

**AGENDA**  
**BOARD OF SUPERVISORS**  
**SONOMA COUNTY**  
**575 ADMINISTRATION DRIVE, ROOM 102A**  
**SANTA ROSA, CA 95403**

**TUESDAY**

**SEPTEMBER 1, 2015**

**8:30 A.M.**

(The regular afternoon session commences at 2:00 p.m.)

Susan Gorin	First District	Veronica A. Ferguson	County Administrator
David Rabbitt	Second District	Bruce Goldstein	County Counsel
Shirlee Zane	Third District		
James Gore	Fourth District		
Efren Carrillo	Fifth District		

This is a simultaneous meeting of the Board of Supervisors of Sonoma County, the Board of Directors of the Sonoma County Water Agency, the Board of Commissioners of the Community Development Commission, the Board of Directors of the Sonoma County Agricultural Preservation and Open Space District, the Board of Directors of the Northern Sonoma County Air Pollution Control District, the Sonoma County Public Finance Authority, and as the governing board of all special districts having business on the agenda to be heard this date. Each of the foregoing entities is a separate and distinct legal entity.

The Board welcomes you to attend its meetings which are regularly scheduled each Tuesday at 8:30 a.m. Your interest is encouraged and appreciated.

**AGENDAS AND MATERIALS:** Agendas and most supporting materials are available on the Board's website at <http://www.sonoma-county.org/board/>. Due to legal, copyright, privacy or policy considerations, not all materials are posted online. Materials that are not posted are available for public inspection between 8:00 a.m. and 5:00 p.m., Monday through Friday, at 575 Administration Drive, Room 100A, Santa Rosa, CA.

**SUPPLEMENTAL MATERIALS:** Materials related to an item on this agenda submitted to the Board after distribution of the agenda packet are available for public inspection in the Board of Supervisors office at 575 Administration Drive, Room 100A, Santa Rosa, CA, during normal business hours.

**DISABLED ACCOMMODATION:** If you have a disability which requires an accommodation, an alternative format, or requires another person to assist you while attending this meeting, please contact the Clerk of the Board at (707) 565-2241, as soon as possible to ensure arrangements for accommodation.

**Public Transit Access to the County Administration Center:**

Sonoma County Transit: Rt. 20, 30, 44, 48, 60, 62

Santa Rosa CityBus: Rt. 14

Golden Gate Transit: Rt. 80

For transit information call (707) 576-RIDE or 1-800-345-RIDE or visit or <http://www.sctransit.com/>

**APPROVAL OF THE CONSENT CALENDAR**

The Consent Calendar includes routine financial and administrative actions that are usually approved by a single majority vote. There will be no discussion on these items prior to voting on the motion unless Board Members or the public request specific items be discussed and/or removed from the Consent Calendar.

**PUBLIC COMMENT**

Any member of the public desiring to address the Board on a matter on the agenda: Please walk to the podium and after receiving recognition from the Chair, please state your name and make your comments. In order that all interested parties have an opportunity to speak, please be brief and limit your comments to the subject under discussion. Each person is usually granted 3 minutes to speak; time limitations are at the discretion of the Chair. While members of the public are welcome to address the Board, under the Brown Act, Board members may not deliberate or take action on items not on the agenda.

**8:30 A.M. CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**I. APPROVAL OF THE AGENDA**

(Items may be added or withdrawn from the agenda consistent with State law.)

**II. BOARD MEMBER ANNOUNCEMENTS**

**III. CONSENT CALENDAR**

(Items 1 through 30)

**PRESENTATIONS/GOLD RESOLUTIONS**

(Items 1 through 4)

**PRESENTATIONS AT THE BOARD MEETING**

1. Adopt a Gold Resolution proclaiming September 19, 2015 Coastal Clean Up Day in Sonoma County, California. (Fifth District)
2. Adopt a Gold Resolution proclaiming September as National Preparedness Month for Sonoma County and commemorating the sacrifices and heroic actions that occurred on September 11, 2001. (Fire and Emergency Services)
3. Adopt a Gold Resolution honoring Rita Scardaci upon her retirement as Director of Health Services for the County of Sonoma. (Health Services)

**PRESENTATIONS AT A DIFFERENT DATE**

4. Adopt a Gold Resolution congratulating Martin A. Stein on his 75th Birthday and honoring him for 18 years of community service. (First District)

**SONOMA COUNTY WATER AGENCY**

(Directors: Gorin, Rabbitt, Zane, Gore, Carrillo)

**AND**

**BOARD OF SUPERVISORS**

5. Wohler Road Bridge over Russian River Bridge Retrofit Project Grant of Easement-  
Adopt a Resolution to:
  - (A) Determine that the execution of easement agreement will not adversely affect the Sonoma County Water Agency in any respect and will not have a significant adverse effect on the environment;
  - (B) Authorize the Chair to execute an Easement Agreement conveying property rights to the County of Sonoma for the Wohler Road Bridge over Russian River Bridge Retrofit Project; Authorize the General Manager to file a Notice of Determination in accordance with the California Environmental Quality Act. (Fifth District)

