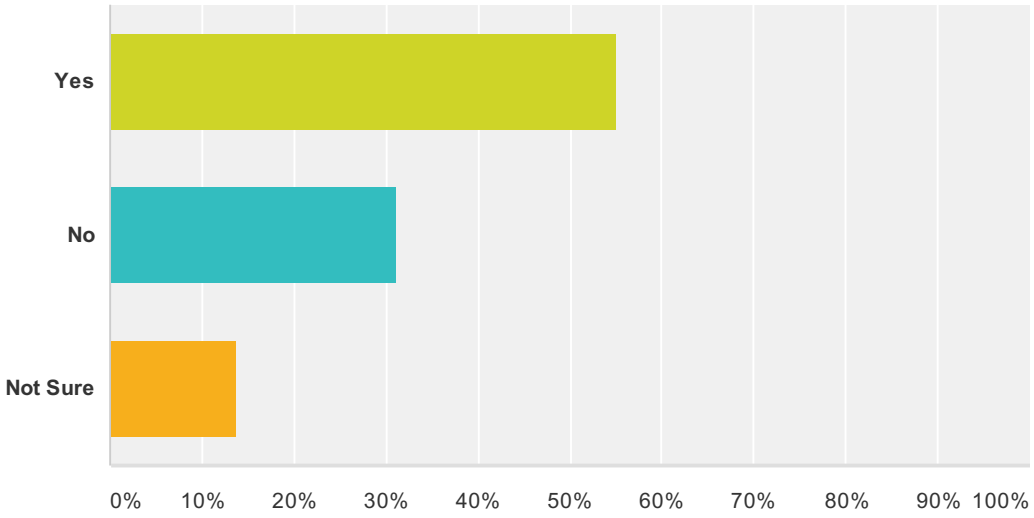
Answer Choices	Responses	
Yes	**28.57%**	38
No	**45.86%**	61
Not Sure	**25.56%**	34
Total		**133**

#	Comment	Date
1	If the lot is a large one, then maybe a larger house is OK. On my block all lots are the same size (my side of street). Across the street some 50-ft lots have been split into 2 -25 ft ones.	6/13/2014 11:36 PM
2	This is very technical and could argue both sides for years. We need to simplify this somehow. Too many variations in lot sizes throughout town. Too simplify we need to keep a constant benchmark that applies throughout the town.	6/13/2014 4:59 PM
3	Once a neighborhood or particular street has been "wrecked" by a bunch of mini-mansions, putting a few more up hardly matters.	6/11/2014 7:56 AM
4	As above, the differential should be associated with other considerations.	6/10/2014 3:08 PM
5	I again feel it should be a neighborhood that it fits into.	6/6/2014 5:44 PM
6	Again, ridiculous question	6/4/2014 12:13 AM
7	I don't see the point. If the lot supports the larger house, it is better than breaking the lot into two parcels and building smaller houses.	6/2/2014 5:07 PM
8	Maybe but we need to not dwarf the existing	6/2/2014 2:23 PM
9	Unless the properties are re-zoned	6/2/2014 12:04 PM
10	Maybe, but doesn't this depend on which streets get designated as what? I don't think a blanket yes or no works here.	5/30/2014 2:58 PM

11	The beauty of the perimeter roads is that there is more land surrounding these homes. We don't need bigger homes. We need bigger gardens and patios.	5/29/2014 7:01 PM
12	Maintain the same code enforcement on all lots and all sizes. Sun, privacy, air, noise.	5/28/2014 3:14 PM
13	This town is not about Mansions. If you want to build a mansion go to La Jolla. Coronado is about being cool and maintaining a cool beach vibe. We value, the sound of the ocean, the breeze, the trees, our yards, and we love the weather. Mansions will destroy this town over night. (and are quickly) No more mansions. It's absurd and attracts the wrong type of person to this wonderful community. We are beach people and we are not about bling bling.	5/28/2014 10:52 AM
14	If the lots are equal size, so setbacks and FARs are preserved, there's no basis for limiting size.	5/26/2014 11:55 AM
15	Depends of where "different neighborhood" is - especially if it abuts an area of homes on "cute little streets."	5/26/2014 10:17 AM
16	Should be larger lots only - same setbacks.	5/24/2014 9:30 AM
17	Still should not exceed a maximum size	5/24/2014 8:24 AM
18	Maybe? Not sure what the concern is here.	5/23/2014 6:58 PM

Q29 Should Coronado come up with some stricter parking ordinances to encourage people to park in their garages?

Answered: 245 Skipped: 99



Answer Choices	Responses	
Yes	**55.10%**	135
No	**31.02%**	76
Not Sure	**13.88%**	34
Total		**245**

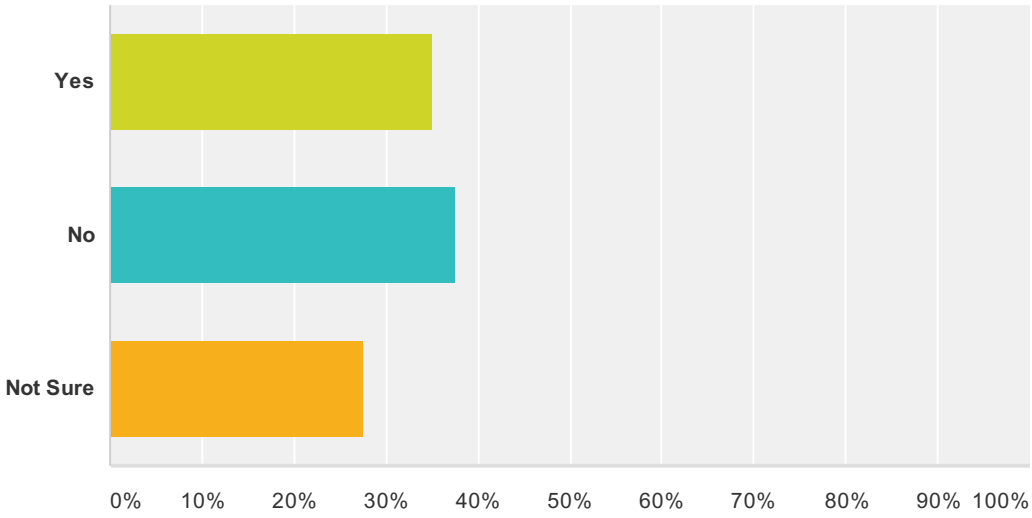
#	Comment	Date
1	I don't park a car in my garage so I'm not going to say someone else has to use theirs for a car!	6/13/2014 11:41 PM
2	Yes... PLEASE look closely at 8th and C Ave. This is the best example I can think of. Because of the recent development there is no longer parking EVER. This poor street is one of the few streets that has totally been destroyed. It is so sad because it was once so peaceful. If I lived on this street I would cry myself to sleep at what has become. 8th and C ave is a prime example of how side by side homes DESTROYED Coronado's charm.	6/13/2014 5:19 PM
3	Streets never get swept, which violates our Coastal Plan. No parking on streets 11pm-6am. This will make our community safer, cleaner, and quieter.	6/13/2014 1:30 PM
4	OR DRIVEWAYS!	6/13/2014 9:43 AM
5	I have a 37.5' lot and I should always be able to have 1 parking spot in front of my house.	6/13/2014 8:53 AM
6	25 foot wide lot allow 1 car on street whether owner or renter. We have numerous rentals with as many as 5 cars for a single home.	6/13/2014 7:05 AM
7	How would this be enforced?	6/12/2014 1:38 AM
8	There are 10 cloud condos on my alley, I have never seen a single car park in one of the garages.	6/11/2014 5:42 PM
9	There are ways to employ INCENTIVES rather than punitive ordinances to achieve the same goals.	6/11/2014 8:19 AM
10	Yes, a plethora of play things should be placed in public storage.	6/10/2014 3:49 PM
11	Stop being such control freaks! You already require off street parking, just enforce the existing rules to ensure a car CAN be parked in a required off street space.	6/10/2014 12:45 AM

12	Have a STREET SWEEPING ORDINANCE!!!! That will do it.	6/9/2014 12:51 PM
13	Please…we are over-ordinanced!	6/9/2014 10:58 AM
14	Tandem garages and 9'garages should not be allowed.	6/8/2014 1:34 PM
15	It is a tough thing to tell people that they cannot park on their street or friends cannot park but people do need to clean out their garages if nothing else the fire danger of stuff having stuff.	6/6/2014 5:52 PM
16	Coronado should pro-actively enforce current on-street parking regulations--particularly for owners of cars who serially park on-street longer than 3 days in spaces not in front of their residence. The police should NEVER give TWO consecutive 3 day warnings to move to an on-street parked car that a resident has called in after it was ALREADY parked in the same spot for 3 days (9 days total). I have seen this occur, and upon asking (about a year ago), was informed that that was "policy".	6/5/2014 4:09 PM
17	I live next door to a dump. The garage is full of junk, the driveway is full of junk, the yard if full of junk, there are rats and termites on the property. I'm sure that if I ever looked over the fence, the pool would have algae growing in it giving homes to lots of mosquitos. The cars that they park in the street leak oil and stain the street; some of the cars haven't been driving in months! There are 3 boats in the front yard as well as a small hauling trailer. These are the things Coronado should be looking into. But, does the City have the right to make a junk collector change their ways? Probably not.	6/4/2014 2:43 PM
18	If a residence is unable to park all of their cars either in or next to their garage, or in front of their home, then they are parking in front of other people's homes, which is unfair.	6/3/2014 10:19 AM
19	These 25' lots bring more cars on street, also boats, trailers & small rvs. Too much congestion .	6/3/2014 8:01 AM
20	I don't see how it could be enforced	6/3/2014 7:58 AM
21	Enforcement will always be a problem in this area.	6/2/2014 9:42 PM
22	I would take the garage out of the FAR equation. Reduce the max FAR by 450sf exclude the garage. Many of my client's make the garage as small as they can because it takes away from the house. It is all about perception. Phrase it like the garage is free square footage.	6/2/2014 2:45 PM
23	Many streets with diagonal parking are impassable	6/2/2014 12:12 PM
24	Limit overnight street parking to two vehicles per lot.	6/1/2014 6:40 PM
25	Ensure space in front of a residence is reserved for the owner noneheless.	6/1/2014 4:30 PM
26	Multi-family construction should have common garages. (701 C Ave is a perfect example of one that works well.) Street trees that are extremely messy - pines, those that drip waxy stuff or sticky flowers should be avoided. My neighbors take my parking as they don't want to get their cars messed up.	6/1/2014 9:23 AM
27	Depends on what you have in mind. We certainly have parking issues and congestion, and often no place for guests to park.	5/31/2014 11:47 AM
28	We live next to 8 condos, 4-on 1 new builds & not one person parks in the tandem parking garages as they are do not fit the cars or have been converted to living space. A home that once held one family with 2/3 cars now holds 4 families with 2/3 cars. At least make the builder leave one open parking space for each condo. That way they can not fill it with other stuff, it has to be used for the sole purpose of parking.	5/30/2014 5:52 PM
29	Not sure how you could enforce this	5/30/2014 2:19 PM
30	I live on a Street not an Avenue. Every house on my block has a one-car garage at most. Three houses have a parking driveway. Everyone has at least two cars. We are two blocks from Orange. We are totally impacted with the same cars parked in front of our houses everyday by owners who work downtown. Whoever had the great idea to charge for parking fees in store lots has no idea what they have done to residents.	5/29/2014 8:53 PM
31	seems not fair to punish those that have garages..	5/29/2014 1:25 PM
32	Parking is more and more difficult - Good luck tackling this one.	5/29/2014 11:09 AM
33	However there needs to be some room for exceptions. I live in a home that has NO street parking nor do either of my three neighbors. Country Club lane cul-de- sac.	5/29/2014 10:17 AM
34	Love to see the statistics on how many garages are now living spaces especially right after final inspections.	5/28/2014 3:23 PM

35	Yes, yes, yes!!! All of the new cloud condos built on my black have garages so small that the resident's cars can fit in them, but they can't get the car doors open!	5/28/2014 12:29 PM
36	No diagonal parking!!!! STOP! Cars these days are too huge - they stick out and block views and access. People will use their garages if they have to park blocks away. That includes streets where lot splits have created 25' frontages big enough for only one modern, huge car.	5/28/2014 10:46 AM
37	This is hugely important!!!	5/27/2014 9:12 PM
38	LIKE WHAT?	5/27/2014 12:12 PM
39	100% YES. My family owns on 836 D Ave. All the condos on that block have abandoned their garages for storage and additional rooms. Businesses do not have enough parking for their employees so they park on that street. Now Union Bank and Vons will not allow public parking (for free). It is IMPOSSIBLE to find parking year round!!	5/27/2014 10:51 AM
40	depends on the street	5/27/2014 7:11 AM
41	Absolutely!!! Especially when our neighborhood had 4 homes torn down and 14 Tony Towers put up..in one block!!!! NO ONE uses the garage!!!!	5/26/2014 3:20 PM
42	Especially if ordinances include ideas on how to make a garge both storage and parking friendly.	5/26/2014 10:55 AM
43	Park in their driveways would be nice. I don't care about their garage.	5/26/2014 9:34 AM
44	This is one of the biggest problems we have in R1 zones.	5/26/2014 8:45 AM
45	it is IMPOSSIBLE to find street parking on summer weekends	5/25/2014 12:40 PM
46	If people don't park in their garages they should park in their driveways and not on the street.	5/24/2014 3:54 PM
47	who's going to police this?	5/24/2014 3:37 PM
48	5 vehicles across from my home with no use of their garage	5/24/2014 1:46 PM
49	It is very difficult to see cross traffic due to vehicles parked too close to the intersection. No parking should be enforced 10-15 feet from the intersection so one can see the traffic.	5/24/2014 12:18 PM
50	How in the world would we enforce this ordinance. It would be great, but I'm not sure it is feasible.	5/24/2014 12:02 PM
51	Every home needs a garage and needs to be used for cars, not storage. Get the cars off the streets. People renting a room need an extra garage or no renting allowed.	5/24/2014 10:50 AM
52	If people want to park $80K worth of cars on the street so they can store $5k worth of crap in their garage, I guess that's their prerogative. These are "public" street so parking should not be an issue. If people are concerned about parking...they should simply use their garages. Anyway, I bike wherever I go and am more concerned about having a safe place to lock up my bike when in the village commercial area.	5/23/2014 7:16 PM
53	Not sure how this would be done without causing neighbor disputes and hiring additional enforcement personnel. Probably not woth the trouble.	5/23/2014 5:37 PM
54	Stop letting builders like Falletta, put 4 houses where one or two used to be and you will greatly alleviate that issue	5/23/2014 4:55 PM
55	In principal, yes. But I don't know what I'd do with all the stuff in my garage.	5/23/2014 4:51 PM
56	Coronado is a tourist town and parking as always been an issue if you are living in a high density zone close to Orange Ave or Ocean Blvd! Riding a bike is an easy fix!	5/23/2014 4:23 PM
57	Also require paid parking along Ocean Blvd.	5/23/2014 7:06 AM
58	Yes, yes, yes! We require garages and garages are for cars -- not offices, workout rooms, etc.	5/22/2014 4:24 PM

Q30 It's common for garages to be used for storage instead of parking cars. Should two open off-street parking spaces be required for new construction instead of an enclosed two car garage? (Garages could be optional in addition to two open parking spaces.)

Answered: 240 Skipped: 104



Answer Choices	Responses	
Yes	**35.00%**	84
No	**37.50%**	90
Not Sure	**27.50%**	66
Total		**240**

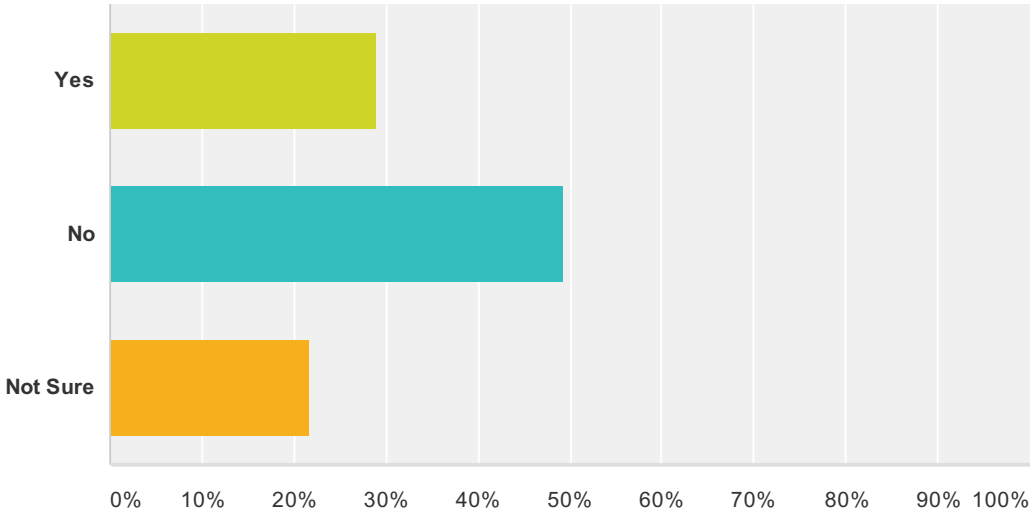
#	Comment	Date
1	more paving is not the answer	6/14/2014 12:05 PM
2	Require garages	6/13/2014 9:21 PM
3	great suggestion. yes... 2 off street spots is a great idea.	6/13/2014 5:19 PM
4	Majority of garage space should be used for automobile parking...i.e. at least one car must be parked in a 2 story garage, and a 1 car garage must be used only for automobile parking. This can be monitored and achieved by neighborhood observation, since neighbors will benefit from this practice, and will thereby monitor adherence. Violations should be reported to the City, whereby a notice is delivered to occupants that are not complying, indicating that a random inspection may soon occur, and fines will be imposed if usage is not per regulations.	6/13/2014 2:32 PM
5	Two enclosed parking spaces for each residential unit. No parking on street 11pm-6am.	6/13/2014 1:30 PM
6	Sound logical.	6/13/2014 9:43 AM
7	This would cause people to use their open parking spaces vs having a garage full of junk and parking on the streets	6/13/2014 8:53 AM

