



AGENDA

Meeting of the
Scotts Valley City Council
In-Person and Remote Access
Date: February 19, 2025
Time: 6:00 PM

CONTACT INFORMATION	MEETING LOCATION	POSTING
City of Scotts Valley 1 Civic Center Drive Scotts Valley, CA 95066 (831) 440-5600	City Council Chambers 1 Civic Center Drive Scotts Valley, CA 95066 OR Zoom Video Conference https://us02web.zoom.us/j/83295730901	Agenda posted on 2-14-2025 at City Hall, SV Senior Center, SV Public Works Building, and on the Internet at: www.scottsvally.gov
ELECTED OFFICIALS		CITY STAFF MEMBERS
Derek Timm, Mayor Allan Timms, Vice Mayor Steve Clark, Council Member Krista Jett, Council Member Donna Lind, Council Member		Stephanie Hill, Administrative Services Director Kirsten Powell, City Attorney Taylor Bateman, Community Development Director Cathie Simonovich, City Clerk

MEETING NOTICE AND AGENDA PACKET MATERIALS

Notice regarding City Council Meetings:

The City Council meets regularly on the 1st and 3rd Wednesday of each month at 6:00 PM in the City Hall Council Chambers located at 1 Civic Center Drive, Scotts Valley, CA 95066, and via Zoom Webinar remote access.

Agenda and Agenda Packet Materials:

The City Council agenda and the complete agenda packet are available for review by 5:00 PM the Friday before the Wednesday meeting on the Internet at the City's website:

www.scottsvally.gov and in the lobby of City Hall at 1 Civic Center Drive, Scotts Valley, CA.

Pursuant to Government Code §54957.5, materials related to an agenda item, submitted after distribution of the agenda packet, are available for public inspection in the lobby of City Hall during normal business hours, Monday-Friday, 8am-12 pm and 1-5 pm. In accordance with AB 1344, such documents will be posted on the City's website at www.scottsvally.gov.

Public Participation:

The meeting will be available on Zoom and livestreamed to the City of Scotts Valley's YouTube channel: <https://www.youtube.com/@cityofscottsvally>

For those wishing to participate via Zoom you can join the following ways:

Zoom Webinar meeting link: <https://us02web.zoom.us/j/83295730901>

Or dial one of these numbers: (669) 900-9128 or (669) 444-9171

Webinar ID: 832 9573 0901

Whether attendance is in-person or remote, you will be given opportunities to provide public comment at the appropriate times throughout the meeting. The time limit is up to 3 minutes for an individual, or 5 minutes for someone who is representing a group of three or more, at the discretion of the Mayor. Please note that this is not a question-and-answer time, but simply a time to provide comments to the Council. At the appropriate times during the meeting for public comment, on items not on the agenda, and on specific agenda items, the Mayor will announce that public comment will be accepted.

How to comment via in-person attendance:

Please proceed to the public comment podium when the Mayor opens the item for public comment.

How to comment via Zoom Webinar:

Use the webinar attendee option to “raise hand” when the Mayor opens the item for public comment. The Clerk will unmute you when it is your turn. If you have joined via Zoom phone call, dial *9 or your phone to “raise your hand”, and the Clerk will unmute you when it is your turn.

CALL TO ORDER 6:00 PM

PLEDGE OF ALLEGIANCE and MOMENT OF SILENCE

ROLL CALL

COMMITTEE REPORTS

Council members are appointed to committees which are either City committees or committees dealing with other jurisdictions. This portion of the agenda allows the committee member to present oral or written reports to the Council regarding their committee assignments. It also allows the Council to make comments and give the committee member direction, as required.

CITY MANAGER REPORT

PUBLIC COMMENT TIME

This is the opportunity for individuals attending in person to make oral comments to the Council on any items within the purview of the Council, which are NOT part of the Agenda. No action on the item may be taken, but the Council may request the matter be placed on a future agenda. Written public comment may be emailed to the City Clerk by 5:00 PM on the day of the meeting at csimonovich@scottsvally.gov.

ALTERATIONS TO CONSENT AGENDA

Council can remove or add items to the Consent Agenda.

CONSENT AGENDA

The Consent Agenda is comprised of items which are intended to be non-controversial and are approved without discussion. Persons wishing to speak on any item may request the item be moved to the Regular Agenda by raising their hand to be recognized by the Mayor. An item will only be moved from the Consent Agenda to the Regular Agenda if a City Council Member requests it to be moved and a majority of the Council agrees.

1. Approve City Council minutes of 02-05-2025 and Special Study Session minutes of 02-06-2025 & 02-07-2025
2. Approve check register dated 02-01-2025 through 02-14-2025
3. 2025 Legislative Platform
4. Biannual Strategic Goals for FY25/26 through FY26/27
5. Establish a Temporary Project Specific City Facilities Subcommittee
6. Appointment to the Measure Q Citizens Oversight Advisory Board (COAB)

PUBLIC HEARINGS

1. Consideration of the Planning Commission's recommendation of approval of a Minor Land Division Application to subdivide an existing ±24,068 square foot parcel into two parcels in the R-1-10 Zoning District.

ALTERATIONS TO REGULAR AGENDA

Council can remove or add items to the Regular Agenda.

REGULAR AGENDA

Persons wishing to speak on any item may do so by raising their hand to be recognized by the Mayor.

1. Future Council Agenda Items

CONVENE TO CLOSED SESSION

CLOSED SESSION SUBJECT(S)

1. Conference with Legal Counsel - Existing Litigation
Legal Authority: Government Code Section 54956.9
Number of Cases: 1 Case
Name of Case: Service Employees International Union Local 521 v. City of
Scotts Valley, Public Employee Relations Board Case No. SF-CE-2172-M
Staff Present: City Attorney, Administrative Services Director, Labor Counsel

RECONVENE TO OPEN SESSION

REPORT ON ACTION TAKEN DURING CLOSED SESSION

ADJOURNMENT

ADA NOTICE

The City of Scotts Valley does not discriminate against persons with disabilities. The City Council Chambers is an accessible facility. If you wish to attend a City Council meeting and require assistance such as sign language, a translator, or other special assistance or devices in order to attend and participate at the meeting, please call the City Clerk's office at (831) 440-5600 five to seven days in advance of the meeting to make arrangements for assistance. If you require the agenda of a City Council meeting be available in an alternative format consistent with a specific disability, please call the City Clerk's Office. The California State Relay Service (TTY/VCO/HCO to Voice: English 1-800-735-2929, Spanish 1-800-855-3000; or, Voice to TTY/VCO/HCO: English 1-800-735-2922, Spanish 1-800-855-3000), provides Telecommunications Devices for the Deaf and Disabled and will provide a link between the TDD caller and users of telephone equipment.

PROCEDURAL INFORMATION FOR THE PUBLIC

THE FOLLOWING IS THE PROCEDURE COUNCIL SHOULD TAKE IN APPROVAL OF A RESOLUTION:

1. Move the Resolution number for approval.
2. Second the motion.
3. Vote by body, a roll call vote is not required.

THE FOLLOWING IS THE PROCEDURE COUNCIL SHOULD TAKE IN INTRODUCTION/ADOPTION OF AN ORDINANCE:

1. Move the Ordinance number for introduction (or adoption).
2. Move the Ordinance be introduced by title only and waive the reading of the text.
3. Read the Ordinance title.
4. Second the motion.
5. Vote by body, a roll call vote is not required.

THE FOLLOWING IS THE PROCEDURE COUNCIL SHOULD TAKE IN PUBLIC COMMENT/PUBLIC HEARINGS:

Unless otherwise determined by the presiding officer of the meeting:

1. Three minutes allowed per individual to speak.
2. Five minutes allowed per individual representing a group of three or more.



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MINUTES

Meeting of the
Scotts Valley City Council
Date: February 5, 2025
Time: 6:00 PM

CONTACT INFORMATION	MEETING LOCATION	POSTING
City of Scotts Valley 1 Civic Center Drive Scotts Valley, CA 95066 (831) 440-5600	City Council Chambers 1 Civic Center Drive Scotts Valley, CA 95066 OR Zoom Video Conference https://us02web.zoom.us/j/83295730901	The agenda was posted on 1-31-2024 at City Hall, SV Senior Center, SV Public Works Building, and on the Internet at www.scottsvally.gov .

CALL TO ORDER 6:00 PM

The City Council meeting was called to order at 6:02 PM.

PLEDGE OF ALLEGIANCE and MOMENT OF SILENCE

ROLL CALL

ELECTED OFFICIALS PRESENT:

Derek Timm, Mayor
Allan Timms, Vice Mayor
Steve Clark, Council Member
Krista Jett, Council Member
Donna Lind, Council Member

CITY STAFF MEMBERS PRESENT:

Mali LaGoe, City Manager
Kirsten Powell, City Attorney
Steve Walpole, Police Chief
Stephanie Hill, Administrative Services Director
Rodolfo Onchi, Public Works Director
Taylor Bateman, Community Development
Director
Cathie Simonovich, City Clerk

SPECIAL SET MATTER

1. Mayor's Proclamation honoring Don Murray, Reserve Police Officer

Mayor Timm presented the proclamation to Don Murray for his 30 years as a reserve police officer.

