



Sebastopol Citizens

E d u c a t e - C o m m u n i c a t e

Sebastopol City Council Meeting May 1, 2018 – Synopsis and Commentary

- A 4:00 pm study session was conducted to address proposed changes in the zoning ordinance.
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- All council members were present for the regular meeting recorded, with some accuracy, below.

Proclamations/Presentations:

- May 6-12 was declared [Municipal Clerk's Week](#).
- May 21-27 was declared [Public Works Week](#).

Public Comment (aka Open Mike):

- The EMF lady: blah, blah, blah, blah.
- The second speaker bestowed some much deserved praise on our planning director who is more used to hearing himself [described in these terms](#).

Consent Calendar: (Approved 5:0)

- The annual declaring weeds on private property a nuisance was approved with a few extra names joining the usual suspects on this year's offenders list. [You may peruse that list here](#).
- The [Sebastopol Gravenstein Lions' Club](#), the [Sebastopol Sea Serpents](#) and the [V.F.W. Post #3919](#) all received the city's blessing to sell fireworks again this year. [They're not selling these, right?](#)
- The existing bathroom at Burbank Farm cottage is not ADA compliant and making it so would compromise the cottage's historical nature. The city approved a new detached bathroom and the budget committee will be looking into funding for it.

Informational Presentation:

- The annual report from the outreach coordinator was given. While hoping not to jinx it, this was another presentation that was informative, to the point and only 12 minutes short. Despite what another city agency would like us to believe, it is the outreach coordinator that really advances the image of this city.

Public Hearing:

- A comprehensive update to the city's zoning ordinance was discussed. By state law, it must conform to the general plan adopted in November 2016. In April 2018 the planning commission completed its review of the proposed updates. Tonight the process of bringing the general plan

and the zoning updates into harmony began. The lack of housing was the main focus with granny units (AKA accessory dwelling units) the first item. After some discussion, Mayor Slayter suggested allowing 1,000 square foot units on lots with a square footage of 10,000 (down from the suggested 15,000 square feet) and 840 square foot units on a parcel of any size. A straw vote produced a 4:1 vote with Council Member Carnacchi opposed over worries of unforeseen problems. The other prominent issue was "[inclusionary housing requirements](#)." The main sticking point was the in-lieu fee which would allow a developer to satisfy the requirement by paying a fee instead of providing the actual affordable housing. **Vice Mayor Hinton** stated that this would result in never having any affordable housing in town. The council then agreed to strike the in-lieu option on a 5: 0 straw vote. The mayor, thinking that he had enough votes to dispense with at least these two items, called for a vote. But no, **Council Member Gurney** wanted to put it off. Then **Council Member Glass and Carnacchi** agreed. Council Member Hinton remained silent. So nothing really happened, and it will go through the sausage maker again. It left us wondering if the mayor had [made his move too soon](#).

A Parting Shot:

- In the past, Council Members Gurney and Glass have displayed a general distrust of the wealthy. Tonight, it was the fear of the wealthy buying up all the housing for a weekend get-away home. How can that possibly be controlled? And how much affordable housing can be made available in this built-out town where property is so expensive?

Elapsed Time: 3:30 hours (6:30–10:00pm – **It was five hours and thirty minutes for the council and staff.**)

Next City Council meeting is May 15, 2018 at the Teen Center, 425 Morris Street at 6:00pm.

You can view this meeting and others at: <http://bit.ly/sebcctv>.

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