8	In Claremont CA there is no on street parking allowed in the evening (12p-6a) hours. People use their garage or the driveway to their garage. I think you can get a temporary parking permit for guest.	6/12/2014 11:07 PM
9	Garages need to be required as there is not enough on-street parking. No garages required is setting the City up for major clutter in yards as well as overly congested on-street parking!	6/12/2014 1:38 AM
10	Interesting idea...our weather here makes a car garage unnecessary for all but the most dedicated car owners. Perhaps only open off street parking for multifamily, garage for single family.	6/11/2014 5:42 PM
11	Depends on individual situation, but a minimum of 2 car off-street parking is a must.	6/10/2014 3:49 PM
12	NO, that makes for unattractive driveways, carports, and detracts from yard space.	6/10/2014 12:45 AM
13	Garages required & parking behind with off street required. 15 foot setback for garages that have second story.	6/9/2014 12:51 PM
14	I think a garage is a better idea. Getting space for two open off-street spaces can affect garden area	6/9/2014 10:58 AM
15	need garages and perhaps carports. otherwise people might turn front yard into parking lot, like a newer home near bridge on Glorietta	6/5/2014 6:14 PM
16	Unless a driveway to a garage (built to existing required setbacks--including average requirements, etc) allows for it.	6/5/2014 4:09 PM
17	A double garage should be mandatory. If you choose to get the cars off the street by requiring additional 2 open spaces on the property, then the streets would look like parking lots! Who in the world thought up this stupid way of getting cars off the streets?	6/4/2014 2:43 PM
18	Again, as long as each residence keeps from parking in front of other residences, I don't care how that is accomplished.	6/3/2014 10:19 AM
19	How do you enforce the use of the two spaces	6/3/2014 7:58 AM
20	enforce the use of the garage for car storage only, somehow	6/2/2014 1:10 PM
21	Not in single family. In multi-family - garages should be designed as community garages.	6/1/2014 9:23 AM
22	Great idea, at least one.	5/30/2014 5:52 PM
23	How would that keep people from still parking in the street instead of in their driveway?	5/30/2014 3:08 PM
24	Dependent upon Street vs. Avenue	5/29/2014 8:53 PM
25	Not a good solution to a complicated problem	5/29/2014 3:19 PM
26	seems like an idea worth exploriing	5/29/2014 1:25 PM
27	This is a tough one - I'm not one for clutter so can't imagine not using my garage for my car. Additionally, I believe many households own 3+ vehicles	5/29/2014 11:09 AM
28	Parking is not optional when building a home...new or remodel. Two cars should have off street parking garage or not.	5/28/2014 3:23 PM
29	Actually yes, but only in the alley. No non-garage parking in front, even if the lot has no alley access.	5/28/2014 10:46 AM
30	park in the garage	5/28/2014 9:15 AM
31	where practical	5/27/2014 10:49 PM
32	If this change would result in more building/occupany density (legal or illegal rentals, etc.), then no. If it would simply give the property owner more flexibility in designing the layout of his lot, then yes.	5/26/2014 12:02 PM
33	I think I'd prefer to have both be required.	5/26/2014 12:02 PM
34	Tough question ... no answer, yet!	5/26/2014 10:55 AM
35	Driveways need to stay. Too many cars parked on the curbs.	5/26/2014 9:34 AM
36	especially for larger homes (since the larger the home, the more cars they seem to have) and ABSOLUTELY for multi-residential	5/25/2014 12:40 PM

37	Are we going to assign/reserve the 2 spaces created to the new owners? eventually all our streets will fill up with cars.	5/24/2014 3:37 PM
38	Use the garage!!!	5/24/2014 12:41 PM
39	This is a cultural problem and cannot be legislated with effective results	5/24/2014 12:31 PM
40	The key is to have spaces that are actually used for cars. I think that the RSIP generated requirement that garages be counted as 'living space' for FAR calculations is a mistake.	5/24/2014 11:17 AM
41	Use of garage needs to be enforced.	5/24/2014 10:50 AM
42	Two off-street parking spaces for each lot should be the minimum requirement...however they want to use it in a garage, underground, or open air. I'd suggest only one off-street parking space be required and let the other be on-street. However, I know that would new fly.	5/23/2014 7:16 PM
43	I feel Coronado should have no parking for street sweeping to make sure cares are moved.	5/23/2014 6:00 PM
44	Might be an idea to have one space, but that it is covered but not enclosed. However, there is the security aspect that would be an issue for a lot of people.	5/23/2014 5:37 PM
45	The city should aggressively enforce the requirement to maintain garages for parking including substantial fines and liens on property.	5/23/2014 4:34 PM
46	If you did this they could tack on the 400 sq. ft. that counts in the FAR on a bigger structure -- while putting a barbecue and patio future on the open parking spaces. Enclosed garages with cars in them!	5/22/2014 4:24 PM

Q31 Should roof top decks be prohibited above a two story home?

Answered: 244 Skipped: 100



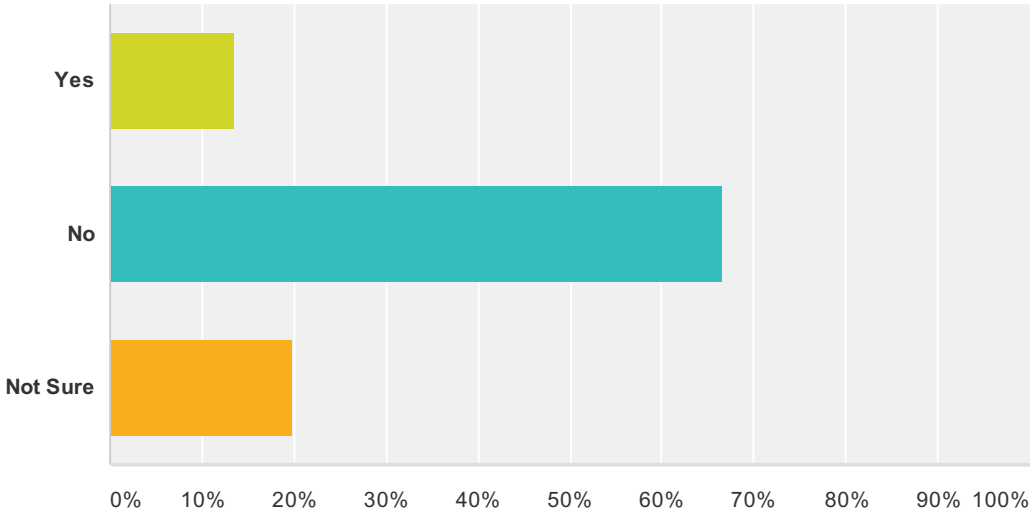
Answer Choices	Responses	
Yes	**29.10%**	71
No	**49.18%**	120
Not Sure	**21.72%**	53
Total		**244**

#	Comment	Date
1	I think roof decks are fantastic. It's just the giant 2 story homes that some are on top of that cause problems. Roof top decks should be allowed and are really nice.	6/13/2014 5:19 PM
2	They look stupid and they're never used anyway.	6/13/2014 1:30 PM
3	If no privacy invasion, & set back from perimeter, & not seeable from street, then may be OK.	6/10/2014 3:49 PM
4	Not if they meet the existing height and setback limits. Neighbors should not determine whether I can enjoy a view from MY home.	6/10/2014 12:45 AM
5	To the extent it impacts neighbors existing views.	6/9/2014 9:56 AM
6	Who am I to tell people not to take advantage of their views even if I don't like it next door.	6/6/2014 5:52 PM
7	need more limits, they are generally unattractive over look entire neighborhoods and are seldom used. when used people don't realize how sound travels	6/5/2014 6:14 PM
8	Except, unless MUCH more stringent privacy requirements (for adjacent properties) are made.	6/5/2014 4:09 PM
9	depends on how it affects neighbor	6/3/2014 11:59 AM
10	It is definitely an invasion of neighbor's privacy. On the other hand, they are great for watching fireworks!	6/3/2014 10:19 AM
11	They infringe on privacy of others.	6/3/2014 8:01 AM
12	If limited in size and location, they are probably ok. It's the size of decks located on homes with no ocean or golf course views that make no sense.	5/30/2014 3:08 PM

13	again, each situation is different..I think each should be considered on the basis of its effect on the neighborhood and adjoining property.	5/29/2014 1:25 PM
14	Privacy of neighbors should be a consideration.	5/29/2014 11:09 AM
15	Landowners should enjoy the view.	5/28/2014 8:27 PM
16	Think of your neighbor looking into your backyard or bedroom. Yuk	5/28/2014 3:23 PM
17	See comment about structures placed on roof-top decks. The deck should never add to the finished height of the home above conformance to building codes. That measurement should include retaining walls, and stair entry to the deck. That includes any furniture or sun shades placed on the deck. Deck (and stairs to the deck) should never provide a view of a neighbor's yard.	5/28/2014 10:46 AM
18	If it is set back properly it should not intrude on anyone's privacy	5/27/2014 10:51 AM
19	I do think there should be strict limits, for example, the deck itself should not be visible above the legal roofline - no awnings or structures.	5/26/2014 12:02 PM
20	Depends on the neighborhood - no, if an area of single story homes; maybe if in area of two story houses.	5/26/2014 10:55 AM
21	If it's between two story homes, I don't see a problem.	5/26/2014 9:34 AM
22	It probably depends on the individual property.	5/26/2014 9:04 AM
23	we need new regulations for sure as far as size and nearness to property lines (restricted setbacks to protect privacy)	5/24/2014 3:37 PM
24	It depends on the design. Some are really eyesores.	5/24/2014 12:02 PM
25	Yes, if any part of the deck i.e. railings , exceeds the height limit.	5/24/2014 11:38 AM
26	Should be reviewed with regard to privacy issues with surrounding houses.	5/24/2014 8:36 AM
27	If you mean on the second floor roof...I think roof decks should be allowed...this is where you get your sun. And I'd prefer to have the sunlight opportunity than be concerned that someone is looking over at me from the adjoining roof deck. Of course I have a roof deck and its' the sunniest part of my property. Can grow vegetables there too!	5/23/2014 7:16 PM
28	These need to be banned.	5/23/2014 4:51 PM
29	Yes -- on lots smaller than 40 ft wide -- no roof decks on lots 3500 sq. ft or smaller	5/22/2014 4:24 PM

Q32 Should roof top decks be prohibited above a one story home?

Answered: 243 Skipped: 101



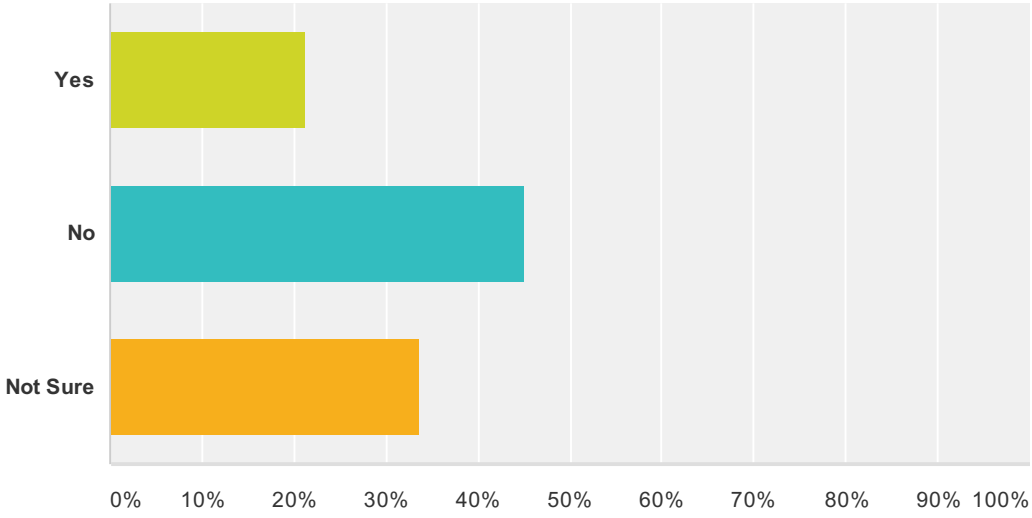
Answer Choices	Responses	
Yes	**13.58%**	33
No	**66.67%**	162
Not Sure	**19.75%**	48
Total		**243**

#	Comment	Date
1	Again, roof top decks are nice and should be allowed.	6/13/2014 5:19 PM
2	A balcony would be OK	6/13/2014 4:56 PM
3	Only if stepped back from all sides.	6/13/2014 1:30 PM
4	Are there any? Don't seem desirable because of height.	6/10/2014 3:49 PM
5	Not if they meet the existing height and setback limits. Neighbors should not determine whether I can enjoy a view from MY home.	6/10/2014 12:45 AM
6	To the extent it impacts neighbors existing views.	6/9/2014 9:56 AM
7	But more stringent privacy requirements for adjoining properties should be created.	6/5/2014 4:09 PM
8	depends on how affects neighbor	6/3/2014 11:59 AM
9	The deck activity is more visible to others	6/3/2014 7:58 AM
10	Allowing this is like putting a balcony on a one story home. What purpose would it serve except to create a party area off the ground?	5/30/2014 3:08 PM
11	If it looks into a neighbor's yard	5/30/2014 12:37 AM
12	I believe the privacy of neighbors should be a consideration.	5/29/2014 11:09 AM
13	Depends on over-hang.	5/28/2014 3:23 PM
14	But all restrictions placed on 2nd story decks should also apply to one story homes.	5/28/2014 10:46 AM
15	Privacy should be factor for the one story home in design and orientation of the deck	5/27/2014 8:46 AM

16	Only if one story owners invite neighbors to enjoy the deck with them from time to time :-)	5/26/2014 10:55 AM
17	Unless there is some sort of natural privacy between the houses. Natural -plants, trees	5/26/2014 9:34 AM
18	It probably depends on the individual property.	5/26/2014 9:04 AM
19	but set backs must prohibit privacy intrusions.	5/24/2014 3:37 PM
20	depends.....	5/24/2014 1:46 PM
21	Only if it adversely impacts neighbors. This also applies to any decks - back or side - that impacts neighbors.	5/24/2014 11:17 AM
22	If we allow Two story homes, should allow a deck above first story..seems same height issue	5/24/2014 8:36 AM
23	See above...what are people doing that they are so concerned about who's look at em?	5/23/2014 7:16 PM
24	Let's encourage more one-story homes.	5/23/2014 4:51 PM

Q33 Should the guardrails/walls surrounding roof top decks above a two story home be allowed to project above any portion of the roof line of a sloped roof?

Answered: 244 Skipped: 100



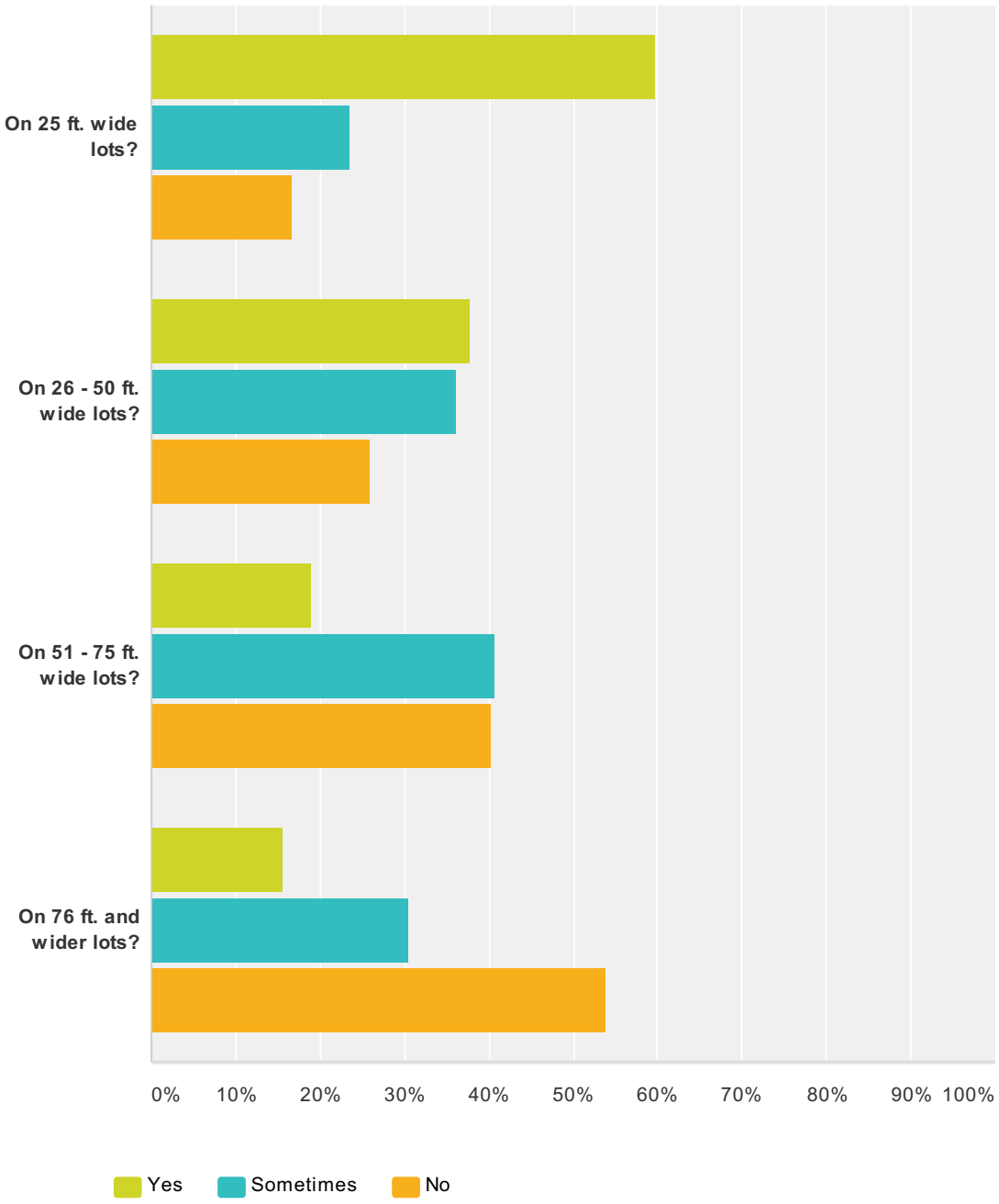
Answer Choices	Responses	
Yes	**21.31%**	52
No	**45.08%**	110
Not Sure	**33.61%**	82
Total		**244**

#	Comment	Date
1	Limited	6/15/2014 2:53 PM
2	Architects should have the common sense to design these so that whatever the case they are appealing to the eye. I can't think of one off hand that is obnoxious.	6/13/2014 5:19 PM
3	guardrails only...no solid walls visible above roof height maximum.	6/13/2014 2:32 PM
4	Should not be any roof top decks.	6/13/2014 8:53 AM
5	But perhaps not higher than 5 feet, which is high enough to prevent eye raking the neighbors and to give some privacy to those using the roof top d'eck.	6/12/2014 1:38 AM
6	We are not going to come across anymore outdoor space on Coronado, we need to allow people to have private outdoor space, and the roof is as good a place as any, especially if privacy walls prevent someone from looking over into an adjacent yard.	6/11/2014 5:42 PM
7	Should be invisible from the street and the neighbors.	6/10/2014 3:49 PM
8	I think you are getting into a height issue and that depends on what area of the island you are talking about and whether aircraft are flying near.	6/6/2014 5:52 PM

9	NO in general. But it might be possible that, under certain severe restrictions, it might be allowed. Also, this question does not ask if guardrails/walls should be allowed to project above the flat roof plate of a two story home that does NOT have a sloping roof. (That question would have the same answer ands comment).	6/5/2014 4:09 PM
10	common sense safety issue	6/4/2014 10:50 PM
11	If for safety reasons, YES.	6/4/2014 2:43 PM
12	They encroach visually	6/3/2014 8:01 AM
13	See widow's walks in Nantucket and Cape Cod. As long as the railing meets height restrictions, it could be a benefit.	6/2/2014 12:22 PM
14	I guess this depends on the specific design of the home.	6/1/2014 3:04 PM
15	there should not be a roof top deck on a two story home	5/29/2014 10:17 AM
16	Rails are for safety of the deck user only.	5/28/2014 3:23 PM
17	No roof decks solves this problem	5/27/2014 9:12 PM
18	Probably not - would think any good designer could avoid that kind of projection.	5/26/2014 10:55 AM
19	It probably depends on the individual property.	5/26/2014 9:04 AM
20	Hmmm.... weird wording. I think yes, but draw me a picture.	5/23/2014 7:16 PM
21	They look like hell.	5/23/2014 4:51 PM

Q34 Does the height of new two story homes appear too tall or out of scale in relation to the lot & home width? (Answer all)