Reserve Officer Murray thanked the Council for this honor and the following people spoke to congratulate him on the accomplishment: Former Council Member Randy Johnson, Retired Police Chief Steve Lind, Retired Scotts Valley Fire District Chief Ron Whittle, Council Member Donna Lind, and Police Chief Steve Walpole.

COMMITTEE REPORTS

CM Clark completed the Regional Transportation Commission (RTC) orientation and now has scheduled meetings each month with the Executive Director to discuss the published agenda. The next RTC meeting scheduled for 2/6 conflicts with the City Council workshop so the alternate representative Gine Johnson will attend.

CM Clark attended the Library Financing Authority meeting where they appointed Melinda Orbach (Capitola) as the new Chair and Steve Clark as the Vice Chair. They also approved the mid-year budget and the projected budget for the next year.

CM Clark attended two Seniors Council workshop meetings, Caregiving that Works and Affordable Aging. May is older Americans month, and the Council may be receiving a proclamation request.

CM Jett attended the Youth Action Network meeting where they discussed the Leaders Unite Workshop which benefits the youth in our county. This workshop will be on Saturday, March 29th from 11:00 AM to 3:00 PM.

CM Jett attended the Town Center Subcommittee meeting where they discussed updating the specific plan to reflect the preferred vision and implementing the Environmental Impact Report (EIR). They also brainstormed ideas for using the land in this interim period.

CM Lind attended a Santa Cruz County Metropolitan Transit District (METRO) board meeting and noted that they have rolled back some of the aspects of the METRO Reimagined program. There will be 20 buses coming from San Diego, but in the meantime portions of the program are postponed due to aging buses.

CM Lind, along with CM Clark, attended the Library Financing Authority meeting (see report above).

Mayor Timm attended the Visit Santa Cruz County (VSCC) meeting where they reviewed the budget and Mayor Timm noted that Scotts Valley is performing well. VSCC signed a new lease and will be moving next door to the Museum of Art and History (MAH).

Mayor Timm, along with CM Jett, attended the Town Center Subcommittee meeting (see report above).

Mayor Timm attended the City Selection Committee meeting where he and City Manager LaGoe were appointed to the Central Coast Community Energy Policy Board and Operations Board, respectively. For the Santa Cruz County Local Area Formation Commission (LAFCO) VM Timms was appointed as an ex-officio member.

CITY MANAGER REPORT

New Council Member Orientation: City Manager LaGoe thanked CM Jett and CM Clark for attending the League of California Cities New Council Members Orientation in Sacramento.

Annual Strategic Planning Workshop: The annual strategic planning workshop will be held tomorrow and Friday, 2/6 and 2/7, at the Scotts Valley Water District, Santa Margarita Community Room. This is a public meeting, and the public is encouraged to attend.

Sales Tax: Staff met with the City's sales tax consultant and sales tax revenues are down statewide, however Santa Cruz County and specifically Scotts Valley are doing a little better than the central coast and the statewide averages.

New District Director for Assemblymember Gail Pellerin: City Manager LaGoe, along with Mayor Timm, met with Mary Anne Groen, the new District Director for Assemblymember Pellerin. They discussed issues important to Scotts Valley and specific needs.

Legal Conference: Representatives from the Police Department and the Administrative Services Department attended a legal conference regarding employment in law enforcement to keep abreast of recent changes in the law.

Valley Gardens Project: A recent meeting regarding the Valley Gardens project focused on moving this project forward and getting it on track to be presented to the Planning Commission and then to the City Council.

Autism Awareness Lunch: City Manager LaGoe, along with Mayor Timm, attended an autism awareness lunch hosted by Visit Santa Cruz where they learned more about the Autism Certification Program and Scotts Valley was recognized for the commitment to moving the autism certification process forward in the City.

Storm Updates: In preparation for the upcoming storms, the Maintenance vacuumed all of the City's storm drains. This is a big accomplishment with huge benefits.

Fields Closed: The fields are closed to protect the turf and for safety reasons. These closures are being announced on social media to keep the public informed.

PUBLIC COMMENT TIME

Evan Siroky expressed his displeasure with the City's affordable housing development efforts.

CM Lind announced that the Fallen Officers Foundation Ball will be on 2/22 at the Cocoanut Grove in Santa Cruz. Visit scfof.org for tickets or to learn more information.

ALTERATIONS TO CONSENT AGENDA

City Manager LaGoe noted that there is an amended staff report for Consent Agenda Item 4.

M/S: Clark/Lind

To approve the Consent Agenda with the alteration of the amended staff report for Item 4.

Carried 5/0 (AYES: Timm, Timms, Clark, Jett, Lind)

CONSENT AGENDA

1. Approve City Council minutes of 01-15-2025
2. Approve check register dated 1-11-2025 through 1-31-2025
3. Ratify appointments to Arts Commission
4. Contract with David J Powers for Environmental Impact Report for the Updated Town Center Specific Plan
5. Professional Services Agreement Amendment: Cloud-Based Computerized Maintenance Management Software (CMMS) System
6. Investment Report for the Quarter Ended December 31, 2024
7. Termination of City's Declaration of Local Emergency related to the tornado

ALTERATIONS TO REGULAR AGENDA

M/S: Lind/Clark

To approve the Regular Agenda with no alterations.

Carried 5/0 (AYES: Timm, Timms, Clark, Jett, Lind)

REGULAR AGENDA

1. Receive Fiscal Year 2024-2025 Mid-Year Report, including Proposed Budget Amendments

Administrative Services Director Stephanie Hill presented the mid-year budget report with the inclusion of the proposed amendments and responded to questions from the Council Members.

M/S: Timms/Jett

To accept the financial report through December 31, 2024, and approve Resolution No. 630.44.1 amending the FY 24/25 Annual Budget for the related revenue and expenditure adjustments.

Carried 5/0 (AYES: Timm, Timms, Clark, Jett, Lind)

2. Future Council Agenda Items

None.

CONVENE TO CLOSED SESSION

The City Council convened to closed session at 6:41 PM to discuss the following item:

CLOSED SESSION SUBJECT(S)

1. Conference with legal counsel regarding real property negotiations
Legal Authority: Government Code Section 54956.8
Location: 360 Kings Village Road, Scotts Valley, CA 95066
Staff Present: City Manager, City Attorney, Administrative Services Director

RECONVENE TO OPEN SESSION

The City Council reconvened to open session at 7:03 PM.

REPORT ON ACTION TAKEN DURING CLOSED SESSION

City Attorney Powell announced that there was nothing to report.

ADJOURNMENT

The meeting adjourned at 7:03 PM.

Approved: _____
Derek Timm, Mayor

Attest: _____
Cathie Simonovich, City Clerk



MINUTES

Special Study Session of the
Scotts Valley City Council
February 6, 2025, 9:00 AM
February 7, 2025, 9:00 AM

CONTACT INFORMATION	MEETING LOCATION	POSTING
City of Scotts Valley 1 Civic Center Drive Scotts Valley, CA 95066 (831) 440-5600	Scotts Valley Water District Santa Margarita Community Room 2 Civic Center Drive Scotts Valley, CA 95066	The agenda was posted on 1-31-2025 at City Hall, SV Senior Center, SV Public Works Building, and on the Internet at www.scottsvally.gov .

CALL TO ORDER 9:00 AM

The City Council two-day workshop was called to order at 9:12 AM on Thursday, February 6, 2025; and at 9:00 AM on Friday, February 7, 2025.

PLEDGE OF ALLEGIANCE and MOMENT OF SILENCE

ROLL CALL

ELECTED OFFICIALS PRESENT:

Derek Timm, Mayor
Allan Timms, Vice Mayor
Steve Clark, Council Member
Krista Jett, Council Member
Donna Lind, Council Member

CITY STAFF MEMBERS PRESENT:

Mali LaGoe, City Manager
Kirsten Powell, City Attorney
Steve Walpole, Chief of Police
Jayson Rutherford, Police Captain
Taylor Bateman, Community Development Director
Stephanie Hill, Administrative Services Director
Rodolfo Onchi, Public Works Director
Allison Pfefferkorn, Recreation Division Manager
Matthew Spencer-Cooke, Maintenance Division Manager
Jeremy Long, Wastewater Division Manager
Jordan Taylor, Administrative Secretary/Analyst II
Cathie Simonovich, City Clerk

PUBLIC COMMENT TIME

None.

SPECIAL SET MATTER

1. Study Session: Strategic Plan 2025

Strategic Planning Workshop 2025 summary of presentation/discussion items.

