

PORTOLA VALLEY TOWN COUNCIL REGULAR MEETING MINUTES - JANUARY 24, 2024

1. CALL TO ORDER / ROLL CALL

Mayor Wernikoff called the Regular Meeting to order at 7:05 p.m. Town Clerk Torres called the Roll Call.

Present: Councilmembers Jeff Aalfs, Mary Hufty, Craig Taylor, Vice Mayor Judith Hasko and Mayor Sarah Wernikoff

Absent: None

Others: Town Manager Sharif Etman, Assistant Town Manager Corie Stocker, Town Attorney Catherine Engberg, Interim Planning & Building Director Jon Biggs, Senior Planner Adrienne Smith and Town Clerk Jennifer Torres

2. PRESENTATIONS / PROCLAMATIONS

Joshua Hugg, Mid-Peninsula Open Space District, provided a comprehensive presentation on the Open Space District and its mission.

3. TOWN MANAGER REPORT

Town Manager Etman provided several updates: responded to inquiries regarding the cost of the Housing Element, announced commission openings, discussed the schedule for the upcoming financial audits, announced the installation of internet backup for Town Hall, stated Woodside Priority students may be assisting at Town Hall as interns, discussed restructuring of Town Hall staff and noted several recruitments are underway for permanent staffing.

4. ORAL COMMUNICATIONS

The following members of the public addressed the Town Council:

- Karen Askey
- Rita Comes
- Kevin Joiner, HIP Housing

5. CONSENT AGENDA

Consent Agenda items 5.b and 5.d. were pulled for separate discussion. Councilmember Taylor moved approval of the Consent Agenda items 5.a and 5.c., seconded by Councilmember Aalfs. Motion carried by unanimous roll call vote.

a. Approve Regular Meeting Minutes of January 10, 2024

b. Approve the Warrant List of January 24, 2024

Vice Mayor Hasko requested more detail on the Warrant List regarding planning services.

A motion was made by Vice Mayor Hasko, seconded by Councilmember Taylor, to adopt the Warrant List of January 24, 2024. Motion carried by unanimous roll call vote.

- c. Adopt Ordinance No. 2024 - 449, Repealing and Replacing Chapter 6.04 [Animal Control] of Title 6 [Animals] of the Portola Valley Municipal Code to Provide for Animal Control
- d. 2024 Council Liaison Appointments to Boards, Commission and Committees

Councilmember Taylor suggested an amendment to the liaison alternative to the Peninsula Clean Energy (PCE) board.

<u>Organization</u>	<u>Liaison</u>	<u>Alternate</u>	<u>Meeting Schedule</u>
Peninsula Clean Energy	Alfs	Hasko -Taylor	4th Thursday-eves.

A motion was made by Councilmember Alfs, seconded by Vice Mayor Hasko to adopt the 2024 Liaison Appointments list, as amended above. Motion carried by unanimous roll call vote.

6. REGULAR AGENDA

- a. Continued Item – Adoption of Housing Element Update and Conforming General Plan Amendments

Interim Building and Planning Director Biggs introduced the Housing Element team and turned the presentation over to Senior Planner Smith, who provided a continued discussion on the Housing Element, recent Planning Commission actions and discussions to date, and associated General Plan Elements, as recommended by the Planning Commission. Town Attorney Engberg contributed to the discussion.

Vice Mayor Hasko announced she would need to be recused from discussions of certain properties, due to a conflict.

Discussion ensued regarding rezoning requirements, potential housing element sites, units per acre, Senate Bill 9 accessory dwelling units and junior units and the State Housing Element deadline of January 31, 2024. Director Biggs discussed “Builder’s Remedy,” if the municipality failed to submit its housing element on time for certification.

Mayor Wernikoff invited public comment.

The following members of the public provided comment:

- George Savage
- Karen Askey

- David Cardinal
- Jon Goulden
- Ron Eastman
- Karen Vahtra
- Judith Mendelsohn
- Rita Comes
- Dale Pfau
- Kristi Corley
- Bob Adams
- Caroline Vertongen
- Nan Shostak
- Leslie Kriese
- Rebecca Flynn
- Unidentified female
- Greg Franklin
- Betsy Morganthaler
- Jim White

Housing Consultant Curtis Banks provided recommendations to Council. Following Council discussion, there was consensus to focus on Draft 4a, allowing six (6) primary dwelling units per parcel, and to make minor modifications to the Land Use Element, to reflect an opt-in program.

Given the hour, Councilmember Taylor suggested appointing a subcommittee to work with staff and Town Attorney on the final language in the Resolution and ensure consistent language in the Housing and Land Use elements, in order to meet the State deadline.

After extensive discussion, Mayor Wernikoff called the question.

Motion was made by Councilmember Aalfs, to adopt Resolution 2938-2024, Resolution of the Town Council of the Town of Portola Valley Adopting the 2023-2031 Housing Element Update and Other General Plan Amendments Required to Conform with the Updated Housing Element, as amended, to include six primary dwelling units per parcel, which was to be submitted to HCD by the deadline.

A friendly amendment was proposed to allow Town Attorney Engberg to finalize minor conforming changes to the Resolution, with the Council's intent, as discussed. The amendment to the original motion was accepted by motion maker, Councilmember Aalfs, and was seconded by Councilmember Taylor. Motion carried 3 – 2, by roll call vote, with Councilmember Hufty and Vice Mayor Hasko voting no.

8. COUNCIL SUBCOMMITTEE, LIAISON COMMITTEE, AND REGIONAL AGENCIES REPORTS

Councilmembers provided written reports on respective committee meetings.

Councilmember Taylor updated Councilmembers on a recent Wildfire Preparedness Committee, Woodside Fire Protection District's proposed ordinance, and Evacuation Plan. Councilmember Hufty discussed the Geologic Committee meeting and Ethics

policy. Mayor Wernikoff updated the Council on the Mid-Peninsula Open Space District's Hawthorne public access working group meeting and Sheriff's contract extension.

Public Comment

- Rita Comes
- Kristi Corley

9. ADJOURNMENT

Mayor Wernikoff adjourned the meeting at 10:56 p.m.

Sarah Wernikoff, Mayor

Jennifer Torres, Town Clerk

Approved by the Town Council at its October 9, 2024 regular meeting.