



A G E N D A

Meeting of the Scotts Valley City Council

Date: August 15, 2018

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	The agenda was posted 8-10-18 at City Hall, SV Senior Center, SV Library and on the Internet at www.scottsvalley.org .

ELECTED OFFICIALS	CITY STAFF MEMBERS
Jim Reed, Mayor Jack Dilles, Vice Mayor Stephany E. Aguilar, Council Member Randy Johnson, Council Member Donna Lind, Council Member	Jenny Haruyama, City Manager Kirsten Powell, City Attorney Steve Walpole, Chief of Police Taylor Bateman, Community Development Director Tony McFarlane, Administrative Services Director Jessica Kahn, Acting Public Works Director Troy Adams, Acting Public Works Director Tracy Ferrara, 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.

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.scottsvalley.org 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.scottsvalley.org.

Televised Meetings:

City Council meetings are cablecast "Live" on Community Television of Santa Cruz County on Comcast Channel 25.

CALL TO ORDER 6:00 PM

PLEDGE OF ALLEGIANCE and MOMENT OF SILENCE

ROLL CALL

SPECIAL SET MATTERS

- (1) Presentation of Certificates to 2018 Bocce Tournament Winners
- (2) Introduction of new Public Works Employees: Phil Thomas and Justin Granados
- (3) Donna Lind: Recognition of 50 years of service to Scotts Valley

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 to make and/or submit written or 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.

ALTERATIONS TO CONSENT AGENDA

Council can remove or add items to the Consent Agenda.

CONSENT AGENDA

The Consent Agenda is comprised of items which appear to be non-controversial. Persons wishing to speak on any items may do so raising their hand to be recognized by the Mayor.

- A. Approve City Council minutes of 8-1-2018
- B. Approve check registers dated 7-27-18, 7-30-18, 8-3-18, 8-6-18
- C. Approve and ratify Vice Mayor Jack Dilles' appointment of Martin Spierings to the Parks and Recreation Commission
- D. Approve Resolution No. 638.1 amending the Fiscal Year 2018/19 Annual Budget and authorizing the City Manager to execute the cost sharing agreement between the City of Scotts Valley and the University of California Santa Cruz Police Department for CLETS services

- E. Approve the following documents regarding vacation and relocation of a 10 foot Sanitary Sewer Easement for APN 024-152-22:
- (1) Adopt Resolution No. 1936 approving the Summary Vacation of the existing 10 foot Sanitary Sewer Easement, APN 024-152-22; and
 - (2) Adopt Resolution No. 1936.1 accepting a new 10 foot Sanitary Sewer Easement, APN 024-152-22

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.

PUBLIC HEARING(S) (To be heard at 6:30 p.m.)

1. Consider Planning Commission's recommendation of approval of a vesting tentative map to split an existing parcel into two new parcels for future residential development, plus a remainder parcel for the existing single-family residence and detached garage in the High Density Zoning District at 350 Bean Creek Road, APN 022-212-09 (Senior Planner Michelle Edwards)
 - Open public hearing
 - Close public hearing
 - Approve Resolution No. 1952

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) 440-5602 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: August 1, 2018

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	The agenda was posted 7-27-18 at City Hall, SV Senior Center, SV Library and on the Internet at www.scottsvally.org .

CALL TO ORDER 6:00 PM

The City Council meeting was called to order at 6:00 pm.

PLEDGE OF ALLEGIANCE and MOMENT OF SILENCE

ROLL CALL

ELECTED OFFICIALS PRESENT:
Jim Reed, Mayor
Jack Dilles, Vice Mayor
Stephany E. Aguilar, Council Member
Randy Johnson, Council Member
Donna Lind, Council Member

CITY STAFF MEMBERS PRESENT:
Jenny Haruyama, City Manager
Kirsten Powell, City Attorney
Taylor Bateman, Community Development Director
Steve Walpole, Chief of Police
Tony McFarlane, Administrative Services Director
Jessica Kahn, Acting Public Works Director
Troy Adams, Acting Public Works Director
Kristin Ard, Recreation Division Manager
Steve Toler, Financial Consultant
Tracy Ferrara, City Clerk

COMMITTEE REPORTS

VM Dilles reported that as the alternate on the Santa Margarita Groundwater Agency Joint Powers Authority (JPA), he attended recent Board meetings where they received a presentation by a consult who was hired as a facilitator to help the JPA, made up of a variety of people, work in a productive way. He reported that they also received a presentation on the background/history of the Santa Margarita Groundwater Basin. At the recommendation of the JPA, he also took a webinar on water modeling.

CM Aguilar reported that she attended the Traffic Safety Advisory Committee where they discussed issues regarding speeding on Bethany Drive, received an update on the Mt. Hermon Road/Scotts Valley Drive intersection improvements, and discussed speed bumps and related issues.

CM Lind attended the Criminal Justice Council (CJC) Executive Board meeting where they are working on updating/refining bylaws for the CJC. She reported that the CJC is also restructuring the administrative support, whereby each agency in the CJC will take turns for one year at a time to provide administrative support.

CM Lind reported that she attended a roundtable meeting with Mayor Reed and CM Haruyama, where they discussed consideration of joining the Santa Clara/Santa Cruz Roundtable regarding flight path issues.

CM Lind reported that she attended the Santa Margarita Groundwater Agency Joint Powers Authority as a Board Member where they received a Facilitation Service Report, which is working to deal with the different views from the various agencies and stakeholders, and help them work collaboratively.

CM Lind reported that she attended the Traffic Safety Advisory Committee where they discussed traffic on Bethany Drive and overnight RV parking on El Pueblo.

CM Lind reported that she attended a LAFCO meeting and on August 27, 2018 a county-wide meeting will be held to receive a presentation on the Mid County Fire Agency Consolidation Feasibility Study. The meeting will be held at the Samper Recital Hall at Cabrillo College starting at 6:00 p.m. and additional information is available at <http://www.santacruzlafco.org/lafcomeeting-meeting/>.

CITY MANAGER REPORT

School Age Recreation: Registration starts tomorrow – Thursday, August 2. We are expecting a big turnout due to calls received and waitlists from last year.

Green Hills Road: The Green Hills Road project is still scheduled for completion the second week of August. Paving and slurry seal were completed this week. Remaining items consist of slope stabilization, roadway striping and bicycle signage.

PG&E Community Wildfire Safety Program: Staff met with representatives from PG&E to discuss its short and long term plans regarding wildfire prevention and emergency response efforts, enhanced safety measures, and investment in electrical system and new technologies. PG&E also provided information about its new Wildfire Safety Operations Center, which was established to monitor wildfire risks in real time and coordinate prevention and response efforts.

Regional Manufacturers Meet Up: Scotts Valley, along with the cities of Santa Cruz, Capitola, and Watsonville, Santa Cruz Small Business Development Center (SBDC) at Cabrillo College and California Manufacturing Technology Consulting Are partnering to host a Meet Up for Small and Medium-Sized Manufacturers in Santa Cruz County to hear from manufacturers and connect them to resources to grow their businesses. The free event will be held on Wednesday, September 26, 2018 from 5 – 7 pm at the Wrigley Building in Santa Cruz.

GFOA Certificate of Achievement: The City was recently awarded Government Finance Officers' Association (GFOA) Certificate of Achievement for Excellence in Financial Reporting for its 2017 Comprehensive Annual Financial Report (CAFR). This is the highest form of recognition in governmental accounting and financial reporting. The City has received this award for over two decades. Special recognition goes to Laurie Grundy, our Senior Accountant who helped make this award possible.

PUBLIC COMMENT TIME

Robert Aldana, Scotts Valley resident, shared his views on the November 6, 2018 TOT tax measure being proposed from 10% to 11% and encouraged the Council to consider increasing the amount to 12%.

ALTERATIONS TO CONSENT AGENDA

CM Johnson requested that Item F be moved to the regular agenda for discussion.

M/S: Lind/Johnson

To approve the Consent Agenda as amended moving Item F to the regular agenda for discussion.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

CONSENT AGENDA

- A. Approve City Council minutes of 6/20/18, 7/2/18, 7/23/18
- B. Approve check registers dated 6/21/18, 6/29/18, 7/5/18, 7/13/18, 7/16/18
- C. Approve Resolution No. 1596.42 authorizing the levy of the Annual Special Tax for the City of Scotts Valley Community Facilities District No. 97-1 for Fiscal Year 2018/19
- D. Approve second reading and adoption of Ordinance No. 76.2 amending Chapter 3.24 to Title 3 of the Scotts Valley Municipal Code regarding Uniform Transient Occupancy Taxes
- E. Approve second reading and adoption of Ordinance No. 16-ZC-227 approving: 1) Pre-Zone No. PRE-ZC17-002 to Pre-Zone 1.52 acres at 374 Hacienda Drive (County Boetzer Property/APN 070-331-09) from a Mountain Residential Zone (R-MT) to a Rural Residential Zone (R-R-2.5) to be annexed into 54 Cumbre Lane (City Chapman Property/APN 023-161-04); and, 2) Amendment to the City's Sphere of Influence Map to Include the 1.52 acres to be annexed

ALTERATIONS TO REGULAR AGENDA

M/S: Lind/Dilles

To approve the Regular Agenda as amended moving Item F to the regular agenda for discussion.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

REGULAR AGENDA

- F. Approve agreement with Capitola for shared Building Official services and authorize the City Manager to sign the agreement**

CM Haruyama presented the written staff report and responded to questions from Council.

CM Johnson thanked CM Haruyama for her efforts to work with another agency, which will result in saving money and providing enhanced services.

M/S: Johnson/Aguilar

To approve agreement with Capitola for shared Building Official services and authorize the City Manager to sign the agreement.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

- 1. Consider offering ballot arguments and rebuttal for the Transient Occupancy Tax (TOT) ballot measure at the November 6, 2018 General Election**

CM Haruyama presented the written staff report and responded to questions from Council.

M/S: Reed/Aguilar

To authorize the Mayor and Vice Mayor, along with three additional community members selected by the Mayor and Vice Mayor, to submit the ballot argument in favor of the TOT measure.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

M/S: Aguilar/Dilles

To approve Resolution No. 1949.3 providing for written arguments regarding a City Measure for the November 6, 2018 General Municipal Election.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

M/S: Aguilar/Dilles

To approve Resolution No. 1949.4 providing for the filing of rebuttal arguments for City Measures submitted at Municipal Elections.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

PUBLIC HEARING(S) (To be heard after 6:30 p.m.)

2. Consider approval of Proposed FY 2018/19 Master Fees and Charges

CM Haruyama presented the written staff report and responded to questions from Council.

PUBLIC HEARING OPENED – 6:50 PM

No one came forward.

PUBLIC HEARING OPENED – 6:50 PM

The City Council reached consensus on the following:

Police False Alarm Charges: Council was in agreement with the change from charging property owners a fee for false alarm charges starting with the fourth false alarm in a month to charging property owners a fee starting with the third false alarm in a month. Council reached consensus to add a fee for property owners who have more than 12 false alarms in a fiscal year.

Pre-discussion Fees for Planning Applications: In order to recover costs associated with pre-planning applications discussions for a GPA and/or zone change, Council reached consensus to add an hourly fee, which would apply after the first four hours of staff time. The fee would be based on the Planning Department's fully burdened hourly rate (currently \$224) and would be charged after the first four hours; a deposit would be required for subsequent discussions/meetings.

Childcare Program Late Pick-Up Fee: Council agreed with the staff recommendation to charge \$1.00 per minute.

Solar Building Permits for Residential Projects: Council reached consensus to rescind Resolution No. 1198.57, which eliminated permit fees for residential solar, and approve a 50% recovery rate fee of \$125 for FY 2018/19, \$218 for FY 2019/20 and \$378 for FY 2020/21.

VM Dilles questioned moving from per unit to square footage for building and planning fees.

CM Haruyama stated that a discussion regarding building and planning fees will be coming back to the Council in the future.

M/S: Aguilar/Johnson

To approve Resolution No. 1198.69 approving the Master Fees and Charges Schedule for FY 2018/19 for City Planning, Building, Public Works, Police, and Administrative Fees, and Parks, Recreation and Senior Center Fees with the amendments noted above.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

M/S: Aguilar/Johnson

To approve Resolution No. 1198.57.1 rescinding Resolution No. 1198.57 eliminating Building and Electrical permit fees for Solar System installations.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

REGULAR AGENDA (resumed)

3. **Consider appointment of Council representative and alternate to serve on an Interagency Advisory Subcommittee**

CM Haruyama presented the written staff report and responded to questions from Council.

VM Dilles recommended this be formed as a standing committee.

M/S: Reed/Johnson

To appoint the Mayor as the City of Scotts Valley representative on the Interagency Advisory Subcommittee and Council Member Aguilar to serve as the alternate.

Carried 5/0 (AYES: Aguilar, Dilles, Johnson, Lind, Reed)

4. **Future Council agenda items**

Mayor Reed requested a future agenda item to approach the SVWD to see if they have an interest in having a joint meeting along with SVFPD and SVUSD.

CONVENE TO CLOSED SESSION

The City Council convened to closed session at 7:17 p.m. to discuss the following items:

- (1) Pursuant to Government Code Section 54957.6, the City Council met in closed session to confer with their labor negotiator regarding employee negotiations with the Scotts Valley Police Bargaining Unit and Scotts Valley Police Supervisors Association.

RECONVENE TO OPEN SESSION

The City Council reconvened to open session at 8:10 p.m.

REPORT ON ACTION TAKE DURING CLOSED SESSION

Mayor Reed announced that there was nothing to report.

ADJOURNMENT

The meeting adjourned at 8:10 p.m.

Approved: _____
Jim Reed, Mayor

Attest: _____
Tracy A. Ferrara, City Clerk

AGENDA ITEM B
DATE: 8-15-2018

SCOTTS VALLEY ACCOUNTS PAYABLE
07/26/2018 16:48:40 Check Register

CITY OF SCOTTS VALLEY
GL050S-V08.08 COVERPAGE
GL540R

Report Selection:

RUN GROUP... 072718 COMMENT... A/P AS OF JULY 27 2018

DATA-JE-ID DATA COMMENT

W-07272018-185 A/P AS OF JULY 27 2018

Run Instructions:

Jobq	Banner	Copies	Form	Printer	Hold	Space	LPI	Lines	CPI	CP	SP	RT
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Check Register

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	000563 APPI	114047	07/27/18	2,489.81
	001009 ARD/KRISTIN	114048	07/27/18	30.00
	001670 AT &T	114049	07/27/18	302.14
	000107 BIRT/DUSTIN	114050	07/27/18	20.00
	000500 BOLANOS/DORENE	114051	07/27/18	20.00
	003237 BOWEN/TIMOTHY D	114052	07/27/18	3,517.50
	000021 BOWMAN & WILLIAMS	114053	07/27/18	190.00
	003088 CALIFORNIA COAST UNIFORM	114054	07/27/18	36.00
	002091 COMCAST	114055	07/27/18	146.20
	001362 DUNCAN AUTO TECH	114056	07/27/18	83.58
	000054 EWING IRRIGATION PRODUCT	114057	07/27/18	295.12
	000202 FEDERAL EXPRESS	114058	07/27/18	116.30
	003253 FIRST ALARM	114059	07/27/18	133.50
	001828 GONZALES/GABE	114060	07/27/18	20.00
	001881 GRAINGER	114061	07/27/18	67.32
	000615 HOHMANN/PATRICK J.	114062	07/27/18	20.00
	001903 JONES/KIMARIE	114063	07/27/18	20.00
	003592 KAHN/JESSICA	114064	07/27/18	128.00
	003267 KEEFFE/LAUREL	114065	07/27/18	300.00
	002032 KT MECHANICAL INC	114066	07/27/18	689.98
	003698 LACKEY/ANGELA	114067	07/27/18	1,557.72
	000078 LLOYD'S TIRE SERVICE INC	114068	07/27/18	162.24
	000618 MANDEGO, INC.	114069	07/27/18	325.13
	003403 MAR-KEN INTERNATIONAL PO	114070	07/27/18	260.00
	001815 MC GRATH/TRISH	114071	07/27/18	20.00
	003009 MONTEREY BAY MANAGERS' A	114072	07/27/18	3,666.00
	001982 PEAVEY COMPANY/LYNN	114073	07/27/18	245.84
	003094 PETTY CASH - JOANN PURSL	114074	07/27/18	354.77
	003268 PHILLIPS/WENDY	114075	07/27/18	808.50
	003323 POMPETTE/NICOLE	114076	07/27/18	20.00
	003020 ROGER'S REFRIGERATION, I	114077	07/27/18	1,977.35
	000790 SANCRA	114078	07/27/18	70.00
	000133 SCOTTS VALLEY SPRINKLER	114079	07/27/18	60.10
	000405 SILVERSTEIN/THOMAS	114080	07/27/18	5,265.90
	003067 SIX FLAGS DISCOVERY	114081	07/27/18	855.36
	001535 SKIP'S TIRE & AUTO CENTE	114082	07/27/18	262.45
	002053 STEPFORD	114083	07/27/18	5,240.00
	001361 STEVENS DDS/JOHN A	114084	07/27/18	203.20
	003699 THOMAS/PHILIP	114085	07/27/18	20.00
	003008 WILLIAMS/JESSE	114086	07/27/18	20.00
	GENERAL CHECKING ACCOUNT			30,070.01

SCOTTS VALLEY ACCOUNTS PAYABLE
CITY OF SCOTTS VALLEY
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GL540R-V08.08 PAGE 2

Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT
REPORT TOTALS:				30,070.01

RECORDS PRINTED - 000077

GL540R

FUND RECAP:

FUND	DESCRIPTION	DISBURSEMENTS
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001	GENERAL	10,319.56
002	RECYCLING/ENVIRONMENTAL	16.97
004	RECREATION	15,677.65
010	WASTEWATER OPERATIONS	807.83
011	TERTIARY TREATMENT PLANT	58.15
028	SENIOR CENTER	185.82
112	DENTAL INS INTERNAL SERV	203.20
123	COMMUNITY FACILITY CENTER	2,800.83
TOTAL ALL FUNDS		30,070.01

BANK RECAP:

BANK	NAME	DISBURSEMENTS
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BA	GENERAL CHECKING ACCOUNT	30,070.01
TOTAL ALL BANKS		30,070.01

SCOTTS VALLEY ACCOUNTS PAYABLE
07/27/2018 12:56:06 Check Register

CITY OF SCOTTS VALLEY
GL050S-V08.08 COVERPAGE
GL540R

Report Selection:

RUN GROUP... 073018 COMMENT... A/P JUNE 30,2018 #3

DATA-JE-ID DATA COMMENT

W-07302018-188 A/P JUNE 30,2018 #3

Run Instructions:

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Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT	
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	001659 CALIFORNIA BUILDING	114088	07/30/18	418.50	
	001659 CALIFORNIA BUILDING	114089	07/30/18	328.50	
	000274 DEPT OF CONSERVATION	114090	07/30/18	971.56	
	000274 DEPT OF CONSERVATION	114091	07/30/18	1,250.51	
	000318 DEPT OF TRANSPORTATION	114092	07/30/18	1,297.75	
	003326 DIVISION OF THE STATE	114093	07/30/18	19.20	
	003326 DIVISION OF THE STATE	114094	07/30/18	110.80	
	000967 MONTEREY BAY SYSTEMS	114095	07/30/18	92.13	
	000349 ORIENTAL TRADING COMPANY	114096	07/30/18	998.14	
	003230 REDWOOD TOXICOLOGY LAB	114097	07/30/18	23.50	
	000135 SAN LORENZO VALLEY WATER	114098	07/30/18	28.27	
	003658 SANTA CRUZ OCCUPATIONAL	114099	07/30/18	464.00	
	000130 SCOTTS VALLEY FIRE DISTR	114100	07/30/18	10,204.56	
	002053 STEPFORD	114101	07/30/18	2,080.00	
	001085 SYCAL ENGINEERING INC	114102	07/30/18	2,400.00	
	001560 TRITON CONSTRUCTION	114103	07/30/18	75.00	
	GENERAL CHECKING ACCOUNT			20,993.72	***

SCOTTS VALLEY ACCOUNTS PAYABLE
CITY OF SCOTTS VALLEY
07/27/2018 12:56:06
GL540R-V08.08 PAGE 2

Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT
REPORT TOTALS:				20,993.72

RECORDS PRINTED - 000022

GL540R

FUND RECAP:

FUND	DESCRIPTION	DISBURSEMENTS
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001	GENERAL	13,697.94
004	RECREATION	1,462.14
005	SMIP	2,222.07
010	WASTEWATER OPERATIONS	75.00
012	WASTEWATER CAPITAL RESERVE	2,400.00
035	GREEN BUILDING FUNDING	978.30
036	DISABILITY COMPLIANCE FUND	130.00
050	PINEWOOD EST LNDSCP MAINT DT	28.27
TOTAL ALL FUNDS		20,993.72

BANK RECAP:

BANK	NAME	DISBURSEMENTS
----	-----	
BA	GENERAL CHECKING ACCOUNT	20,993.72
TOTAL ALL BANKS		20,993.72

SCOTTS VALLEY ACCOUNTS PAYABLE
08/03/2018 18:03:31 Check Register

CITY OF SCOTTS VALLEY
GL050S-V08.08 COVERPAGE
GL540R

Report Selection:

RUN GROUP... 080318 COMMENT... A/P AS OF AUGUST 3 2018

DATA-JE-ID DATA COMMENT

W-08032018-202 A/P AS OF AUGUST 3 2018

Run Instructions:

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003566	ABA BUILDING SERVICES	114105	08/03/18	175.00
000041	ACC BUSINESS	114106	08/03/18	1,222.77
003457	ADAMS/TROY	114107	08/03/18	49.46
001405	AFLAC-FLEX ONE	114108	08/03/18	3,485.40
000627	ALVAREZ/JOSE F.	114109	08/03/18	98.07
000998	ASSOCIATED SERVICES CO.	114110	08/03/18	103.09
000097	AT&T	114111	08/03/18	189.05
000565	BANK OF NEW YORK MELLON/	114112	08/03/18	5,850.00
001373	BAY TREE, LLC	114113	08/03/18	3,620.38
001066	BEHAVIORAL HEALTH CARE I	114114	08/03/18	122.00
003573	BEN'S MOTORCYCLE WORKS	114115	08/03/18	290.70
001593	BENEDICT DDS/NANETTE	114116	08/03/18	181.90
000773	CENTRAL COAST LANDSCAPE	114117	08/03/18	383.00
.15290	CHANEY/BRUCE	114118	08/03/18	5,707.00
001781	CLINE-FORTUNATO DDS/CORR	114119	08/03/18	960.00
001051	COASTAL EVERGREEN CORP	114120	08/03/18	1,400.00
001362	DUNCAN AUTO TECH	114121	08/03/18	391.50
001537	DYNAMIC PRESS	114122	08/03/18	50.69
002025	ENERGY SOLUTIONS PLUS LL	114123	08/03/18	2,000.00
000098	ESCALON SERVICES	114124	08/03/18	2,823.12
000054	EWING IRRIGATION PRODUCT	114125	08/03/18	592.77
000582	FERRARA/TRACY A.	114126	08/03/18	30.00
003700	GARRISON PLUMBING, INC	114127	08/03/18	5,535.00
001828	GONZALES/GABE	114128	08/03/18	96.23
001898	GUARD PRODUCTS INC	114129	08/03/18	1,353.95
000057	HACH COMPANY	114130	08/03/18	6,750.96
001239	HAYASHI DDS/ARTHUR K	114131	08/03/18	124.00
003701	JORDAN/DARYL	114132	08/03/18	20.00
003592	KAHN/JESSICA	114133	08/03/18	215.00
001950	LEWIS TREE SERVICE INC	114134	08/03/18	1,150.00
001673	LINCOLN FINANCIAL GROUP	114135	08/03/18	1,467.81
001591	MARKELL/ROD	114136	08/03/18	1,974.00
003171	MICHALAK/GENE	114137	08/03/18	110.00
003684	MILES CHEMICAL COMPANY, I	114138	08/03/18	1,907.96
000083	MISSION UNIFORM SERVICE	114139	08/03/18	1,200.88
000494	MONTEREY BAY AIR	114140	08/03/18	3,434.00
003591	NICHOLS CONSULTING	114141	08/03/18	11,265.69
001615	OLIN CORP-CHLOR ALKALI	114142	08/03/18	2,069.66
000663	PACIFIC GAS & ELECTRIC	114143	08/03/18	2,075.40
000101	PACIFIC GAS & ELECTRIC C	114144	08/03/18	47,416.03
001536	PAPA	114145	08/03/18	60.00
003152	PETERSON POWER SYSTEMS,	114146	08/03/18	1,438.28
001097	PRODESSE PROPERTY GROUP	114147	08/03/18	3,523.52
003503	PURETEC INDUSTRIAL WATER	114148	08/03/18	209.23
000463	RALEY'S	114149	08/03/18	1,331.43
000171	RIVERSIDE LIGHTING INC	114150	08/03/18	160.51
001885	SANTA CRUZ BIOTECHNOLOGY	114151	08/03/18	207.10
001909	SANTA CRUZ CNTY ANTI-CRI	114152	08/03/18	20,564.00

Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT	
BA	GENERAL CHECKING ACCOUNT				
	001823 SANTA CRUZ CO ENVIRONMEN	114153	08/03/18	483.00	
	001544 SANTA CRUZ COUNTY CONFER	114154	08/03/18	54,440.10	
	000128 SCARBOROUGH LUMBER	114155	08/03/18	1,115.66	
	000138 SPORT ABOUT	114156	08/03/18	355.78	
	001844 STERLING WATER TECHNOLOG	114157	08/03/18	3,699.71	
	003548 TORO PETROLEUM CORP	114158	08/03/18	2,632.63	
	000151 VISION SERVICE PLAN	114159	08/03/18	1,236.90	
	003145 WAGE WORKS	114160	08/03/18	149.00	
	001625 YOSHIDA DDS/NOREEN	114161	08/03/18	458.00	
	002021 ZOOM	114162	08/03/18	29.95	
	GENERAL CHECKING ACCOUNT			209,987.27	***

SCOTTS VALLEY ACCOUNTS PAYABLE
CITY OF SCOTTS VALLEY
08/03/2018 18:03:31
GL540R-V08.08 PAGE 3

Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT
REPORT TOTALS:				209,987.27

RECORDS PRINTED - 000154

GL540R

FUND RECAP:

FUND	DESCRIPTION	DISBURSEMENTS
----	-----	
001	GENERAL	108,712.12
004	RECREATION	3,026.95
007	DRAINAGE CONSTRUCTION	11,265.69
010	WASTEWATER OPERATIONS	56,994.45
011	TERTIARY TREATMENT PLANT	11,291.55
019	AFFORDABLE HOUSING	1,974.00
023	SVRDA SUCCESSOR AGENCY	7,143.90
028	SENIOR CENTER	1,418.87
050	PINEWOOD EST LNDSCP MAINT DT	392.86
077	SKYPARK MAINT ASSESS DIST	533.21
090	SV DRIVE A REDEMPTION	1,950.00
112	DENTAL INS INTERNAL SERV	1,938.90
123	COMMUNITY FACILITY CENTER	1,002.98
150	GENERAL CAPITAL IMPROVEMENTS	2,075.40
312	POLICE - BUDGET ACT OF 2016	266.39
TOTAL ALL FUNDS		209,987.27

BANK RECAP:

BANK	NAME	DISBURSEMENTS
----	-----	
BA	GENERAL CHECKING ACCOUNT	209,987.27
TOTAL ALL BANKS		209,987.27

SCOTTS VALLEY ACCOUNTS PAYABLE
08/03/2018 18:45:22 Check Register

CITY OF SCOTTS VALLEY
GL050S-V08.08 COVERPAGE
GL540R

Report Selection:

RUN GROUP... 080618 COMMENT... A/P - JUNE 30 2018 #3

DATA-JE-ID DATA COMMENT

W-08062018-204 A/P - JUNE 30 2018 #3

Run Instructions:

Jobq	Banner	Copies	Form	Printer	Hold	Space	LPI	Lines	CPI	CP	SP	RT
L		01		CASCPRT01	Y	S	6	066	10			

Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT	
BA	GENERAL CHECKING ACCOUNT				
003342	ACCENT CLEAN & SWEEP INC	114163	08/06/18	1,393.15	
001626	AGUILAR/STEPHANY	114164	08/06/18	227.92	
001593	BENEDICT DDS/NANETTE	114165	08/06/18	128.00	
001633	CAL-WEST LIGHTING & SIGN	114166	08/06/18	8,059.82	
000773	CENTRAL COAST LANDSCAPE	114167	08/06/18	383.00	
000098	ESCALON SERVICES	114168	08/06/18	3,473.09	
.15291	GREENE/WILLIAM C	114169	08/06/18	13.40	
003572	REGIONAL GOVERNMENT SERV	114170	08/06/18	7,360.00	
000319	SCOTTS VALLEY CAR WASH	114171	08/06/18	199.74	
000154	WINCHESTER AUTO STORES	114172	08/06/18	51.67	
001625	YOSHIDA DDS/NOREEN	114173	08/06/18	764.00	
	GENERAL CHECKING ACCOUNT			22,053.79	***

SCOTTS VALLEY ACCOUNTS PAYABLE
CITY OF SCOTTS VALLEY
08/03/2018 18:45:22
GL540R-V08.08 PAGE 2

Check Register

BANK	VENDOR	CHECK#	DATE	AMOUNT
REPORT TOTALS:				22,053.79

RECORDS PRINTED - 000015

SCOTTS VALLEY ACCOUNTS PAYABLE
CITY OF SCOTTS VALLEY
08/03/2018 18:45:22
GL060S-V08.08 RECAPPAGE

Check Register

GL540R

FUND RECAP:

FUND	DESCRIPTION	DISBURSEMENTS
----	-----	
001	GENERAL	15,629.82
002	RECYCLING/ENVIRONMENTAL	1,393.15
050	PINEWOOD EST LNDSCP MAINT DT	383.00
112	DENTAL INS INTERNAL SERV	892.00
150	GENERAL CAPITAL IMPROVEMENTS	3,755.82
TOTAL ALL FUNDS		22,053.79

BANK RECAP:

BANK	NAME	DISBURSEMENTS
----	-----	
BA	GENERAL CHECKING ACCOUNT	22,053.79
TOTAL ALL BANKS		22,053.79

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: August 15, 2018
TO: Honorable Mayor and City Council
FROM: Tracy A. Ferrara, City Clerk
APPROVED: Jenny D. Haruyama, City Manager
SUBJECT: **APPOINTMENT TO PARKS & RECREATION COMMISSION**

SUMMARY OF ISSUE

As vacancies occur, or due to an election or re-election of a Council Member, a member of the Council may nominate a new individual to serve on a City Commission, Committee, and/or Board. All appointments must be approved by the City Council.

Due to a vacancy, Vice Mayor Dilles has nominated Martin Spierings to serve on the Parks & Recreation Commission. Upon Council approval on the consent agenda, Mr. Spierings would fill the vacancy.

FISCAL IMPACT

None.

STAFF RECOMMENDATION

Council's approval of this item on the Consent Agenda will ratify the appointment.

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Application	2
-------------------	---



City of Scotts Valley

Application for Appointment to Serve on a City Advisory Body

Advisory Body you are applying for:

- | | | |
|---|---|---|
| ☐ Planning Commission | ☐ Arts Commission | ☐ Senior Center Board |
| ☒ Parks & Recreation Commission | ☐ Board of Appeals | ☐ Code Enforcement Appeals Board |
| ☐ ADA Accessibility Committee | ☐ Parks & Recreation Advocates | ☐ Mobile Home Park Rent Review |

Contact Information

Name	MARTIN SPIERINGS		
Street Address	6047 SCOTTS VALLEY		
City / ST/ ZIP Code	SCOTTS VALLEY		
Phone – Primary	408-204-0738	☒ Cell	☐ Work ☐ Home
Phone – Secondary		☐ Cell	☐ Work ☐ Home
E-Mail Address	tricoachmartin@gmail.com		

Background Information*

Years residing in Scotts Valley	6 years
Employer	Self employed spieringscommunications.com
Occupation/Profession	MARKETING CONSULTANT
Education	BACHELOR OF SCIENCE/ARTS, UNIVERSITY OF MELBOURNE

**If you are appointed to a city commission or board, you may be required to file a Statement of Economic Interests (FPPC Form 700). The Form 700 is a State-mandated public document disclosing certain business, property and investment holdings which might conflict with the member's decisions. The City Clerk's Office will supply the Form 700 upon appointment.*

Summarize your interests, education, and/or experience as they relate to this position.

I'm an active user of Scotts Valley parks as father of two young children. I help organize bike to school initiatives. I'm also a triathlon coach and am on the board of the Santa Cruz Triathlon Association. I also help marketing the Santa Cruz Mountains Challenge bike ride event.

Explain how you believe you can contribute toward the effectiveness of this position.

I believe my active use of the facilities, combined with my connections to various community groups will help me service the wants and needs of residents.

Summarize your participation in civic or community activities.

Local running and biking events. Skypark concerts & food trucks.
Active Transportation Scotts Valley group member.

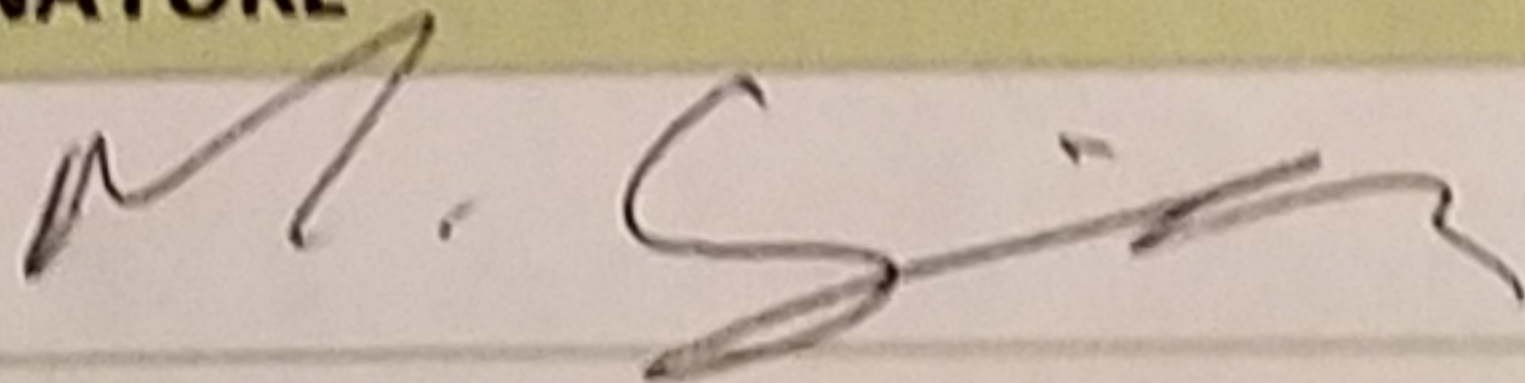
How did you hear about this vacancy?