- Year in review, strategic goals mid-year update (Mali LaGoe, City Manager)
- Long-range budget forecast (Stephanie Hill, Administrative Services Director)
- Wildfire preparedness, hazard maps, community outreach, water update (Mali LaGoe, City Manager; Mark Correira, Fire Chief; David McNair, Water District General Manager)
- Community Development current projects, Housing Element implementation, legal update (Taylor Bateman, Community Development Director; Kirsten Powell, City Attorney)
- Public Works/Capital Improvement Program items, current road projects, maintenance team updates, wastewater MBR project update, storm drains/collection systems (Rodolfo Onchi, Public Works Director; Matt Spencer-Cooke, Maintenance Manager; Jeremy Long, Wastewater Division Manager)
- Recreation items, fiscal sustainability planning, senior center updates, Town Center site activation, vehicles on fields policy (Allison Pfefferkorn, Recreation Division Manager)
- Town Center 2025 workplan (Mali LaGoe, City Manager; Kirsten Powell, City Attorney; Aaron Aknin, Consultant - Good City Company; Joe Dieguez, Consultant – Kosmont Companies; Ken Hira, Consultant – Kosmont Companies)
- E-Bike safety and enforcement, Proposition 36 implementation (Steve Walpole, Police Chief; Jayson Rutherford, Police Captain)
- Legislative issues, City Council Code of Conduct, Short-term rental options (Kirsten Powell, City Attorney)
- City facility needs - short/long term (Mali LaGoe, City Manager; Steve Walpole, Police Chief)
- Long range budget planning discussion, BLT implementation update (Stephanie Hill, Administrative Services Director)
- Property tax legislation (Manu Koenig, First District Supervisor, Santa Cruz)

County)

- 2025-2027 strategic goals (Mali LaGoe, City Manager)

ADJOURNMENT

The City Council two-day workshop was adjourned at 4:00 PM on Thursday, February 6, 2025; and at 3:45 PM on Friday, February 7, 2025.

Approved: _____
Derek Timm, Mayor

Attest: _____
Cathie Simonovich, City Clerk

Check Number	Check Date	Vendor Name	Net Check Amount	Check Status	Check Type
Cash Account: 999-10100-000-000-000000					
133325	02/07/25	A TOOL SHED, INC.	475.41	0	Regular
133326	02/07/25	ACC BUSINESS	1,227.00	0	Payment Manager
133327	02/07/25	AFLAC-FLEX ONE	586.71	0	Regular
133328	02/07/25	ALHAMBRA	240.81	0	Regular
133329	02/07/25	AMAZON CAPITAL SERVICES	412.22	0	Regular
133330	02/07/25	ANDERSON PACIFIC ENG INC.	37,812.11	0	Regular
133331	02/07/25	APPLIED CONCEPTS, INC	2,399.99	0	Regular
133332	02/07/25	AT&T	1,608.49	0	Regular
133333	02/07/25	AT&T	452.96	0	Regular
133334	02/07/25	AT&T	57.70	0	Regular
133335	02/07/25	BAKER TILLY US, LLP	500.00	0	Regular
133336	02/07/25	BATTERIES + BULBS #314	6.64	0	Regular
133337	02/07/25	BENJAMIN NOBLE	1,072.50	0	Regular
133338	02/07/25	BRIGHTVIEW LANDSCAPE	4,166.46	0	Regular
133339	02/07/25	BUSINESS WITH PLEASURE	4.82	0	Regular
133340	02/07/25	CALIFORNIA BUILDING	161.00	0	Regular
133341	02/07/25	CENTRAL HOME SUPPLY	358.39	0	Regular
133342	02/07/25	CITY OF SANTA CRUZ	3,520.79	0	Regular
133343	02/07/25	COMCAST	701.60	0	Payment Manager
133344	02/07/25	COMCAST	1,050.55	0	Regular
133345	02/07/25	COMMUNITY PRINTERS INC.	643.24	0	Payment Manager
133346	02/07/25	COMPUTERSMITHS LLC	30.00	0	Regular
133347	02/07/25	CORIE L. ASCANI, PSY.D.	250.00	0	Regular
133348	02/07/25	COUNTY OF SANTA CRUZ	156.00	0	Regular
133349	02/07/25	CUSHMAN CONTRACTING CORPORATIO	66,230.01	0	Regular
133350	02/07/25	DAWN BANKS	63.00	0	Regular
133351	02/07/25	DEPT OF CONSERVATION	433.88	0	Regular
133352	02/07/25	DIXON & SON TIRE	516.95	0	Regular
133353	02/07/25	DOCTORS ON DUTY	40.00	0	Regular
133354	02/07/25	DUKE'S ROOT CONTROL INC	9,020.00	0	Regular
133355	02/07/25	DUNCAN AUTO TECH	3,454.76	0	Payment Manager
133356	02/07/25	ERNIE'S AUTO CENTER	492.42	0	Regular
133357	02/07/25	FIRST ALARM	316.47	0	Regular
133358	02/07/25	GRAINGER	330.45	0	Regular
133359	02/07/25	HEATHER A. HARDEE	600.00	0	Regular
133360	02/07/25	IDEXX LABORATORIES, INC.	1,070.34	0	Payment Manager
133361	02/07/25	INTERSTATE SALES	1,102.99	0	Regular
133362	02/07/25	INTERWEST CONSULTING GROUP	1,732.50	0	Regular
133363	02/07/25	JAYSON RUTHERFORD	20.99	0	Regular
133364	02/07/25	KEVIN ELLIOTT	86.00	0	Regular
133365	02/07/25	KIMLEY-HORN & ASSOCIATES INC	963.50	0	Regular
133366	02/07/25	KRISTA JETT	623.72	0	Regular
133367	02/07/25	LIEBERT CASSIDY WHITMORE	45.00	0	Regular
133368	02/07/25	LINDA KAEMPFER BAKER	160.00	0	Regular

Check Number	Check Date	Vendor Name	Net Check Amount	Check Status	Check Type
133369	02/07/25	LLOYD'S TIRE SERVICE INC.	887.76	0	Regular
133370	02/07/25	M-GROUP	1,443.75	0	Regular
133371	02/07/25	MCCAMPBELL ANALYTICAL, INC.	2,293.00	0	Regular
133372	02/07/25	MISSION UNIFORM SERVICE	784.99	0	Payment Manager
133373	02/07/25	MUTUAL OF OMAHA	1,378.67	0	Regular
133374	02/07/25	NORTH BAY FORD-LINCOLN-	275.00	0	Regular
133375	02/07/25	OLIN CORPORATION AS SOLE	5,143.09	0	Regular
133376	02/07/25	OLIVE SPRINGS QUARRY INC.	811.20	0	Regular
133377	02/07/25	PACIFIC GAS & ELECTRIC CO	78,907.09	0	Regular
133378	02/07/25	PALACE BUSINESS SOLUTIONS	493.59	0	Regular
133379	02/07/25	PETERSON POWER SYSTEMS, INC.	2,967.57	0	Regular
133380	02/07/25	PETTY CASH - LAUREN LAMBERT	166.67	0	Regular
133381	02/07/25	PHILLIP D NEUMAN	7,218.78	0	Regular
133382	02/07/25	PHOENIX GROUP	205.45	0	Regular
133383	02/07/25	PRINICPAL LIFE INSURANCE CO	7,976.40	0	Regular
133384	02/07/25	PRODESSE PROPERTY GROUP	3,523.52	0	Regular
133385	02/07/25	PURETEC INDUSTRIAL WATER	286.66	0	Regular
133386	02/07/25	RIVERSIDE LIGHTING INC	76.44	0	Regular
133387	02/07/25	ROD MARKELL	1,974.00	0	Regular
133389	02/07/25	SCARBOROUGH LUMBER	3,768.45	0	Regular
133390	02/07/25	SCOTTS VALLEY SPRINKLER	998.25	0	Regular
133391	02/07/25	SHAPE INC.	13,139.27	0	Regular
133392	02/07/25	SHARRON BARTH	27.00	0	Regular
133393	02/07/25	SOIL CONTROL LAB	175.00	0	Regular
133394	02/07/25	SOUTHLAND INDUSTRIES	2,272.00	0	Regular
133395	02/07/25	STANDARD INSURANCE COMPANY	1,038.84	0	Regular
133396	02/07/25	SYCAL ENGINEERING INC	2,443.81	0	Regular
133397	02/07/25	THE PIED PIPER INC.	155.50	0	Payment Manager
133398	02/07/25	WAGE WORKS	125.00	0	Regular
133399	02/07/25	WATSONVILLE DIESEL	3,203.63	0	Payment Manager
133400	02/07/25	WEBER, HAYES, & ASSOCIATES	2,025.00	0	Regular
133401	02/07/25	WIZIX TECHNOLOGY GROUP, INC	350.94	0	Payment Manager
133402	02/14/25	ACE PORTABLE SERVICES	750.24	0	Payment Manager
133403	02/14/25	AGILE OCCUPATIONAL MEDICINE	998.00	0	Regular
133404	02/14/25	AMAZON CAPITAL SERVICES	187.55	0	Regular
133405	02/14/25	AT&T	8.86	0	Regular
133406	02/14/25	AT&T	1,791.78	0	Regular
133407	02/14/25	AUTO CARE LIFESAVER TOWING	90.00	0	Regular
133408	02/14/25	BOWMAN & WILLIAMS	95.00	0	Regular
133409	02/14/25	BUSINESS WITH PLEASURE	19.19	0	Regular
133410	02/14/25	C & N TRACTORS	91.84	0	Regular
133411	02/14/25	COMCAST	323.11	0	Payment Manager
133412	02/14/25	COUNTY OF SANTA CRUZ	411.55	0	Regular
133413	02/14/25	CRYSTAL SPRINGS WATER CO	82.75	0	Regular
133414	02/14/25	CUSHMAN CONTRACTING CORPORATIO	617,148.79	0	Regular

