



**TOWN OF LOS GATOS  
TOWN COUNCIL MEETING  
MARCH 20, 2018  
110 EAST MAIN STREET  
LOS GATOS, CA**

*Rob Rennie, Mayor  
Steven Leonardis, Vice Mayor  
Marcia Jensen, Council Member  
Marico Sayoc, Council Member  
Barbara Spector, Council Member*

**PARTICIPATION IN THE PUBLIC PROCESS**

**How to participate:** The Town of Los Gatos strongly encourages your active participation in the public process, which is the cornerstone of democracy. If you wish to speak to an item on the agenda, please complete a “speaker’s card” located on the back of the chamber benches and return it to the Clerk Administrator. If you wish to speak to an item NOT on the agenda, you may do so during the “Verbal Communications” period. The time allocated to speakers may change to better facilitate the Town Council meeting.

**Effective Proceedings:** The purpose of the Town Council meeting is to conduct the business of the community in an effective and efficient manner. For the benefit of the community, the Town of Los Gatos asks that you follow the Town’s meeting guidelines while attending Town Council meetings and treat everyone with respect and dignity. This is done by following meeting guidelines set forth in State law and in the Town Code. Disruptive conduct is not tolerated, including but not limited to: addressing the Town Council without first being recognized; interrupting speakers, Town Council or Town staff; continuing to speak after the allotted time has expired; failing to relinquish the podium when directed to do so; and repetitiously addressing the same subject.

**Deadlines for Public Comment and Presentations are as follows:**

- Persons wishing to make an audio/visual presentation on any agenda item must submit the presentation electronically, either in person or via email, to the Clerk’s Office no later than 3:00 p.m. on the day of the Council meeting.
- Persons wishing to submit written comments to be included in the materials provided to Town Council must provide the comments as follows:
  - For inclusion in the regular packet: by 11:00 a.m. the Thursday before the Council meeting
  - For inclusion in any Addendum: by 11:00 a.m. the Monday before the Council meeting
  - For inclusion in any Desk Item: by 11:00 a.m. on the day of the Council Meeting

***Town Council Meetings Broadcast Live on KCAT, Channel 15 (on Comcast) on the 1st and 3rd Tuesdays at 7:00 p.m.***

***Rebroadcast of Town Council Meetings on the 2<sup>nd</sup> and 4<sup>th</sup> Mondays at 7:00 p.m.***

***Live & Archived Council Meetings can be viewed by going to:***

***[www.losgatosca.gov/Councilvideos](http://www.losgatosca.gov/Councilvideos)***

***IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THIS MEETING, PLEASE CONTACT THE CLERK DEPARTMENT AT (408) 354-6834. NOTIFICATION 48 HOURS BEFORE THE MEETING WILL ENABLE THE TOWN TO MAKE REASONABLE ARRANGEMENTS TO ENSURE ACCESSIBILITY TO THIS MEETING [28 CFR §35.102-35.104]***

**TOWN OF LOS GATOS  
TOWN COUNCIL MEETING  
MARCH 20, 2018**

**7:00 PM**

**MEETING CALLED TO ORDER**

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

Soren Cramer, Van Meter Elementary School

**PRESENTATIONS**

Small Business, Big Applause - "Boomerang Toner and Ink" and "Chick n Bees"

**COUNCIL/TOWN MANAGER REPORTS**

**CONSENT ITEMS (TO BE ACTED UPON BY A SINGLE MOTION)** *(Items appearing on the Consent Calendar are considered routine and may be approved by one motion. Any member of the Council or public may request to have an item removed from the Consent Calendar for comment and action. Unless there are separate discussions and/or actions requested by Council, staff, or a member of the public, it is requested that items under the Consent Calendar be acted on simultaneously.)*

1. Approve Council minutes of March 6, 2018  
[Staff Report](#)
  
2. Adopt the Policy Committee's recommendations for modifications to the Youth Commission Enabling Resolution to be effective for the 2018-19 Youth Commission recruitment.  
[Staff Report](#)  
[Attachment 1 - Council Policy Committee Addendum and Staff Report](#)  
[Attachment 2 - Draft Revised Youth Commission Enabling Resolution](#)
  
3. Annual Progress Report for General Plan and Housing Element Implementation.  
[Staff Report](#)  
[Attachment 1 - 2017 General Plan Annual Progress Report \(includes Exhibit A\)](#)
  