☐ City Website ☐ Other Website ☐ Word of Mouth ☒ Other (Specify): Cr. Jack Dilles

APPLICANT SIGNATURE

DATE

X



7/30/2018

Return application:

For more information, contact:

OFFICE USE ONLY – DATE RECEIVED

By email to:
tferrara@scottsvalley.org

In person or by mail to:
City Clerk's Office
1 Civic Center Drive
Scotts Valley, CA 95066

City Clerk's Office (831)440-5600
tferrara@scottsvalley.org
www.scottsvalley.org

- Note:** 1) Applications are retained for one year. You will be contacted if a vacancy occurs within that time.
2) A separate application must be submitted for each advisory body to which you seek appointment.
3) You may attach additional pages or material (such as a resume) to the application if desired.

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: August 15, 2018
TO: Honorable Mayor and City Council
FROM: Steve Walpole, Chief of Police
SUBJECT: **COST SHARING AGREEMENT FOR CLETS SERVICES**

SUMMARY OF ISSUE

The California Law Enforcement Telecommunication System (CLETS) is a high-speed data message switching system which provides law enforcement and criminal justice agencies access to various data bases. CLETS has the ability to transmit and receive point-to-point administrative messages to other agencies within California or via the National Law Enforcement Telecommunications System (NLETS) to other states and Canada.

The Scotts Valley Police Department (SVPD) has a direct connection to the California Department of Justice for CLETS access. The University of California Santa Cruz Police Department (UCSC PD) wishes to contract with SVPD for CLETS message switching computer (MSC) service by sharing one-half of all monthly recurring costs billed to the City of Scotts Valley by the California Department of Justice.

FISCAL IMPACT

The City of Scotts Valley is currently being billed \$4,500 annually by the Department of Justice for CLETS access. If the cost sharing agreement is approved UCSC PD would pay \$2,250 annually to the City of Scotts Valley for this service.

STAFF RECOMMENDATION

It is recommended that the City Council adopt Resolution No. 638.1 amending the Fiscal Year 2018/19 Annual Budget and authorizing the City Manager to execute the cost sharing agreement between the City of Scotts Valley and the University of California Santa Cruz Police Department for CLETS services.

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Resolution No. 638.1	2
Cost Sharing Agreement between the City and UCSC PD	3

RESOLUTION NO. 630.38.1

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTS VALLEY
AMENDING THE FISCAL YEAR 2018/19 ANNUAL BUDGET**

WHEREAS, the City of Scotts Valley Police Department (SVPD) accesses the California Law Enforcement Telecommunication System (CLETS) through a direct connection with the California Department of Justice;

WHEREAS, the University of California Santa Cruz Police Department wishes to access CLETS through a cost-sharing agreement with the City of Scotts Valley;

WHEREAS, the cost-sharing agreement will result in new revenue for the City of Scotts Valley requiring an increase in appropriations in order to accept this new revenue.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED as follows: the City of Scotts Valley City Council authorizes the City Manager to execute a cost-sharing agreement with the University of California Santa Cruz Police Department and amend the Fiscal Year 2018/19 Annual Budget as follows;

Account	Description	Amount
001.3658	CLETS – UCSCPD	\$2,250

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 15th day of August, 2018 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Approved: _____
Jim Reed, Mayor

Attest: _____
Tracy A. Ferrara, City Clerk

**COST SHARING AGREEMENT BETWEEN THE CITY OF SCOTTS VALLEY
AND THE UNIVERSITY OF CALIFORNIA SANTA CRUZ
POLICE DEPARTMENT FOR CLETS SERVICES**

This Cost Sharing Agreement ("Agreement") is entered into this 15th day of August, 2018, by and between the City of Scotts Valley ("City") and the Regents of the University of California on behalf of the University of California-Santa Cruz Police Department ("UCSC").

RECITALS

WHEREAS, The Scotts Valley Police Department is a Direct Interface System Host with a direct connection to the California Department of Justice for CLETS access; and

WHEREAS, UCSC is a System Host Agency receiving CLETS services from the Scotts Valley Police Department; and

WHEREAS, UCSC wishes to contract with the City for CLETS message switching computer (MSC) service to all CLETS subscribing agencies hosted behind their system (UCSC).

WHEREAS, the City desires to provide MSC service to UCSC subject to the terms of this Agreement.

Therefore, the parties mutually agree as follows:

SECTION 1. Responsibilities of Parties

A. Responsibilities of the City

- a. As the Direct Interface System Host the City is responsible for providing CLETS MSC service to UCSC.\
- b. When the City prepares for an upgrade, the upgraded design must include plans to accommodate the UCSC, projected new terminals, and future CLETS subscriber agencies.
- c. The City shall keep the CLETS Executive Secretary and UCSC informed in writing of any changes to the MSC.
- d. The City shall establish the requirements for access through their MSC and must inform UCSC of the following:
 - i. The type of connectivity and equipment necessary for access and how it can be obtained.
 - ii. The type of services provided from the host MSC in addition to CLETS access, such as countywide databases or dispatching.
 - iii. All fees that will be charged for CLETS service, equipment rental, line costs, and any additional services.

- iv. Type of video display screen options.
 - e. The City is responsible for the integrity and security of the network segment which hosts the CLETS message switch.
 - f. The City shall maintain an updated Management Control Agreement and Reciprocity Agreement with the California Department of Justice.
- B. Responsibilities of UCSC
 - a. UCSC shall make all payments due to the City as outlined in Section 3 below in a timely manner.
 - b. UCSC shall maintain an updated Management Control Agreement and Reciprocity Agreement with the California Department of Justice.

SECTION 2. Term of Agreement

This Agreement shall commence on the date of the fully executed Agreement, and shall continue in full force and effect for five years, subject to the provisions of Section 4 herein. However, expiration of the term of this Agreement shall not affect the rights and obligations of the parties under Section 5

SECTION 3. Cost of Service

- A. The City and UCSC shall each be responsible for one-half of all monthly recurring costs billed by the California Department of Justice for direct access to CLETS services. The current recurring cost at the time of this Agreement is \$4,500.00 per year.
- B. UCSC will make its quarterly payments to the City of Scotts Valley to cover their portion.
- C. The City and UCSC shall each be responsible for one-half of all one-time costs associated with connectivity between the City and the California Department of Justice as it relates to equipment.
- D. In the event any additional fees or charges are imposed by the California Department of Justice, each party shall be responsible for one-half of those fees or charges.
- E. In the event UCSC fails to make any payment required under this Agreement, the City may terminate this Agreement as provided in Section 2 above.

SECTION 4. Right of Termination

Either party may terminate this Agreement with or without cause upon 30 days' written notification to the other party. However, should the City exercise its right to terminate, the City shall continue to maintain its responsibilities under Section 1 for a period of six months following receipt by UCSC of the City's written notice to terminate.

SECTION 5. Indemnification

The City shall defend, indemnify, and hold UCSC, its officers, employees, and agents harmless from and against any and all liability, loss, expense (including reasonable attorneys' fees), or claims for injury or damages arising out of the performance of this Agreement, but only in proportion to and to the extent such liability, loss, expense, attorneys' fees, or claims for injury or damages are caused by or result from the negligent or intentional acts or omissions of the City, its officers, employees or agents.

UCSC shall defend, indemnify, and hold the City, its officers, employees, and agents harmless from and against any and all liability, loss, expense (including reasonable attorneys' fees), or claims for injury or damages arising out of the performance of this Agreement, but only in proportion to and to the extent such liability, loss, expense, attorneys' fees, or claims for injury or damages are caused by or result from the negligent or intentional acts or omissions of UCSC, its officers, employees or agents.

SECTION 6. Severability

Should any term or provision of this Agreement be determined to be illegal or in conflict with any law, the validity of the remaining portions or provisions shall not be affected thereby. Each term or provision of this Agreement shall be valid and enforced as written to the fullest extent permitted by law.

WITNESS WHEREOF, this Agreement is executed by the City and UCSC on this 15th day of August, 2018.

CITY OF SCOTTS VALLEY

**UNIVERSITY OF CALIFORNIA
SANTA CRUZ**

By: Jenny D. Haruyama, City Manager

By:

ATTEST:

ATTEST:

By: Tracy A. Ferrara, City Clerk

By:

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: August 15, 2018

TO: Honorable Mayor and City Council

FROM: Jessica Kahn, Civil Engineer

APPROVED: Jenny Haruyama, City Manager

SUBJECT: **VACATION AND RELOCATION OF 10 FOOT SANITARY SEWER
EASEMENT, APN 024-152-22**

SUMMARY OF ISSUE

The City was granted a 10-foot sanitary sewer easement at the back of the property located at 112 South Navarra Drive (the "Property") adjacent to Carbonero Creek for a 6 inch sewer line. During the heavy winter storms of 2017, the rear of the Property sustained significant erosion along the bank of Carbonero Creek. Portions of the 6 inch sewer line were exposed due to the erosion. This required relocation of the line and stabilization of the creek bank. As a result of the sewer line relocation, the owner of the property is offering a new sanitary sewer easement and requesting that the existing 10 foot sanitary sewer easement be abandoned. If the City Council accepts the new easement, the existing easement is unnecessary and can be abandoned.

FISCAL IMPACT

There is no fiscal impact to the General Fund or the Wastewater Fund.

STAFF RECOMMENDATION

It is recommended that the City Council:

1. Adopt Resolution No. 1936 approving the Summary Vacation of the existing 10 foot Sanitary Sewer Easement, APN 024-152-22.
2. Adopt Resolution No. 1936.1 accepting a new 10 foot Sanitary Sewer Easement, APN 024-152-22.

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Parcel map indicating easement to be abandoned	4
Resolution 1936.1 Accepting Grant of Easement for Sanitary Sewer Purposes for APN 024-152-22	5
New Grant of Easement	6

RESOLUTION NO. 1936

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTS VALLEY
APPROVING THE SUMMARY VACATION OF
SANITARY SEWER EASEMENT FOR
APN 024-152-22**

WHEREAS, the City previously obtained a 10 foot sanitary sewer easement on that certain property known as APN 024-152-22 of which a 6 inch diameter sanitary sewer line maintained by the City lies within (the “Original Easement”); and

WHEREAS, the property sustained erosion damage to the easement area exposing portions of the sewer line requiring relocation of the line and the 10 foot sewer easement; and

WHEREAS, the owner of the property has offered a new 10 foot sanitary sewer easement; and

WHEREAS, the Original Easement is no longer necessary for any City purpose due to the relocation of the sewer easement; and

WHEREAS, the City Engineer endorses said vacation of the sanitary sewer easement.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED as follows:

1. This vacation is made in accordance with Streets & Highways Code section 8333(c) as the Original Easement has been relocated.
2. The sanitary sewer easement to be vacated is located on APN 024-152-22, that portion of that certain 10 foot wide easement for sanitary sewer purposes as contained in Parcel 1 of that certain parcel map conveyed to the City of Scotts Valley, recorded February 27, 1978, in Volume 28 of Parcel Maps, Page 46, records of Santa Cruz County.
3. From and after the date this resolution is recorded, the sanitary sewer easements abandoned no longer constitutes a sanitary sewer easement.
4. The City Council of the City of Scotts Valley hereby approves the proposed vacation.

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 15th day of August, 2018 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Approved: _____
Jim Reed, Mayor

Attest: _____
Tracy Ferrara, City Clerk

RESOLUTION NO. 1936.1

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTS VALLEY
ACCEPTING GRANT OF EASEMENT FOR
SANITARY SEWER PURPOSES
APN 024-152-22**

WHEREAS, the City previously obtained a 10 foot sanitary sewer easement on that certain property known as APN 024-152-22 in which a 6 inch diameter sanitary sewer line maintained by the City is located; and

WHEREAS, the property sustained erosion damage to the easement area exposing portions of the sewer line requiring for relocation of the line and 10 foot sewer easement; and

WHEREAS, Gary Fry (owner), has offered to relocate the easement and has offered a grant of a non-exclusive easement for sanitary sewer purposes as described in the attached "Grant of Easement"; and

WHEREAS, the City Engineer has approved the proposed easement as adequate for its purpose.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED that the City Council of the City of Scotts Valley hereby accepts the proposed Grant of Easement from Gary Fry (owner), which is attached hereto and incorporated herein by reference, and in which is set forth the legal description and the plat, the exact location of an easement for sanitary sewer purposes.

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 15th day of August, 2018 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Approved: _____
Jim Reed, Mayor

Attest: _____
Tracy Ferrara, City Clerk

No recording fee per Gov. Code Sec. 27383

WHEN RECORDED MAIL TO:

City of Scotts Valley
Attn: City Clerk
One Civic Center Drive
Scotts Valley, Ca. 95066

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENT TO:

Same as above

NO CASH CONSIDERATION
DOCUMENTARY TRANSFER TAX \$ NO CONSIDERATION / R & T 11925
COMPUTED ON THE CONSIDERATION OR VALUE OF PROPERTY CONVEYED: OR
COMPUTED ON THE CONSIDERATION OR VALUE LESS LIENS OR ENCUMBRANCES

REMAINING AT THE TIME OF SALE.

AS DECLARED BY THE UNDERSIGNED GRANTOR

SIGNATURE OF DECLARANT OR AGENT DETERMINING TAX - FIRM NAME

APN: 024-152-22 (Portion)

GRANT DEED

For a Valuable Consideration, receipt of which is hereby acknowledged, **GARY FRY, A SINGLE MAN, ("GRANTOR")**

HEREBY GRANT(S) TO THE **CITY OF SCOTTS VALLEY**, A MUNICIPAL CORPORATION

10 FOOT WIDE SANITARY SEWER EASEMENT OVER

THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN THE CITY OF **SCOTTS VALLEY**, COUNTY OF **SANTA CRUZ**
STATE OF **CALIFORNIA**, DESCRIBED AS

SEE ATTACHED EXHIBIT A, ATTACHED HERETO, AND BY THE REFERENCE MADE A PART HEREOF.

Dated: February 8, 2018

Signature: Gary M. Fry
Gary Fry

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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.

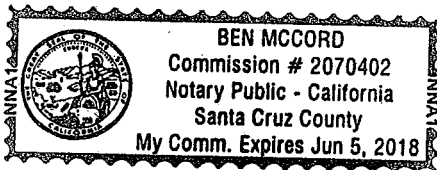
State of California)
County of Santa Cruz)

On 02/08/2018 before me, Ben McCord, Notary Public,
Date Here Insert Name and Title of the Officer
personally appeared Gary G. Fry
Name(s) of Signer(s)

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.



Signature [Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant Deed
Document Date: 02/08/2018 Number of Pages: 1
Signer(s) Other Than Named Above: N/A

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator
☐ Other: _____
Signer Is Representing: _____

Signer's Name: _____
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator
☐ Other: _____
Signer Is Representing: _____

EXHIBIT A

SANITARY SEWER EASEMENT

BEING A 10 FOOT WIDE SANITARY EASEMENT OVER, UPON AND UNDER A PORTION OF LANDS OF GARY G. FRY AS DESCRIBED IN THE GRANT DEED RECORDED JUNE 20, 2001 AS INSTRUMENT NUMBER 2001-0037760, OFFICIAL RECORDS OF SANTA CRUZ COUNTY; SAID EASEMENT BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHEASTERN BOUNDARY OF PARCEL ONE AS SHOWN ON THAT CERTAIN PARCEL MAP FILED IN VOLUME 28 OF PARCEL MAPS, PAGE 46, SANTA CRUZ COUNTY RECORDS, FROM WHICH AN IRON PIPE AT THE EASTERNMOST CORNER OF SAID PARCEL ONE BEARS SOUTH 40° 31' EAST 85.10 FEET DISTANT; THENCE LEAVING SAID NORTHEASTERN BOUNDARY

- 1) SOUTH 58 59 18 WEST 33.35 FEET; THENCE
- 2) SOUTH 31 48 05 WEST 10.83 FEET; THENCE
- 3) SOUTH 53 38 00 WEST 33.05 FEET; THENCE
- 4) NORTH 81 10 10 WEST 8.53 FEET TO THE SOUTHWESTERN BOUNDARY OF SAID PARCEL ONE; THENCE NORTHWESTERLY ALONG LAST SAID BOUNDARY
- 5) NORTH 40 31 EAST 4.81 FEET TO AN IRON PIPE; THENCE CONTINUING NORTHWESTERLY ALONG LAST SAID BOUNDARY
- 6) NORTH 40 31 EAST 7.93 FEET; THENCE LEAVING LAST SAID BOUNDARY
- 7) NORTH 58 59 18 EAST 2.65 FEET; THENCE
- 8) SOUTH 81 10 10 EAST 12.00 FEET; THENCE
- 9) NORTH 53 38 00 EAST 26.96 FEET; THENCE
- 10) NORTH 31 48 06 EAST 11.32 FEET; THENCE
- 11) NORTH 58 59 18 EAST 34.10 FEET TO THE NORTHEASTERN BOUNDARY OF SAID PARCEL ONE; THENCE ALONG LAST SAID BOUNDARY
- 12) SOUTH 40 31 EAST 10.14 FEET TO THE POINT OF BEGINNING.

END OF DESCRIPTION

Containing 867 square feet, more or less.