Check Number	Check Date	Vendor Name	Net Check Amount	Check Status	Check Type
133415	02/14/25	DEPT OF JUSTICE	96.00	0	Regular
133416	02/14/25	DEPT OF JUSTICE	96.00	0	Regular
133417	02/14/25	DOCTORS ON DUTY	40.00	0	Regular
133418	02/14/25	DYNAMIC PRESS	453.27	0	Regular
133419	02/14/25	ENTERPRISE FM TRUST	14,113.49	0	Regular
133420	02/14/25	FEDERAL EXPRESS	125.83	0	Regular
133421	02/14/25	GARRISON PLUMBING, INC	565.00	0	Regular
133422	02/14/25	GOLDFARB LIPMAN ATTORNEYS	395.00	0	Regular
133423	02/14/25	K & D LANDSCAPING, INC.	3,910.00	0	Regular
133424	02/14/25	KIMLEY-HORN & ASSOCIATES INC	20,520.00	0	Regular
133425	02/14/25	LEAGUE OF CA CITIES	6,944.00	0	Regular
133426	02/14/25	LOGAN & POWELL, LLP	17,012.09	0	Regular
133427	02/14/25	MID VALLEY SUPPLY	1,361.99	0	Payment Manager
133428	02/14/25	MILES CHEMICAL COMPANY, INC	3,244.24	0	Regular
133429	02/14/25	MONTEREY BAY ANALYTICAL SVCS	166.00	0	Regular
133430	02/14/25	NATIONAL COMTEL NETWORK INC.	17.51	0	Regular
133431	02/14/25	PACIFIC GAS & ELECTRIC CO	426.47	0	Regular
133432	02/14/25	PHILLIP D NEUMAN	32,493.60	0	Regular
133433	02/14/25	ROSS RECREATION EQUIPMENT INC.	1,991.90	0	Regular
133434	02/14/25	S.C. UNDERGROUND & PAVING	4,523.00	0	Regular
133435	02/14/25	SAN LORENZO VALLEY WATER DISTR	70.94	0	Regular
133436	02/14/25	SCARBOROUGH LUMBER	325.73	0	Regular
133437	02/14/25	SCOTTS VALLEY SPRINKLER	295.07	0	Regular
133438	02/14/25	SHARRON BARTH	52.00	0	Regular
133439	02/14/25	THE PIED PIPER INC.	150.00	0	Payment Manager
133440	02/14/25	U.S. BANCORP OFFICE	1,300.62	0	Regular

102	Checks total:	1,010,245.76
0	ACH total:	
0	EFTPS total:	
0	Wire transfer total:	
13	Payment Manager total:	14,177.34
115	GRAND TOTALS	1,024,423.10

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: 2/19/2025
TO: Honorable Mayor and City Council
FROM: Mali LaGoe, City Manager
APPROVED: Mali LaGoe, City Manager
SUBJECT: 2025 Legislative Platform

SUMMARY OF ISSUE

Scotts Valley's Legislative Platform was approved by the City Council on February 7, 2024, and subsequently shared with the California League of Cities and our State and Federal legislative representatives for their reference. This platform brings a voice to these representatives to ensure they know Scotts Valley's needs. As specific legislation is introduced throughout the year, the Mayor and City Manager will review and assess the appropriateness of supporting or opposing specific bills on behalf of the City that align to positions expressed in the Legislative Platform. If legislative issues arise that are not addressed in the Legislative Platform, the issue would be added for discussion at a regular City Council meeting before any official position is taken.

The Legislative Platform is an important tool used by cities and counties to communicate broad issues of importance to the City which are regulated by state or federal levels of government. The overarching themes of the proposed Scotts Valley Legislative Platform articulate the City's position opposing unfunded mandates and opposing any federal or state legislation which takes away local control.

The Platform specifically addresses legislative concerns related to Economic Development, Housing/Affordable Housing and Community Development, Infrastructure and Mobility, Climate Resiliency and Natural Resource Protection, Public Safety and Health, and Fiscal Sustainability.

The Platform was reviewed at the strategic planning workshop on February 6-7, 2025 which resulted in two changes: 1) When addressing legislation to support the City's interest and maintain local control when necessary, it *may include supporting legislation consistent with the platform or opposing legislation that challenges the policies in the platform*; and 2) In the Public Safety & Health category, a statement regarding E-bike safety was added.

FISCAL IMPACT

There is no fiscal impact to approving the 2025 Legislative Platform.

STAFF RECOMMENDATION

Staff recommends approval of Scotts Valley's 2025 Legislative Platform.

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1. Scotts Valley Legislative Platform 2025



City of Scotts Valley

Legislative Platform 2025

The City of Scotts Valley's Legislative Platform for 2025 is intended to reflect the City's position on current and future legislation that positively or negatively affects the City's ability to operate effectively and meet the needs of the community. The platform also guides the Mayor, Councilmembers, and staff to effectively address legislation to support the City's interests and maintain local control when necessary, which may include supporting legislation consistent with this platform or opposing legislation that challenges the policies in this platform. Throughout all priorities, two overarching positions exist – opposing unfunded mandates, and opposing any federal or state legislation which takes away local control.

Economic Development

Support legislation that will attract and retain businesses to the City

Support legislation that will provide tools and incentives to support job creation in the City

Support legislation that will assist the City in recovering from economic downturns

Support legislation that ensures cities receive promised repayments from the State related to the dissolution of redevelopment agencies.

Housing/Affordable Housing and Community Development

Support legislation that allows local government to make decisions regarding house density levels

Oppose legislation that erodes local decision making authority related to land use and community development

Support legislation that provides federal and state funding and grants to support the production of affordable housing and maintenance of existing affordable housing

Support legislation that gives local municipalities credit and incentives for actions under their direct control, including the approval of housing developments

City of Scotts Valley

Legislative Platform 2025

Infrastructure & Mobility

Support new statewide funding opportunities for maintenance and repair of local roads

Support legislation and funding regarding increasing safety for pedestrians and bicycles

Support legislation that generates funding for local wastewater infrastructure and storm drain capacity and maintenance

Support legislation that would allow flexibility for public contracting associated with routine public works projects

Climate Resiliency & Natural Resource Protection

Support legislation that streamlines the CEQA/NEPA process

Support legislation that preserves open space and natural resources

Support legislation related to wildfire prevention and suppression

Support legislation to address affordability of commercial and property insurance for businesses and residents including, but not limited to, wildfire risk

Support legislation that aids local communities in accessing timely reimbursement for disaster response expenses

Support legislation to provide funding to support local water conservation including recycled water and ground water recharge infrastructure

City of Scotts Valley

Legislative Platform 2025

Public Safety & Health

Support legislation and policies related to accessing resources to provide high quality police services

Support legislation that makes it easier to implement emergency prevention and risk reduction programs for at-risk populations

Support legislation that provides funding for disaster preparedness and local emergency operations management

Support legislation that regulates vaping devices and other e-cigarettes and their packaging, advertisement and promotion to youth

Support legislation to address E-bike safety such as minimum age requirements for Class 2 or faster e-bikes, mandate training, permits/licensure for riders and registration for owners.

Support legislation that supports mutual aid agreements between local governments

Support legislation and funding for regional homelessness programs and to mitigate the impacts of homelessness and substance abuse on the environment and communities

City of Scotts Valley

Legislative Platform 2025

Fiscal Sustainability

Support legislation to reimburse cities for unfunded state-mandates that are owed, as identified by the State Treasurer

Oppose legislation that would limit the City's ability to collect taxes, fees and other vital revenue sources.

Support continued flexibility for using municipally generated funds, such as Utility Users Tax, Development Impact Fees, etc.

Support legislation or ballot measures that prevent the State from redirecting local governments funds such as local taxes, sales taxes, property taxes, etc.

Oppose legislation that would increase local costs related to public employee retirement benefits

Support legislation intended to stabilize local government financing, to increase funding options for local governments, and to equitably allocate revenues from the State

Support legislation that reduces the electoral threshold for passing bonds and taxes that fund city services, affordable housing and public infrastructure projects

Support legislation that preserves local funding avenues

City of Scotts Valley

Legislative Platform 2025

Government Transparency

Support government transparency, public access to required meetings and records, and legislation that facilitates these principles while still allowing flexibility in government operations

Support legislation that allows and expands on the ability of local governments to use digital communications and archiving technology

Oppose legislation that expands the Public Records Act without funding to carry out the new requirements

Oppose legislation that affects the ability of joint powers authorities to self-regulate

Overarching Positions

Oppose legislation that preempts local authority

Oppose legislation for new program mandates that are unfunded or underfunded

City of Scotts Valley
CITY COUNCIL STAFF REPORT

DATE: 2/19/2025
TO: Honorable Mayor and City Council
FROM: Mali LaGoe, City Manager
APPROVED: Mali LaGoe, City Manager
SUBJECT: Biannual Strategic Goals for FY25/26 through FY26/27

SUMMARY OF ISSUE

Each year the City Council establishes Strategic Goals to guide the City's resource allocation priorities, both financial and staff capacity to work on various projects. On February 6th and 7th, the City Council met for a strategic planning workshop to discuss the status of the current year goals as well as discuss the needs of the City to identify goals for the next two years.

