



CITY OF SAUSALITO

AMENDED CITY COUNCIL AGENDA

In the COUNCIL CHAMBERS at 420 LITHO STREET, SAUSALITO, CA 94965 and via Zoom
Tuesday, May 20, 2025

SPECIAL MEETING BEGINS AT: 5:30 PM
REGULAR MEETING BEGINS AT: 7:00 PM

Please click this URL to join.

<https://us02web.zoom.us/j/85275894165?pwd=KJKaETkUjibJUh8OI0OeCg9PIE9jn5.1>

PASSCODE: 123456

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Your phone number will appear on the screen unless you first dial *67 before dialing the numbers shown above. If you want to comment during the public comment portion of the agenda, you can use the "Raise Hand" function in Zoom under Reactions or Press *9 if you are calling in. If you do not want to speak during the public comment portion of the agenda, you may also submit email correspondence to cityclerk@sausalito.gov. Emails received after 2:00 PM the day of the meeting may not be posted online until the day following the meeting.

IF STARTING TIMES ARE LISTED FOR EACH AGENDA ITEM, THEY SHOULD BE CONSIDERED A GUIDELINE ONLY. THE CITY COUNCIL RESERVES THE RIGHT TO ALTER THE ORDER OF DISCUSSION IN ORDER TO RUN AN EFFECTIVE MEETING. THE CITY VALUES AND INVITES WRITTEN COMMENTS FROM THE PUBLIC ON MATTERS SET FOR CITY COUNCIL CONSIDERATION. IN ORDER TO PROVIDE CITY COUNCIL MEMBERS AMPLE TIME TO REVIEW ALL CORRESPONDENCE, PLEASE SUBMIT CORRESPONDENCE TO STAFF IN ADVANCE OF THE MEETING.

To give everyone an opportunity to be heard and to ensure the presentation of different points of view, the City Council requests that members of the audience who wish to speak, complete a Speakers' Card and when called on: 1) Always address the Chair; 2) State your name; 3) State views succinctly; and 4) Limit presentations to two (2) minutes. However, if there is a large group present to speak on the same issue, the City Council has the discretion to limit speakers to less than two minutes.

I. CALL TO ORDER AND ROLL CALL - 5:30 PM

A. Mayor Cox Calls the meeting to order and requests that Roll Call be taken

II. CLOSED SESSION - 5:30 PM

A. Mayor Cox announces that item C.1.-C4 will be discussed in Closed Session

B. Public Comment on Closed Session Items

C. City Council adjourns to CLOSED SESSION to consider the following:

C1. CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION (Government Code Section 54956.9(d)(1))

Name of case: Yes In My Backyard v. City of Sausalito, Marin County Superior Court Case No. CV2300652

C2. CONFERENCE WITH LABOR NEGOTIATOR

(Government Code Section 54957.6)

Agency Designated Representative: Kathy Nikitas, Human Resources Manager and Charles Sakai, Sloan Sakai

Employee organization: Sausalito Police Association

C3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Government Code Section 54956.8)

Property: MLK Site Bus Barn, 610 Coloma Street, Ste. 723

Agency negotiator: City Manager, City Attorney and Maximiliano A. Huff, Kimber Companies

Negotiating parties: Marin City Sausalito Football Club

Under negotiation: Price and Terms of Payment

C4. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION

(Government Code Section 54956.9(d)(2))

Significant Exposure to Litigation (One Case)

III. RECONVENE TO OPEN SESSION - 7:00 PM

A. Roll Call

B. Pledge of Allegiance

C. Closed Session Announcements (if any)

D. Approval of Agenda

1. SPECIAL PRESENTATIONS/MAYOR'S ANNOUNCEMENTS - 7:02 PM

1.A Budget Presentation from Community Services (Library & Parks)

[Staff Report](#)

[Attachment 1 - Recreation Expenses Budget FY 2025](#)

[Attachment 2 - Recreation Revenue Budget FY2025](#)