4. Annexation Application AN17-007. Project Location: 16466 Hilow Road. Property Owner/Applicant: Melanie Griswold Demertzis.  
Adopt a resolution making determinations and approving the reorganization of an uninhabited area designated as Hilow Road. 9, approximately 0.27 acres on property pre-zoned R-1:8. APN 532-04-074.  
[Staff Report](#)  
[Attachment 1 - Resolution \(including Exhibits A and B\)](#)  
[Attachment 2 - Location Map](#)

5. Approve an amendment to the Classification Plan reclassifying Town Engineer to Assistant Parks and Public Works Director/Town Engineer.  
[Staff Report](#)  
[Attachment 1 - Town of Los Gatos Salary Schedule for Town Council and Management](#)
  
6. PPW Job No. 17-812-0125 - Crosswalk Improvements at Santa Cruz Avenue/Blossom Hill Road Project  
 Staff recommends that the Town Council:
  - A. Approve the plans and specifications for the Crosswalk Improvements at Santa Cruz Avenue/Blossom Hill Road Project and authorize the Town Manager to advertise the project for bid.
  - B. Authorize the Town Manager to award and execute a Construction Agreement in an amount not to exceed \$79,301, including contingencies.
  - C. Authorize staff to execute future change orders in an amount not to exceed the approved project contingency.[Staff Report Crosswalk Improvements](#)
  
7. Authorize the Town Manager to execute a fourth amendment to the Agreement for Services with Air Systems, Inc. to:
  - A. Increase compensation for Fiscal year (FY) 2017/18 in the amount of \$30,000, for a total annual contract amount not to exceed \$127,996.
  - B. Exercise the final option to extend the agreement through June 30, 2019.  
[Staff Report](#)  
[Attachment 1 - Fourth Amendment to Agreement for Services containing the original agreement and amendments](#)
  
8. PPW Job Number 17-831-3104 Bachman Park Rehabilitation Projects
  - A. Approve the plans and specifications for three separate Bachman Park Rehabilitation projects (Landscaping Upgrades, Lighting Upgrades, and Pathway Upgrades/Retaining Wall Replacements) and authorize the Town Manager to advertise the projects for bid.
  - B. Authorize the Town Manager to award and execute three separate construction agreements for the Bachman Park Rehabilitation projects (Landscaping Upgrades, Lighting Upgrades, and Pathway Upgrades/ Retaining Wall Replacements) in an amount not to exceed \$461,604 including contingencies.
  - C. Authorize staff to execute future change orders in an amount not to exceed the approved project contingency.[Staff Report](#)  
[Attachment 1 - Public comment received through 11 am March 15 2018](#)  
[Addendum](#)  
[Attachment 2 - Public comment from 1101 am March 15 to 1100 am March 19 2018](#)  
[Desk Item](#)  
[Attachment 3 - Project Plan Maps](#)  
[Attachment 4 - Public Comment from 1101 am March 19 to 1100 am March 20 2018](#)

**VERBAL COMMUNICATIONS** *(Members of the public are welcome to address the Town Council on any matter that is not listed on the agenda. To ensure all agenda items are heard and unless additional time is authorized by the Mayor, this portion of the agenda is limited to 30 minutes and no more than three (3) minutes per speaker. In the event additional speakers were not able to be heard*

during the initial Verbal Communications portion of the agenda, an additional Verbal Communications will be opened prior to adjournment.)

**PUBLIC HEARINGS** (Applicants/Appellants and their representatives may be allotted up to a total of ten minutes maximum for opening statements. Members of the public may be allotted up to three minutes to comment on any public hearing item. Applicants/Appellants and their representatives may be allotted up to a total of five minutes maximum for closing statements. Items requested/recommended for continuance are subject to Council's consent at the meeting.)

9. Town Code Amendment Application A-15-005, Project Location: Town Wide. Applicant: Town of Los Gatos. Introduce an Ordinance of the Town Council of the Town of Los Gatos amending section 29.10.150 of Chapter 29 (Zoning Regulations) of the Town Code regarding the required parking requirements for restaurants.  
[Staff Report](#)  
[Attachment 1 - Findings](#)  
[Attachment 2 - Draft Ordinance](#)  
[Addendum](#)  
[Attachment 3 - Public Comment](#)  
[Addendum B](#)  
[Attachment 4 - Public Comment](#)  
[Desk Item](#)  
[Attachment 5 Public Comment](#)