As the City has benefited from greater staffing stability and financial improvement thanks to new revenue from Measure Z (2020) and Measure X (2024), the City Council has identified biannual goals that will carry through the next two fiscal years. In addition, as the City has been able this year to ramp back up our operational capacity to deliver projects like road repairs and has implemented technology to bring greater efficiency to administrative and operational functions, the City is in a place to shift its strategic goals to be broader and fewer with continuing themes of resource prudence, public safety, community thrivingness, the Town Center and City facility needs.

The City Council also discussed assigning a Subcommittee to focus on each goal along with staff, in order to more regularly engage with the City Council on the progress being made toward each goal. The table below shows which subcommittee will be engaged on each goal, throughout the Strategic Plan period.

#	Strategic Goal	Subcommittee assignment
1	Maximize citywide high-performance through efficient use of resources, proactive revenue development, adaptability, and strategic thinking across all operational areas.	Budget Subcommittee
2	Promote safety across the City through improving road conditions, including safe routes for cyclists and pedestrians, preparing for and preventing wildfire impacts, and continuing proactive, community-based policing.	Traffic & Safety Subcommittee
3	Support a thriving city through economic development, diverse and affordable housing, recreation programs,	Economic Development Subcommittee

(protecting and) promoting the City's brand and supporting community building events.

- | | | |
|---|---|-------------------------------------|
| 4 | Improve City facilities to meet the needs of a modern workforce and community services. | City Facilities Ad-Hoc Subcommittee |
| 5 | Invest in and continue planning the City's Town Center. | Town Center Ad-Hoc Subcommittee |

After the Council approves the proposed goals, the City Manager will lead the next step in the process with City staff to develop specific strategies, tactics and projects to achieve the Council's goals. The City Manager subsequently reports back to the City Council on a quarterly basis to measure progress on each of these efforts.

FISCAL IMPACT

There is no fiscal impact to approving the City's strategic goals. As the budget is developed for the new fiscal year, funding to support these goals will be considered and approved when the budget is adopted.

STAFF RECOMMENDATION

To adopt the FY25/26 through FY26/27 City of Scotts Valley Strategic Goals

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1. Biannual 25-27 Strategic Goals



Biannual 2025-27 Strategic Goals

1. Maximize citywide high performance through efficient use of resources, proactive revenue development, adaptability, and strategic thinking across all operational areas.
2. Promote safety across the City through improving road conditions including safe routes for cyclists and pedestrians, preparing for and preventing wildfire impacts, and continuing proactive, community-based policing.
3. Support a thriving city through economic development, diverse and affordable housing, recreation programs, (protecting and) promoting the City's brand and supporting community building events.
4. Improve City facilities to meet the needs of a modern workforce and community services.
5. Invest in and continue planning the City's Town Center.

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: 2/19/2025
TO: Honorable Mayor and City Council
FROM: Mali LaGoe, City Manager
APPROVED: Mali LaGoe, City Manager
SUBJECT: **Establish a Temporary Project Specific City Facilities Subcommittee**

SUMMARY OF ISSUE

As noted in the Biannual Strategic Goals for FY25/26 through FY26/27, Goal 4 is to improve City facilities to meet the needs of a modern workforce and community services. To accomplish this goal staff proposes the establishment of a temporary project specific City Facilities Subcommittee, consisting of Council Member Clark and Council Member Lind.

The purpose of the City Facilities Subcommittee is to work with staff to perform a review of the Remaining Useful Life (RUL) of all City facilities, analyze the future needs regarding space requirements for all City departments, and begin exploring options and financing for existing renovations and/or new construction of City facilities. The Subcommittee will be effective March 1, 2025 through January 16, 2026.

FISCAL IMPACT

There is no fiscal impact to establishing this project specific subcommittee.

STAFF RECOMMENDATION

It is recommended that the Council adopt Resolution No. 2059 establishing the City Facilities Subcommittee.

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1. Resolution No. 2059 City Facilities Subcommittee

RESOLUTION NO. 2059

**RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF SCOTTS VALLEY ESTABLISHING A TEMPORARY
PROJECT SPECIFIC CITY FACILITIES SUBCOMMITTEE**

WHEREAS, the City Council may establish project specific Council subcommittees to address an explicit purpose or need; and

WHEREAS, project specific Council subcommittees are of a limited duration and should be active for no more than one year; and

WHEREAS, the Council desires to establish a Project Specific City Facilities Subcommittee effective March 1, 2025 through January 16, 2026; and

WHEREAS, the City Facilities Subcommittee will be comprised of Councilmember Clark and Councilmember Lind; and

WHEREAS, the purpose of the Council City Facilities Subcommittee is to review the remaining useful life of all City facilities, analyze future needs for space requirements for all City departments, and begin exploring options and financing for existing renovations and/or new construction of City facilities for City Council consideration and action.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED that the City Council of the City of Scotts Valley hereby establishes a Temporary Project Specific City Facilities Subcommittee.

The above and foregoing resolution was duly and regularly adopted by the City Council of the City of Scotts Valley at a regular meeting held on the 19th day of February, 2025 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Approved: _____
Derek Timm, Mayor

Attest: _____
Cathie Simonovich, City Clerk

City of Scotts Valley
CITY COUNCIL STAFF REPORT

DATE: 2/19/2025
TO: Honorable Mayor and City Council
FROM: Mali LaGoe, City Manager
APPROVED: Mali LaGoe, City Manager
SUBJECT: **Appointment to the Measure Q Citizens Oversight Advisory Board (COAB)**

SUMMARY OF ISSUE

Measure Q (Santa Cruz County Safe Drinking Water, Clean Beaches, Wildfire Risk Reduction and Wildlife Protection Act) was approved by nearly 60 percent of voters and establishes a critical funding mechanism to enhance our climate resilience; local water supply/conservation/habitat efforts; wildfire reduction and forest management; preserve working lands and local agriculture and enhance beaches and parks while protecting public access to nature across Santa Cruz County.

There are several statutory elements laid out in Measure Q, including establishing the Citizens Oversight Advisory Board (COAB). The County is requesting that Scotts Valley appoint one qualified individual to represent Scotts Valley on the COAB, with meetings beginning as early as March 2025. Appointees may not hold elected office and must have relevant, demonstrable expertise in water quality, water supply, or flood protection management; wildfire or forest management; wildlife, parks, or natural resources stewardship; working lands or agriculture; environmental justice, park equity, or public health; or financial and/or program analysis.

David Sanguinetti, a resident of Scotts Valley and a long-time Parks and Recreation Commissioner, has experience in in the area of Open Space Preservation and Management and is interested in serving on the COAB.

FISCAL IMPACT

There is no fiscal impact for appointing a representative to the Citizens Oversight Advisory Board (COAB)

STAFF RECOMMENDATION

Staff recommends appointing Scotts Valley resident David Sanguinetti as the City of Scotts Valley's representative to the Measure Q Citizens Oversight Advisory Board (COAB).

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None

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: 2/19/2025
TO: Honorable Mayor and City Council
FROM: Sarah Wickle, Senior Planner
APPROVED: Mali LaGoe, City Manager
SUBJECT: **Consideration of the Planning Commission's recommendation of approval of a Minor Land Division Application to subdivide an existing ±24,068 square foot parcel into two parcels in the R-1-10 Zoning District.**

SUMMARY OF ISSUE

The project site is located at 315 South Navarra Drive, at the corner of South Navarra Drive and Blue Hills Court. The existing lot is approximately ±24,068 square feet and the applicant is proposing to subdivide the lot into two parcels. Parcel 1 would be ±14,039 square feet and Parcel 2 would be ±10,004 square feet. The two parcels meet the minimum 10,000 square foot minimum lot size for the R-1-10 zoning district.

The applicant proposes to demolish the existing 1,344 square-foot (sf) single-family residence and construct a new single-family residence at 315 South Navarra Drive (Proposed Parcel 1). Per Scotts Valley Municipal Code (SVMC) requirements, the existing single-family residence would be non-conforming with the R-1-10 zoning district development standards with the proposed land division. A condition of approval requires the existing single-residence on Proposed Parcel 1 be demolished prior to approval of a Final Map. As conditioned, the project will comply with the zoning district standards of the R-1-10 Zoning District for the new residence proposed on Parcel 1 and future development on Parcel 2.