Description prepared by Robert J. Craig, PLS on September 22, 2017

COURSES ALONG PERIMETER OF SEWER EASEMENT

L1 S58°59'18"W 33.35'
 L2 S31°48'06"W 10.83'
 L3 S53°38'00"W 33.05'
 L4 N81°10'10"W 8.53'
 L5 N40°31'00"W 4.81'
 L6 N40°31'00"W 7.93'

L7 N58°59'18"E 2.65'
 L8 S81°10'10"E 12.00'
 L9 N53°38'00"E 26.96'
 L10 N31°48'06"E 11.32'
 L11 N58°59'18"E 34.10'
 L12 S40°31'00"E 10.14'

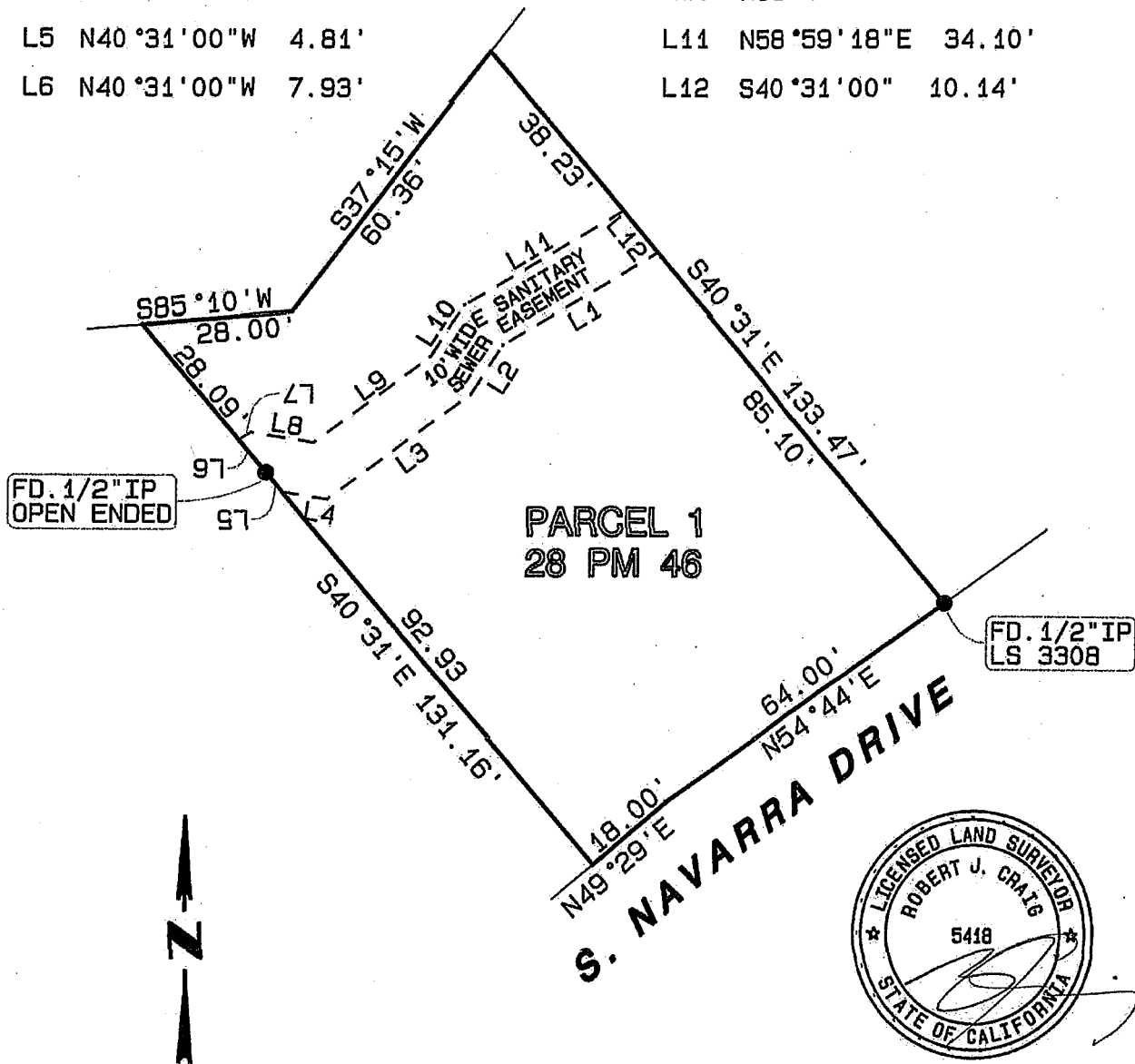


EXHIBIT 'B'



SCALE 1"=30'



ROBERT J. CRAIG
 LICENSED LAND SURVEYOR
 966 ELSIE MAE DRIVE
 BOULDER CREEK, CA 95006
 (831) 359-1750
 (408) 884-3791

APN: 024-152-22

SCALE 1"=30'	JOB NO. C-17149
DATE SEPT. 22, 2017	INDEX SANTA CRUZ CO.

City of Scotts Valley CITY COUNCIL STAFF REPORT

DATE: August 15, 2018

TO: Honorable Mayor and City Council

FROM: Michelle Edwards, Senior Planner

APPROVED: Jenny D. Haruyama, City Manager

SUBJECT: **A PUBLIC HEARING TO CONSIDER THE PLANNING COMMISSION'S RECOMMENDATION OF APPROVAL OF A VESTING TENTATIVE MAP TO SPLIT AN EXISTING PARCEL INTO TWO NEW PARCELS FOR FUTURE RESIDENTIAL DEVELOPMENT, PLUS A REMAINDER PARCEL FOR THE EXISTING SINGLE-FAMILY RESIDENCE AND DETACHED GARAGE IN THE HIGH DENSITY ZONING DISTRICT**

SUMMARY OF ISSUE

The project site consists of one parcel totaling 26,777 square feet in size, located at the southwest corner of Bean Creek Road and Blue Bonnet Lane (Attachment 2a - Location Map). The property owner proposes to subdivide the existing parcel into two new parcels (Parcel A at 7,230 square feet and Parcel B at 7,231 square feet), which will be sold for future residential development. The project will also result in a remainder parcel (12,316 square feet) for the existing residence and detached nonconforming garage.

Proposed Parcels A and B, plus the remainder parcel will meet the minimum required lot width (60 feet), and lot depth (100 feet), and lot size (6,000 square feet), of the High Density (R-H) zoning district (Attachment 2b - Vesting Tentative Map - application plans).

The project is exempt from the requirements of the California Environmental Quality Act. No development on Parcels A and B is proposed at this time. However, future construction in the R-H zone will require Design Review approval by the Planning Commission at a meeting. The R-H zoning district allows for both single-family dwellings and multi-family dwellings. Proposed Parcels A and B will have the necessary square footage to develop a maximum of two dwellings per parcel. Existing slopes for Parcel A and B (7.58% and 9.77%, respectively) are less than 10%; therefore, the parcels are not hillside lots and will not be subject to the City's Hillside Residential Combining District Regulations in Chapter 17.40 of the City's Municipal Code.

PLANNING COMMISSION REVIEW

On June 14, 2018, the Planning Commission reviewed the proposed minor land division and recommended approval of the project to the City Council, subject to minor changes to the Conditions of Approval, which were presented at the public hearing to address some of the applicant’s comments and concerns (Attachment 1 - Planning Commission Action Meeting Minutes). Further discussion of the application is attached in the Planning Commission staff report (Attachment 2 - Planning Commission Staff Report).

At the public hearing, the applicant provided copies of previous correspondence with the City, a staff report from the Public Works Department, and other related information to address his questions about recommended conditions requiring reimbursement for anticipated City sidewalk improvements to be done on Blue Bonnet Lane. Since then, the issue should be resolved. Condition #16 has been deleted, as the sidewalks are scheduled to be installed as part of the City’s Capital Improvement Program.

PUBLIC NOTICE & COMMENT

On August 3, 2018, public hearing notices were posted at City Hall, Scotts Valley Branch Public Library, and Scotts Valley Senior Center and were mailed to property owners located within 300 feet of the subject property, pursuant to the City’s Municipal Code and State law. To date, two residents/property owners visited the Planning Department public counter and asked general questions about the application. They submitted a letter and photos for consideration (Attachment 2e - Neighbor comments).

FISCAL IMPACT

There is no fiscal impact associated with the recommended action.

PLANNING COMMISSION RECOMMENDATION

The Planning Commission recommends City Council approval of Minor Land Division No. MLD18-001 by adoption of Resolution No. 1952.

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RESOLUTION NO. 1952

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTS VALLEY APPROVING A MINOR LAND DIVISION VESTING TENTATIVE MAP (MLD18-002) TO SPLIT AN EXISTING PARCEL (26,777 SQ. FT.) INTO TWO NEW PARCELS (7,230 SQ. FT. AND 7,231 SQ. FT.) FOR FUTURE RESIDENTIAL DEVELOPMENT, PLUS A REMAINDER PARCEL (12,316 SQ. FT.) FOR THE EXISTING SINGLE-FAMILY RESIDENCE AND DETACHED NONCONFORMING GARAGE IN THE HIGH-DENSITY MULTI-FAMILY RESIDENTIAL (R-H) ZONE LOCATED AT 350 BEAN CREEK ROAD / APN 022-212-09.

WHEREAS, the Planning Department of the City of Scotts Valley has received the application filed by Maureen Wruck Planning Consultants, on behalf of property owner Thompson Trust, for a Minor Land Division Vesting Tentative Map (MLD18-002) to split an existing parcel (26,777 sq. ft.) into two new parcels (7,230 and 7,231 sq. ft.) for future residential development, plus a remainder parcel (12,316 sq. ft.) for the existing single-family residence and detached garage in the R-H zone, located at 350 Bean Creek Road / APN 022-212-09.

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 qualify for a Categorical Exemption from CEQA, pursuant to CEQA Section 15315, Class 15, Minor Land Division; and,

WHEREAS, the Planning Commission reviewed the application at a duly noticed public hearing on June 14, 2018, pursuant to the requirements of the City’s Municipal Code and State law; 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, the City Council reviewed the application at a duly noticed public hearing on August 15, 2018, pursuant to the requirements of the City’s Municipal Code and State law; and, after consideration of public testimony, the staff report, and evidence submitted to support the application, the Council approved the project.

NOW THEREFORE, the City Council 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 is hereby recommended for approval to the City Council.

SECTION 3: The City Council of the City of Scotts Valley does hereby specifically make the following findings, as further clarified in the staff report dated August 15, 2018:

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 new parcels, each conforming to the General Plan designation of High-Density, and the development standards of the R-H 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 new parcels will be similar in size and use of the two developed parcels located west of the proposed parcels. 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 not located within any known critical fish or wildlife habitat. The surrounding parcels have 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 future use of proposed new parcels is either single-family residential or a two dwellings, which would not have adverse health effects on the surrounding multi-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.* The existing Blue Bonnet Lane is adequate to serve 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 City Council of the City of Scotts Valley does hereby recommend approval to the City Council of Minor Land Division No. MLD18-002 Vesting Tentative Map to create two parcels and a remainder parcel in the R-H zone located at 350 Bean Creek Road / APN 022-212-09, subject to Conditions of Approval in Exhibit A, which are attached hereto and incorporated herein by this reference.

SECTION 5: Minor Land Division MLD18-002 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 No. 1952 was duly and regularly passed by the City Council of the City of Scotts Valley at a meeting held on the 15th day of August, 2018, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Jim Reed, Mayor

Tracy Ferrara, City Clerk

Exhibit A – Conditions of Approval

(#1 - #27)

(New text is shown in ***italics***, with deleted text in ~~strikeout~~)

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 Planning Department) recorded at the County Recorder's Office prior to recordation of the Final Map.
3. After City Council approval, the property owner shall sign and date the last page of this Exhibit A and return the original signed copy to the Planning Department within 30 days of Council approval.
4. All required building permits shall be obtained and the property shall pay all appropriate fees prior to commencement of any construction on the property.

PLANNING DEPARTMENT

5. The Vesting Tentative Map approval is for the creation of Parcels A and B, plus a remainder parcel, as shown on the plans prepared by Robert L. DeWitt, P.E., and Hogan Land Services dated December 2017, Sheets P-1 through P-4.
6. Modifications to the approved project may require approval by the Planning Commission or City Council at the discretion of the Community Development Director.
7. Future residential development on proposed Parcels A and B will require:
 - a. Design Review approval by the Planning Commission; fees borne by the developer;
 - b. An arborist report, which evaluates trees proposed to remain and to be removed. For report requirements, see Section 17.44.080E.4., Tree Protection Regulations, in the City's Municipal Code; and,
 - c. Monitoring by a qualified archaeologist of excavation activities of four or more cubic yards, given the property location in a moderate sensitivity for archaeological resources.

BUILDING DEPARTMENT

8. At a minimum, the property owner shall remove the portion of existing concrete pads that encroach into Parcel B before recordation of a Final Map.
9. Future development of Parcels A and B shall comply with building codes in effect at the time of a building permit application is submitted. At that time, a soils/civil engineer shall approve site grading, drainage, erosion control, and foundation plans.

DEPARTMENT OF PUBLIC WORKS - WASTEWATER DIVISION

10. Future development of Parcels A and B shall have a separate sanitary sewer lateral and shall show the lateral on the building permit application plans.

DEPARTMENT OF PUBLIC WORKS - ENGINEERING DIVISION

11. A final subdivision or 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.
12. All required documents, final or parcel map sheets, covenants, and developer and city improvement agreements and bonds, shall be provided to the satisfaction of the Public Works Director/City Engineer prior to the recordation of any final map or application for any building permit. (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 map.)
13. Future builder shall construct storm drain facilities in conformance with data and analysis in the adopted City of Scotts Valley Storm Drain Master Plan, December 1989 and in accordance with the city's SWMP Ordinance No. 184.1. Stormwater Management Plan: A registered civil engineer shall provide storm (hydrologic and hydraulic) calculations for appropriate storm drain facilities to control on-site drainage on Parcels A & B only and mitigate off-site impacts. The design shall follow the criteria contained in the City of Scotts Valley Standard Details and the data and analysis contained in the latest adopted City of Scotts Valley Storm Drainage Master Plan.
14. Future development shall not increase the rate of flow (cubic feet per second) or velocity (feet per second) of site run-off water to any off-site drainage areas beyond the measured or calculated pre-project rate and velocity. See the Stormwater Technical Guide on the Scotts Valley City website for requirements and formatting under Public Works.

15. Before recordation of a Final Map, the property owner shall relocate existing drainage structure of the Remainder Parcel that encroaches onto Parcel B, as indicated on Vesting Tentative Map Sheet P-3. The drainage structure design and relocation shall be in conformance with City standards, subject to review and approval by the Public Works Department.
16. * ~~Before the Final Map is recorded, the property owner shall reimburse the City for installation of driveway approach and sidewalk improvements along frontage the newly created parcels.~~ **Deleted; Condition #20 suffices for future development on Parcels A and B to comply with City standards.**
17. The Final Map shall be submitted to the City's Public Works Department on an AutoCAD LT electronic version drawing up to version 2015 prior to recording.
18. Property owner shall submit a completed "segregation of assessment" form for each assessment district in which the subdivision participates.
19. Prior to the filing of the Final/Parcel Map, applicant shall contact the Santa Cruz County Assessor's Office or the Local Agency Formation Commission (LAFCO) to ensure that the subdivided property is within a single tax code.
20. Future development of Parcels A and B shall construct street improvements for the full parcel frontage in accordance with the City of Scotts Valley Standard Details, latest revision, adopted by the City Council. Driveway approach shall be per City of Scotts Valley Standards and Specifications.
21. Pursuant to City Council action on March 3, 2010, the Applicant shall modify the Traffic Impact Study to address the Mount Hermon Road/Scotts Valley Drive and Mount Hermon Road /La Madrona Drive intersections to determine the additional peak hour trips through the intersections. Specifically AM and PM peak hour trips for Mount Hermon Road /Scotts Valley Drive and PM only peak hour trips for Mount Hermon Road /La Madrona Drive. The study will also determine if the additional trips will degrade the Level of Service (LOS) of the intersections. The findings of the study will determine the amount owed for the Mount Hermon Road traffic mitigations fair share contribution. The future developer shall conclude this study and pay any associated fees prior to building permit issuance.
22. All work in the public right-of-way shall require an encroachment permit application made to the satisfaction of the Public Works Director/City Engineer. The civil on-site work, as plan reviewed by the Public Works Department, shall require an on-site civil engineering permit and inspection.
23. Future development of Parcels A and B shall pay the cost to accomplish the utility design and construction to underground the telephone, electric power, and

television cables in each project contained easement, private or public road frontage. This under grounding of utilities to remove utility poles comes in addition to the state required under grounding of transmission for the project and any new service connections.

24. Future development of Parcels A and B shall repair any damage caused to the City streets by applicant or its contractors, consultants, and/or employees prior to issuance of a certificate of occupancy. A videotape log, DVD format, clearly showing the existing condition of Blue Bonnet Lane to the project site shall be presented to the Department of Public Works prior to the start of construction. Applicant is advised that, absent clear video evidence to the contrary, road damage must be repaired to the satisfaction of the City prior to issuance of a certificate of occupancy. Damage assessment will be at the sole discretion of the City.
25. Before issuance of a future building permit for the Remainder Parcel, the property owner of the Remainder Parcel shall comply with the requirements of Scotts Valley Municipal Code, Chapter 12.04, Construction with Curb, Gutters, Sidewalks and Streets, to the satisfaction of the City.

SCOTTS VALLEY FIRE PROTECTION DISTRICT

26. Future construction shall comply with Fire District regulations.

SCOTTS VALLEY WATER DISTRICT

27. Future construction shall comply with Water District requirements.

* ***As amended by Public Works Department.***

Printed name of signee for Thompson Trust, Property Owner

Date

Signature of signee for Thompson Trust, Property Owner

Carried: 5/0/0 (AYES: Arcangeli, Donovan, Herrera, Muth, and Timm **NOES: None;**
ABSENT: None

ALTERATIONS TO REGULAR AGENDA: None

PUBLIC HEARING AGENDA:

1. **Address/APN:** 4627 Scotts Valley Drive / 022-082-34 and 35
Applicant /Property Owner: Larry Abitbol
Planning Permit Application No: CRA17-001
Project Description: Consideration of a Cultural Resource Alteration Application for the proposed 19 unit Bay Apartments project.
Project Planner: Taylor Bateman, Community Development Director

M/S: Taylor/Herrera

To approve the Cultural Resource Alteration application, subject to conditions of approval, attached to the staff report.