Answered: 230 Skipped: 114



	Yes	Sometimes	No	Total
On 25 ft. wide lots?	**59.65%** 136	**23.68%** 54	**16.67%** 38	228
On 26 - 50 ft. wide lots?	**37.89%** 86	**36.12%** 82	**25.99%** 59	227
On 51 - 75 ft. wide lots?	**19.03%** 43	**40.71%** 92	**40.27%** 91	226

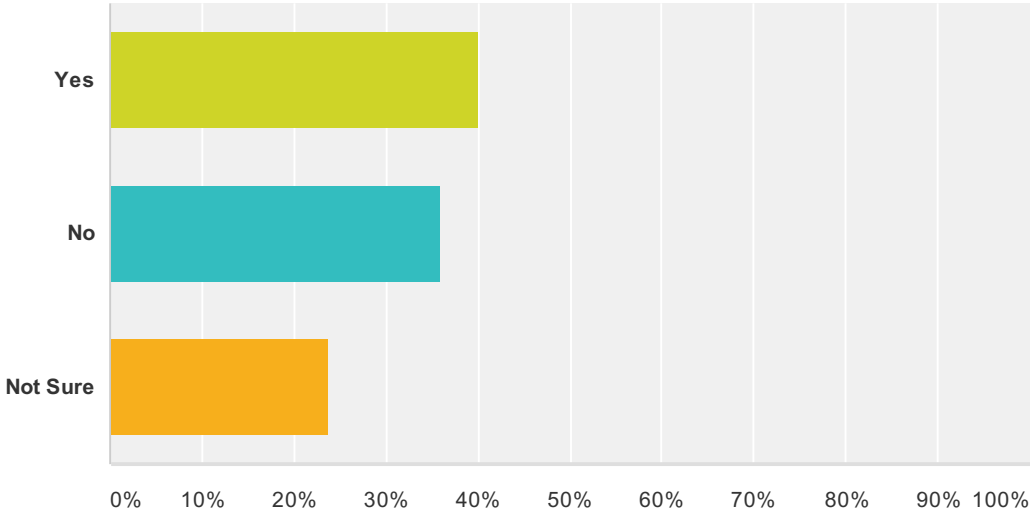
On 76 ft. and wider lots?	**15.70%** 35	**30.49%** 68	**53.81%** 120	223

#	Comment	Date
1	this is my biggest complaint... keep the old zoning, but don't let houses be too TALL	6/15/2014 2:18 PM
2	Due to basements being built and the 30" above ground allowance, houses are too tall.	6/15/2014 12:08 PM
3	The two stories on 25 foot lots are YES-- way too tall! That is what I have on my block. I'm not sure about 2 story ones on the larger lots as I don't observe those very often.	6/13/2014 11:41 PM
4	Yes yes yes.New 2 story homes are totally disgusting and absurd. They look horrible! They look like mini sky scrapers and having just 1 of these on a block reduces all the other property values instantly. Sorry Tony... But its a simple FACT. The Falletta homes should be outlawed by tomorrow! The Falletta homes going up as we speak are doing only 1 thing. REDUCING the neighbors property value and ruining the quality of life in Coronado. Please put a halt on these quickly.	6/13/2014 5:19 PM
5	2nd story MUST be stepped back on all sides.	6/13/2014 1:30 PM
6	Haven't noticed, will have to pay attention as I drive around town.	6/13/2014 12:12 PM
7	Adjustment in height restrictions seems necessary an appropriate.	6/10/2014 3:49 PM
8	If it meets the height limit and setbacks, leave it alone. Otherwise you're trying to design MY home again, and passing judgment FOR single story homes, and against Billy Boxes and Tony's Towers. Proportion or aspect ratio is not in the purview of the City or neighbors.	6/10/2014 12:45 AM
9	Particularly when: A. the first floor is raised above existing grade to the max. extent allowed by code. B. the second floor is ALSO 11 ft. or more above the first floor. C. and the adjoining house is at (or near) existing grade. The question might have provided more specifics and options. For instance, a home built on existing grade with two 8ft. clear stories and a roof peak of 6 ft. above the second floor next to a similar home would not necessarily look out of scale under any of the above conditions.	6/5/2014 4:09 PM
10	Leave it alone. Coronado is no longer a weekend cottage town. We need 2 story homes to accommodate families.	6/4/2014 2:43 PM
11	depends on design of house	6/3/2014 11:59 AM
12	Out of scale with existing neighborhood is jarring!	6/3/2014 8:01 AM
13	When you allow 10' ceiling heights a house get very tall.	6/2/2014 2:45 PM
14	Not too sure on this one.	6/1/2014 4:30 PM
15	Also happens in multi-family zones. See new Falletta - Hot yellow, and the Black homes at about 821/823 C Ave. The basement causes the first floor to be raised too high above the ground level. High front yard fences destroy streets cape.	6/1/2014 9:23 AM
16	I don't know	5/30/2014 6:31 PM
17	All dependent on location	5/29/2014 8:53 PM
18	Depends on the total area of the second story.	5/28/2014 3:23 PM
19	Yes yes yes All new homes are too tall. they look ridiculous	5/28/2014 11:13 AM
20	It if obvious that people are adding 3rd stories, particularly to homes built on 25' lots. No one needs a 10' ceiling or "skylights" in an "attic". Please. Height restrictions should remove the appearance of giant size, increase airflow and sunlight, increase neighbor privacy, and prevent an illegal attic remodel to make a third floor.	5/28/2014 10:46 AM
21	depends on architectural features and overall design	5/27/2014 8:46 AM
22	It really depends on the neighborhoods. What jumps to mind are new homes on the bayside of First Street that appear entirely too large for their lots.	5/26/2014 10:55 AM
23	especially when built to max height and FAR	5/25/2014 12:40 PM
24	height is my biggest concern.	5/24/2014 3:37 PM
25	too tall seems to go with homes with a basement vs. those "originals" on a slab	5/24/2014 1:46 PM

26	EMPLOY STOREY POLES BEFORE APPROVAL OF CONSTRUCTION TO SEE WHAT WILL GO UP. IF PLANS ARE APPROVED	5/24/2014 10:12 AM
27	Not sure about larger lots.	5/24/2014 9:33 AM
28	People are maxing out their building. Education could help show people they can build a great house without losing livability.	5/23/2014 9:59 PM
29	i believe the current ordinance addresses this issue...again hire an architect to be sure the design is well thought out and is in scale. But please don't involve a design review commission.	5/23/2014 7:16 PM
30	Depends on the designer/architect.	5/23/2014 4:51 PM

Q35 Should all single family homes conform to the same set of zoning standards regardless of the zone that they are located in (single family or multi-family zone)?

Answered: 239 Skipped: 105



Answer Choices	Responses	
Yes	**40.17%**	96
No	**35.98%**	86
Not Sure	**23.85%**	57
Total		**239**

#	Comment	Date
1	R3's should probably no longer be allowed to build 4 homes. It's just too much. Realtors can still make just as much money if 2 very high quality homes are built instead of 4. The realtors want to make a quick and easy sell but in the long run the 4 units being built on R3's are destroying the town quickly.	6/13/2014 5:19 PM
2	Allowing 4 SFR homes on a 7000 R3 lot with tandem parking garages in the rear units was one of the worst development approvals ever.	6/13/2014 7:05 AM
3	The higher density of inhabitants in multi-family zones calls for stricter standards	6/12/2014 1:38 AM
4	Opportunities for gaming zoning standards because of zone or otherwise should not be permitted.	6/10/2014 3:49 PM
5	Of course not! That defeats the purpose of zoning and RSIP requirements.	6/10/2014 12:45 AM
6	This is an "in general" answer. Of course, one can conjure possible exceptions that could be created.	6/5/2014 4:09 PM
7	Zoning designates what setbacks, footprints, sq. footage is permitted. When a single family home is built in a R-3 neighborhood, I believe they conform to the Residential home codes.	6/4/2014 2:43 PM
8	not sure of the meaning here	6/3/2014 11:59 AM
9	Tony Falletta is a prime example of this problem. 4 four 2 story single family homes on 50' x 140' lots. Tenements!	6/3/2014 11:28 AM

10	Already multiple families are living in single family homes. Adds to density!	6/3/2014 8:01 AM
11	currently the "poorer" section of the island is being subjected to extreme density issues	6/3/2014 7:58 AM
12	They should conform to their respective zoning standards	6/2/2014 12:22 PM
13	do not understand the question	6/2/2014 6:50 AM
14	Would need more info on this.	6/1/2014 4:30 PM
15	Interesting idea. Currently, single family homes in multi-family zones seem to be in a state of decay, as no one wants to develop a single family home when a condo may be built next door.	6/1/2014 9:23 AM
16	If you voluntarily down zone by building a SF home in an R-3 zone, your home should be treated like any other SF home.	5/30/2014 3:08 PM
17	A multi-family zone should have different zoning standards than single family homes.	5/29/2014 7:17 PM
18	again..each is different...some neighborhoods are already so ruined it doesn't seem right to make singe family homes conform.	5/29/2014 1:25 PM
19	dependent on location.	5/28/2014 11:13 AM
20	If you're sitting in the middle of two ugly apartment buildings, it's hard to see how building whatever you want could make it worse.	5/26/2014 12:02 PM
21	Yes, if by zoning standards it's meant that the infrastructure of homes will meet all requirements (including earthquakes) for safety of inhabitants.	5/26/2014 10:55 AM
22	Perhaps different standards should apply to different neighborhoods.	5/26/2014 9:04 AM
23	Then everyone in R-3 will build multi family.	5/25/2014 8:41 AM
24	a single home near a multi- family home should have fewer restrictions	5/24/2014 1:46 PM
25	However, parking for multi-family homes need to actually provide for real parking, not 'meets the letter of the code' but non-parking structures that have gone up all over town.	5/24/2014 11:17 AM
26	The country club area is becoming very impacted by huge houses.	5/23/2014 9:59 PM
27	The current zoning already address this issue...right?	5/23/2014 7:16 PM
28	Zoning is the standard for each zoning district, this question confuses me.	5/23/2014 4:55 PM
29	Smaller lots you should be able to build a larger home in some cases. Coronado is going to tighten up the restrictions so much that young families will not be able to afford a large enough home to raise a family in town! This will cause a trickle down effect that will start with our school and effect every small business in town!	5/23/2014 4:23 PM
30	I'm not clear what you are asking here -- Are you asking if a Single home is being built in the R-3 zone should it conform to the R-3 standards (setbacks, FAR) or as a Single Family home should it conform the the R-1 standards?	5/22/2014 4:24 PM

Q36 Are there any other questions you believe this survey should have asked?

Answered: 79 Skipped: 265

#	Responses	Date
1	NO	6/15/2014 10:23 PM
2	where will the results be posted?	6/15/2014 2:18 PM
3	You should include questions about the noise and disruption during demolition and building process.	6/15/2014 12:08 PM
4	How do residents feel about a single family house being demolished and a multi family unit (s) being built on the same lot. Large trees encroaching on other people's property. The tree's owners should pay to keep the tree limbs trimmed and on their side of the fence.	6/14/2014 4:20 PM
5	How do you feel about billy boxes?	6/14/2014 1:11 PM
6	Why are we allowing flippers/developers/architects to determine what our city looks like? Del Mar used "story poles" and allows much more neighbor input into changes that will effect the look and feel of a neighborhood. The massive buildings erected by the Palmeri dollar chasers are offensive and need to be discouraged if we don't want to look like every other overdeveloped shore town.	6/14/2014 12:05 PM
7	PLEASE consider the BIG PICTURE here. It's much much bigger than bushes, set backs, and square footage. It's 100% about the quality of life in Coronado. Quality of life is what will drive property values UP in the long run. right now we are in this transitional limbo where some people seem to think that square footage is what increases a property value. WRONG! If we immediately eliminate this over development in town I can guarantee you as an economist that you will see property values increase forever in Coronado. If we allow this over building to continue than we will hit a peak price point and level off because the quality of life here no longer is sustained because of the over population and development. Coronado's land is FIXED. We are not getting any bigger. We need to stop trying to find ways to allow more people to live here. The City is already past a maximum capacity. It just plain is. But I know the City has great concern to continue development and have property values continue to rise. The BEST way to ensure the constant and forever increase in prop value to now be STRICT and STOP the over development. We have to save what is left and fast!!! Thank you so much for providing this survey. Please really take this serious and if you place STRICT laws on new development do not worry. Property WILL become even higher in demand because you have improved the quality of life throughout town. See you at the next meeting.	6/13/2014 5:19 PM
8	These are not questions but issues that I would like to see discussed. it is my understanding that when carriage houses are built, the owners must sign a covenant recorded w/ the county admin. that they will not rent them out. There is no enforcement on this issue. Because carriage houses (which are too big) are built in the alleys, cars from the renters are parking there making these alleys even more crowded. Parking is a very big issue in Coronado and it is going to get worse. Another thing that I have noticed is that houses are now being built w/ three storries.... up and up seems to be the way our town is going. Pretty soon all the air and light will disappear.	6/13/2014 4:56 PM
9	yes. All new construction of all types should be charged a 1% of completed valuation or value-added fee (i.e. a $20,000 fee for a $2,000,000 completed value on a new home or project, or the amount of value increased by the addition or remodel of an existing property), paid by the property owner at the time of permit issuance, which gets paid to CUSD and Islander Sports Foundation, in equal amounts. This would result in in several hundred thousand to potentially a few million dollars annually which these organizations desperately need, and which they in turn will invest and spend in and on our community. 99% of new construction projects are completed at a cost to value ratio that is ridiculously profitable to the owner/developer, and this "tax", though small in comparison to the profits realized or realizable, will help to reward the community for maintaining the desirability and attraction of owning and residing here that owners and eventual buyers are drawn to, and which developers capitalize upon. It would be small price to pay, but a huge benefit for those organizations that help to maintain the quality of life in Coronado.	6/13/2014 2:32 PM
10	Progressive communities prohibit construction which deprives any resident of privacy or water views.	6/13/2014 1:30 PM

11	Stop IMMEDI TELY building mansions in the Country Club area, since there is littleprivacy NOW with what is there. People do not want people looking in 2 story home windows and yards. Terrible living that way!!!!!!!!!! NO PRIVACY WHAT SO EVER! Small homes there FIRST, so it stays that way. People have their life savings in their homes, and can't just move!	6/13/2014 9:43 AM
12	Illegal garage conversion rentals where garages have been converted to living spaces	6/13/2014 7:05 AM
13	Carmel CA has zoning laws that requires individuals that are going to build a home/remodel to put up poles/netting that replicates the overall size outline of the structure they are proposing to build. Neighbors have a time period to make written comments a building committee before a building permit is given.	6/12/2014 11:07 PM
14	What makes Coronado Living so special that is imperative we make significant changes to current regulations?	6/12/2014 10:38 PM
15	It didn't ask if respondents live and/or own in a multi- family zine.	6/12/2014 1:38 AM
16	>> Yes!!! For starters, "Do you have any suggestions or thoughts you would like to share with the Committee?" Communicating with residents on an important topic is a lot more than just asking them survey questions. Surely you recognize this? As a Committee, you need to promote communication with residents in multiple ways over an extended period of time, and take notes. We are not stupid. I believe you would be far more effective in your task by simply sincerely trying to communicate with us first. As a Committee you had a great opportunity to get a good start in this regard at the Workshop...and then you completely mismanaged and wasted that opportunity. That was a critical failure that left many of us doubting your competence to handle the task before you. Sorry to be so blunt. (See http://www.coronadocan.org/articles/opinion-may-21st-rsip-workshop-report) Now the questions are: (1) Are you able to recognize that failure for what it was and (2) Will you therefore work to overcome it from here on out? Communication is the key to the solution for most human problems. It takes more than a survey.	6/11/2014 8:19 AM
17	Questions have touched on or inferred most significant issues, but neighbor and neighborhood friendly should be a touchstone for all zoning standards recommendations and changes.	6/10/2014 3:49 PM
18	1. Why must you always pre-determine the outcome of RSIP studies by equating "improvement" to "down sizing" and "more restrictions"? 2. Why must you always cater to those few residents who only want smaller homes, or single story homes, or want to control their neighbor's home? 3. Why can't you stop tinkering with building standards in favor of longer term consistency?	6/10/2014 12:45 AM
19	Should fire rings be removed to help neighbors in area not have to try & sleep while hearing noises & smelling smoke.	6/9/2014 12:51 PM
20	No	6/8/2014 11:04 PM
21	Parking downtown	6/8/2014 1:34 PM
22	I would have liked you to address the building of 4 homes on a 50 x 150 or so lot. I feel these are the biggest mistake we have made in zoning so far.	6/6/2014 5:52 PM
23	how do you balance property rights. should not restrict bldg next to a structurally and functionally obsolete one story home. many one story homeowners would not want their property restricted to one story when they sell it, only while they live there, because they do not want to bear the loss of market value themselves.	6/5/2014 6:14 PM
24	This question would have had a better chance of being responded to if one could have gone back and reviewed the survey without having prior responses deleted.	6/5/2014 4:09 PM
25	More on sun and solar consideration.	6/5/2014 8:21 AM
26	1) ask folks what they think RSIP stands for-give choices 2) what is the purpose of RSIP-give choices 3) is it right to restrict property owners square footage 4) do you think property owners should have rights to change the design of their home/property? give percentage 5) do you think ownership of homes in coronado is outdated 6) who has more rights to your property, you or your neighbors? give percentage 7) who has more rights to your property, you or Coronado govt.? give percentage 8) do you consider Coronado homes an investment 9) do you think you should have input into new construction/remodel within your neighborhood.	6/4/2014 10:50 PM