PLANNING COMMISSION REVIEW

On January 23, 2025, the Planning Commission reviewed the proposed project plans and recommended approval of the project to the City Council. A discussion of the project is attached in the Planning Commission Staff Report (Attachment 2). Staff recommended that a Condition of Approval be drafted that required Parcel 2 to participate in any existing or future road maintenance association for maintenance of Blue Hills Court if the roadway were a private roadway. Upon further review after the Planning Commission meeting, Blue Hills Court is a public right-of-way. As such, no additional conditions of approval were required related to road maintenance of Blue Hills Court.

PUBLIC NOTICE & COMMENT

The project site was posted, Public Hearing Notices were posted at City Hall and were mailed to surrounding property owners located within 300 feet of the subject property, pursuant to the City's Municipal Code and State law. To date, no additional comments have been received.

FISCAL IMPACT

There is no fiscal impact associated with the recommended action.

STAFF RECOMMENDATION

The Planning Commission recommends that the City Council approve Minor Land Division No. MLD23-002 and EA23-006 by adoption of Resolution No. 2060.

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1. PC Staff Report (dated January 23, 2025) includes Location Map and Tentative Map
2. Resolution No. 2060 - Approving MLD23-006 and EA23-006kp

STAFF REPORT

Applicant: John Endsley, Property Owner

Application: Minor Land Division (MLD23-002)
Environmental Assessment (EA23-006)

Location: 315 South Navarra
APN 024-172-02

General Plan/Zoning: R-1-10 (Low Density Residential)

Environmental Status: CEQA Categorical Exemption, Class 15
Section 15315, Minor Land Divisions

Request: Consideration of a Minor Land Division application to
subdivide an existing ±24,068 square foot parcel into two
parcels in the R-1-10 zoning district.

Staff Planner: Gabriela Cortez, Associate Planner

STAFF RECOMMENDATION

It is recommended that the Planning Commission recommend approval of the Minor Land Division Application (MLD23-002, EA23-006) to the City Council by adoption of the attached resolution, subject to the Conditions of Approval in Exhibit A.

PROJECT DESCRIPTION

The project site is located at 315 South Navarra Drive, at the corner of South Navarra Drive and Blue Hills Court (Attachment 1 - Location Map). The existing lot is approximately ±24,068 square feet and located in the R-1-10 Zoning District. The applicant is proposing to subdivide the lot into two parcels. Parcel 1 would be ±14,039 square feet and Parcel 2 would be ±10,004 square feet. The two parcels meet the minimum 10,000 square foot minimum lot size for the R-1-10 zoning district (Attachment 2 - Tentative Map).

DISCUSSION

Below is a discussion of the project's compliance with the City's General Plan and Zoning Regulations.

Existing Single-Family Residence Located on Proposed Parcel 1

The applicant proposes to demolish the existing 1,344 single-family residence and construct a new single-family residence at 315 South Navarra Drive (Proposed Parcel 1). Per Scotts Valley Municipal Code requirements, the existing single-family residence would be non-conforming with the R-1-10 zoning district development standards with the proposed land division. Therefore, a condition of approval requires the existing single-family residence be demolished prior to approval of the Final Map. As conditioned, the project will comply with the zoning district standards of the R-1-10 Zoning District for the new residence proposed on Parcel 1.

Site Access

The existing ±24,068 square foot lot is in a R-1-10 Zoning District on the corner of South Navarra Drive and Blue Hills Court. Parcel 1 fronts South Navarra and the proposed Parcel 2 fronts Blue Hills Court. In order to preserve site access for Parcel 1 and to limit additional driveway access on Blue Hills Court, a condition of approval requires a Building Envelope be shown on the Final Map that notes the proposed front, exterior, and rear yard setbacks that meet the requirements of the R-1-10 Zoning District with South Navarra Drive noted as the access point for Parcel 1. Parcel 2 would be accessed from Blue Hills Court.

Future Development

As noted above, the applicant is proposing to demolish and construct a new single-family home on Parcel 1. The orientation of the proposed home, driveway approach, and the 20-foot front yard setback facing South Navarra Drive, with Blue Hills Court functioning as the exterior side yard setback of Parcel 1. As conditioned, the proposed single-family home on Parcel 1 would meet the R-1-10 zoning district development standards. See Table 1 for additional information.

No development plans are proposed with this application for Parcel 2. The R-1-10 zoning district would allow for a new single-family residence. Any future development would be subject to all applicable zoning requirements. The applicant has noted that the intention is to develop Parcel 2 with a single-family residence.

Table 1		
R-1-10 Development Standards SVMC 17.14.040	Parcel 1	Parcel 2
Minimum Lot size: 10,000 square-feet	14,039.07 square-feet	10,028.98 square feet
Front: 20ft	Proposing 20ft	A condition of approval requires future development to comply with this standard
Interior Side: 10% of the lot width with a maximum of 10ft.	Proposing 10ft	A condition of approval requires future development to comply with this standard
Exterior Side: 10ft Per SVMC17.46.070	Proposing 10ft	A condition of approval requires future development to comply with this standard
Rear: 15ft	Proposing 15ft	A condition of approval requires future development to comply with this standard

Trees

No trees are proposed for removal currently. All future tree removals will be subject to the City's Tree Protection Regulations.

ATTACHMENTS

1. Resolution No. _____ - Recommendation to City Council to approve MLD23-002 and EA23-006
2. Location Map
3. Tentative Map

RESOLUTION NO. ____

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SCOTTS VALLEY RECOMMENDING APPROVAL TO THE CITY COUNCIL OF MINOR LAND DIVISION NO. MLD23-002 AND EA23-006 TO SUBDIVIDE AN EXISTING, ±24,068 SQUARE FOOT LOT INTO TWO PARCELS IN THE R-1-10 ZONING DISTRICT LOCATED AT 315 SOUTH NAVARRA DRIVE (APN 024-172-02)

WHEREAS, the application was reviewed for completeness and is determined to be a “project” as defined by the California Environmental Quality Act (CEQA); and,

WHEREAS, the project is categorically exempt from CEQA [Class15315]; and,

WHEREAS, the project was reviewed by the Planning Commission in a duly noticed public hearing on Thursday, January 23, 2025.

NOW THEREFORE, the Planning Commission of the City of Scotts Valley hereby resolves as follows:

SECTION 1: The environmental determination represents the independent judgment of the City.

SECTION 2: The categorical exemption [Class15315] is hereby approved.

SECTION 3: The Planning Commission of the City of Scotts Valley does hereby specifically make the following findings, as further clarified in the staff report dated Thursday, January 23, 2025:

1. **The Minor Land Division will meet the design standards for the City of Scotts Valley, because the design was developed considering the City’s General Plan and related zoning ordinances.** The land division will create two parcels, each conforming to the General Plan designation of Low Density Residential, and the development standards of the R-1-10 zoning district.
2. **The Minor Land Division will be carried out in a manner which is not detrimental to the surrounding uses and will be consistent with the overall planning goals of the City.** The Minor Land Division will create two parcels for a potential single family dwelling unit. The density of development will remain consistent with the General Plan.
3. **The design of the subdivision will not cause substantial environmental damage or substantially and unavoidably injure fish or wildlife or their habitat.** The project site is developed with a single-family home. It is not within any known critical fish or wildlife habitat. The surrounding parcels have also

been developed; therefore, the project site is not expanding the boundaries of urban development.

4. **The design of the subdivision will not cause serious public health problems.** The use proposed for the new parcel is single family residential, which would not have adverse health effects on the surrounding single family residential uses.
5. **The design of the subdivision will not conflict with easements, acquired by the public at large, for access through or use of property within the subdivision.** All necessary easements shall be obtained prior to issuance of a Final Map.
6. **The proposed road is adequate for the use of the subdivision.** No roads are proposed with the subdivision. Parcel 1 would be accessed from South Navarra Drive and Parcel 2 would be accessed from Blue Hills Court. The existing roadways (South Navarra Drive and Blue Hills Court) are adequate to service the new parcels. Conditions require future residential development to comply with City standards effective at the time of permit issuance.

SECTION 4: After careful consideration of the application and related materials, plans, maps, facts, exhibits, staff report, testimony and other evidence submitted in this matter, and incorporated herein by this reference, the Planning Commission of the City of Scotts Valley does hereby recommend approval to the City Council of Minor Land Division No. MLD23-002 and EA23-006 to subdivide an existing, ±24,068 21,875 square foot lot into two parcels in the R-1-10 zoning district located at 223 Sunset Terrace (APN 024-081-16), subject to the conditions set forth in the attached Exhibit A, which are incorporated herein by this reference.