Carried: 6/0/0 (AYES: Arcangeli, Donovan, Herrera, Muth, Taylor and Timm
NOES: None; ABSENT: None

2. **Address / APN:** 350 Bean Creek Road / 022-212-09
Applicant / Property Owner: Maureen Wruck Plng. Cons./ Thompson Trust
Planning Permit Application Nos: MLD18-002, EA18-003
Project Description: Consideration of recommendation of approval to the City Council for a Minor Land Division of a Vesting Tentative Map to split an existing parcel (26,777 square feet) into two new parcels (7,230 and 7,231 square feet) for future residential development, plus a remainder lot (12,316 square feet) for the existing single-family residence and detached garage in the High-density Multi-family Residential (R-H) zone.
Project Planner: Michelle Edwards, Senior Planner

Chair Timm recused himself from item No. 2 due to a potential conflict of interest.

M/S: Herrera/Muth

To approve Resolution No. 1733 to recommend approval of the lot split to the City Council, subject to the "revised" Conditions of Approval dated 06/14/18.

Carried: 4/0/1 (AYES: Arcangeli, Donovan, Herrera and Muth **NOES: None;**
ABSENT: Timm (recused).

Chair Timm returns to the meeting.

3. **Address/APN:** 4627 Scotts Valley Drive / 022-082-34 and 35
Applicant /Property Owner: Larry Abitbol
Planning Permit Application Nos: GPA17-001, ZC17-001, PD17-001, DR16-006, and EA17-002

City of Scotts Valley
PLANNING COMMISSION
STAFF REPORT

Applicant: Maureen Wruck Planning Consultants

Owner: Thompson Trust

Application: Minor Land Division No. MLD18-002

Location: 350 Bean Creek Road / APN 023-212-09

General Plan / Zoning: High-density Multi-family Residential / R-H

Environmental Status: Application qualifies for a Categorical Exemption from the California Environmental Quality Act (CEQA), Class 15, Section 15315, Minor Land Divisions.

Request: Consideration of recommendation of approval to the City Council for a Minor Land Division of a Vesting Tentative Map to split an existing parcel (26,777 square feet) into two new parcels (7,230 and 7,231 square feet) for future residential development, plus a remainder parcel (12,316 square feet) for the existing single-family residence and detached garage.

Staff Planner: Michelle Edwards, Sr. Planner, (831) 440-5632, medwards@scottsvalley.org

RECOMMENDATION

It is recommended that the Planning Commission recommend approval of the Minor Land Division Vesting Tentative Map Application (MLD18-002) to the City Council by adoption of the attached resolution, subject to the Conditions of Approval in Exhibit A.

PROJECT DESCRIPTION

The project site consists of one parcel (26,777 square feet) located at the southwest intersection of Bean Creek Road and Blue Bonnet Lane (see Attachment 1 - Location Map). The project site is developed with a single-family residence, nonconforming detached garage (with respect to setbacks), paved access driveway on Bean Creek Road, and two concrete pads which cross the proposed property line of Parcel B.

The property owner proposes to subdivide the existing parcel into two new parcels; the intent is to sell these lots for future residential development. The application includes a remainder parcel for the existing residence and detached nonconforming garage, as shown in the table below. Each of the proposed parcels meets the minimum required lot size (6,000 SF), minimum width (60 feet), and minimum depth (100 feet) for the R-H zoning district (see Attachment 2 - Vesting Tentative Map - application plans).

Proposed Parcels	Proposed Parcel Size (Square Feet = SF)
Parcel A	7,231 SF
Parcel B	7,230 SF
Remainder Parcel	12,316 SF
Total	26,777 SF

PROJECT DISCUSSION

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

1. Vesting Tentative Map (VTM): A VTM is intended to establish vested rights to proceed with a project in substantial compliance with City/County regulations in effect at the time the VTM application is determined to be complete by the local agency. The remainder parcel includes the existing house and nonconforming garage (regarding setbacks) and is not a part of the subdivision, per Government Code Section 66424.6(a). However, project conditions will require the property owner to remove the portion of existing concrete pads encroaching into Parcel B, before recordation of a Final Map.
2. Site Access & Sidewalks: Parcels A and B would be accessed on Blue Bonnet Lane, a public street. The road is fully improved with curb, gutter, and sidewalks, except for the subject property frontage along Blue Bonnet Lane. The City has a grant to complete road improvements, including sidewalks along the property frontage. Project conditions will require the property owner to reimburse the City for installing sidewalks.
3. Protected Habitat: In November 2007, Entomological Consulting Services, a biological firm specializing in Sandhills habitat, prepared a "*Habitat Assessment Report for Endangered Insects*" to assess for the federally endangered Mount Hermon June beetle (MHJB) and Zayante Band Wing grasshopper (ZBWG) (see Attachment 3 - Habitat Assessment report). Because indigenous Zayante soils were not found, the report concluded that habitat conditions on the property were not suitable for the two insects. In February 2008, the U.S. Fish and Wildlife Service (USFWS) agreed with the consultant and property owner's findings that the project will not likely result in a take of the MHJB and ZBWG (see Attachments 4 & 5 - Letter from property owner and USFWS).

4. Trees: The site contains two and three trees on proposed Parcel A and B, respectively. Although the sizes and species of the trees are not known, no construction is proposed at this time. Future residential development on proposed Parcels A and B will require an arborist report, which evaluates trees proposed to remain and to be removed.
5. Future Development and Design Review: The area where Parcels A and B is proposed is currently vacant, and no development plans are proposed with this application. Future construction in the R-H zone will require Design Review approval by the Planning Commission at a public meeting. The R-H zoning district allows for both single-family dwellings and multi-family dwellings. Proposed Parcels A and B would have the necessary square footage to develop two dwellings per parcel. Existing slopes for Parcel A and B (7.58% and 9.77%, respectively) are less than 10%; therefore, the parcels are not hillside lots and would not be subject to the City's HR Hillside Residential Combining District Regulations in Chapter 17.40 of the City's Municipal Code.

In May 2016, Dees & Associates, Geotechnical Engineering firm in Santa Cruz, prepared a "*Geotechnical Investigation*" for the proposed two parcels. The firm evaluated the soils of the two parcels and concluded that future residential construction is feasible on the two lots, provided that report recommendations for soil compaction of surface soils, foundation types, pavements, utility trenches, retaining walls, and site drainage are followed (see Attachment 6 - Geotech Rpt.)

PUBLIC NOTICE & COMMENT

On June 1, 2018, Public Hearing Notices were posted at City Hall, the Scotts Valley Branch Public Library, and the Scotts Valley Senior Center, 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, two residents/property owners have visited the Planning Department public counter and asked general questions about the application. They submitted a letter and photos for Planning Commission consideration (see Attachment 7 - Neighbor comments).

ATTACHMENTS

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3. Habitat Assessment report, dated 11/02/17.....	15
4. Property owner letter, dated 11/05/07.....	19
5. U.S. Fish & Wildlife letter, dated 02/25/08.....	20
6. Geotechnical Investigation, dated 05/16.....	23
7. Neighbor comments, dated 06/07/18.....	44
* Staff reports are available on the City's website http://www.scottsvally.org/AgendaCenter The application file, plans, reports, are also available for public review in the Planning Department Mon-Thurs 8AM-12PM, or by appt. at City Hall, One Civic Center Drive, Scotts Valley. Please call the Planning Department at (831) 440-5630 if you have any questions.	

Location Map



Address: 350 Bean Creek Road
APN: 022-212-09



THIS PLAN WAS PREPARED BY ME OR UNDER MY
DIRECTION AT THE REQUEST OF:
JOEL THOMPSON FOR WAYNE THOMPSON

DATE: 05/20/17
JOB NO.: 17-001
DRAWN BY: RLD
CHECKED BY: JXX
DATE: 05/20/17

DATE: 05/20/17
JOB NO.: 17-001
DRAWN BY: RLD
CHECKED BY: JXX
DATE: 05/20/17

HOGAN LAND SERVICES
A CALIFORNIA CORPORATION
161 (831) 425-1617
Fax (831) 425-0224
www.hoganls.com

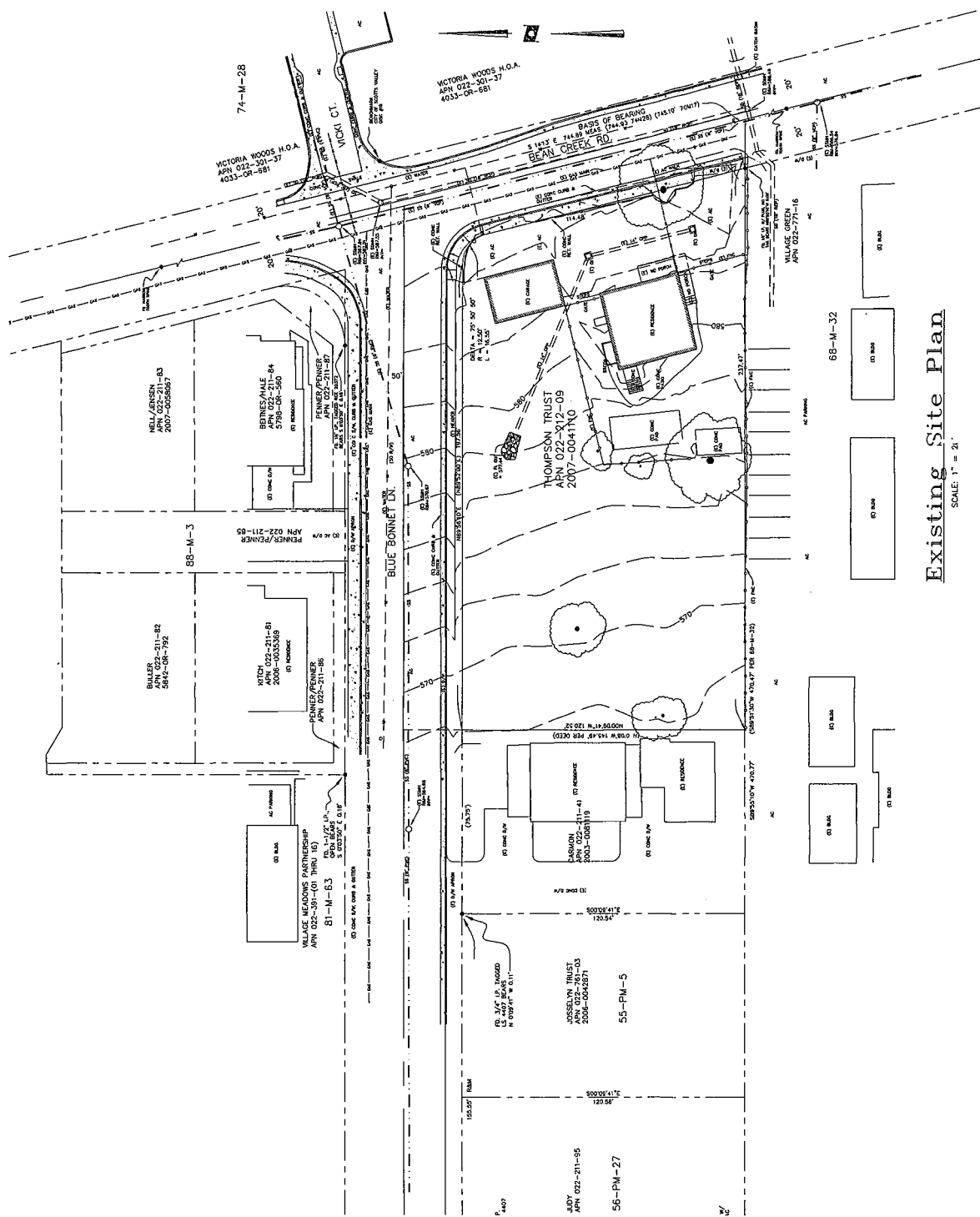
802 Estates Dr., Ste. 100-A
Agoura, CA 93003
WAYNE THOMPSON
FOR
MAUREEN WRUCK PLANNING CONSULTANT, LLC
VESTING TENTATIVE MAP
PREPARED AT THE REQUEST OF

P-2
OF 4

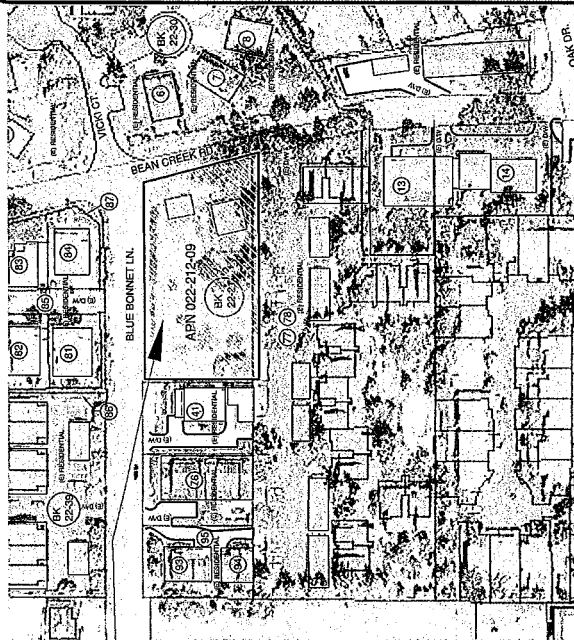
SURVEY NOTE:
MAP IS BASED UPON SURVEY AND TOPOGRAPHIC
MAP BY CURTIS DEWITT ASSOCIATES,
LOS ANGELES, CALIFORNIA. THE
EDITS TO THE MAP HAVE BEEN PERFORMED TO
REFLECT CURRENT STATE OF IMPROVEMENTS TO
BEAN CREEK ROAD.

**EXISTING
TOPOGRAPHIC MAP**

Existing Site Plan
SCALE: 1" = 20'



SITE LOCATION



Adjacent Topo

NOTE:
THIS MAP IS COMPILED FROM AN AERIAL MAP IN THE SANTA CRUZ COUNTY GIS DATA BASE. LOCATION AND SIZE OF DRIVEWAYS AND EXISTING STRUCTURES ARE APPROXIMATE.

SLOPE FORMULA CALCULATION SHEET

Thompson Minor Land Division

Average Slope Formula:

$$S = 0.0029 \times L \div A$$

where: S = Average Slope of the Parcel in %

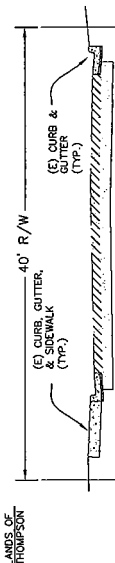
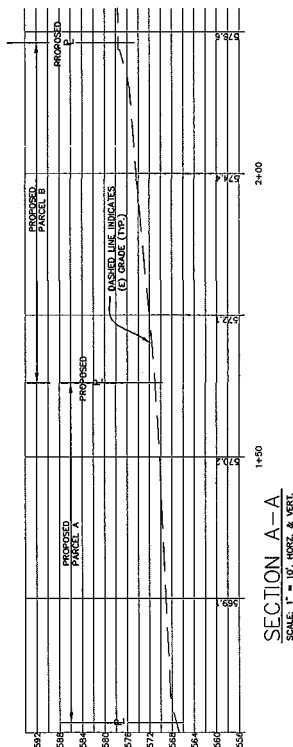
L = Contour Interval in ft.

L = Summation of lengths of contours in ft.

A = Parcel Area in AC.

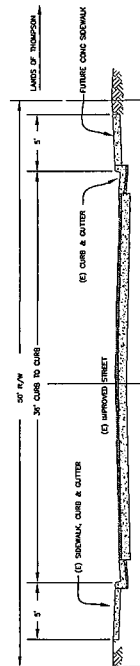
	Contour (Elev.)	Length (ft.)	L (ft.)	A (sq. ft.)	A (Ac.)	S (%)
PARCEL A:	568	106.3				
	570	127.4				
	572	41.2				
Subtotal:		274.9	0.0029	274.9	7.231	0.1660 = 7.58 %
PARCEL B:						
	572	41.2				
	574	131.1				
	576	148.9				
Subtotal:	578	33.0	0.0029	354.2	7.230	0.1660 = 9.77 %

CROSS SECTIONS, ADJ. TOPO, AVG. SLOPE CALCULATIONS



Bean Creek Rd. Typical Section

SCALE: 1"=5'



Blue Bonnet Lane Typical Section

SCALE: 1"=5'

Cross Sections

Entomological Consulting Services, Ltd.

104 Mountain View Court, Pleasant Hill, CA 94523-2188 • (925) 825-3784 • FAX (925) 827-1809
bugdctr@comcast.net • www.ecsltd.com

2 November 2007

Mr. Wayne Thompson
350 Bean Creek Road
Scotts Valley, CA 95066

RE: APN 022-211-55 at 350 Bean Creek Road in Scotts Valley, CA
Habitat Assessment Report for Endangered Insects

Dear Mr. Thompson:

This letter reports on the findings of my recent habitat assessment survey at the above-noted property for the federally endangered Mount Hermon June beetle (MHJB) and Zayante Band Wing grasshopper (ZBWG). I can briefly summarize the findings of my habitat assessment by stating that neither of the aforementioned insects is likely to occur at this residential property. The remainder of this letter provides pertinent background information on these species, describes my survey methods and findings in greater detail, and offers recommendations for project planning.

Background Information.

The MHJB is known scientifically as *Polyphylla barbata* (Coleoptera: Scarabaeidae) and was described in 1938 from specimens collected on Mount Hermon in Santa Cruz County. Of the 28 species of *Polyphylla* that occur in North America, the MHJB has one of the most restricted geographic ranges. It is found in association with Zayante sandy soils in the Felton-Scotts Valley-Mt. Hermon-Ben Lomond area of Santa Cruz County, CA, and is known only from these Zayante sandhills. Due to the beetle's limited geographic range, plus the historical and anticipated loss of habitat within its limited range, the U.S. Fish & Wildlife Service (USFWS) recognized the MHJB as an endangered species in 1997, pursuant to provisions of the federal Endangered Species Act of 1973 (FESA).