CONSENT CALENDAR (continued)

**SONOMA COUNTY WATER AGENCY**

(Directors: Gorin, Rabbitt, Zane, Gore, Carrillo)

- 6. Wohler Substation Maintenance –  
Authorize the Chair to execute an agreement with HART High-Voltage Apparatus Repair and Testing Company to provide electrical substation testing, inspection, maintenance, and emergency repair for the amount of \$140,000, agreement terminates on December 31, 2018.
- 7. City Watersheds of Sonoma Valley –Engineering Services –  
Authorize the Chair to execute an agreement with Environmental Science Associates, Inc. to provide engineering services related to the City Watersheds of Sonoma Valley Project for the amount of \$61,512, agreement terminates on August 31, 2016.
- 8. San Francisco Bay Area Region 2015 Implementation Grant Application –  
(A) Authorize the General Manager to execute a cost-sharing agreement in the amount of \$32,494 with Association of Bay Area Governments to fund a regional grant application to Department of Water Resources for the advanced quantitative precipitation information system; agreement terminates upon notice from Association of Bay Area Governments that the Grant Opportunity is no longer available or upon the execution of the Grant Agreement, whichever is earlier.  
(B) Authorize the General Manager to amend the agreement provided amendments do not cumulatively increase the total cost to the Water Agency by more than \$8,100 and do not substantially change the scope of work.

**SONOMA COUNTY WATER AGENCY**

**AND**

**OCCIDENTAL COUNTY SANITATION DISTRICT**  
**RUSSIAN RIVER COUNTY SANITATION DISTRICT**  
**SOUTH PARK COUNTY SANITATION DISTRICT**

(Directors: Gorin, Rabbitt, Zane, Gore, Carrillo)

**AND**

**SONOMA VALLEY COUNTY SANITATION DISTRICT**

(Directors: Gorin, Carrillo, D. Cook)

- 9. Service Center Parking Lot, Phase II (800 Aviation Blvd) - Contract Award -  
Authorize the Chair to execute the contract with Siri Grading and Paving, Inc. for \$277,700 for construction of the Service Center Parking Lot, Phase II (800 Aviation Boulevard).

**BOARD OF SUPERVISORS**

- 10. Approve Advertising Program grant awards and Authorize the County Administrator to execute a contract with the following entities for advertising and promotions activities for Fiscal Year 2015-16: Arts Guild of Sonoma, \$1,500; The Buck Institute for Research on Aging, \$600; Valley of the Moon Vintage Festival, \$3,000; Nuestra Voz, \$1,500; Glen Ellen Fair Association, \$2,000; Friends in Sonoma Helping, \$500; Actors’ Theater for Children, \$600; Sonoma Valley Chorale, \$2,000. (First District)

CONSENT CALENDAR (continued)

**COUNTY ADMINISTRATOR**

11. Grand Jury Responses –  
The 2014-2015 Grand Jury Final Report was presented to the Presiding Judge of the Superior Court on June 24, 2015. The California Penal Code Section 933 requires the Board of Supervisors to formally respond to the Presiding Judge within 90 days, or no later than September 22, 2015. The Grand Jury reports requiring responses from the Board include:  
(A) Sonoma County Pension Reform,  
(B) Sustainable Water for Sonoma County “Water for the Present and the Future.”  
The specific recommendations and draft Board responses are attached for the Board’s consideration and approval.

**COUNTY COUNSEL/COUNTY ADMINISTRATOR**

12. Solid Waste Independent Hearing Officer/Hearing Panel Procedure –  
Adopt a procedure to appoint a Solid Waste Independent Hearing Officer to act as the local appeals body for solid waste permitting and enforcement issues.

**DISTRICT ATTORNEY**

13. Adopt a Resolution authorizing the District Attorney to sign a contract with the California Office of Emergency Services to continue participation in the Victim/Witness Assistance Program in the amount of \$297,875 grant funding for the term July 1, 2015 to June 30, 2016.

**GENERAL SERVICES**

14. Grant of aerial easement to Pacific Gas & Electric for the distribution of electric energy and communication purposes to the Sonoma-Marine Area Rail Transit Maintenance Facility at the intersection of Regional Parkway and Airport Boulevard –  
(A) Authorize the Chair to convey to PG&E an aerial easement to allow PG&E to construct and maintain electrical and communications facilities above County-owned property known as APN 059-240-061; and  
(B) Make findings that, pursuant to Government Code Section 25526.6, the conveyance of the easement to PG&E, a public utility corporation, is in the public interest and that the easement conveyed will not substantially conflict or interfere with the use of the property by the County.
15. Meyer Grade Road Communications Tower and Vault –  
(A) Approve the project plans and specifications for the Meyers Grade Road Communications Tower and Vault project.  
(B) Authorize the Chair to execute a construction contract with A. E. Nelson Construction for the construction of the Meyers Grade Road Communications Tower in the amount of \$1, 037,800.  
(C) Authorize the Chair to execute a contract with Kleinfelder West, Inc. to provide construction phase special inspections for the Meyers Grade Road Communications Tower and Vault in the amount of \$37,177.