[Attachment 3 - Library Budget FY2025](#)

[Attachment 4 - Proposed Playland Purchase Analysis](#)

[Attachment 5 - Presentation](#)

1.B Budget Presentation from Human Resources

[Attachment 1 - Presentation](#)

1.C Budget Presentation from City Clerk

[Attachment 1 - Presentation](#)

2. COMMUNICATIONS - 7:45 PM

PUBLIC COMMUNICATIONS: This is the time for the City Council to hear from citizens regarding matters within the jurisdiction of the City Council that are not on the agenda. Except in very limited situations, state law precludes the Council from taking action on or engaging in discussions concerning items that are not on the agenda. However, the Council may briefly respond to statements made or questions posed by a member of the public, ask clarifying questions, make a brief announcement, or make a brief report on his or her own activities. The Council may also refer matters not on the agenda to City staff or direct that the subject be agendaized for a future meeting. Please make sure you have completed a Speaker's Card and turn it in to the City Clerk.

3. CONSENT CALENDAR - 8:00 PM

REMOVAL OF ITEMS FROM THE CONSENT CALENDAR: Matters listed under the Consent Calendar are considered routine and non-controversial, require no discussion, are expected to have unanimous Council support, and may be enacted by the Council in one motion in the form listed below. There will be no separate discussion of Consent Calendar items. However, before the Council votes on a motion to adopt the Consent Calendar items, Councilmembers may request that specific items be removed from the Consent Calendar for separate action. Members of the public and City staff may request Councilmembers to do so. Items removed from the Consent Calendar will be discussed later on the agenda, when public comment will be heard on any item that was removed from the Consent Calendar. Consent Calendar items are required to have their funding be within existing appropriations of the approved City Council budget. Public Comment shall be limited to 2 minutes per person unless otherwise directed by the Mayor or Council.

o City Council questions to Staff

o PUBLIC COMMENT

o Motion to approve the following actions:

3.A Adopt the Meeting Minutes of April 15 and May 6, 2025

[Draft Meeting Minutes of April 15, 2025](#)

[Draft Meeting Minutes of May 6, 2025](#)

3.B Jewish Heritage Month Proclamation

[Proclamation](#)

3.C San Francisco Zoo and Garden Proclamation

[Proclamation](#)

3.D Receive and File the Treasurer's Report for FY 2025 - Quarter 3

[Staff Report](#)

[Attachment 1 – Treasurer's Report for the quarter that ended March 31, 2025](#)

3.E Waiver of Second Reading and Adoption of Ordinance No. 05-2025, An Ordinance of the City Council of the City of Sausalito Amending Chapter 10.44 Section 10.44.010 ("Purpose and Applicability") and Section 10.44.190 ("Residential Uses in Commercial Districts") of Title 10 of the Sausalito Municipal Code

[Staff Report](#)

[Attachment 1 - Draft Ordinance No. 05-2025](#)

[Attachment 2 - Planning Commission Resolution No. 2025-08](#)

[Public Comments - Karin Williams](#)

[Public Comments - Michael and Laurette Rogers](#)

[Public Comments - Elizabeth Brekhus](#)

3.F Receive and File the Shoreline Adaptation Plan Update

[Staff Report](#)

[Attachment 1 - 2023 WRT Consulting Approved Scope of Work](#)

[Attachment 2 - Community Workshop No. 2 Presentation](#)

[Attachment 3 - Draft Vulnerability Analysis and Summary](#)

3.G Authorize the City Manager to Execute the First Contract Amendment with WRT Consulting to Provide Additional Planning Services for the Shoreline Adaptation in the Amount of \$40,000 Supported by the Sea Level Rise Planning Grant

[Staff Report](#)

[Attachment 1 - 2024 Original Professional Services Agreement](#)

[Attachment 2 - Additional Services Request](#)

[Attachment 3 - Draft Professional Services Agreement Amendment](#)