The Zayante sandhills support several indigenous plants communities that are preferred by the MHJB, including Silverleaf Manzanita Chaparral with Ponderosa pine, Sand Chaparral, mixed Silverleaf Manzanita Chaparral, Ponderosa Pine Forest, dense sand parkland, and open sand parkland. These plant communities often intergrade to become a mosaic mixture of Ponderosa pine, chaparral, and sparsely-vegetated areas of grasses, forbs and subshrubs.

Within the Zayante sandhills MHJB has been found at about 70 locations. A common feature of all known MHJB locations is the presence of Ponderosa pine and for this reason has been considered a potential food plant of the MHJB larvae, which are

subterranean and feed on roots. However, recent studies of MHJB larvae by Kirsten Hill, a master's student at San Jose State, did not find any evidence of Ponderosa pine in larval fecal pellets, so the pine may merely be an indicator of suitable habitat. Additional information on the MHJB can be found in the final ruling to recognize it as an endangered species (USFWS 1997) and its recovery plan (USFWS 1998).

The ZBWG is known scientifically as *Trimerotropis infantilis* (Orthoptera: Acrididae: Oedopodinae) and was described in 1984 from specimens collected near Mount Hermon in Santa Cruz County. It is found in association with Zayante sandy soils in the Mount Hermon-Felton-Scotts Valley-Ben Lomond area of Santa Cruz County, CA. Historically it has been found at about 20 locations in the Zayante sandhills. Due to the grasshopper's limited geographic range, plus the historical and anticipated loss of habitat within its limited range, the USFWS recognized the ZBWG as an endangered species in 1997, pursuant to provisions of FESA.

Within the sand parkland plant community that is indigenous to the Zayante sand hills, the ZBWG is restricted to areas of barren or sparsely-vegetated loose sands that are sunlit. Adults are usually active from about late-July through late October. There is a single generation per year. Additional information on the ZBWG can be found in the final ruling to recognize it as an endangered species (USFWS 1997) and its recovery plan (USFWS 1998).

Project Site Description.

According to information in Santa Cruz County's online geographic information system, your property measures approximately 0.63 acre in size. It is located on the southwest corner of Bluebonnet and Bean Creek Road. A single-family residence and detached garage are situated near Bean Creek Road. Between the house, garage, and street is an extensive paved driveway and retaining wall. The driveway has two entrances to Bean Creek Road. Behind the garage and the home the property is vacant land. Existing site conditions are illustrated in the attached photographs (Figures 1 and 2).

Topography throughout the front of property is fairly flat; however, behind the house and garage the property slopes gradually to its rear border. Bowman and Estrada (1980) indicate that the soils at this property are Elkhorn sandy loams. During my site inspection I observed a loam type soil rather than Zayante sands. In the surrounding neighborhood the nearest Zayante sandy soils were observed farther east and uphill of Bean Creek Road, and farther north of your property along Bean Creek Road towards the Monteville Mobile Home Park. No indigenous sandhill native plant communities were observed at your property or in the immediately surrounding neighborhood. The yard is characterized by ornamental and landscape plants, with more ruderal vegetation in the undeveloped rear portion.

I understand that your proposed project is to create a lot split using the undeveloped portion of your property behind the existing home and detached garage to make two new lots. Presumably these new lots will be sold for single-family home development.

Survey Methods and Results.

I visited the property on October 25th. I walked around the entire yard and drove throughout the neighborhood to view existing site and surrounding habitat conditions.

As I noted earlier, Zayante sandy soils were not observed at your property. Also, no indigenous plant communities of the Zayante sandhills were observed at your property.

Conclusions and Recommendations.

Due to the absence of indigenous sand parkland vegetation and Zayante soils, habitat conditions at your property are not suitable for the MHJB and ZBWG and I do not expect either of these endangered insects to occur there. Thus, your proposed lot split and future construction of new homes should not cause any adverse impacts to either of the endangered insects or their habitats and you should not need to mitigate for any potential impacts of your project to these species.

I recommend that you contact the City of Scotts Valley's Planning Department to inquire about the need for a "not likely to affect" letter from the USFWS. If the City requires this letter, then I suggest that you contact Mr. David Pereksta of the USFWS's Ventura office (805-644-1766) to request a "not likely to affect" letter from this agency regarding your proposed project. I enclose instructions from USFWS on how to prepare a letter requesting the "no take concurrence" for the two endangered insects. Along with your letter, you should also send a copy of my report. The USFWS often takes 30 to 60 days to review such requests before issuing its "no take concurrence letter". You can start this process before you submit the legal paper work to create your lot split, but I advise coordinating with the City and County to verify if and when they need the USFWS determination letter.

References Cited.

Bowman, R.H. and D.C. Estrada. 1980. Soil survey of Santa Cruz County, California. U.S. Dept. of Agriculture and Soil Conservation Service in cooperation with the University of California, Agricultural Experiment Station Publications. 148 pp. & maps.

U.S. Fish & Wildlife Service. 1997. Endangered and threatened wildlife and plants: determination of endangered status for two insects from the Santa Cruz Mountains of California. Federal Register 62:3616-3628.

U.S. Fish & Wildlife Service. 1998. Recovery plan for two insects and four plants from the Santa Cruz Mountains. Portland, OR. 63 pp.

Please feel free to contact me if you have questions about my survey findings or need further assistance with this project.

Sincerely,

A handwritten signature in cursive script that reads "Richard A. Arnold".

Richard A. Arnold, Ph.D.
President

Enclosure: photos



Figures 1 & 2. Existing site conditions in rear yard of
350 Bean Creek Road in Scotts Valley.



November 5th, 2007

Diane K. Noda, Field Supervisor

U.S. Fish & Wildlife Service

2493 Portola Road, Suite B

Ventura, CA 93003

Attn. David Pereksta

Dear Ms. Noda,

I am currently planning a minor land division of our .63 acre property located at 350 Bean Creek Rd., Scotts Valley, CA, APN 022-211-55. We are not currently planning on developments in the near future, only a legal property split; our need is strictly for estate planning purposes.

As part of that process I contracted Dick Arnold to do survey for endangered wildlife, the report of which is enclosed. Since it was a no adverse affects report, I know there may be minimal impact for your end of the process, but nonetheless thought I should write this "No Take Concurrence" letter just to make sure the process proceeds smoothly once our request is submitted to the City.

There was no discovery of endangered Mount Hermon June Beetle (*Polyphyla barbata*), Zayante Band Wing grasshopper (*Trimerotropis infantilis*), Zayante soils, or Ponderosa Pine at our property location. Ponderosa pines are not found nearby our parcel, as far as I know. In addition, no indigenous sandhill & sand parkland native plant communities were noted at our property location, or in surrounding locations.

For these reasons, we believe our project would not result in the take of endangered species and would request that we be given a "green light" for our proposed legal minor land division from your department. Additionally, we are not aware that our project would create a nexus for a federal section 7 consultation.

We are also aware of the language contained in section 9 of the Federal Endangered Species Act, and concur with Dr. Arnold that our project will result in a no take concurrence in terms of habitat modification imposed by our project.

If you should want further clarification, you may contact either myself or Dr. Arnold at the addresses listed herein. Thank you in advance for your timely assistance.

Most Sincerely,



A. Wayne Thompson



United States Department of the Interior

FISH AND WILDLIFE SERVICE
Ventura Fish and Wildlife Office
2493 Portola Road, Suite B
Ventura, California 93003



IN REPLY REFER TO:
2008-I-0255

February 25, 2008

Wayne Thompson
350 Bean Creek Road
Scotts Valley, California 95066

Subject: Proposed Land Division at 350 Bean Creek Road (APN 022-211-55), Scotts Valley,
Santa Cruz County, California

Dear Mr. Thompson:

We are responding to your letter, dated November 5, 2007, and received in our office on November 8, 2007, requesting our concurrence with the determination that the subject project will not result in take, as defined in the Endangered Species Act of 1973, as amended (Act), of the federally endangered Mount Hermon June beetle (*Polyphylla barbata*) and Zayante band-winged grasshopper (*Trimerotropis infantilis*). The U.S. Fish and Wildlife Service (Service) listed the Mount Hermon June beetle and Zayante band-winged grasshopper as endangered species on January 24, 1997 (62 Federal Register 3616). The proposed project consists of dividing a 0.63-acre parcel.

"Zayante soils" is a soil type that supports the Zayante sandhills ecosystem that occurs exclusively in the Santa Cruz Mountains near the city of Scotts Valley and the communities of Ben Lomond, Mount Hermon, Felton, Olympia, Corralitos, and Bonny Doon. The Habitat Assessment Report enclosed with your letter indicates that neither Zayante soils nor indigenous sandhill native plant communities are present on the subject property (Richard Arnold 2007). The nearest known areas of Zayante soils are east, north, and uphill of Bean Creek Road from the subject property.

The Mount Hermon June beetle is found in association with vegetation of the Zayante sandhills, which is characterized by a mosaic of ponderosa pines (*Pinus ponderosa*), silverleaf manzanita (*Arctostaphylos silvicola*), and areas that are sparsely vegetated with grasses and herbs. The larvae of the Mount Hermon June beetle are fossorial and feed on plant roots. Adults can also be found within the sandy soils during a portion of their lifespan and may be active above ground between mid-May and mid-August. Recent survey efforts have documented ponderosa pine trees and/or other native plant species as common features of nearly all of the known Mount Hermon June beetle locations (Richard Arnold, entomologist, unpublished data; Jodi McGraw, ecologist, unpublished data). For this reason, the roots of ponderosa pine trees and other native plants are potential food sources for Mount Hermon June beetle larvae that live in burrows in Zayante soils.

The Zayante band-winged grasshopper is also endemic to the Zayante sandhills. Within this limited distribution, the Zayante band-winged grasshopper is restricted to areas of barren or sparsely vegetated loose sands that are exposed to sunlight. This habitat type is commonly referred to as "sand parkland." Adult Zayante band-winged grasshoppers are usually active from late July through late October.

The Service's responsibilities include administering the Act, including sections 7, 9, and 10. Section 9 of the Act prohibits the taking of any endangered or threatened species. Section 3(18) of the Act defines take to mean to harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct. Service regulations (50 CFR 17.3) define harm to include significant habitat modification or degradation which actually kills or injures wildlife by significantly impairing essential behavioral patterns, including breeding, feeding, or sheltering. Harassment is defined by the Service as an intentional or negligent action that creates the likelihood of injury to wildlife by annoying it to such an extent as to significantly disrupt normal behavioral patterns which include, but are not limited to, breeding, feeding, or sheltering. The Act provides for civil and criminal penalties for the unlawful taking of listed species.

Exemptions to the prohibitions against take may be obtained through coordination with the Service in two ways. If a project is to be funded, authorized, or carried out by a Federal agency and may affect a listed species, the Federal agency must consult with the Service, pursuant to section 7(a)(2) of the Act. If a proposed project does not involve a Federal agency but may result in the take of a listed animal species, the project proponent should apply to the Service for an incidental take permit, pursuant to section 10(a)(1)(B) of the Act. As stated in the letter dated November 5, 2007, there is no Federal involvement in this project.

Based on the recent habitat assessment, the project site does not contain Zayante soils or native sandhill vegetation, thus is not considered suitable habitat for the Mount Hermon June beetle or Zayante band-winged grasshopper. Because of these habitat conditions, we concur with your determination that take of Zayante band-winged grasshoppers and Mount Hermon June beetles is not likely to occur on the project site for the proposed parcel division.

We appreciate your coordination with us to ensure that the proposed project will avoid effects to federally listed species within the Zayante sandhills. If you have any questions regarding this letter, please contact Christopher Diel of my staff at (805) 644-1766, extension 305.

Sincerely,



David M. Pereksta
Assistant Field Supervisor

LITERATURE CITED

Richard Arnold, Ph.D. 2007. Habitat Assessment Report for Endangered Insects: APN 022-211-55 at 350 Bean Creek Road in Scotts Valley, California. Entomological Consulting Services, Ltd. Pleasant Hill, California.

GEOTECHNICAL INVESTIGATION
For
PROPOSED TWO LOT MINOR LAND DIVISION
350 Bean Creek Road
APN 022-211-55
Scotts Valley, California

Prepared
For
WAYNE AND SUSAN THOMPSON
Scotts Valley, California

Prepared By
DEES & ASSOCIATES, INC.
Geotechnical Engineers
Project No. SCR-1024
MAY 2016



Dees & Associates, Inc.

Geotechnical Engineers

501 Mission Street, Suite 8A Santa Cruz, CA 95060

Phone (831) 427-1770 Fax (831) 427-1794

May 18, 2016

Project No. SCR-1024

WAYNE AND SUSAN THOMPSON
350 Bean Creek Road
Scotts Valley, California 95066

Subject: Geotechnical Investigation

Reference: Two Lot Minor Land Division
350 Bean Creek Road
APN 022-211-55
Scotts Valley, California

Dear Mr. and Mrs. Thompson:

As requested, we have completed a Geotechnical Investigation for the two lot minor land division proposed at the referenced site. The existing residence will remain and two new single family residences are proposed on two new lots.

The purpose of our investigation was to evaluate the soil conditions in the vicinity of the two proposed residences and provide geotechnical recommendations for the proposed development.

This report presents the results, conclusions and recommendations of our investigation. If you have any questions regarding this report, please call our office.

Very truly yours,

DEES & ASSOCIATES, INC.

Rebecca L. (Dees) Boyd
Geotechnical Engineer
G.E. 2623



Copies: 4 to Addressee

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GEOTECHNICAL INVESTIGATION

Introduction

This report presents the results of our Geotechnical Investigation for the two lot minor land division proposed at 350 Bean Creek Road in Scotts Valley, California.

Purpose and Scope

The purpose of our investigation was to explore and evaluate surface and near surface soil conditions in the vicinity of the two new proposed residences and provide geotechnical recommendations for design and construction of the proposed improvements.

The specific scope of our services was as follows:

1. Site reconnaissance and review of available data in our files pertinent to the site and vicinity.
2. Exploration of subsurface conditions consisting of logging and sampling of two (2) exploratory test borings drilled 16.5 to 31.5 feet beneath the surface.
3. Laboratory testing to evaluate the engineering properties of the subsoils.
4. Engineering analysis and evaluation of the resulting field and laboratory test data. Based on our findings, we have developed geotechnical design criteria for general site grading, foundations, retaining walls, concrete slabs-on-grade and general site drainage.
5. Preparation of this report presenting the results of our investigation.

Project Location and Description

The approximately 0.62 acre parcel is located at the intersection of Bean Creek Road and Blue Bonnet Lane in Scotts Valley, California; Figure 1. The rectangular shaped parcel gently slopes to the west away from Bean Creek Road at about a 5 to 10 percent slope gradient. The eastern end of the parcel closest to Bean Creek Road is developed with a single family residence and detached garage. The rest of the parcel is vegetated with grasses and a few trees.

The project consists of splitting the parcel into two parcels (with the existing home on a remainder lot) and constructing two new single family residences on the two new parcels. The existing improvements will be located on the remaining parcel adjacent to Bean Creek Road. See Figure 2.

Field Investigation

Subsurface conditions at the building site were explored on April 5, 2016, with two (2) exploratory borings. Borings were drilled with 6-inch diameter continuous flight augers

advanced with truck-mounted drilling equipment. Our borings were drilled to depths of 16.5 and 31.5 feet. The approximate locations of the exploratory borings are indicated on Figure 2.

The soils observed in the test borings were logged in the field and described in accordance with the Unified Soil Classification System (D2487 and D2488), Figure 3. The Test Boring Logs, Figures 4 and 5, denote subsurface conditions at the locations and times observed, and it is not warranted it is representative of subsurface conditions at other locations or times.

Representative soil samples were obtained from the exploratory borings at selected depths, or at major strata changes. These samples were recovered using the 3.0-inch O.D. Modified California Sampler (L) or the Standard Terzaghi Sampler (T). The penetration resistance blow counts for the (L) and (T) noted on the boring logs were obtained as the sampler was dynamically driven into the in situ soil. The process was performed by dropping a 140-pound hammer a 30-inch free fall distance and driving the sampler 6 to 18 inches and recording the number of blows for each 6-inch penetration interval. The blows recorded on the boring logs present the accumulated number of blows that were required to drive the last 12 inches. The blow counts for the large samples indicated on the logs have been converted to equivalent standard penetration test (SPT) values.

Laboratory Testing

The laboratory testing program was directed toward a determination of the physical and engineering properties of the soils underlying the site. Moisture content and dry densities were performed on representative soil samples to determine the consistency of the soil and the moisture variation throughout the explored soil profile. Atterberg Limits were determined on the surface soils to determine the soils relative shrink/swell potential. Grain size analysis was performed to aid in soil classification. The results of all field and laboratory testing appear on the "Logs of Test Borings", opposite the sample tested.

Subsurface Soil Conditions

The Santa Cruz County Geologic Map indicates the site is underlain by Alluvial deposits, undifferentiated (Holocene), which are described as, "Unconsolidated, heterogeneous, moderately sorted silt and sand containing discontinuous lenses of clay and silty clay. Locally includes large amounts of gravel. May include deposits equivalent to both younger (Qyf) and older (Qof) flood-plain deposits in areas where these were not differentiated. Thickness highly variable; may be more than 100 ft thick near coast".

Our borings encountered 31 feet of Alluvial deposits over Santa Margarita Sandstone. The Alluvial deposits consisted of 3 to 4 feet of very loose silty sand over medium dense clayey and silty sands with gravelly lenses. A thin lens of lean clay was encountered 3 feet below grade in Boring 2. Very dense Santa Margarita Sandstone was encountered 31 feet below grade.