27	Yes, why are you messing with building codes again? They have been changed enough in the past. Leave them alone. Country Club is now being rejuvenated with beautiful modern homes and replacing the gravel roofed, 1955 built homes that contain hazardous building materials and do not have adequate heating, square feet, plumbing, electrical, etc. This is actually helping because some of the 1955 homes are being updated vs. re-building. The lots if Country Club can accommodate a large house. The grid of Coronado does not allow that is all areas; thus the homes in Country Club that are under construction are large and beautiful. Country Club will soon become the desireable neighborhood vs. being looked down on since the homes are old and ugly. I have personally tried to keep up with the neighborhood by doing small things to my home. I believe this makes me a better neighbor. Remember, that not everyone wants to build a new home and knock down the old one, so Coronado will remain a mixture of styles and sizes, no matter what. But, to take away an owners value of their property by imposing uncalled for restrictions is really not fair.	6/4/2014 2:43 PM
28	follow the money- and follow up on permits- people put things in their plans and then change them- esp each house will have a tree- they put it in the plan but do not put one in- the city does not check	6/4/2014 8:10 AM
29	Common sense rarely prevails in an area where realtors have the loudest voice. I have seen this trend in the 30+ years I have lived in Coronado. Coronado is essentially built out and yet the density increases constantly. And I doubt the RSIP-3 efforts will lead to many changes.	6/3/2014 11:28 AM
30	Adopt more restrictive conditions for demolition of existing homes.	6/3/2014 10:45 AM
31	Architects should consider aesthetics, scale & visual harmony. Are they considering existing trees? Too much hard scape? Are fences required to enhance ???	6/3/2014 8:01 AM
32	What is the single most significant change to the single family standards in Coronado would you recommend?	6/2/2014 9:42 PM
33	I think when there are standards they should be followed. I know of one house on Glorietta that exceeds the height limit and it was approved by the inspector.	6/2/2014 5:10 PM
34	Limit accessory structures. I do not think the Country club lots are deep enough for accessory structures. If an architect or developer uses the same plan (mostly exterior elevations) over and over with minor modifications we need to limit this. There is one architect who has built three houses within two blocks that all seem to be the same with just window, siding, spacing elements changed. Maybe these need to go through Design Review because they are repetitive/tract like and this is what we don't want in Coronado. The City could have a planner review plans to make sure there is not repetitive housing developments. It needs to be very objective. Thank you for taking on this task.	6/2/2014 2:45 PM
35	Do you agree that zoning standards should reward garages located away from the front of the house. Do you agree in encouraging front porches It seems that the survey doesn't give any credit to RSIP 1 and 2 nor does it acknowledge any improvements	6/2/2014 12:22 PM
36	I think illegal rentals in this town are a much bigger problem than new construction.	6/1/2014 6:40 PM
37	No question. An opinion. The maintenance of a village atmosphere with no standard architecture design having different styles and colors with residential, calm traffic and well manicured yards is the look and feel we want.	6/1/2014 4:30 PM
38	I think the bigger problem on Coronado is not the size of the large single family homes but the insertion of more and more multifamily homes on very small lots into or very near the neighborhoods.	6/1/2014 3:04 PM
39	Just a comment. I was disappointed that the RSIP workshop was not really a workshop. I think that it would have been better to take a lot of input from the public, even if some of it may have been from misinformed citizens who had complaints that had been resolved in earlier RSIPs. The committee could sort that out. It is not alway easy to listen to the public, but sometimes fresh, good ideas can germinate. The committee seems to have missed the importance of "neighbor friendly" construction. Please see http://4abettercoronado.org/PDFs/4ABC-Ad12Sep2012l.pdf which was partially responsible for RSIP 4 being requested by the City Counsel. I do appreciate the time and effort being spent by the RSIP members and thank them for this major undertaking.	6/1/2014 9:23 AM
40	Every lot is unique. Comments/impact statements from adjoining neighbors should be required and reviewed by appropriate city committee. Consistency of codes/standards is important. It may be too late to save Coronado. (I have just had monster two story house with deck overlooking my yard and home at 821 Balboa Avenue.) Setback limits should provide for more graduated limits. Rear yard setback is either 20 or 40% now.Code should have more increments of lot depth to RYSB ratio.	6/1/2014 7:05 AM

41	Good survey	5/30/2014 6:31 PM
42	No. Just to say that most new homes are beautiful & enhance our village in a great way. Newer homes tend to be home owner lived in, where as the older properties can be very run down & neglected & are usually rentals.	5/30/2014 5:52 PM
43	Are you registered to vote in Coronado?	5/30/2014 3:08 PM
44	Yes! You didn't address the multi Family projects which seem to have a large impact now and seems to be the leader in Bulky Projects.	5/30/2014 2:19 PM
45	No. Thank you for being the voice of many.	5/30/2014 12:37 AM
46	Yes. 1) Should we eliminate some of the modifications that allow for building more square footage? (fountains, pillars, balconies, etc.) 2) Should we encourage splitting lots in half instead of lengthwise, i.e. 50 x 70 vs. 25 x 140? 3) Should we build more alley homes that face on alleys instead of entering from a walkway from the street? example: Adella Lane with all of the charming homes that face on this alley	5/29/2014 7:17 PM
47	Just one...what is more important to people...the house size or the trees, gardens, sense of space, ocean air...sense of neighborhood.. Is it better to have enough space for an indoor theater or an outside patio?..that should determine what kind of town we want. thank you	5/29/2014 1:25 PM
48	Lighting placement and airflow may also be subjects worth exploring. Thank you!	5/29/2014 11:09 AM
49	Do you park 2 vehicles in your garage? My answer is yes, always	5/28/2014 6:01 PM
50	The committee should address how the RSIP changes (if any) would be enforced. Current standards appear to be violated but not changed on many constructions. How long after final inspection are we looking at these constructions to see if codes have been reversed or ignored.	5/28/2014 3:23 PM
51	In the slide show you a beautiful carriage home in the alley at 961 I ave. these alley homes are wonderful. They are peaceful, quiet, and beautiful. If I own an R-2 and have 2 children I would like to split my lot to front and back and not be forced into only 1 option (side by side) the front back option should be made available to R-2 lots and should even be made available to R-3 lots. Coronado alleys are the last secret gem in this town and we should not be forced to have all homes facing the street. We do not have to eliminate the side by side option but simply add a new front back option as well. If the front (street home) has parking and the alley too has parking it gives a better look and better feel to the lots. Again, this needs to an option. We do not have to remove the side by side option but simply give a secondary option of front and back. If your new home faces the alley you will use the alley and many people love the alleys and actually would prefer their home to face the alley rather than the street. It is very quiet, private and charming to have an alley home. Please consider this new option and Please, do not turn Coronado into La Jolla. Those of us that have lived here many years would never want to live in mansion in la jolla. Coronado is worth much much more because it is not over run with giant mansions squashed side by side. This is a small and quaint beach town and we need to keep that feel at all costs. Thank you	5/28/2014 11:13 AM
52	A separate survey question should have addressed front yard fence height. At the meeting people complained about not considering the neighborhood. One big issue is the walled fortress next door. No fences, including plantings, above 3' should be allowed in the front yard up to the front edge of the house. Exception for 3rd and 4th only. Other busy streets - no exception. Existing tall fences could be grandfathered in but any alteration to fence or home means the fence has to be modified or removed. Stop the constant approval for variances. The building code and standards should not be so fluid. I didn't see a question on how people felt about all the variances that get approved. No question on how people feel about diagonal parking in residential areas. No question on the "point" system so people can have larger home plans if they do certain things to their plan, such as varying elevations. Residents should have input into what is acceptable regarding the list and each item's value in "points." No question on the continued ability to do lot splits. No question on the restrictions, or lack thereof, to keep a grandfathered in apartment when either the main house or apartment is externally modified.	5/28/2014 10:46 AM
53	How should these requirements be enforced? - currently many zoning infractions continue on un-cited by the city unless a neighbor files a direct complaint.	5/27/2014 9:12 PM
54	General comment - In the workshop presentation, there was no illustration of how the new buildings impacted the rear yards of existing homes. The new houses could look great from the front, and seriously detract from the sunlight, airflow, and privacy available in surrounding rear yards.	5/27/2014 1:05 PM

55	YES, HOW MANY PEOPLE CAN OCCUPY A HOME? I THINK IF A PORTION OF THE HOUSE (IE OVER THE GARAGE) IS A RENTAL THERE SHOULD BE DEDICATED PARKING ON SITE FOR THE RENTER, SO AS TO NOT TAKE AWAY PARKING FROM OTHER NEIGHBORS.	5/27/2014 12:12 PM
56	I was very appropriate	5/27/2014 10:51 AM
57	More information about single family design review.too many homes being built that are too similar. A home should not be designated an Historic home if the Family owning it does not want that designation, or at least all sides heard on the issue with all needs taken into account when determining the designation, including the cost to preserve and protect the property.	5/26/2014 2:05 PM
58	Yes-- adding restrictions on installing fake lawns. These lawns have just as much impact on adjacent properties as encroaching on light, air, view. They drive up the temperature all around them. Can you imagine the heat generated in Coronado if everyone installed fake grass? The loss of our cool green grass is a growing problem. Notice how the School District had to call off school for "heat days" this year-- that has never happened before in all the time we've lived here, despite occasional high temperatures, and I believe the huge amount of artificial turf now covering school grounds contributed to their heat problem.	5/26/2014 12:02 PM
59	Perhaps, thinking ahead, asking input on ways Public Services could encourage homeowners to make their yards more drought tolerant...	5/26/2014 10:55 AM
60	I want to see more single family homes and less monster mansions. Ocean Blvd. and Glorietta are the mansion exceptions in my opinion. Let's keep the inner streets to small to normal sized single family homes.	5/26/2014 9:34 AM
61	No, I appreciate being able to give my input.	5/26/2014 9:04 AM
62	I did not answer question 15 because it was ambiguous. Example: Enforcement of zoning and /or building codes: very important to me (a huge issue) Codes are currently being enforced (no issue)	5/25/2014 10:43 AM
63	Good architecture and good architectural features as well as tasteful landscaping are more important to me than the size of someone's home.	5/24/2014 3:54 PM
64	fence and wall restrictions on corner lots. The last home on he west side of Cabrillo as it swings into Pine St is EXTREMELY dangerous. If I can't see around the corner walking, how does a car see around the corner driving 25-30 miles per hour. VERY DANGEROUS. Also, BLIND DRIVEWAYS (all residential underground parking garages are blind even if they have a mirror). They are a deathtrap to pedestrians and bicyclists. You can't come up slowly enough to be safe when you are backing up a very steep underground driveway. This really needs to be addressed. As I say, those mirrors no not provide enough safety for underground driveways.	5/24/2014 3:37 PM
65	How much would you like to see City codes enforced??? Should we be proactive or reactive?? Should RSIP be called "Neighborhood Improvement Committee"?	5/24/2014 3:26 PM
66	More on trees planted so close to property line that the neighbor has branches, leaves and fruit cleanup on two sides as well as rear!	5/24/2014 1:46 PM
67	no	5/24/2014 12:31 PM
68	Can we change the zoning ordinances so that we stop the building of these "cloud condos"? They're dense and terribly unattractive.	5/24/2014 12:02 PM
69	Thank you for this survey and the work you are doing. It is very much appreciated!	5/24/2014 11:17 AM
70	Good job coming up with the Q's, some I had not considered, will require further thought.	5/24/2014 10:27 AM
71	ARE YOU HAPPY WITH WHAT HAS HAPPENED IN YOUR CITY/NEIGHBORHOOD?	5/24/2014 10:12 AM
72	Note that question 7 asks only about owning or renting single family homes. I own a condo.	5/24/2014 9:33 AM
73	What about AICUZ...400 or so homes in CC are supposedly going to be affected by these restrictions to the expanded clear zone. These additional number of homes were added because military aircraft over the years routinely over fly residences to the right of the offset on Ocean BLVD and across Sunset Park. Pilots often approach on visual without Control Tower direction and approach to Runway 29 coming directly over Sunset Park..not necessary but they do because they can.	5/24/2014 8:36 AM
74	What percentage of these homes that max out the codes are out-of-state citizens? It is now a misnomer to refer to the "Village", what with all the over-crowding, selfishly-large homes, and rude behavior.	5/23/2014 7:53 PM

75	Nope.	5/23/2014 7:16 PM
76	Yes, there should be a separate question on historic preservation to see home many residents think that the historic commission is being too aggressive and sometimes too arbitrary in denying demo permits. Regarding the section on subjects that are issues or non-issues. One of the subjects is: Historic Preservation. That can be taken both ways, too much historic or too little historic and all the issued that arise on the subject, such as devaluing a persons property by deeming a substandard structure historic. When you limit a persons use of his property if often affects the property value in a negative way. That is, in effect, not much different than exercising immenant domain. In those cases the government taking the property must compensate the property owner for the true market value of that property. This has become a real issue in Coronado that is affecting property owners property values in a negative way and is infringing on personal property rights.	5/23/2014 5:37 PM
77	Two things: 1. What about a "look and feel" clause for repetitive designs? If in the opinion of a to-be-designated planner a project has the "look and feel" of too many others in a neighborhood (or just simply smacks too much of a formulaic spec-builder or, truth be told, 'spec-architect' development) said planner would have the (subjective) authority to send the project to Design Review or perhaps some other committee yet to be created. The idea is, obviously, to discourage developer mentality cookie-cutter behemoths by demanding those types of projects be more one-off and therefore more expensive to develop. Right now developers know exactly what a house will cost and for what price it will sell, it's become a virtual certainty. Introducing an element of subjective discernment will undermine that certainty making spec building riskier and less attractive. To be clear, I'm not lobbying for the elimination of spec home building, just its reduction and dilution. Also, I don't support every project needing to be peer-reviewed, just design that's formulaic. No need to hamstring thoughtful designers. 2. What about an "FAR Bank" clause? Whenever the threat of FAR reduction or other building restriction looms on the horizon a kind of now-or-never mentality sets in and property owners rush to get their projects in and to max them out such that, ironically, the new guidelines often precipitate the very thing they're intended to curtail. How do we address that? How about if a property owner elects to build significantly less than the current FAR allows then he or she is given EXTRA FAR bonus points guaranteed towards future development, the future being, say, seven years hence? (The exact percentage, the number of FAR points and the period of time would have to be worked out, of course.) The RSIP in effect at the time the project was initially approved would govern the property in perpetuity (as long as the future development was an addition and/or remodel, not a scrape-and-build-new scheme) so there would be less pressure to max-out now, in fact there would be incentive to build smaller. Yes, there would be those who would take advantage of this clause and in those cases we'd ultimately end up with some bigger homes, but many folks would stay put with their smaller (but not small) homes because when they finally got to looking at it the high cost to remodel, lifestyle disruption during construction, design challenges, etc. would make it more effort than it was worth.	5/23/2014 4:51 PM
78	What role, if any, should the characteristics of the residence that previously occupied a site play in the standards that apply to its future development? My answer: The applicable standards for a specific site should be influenced by the block/neighborhood in which the lot exists and the character, e.g., number of stories and size, of the structure that previously occupied the site. What factors beyond FAR, building massing etc. influence the character of a neighborhood? My answer: In addition to the number of cars parked on a street, the treatment of the parking strip, quality and maintenance of the landscaping of the residences, and extent to which properties are enclosed by fences or walls significantly influence the quality of life of a neighborhood and preservation of a "village' atmosphere.	5/23/2014 4:34 PM
79	This looks to be a survey of the R-1 zone but I am looking forward to a review and adjustment to the R-3 zone as well.	5/22/2014 4:24 PM

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PROVIDE DIRECTION ON A REQUEST FOR A THREE-MONTH PILOT PROJECT FOR A PUBLIC VALET SERVICE AT THE INTERSECTION OF ORANGE AND B AVENUES

RECOMMENDATION: Receive report and provide direction to staff.

FISCAL IMPACT: If approved, there will be some undetermined in-kind costs and other minor costs to the City to implement, verify, and report back to the Council on the results of the pilot project. If needed, the gross cost of the valet service itself ($13,605 per month) has been approved to be funded by the Coronado Tourism Improvement District up to $40,000.

CITY COUNCIL AUTHORITY: Providing direction on a valet service is a legislative action. Generally, "legislative" actions receive greater deference from the courts, and persons challenging a legislative action must prove that the decision was arbitrary, capricious, or unlawfully or procedurally unfair.

CEQA: The three-month pilot project is categorically exempt under CEQA Section 15306 Class 6, Information Collection.

PUBLIC NOTICE: Staff has spoken with MainStreet and the Chamber of Commerce regarding this proposal and previously conducted a survey of businesses in the vicinity regarding the need and funding for such a service (see Attachment F survey results). A notice of this item was provided to the property addresses within 300 feet of the proposed valet location.

BACKGROUND: The below chart provides a brief summary of the affected parking spaces:

Summary of Parking Space Utilization	Proposal		Staff Recom.
Valet Parking spaces available from BofA garage			
11 a.m. to 10:00 p.m.	+40		+40
5:30 p.m. to 10:00 p.m.	+15		+15
Net increase in parking spaces	0*		0*
Meter parking spaces to be removed			
For joint valet loading zone on B	-4		-3
Temporary parking spaces envisioned to be added/reclaimed			
Passenger loading zone at La Avenida Inn	+1**		+1**
Existing loading zone on B	+2		+2
Loading zone at Vigilucci's	+3**		+3**
Net increase in public parking spaces	+2		+3

* Converting "public" parking spaces to valet results in no net increase per se, although more spaces can be created by tighter valet parking and using business spots after hours.
** These spaces are within Caltrans r-o-w and need their agreement to permanently change.

With the exception of the free valet at Sharp Coronado Hospital, recent attempts at valet service in Coronado have not been very successful. Within the last few years, the valet service at Vigilucci's has ended and the City-required valet at Nicky Rottens and Miguel's Cocina Mexican Restaurant (aka Miguelito's) have seen little use (although zoning-required valet services have little incentive to proactively serve the public).

In January 2013, the Council considered the Planning Commission's recommendations on joint use, valet parking, and parking meter regulations. With regard to valet services, the Planning Commission recommended (1) the City Council direct staff to develop a comprehensive valet parking plan including the appropriate process requirements; and (2) the Council make a determination if valet services should be allowed to satisfy parking requirements or may only serve solely as a business enhancement. At that time, the Council concurred with the portion of the report that cautioned, ". . . requests for Joint Use and Valet parking have only occurred a few times over the past 20 years. Given the infrequency of such requests, it may not be in the City's best interest to go through the Local Coastal Plan amendment process for changes to zoning regulations that are used only rarely." However, by not addressing parking in a comprehensive manner, staff is currently limited to developing or responding to requests in a piecemeal fashion that may not always provide the most efficient utilization of public parking in general.

In May 2015, the Council directed staff to work with a qualified parking service company to evaluate opportunities for a communal valet in consultation with businesses in the downtown business district. The City then met with downtown restaurant owner David Spatafore to discuss valet services in general and reached out several times to the owner of the Bank of America (BofA) building to determine their interest in utilizing excess parking spaces in their garage for valet service with no success, apparently due to an impending sale of the property which occurred at the end of 2015.

In December 2015, the City conducted a mail survey of 56 businesses and property owners (six surveys were undeliverable) in the vicinity of the 1300 block of Orange, between B and Adella, to gauge their interest in valet services. Nineteen surveys were returned for a 38% response rate. On a five point scale (1=No Need and 5=High Need), the majority (53%) of non-restaurant business owners in the area did not see a need for valet service. All three restaurant owners that responded to the survey rated the need for valet either a 4 or 5. Of the respondents who thought their customers would be willing to pay for valet services, the average amount they suggested was $7 (with a range of $3-$15).

The City met again with David Spatafore in February 2016, at which time he expressed an interest in submitting a proposal for valet services for the 1300 block of Orange and general vicinity. Mr. Spatafore submitted a more formal proposal for valet services to the City and sought and received approval from the CTID in March for up to $40,000 in funding for a pilot valet service for three months this summer with the desire to begin the service May 27. Mr. Spatafore' s initial proposal to establish a valet service on the south side of B Avenue from Orange Avenue to the alley was unable to gain the full support of the adjacent property owners, so an alternative proposal for the north side of B Avenue is now being brought forward.

Mr. Spatafore will provide the Council with an overview of his valet service proposal as developed with LAZ Parking (Attachment E) and discuss his outreach to nearby businesses that would be affected by the service. In general, it includes providing professional valet service on B Avenue (adjacent to the Bank of America) near the Orange Avenue intersection during the summer from 11 a.m. to 9 p.m. Sunday through Thursday, and from 11 a.m. to 10 p.m. Friday and Saturday.

This would be a public valet service with cars parked in 40 spaces under contract by LAZ in the BofA parking garage during the day, with an additional 15 spaces available in the same garage after 5 p.m. In order to provide the greatest visibility and opportunity for success, the proposal requests the dedication of four parking spaces at the corner of Orange/B Avenue (adjacent to the B Avenue side of BofA) and strategically placed signage on Orange Avenue and Tenth Street to direct cars to the valet location (see Attachments A, B, C and D prepared by staff).