3.H Authorize Staff to Proceed with Soliciting for Construction Bids for the Bridgeway Safety Improvement Project, Napa to Johnson Street Project

[Staff Report](#)

[Attachment 1 - Project Plan](#)

3.I Authorize the City Manager to enter into an agreement with Marin City Sausalito FC for lease of property at Martin Luther King Park, 610 Coloma Street Suite 723 beginning at \$700 per month, plus utilities and escalator tied to the San Francisco/Bay Area Consumer Price Index

[Staff Report](#)

[Attachment 1 - Lease Agreement](#)

[Attachment 2 - Updated Lease Agreement](#)

4. PUBLIC HEARING ITEMS – NONE

5. BUSINESS ITEMS - 8:10 PM

5.A Waiver of Second Reading and Adoption of Ordinance No. 03-2025, An Ordinance of the City Council of the City of Sausalito Amending Chapter 10.44.240 "Formula Retail", Table 10.24-1 "Land Uses in Commercial Districts", and Chapter 10.24.040 "Special Requirements" of Title 10 of the Sausalito Municipal Code

(Matthew Mandich, Senior Planner)

- o Staff Report - 10 minutes
- o City Council questions - 10 minutes
- o Public Comments - limited to 2 minutes/person
- o Motion/City Council discussion - 15 minutes

[Staff Report](#)

[Attachment 1 - Draft Ordinance No. 03-2025](#)

[Attachment 2 - Planning Commission Resolution No. 2025-01](#)

[Attachment 3 - Presentation](#)

[Public Comments - Beth Swierk](#)

[Public Comments - Bonnie MacGregor](#)

[Public Comments - Caroline Bonn](#)

[Public Comments - Hank Baker](#)

[Public Comments - Jessica Rogers](#)

[Public Comments - Joel Karr](#)

[Public Comments - John and Kate Flavin](#)

[Public Comments - Karin Williams](#)

[Public Comments - Kass Green](#)

[Public Comments - Kathleen Maher](#)

[Public Comments - Kathy White](#)

[Public Comments - Larry Martinez](#)

[Public Comments - Laura Hunter](#)

[Public Comments - Lauren Gertz](#)

[Public Comments - Linda Fotsch](#)

[Public Comments - Lindsay Guetschow](#)

[Public Comments - Lou Masiero](#)

[Public Comments - Lynn Spiller](#)

[Public Comments - Michael and Laurette Rogers](#)

[Public Comments - Renee Linde](#)

[Public Comments - Samuel Barondes](#)

[Public Comments - Shelby Van Meter](#)

[Public Comments - Sydney Alioto](#)

5.B Second Review of Draft Fiscal Year 2025/2026 Capital Improvement Program

(Kevin McGowan, Public Works Director)

- o Staff Report - 10 minutes
- o City Council questions - 10 minutes
- o Public Comments - limited to 2 minutes/person
- o Motion/City Council discussion - 15 minutes

[Staff Report](#)

[Attachment 1 - Revised FY 2025-26 Capital Improvement Program](#)

[Attachment 2 - Presentation](#)

[Attachment 3 - Preliminary Work Schedule](#)

[Attachment 4 - Projects Utilizing the Tidelands Fund](#)

[Attachment 5 - Public Comments from 500-512 Turney Street Residents](#)

[Attachment 6 - Restatement of Fund Balances for FY2025-26 CIP](#)

[\(update from the table inside pages 3 and 4 of the staff report\)](#)

[Public Comments - DSBIDA Waterfront Working Group](#)

5.C Launch a Local Employee Parking Program for Caledonia Businesses; Caledonia Parking Review; Park Revenue Report to City Council; Parking Policy for Economic Hardship (Stacie Gregory, Police Chief)

- o Staff Report - 10 minutes
- o City Council questions - 10 minutes
- o Public Comments - limited to 2 minutes/person
- o Motion/City Council discussion - 15 minutes
- [Staff Report](#)
- [Attachment 1 - Map of Parking Lots 3, 4, and 5](#)
- [Attachment 2 - Presentation](#)