THE ABOVE AND FOREGOING RESOLUTION was duly adopted and passed by the Planning Commission of the City of Scotts Valley at a regularly scheduled meeting held on the 23th day of January 2025, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Lori Gentile, Vice Chair

Taylor Bateman, Community Development Director

EXHIBIT A
CONDITIONS OF APPROVAL
(Nos. 1-11)

STANDARD

1. Developer has agreed to and shall defend, indemnify and hold harmless the City of Scotts Valley, its officers, agents and employees from any claim, action or proceeding against the City or its officers, agents or employees to attach, set aside, void or annul any action of the City in connection with approvals under the California Environmental Quality Act or with respect to approval of the project, which action is brought within the time period(s) prescribed by law. The City shall promptly notify the developer of any such claim, action or proceeding and shall fully cooperate in defense.
2. After City Council approval, the property owner shall have a signed and notarized copy of the Notice of Conditions of Approval recognizing this application (provided by the City) recorded at the County Recorder's Office prior to issuance of any building permits or operation of the use.
3. All required building permits shall be obtained and the applicant shall pay all appropriate fees prior to commencement of any construction on the property.

PLANNING DEPARTMENT

4. The design of the improvements shall match the approved plans. Modifications to the approved project may require approval by the Planning Commission or City Council at the discretion of the Community Development Director.
5. Building permit approval shall be required for the proposed single-family home, and the existing single-family home shall be demolished prior to approval of a Final Map.
6. Future residential development on Parcel 2 shall comply with the R-1-10 Zoning District requirements and other applicable Scotts Valley Municipal Code standards prior to issuance of any permits.
7. All required permits shall be obtained prior to the removal of any protected trees.
8. Prior to any development, the applicant shall obtain all necessary approvals, including an address assignment.

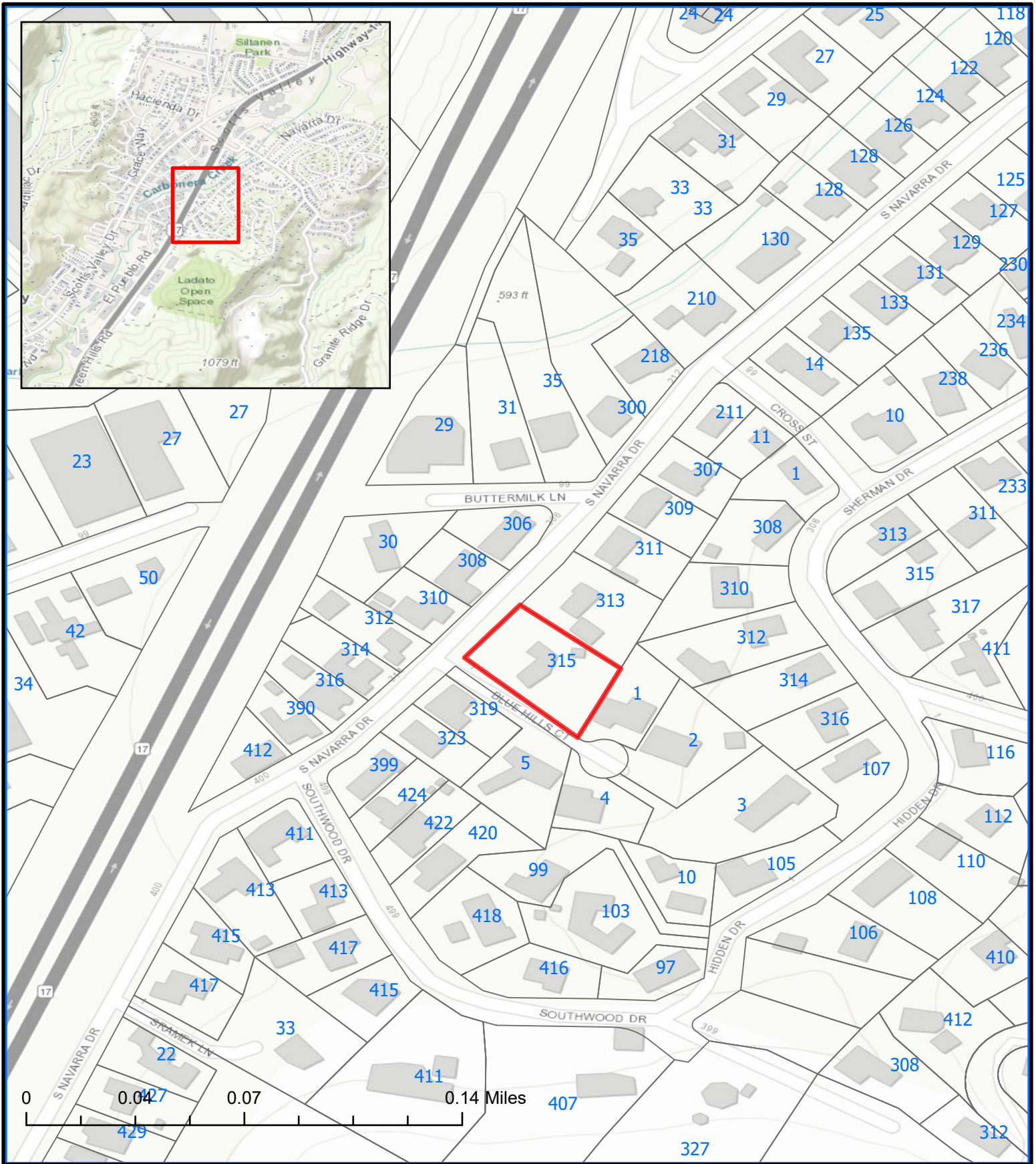
DEPARTMENT OF PUBLIC WORKS

9. Applicant shall provide a 6' Public Utility Easement (PUE) from property line per City of Scotts Valley's Standard Details.
10. A final parcel map in conformance with the California Government Code, Section 66410 et seq, and with the City Subdivision Ordinance, and including the conditions

of the tentative subdivision map, shall be filed to the satisfaction of the Public Works Director/City Engineer. The final map shall be submitted to the City's Public Works Department on an AutoCAD drawing version 2025 LT or earlier electronic version prior to recording. Applicant should be advised that officials of Santa Cruz County, such as the Auditor--Controller, Recorder and Clerk of the Board have requirements, such as payment of taxes and present title guarantee, which precede recordation of the Final Map.

11. Any developments on either site shall submit engineered improvement plans for all on-site and off-site work and will be approved by the Public Works Director/City Engineer. Improvement plans shall include, but are not limited to, any necessary grading, drainage, utilities, erosion control and retaining wall information. Developments shall also refer to the City of Scotts Valley Stormwater Technical Guide for stormwater requirements and provide any supporting documents, as required, by the Stormwater Technical Guide.
12. Any new utility connections to City facilities or activity/work within the public right of way will require an encroachment permit. Encroachment permit application can be found on the City website or via the Public Works Department. All public improvements shall conform to the latest version of the City of Scotts Valley's Standard Details and Specifications.

Property Owner Signature



Location Map

315 S Navarra Drive
APN 024-172-02



BENCH MARK:
COUNTY OF SANTA CRUZ BENCH MARK #285, A
BRASS CAP ON GRANITE CREEK ROAD AT 2923
GRANITE CREEK ROAD IN DEADWALL OF CULVERT
35 FEET NORTHERLY OF THE CENTERLINE.
ELEVATION = 726.750' (NAVD88)

BASIS OF BEARINGS:
THE BASIS OF BEARINGS FOR THIS SURVEY IS BETWEEN
FOUND MONUMENTS AND THE BEARING OF THE NORTH SIDE
OF BLUE HILLS COURT AS SHOWN ON THAT CERTAIN
PARCEL MAP, RECORDED JULY 26, 1978 IN VOLUME 30 OF
PARCEL MAPS, PAGE 3, SANTA CRUZ COUNTY RECORDS.
BEARING= SOUTH 48°39'03" EAST

NOTE:
MEASURED DISTANCES FROM SIDE OF THE BUILDING TO THE
PROPERTY LINES ARE TO THE FACE OF SIDING AND WOOD TRIM.

NOTE:
THIS TOPOGRAPHIC MAP REPRESENTS THE CONDITIONS
OF THE SITE AT THE TIME THE SURVEY WORK WAS
COMPLETED AND SHOWS SURFACE OBJECTS ONLY.
SUBSURFACE STRUCTURES, IF ANY, INCLUDING BUT NOT
LIMITED TO FOUNDATIONS, PILING, UNDERGROUND
TANKS AND UNDERGROUND UTILITY LINES MAY NOT
BE SHOWN.

ATTENTION:
THE DELIVERY OF THIS MAP IN AN ELECTRONIC FILE
DOES NOT CONSTITUTE THE DELIVERY OF MY PROFESSIONAL
WORK PRODUCT. THE SIGNED PAPER PRINT IS PROVIDED
TO THE CLIENT AS AN INSTRUMENT OF SERVICE. IN EVENT
THE ELECTRONIC FILE IS ALTERED, THE SAID PAPER PRINT
MUST BE REFERRED TO FOR THE ORIGINAL AND CORRECT
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LANDS OF BERTSCH
APN 024-172-02
DOC. NO. 2003-0089385

LANDS OF ENDSLEY
APN 024-172-02
DOC. NO. 2020-0041693
AREA=24,068.05± S.F.