In order to reduce the impact to on-street public parking, the proposal requests moving the existing 50-foot yellow loading zone on B Avenue to the corner of Orange/B Avenue and extending it an additional 30 feet, which would result in the removal of four public parking spaces at the corner and returning the existing 50-foot yellow zone back to two public parking spaces. The new 80-foot loading zone would serve as a 20-minute loading zone until 11 a.m., after which it would be utilized for valet services. In addition, the proposal recommends converting the nearby one space white passenger loading zone on Orange Avenue in front of La Avenida Inn to a metered public parking space and converting the three space yellow loading zone on Orange Avenue in front of Vigilucci's to metered public parking.

ANALYSIS: Staff has discussed the proposed valet service in more detail with Mr. Spatafore, received input from the Chamber and MainStreet, and has the following observations and recommendations, if it were to be approved.

Valet drop-off/pick-up location – In staff's opinion, the additional drop off and loading activities created by a valet at this location would not create undue safety concerns given the relative speed and visibility at this intersection. Ideally, cars would approach the valet zone from B Avenue traveling south towards Orange. After being dropped off, cars would be driven around the block (right turns at Orange, C, Tenth, and B) before entering the parking garage. Proper signage will be important to reduce the number of vehicles that make a U-turn to enter the valet zone.

Normally, the City considers 40 to 60 feet (2-3 parking spaces) to be sufficient for valet service. In this case, the service provider is requesting four parking spaces, which occupy approximately 80 feet of curb space along B Avenue. Given the proximity of the BofA parking garage and a staffing level of two valets during most hours of operation, 60 feet of curb area should be sufficient. Additional valet drivers could also be added during the busiest times to alleviate any congestion.

Directional Signage – In staff's opinion, in order to be successful, this proposal requires two signs in each direction on Orange Avenue (to turn at Tenth), and two signs on Tenth (one at C to continue straight; and one at B to turn right). Ideally, you could add an additional sign at the Tenth at C Avenue and Tenth at B Avenue locations (one on each side of the street) for a total of

eight signs. All of these signs could be located on existing concrete light poles with the exception of Tenth at B, where poles would have to be added, as SDG&E does not allow signs on their wooden poles for safety reasons. The sign locations on Orange Avenue are within Caltrans' right-of-way. During the three-month pilot period, temporary signage could be placed on the poles. If made permanent, Caltrans authorization would be required.

Loading Zones – Per the Municipal Code, yellow loading zones are for 20-minutes maximum between the hours of 6 a.m. and 6 p.m. At other times, anyone can park in a loading zone without restriction. Staff agrees with the proposal to move the existing loading zone and create a new loading zone/valet area on the corner of B between 6 a.m. and 11 a.m. as the majority of, but not all, commercial loading occurs during the morning hours. As an option, the existing 50 foot loading zone could remain, in addition to the new loading zone/valet. The loading zone in front of Vigilucci's was created in 2009 for the purpose of allowing a valet service at this location. Prior to this change, the entire curb was designated red by Caltrans. During the three-month pilot period, it would be easier if the loading zone was allowed to remain, but re-striped to allow for public parking after 11 a.m. (rather than 6 p.m.). If this area is converted to three metered parking public parking spaces in the future, staff would need to receive authorization from Caltrans.

The white passenger loading zone in front of the La Avenida Inn was originally a metered parking space but was converted to a passenger loading zone at the request of the owners (Gus and Barbara Theberge) of La Avenida Inn. The owners have indicated to staff that they would be agreeable to converting it back to metered parking in support of the proposed valet service. Staff could restripe the area temporarily to allow for public parking. To make the change permanent, authorization from Caltrans would be required.

Miguelito's Valet - Miguelito's is required to offer valet service from the white curb zone in front of the El Cordova Hotel on Adella Avenue and provide ten parking spaces for valet (currently secured in the BofA garage) as a condition of using 1142 Adella (Miguelito's) for banquet and restaurant use. If the pilot valet service is approved, it would be staff's recommendation that Miguelito's be allowed to have the pilot valet service serve as their valet if their ten parking spaces were made available to LAZ for overflow valet parking. The white zone in front of the El Cordova Hotel would otherwise remain as is.

Valet Operations – Typically, a valet service includes a podium (with an attached sign), an umbrella, and at least one double sided A-frame sign. At the proposed site, this equipment would be placed on the sidewalk near the intersection of Orange and B Avenue, in a location that would not impede pedestrians.

Although the valet service provider has suggested a valet rate of $7-$10, and would defer to the City's direction on this matter, staff believes the professional valet service should have the discretion to set the rate based on the elasticity of demand throughout the day, with a rate no greater than $15, with the objective of maximizing the number of vehicles parked and still generate sufficient revenue to cover the monthly valet cost of $13,605.

Data Collection – If approved, staff would recommend that accurate statistical records be kept by the valet provider to track time of day usage and the name of businesses patronized. This would include recording the time in and out of each vehicle and making a note of the driver's response to an inquiry as to the purpose of their visit or what businesses they visited. The data should be provided to the City on a weekly basis.

Conclusion - Parking is at a premium in the downtown area and removing any public parking spaces must be carefully considered. In this instance, one could argue that the public could already take advantage of the 40 parking spaces in the BofA building by self-parking for five dollars ($5) or the City could enter into a lease (approximately $90 per space per month x 40 spaces = $3,600 per month) and make it free public parking for significantly less than the monthly valet service charge. However, it remains to be seen if the valet service can pay for itself (or generate net income); valet providers can create more spaces by better utilization of the parking spaces during the day and/or after hours; and valet service can provide a convenience factor for the public.

ALTERNATIVES: Modify or deny the proposal or request staff to pursue other options.

Submitted by City Manager/Assistant City Manager Ritter

Attachments:
A – Map of Valet Driver Route
B – Map of Valet Customer Route and Signage
C – Sample Valet Parking Directional Sign
D – Map of Existing Loading Zones
E – Community Valet Management Proposal
F – Results of City Valet Survey

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	JK	JNC	MLC	NA	EW	NA	NA	NA	CMM	NA

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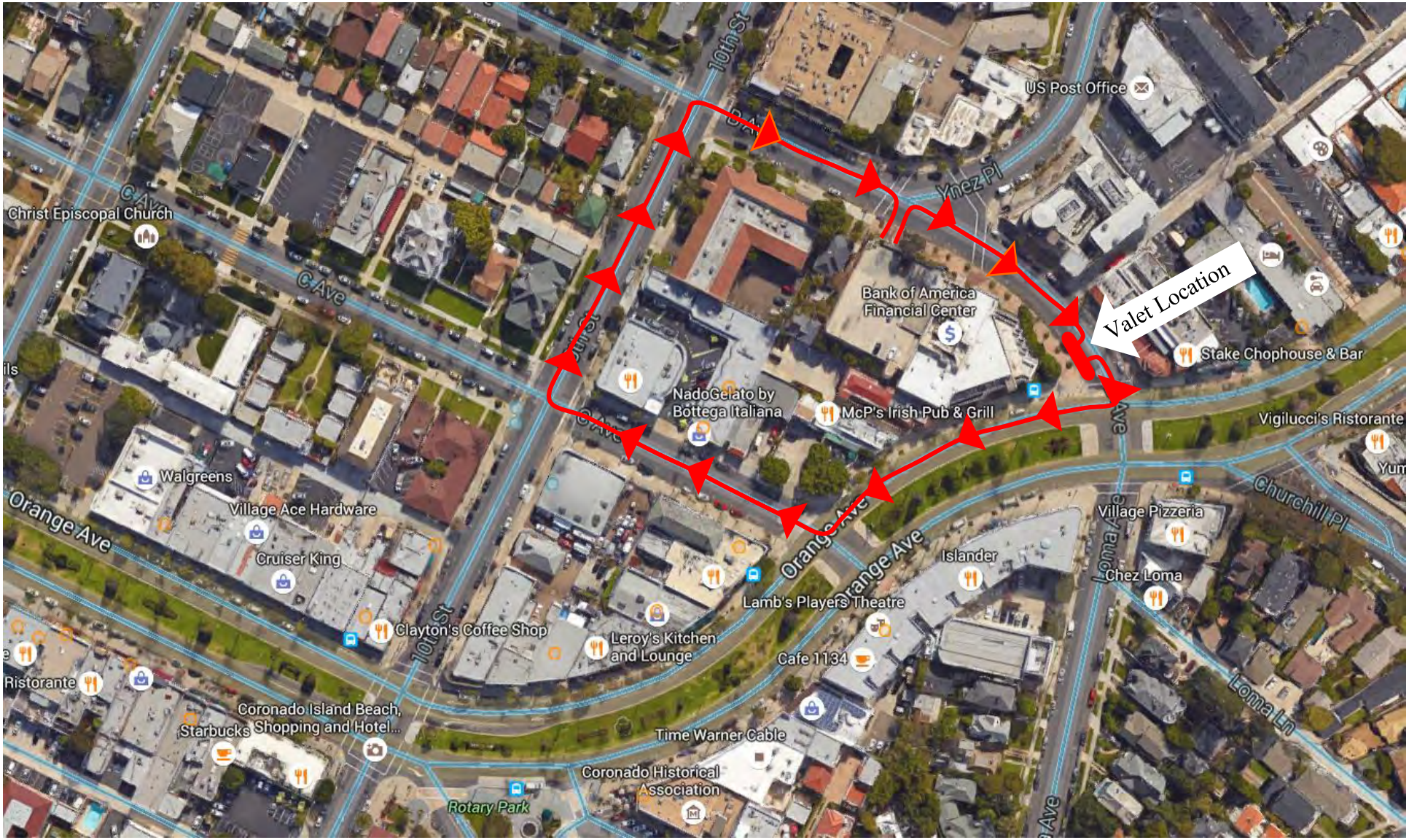
ATTACHMENT A –Valet Driver Route



Proposed Valet Driver route

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ATTACHMENT B –Valet Customer Route and Signage

Proposed Valet Customer route

Recommended sign locations

Optional sign locations

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ATTACHMENT C – Sample Valet Parking Directional Sign

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ATTACHMENT D –Existing Loading Zones

3 Proposed Loading/Valet Zone with 3 spaces

3 Existing Loading Zone (Vigilucci's) with 3 spaces

2 Existing Loading Zone (BofA) with 2 spaces

1 Existing Passenger Loading Zone (La Avenida Inn) with 1 space

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PROPOSAL FOR VALET MANAGEMENT

Coronado, CA

March 1, 2016

LAZ PARKING

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EXECUTIVE SUMMARY

March 1, 2016

Mr. David Spatafore
Owner
Blue Bridge Hospitality

Dear David,

Thank you very much for giving LAZ Parking the opportunity to present you with this proposal to work together in bringing a Community Valet Parking Zone to serve the restaurants, tourists, and citizens of the City of Coronado.

Overview

LAZ Parking proposes to provide turnkey valet parking services for guests of Stake Chophouse, Brigantine/Miguels's, and any other surrounding local restaurants and attractions in Downtown Coronado. We will provide an onsite valet supervisor supported by an Area Supervisor who will work with the City and Management team of the restaurants to adjust hours of staffing according to the needs of the Zone and its Patrons.

Schedule

As per your request, we would propose to staff the valet under the following scenario:

	Valet Schedule						
	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Dinner Valet Attendant 1	6pm-9pm	6pm-9pm	6pm-9pm	5:30pm-10:00pm	5:30pm-10:00pm	5:30pm-10:00pm	6pm-9pm
Dinner Valet Attendant 2	5:30pm-10:30pm	5:30pm-10:30pm	5:30pm-10:30pm	6pm-11pm	6pm-11pm	6pm-11pm	5:30pm-10:30pm
Lunch Attendant 1	11am - 3pm	11am - 3pm	11am - 3pm	11am - 3pm	11am - 3pm	11am - 3pm	11am - 3pm
Lunch Attendant 2	11:30am -5:30 pm	11:30am -5:30 pm	11:30am -5:30 pm	11:30am -5:30 pm	11:30am -5:30 pm	11:30am -5:30 pm	11:30am -5:30 pm
	18	18	18	19.5	19.5	19.5	18
	Weekly Hours					Total	**130.5**

Uniforms

LAZ Parking will supply all uniforms for the valet parking operation. A picture of uniforms at some of our current locations is provided here. We can use one of our current uniform designs for the operation, or we will work together with the on-site management team to find a custom look that best meets the Property's needs.

Financial Terms

LAZ would respectfully propose to operate the valet parking service under the following fee structure:

- **Management Fee:**

7-day per week operation: $4000.00 per month

All operational costs to provide a professional valet program are included in our monthly management fee including all of the following:

- ✓ Monthly Storage Cost for dedicated storage of up to 40 valet parking stalls at the 1199 Orange Avenue Garage during the day, and 55 spaces dedicated for valet during the evening (after 5pm)
- ✓ Hiring, On-going Training, and Management of Professionally Uniformed and Groomed Valet Attendants
- ✓ Valet Parking Tickets
- ✓ $50,000,000 Umbrella Insurance Policy, with City of Coronado, Blue Bridge Hospitality, Stake Chophouse and any affiliates listed as additional insured on our policy
- ✓ Dedicated Claims Consultant and Professional Claims Management for payment and processing of any claim
- ✓ Monthly Trendsource Mystery Shopper Service to ensure consistent quality of valet service
- ✓ Black valet Podium and unmbrella with stand
- ✓ Executive Oversight of Operation
- ✓ Roving Supervisor and Emergency Response Team

Valet Cost – (7 days per week):

Cost per Labor Hour:	$17.00
Total Minimum Billed Labor Hours per Month:	565
Total Labor Cost:	$9,605.00
Monthly Management Fee:	$4,000.00
Total Estimated Monthly Cost of Service:	$13,605.00

Valet Revenue credited back to offset the cost of the operation

LAZ will work together with the City to set a suggested valet parking rate. Based upon our current experience in the market, we would *suggest* a valet rate of $7-10 per vehicle. The parking rate can be adjusted at anytime, and will be 100% set at ALL TIMES by the City. All Valet Revenue received from the program will be retained by LAZ, and put into a fund that can be used at the City's discretion to pay for the cost of the valet program or extend the valet program beyond the intial trial period.

In Conclusion:

We sincerely want thank you once again for providing us the opportunity to present this proposal. If there is any aspect of our proposal that you would like to clarify or discuss, we are available to answer your questions anytime over the phone and we are available to meet with you anytime at your request.

Very Respectfully Yours,

Eric Smith

Eric Smith
Director – Business Development
LAZ Parking
(858)964-8449 Mobile

1. CUSTOMER SERVICE – BECAUSE FIRST IMPRESSIONS MATTER!

From its beginning as a valet parking company with just one valet parking location, today the LAZ brand has grown to the point where we now valet-park more than 1,500,000 cars every year in California alone. ***We look 1.5 million people in the eye as they hand over their keys and entrust their vehicles to us.*** This personal service translates into the way we will treat everyone that we come in contact with at the valet zone.

The City of Coronado's brand credibility depend upon the ability to deliver extraordinary services to your patrons and guests and the valet experience is an opportunity to showcase the first and last impression of a commitment to service! **We understand that**. That's why we created **our GENI Service Standards and Service Pledge**.

We've taken skills, experiences, and best practices from years of serving premier hospitality clients, and have organized a parking program specially tailored to the needs of each client. It is the professional collaboration of three decades of hospitality experience. We admit it is not complex or complicated, however, when executed with a focus on service it will set the tone for a first class experience for each and every guest to visit the Zone.

Practice GENI with every guest - every time:

- **GREET** each guest within 15 seconds and personally express a warm "Welcome!"
- **EYE CONTACT:** Make eye connect with each guest to establish a human level of connection and trust with the guest.
- **NAME RECOGNITION:** Our valets will ask for the guest's name upon arrival and will use their name at least once on the way in and on the exit. They will also introduce themselves by name during the initial greeting.
- **IMPRESS SOMEONE**: Anticipate a need, or ask a helping question upon arrival and at exit

Our Hospitality Service Pledge: *"Read the Need"*

Let's take a more in depth look at each of these commitments:

GREETING: When a welcoming Valet Ambassadors is committed to greating each vehicle within 15 seconds and has a sense of urgency to meet the guest and express a warm "Welcome", they are setting the stage to build a relationship and connect with them on a human level. Our Valet Ambassadors are chosen based on their ability to interact smoothly with the guest and pick up on the mode and style of the arriving guest. We call this "Read the Need" and it is the little moment of truth that can make the difference between an average arrival experience and an exceptional one that is warm and welcome.

1. CUSTOMER SERVICE - BECAUSE FIRST IMPRESSIONS MATTER!

EYE CONTACT: Trust is established when people look one another in the eye, we all know that, but it does not mean that customer service programs focus on teaching their staff the importance of building it into the way they interact with a guest. Our Valet Ambassadors and greeters are trained to "lock in" with the guest and make that connection. If a guest is in a hurry, we will read that need, but either way, our greeting includes a moment of truth to create a level of trust. The same is true on the exit, our and valets are trained to look the guest in the eye and develop a trust level with every interaction.

NAME RECOGNITION: People love to hear their own name especially in a service environment. It is because of this reason that we feel a strong bond with the guest will be built when we use their name. "Mr. Baker, your vehicle will be up front in just a minute, thank you for your patience". We teach our people in hospitality and locations to look for opportunities to use the guest's name upon both arrival and departure.

IMPRESS SOMEONE: Anyone can deliver average service - so we look for ways to impress someone. Perhaps when the guest arrives they will need directions; we'll offer them. Or, perhaps they just finished a Starbuck's coffee; we'll offer to throw the cup away. There are dozens of ways to "Read the Need" or offer a special something to a guest. And, when it comes to service recovery, we teach our staff the importance of turning Challenges into Opportunities with our belief that whenever we do not live up to the guest's expectations, it becomes an opportunity to show them we are 100% committed to making it right!

Cory Orcutt - 12 Years with LAZ

Leslie Luna - 10 Years with LAZ

2. STAFF SELECTION-ONLY THE BEST

At LAZ Parking we are VERY selective in our interview process and our screening measures ensure that we are choosing the best possible candidates for the Community Valet Zone. Additionally, any undeserving candidate who may get through our screening process will be weeded out through our on-site mentoring program designed to put the finishing touches and final seal of "approval" on all new hires.

Josh Escalante – 11 years with LAZ

Below is an outline of our screening process:

Preliminary Pre-Interview Screening

All employees are encouraged to apply on line for initial screening. Once approved on line at the front-end of the process, our HR recruiter will conduct a professional telephone interviewing service to pre-screen candidates ***before*** they are invited in for formal interviews. Hiring managers are trained in how to narrow down the potential pool of applicants to qualified individuals, and how to thoroughly check employment and personal references.

Pre-Employment Background Checks

All candidates for employment, prior to receiving an employment offer, must successfully pass a pre-employment background check. Depending on the reference of previous employers the candidate will move into the next phase of background checks.

Criminal Background Checks

LAZ PARKING utilizes the services of American Background Information Services, Inc., to perform background checks (including criminal record searches, credit history and motor vehicle record searches) on all prospective entry-level and management candidates. Screening of all management-level candidates, including supervisors, specifically covers criminal records, credit violations, motor vehicle driving infractions (if the positions involve driving), educational credentials and prior employment.

DMV Background Checks:

Candidates applying for driving positions are screened for criminal and motor vehicle driving infractions. If the position does not involve driving, the candidate is screened for a criminal record.

Pre-employment Drug Tests

Pre-employment drug testing is required of all candidates for employment . We administer similar drug screening tests at all managed locations in which the client requests that we do so.