**OTHER BUSINESS** (Up to three minutes may be allotted to each speaker on any of the following items.)

10. Review Downtown parking information and direct staff to bring forward a budget proposal for consultant services to provide a comprehensive analysis of downtown parking  
[Staff Report](#)  
[Attachment 1 - Ad Hoc Committee Staff Report dated January 30, 2018](#)  
[Attachment 2 - Parking Lot Map](#)  
[Attachment 3 - Garage Financial Analysis](#)  
[Addendum](#)  
[Attachment 4 - Public Comment received from 1101 am March 15 through 1100 am March 19 2018](#)  
[Desk Item](#)  
[Attachment 5 - Public Comment received from 1101 am March 19 through 1101 am March 20 2018](#)  
[Attachment 6 - Ad Hoc Committee Staff Report dated January 30 2018 with attachments](#)

**PUBLIC HEARINGS** (Applicants/Appellants and their representatives may be allotted up to a total of ten minutes maximum for opening statements. Members of the public may be allotted up to three minutes to comment on any public hearing item. Applicants/Appellants and their representatives may be allotted up to a total of five minutes maximum for closing statements. Items requested/recommended for continuance are subject to Council's consent at the meeting.)

11. Architecture and Site Application S-15-056, Conditional Use Permit Application U-15-009, and Environmental Impact Report EIR-16-001. Project Location: 401-409 Alberto Way. Property Owner: CWA Realty. Applicant/Appellant: LP Acquisitions, LLC.  
Consider an appeal of a Planning Commission Decision denying a request to demolish three existing office buildings and construct a new, two-story office building with underground parking on property zoned CH. APN 529-23-018.

Staff Report

Attachment 1A - December 13, 2017 Planning Commission Staff Report (with Exhibits 3-9)

Attachment 1B - December 13, 2017 Planning Commission Staff Report (with Exhibits 10-13)

Attachment 1C - December 13, 2017 Planning Commission Staff Report (with Exhibit 14)

Attachment 2 - December 13, 2017 Planning Commission Addendum Report (with Exhibits 15 - 16)

Attachment 3 - December 13, 2017 Planning Commission Addendum B Report (with Exhibits 17-20)

Attachment 4 - December 13, 2017 Planning Commission Desk Item Report (with Exhibit 21)

Attachment 5 - December 13, 2017 Planning Commission Verbatim Minutes (107 pages)

Attachment 6A - December 13, 2017 Planning Commission Staff Report (with Exhibit 22)

Attachment 6B - December 13, 2017 Planning Commission Staff Report (with Exhibit 23)

Attachment 6C - December 13, 2017 Planning Commission Staff Report (with Exhibit 24)

Attachment 7 - January 10, 2018 Planning Commission Addendum Report (with Exhibit 25)

Attachment 8 - January 10, 2018 Planning Commission Desk Item Report (with Exhibit 26)

Attachment 9 - January 10, 2018 Planning Commission Verbatim Minutes (70 pages)

Attachment 10 - February 14, 2018 Planning Commission Staff Report (with Exhibits 27-28)

Attachment 11 - February 14, 2018 Planning Commission Staff Report (with Exhibit 29)

Attachment 12 - February 14, 2018 Planning Commission Verbatim Minutes (43 pages)

Attachment 13 - Appeal of the Planning Commission decision, received February 23, 2018

Attachment 14 - Public Comments received 1101 am, Wednesday, February 14, 2018 to 1100 am, Thursday, March 15, 2018

Attachment 15 - Draft Resolution to deny the appeal and deny the project

Attachment 16 - Draft Resolution to grant the appeal and remand the project to the Planning Commission

Attachment 17A - Draft Resolution to grant the appeal and approve the project (includes Exhibits A and B)

Attachment 17B - Draft Resolution to grant the appeal and approve the project (includes Exhibit C)

Addendum

Attachment 18 - Public Comments received 1101 am, Thursday, March 15, 2018 to 1100 am, Monday, March 19, 2018

Desk Item

Attachment 19 - Public Comments received 1101 a.m., Monday, March 19, 2018 to 1100 a.m., Tuesday, March 20, 2018

**ADJOURNMENT** *(Council policy is to adjourn no later than midnight unless a majority of Council votes for an extension of time)*

***Writings related to an item on the Town Council meeting agenda distributed to members of the Council within 72 hours of the meeting are available for public inspection at the front desk of the Los Gatos Town Library, located at 100 Villa Avenue, and are also available for review on the official Town of Los Gatos website. Copies of desk items distributed to members of the Council at the meeting are available for review in the Town Council Chambers***

***Note: The Town of Los Gatos has adopted the provisions of Code of Civil Procedure §1094.6; litigation challenging a decision of the Town Council must be brought within 90 days after the decision is announced unless a shorter time is required by State or Federal law.***