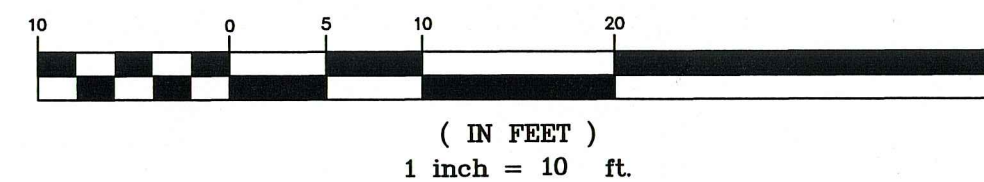
PROPOSED PARCEL 1
AREA=14,039.07± S.F.

PROPOSED PARCEL 2
AREA=10,028.98± S.F.

LANDS OF MAHOUEAU
APN 024-172-30
DOC. NO. 2012-0000454

LANDS OF BORKOWSKI
APN 024-172-19
DOC. NO. 2013-0010249

GRAPHIC SCALE



LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE
- EASEMENT/RIGHT OF WAY LINE
- BUILDING FOOTPRINT
- JP JOINT UTILITY POLE
- SSMH SANITARY SEWER MANHOLE
- CO CLEANOUT
- FF FINISH FLOOR
- GFS GARAGE FINISH SLAB
- AD AREA DRAIN
- WM WATER METER

30 PM 3
LOT 1

**KEVIN SMITH
LAND SURVEYING**
111 DELLVIEW AVENUE
SANTA CRUZ, CA 95062
(831) 588-0154

TENTATIVE MAP
FOR: MINOR LAND DIVISION
FOR: TAMMY AND JOHN ENDSLEY
315 SOUTH NAVARRA DRIVE, CA 95066
APN 024-172-02

SHEET

1

OF

1

DATE **DECEMBER 2020**

JOB NO.
K20048

TIME DATE STAMP

RESOLUTION NO. 2060

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTS VALLEY APPROVING MINOR LAND DIVISION NO. MLD23-002 AND ENVIRONMENTAL ASSESSMENT NO. EA23-006 TO SUBDIVIDE AN EXISTING, ±24,068 SQUARE FOOT LOT INTO TWO PARCELS IN THE R-1-10 ZONING DISTRICT LOCATED AT 315 SOUTH NAVARRA DRIVE (APN 024-172-02)

WHEREAS, the Planning Department of the City of Scotts Valley has received the application filed by John Endsley, for a Minor Land Division No. MLD23-002 and Environmental Assessment No. EA23-006 to subdivide an existing ±24,068 square foot lot into two parcels in the R-1-10 Zoning District located at 315 South Navarra Drive (APN 024-172-02) (the “Application”); and,

WHEREAS, a structure is currently located on the property but will be removed prior to completion of the land division; and

WHEREAS, the Application was reviewed for completeness and is determined to be a “project” as defined by the California Environmental Quality Act (CEQA); and,

WHEREAS, the project is determined to have a Class 15 exemption (Minor Land Division) pursuant to Section 15315 of CEQA; and,

WHEREAS, the Planning Commission held a public hearing on January 23, 2025 to consider the Application and after consideration of public testimony, the staff report, and evidence submitted to support the Application, the Planning Commission recommended approval of the Application to the City Council; and

WHEREAS, a public hearing on the proposed project was held by the City Council on February 19, 2025, and such hearing was noticed pursuant to the requirements of the Scotts Valley Municipal Code and State Law.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Scotts Valley as follows:

SECTION 1: The City Council of the City of Scotts Valley does hereby make the following findings for Minor Land Division No. MLD23-002, as further clarified in the staff report dated February 19, 2025:

1. ***The Minor Land Division will meet the design standards for the City of Scotts Valley, because the design was developed considering the City's General Plan and related zoning ordinances.*** As conditioned, the land division

will create two parcels, each conforming to the General Plan designation of Low Density Residential, and the development standards of the R-1-10 zoning district.

2. ***The Minor Land Division will be carried out in a manner which is not detrimental to the surrounding uses and will be consistent with the overall planning goals of the City.*** The Minor Land Division will create two parcels for a potential single family dwelling unit on each parcel. The density of development will remain consistent with the General Plan.
3. ***The design of the subdivision will not cause substantial environmental damage or substantially and unavoidably injure fish or wildlife or their habitat.*** The project site is developed with a single-family home. It is not within any known critical fish or wildlife habitat. The surrounding parcels have also been developed; therefore, the project site is not expanding the boundaries of urban development.
4. ***The design of the subdivision will not cause serious public health problems.*** The use proposed for the parcels is single family residential, which would not have adverse health effects on the surrounding single family residential uses.
5. ***The design of the subdivision will not conflict with easements, acquired by the public at large, for access through or use of property within the subdivision.*** All necessary easements, such as the Public Utility Easement, shall be obtained prior to the issuance of a Final Map.
6. ***The proposed road is adequate for the use of the subdivision.*** No new roads are proposed with the subdivision. Parcel 1 would be accessed from South Navarra Drive and Parcel 2 would be accessed from Blue Hills Court. The existing roadways (South Navarra Drive and Blue Hills Court) are adequate to service the new parcels. Conditions require future residential development to comply with City standards effective at the time of permit issuance.

SECTION 2: The City Council does hereby make the following findings regarding the Environmental Assessment No. EA23-006:

1. The Application is determined to have a Class 15 exemption (Minor Land Division) pursuant to Section 15315 of CEQA.

NOW, THEREFORE, BE IT FURTHER RESOLVED that, after careful consideration of the application and related materials, plans, maps, facts, exhibits, staff report, testimony and other evidence submitted in this matter, and incorporated herein by this reference, the City Council approves Minor Land Division MLD23-002 and Environmental Assessment No. EA23-006 to subdivide an existing ±24,068 square foot lot into two parcels in the R-1-10 Zoning District

located at 315 South Navarra Drive (APN: 024-173-03) subject to the conditions set forth in the attached Exhibit A, which are incorporated herein by this reference. The Minor Land Division shall lapse and shall become void two (2) years after the date of this resolution unless prior to the expiration date, the Final Map is recorded.

THE ABOVE AND FOREGOING RESOLUTION was duly and regularly passed by the City Council of the City of Scotts Valley at a meeting held on the 19th day of February, 2025, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Derek Timm, Mayor

ATTEST:

Cathie Simonovich, City Clerk

EXHIBIT A
CONDITIONS OF APPROVAL
(Nos. 1-12)

STANDARD

1. Developer has agreed to and shall defend, indemnify and hold harmless the City of Scotts Valley, its officers, agents and employees from any claim, action or proceeding against the City or its officers, agents or employees to attach, set aside, void or annul any action of the City in connection with approvals under the California Environmental Quality Act or with respect to approval of the project, which action is brought within the time period(s) prescribed by law. The City shall promptly notify the developer of any such claim, action or proceeding and shall fully cooperate in defense.
2. After City Council approval, the property owner shall have a signed and notarized copy of the Notice of Conditions of Approval recognizing this application (provided by the City) recorded at the County Recorder's Office prior to issuance of any building permits or operation of the use.
3. All required building permits shall be obtained and the applicant shall pay all appropriate fees prior to commencement of any construction on the property.

PLANNING DEPARTMENT

4. The design of the improvements shall match the approved plans. Modifications to the approved project may require approval by the Planning Commission or City Council at the discretion of the Community Development Director.
5. Building permit approval shall be required for the proposed single-family home, and the existing single-family home shall be demolished prior to approval of a Final Map.
6. Future residential development on Parcel 2 shall comply with R-1-10 Zoning District requirements and other applicable Scotts Valley Municipal Code standards prior to issuance of any permits.
7. All required permits shall be obtained prior to the removal of any protected trees.
8. Prior to any development, the applicant shall obtain all necessary approvals, including an address assignment.

DEPARTMENT OF PUBLIC WORKS

9. Applicant shall provide a 6' Public Utility Easement (PUE) from property line per City of Scotts Valley's Standard Details.
10. A final parcel map in conformance with the California Government Code, Section 66410 et seq, and with the City Subdivision Ordinance, and including the

conditions of the tentative subdivision map, shall be filed to the satisfaction of the Public Works Director/City Engineer. The final map shall be submitted to the City's Public Works Department on an AutoCAD drawing version 2025 LT or earlier electronic version prior to recording. Applicant should be advised that officials of Santa Cruz County, such as the Auditor--Controller, Recorder and Clerk of the Board have requirements, such as payment of taxes and present title guarantee, which precede recordation of the Final Map.

11. Any developments on either site shall submit engineered improvement plans for all on-site and off-site work and will be approved by the Public Works Director/City Engineer. Improvement plans shall include, but are not limited to, any necessary grading, drainage, utilities, erosion control and retaining wall information. Developments shall also refer to the City of Scotts Valley Stormwater Technical Guide for stormwater requirements and provide any supporting documents, as required, by the Stormwater Technical Guide.
12. Any new utility connections to City facilities or activity/work within the public right of way will require an encroachment permit. Encroachment permit application can be found on the City website or via the Public Works Department. All public improvements shall conform to the latest version of the City of Scotts Valley's Standard Details and Specifications.

Name and Signature of Property Owner

Date