3. INSURANCE

LAZ Parking currently maintains the following minimum insurance coverages. We will name City of Coronado and any affiliates as additional insured on our policy:

General Liability:

$2,000,000	General Aggregate (Per Location)
$2,000,000	Products and Completed Operations Aggregate
$1,000,000	Personal and Advertising Injury
$1,000,000	Each Occurrence
$ 50,000	Fire Legal Liability (Any one Fire)
$1,000,000	Non-Owned and Hired Automobile Liability
$1,000,000	Employee Benefits Liability
$1,000,000	Garagekeepers Legal Liability (Per Location)
$ 25,000	Self-Insured Retention – Combined Per Occurrence For General Liability and Garagekeepers Legal Liability and Garagekeepers Legal Liability (Loss Costs Included within the self-insured retention)

Automobile Liability:

$1,000,000	Automobile Liability
$ 5,000	Medical Payments / per person
$1,000,000	Uninsured Motorists
$1,000,000	Underinsured Motorists
$ 1,000	Physical Damage Deductible

Crime Coverage:

	Liability	Deductible
Employee Dishonesty – Blanket	$ 250,000	$1,000
Money and Securities on/off Premises	$ 10,000	$1,000
Robbery and Safe Burglary on/off Premises	$ 10,000	$1,000

Excess Liability:

$50,000,000	Excess Liability Per Occurrence
$50,000,000	Aggregate Limit

4. CLAIMS AND RISK MANAGEMENT

Claims Management

When we assume management responsibility for a parking operation, we immediately institute a number of steps to minimize damage claims. Among other things, we will re-train existing employees, focusing particular attention on facility safety, equipment operation and potential slip and trip hazards. When incidents do occur, we have efficient procedures to expedite the claim process.

LAZ hires under a retention contract, a Risk Manager that handles all claims that fall under the SIR. Peneli Santonil, our Risk Manager has been retained for 10 years and previously worked for Geico Insurance for more than 7 years. Peneli is certified to handle claims within the California Department of Insurance rules and regulations.

Peneli Santonil
Professional Claims Consultant &
Director of the National
Valet Parking Association

National Valet Parking Association

Online Valet Safety Training

As a proud member of the National Valet Parking Association (NVPA) we are proud to be one of the first valet companies in the nation to adopt Valet Safety Certification from the NVPA. In fact, our founder Michael Harth developed this program which trains our employees on avoiding Vehicle Theft, Personal Injury, Damage Claims and Key Claims. All employees go through this online training and are specifically tested on retention and will not be certified unless they pass the final exams for each section.

5. REFERENCES AND RESTAURANT CLIENTS

The Del Mar Plaza, Del Mar

1555 Camino Del Mar
Del Mar, CA 92037
(858) 876-1165
Contact: Michael Hull

Jake's Del Mar

1660 Coast Boulevard,
Del Mar CA 92014
(858)-755-2002
Contact: Perry Ustick

George's at the Cove La Jolla

1250 Prospect Street
La Jolla, CA 92037
(858) 454-4244
Contact: George Hauer

5. REFERENCES AND RESTAURANT CLIENTS

Cohn Restaurant Group
656 5th Avenue
San Diego, CA 92101
(619)-236-1299
Contact: David Cohn

Fogo De Chao Brazilian Steakhouse
668 6th Ave, San Diego, CA 92101
(619) 338-0500
Contact: Adam Schroeder

TS Restaurants
225 W Plaza St # 300
Solana Beach, CA 92075-1164

TS Restaurant CA locations:
Duke's Huntington Beach
and Malibu locations
(858) 720-2388
Contact: Bill Parsons

5. REFERENCES AND RESTAURANT CLIENTS

Landry's Restaurants Inc.

1510 W. Loop South
Houston, Texas 77027

Landry's Charthouse CA locations:

Newport Beach, Marina
Del Rey, Redondo Beach, Dana
Point, Malibu and Cardiff Locations
(858) 442-6236
Contact: Mike Richardson

SBE Entertainment Group

8000 Beverly Boulevard
Los Angeles, CA 90048

SBE CA Restaurant locations:

The Bazaar at SLS Hotel Beverly Hills,
Gladstone's Malibu, Cleo Hollywood,
Katsuya Hollywood
(323) 330-8059
Contact: Xavier Moulin

The Centre at Lexus/Vintana Wine + Dine

1205 Auto Park Way
Escondido CA 92029
(760)-690-2796
Contact: Drew Davis

5. REFERENCES AND RESTAURANT CLIENTS

The Brigantine

3263 Camino Del Mar
Del Mar CA 92014
(858)-481-1166
Contact: Tyler Martin

The Poseidon

1670 Coast Boulevard
Del Mar CA 92014
(858)-755-9345
Contact: Tom Rangles Jr.

San Diego

George's at the Cove
1250 Prospect Street
La Jolla

Fogo de Chao
668 Sixth Avenue
San Diego

Marine Room
2000 Spindrift Drive
La Jolla

Blue Point Coastal Cuisine
565 Fifth Avenue
San Diego

Lou & Mickey's
224 Fifth Avenue
San Diego

Encore Champagne Bar
531 F Street
San Diego

Analog
801 Fifth Avenue
San Diego

Rei Do Gado
939 Fourth Avenue
San Diego

Roppongi
875 Prospect Avenue
La Jolla

The Prado
1549 El Prado
San Diego

Chart House
2588 S. Coast Hwy01
Cardiff

The Brigantine
3263 Camino Del Mar
Del Mar

Jake's Del Mar
1660 Coast Boulevard
Del Mar

The Poseidon
1670 Coast Boulevard
Del Mar

World Famous
711 Pacific Beach Drive
San Diego

Brooklyn Girl
845 Fort Stockton Drive
San Diego

Vintana
1205 Auto Park Way
Escondido

Morton's Steakhouse
285 J Street
San Diego

Croce's Park West
2760 Fifth Avenue
San Diego

Pacifica Del Mar
1555 Camino Del Mar
Del Mar

Los Angeles

Gladstones
17300 Pacific Coast Highway
Pacific Palisades

Morton's Steakhouse
6250 Canoga Avenue
Woodland Hills

Katsuya
6300 Hollywood Boulevard
Los Angeles

Delphine - W Hollywood
6250 Hollywood Boulevard
Los Angeles

Cleo - Redbury Hotel
1717 Vine Street
Los Angeles

Chart House
18412 Pacific Coast Highway
Malibu

Duke's
21150 Pacific Coast Highway
Malibu

Stefan's at LA Farm
3000 W. Olympic Boulevard
Santa Monica

Gordon Ramsay - London
1020 N. San Vicente Boulevard
West Hollywood

BLVD. 16 - Palomar Hotel
10740 Wilshire Boulevard
Los Angeles

Caulfield's - Thompson Hotel
9360 Wilshire Boulevard
Beverly Hills

The Bazaar - SLS
465 S. La Cienega Boulevard
Los Angeles

City of Coronado Mail Valet Survey - Dec. 2015

	TOTALS	PERCENT
1 On a scale of 1-5 how do you rate the need for a valet service in this area of the City from your prespective?		
1 = No Need	9	47%
2	1	5%
3 = Medium Need	2	11%
4	1	5%
5 = High Need	6	32%
	19	100%
2 Please check any time period you believe a joint use valet service is needed (check as many or as few time periods you believe are needed):		
Not needed at all	8	24%
Summer	8	24%
Year Round	1	3%
Weekday mornings	0	0%
Weekday afternoon	2	6%
Weekday evenings	3	9%
Weekend mornings	1	3%
Weekend afternoon	4	12%
Weekend evernings	6	18%
	33	100%

Other time period:

Holidays - all day, most of Dec. Nights

Perhaps more hours/days in summer?

I never have a problem with parking close to this area.

3 If established, how much do you believe your customers would be willing to pay for valet service? (Fill in the blanks or check a box)		
A flat fee of $__ ($3-$5; $3-$5; $10-$15; $35 Overnight/ $25 day; $5-$8; $5-$10)	6	30%
An hourly rate of $_____ ($7)	1	5%
My customers would only use a valet service if it were free	5	25%
My customers would not use a valet service	8	40%
Other amount or method:	0	0%
	20	100%
4 How much do you believe business owners would be willing to pay to subsidize a joint use valet service?		
Per validated customer that patronizes their business:		
Zero	12	63%
$1	0	0%
$2	0	0%
$3	2	11%
$4	0	0%
$5	1	5%
No response	4	21%
	19	100%

Fixed amount per month:

Zero	10	53%
$50	1	5%
$75	0	0%
$100	1	5%
$150	0	0%
$250	0	0%
No response	7	37%
	19	100%

Other amount:

Unknown at this time, but yes we would help

Not a part of my business model - so cannot say

5 Demographics: Check all that apply.

I operate a retail business within the proposed valet servcie area:

Yes	3	16%
No	3	16%
No response	13	68%
	19	100%

I operate a restaurant business within the proposed valet servcie area:

Yes	3	16%
No	4	21%
No response	12	63%
	19	100%

I own/operate another type of business in the valet service area:

Yes	10	53%
No	3	16%
No response	6	32%
	19	100%

If you answered 5.c yes, describe your business:

Gym

Real Estate Office

Real Estate

Law

Segway Tours

Dental Practice

Office/Legal Services

M.D.

I own property in the proposed valet service area:

Yes	3	16%
No	4	21%
No response	12	63%
	19	100%

6 Please provide any other comments or information you believe would be helpful in determining if there is a need or support for establishing a joint use valet service:

7 Optional: Name, Address, Email

Gym in Coronado

Aileen Oya
1033 B Ave #303
aileenoya@gmail.com

Bill Maxamyafty
1001 B, Suite 202

Norman C Funk
1050 B Avenue
ncfunk@sbcglobal.net

Margaret Meadows, DDS
1001 B Avenue, Ste. 313
drmmeadows@gmail.com

Melanie Baurnann - Miguel's
1351 Orange
mbaurnann@brigantine.com

Rachel Sandmann
1303 Orange Avenue
rsandmann1@earthlink.net

Marc Francois
1351 Orange Avenue
mfrancois@elcordovahotel.com

Mike Morton, Jr.
7889 Ostrow St. SD 92111
mmortonjr@brigantine.com

Coronado Mail & Parcel Center
1033 B Ave
coronadomailparcel@earthlink.net

Walt Boroditsch

Damel Brunner - Vigilucci's
1300 Orange Ave.
vigiluccis.coronado@gmail.com

Comment #5: The "Summer Season" is busy but for 8 1/2 months there really is no problem for most businesses including office related ones. Why burden all with new fees/taxes to accommodate a few businesses that cater primarily to tourists. You still have to park the cars and 2 trips per car - not one per valet.

Comment #12: I do not need a valet service but believe the neighboring restaurants would benefit. I am strongly opposed to the valet service being stationed in front of my or any other retail store - as it will most likely cause potential customers to "walk around" the front of my store and not enter. I believe this would be the case for any store. This behavior can be observed at existing valet services. I am not willing to support this effort Financially - as my customers would not use it.

Comment #17: I looked at having a valet service for Brigantine using my area for Enterprise (with proper approvals) and had little interest. Sounds like a valet service approached the City to start a service.

Note: Mailed 56 surveys, 6 were undeliverable, and 19 surveys were returned for a 38% return rate.

AUTHORIZE THE CITY MANAGER TO ISSUE A REQUEST FOR PROPOSALS FOR THE HEAD GOLF PROFESSIONAL CONCESSION AT THE CORONADO MUNICIPAL GOLF COURSE

RECOMMENDATION: Authorize the City Manager to issue the Request for Proposals.

FISCAL IMPACT: The Head Golf Professional (HGP) Concession at the Coronado Municipal Golf Course currently generates approximately $145,000 in revenue per year for the Golf Enterprise Fund.

The current pro shop model provides for the concessionaire to receive 100% of all merchandise and non-merchandise gross revenues. (Green fees are excluded.) Over the past five years, the concession has realized an average of $1.5 million in annual gross revenues, which is used to pay for the concessionaire's labor costs, cost of goods, City rents and other operational costs. The RFP requires the vendor to provide the City two business models to help the City determine the true value of the pro shop concession.

CITY COUNCIL AUTHORITY: Authorization to release a Request for Proposals is an administrative decision not affecting a fundamental vested right. When an administrative decision does not affect a fundamental vested right the courts give greater deference to decision makers in administrative mandate actions. The court will inquire (a) whether the city has complied with the required procedures; and (b) whether the city's findings, if any, are supported by substantial evidence.

PUBLIC NOTICE: None required, although the Golf Advisory Committee, Coronado Men's Golf Club, and the Coronado Women's Golf Club were notified this item is on the agenda.

CEQA: Approval of this RFP is not subject to CEQA review and approval.

BACKGROUND: Since 1995, Ron Yarbrough, P.G.A., doing business as Ron Yarbrough Pro Shop, Inc. (RYPS), has provided golf professional services at the Coronado Municipal Golf Course. The current agreement was entered into on November 1, 2005, for a four-year term with an expiration of January 31, 2009 (Agreement). In February 2008, a First Amendment to the Agreement was executed extending the term of the Agreement to January 31, 2014. The First Amendment was silent on any future extensions. In a letter dated July 25, 2013, Ron Yarbrough requested that the current agreement with RYPS be extended by an additional four and one-half years, after which he planned to retire. In a subsequent letter, Mr. Yarbrough indicated that he would be amenable to a three-year agreement, after which he no longer intended to compete for said services. On November 5, 2013, the City Council approved the extension of the RYPS contract for an additional three years terminating on January 31, 2017, "with no further extensions to be granted."

ANALYSIS: The RFP process to select the new HGP concessionaire will take approximately five (5) months to complete. Provided below is the proposed timeline for the RFP process.

Date	Activity
May 4, 2016	Release of RFP
May 24, 2016	Pre-Proposal Meeting and Site Visit
June 24, 2016	Proposal Deadline

Date	Activity
August 16, 2016	City Council Approval of Vendor and City Manager Authority to Negotiate with Selected Vendor
February 1, 2017	Contract Commencement

The attached RFP outlines the process, requirements, and expectations for any prospective vendor. The primary purpose is to obtain a vendor that can meet the HGP needs of the City's municipal golf course, with an emphasis on serving the needs of the golfer. It includes a detailed description of what the City will require from a proposer including, but not limited to, experience and references; HGP services required; personnel requirements; operations; recordkeeping; improvements, maintenance and repairs; financial requirements, and the criteria by which proposals will be ranked and an interview process for those proposers warranting further consideration. The RFP also spells out the proposed terms of the agreement to be negotiated, including a five-year initial term with the option for two five-year extensions. With the Council's approval, this RFP will be made available beginning May 4, 2016.

The vendor is expected to provide services that are commensurate with other quality golf pro shops. These services include, but are limited to, merchandising, rental golf carts, advance tee time sales, driving range management, daily golf operations, course marshals, junior golf clinics and other golf instruction programs, and tournament execution.

The current pro shop concessionaire model has worked well in the past and is the most efficient and cost effective method of delivering these types of services to the golf community.

The City's consultant, National Golf Foundation Consulting, Inc., will be assisting City staff with the release of the RFP to multiple vendors as well as the evaluation of the submittals. Additionally, the City will notify other potential vendors within San Diego County and utilize other professional organizations in the golf business for notifying potential vendors. It is anticipated that the search area will extend well beyond the regional market.

ALTERNATIVE: The City Council could: 1) request modifications to the proposed RFP; or 2) negotiate a contract extension with the existing HGP Concessionaire (Ron Yarbrough).

Submitted by Office of City Manager/Ritter/Torres and Golf/Miller
Attachments: Head Golf Professional Concession Request for Proposal

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	NA	JNC	MLC	NA	NA	NA	NA	NA	NA	RAM

ATTACHMENT A
Head Golf Professional Concession
Request for Proposal

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City of Coronado
Golf Services

REQUEST FOR PROPOSALS
For Head Golf Professional Concession
CORONADO MUNICIPAL GOLF COURSE

Release Date: May 4, 2016
Pre-Proposal Conference: May 24, 2016
Due Date: June 24, 2016

City Contact: Roger Miller, Director of Recreation & Golf Services

CITY OF CORONADO
Office of the City Manager
1825 Strand Way
Coronado, CA 92118
Telephone: (619) 522-7335
Fax: (619) 522-7846
Web: http://www.coronado.ca.us/

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INTRODUCTION

The City of Coronado (hereinafter referred to as "the City") Department of Golf Services (hereinafter "Department") is soliciting proposals from experienced and capable parties interested in operating the Coronado Municipal Golf Course ("Coronado GC") Head Golf Professional Concession ("Concession").

The current Concessionaire, Ron Yarbrough, HGP, is retiring and his current contract with the City is expiring on February 1, 2017 and will not be renewed.

The successful vendor will be responsible for operating the Pro Shop retail concession and managing play at the golf course in such a manner as to promote the recreation and enjoyment of Coronado residents and the general public. With this new HGP concession agreement, the City will be solely responsible for marketing the Coronado GC and for "outside" tournament sales as well as maintaining the golf course grounds. However, the City does expect that the concessionaire will be an active partner in promoting any marketing, coordinating tournaments, and partnering with the City where applicable.

The proposing individual or company shall demonstrate the ability to perform in this type of business, clearly articulate an achievable business plan for operation *(based on the criteria set forth in this RFP)*, and document compliance with appropriate laws and regulations. The selected concessionaire shall demonstrate the ability to implement a Golf Pro concession that will meet or exceed the objectives of the City of Coronado as well as incorporate innovative ideas that are appropriate for this concession.

TERM

It is the City's intent to award a contract with an "initial" term of five (5) years. In the City's sole discretion, the City may exercise its option to extend the term of the contract for two additional five (5) year periods up to a maximum of ten (10) additional years.

MASTER TIMELINE

The anticipated schedule for this Solicitation is as follows:

Date	Activity
May 4, 2016	Release of RFP
May 24, 2016	**Pre-Proposal Meeting and Site Visit**
June 3, 2016	Deadline for Submitting Questions
June 10, 2016	Necessary Addendums Issued
June 24, 2016	**Proposal Deadline**
June 27 – July 22, 2016	Proposals Reviewed / Interviews Scheduled / Conduct Interviews
August 16, 2016	City Council Approval of Vendor and City Manager Authority to Negotiate with Selected Vendor
August 17 – September 2, 2016	Contract Negotiations and Finalization
February 1, 2017	**Contract Commencement**

DESCRIPTION OF GOLF COURSE AND PRO SHOP

The Coronado GC was originally developed in 1957 and is located within the jurisdiction of the City of Coronado and San Diego Unified Port District. Currently, the City of Coronado leases from the Port District that portion of the golf course that resides within the tideland properties. The lease extends to 2039.

The 18-hole regulation Coronado GC, rated four stars by Golf Digest Best Places to Play, reigns as one of the finest public golf courses in the nation and is located just minutes from downtown San Diego. The course measures 6,590 yards from the blue tees and is a par 72. Immaculate greens, wide inviting fairways and dramatic views coupled with incomparable weather make Coronado a must play for all golfers year round. Greenskeeper.org voted the Coronado GC as "best value" in Southern California from 2006 to 2011.

The Coronado GC includes the appropriate ancillary support amenities that golfers are accustomed to finding at good quality golf facilities (i.e., clubhouse, driving range, pro shop, snack bar, and restaurant/bar operation).