The underlying soils are classified as a "Site Class D" for structures with a fundamental period greater than 0.5 seconds.

Groundwater

Perched groundwater was encountered in our test borings 2 to 3 feet below grade. The water is perching on the clayey soils below. A groundwater table was not encountered in our borings.

The Test Boring Logs denote groundwater conditions at the locations and times observed, and it is not warranted it is representative of groundwater conditions at other locations or times. Groundwater levels can vary due to seasonal variations and other factors not evident during our investigation.

Seismicity

The project site is located in a seismically active region and several active and potentially active faults are located in the vicinity of the site. The following is a general discussion of seismicity in the project area. A more detailed discussion of faulting and seismicity is beyond the scope of our services.

The site is located near the Zayante-Vergeles Fault Zone, the San Andreas Fault Zone, the offshore San Gregorio Fault Zone and the offshore Monterey Bay-Tularcitos Fault Zone. The San Andreas Fault is the largest and most active of the faults in the site vicinity. However, each fault is considered capable of generating moderate to severe ground shaking. It is reasonable to assume that the proposed development will be subject to at least one moderate to severe earthquake from one of the faults during the next fifty years.

	San Andreas Fault	Zayante-Vergeles Fault	San Gregorio Fault	Monterey Bay-Tularcitos Fault
Distance Miles	7.3	4.1	11.8	10.2
Direction	NE	NNE	WSW	SW

Structures designed according to the 2013 California Building Code may use the following parameters in their analysis. The following ground motion parameters may be used in seismic design and were determined using the USGS Ground Motion Parameter Calculator.

Ss	S1	SMs	SM1	SDs	SD1
1.527 g	0.611 g	1.527 g	0.916 g	1.018 g	0.611 g

PGAm	0.579 g
Seismic Design Category (SDC)	D

Liquefaction

Liquefaction occurs when saturated fine grained sands, silts and sensitive clays are subject to shaking during an earthquake and the water pressure within the pores builds up leading to loss of strength. There is a low potential for liquefaction to affect the proposed development due the lack of a groundwater table and the density of the subsoils.

Landsliding

The site is gently sloping and there are no steep slopes near the project site. Therefore, there is a very low potential for landslides to affect the proposed improvements.

DISCUSSIONS AND CONCLUSIONS

Based on the results of our investigation, the two lot minor land division proposed at the site is feasible provided the recommendations presented in this report are incorporated into the design and construction of the two new residences and their associated improvements.

Primary geotechnical concerns for the project include providing firm uniform support for new structures, slabs and pavements and designing structures to resist strong seismic shaking.

The top 3 to 4 feet of soil is very loose and compressible under the proposed building loads. To provide firm uniform support for new structures, the top 3 feet of soil below foundations should be compacted. The zone of compaction should extend at least 3 feet beyond the edges of the foundations.

The subgrade below slabs and pavements should be compacted in accordance with the grading section of this report.

Structures should be designed to resist strong seismic shaking. Structures designed in accordance with current seismic design requirements should react well to seismic shaking.

RECOMMENDATIONS

The following recommendations should be used as guidelines for preparing project plans and specifications:

General Site Grading

1. The geotechnical engineer should be notified at least four days prior to any grading or foundation excavating so the work in the field can be coordinated with the grading contractor and arrangements for testing and observation can be made. The recommendations of this report are based on the assumption that the geotechnical engineer will perform the required testing and observation during grading and construction. It is the owner's responsibility to make the necessary arrangements for these required services.
2. Areas to be graded or receive foundations should be cleared of all obstructions and vegetation. Existing depressions or voids created during site clearing should be backfilled with engineered fill.
3. The on-site near-surface soils are suitable for use as engineered fill. Soils used for engineered fill should be granular, have a Plasticity Index less than 15, be free of organic material, and contain no rocks or clods greater than 6 inches in diameter, with no more than 15 percent larger than 4 inches. The on-site soils are suitable for engineered fill.
4. The upper 3 feet of soil within 3 feet of proposed foundations should be removed and re-compacted as engineered fill. The zone of re-compaction should extend at least 3 feet beyond the building perimeter in all directions.
5. Where fill is planned to raise grade, areas to receive engineered fill should be scarified and compacted to provide a firm base for fill placement.
6. A key should be excavated at the toe of proposed fill slopes and the fill should be placed upon benches. The key should be excavated at least 2 feet into firm native soil and be at least 6 feet wide. Keys and benches should be graded with a 2 percent slope into the hillside.
7. The soil at the base of keys and benches should be scarified, moisture conditioned and compacted prior to the placement of engineered fill.
8. Temporary cut slopes should be inclined no steeper than 1:1 (horizontal to vertical). Permanent cut and fill slopes should be inclined no steeper than 3:1 (horizontal to vertical).

9. Engineered fill should be moisture conditioned to about 1 to 2 percent over optimum moisture content, placed in thin lifts less than 8-inches in loose thickness and compacted to at least 90 percent relative compaction.

10. Where referenced in this report, Percent Relative Compaction and Optimum Moisture Content shall be based on ASTM Test Designation D1557-00.

11. The upper 8 inches of subgrade and the aggregate base sections below concrete or asphalt pavements should be compacted to at least 95 percent relative compaction.

12. Engineered fill should be observed and tested by our firm. At a minimum, in-place density tests should be performed as follows: one test for every 12 inches of fill below structures, one test for every 500 square feet for relatively thin fill sections and one test whenever there is a definite suspicion of a change in the quality of moisture control or effectiveness in compaction.

13. After the earthwork operations have been completed and the geotechnical engineer has finished his observation of the work, no further earthwork operations shall be performed except with the approval of and under the observation of the geotechnical engineer.

Concrete Slabs-on-Grade

14. The upper 8 inches of subgrade below exterior concrete slabs-on-grade walkways and patios should be compacted in a good workmanship manner to provide a firm, uniform base for slab support.

15. The upper 8 inches of subgrade below interior slabs on grade should be moisture conditioned to 1 to 2 percent over optimum moisture content and compacted to at least 90 percent relative compaction.

16. For driveway slabs the upper 8 inches of subgrade soil should be moisture conditioned to 1 to 2 percent over optimum moisture content and compacted to at least 95 percent relative compaction.

17. All concrete slabs-on-grade can be expected to suffer some cracking and movement. However, thickened exterior edges, a well prepared subgrade including pre-moistening prior to pouring concrete, adequately spaced expansion joints and good workmanship should reduce cracking and movement.

18. Dees & Associates, Inc. are not experts in the field of moisture proofing and vapor barriers. In areas where floor wetness would be undesirable, an expert, experienced with moisture transmission and vapor barriers should be consulted. At a minimum, a blanket of 4 inches of free-draining gravel should be placed beneath the floor slab to act as a capillary break. In order to minimize vapor transmission, an impermeable membrane should be placed over the gravel.

Pavements

19. The top 8 inches of pavement subgrade should be scarified, moisture conditioned to 1 to 2 percent over optimum moisture content and compacted to at least 95 percent relative compaction.

20. The pavement section should consist of at least 2.5 inches of asphalt concrete over at least 6 inches of Class II aggregate base, or as specified by your designer.

21. The aggregate base below all Portland cement or asphalt concrete pavements should be moisture conditioned and compacted to at least 95 percent relative compaction prior to placing concrete or asphalt paving materials.

22. Only quality materials of the type and minimum thickness specified should be used. Baserock ($R=78$ minimum) should meet CalTrans Standard Specifications for Class II Untreated Aggregate Base. Subbase ($R=50$ minimum) if specified should meet CalTrans Standard Specifications for Class II Untreated Aggregate Subbase.

Utility Trenches

23. Utility trenches placed parallel to structures should not extend within an imaginary 1:1 (horizontal to vertical) plane projected downward from the bottom edge of the adjacent footing.

24. Trenches may be backfilled with compacted engineered fill placed in accordance with the grading section of this report. The backfill material should not be jetted in place.

25. The portion of utility trenches that extend beneath foundations should be sealed with 2-sack sand slurry (or equivalent) to prevent subsurface seepage from flowing under buildings.

Conventional Spread Footing Foundations

26. Conventional spread footings embedded into engineered fill should be used to support structures. Footings embedded into engineered fill should have at least 12 inches of engineered fill below the base of the footings.

27. Footings should be a minimum of 12 inches deep and 12 inches wide for one story structures and 18 inches deep and 15 inches wide for two story structures. The depth of foundations should be measured from the lowest adjacent grade.

28. Footings located adjacent to other footings or utility trenches should have their bearing surfaces founded below an imaginary 1.5:1 plane projected upward from the bottom edge of the adjacent footings or utility trenches.

29. Foundations designed in accordance with the above may be designed using an allowable bearing capacity of 2,500 psf. The allowable bearing capacity may be increased by 1/3 for short term seismic and wind loads.

30. Total and differential settlements under the proposed light building loads are anticipated to be less than 1 inch and 1/2 inch respectively.

31. Lateral load resistance for structures supported on footings may be developed in friction between the foundation bottom and the supporting subgrade. A friction coefficient of 0.30 is considered applicable. Where footings are poured neat against engineered fill a passive lateral earth pressure of 300 pcf may be used. The top 12 inches of soil should be neglected in passive design.

32. Prior to placing concrete, foundation excavations should be observed by the soils engineer.

Retaining Wall Lateral Pressures

33. Retaining structures should be designed to resist both lateral earth pressures and any additional surcharge loads, including building loads from the existing foundation.

34. Unrestrained retaining walls should be designed to resist an active equivalent fluid pressure of 45 pcf for level back slopes and 55 pcf for back slopes inclined up to 3:1 (horizontal to vertical).

35. Restrained retaining walls should be designed to resist an active equivalent fluid pressure of 65 pcf for level back slopes and 90 pcf for back slopes inclined up to 3:1 (horizontal to vertical).

36. The above lateral pressures assume that the walls are fully drained to prevent hydrostatic pressure behind the walls. Drainage materials behind the wall should consist of Class 2 permeable material (Caltrans Specification 68-1.025) or an approved equivalent. The drainage material should be at least 12 inches thick. The drains should extend from the base of the walls to within 12 inches of the top of the backfill. A perforated pipe should be placed (holes down) about 2 inches above the bottom of the wall and be tied to a suitable drain outlet. Wall backdrains should be plugged at the surface with clayey material to prevent infiltration of surface runoff into the backdrains.

37. Retaining walls more than 6 feet in height should include an added seismic component of 18 pcf, equivalent fluid weight. Dynamic surcharges should be added to the above active lateral earth pressures. The resultant dynamic pressure should be applied at a point 0.6H above the base of the wall.

38. Retaining wall foundations should be designed in accordance with the foundation recommendations presented in this report.

Site Drainage

39. Controlling surface and subsurface runoff is important to the performance of the project.

40. Surface drainage should include provisions for positive gradients so that surface runoff is not permitted to pond adjacent to foundations or other improvements. Where bare soil or pervious surfaces are located next to the foundation, the ground surface within 10 feet of the structure should be sloped at least 5 percent away from the foundation. Where impervious surfaces are used within 10 feet of the foundation, the impervious surface within 10 feet of the structure should be sloped at least 2 percent away from the foundation. Swales should be used to collect and remove surface runoff where the ground cannot be sloped the full 10 foot width away from the structure. Swales should be sloped at least 2 percent towards the discharge point. The structure may need to be raised to allow these gradients to be achieved.

41. Full roof gutters should be placed around the eaves of the structure. Discharge from the roof gutters should be conveyed away from the downspouts and discharged in a controlled manner.

42. Concentrated runoff may be discharged onto splash blocks as long as concentrated runoff is not permitted to flow or pond adjacent to foundations.

43. Concentrated runoff can be dispersed on site in a controlled manner or discharged into properly designed storm drain system. Concentrated runoff can be dispersed on site using well placed splash blocks, surface swales or bio-retention swales. Bio-retention swales should be located at least 10 feet from foundations.

Plan Review, Construction Observation, and Testing

44. Dees & Associates, Inc. should be provided the opportunity for a general review of the final project plans prior to construction to evaluate if our geotechnical recommendations have been properly interpreted and implemented. If our firm is not accorded the opportunity of making the recommended review, we can assume no responsibility for misinterpretation of our recommendations. We recommend that our office review the project plans prior to submittal to public agencies, to expedite project review. Dees & Associates, Inc. also requests the opportunity to observe and test grading operations and foundation excavations at the site. Observation of grading and foundation excavations allows anticipated soil conditions to be correlated to those actually encountered in the field during construction.

LIMITATIONS AND UNIFORMITY OF CONDITIONS

1. The recommendations of this report are based upon the assumption that the soil conditions do not deviate from those disclosed in the borings. If any variations or undesirable conditions are encountered during construction, or if the proposed construction will differ from that planned at the time, our firm should be notified so that supplemental recommendations can be given.
2. This report is issued with the understanding that it is the responsibility of the owner, or his representative, to ensure that the information and recommendations contained herein are called to the attention of the Architects and Engineers for the project and incorporated into the plans, and that the necessary steps are taken to ensure that the Contractors and Subcontractors carry out such recommendations in the field. The conclusions and recommendations contained herein are professional opinions derived in accordance with current standards of professional practice. No other warranty expressed or implied is made.
3. The findings of this report are valid as of the present date. However, changes in the conditions of a property can occur with the passage of time, whether they are due to natural processes or to the works of man, on this or adjacent properties. In addition, changes in applicable or appropriate standards occur whether they result from legislation or the broadening of knowledge. Accordingly, the findings of this report may be invalidated, wholly or partially, by changes outside our control. Therefore, this report should not be relied upon after a period of three years without being reviewed by a soil engineer.