6. CITY MANAGER REPORTS, COUNCILMEMBER REPORTS, CITY COUNCIL APPOINTMENTS, OTHER COUNCIL BUSINESS - 9:50 PM

6A. City Manager Information for Council

Receive an Update on Pending Asset and Obligation Transfer Agreement with Sausalito Marin City Sanitary District

- o Report - 5 minutes
- o City Council questions - 5 minutes

[City Manager Report](#)

[Attachment 1 - City Sausalito Signed 2023 Val Rpt \(ADCs & FYE 2024 GASB 75](#)

[Attachment 2 - Pension Leadsheet FY2024](#)

[Attachment 3 - Gasb-68-public-agency-schedules-2023](#)

[Attachment 4 -Gasb-68-employer-tool-2023 - MISC](#)

[Attachment 5 - State Water Resources Control Board](#)

6B. City Attorney Information for Council

6C. Councilmember Committee Reports

- o Report - 5 minutes
- o City Council questions - 5 minutes

6D. Appointments

- o Report - 5 minutes
- o City Council questions - 5 minutes
- o Public Comments - 2 minutes per person

Appoint Vice Mayor Woodside as the Liaison to Library Board and Marin Clean Energy Board

Appoint Tricia Smith to Complete the Term of Edward Schultz on the Commission on Aging Ending on June 30, 2026

[Staff Report](#)

6E. Future Agenda Items

- o [Future Agenda Items](#)
- o City Council questions - 5 minutes

6F. Minutes from Boards, Commissions, and Committees

6G. Other reports of significance

6H. Public Comment on Items 6A-6C and 6E-6G: limited to 2 minutes/person

7. ADJOURNMENT

The next scheduled City Council meeting will be held May 27, 2025, with the open session due to commence at approximately 4:00 PM.

LEAD DEPARTMENT

Administration Department

City Hall, Main floor

420 Litho Street

Sausalito, CA 94965

(415) 289-4199

admin@sausalito.gov

CITY COUNCIL

Joan Cox, Mayor

Steven Woodside, Vice Mayor

Melissa Blaustein, Councilmember

Jill James Hoffman, Councilmember

Ian Sobieski, Councilmember

STAFF

Chris Zapata, City Manager

Sergio Rudin, City Attorney

Walfred Solorzano, City Clerk

Brandon Phipps, Community & Economic Development Director

Kevin McGowan, Public Works Director/City Engineer

Jesus Nava, Interim Finance Director

Stacie Gregory, Chief of Police

Chris Tubbs, Fire Chief

Kathy Nikitas, Human Resources Manager

Catie Thow Garcia, Resiliency & Sustainability Manager

Bryan Vitale, Community Services Manager

Jeffrey Jackson, Acting City Librarian

LEVINE ACT PUBLIC PARTY/APPLICANT DISCLOSURE OBLIGATIONS:

Pursuant to California requirements under the Levine Act, applicants, parties, and their agents who have made campaign contributions totaling more than \$500 (aggregated) to a City Council Member over the past 12 months, must publicly disclose that fact for the official record of that agenda item. Disclosures must include the amount of the campaign contribution aggregated, and the name(s) of the campaign contributor(s) and City Council member(s). The disclosure may be made either in writing to the Clerk prior to the agenda item consideration, or by verbal disclosure at the time of the agenda item consideration.

The foregoing statements do not constitute legal advice, nor recitation of all legal requirements and obligations of parties/applicants and their agents. Parties and agents are urged to consult with their own legal counsel regarding the requirements of the law.

DECLARATION OF POSTING

This Notice is posted in accordance with Government Code §54954.2(a) or §54956. Members of the public can view electronic agendas and staff reports by accessing the city website. Under penalty of perjury, this Agenda was posted to the public within 72 hours prior to the meeting.

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Staff Reports on the Web: www.sausalito.gov/city-government/city-calendar and click on the calendar link for that meeting.

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