The Coronado GC facility is located in an affluent residential area and has a local "core" market from which to draw. The facility is relatively convenient and highly visible from both the San Diego – Coronado Bridge and 4th St., making it easy to find from Coronado proper and downtown San Diego.

The City golf program is structured as an enterprise fund of the City, which is common in municipal golf all across the U.S. The system is structured with ultimate authority in the City Council, as implemented, through the City Manager and the Director of Golf & Recreation Services. The City currently operates the golf facility through a system under the following separate function areas:

Functional Area	Responsible Party
Pro Shop Concession	Ron Yarbrough Pro Shop, Inc.
Food & Beverage Concession	Coronado Foursome, Inc.
Golf Course Maintenance Tournament Sales Marketing	City of Coronado

In addition to the above, the Coronado Golf Course Advisory Committee advises the Director of Golf Services on matters concerning the golf course, golfers, and clubhouse, to include, but not limited to fees, capital improvements, policies and procedures, and other matters that may be referred to them.

RECENT OPERATING HISTORY

Since FY 2012, the annual rounds played at the Coronado GC have declined by 9% while green fee revenues increased by 9%. The most recent rate adjustment went into effect in January 2014. Since FY 2012, the golf pro gross revenues increased by 16%.

	FY 2011	FY 2012	FY 2013	FY 2014	FY 2015	5-Year Average
Golf Fee Revenues	$2,437,111	$2,470,271	$2,453,365	$2,592,555	$2,685,511	$2,527,763
Total Rounds Played	94,023	96,141	93,567	92,559	87,730	92,804
Golf Pro Gross Revenues	$1,358,667	$1,427,564	$1,524,843	$1,570,015	$1,662,606	$1,508,739

As indicated by the table below, three-fourth (3/4) of golf pro gross revenues come from "non-merchandise" sales. This includes golf cart rentals, golf lessons, driving range, club/equipment rental, equipment repair & storage. A breakdown of revenues by category is provided in the subsequent table.

Category	FY 2011	FY 2012	FY 2013	FY 2014	FY 2015	5-Year Average
Merchandise Sales	$304,991	$353,411	$412,770	$393,351	$442,677	$381,440
Non-Merchandise Sales	$1,053,676	$1,074,153	$1,112,073	$1,176,664	$1,219,929	$1,127,299
TOTAL	$1,358,667	$1,427,564	$1,524,843	$1,570,015	$1,662,606	$1,508,739
Number of Rounds Played	94,023	96,141	93,567	92,559	87,730	
Revenue per Rounds Played	$14.45	$14.85	$16.30	$16.96	$18.95	

FY 2015 Non-Merchandise Gross Revenues by Category

Electric Cart	Pull Cart	Club Rental	Driving Range	Lessons	Club Repair	TOTAL
$757,079	$17,973	$175,900	$189,834	$73,143	$6,000	$1,219,929
62.1%	1.5%	14.4%	15.6%	6.0%	0.5%	

PRE-BID CONFERENCE / COURSE TOUR

The City of Coronado believes it is important for all proposing vendors and golf professionals to attend a pre-bid conference to obtain a proper understanding of the engagement and to demonstrate the proposer's interest in the engagement. Failure to attend the pre-conference will invalidate a vendor's proposal. The pre-bid conference is **mandatory** and is considered as critical in establishing a vendors' interest in the engagement, as well as its understanding of the scope of the engagement.

The pre-bid conference for all interested vendors will be held on **Tuesday, May 24, 2016, 10:00 a.m.** at the Golf Course Clubroom located at:

City of Coronado
Coronado Municipal Golf Course
2000 Visalia Row
Coronado, CA 92118

INQUIRIES AND RESPONSES

In order to promote transparency and ensure that all potential vendors receive the same information, the CITY will be conducting one formal question and answer session for this RFP. All questions should be prepared and submitted in writing. The City will respond to all questions in writing. Responses will be posted on the City's website, under News Center tab located at http://www.coronado.ca.us/.

All questions should be emailed to Roger Miller, Director of Recreation & Golf Services at: rmiller@coronado.ca.us. *No phone calls will be accepted!*

All questions must be submitted by no later than **Friday, June 3, 2016 by 5:00 p.m**. Responses and addendums, if any, will provided to all applicants and posted to the City website by **5:00 p.m. on Friday, June 10, 2016.**

PROPOSAL SUBMITTAL

To be considered, ten (10) bounded copies and one (1) electronic copy of the proposal on a thumb drive must be submitted in a sealed envelope and submitted before **Friday, June 24, 2016 by 5:00 p.m.** (postmarks on this date that do not meet the delivery time will not be accepted). Proposals should be addressed to:

City of Coronado
City Manager's Office
RE: HEAD GOLF PRO RFP RESPONSE
1825 Strand Way
Coronado, California 92118

HEAD GOLF PRO RESPONSIBILITIES

The minimum scope of services and responsibilities of the operator shall include tasks described below:

1. Have a PGA Pro (Class A) on site before during and after all Tournaments, and all in house club tournaments. In addition it would be expected that an approved Manager or Pro be on site for at least eight (8) hours on every day that the course is open for play during prime time. Manage all pro shop operations including collection and accounting of daily greens fees and special marketing offers (ex: Underpar), categorical recording of rounds played, and selecting and acquiring all golf related merchandise and supplies for retail merchandising adequate to respond to demand.

2. Develop and implement critical business systems including, but not limited to, golf-specific Point of Sale (POS) System *(preferably FOREReservations)* that interfaces with City website and provides City staff with requested monthly reports; scheduling all tournaments/events and daily tee times; collecting all fees; preparing and submitting monthly schedule of events; preparing and submitting audits; completing asset inventories; developing personnel management procedures consistent with City policy; paying all taxes and license fees; and providing quarterly reports and monthly accounting of business activity to the City.

3. Operate and maintain a fleet of carts (minimum 86) adequate to respond to demand for public rental. Provide at least one City acceptable ADA cart.

4. Develop a complete golf instruction program and employ at least one other full-time certified golf professional with sufficient knowledge and experience to provide quality golf instruction. In particular develop "grow the game initiatives" that target less traditional segments (ex: women and millennials).

5. Actively coordinate golf activities with City personnel responsible for golf course maintenance to minimize interference with play and smooth administration of tournaments and special events.

6. Maintain appropriate insurance in accordance with the provisions set forth in this RFP.

7. Enforce all rules and regulations adopted by the City.

8. Regulate the pace of play and the conduct of the players in such a way as to provide for the safety of the player and others.

9. Daily police the Coronado GC through a regularly scheduled marshalling program at key times, minimizing slow play and preserving order, including keeping off trespassers, preventing injury to the Coronado GC by players and others.

10. Prevent any person from playing without first having paid green fees unless otherwise directed by Director of Golf Services or designee.

11. Develop, staff and run a comprehensive Junior Golf Program.

12. Cooperate with the City in promotion of Tournaments and special events. The City from time to time will actively promote community events on the golf course or driving range such as Concert on the Green, Movie Nights, the City Employee Golf Tournament.

13. Develop positive business relationship with Food and Beverage Concessionaire.

14. Act as starter of play, and supervising cart usage.

15. Keep the Coronado GC and practice area open for play during a schedule of reasonable hours approved by the City.

16. Maintain all necessary licenses, permits, and certifications.

17. Operate and maintain the driving range (ex: ball machine, buckets, range pads, targets).

18. Employ those necessary to assist in the effective operation of the golf course, rental carts, driving range, golf instruction program, Marshall Program and pro shop.

19. Attend monthly house meetings, monthly golf course advisory meetings, and other meetings the City deems necessary.

20. Develop comprehensive "golf centered" reporting mechanisms to ensure customer satisfaction. Provide reports to City staff as requested.

In addition to the aforementioned, specific duties shall include the following:

A. **Marketing** – Cooperate with City staff in the marketing and promotion of the Coronado GC including, but not limited to, City website, outside tournaments sales, customer database, customer satisfaction surveys; marketing strategies targeting specific groups (ex: women, millennials, hotel guests); etc. Develop joint marketing strategies with the restaurant concessionaire that include golf and food and beverage.

B. **Tournaments** – Cooperate with City staff in the coordination of tournaments including, but not limited to, meeting with sponsors and organizers for the purposes of planning and implementing the details of the tournament. This

includes securing carts, assigning starting times, assigning carts, preparing scorecards and scoring sheets, keeping the tournament and field on starting times, keeping players moving, recording scores, determining winners, being on site for rules decisions and having marshals available if requested.

C. **Junior Golf Clinics and Tournaments** – Determine which juniors are qualified to play; instruct and test juniors in the knowledge of golf rules and courtesies; advise parents and Junior Golfers of problems and rule infractions; prepare and plan Junior golf clinics and junior tournaments.

D. **Golf Cart Operations** – Provide a safe, well maintained operating fleet of electric golf carts (including attendants and related services) to handle the requirements of the course; take cart reservations either by phone or in person; account for all carts at end of the day; collection of fees for use of carts. Make arrangements for the rental, delivery and pick-up of outside rental golf carts when the existing fleet is insufficient to provide enough rental carts for participants in outside tournaments. ***(Note: See Transition Section of this RFP.)***

E. **Pro Shop Operation** – Maintain the Pro Shop in a professional, clean, presentable, and well stocked condition; keep the Pro Shop open during normal hours of operation; keep knowledgeable staff on hand to help until all bags and carts have been returned each day and play is finished. ***(Note: See Transition Section of this RFP.)***

F. **Golf Range** – Provide range balls that are marked and designed for range use (i.e. Top Flight Super Range or equivalent) and are in good condition for rental; develop convenient system for dispensing range balls through an automated machine; pick up and clean, sort and replace worn or damaged range balls on a daily basis; keep range tee area neat; provide and maintain all equipment necessary to operate the driving range.

G. **Course Markings** - Continuously maintain golf course markings for Out of Bounds, hazards and ground under repair.

Based on the above general information, the City has prepared this Request for Proposals for distribution. All related information necessary to submit a proposal is provided in the following pages for Vendor consideration.

PHILOSOPHY AND CONCEPT OF OPERATION STATEMENTS

The following information is intended to assist the vendor with the preparation of its proposal and solicit information from the vendor as to the philosophy and the methodology by which the vendor will deliver services in response to the ***Head Golf Pro Responsibilities*** provided in this RFP.

The vendor's proposal narrative should include a philosophy statement demonstrating the vendor's approach to service delivery to the general golf community with specific reference to the tasks defined in this RFP. Please provide specific examples where appropriate to the following statements to be included:

1. Description of the applicant's goals and overall approach to operation of golf facilities with specific reference as to how these goals apply to City.

2. Delineate the applicant's approach to customer service and relationships with local golf groups affiliated with the golf course. State specific examples of past experience.

3. Describe the methods and basis for budget development and fiduciary responsibility.

4. Describe business practices and methods to develop robust merchandise sales and golf participation in a resort style community while working with the associated clubs and residents.

5. Describe methods and philosophy for evaluating services and reporting strategies to ensure a high level of customer service and satisfaction.

6. Describe the applicant's anticipated relationship with the City and any member clubs and/or committees.

7. Describe current marketing strategies and approach.

8. Provide a description of the vendor's philosophy towards and methodology for providing the following programs:

    a. Marshall Program and pace of play.
    b. Fee structure development, with the exception of Green Fees.
    c. Instructional programs.
    d. Establishment of discount programs, play incentives, resident priority, and comps.
    e. Use of facility by schools and development of junior programs.
    f. In House and Outside Tournament policies.
    g. Pro shop design, dress code, and code of conduct for golf professional staff.

EXPERIENCE

Minimum qualifications include that the applicant has at least five (5) years' experience and ~~as~~ is currently a Class A golf professional (in good standing with the Professional Golfers Association of America) with applicable golf management experience and responsibility. Applicant should have extensive course knowledge, as well as tournament experience and background. Coronado is a high volume, fast paced environment. Proposals should include a detailed description of all previous experience in working with public/private agencies and

list specific references and appropriate contact information. Applicants must list any golf management operations contracts, which have been cancelled or otherwise terminated in the last ten years with appropriate contact information. Applicant shall list any additional golf related operations currently under contract and the remaining length of those contracts. Applicant shall include a copy of their PGA Class A certification.

PERSONNEL REQUIREMENTS

Proposals shall include a list of all full-time and part-time personnel anticipated to be employed in the Pro Shop and the qualifications and duties for each position. *At a minimum*, the proposal must address the following "baseline" model:

No. of Positions	Classification	No. of Positions	Classification
Regular Full-Time Positions		**Contract and/or Part-Time Positions**	
1	Pro Shop Manager/ Assistant	2	Starter
2	Counter or Counter Sales	1	Marshall: Lead
1	Head Golf Pro	1	Cart Fleet: Lead
		1	Cart Fleet: Regular
		1	Driving Range: Lead
		1	Driving Range: Regular
		1	IT Specialist
		1	Podium
		5	Teaching Professionals
		1	Club Repair
		6	Marshalls

NOTE: The City will be assuming direct control of "outside" tournament sales and, thus, will be hiring an individual to fill the position of Tournament Coordinator.

If a person other than the applicant is intended to be the Head Pro present, then that shall be specified in the proposal. The applicant is expected to employ at least one other full-time professional with sufficient knowledge and experience to provide quality golf instruction, rules interpretation and management when the Head Pro is not on site.

The selected vendor has the sole discretion to provide the current staff of the incumbent Head Golf Pro first consideration for re-hiring.

Please be advised that the current Head Golf Pro (Ron Yarbrough), *is prohibited from submitting a proposal to this RFP; directly or indirectly being employed by or rendering services for the replacement HGP; or securing any financial interest in the replacement HGP (other than subsequently, as an investment, purchasing up to 10% of stock ownership)* .

BID SUBMITTALS

To be provided under separate cover labeled **"Confidential,"** the vendor shall submit ***TWO (2)*** detailed five-year Business Plans that: 1) fully addresses labor costs in accordance with the City-required baseline staffing model; 2) costs of goods; 3) and other operational costs. The Business Plan will also identify the anticipated "profit margin" predicated upon the following two compensation options:

- **OPTION ONE (City pays HGP):** The vendor shall determine an annual *"base fixed fee"* to be paid by the City. The fee shall be prorated on a monthly basis paid either in equal or adjusted installments coinciding with the seasons, whichever the vendor prefers. Any and all merchandise and non-merchandise gross revenues above this annual fixed fee shall be retained by the City. The fixed fee shall be adjusted each year (during the initial and extended term of Agreement) based on the Consumer Price Index of the San Diego Region for the prior calendar year. ***No rents shall be paid to the City.***

- **OPTION TWO (HGP pays City):** The vendor shall be paid under a *"revenue-sharing"* agreement whereby the vendor pays the City rent as follows:

  1. **City Rent:** The selected vendor shall pay the City a Percentage Rent no less twenty percent **(20%)** of the Total Gross Non-Merchandise Revenue and no less than five percent **(5%)** of the Total Gross Merchandise Revenue for the prior month.

  2. The Gross Non-Merchandise Revenue shall mean all revenue from golf cart rentals, pull carts, golf lessons, driving range, club rental and equipment rental, equipment repair and storage. The Gross Merchandise Revenue shall mean all revenue from sale of Merchandise from the Pro Shop.

  3. Minus the percentage rents payable to the City, the selected vendor will be entitled to the remaining percentage of revenues from all Merchandise and Non-Merchandise sales.

  4. No adjustments to this revenue sharing scheme will be allowed during the initial and extended term of HGP agreement.

NOTE: Under either scenario: 1) the City shall retain 100% of all revenues from green fees as well as all "outside" (ex: hotel) tournament sales; and 2) no subsidy will be provided by the City for Marshalls or any other expense.

WARNING:
Proposals submitted by vendors that do not include two separate Business Plans based on the above two compensation options will be deemed non-responsive and automatically disqualified from further consideration.

EXPENSES

The selected vendor shall be responsible for all operating expenses incurred in the operation of the Pro Shop, driving range and cart barn – except for those proprietary expenses to be paid by the City. Examples of proprietary expenses include, cost of property and liability insurance, real property taxes (excluding possessory interest taxes), cost of maintaining golf course, etc.

The selected vendor shall be required to provide Marshalls. No subsidy for the cost of the Marshalls will be provided by the City.

TRANSITION

The selected vendor may negotiate with the existing HGP the following:

- The purchase of all fixtures, furnishings and equipment (FF&E) and merchandise inventory on-site (based on independent appraisal of fair market value). The appraiser shall be hired by the City. Regardless, selected vendor must provide all FF&E and merchandise, at its own expense, required for proper HGP operations.

- The purchase of or assumption of lease for the current fleet of 80 golf carts. Regardless, selected vendor must provide a similar fleet of golf carts equal in number, type and quality.

- The purchase of point of sale (POS) system (including customer database). Regardless, selected vendor must provide a similar golf-specific POS.

  Note: *Any agreement between the succeeding vendor and the current Golf Pro for the purchase or consignment of the above shall be treated as a private party sale and shall not be binding or place any financial obligation whatsoever on the City. Information regarding the above items shall be provided at the Bidders Conference.*

NOTICE:
Further information on the above items will be provided to all applicants at the Pre-Proposal Meeting.

INSURANCE AND BOND REQUIREMENTS

A. Insurance

The selected vendor will be required to obtain and maintain during the term of the Agreement policies of comprehensive general liability and property damage insurance from a carrier authorized to be in business of the State of California in an insurable amount of not less than two million dollars ($2,000,000) combined single limit per occurrence. These insurance policies must name the City and its elected and

appointed officers, officials, agents and employees as "additional insureds." The City shall be provided with a Certificate of Insurance and additional insured policy endorsement naming the City and its elected and appointed officers, officials, agents and employees as "additional insureds".

The selected vendor shall also carry Workers' Compensation Insurance in an insurable amount of not less than one million dollars ($1,000,000) or statutory minimum amount, whichever is greater; and Employers' Liability Insurance in an insurable amount of not less than one million dollars ($1,000,000); evidence of which is to be furnished to the City in the form of Certificate of Insurance.

B. Fidelity Bond

The selected vendor shall be required to procure a fidelity bond in the amount of no less than ten thousand dollars ($10,000) to cover any employee authorized to collect or handle money in the course of their duties.

PROPOSAL PROCEDURES

A. Form and Style of Proposals

1. Describe in a detailed narrative, with supporting data or tabular materials as appropriate, the proposed approach and procedures to be used in completing the tasks described in the Scope of Services capable of meeting the City's expectations as described. Include a proposed schedule showing implementation of the various tasks as needed. The final agreement with the Golf Pro will include a schedule for completion of the major milestones based upon selected vendor's transition schedule.

2. Proposals shall include a detailed description and history of the applicant's experience related to and necessary for the successful completion of the tasks defined in this RFP. Include a minimum of three references and contact information. ***Resumes are required for key staff members.***

3. Proposals shall include a statement as to whether the applicant is a sole proprietor, partnership or corporation, or other legal entity and include the contact information of all officers.

4. Each proposal shall include a statement that all information included in the proposal is true and accurate as represented by the presenter. Any proposal containing information proven false shall be considered rejected by City.

B. Consideration of Proposals

1. It is the intent of the City to award a contract to the applicant whose proposal is in the best interest of the City, and based upon but not limited to the applicants

demonstrated experience and ability. Applicants selected for an oral presentation shall be prepared to present evidence of professional and financial ability to perform.

2. Selection of the successful applicant shall be based upon a qualitative comparative analysis of professional qualifications, quality of proposal and oral presentation in addition to a financial analysis of proposals.