APPENDIX A

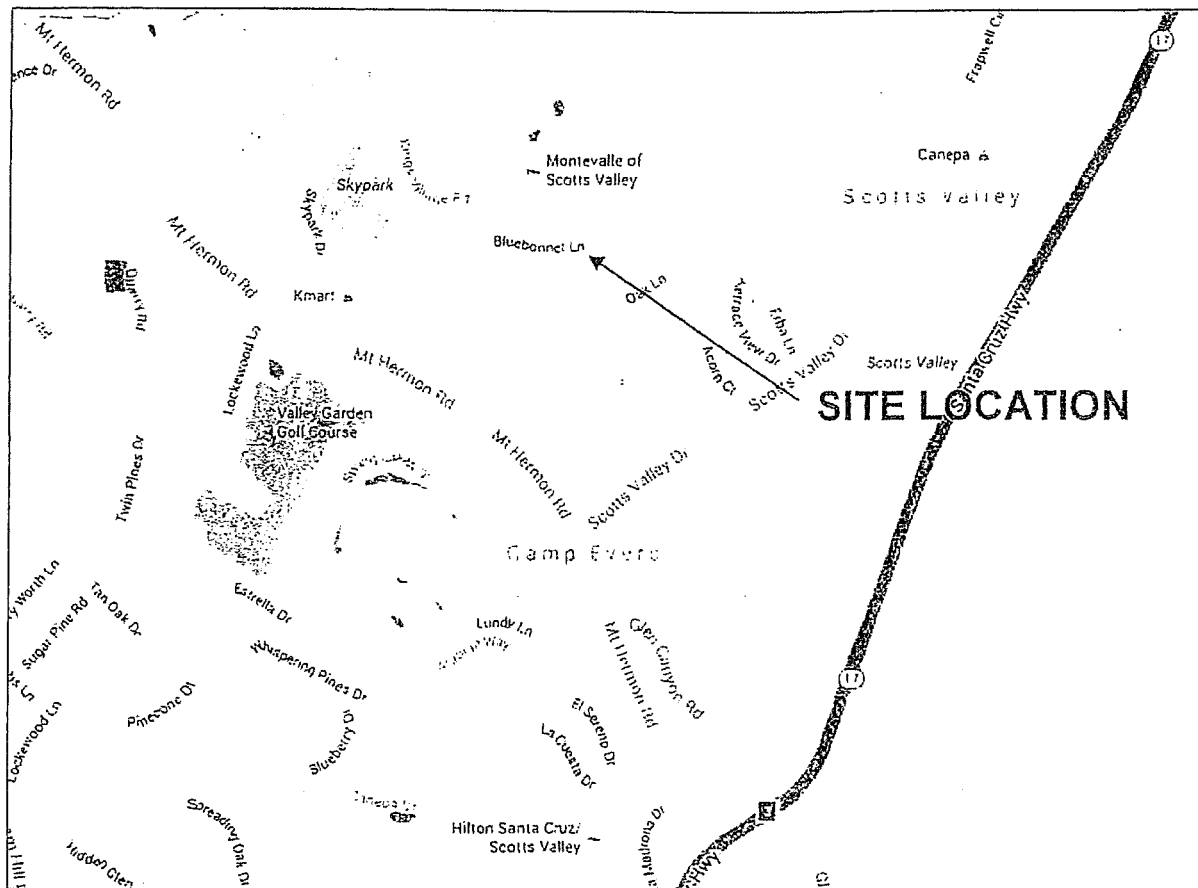
Site Vicinity Map

Boring Site Plan

Unified Soil Classification System

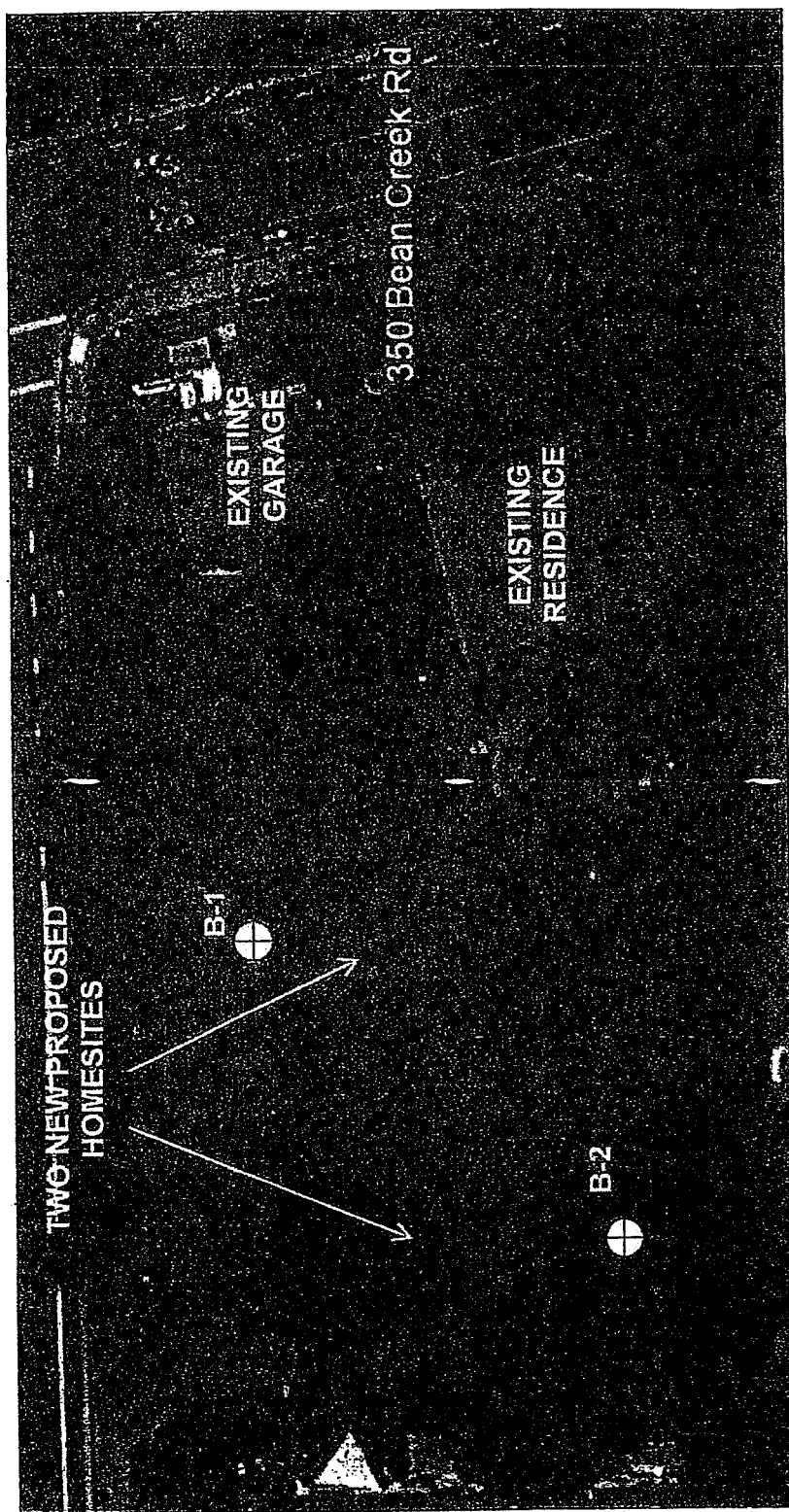
Logs of Test Borings

Laboratory Test Results



SITE VICINITY MAP

Figure 1



BORING SITE PLAN

Figure 2

MAJOR DIVISIONS			GROUP SYMBOLS	TYPICAL NAMES	CLASSIFICATION CRITERIA														
COARSE-GRAINED SOILS** MORE THAN HALF OF MATERIAL IS LARGER THAN NO. 200 SIEVE SIZE (THE NO. 200 SIEVE SIZE IS ABOUT THE SMALLEST PARTICLE VISIBLE TO THE NAKED EYE)	GRAVELS MORE THAN HALF OF COARSE FRACTION IS LARGER THAN NO. 4 SIEVE SIZE	CLEAN GRAVELS ($< 5\%$ FINES)	GW	Well-graded gravels, gravel-sand mixtures, little or no fines	Wide range in grain sizes and substantial amounts of all intermediate particle sizes														
			GP	Poorly graded gravels, gravel-sand mixtures, little or no fines	Predominantly one size or a range of sizes with some intermediate sizes missing														
		GRAVELS WITH FINES ($> 12\%$ FINES)	GM	Silty gravels, gravel-sand-silt mixtures	Non plastic fines or fines with low plasticity Atterberg limits below "A" line or $PI < 4$	Above "A" line with $4 < PI < 7$ are borderline cases requiring use of dual symbols													
			GC	Clayey gravels, gravel-sand-clay mixtures	Plastic fines Atterburg limits above "A" line with $PI > 7$														
	SANDS MORE THAN HALF OF COARSE FRACTION IS SMALLER THAN NO. 4 SIEVE SIZE	CLEAN SANDS ($< 5\%$ FINES)	SW	Well-graded sands, gravelly sands, little or no fines	Wide range in grain sizes and substantial amounts of all intermediate sizes missing														
			SP	Poorly graded sands, gravelly sands, little or no fines	Predominantly one size or a range of sizes with some intermediate sizes missing Not meeting all gradation requirements for SW														
		SANDS WITH FINES ($> 12\%$ FINES)	SM	Silty sands, sand-silt mixtures	Non plastic fines or fines with low plasticity Atterburg limits below "A" line or $PI < 4$	Limits plotting in hatched zone with $4 < PI < 7$ are borderline cases requiring use of dual symbols													
			SC	Clayey sands, sand-clay mixtures	Plastic fines Atterburg limits above "A" line with $PI > 7$														
FINE-GRAINED SOILS MORE THAN HALF OF MATERIAL IS SMALLER THAN NO. 200 SIEVE SIZE (THE NO. 200 SIEVE SIZE IS ABOUT THE SMALLEST PARTICLE VISIBLE)	SILTS AND CLAYS (LIQUID LIMIT < 50)	ML	Inorganic silts and very fine sands, rock flour, silty or clayey fine sands, or clayey silts with slight plasticity	**Gravels and sands with 5% to 12 % fines are borderline cases requiring use of dual symbols. RELATIVE DENSITY OF SANDS AND GRAVELS<table><tr><th>DESCRIPTION</th><th>BLOW/FT*</th></tr><tr><td>VERY LOOSE</td><td>0 - 4</td></tr><tr><td>LOOSE</td><td>4 - 10</td></tr><tr><td>MEDIUM DENSE</td><td>10 - 30</td></tr><tr><td>DENSE</td><td>30 - 50</td></tr><tr><td>VERY DENSE</td><td>OVER 50</td></tr></table>			DESCRIPTION	BLOW/FT*	VERY LOOSE	0 - 4	LOOSE	4 - 10	MEDIUM DENSE	10 - 30	DENSE	30 - 50	VERY DENSE	OVER 50	
		DESCRIPTION	BLOW/FT*																
		VERY LOOSE	0 - 4																
	LOOSE	4 - 10																	
	MEDIUM DENSE	10 - 30																	
	DENSE	30 - 50																	
	VERY DENSE	OVER 50																	
CL	Inorganic clays of low to medium plasticity, gravelly clays, sandy clays, silty clays, lean clays																		
OL	Organic silts and organic silty clays of low plasticity																		
SILTS AND CLAYS (LIQUID LIMIT > 50)	MH	Inorganic silts, micaceous or diatomaceous fine sandy or silty soils, elastic silts	CONSISTENCY OF SILTS AND CLAYS<table><tr><th>DESCRIPTION</th><th>BLOWS/FT*</th></tr><tr><td>VERY SOFT</td><td>0 - 2</td></tr><tr><td>SOFT</td><td>2 - 4</td></tr><tr><td>FIRM</td><td>4 - 8</td></tr><tr><td>STIFF</td><td>8 - 16</td></tr><tr><td>VERY STIFF</td><td>16 - 32</td></tr><tr><td>HARD</td><td>OVER 32</td></tr></table> *Number of blows of 140 pound hammer falling 30 inches to drive a 2 inch O.D. 12 vertical inches.			DESCRIPTION	BLOWS/FT*	VERY SOFT	0 - 2	SOFT	2 - 4	FIRM	4 - 8	STIFF	8 - 16	VERY STIFF	16 - 32	HARD	OVER 32
	DESCRIPTION	BLOWS/FT*																	
	VERY SOFT	0 - 2																	
	SOFT	2 - 4																	
FIRM	4 - 8																		
STIFF	8 - 16																		
VERY STIFF	16 - 32																		
HARD	OVER 32																		
CH	Inorganic clays of medium to high plasticity, organic silts																		
OH	Organic clays of medium to high plasticity, organic silts																		

**Gravels and sands with 5% to 12 % fines are borderline cases requiring use of dual symbols.

TEST BORING LOGS

LOGGED BY: MH

DATE DRILLED: 4-5-16

BORING TYPE: 6" Solid Stem

BORING NO: 1

DEPTH (FEET)	SAMPLE NO.	USC SYMBOL	SOIL DESCRIPTION	USC SOIL TYPE	FIELD BLOW COUNT	SPT BLOW COUNT*	DRY DENSITY (PCF)	MOISTURE IN-SITU	MOISTURE SATURATED	COHESION	PHI ANGLE	% PASSING 200 SIEVE	PLASTICITY INDEX
1	1-1-1	L	Dark brown Silty SAND, moist, loose	SM	2								
2	1-2	T	Becomes wet, perched water at 3 feet		4								
3					5	5	105.6	19.5				47.0	
4			Dark brown fine Silty SAND, damp, loose	SM	1								
5					2								
6	1-3-1	L	Brown with orange mottling Clayey SAND, damp, moderately cemented, 1/2" sandstone gravels	SC	7	9		18.9					
7			Color change to orange brown at 7 feet.		20								
8			Fewer gravels, less clay		40	50		12.2					
9					50/5"								
10	1-4	T	Dark yellowish brown orange Silty fine to medium SAND, damp, slightly cemented, coarse sandstone sand and small gravels in shoe, dense	SM	17								
11					21	38		9.9					
12													
13													
14													
15	1-5	T	Orange brown Clayey SAND, damp/moist, medium dense, lenses of weathered siltstone gravels in shoe	SC	6								
16					12	24							
17					12								
18													
19													
20	1-6	T	Light yellowish brown orange Silty fine SAND, damp, dense, slight clay binder	SM	11								
21					14	31		10.9					
22					17								
23													
24													
25	1-7	T	Pale brown Clayey SAND with gravels, damp, very stiff	SC	6								
26			(Driller: gravels at 27 feet.)		7	19		27.9					
27					12								
28													
29													
30	1-8	T	Pale brown Silty SAND, damp, with subrounded gravels to 1"	SM	7								
31			Pale brown fine SAND, damp, very dense (Santa Margarita)	SP	22	82		11.3					
32					50/5"								
33			Boring terminated at 31.5 feet. No groundwater table, perched water at 3 feet.										

DEES & ASSOCIATES, INC

501 MISSION ST., STE. 8A
SANTA CRUZ, CA 95060

Ph: (831) 427-1770 Fax: (831) 427-1794

Project No. SCR-1024

* Blow count converted
L = Field Blow Count/2

TEST BORING LOGS

LOGGED BY: MH

DATE DRILLED: 4-5-16

BORING TYPE: 6" Solid Stem

BORING NO: 2

DEPTH (FEET)	SAMPLE NO.	SOIL DESCRIPTION	USC SOIL TYPE	FIELD BLOW COUNT	SPT BLOW COUNT*	DRY DENSITY (PCF)	MOISTURE IN-SITU	MOISTURE SATURATED	COHESION (PSF)	PHI ANGLE	% PASSING 200 SIEVE	PLASTICITY INDEX
1	2-1-1	Dark brown Silty SAND, moist/wet, very loose	SM	1								
2	L	Wet at 2-2.5 feet		3	3		19.4					
3	2-2	Dark brown orange Sandy CLAY, damp, very stiff	CL	3								
4	T			9	22		16.9					10.5
5	2-3-1	Orange brown Silty fine to medium SAND, dry, dense, moderate cementation	SM	25	43		9.8					
6	L			50/5"								
7												
8												
9												
10	2-4	Brown Clayey SAND with sandstone gravels 1/2" to 3/4", dense, moderately cemented	SC	12								
11	T			18	37							
12				19								
13		(Driller: Easier drilling at 13 feet.)										
14		Lighter brown										
15	2-5	Yellowish brown fine Silty SAND, damp, dense (Santa Margarita)	SM	15								
16	T			22	47		21.0					
17		Boring terminated at 16.5 feet.										
18		No groundwater table.										
19		Perched water at 2 feet.										
20												
21												
22												
23												
24												
25												
26												

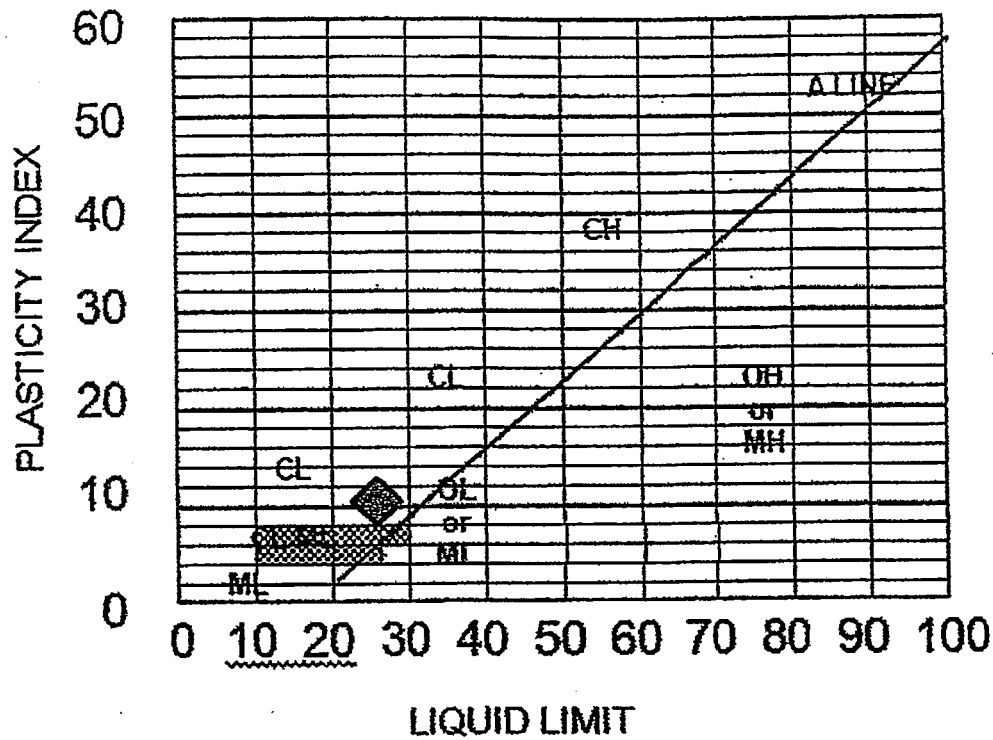
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MH	Inorganic silts, micaceous or diatomaceous fine sandy or silty soils, elastic silts	ML	Inorganic silts and very fine sands, rock flour, silty or clayey fine sands or clayey silts with slight plasticity
CH	Inorganic clays of medium to high plasticity, organic silts, fat clays	CL	Inorganic clays of low to medium plasticity, gravelly clay, sandy clays, silty clays, lean clays
OH	Organic clays of medium to high plasticity, organic silts	OL	Organic silts and organic silty clays of low plasticity
Pt	Peat and other highly organic soils		

PLASTICITY DATA

SYMBOL	SAMPLE NO.	DEPTH (FEET)	IN-SITU MOISTURE CONTENT (%)	LIQUID LIMIT (%)	PLASTIC LIMIT (%)	PLASTICITY INDEX (%)	LIQUIDITY INDEX (W-PL)/(LL-PL)	UNIFIED SOIL CLASSIFICATION SYMBOL
◆	2-2	3.5	16.9	27.4	16.9	10.5	0	CL

Figure 6

Michelle Edwards

From: JIM DESMOND [desmond0301@comcast.net]
Sent: Thursday, June 07, 2018 1:11 PM
To: Michelle Edwards
Subject: 350 Bean Creek

June 7, 2018

Dear Michelle Edwards and Planning Commission,

Thank you Michelle for meeting with us yesterday and explaining the proposed subdivision of the property at 350 Bean Creek Rd. As you know from our conversation we have major concerns about creating two new parcels in our already crowded neighborhood. Attached are photos of the existing house that is directly across the street from our home. Here are our concerns:

- The existing home is very unattractive and poorly maintained, i.e. several inoperable vehicles, windows not replaced. When we received the notice, it caused us some concern because we have little faith that the planned work would add anything positive to our neighborhood. Michelle reassured us that any new development would have to conform with current building standards. But as for the existing house and garage, why can't the City recommend that the house be brought up to Scotts Valley standards? We understand that the climate in Scotts Valley is not conducive to this kind of thing. But why not? We live in a beautiful area with mostly neat and well maintained homes. We understand that other cities monitor this kind of thing much more closely.
- Apparently there is some master plan to allow development on all undeveloped residentially zoned land. You probably know that residents of Scotts Valley see current and proposed development as turning our city in to a much more busy and noisy place. When we moved here 20+ years ago there was nowhere near as much traffic. Can we rethink this masterplan? We would like to keep Scotts Valley as quiet and serene as possible.
- There are now high density properties all along Bean Creek Rd. and Bluebonnet. Traffic along these roads is very heavy which increases the chances of accidents as well as additional concern for the middle school students who utilize the roads to and from school.

Please reconsider allowing the subdivision of this property. We are already overdeveloped on this end of town. In addition, can we be more like other cities who talk to owners who have rundown and unattractive homes? Thank for your time and consideration.

Jim & Kris Desmond

104 Viki Ct., Scotts Valley

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