3. The City shall rank acceptable proposals received and conduct oral interviews with the top ranking applicants. The City will then initiate negotiations with the top candidate(s). Should negotiations be unsuccessful, the City will then initiate negotiations with the next highest-ranking candidate(s). The City Council has final authority in approving any agreement recommended by staff.

4. As part of the evaluation process, the City may contact the applicant's current or most previous employer, in house clubs, maintenance supervisor or visit facilities currently operated by the applicant.

C. References

Provide a list of at least five (5) client references (preferably municipal) who have received services from the vendor. Provide names of contact person, addresses and telephone numbers for all references. Provide a copy of each PGA Pro's respective class certificate.

D. Exceptions

Identify any exceptions you are proposing with respect to the Scope of Services and related Bid Submittals. Additionally, if there are any exceptions to the City of Coronado's insurance requirements and/or the City's contract provisions as shown in the attached exhibits, the applicant should list the exceptions in the proposal.

CRITERIA FOR EVALUATION

Proposals will be evaluated by an Evaluation/Selection Committee which will evaluate and rank proposals on criteria listed below. The criteria are itemized with their respective weights for a maximum total of one hundred (100) points per Evaluation/Selection Committee member.

A. Experience with Golf Course Management – **15 points**

List examples and comparisons to the Coronado Municipal Golf Course, which demonstrate vendor's experience in course management, in particular, *municipally-owned or public golf courses.* Include staff qualifications and discuss vendor's expectations with regard to pro shop management and staff. Discuss employee development, professionalism, and code of conduct standards. Discuss philosophy and approach toward course expectations and presentation (carts/range/pro shop),

tournament preparation, etc. Discuss vendor's approach toward communicating issues with the restaurant concessionaire and City golf staff. Discuss approach toward complaint resolution. Discuss rain/fog/wind/lightning conditions and the responsibility of staff.

B. Pro Shop Management Experience – **15 points**

List examples, including time periods that demonstrate vendor's experience in managing and operating a pro shop facility in particular, *within a municipally-owned golf course*. Discuss trends in merchandising, club fitting, and customer service. Discuss pro shop layout and merchandising that will appeal to a wide array of customers including daily fee, club members, and resort orientated clientele. Discuss other merchandising experiences (if any) such as aquatics, tennis, or special events and/or management of these various type of facilities (if any). Discuss experience working with other golf concessionaires (ex: food and beverage, etc.).

C. Five-Year Business Plans *(based on both Bid Submittals)* – **30 points**

Demonstrate the knowledge, ability, as well as financial means and sources to operate, and sustain the concession operation as proposed. Include all start-up costs, as well as on-going variable (ex: cost of merchandise sold) and fixed costs (ex: salaries, rent (if applicable), depreciation, utilities, insurance, etc.). Identify sufficient working capital, and access to additional capital, if needed. Prepare a pro forma for the first five years of operation that address compensation options.

D. Class "A" Golf Professional Experience – **10 points**

List dates and actual experience as a Class A Professional; include actual duties and activities performed. *A minimum of five (5) years of golf course experience is required.* Explain your professional experience with the PGA and networking.

E. Golf Instruction Experience – **10 points**

List actual time spent and the type of golfers instructed; include examples of clinics conducted and the direct involvement. Explain your "vison" of an **all-inclusive** (women, men, physically challenged, juniors, outreach) golf instructional experience. List actual experience, as a Golf Pro, in the Junior Golf Program, including examples of activities, and direct actions taken to assist or develop the program.

F. Familiarity with regional (San Diego County) private and municipal golf course operations. – **10 points**

Demonstrate general knowledge of competing golf courses within San Diego County and, in particular, *municipally-owned golf courses.* Discuss what challenges a municipally-owned golf course may present to your proposed operation.

G. List and explain professional educational development and associated activity over the last three (3) years. – **10 points**

Include participation in educational conferences, self-development, PGA activity, outreaches and programs, etc. Discuss and explain either a mentorship program or a vision of a mentorship program as part of your proposed operation.

AWARD OF CONTRACT

The contract award shall be made to the responsible vendor whose proposal is most advantageous to City, taking into consideration the evaluation factors set forth in this request for proposal. After initial ranking of the proposals, at the City's option, the City may decide to interview the top ranked firms (typically at least three) to develop final rankings or may consider the rankings based on the proposals as final. Any contract, resulting from this RFP, will be negotiated by the Office of the City Manager.

INDEPENDENT CONTRACTOR

The selected vendor shall perform the services provided for herein in a manner of vendor's own choice, as an independent contractor and in pursuit of vendor's independent calling, and not as an employee of the City. The vendor shall be under control of the City only as to the result to be accomplished and the personnel assigned to perform the services by the vendor. The vendor shall confer with the City at a mutually agreed frequency and inform the City of work/progress as well as receive direction from the City. Neither the vendor nor vendor's employees shall be entitled in any manner to any employment benefits, including but not limited to employer paid payroll taxes, Social Security, retirement benefits, health benefits, or any other benefits, as a result of a City Agreement. It is the intent of the parties that neither the vendor nor its employees are to be considered employees of City, whether "common law" or otherwise, and the vendor shall indemnify, defend and hold City harmless from any such obligations on the part of its officers, employees and agents.

NOTICES

Good Faith

This RFP has been compiled in good faith. The information contained within is selective and subject to City update, expansion, revision and amendment which will be available on the City website.

Right to Cancel

The City reserves the right to change any aspect of, terminate, or delay this RFP, the RFP process and/or the program which is outlined within this RFP at any time, and notice shall be given in a timely manner thereafter.

Not an Award
Recipients of this RFP are advised that nothing stated herein, or any part thereof, or any communication during the evaluation and selection process, shall be construed as constituting; offering or awarding a contract, representation or agreement of any kind between the City and any other party, save for a formal written contract, properly executed by both parties.

Property of the CITY
Responses to this RFP will become the property of the City, and will form the basis of negotiations of an agreement between the City and the apparent successful vendor.

Not Liable for Costs
The City is not liable and will not be responsible for any costs incurred by any vendor(s) for the preparation and delivery of their RFP responses, nor will the City be liable for any costs incurred prior to the execution of an agreement, including but not limited to, presentations by RFP finalists to the City or any site visit costs.

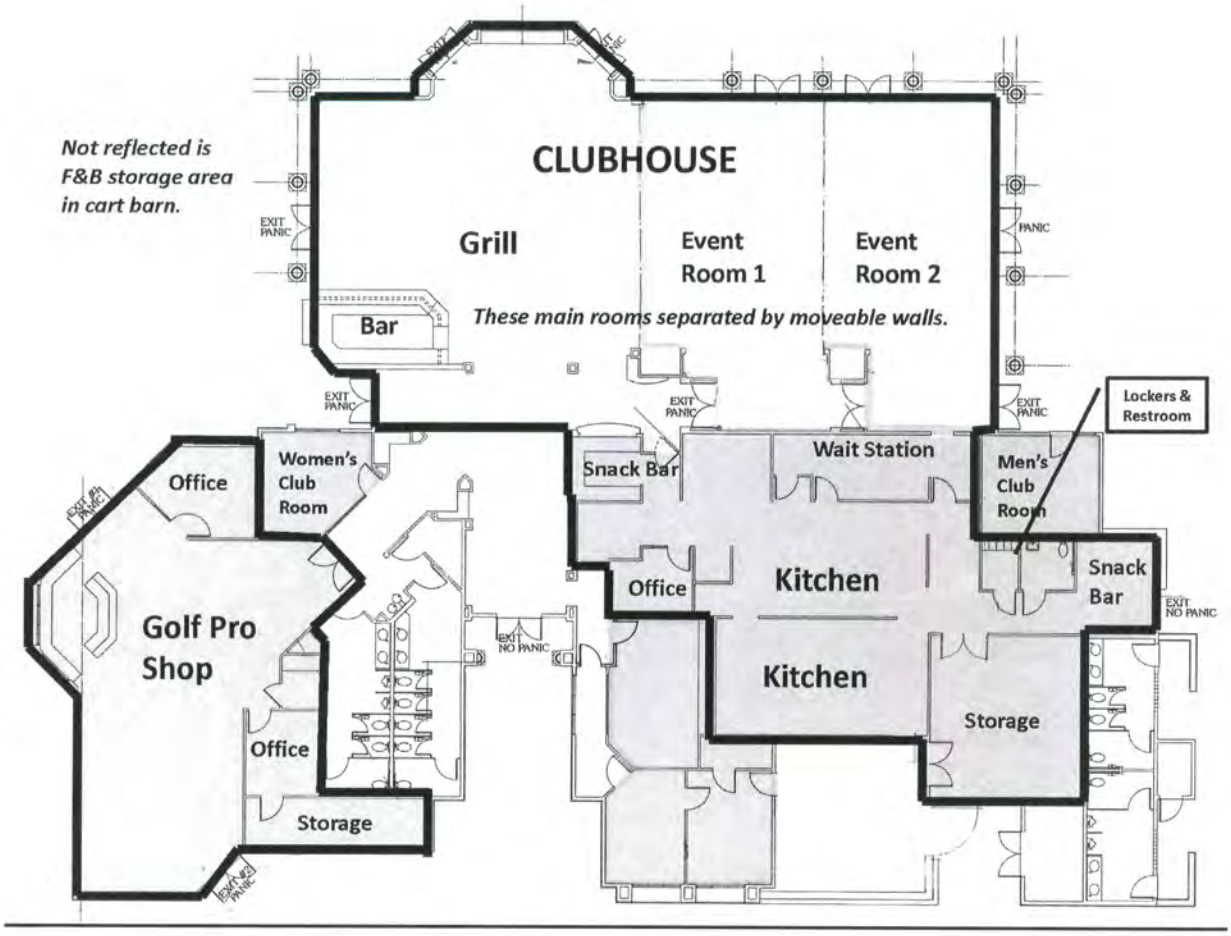
Criminal Background Checks
The selected vendor will be required to provide the name, date of birth, and Social Security number of all personnel who will be assigned to do the work, for the purpose of obtaining a criminal background check from the Coronado Police Department. This information must be furnished prior to the commencement of services and shall be supplied for all subsequent employees. The City reserves the right to conduct updated background check on existing personnel as deemed appropriate by City.

Interpretation of Documents
The City reserves the right to make corrections or clarifications of the information provided in the RFP. If any person is in doubt as to the true meaning of any part of the specifications or other contract documents, or finds discrepancies in the specifications, he/she may submit to the City a written request for an interpretation or correction.

Irregularities
The City reserves the right to waive non-material irregularities if such would be in the best interest of the City.

Business Licenses and Other Certificates
Vendors are hereby noticed that a City of Coronado business license will be required to perform the services outlined in this RFP. It is the responsibility of the selected vendor to obtain all licenses, certificates, and registrations necessary to perform the specifications outlined in this RFP.

EXHIBIT A: GOLF COURSE SITE MAP



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INTRODUCTION OF "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA AMENDING CHAPTER 40.28 OF THE CORONADO MUNICIPAL CODE BY ADDING SECTION 40.28.015 'CONSUMPTION OF ALCOHOL ON PUBLIC PROPERTY–CITY HOSTED FUNCTIONS'"

ISSUE: Whether to introduce an ordinance that permits the possession and consumption of alcohol on public property at any organized group activity which has been planned, sponsored, co-sponsored, or funded by the City.

RECOMMENDATION: Introduce "An Ordinance of the City Council of the City of Coronado, California, Amending Chapter 40.28 of the Coronado Municipal Code by Adding Section 40.28.015 'Consumption of Alcohol on Public Property–City Hosted Functions'."

FISCAL IMPACT: None anticipated.

CITY COUNCIL AUTHORITY: Introduction of an ordinance amending the Municipal Code is a legislative action. Legislative actions tend to express a public purpose and make provisions for the ways and means of accomplishing the purpose. Legislative actions involve the exercise of discretion governed by considerations of public welfare, in which case, the City Council is deemed to have "paramount authority" in such decisions.

PUBLIC NOTICE: A summary of the ordinance will be published in the *Coronado Eagle & Journal* at least five days prior to the meeting at which the ordinance will be adopted and within 15 days after passage of the ordinance pursuant to Government Code Section 36933.

CEQA: The proposed action has been reviewed for compliance with the California Environmental Quality Act (CEQA) and it has been determined that there is no possibility that the activity may have a significant effect on the environment; therefore, pursuant to Section 15061(b)(3) of the state CEQA Guidelines, the activity is exempt from the provisions of CEQA.

BACKGROUND: Coronado Municipal Code ("CMC") Section 40.28.010(A) prohibits drinking alcohol "… on any public street, alley, sidewalk, beach, park or other public property within this City except in accordance with the terms of a lease approved by the City Council." While the CMC does include limited exceptions for Tidelands Park and City Council approved events, it does not include a general exception for City hosted events at City properties.

Historically, the City Council has waived the alcohol prohibition ordinance for special events in the City such as: Rotary Club October Fest, Lamb's Players Celebration, Historical Museum Event, Flower Show beer garden and gala, and the annual Library party honoring volunteers. Also, since 2000, the City Council has approved consumption of alcohol during the Coronado Summer Promenade Concerts be included as part of the special Events Permit conditions.

When considering such events in the past, the Council has looked at factors including event impact and support by the community.

ANALYSIS: The CMC does not currently include an exception for City hosted or co-hosted functions at City properties. Several City hosted or co-hosted events occur each year where it

would be beneficial to permit the possession and/or consumption of alcohol. Examples of such City hosted or co-hosted events include, but are not limited to, art gallery events, ceremonial celebrations, cultural celebrations, and art and recreation classes such as cooking classes or beer tastings. Typical attendees of these types of events are primarily local citizens who have demonstrated responsible use of alcohol at other City events where alcohol has been allowed such as Coronado Summer concerts.

Staff has received several requests from the community to include alcohol as part of City hosted or co-hosted events. These events are generally private (RSVP) in nature and do not include the sale of any alcohol. The Art Gallery opening hosted at the Community Center is an example of a City hosted event in which complimentary wine was served. In addition, the recreation staff has received numerous requests to hold adult cooking and pairing classes conducted by the recreation staff on a recurring basis. These classes would incorporate alcohol in the process of cooking and/or as a limited tasting or pairing.

Currently, alcohol protocol is tailored to general public use and there is no provision for City hosted or co-hosted events. Staff is requesting to permit the possession and/or consumption of alcohol at these events and to also remove the requirements of a security guard. Event hosts have been dissuaded from putting on events of this nature because of the cumbersome requirements, additional time and costs involved.

Alcohol would be prohibited from all events involving youth honorees.

ALTERNATIVE: The City Council could choose to take no action.

Submitted by City Attorney's Office/Recreation Dept.
Attachments: 1. Proposed Ordinance
2. Version showing edits

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	TR	N/A	JNC	MLC	N/A	N/A	N/A	N/A	JO	N/A	RAM

Attachment 1

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CORONADO, CALIFORNIA, AMENDING CHAPTER 40.28 OF THE CORONADO MUNICIPAL CODE BY ADDING SECTION 40.28.015 "CONSUMPTION OF ALCOHOL ON PUBLIC PROPERTY–CITY HOSTED FUNCTIONS"

WHEREAS, Chapter 40.28 of the Coronado Municipal Code regulates the consumption of alcohol; and

WHEREAS, Section 40.28.010 prohibits the consumption of alcohol on public property with limited exceptions; and

WHEREAS, Section 40.28 does not include an exception for events planned, sponsored, co-sponsored, or funded by the City; and

WHEREAS, the City Council of the City of Coronado has determined an amendment to the ordinance to allow for possession and/or consumption of alcohol at events planned, sponsored, co-sponsored, or funded by the City is appropriate.

NOW, THEREFORE, the City Council of the City of Coronado, California, does ordain as follows:

SECTION ONE:

The adoption of the ordinance is not subject to CEQA pursuant to section 15061(b)(3) of the State CEQA Guidelines in that it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.

SECTION TWO:

Section 40.28.015 of Chapter 40.28 of Title 48 of the Coronado Municipal Code is added to read as follows:

40.28.015 Consumption of alcohol on public property–City Hosted Functions.

A. Notwithstanding section 40.28.010 subsection A, the possession and/or consumption of any malt, spirituous or vinous liquor containing more than one-half of one percent of alcohol by volume may be allowed at any organized group activity which has been planned, sponsored, co-sponsored, or funded by the City.

B. The Coronado City Manager or the Coronado City Manager's designee may attach conditions to any such group activity as outlined in section A which are deemed necessary or appropriate to ensure that the consumption of alcohol will be carried on in

conformance with applicable laws, rules and regulations, in a manner consistent with proper public facilities area uses, and in a manner not detrimental to the public interest.

C. Alcoholic beverages shall be provided only to participants or attendees of any such group activity, aged 21 or older.

D. Alcoholic beverages shall be prohibited from all events involving youth honorees.

SECTION THREE:

This ordinance was introduced on _____.

SECTION FOUR:

If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City of Coronado hereby declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more section, subsection, sentence, clause, phrase, or portion may be declared invalid or unconstitutional.

SECTION FIVE:

This ordinance shall be effective thirty (30) days after its adoption. Within fifteen (15) days after its adoption, the City Clerk is directed to publish this ordinance to the provisions of Government Code Section 36933.

PASSED AND ADOPTED this _____ day of _____ 2016, by the following vote to wit:

AYES:
NAYS:
ABSTAIN:
ABSENT:

_____
Casey Tanaka, Mayor of the
City of Coronado, California

ATTEST AND CERTIFICATION

I hereby certify that this is a true and correct copy of Ordinance No. ___, which has been published pursuant to law.

_____
Mary L. Clifford, CMC
City Clerk

05/03/16

40.28.015 Consumption of alcohol on public property–City Hosted Functions.

A. Notwithstanding section 40.28.010 subsection A, the possession and/or consumption of any malt, spirituous or vinous liquor containing more than one-half of one percent of alcohol by volume may be allowed at any organized group activity which has been planned, sponsored, co-sponsored, or funded by the City.

B. The Coronado City Manager or the Coronado City Manager's designee may attach conditions to any such group activity as outlined in section A which are deemed necessary or appropriate to ensure that the consumption of alcohol will be carried on in conformance with applicable laws, rules and regulations, in a manner consistent with proper public facilities area uses, and in a manner not detrimental to the public interest.

C. Alcoholic beverages shall be provided only to participants or attendees of any such group activity, aged 21 or older.

D. Alcoholic beverages shall be prohibited from all events involving youth honorees.

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CONSIDERATION OF REQUEST FROM MAYOR TANAKA THAT THE CITY COUNCIL APPROVE PLACING ON A FUTURE COUNCIL AGENDA A DISCUSSION ABOUT THE PROVISIONING OF CROSSING GUARD SERVICES

Please see attached request from Mayor Tanaka.

CM	ACM	AS	CA	CC	CD	CE	F	L	P	PSE	R/G
BK	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA

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April 20, 2016

At the regular meeting of the Coronado City Council scheduled for May 3rd, 2016, I would like to request the Council's permission to place on a future Council agenda a discussion about the provisioning of crossing guard services. Specifically, I would like the Council to consider where we currently offer crossing guards and for the Council to consider expanding this program to increase the opportunities for students and citizens to cross safely. The expansion of our crossing guard program could also create opportunities to calm traffic, particularly along Third and Fourth Streets between Alameda Boulevard and Orange Avenue.

I appreciate your consideration of this request.

Sincerely,

Casey Tanaka
Mayor of Coronado