CONSENT CALENDAR (continued)

**PERMIT AND RESOURCE MANAGEMENT**

16. Land Conservation Act Contract Replacement; Vernazza Vineyards, LLC ; AGP14-0001 –  
Adopt a Resolution to:
  - (A) Find the project exempt from California Environmental Quality Act;
  - (B) Approve the requested Land Conservation Contract replacement (Williamson Act Contract), and the Land Conservation Plan attached and incorporated into the property located at 5365 Stony Point Rd, Santa Rosa, APN: 046-031-014; and
  - (C) Authorize the Chair to execute the documents. (Fifth District)
17. Adopt a Resolution and Conditions of Approval for a Lot Line Adjustment between two parcels with one parcel subject to a Land Conservation Contract and one parcel subject to an Open Space Easement for property located at 2364 Geysers Road and 2457 Wilson Road, Geyserville; APN's 131-030-027 and 131-040-021, Browne and Hall T-T, LLC; LLA10-0006. (Fourth District)
18. Interactive Voice Response Systems Agreement -  
Authorize the Director to execute an agreement for \$34,675 with Selectron Technologies, Inc. effective through March 31, 2016 to migrate and update the existing Automated Permit Scheduling solution and provide the related interface for the Accela Automation permitting system upgrade.
19. Adopt a Resolution issuing a roiling permit (Ordinance No. 3836R) and necessary permit extensions to North Coast Engineering for the Flucke Russian River Stream Bank Restoration Project along the bank of the Russian River below a private residence located at 17734 Orchard Avenue in the town of Guerneville. (4/5 vote required) (Fifth District)
20. CalRecycle Illegal Disposal Site Abatement Grant Application –
  - (A) Authorize the Permit and Resource Management Department to seek \$65,910 in CalRecycle grant monies to remedy illegal conditions at 4135 Bodega Avenue, Petaluma, California.
  - (B) Adopt a Resolution to support the grant application and to Appoint PRMD Director Tennis Wick to conduct all negotiations, execute and submit all documents necessary for the completion of the project, subject to approval by the Board of Supervisors. (Second District)

**REGIONAL PARKS**

21. Adopt a Resolution to apply for \$1.7 million in grant funds from the Recreational Trails Program to construct eight miles of new trails at Taylor Mountain Regional Park and Open Space Preserve. (First and Third Districts)

**SHERIFF'S OFFICE**

22. Accept the Fiscal Year 2014-15 Annual Inmate Welfare Trust Fund Report.
23. Authorize the Sheriff to execute Amendment No. 2 to Agreement with Sirron Software Corporation for Automated Civil Case Management Services to extend the termination date of the Agreement from September 11, 2015 until March 9, 2016 for an additional cost of \$7,544 for a new contract total of \$74,236.

CONSENT CALENDAR (continued)**TRANSPORTATION AND PUBLIC WORKS**

24. Reject all bids for the 2015 Pavement Preservation Program Bonded Wearing Course Project M15101. (First, Second, Third, Fifth)
25. California Transit Security Grant Program -  
Adopt a Resolution authorizing the Director and the Transit Systems Manager to execute for and on behalf of the County any actions necessary for the purpose of obtaining state financial assistance in the amount of \$31,815 provided by the California Office of Emergency Services for Sonoma County Transit's Video Security Systems project, and Authorize the Chair to execute the Authorized Agent Form required under the program.
26. Amendments for Two Bridge Design Agreements -  
Authorize the Chair to sign the First Amendment to the design contract for the replacement of the Lambert Road Bridge over Dry Creek with OPAC Consulting Engineers effective June 30, 2015 to extend term of agreement to June 30, 2019 at no additional cost; Authorize the Chair to sign First Amendment to the design contract for replacement of Boyes Boulevard Bridge over Sonoma Creek with Moffatt and Nichol effective June 30, 2015 extending the term of the agreement to June 30, 2019 at no additional cost. (First and Fourth Districts)
27. Sonoma County Transit – Healdsburg Intermodal Facility –  
(A) Approve Plans, Specifications, Estimate and Contract for Federal Project CA-03-5770H – Healdsburg Intermodal Facility, County Project WO7018.  
(B) Award contract for construction to the low bidder, O.C. Jones & Sons, Inc. in the amount of \$1,582,853, and Authorize the Chair to execute a construction contract with an estimated project completion within 80 working days after issuance of County's Notice to Proceed. (Fourth District)
28. Authorize the Chair to sign the Intergovernmental Services Agreement with the City of Rohnert Park for the County to provide materials testing and construction inspection services in an annual amount of \$30,000 with a term ending three years from the effective date, and Authorize the Director to execute one three-year extension to said agreement if mutually agreed upon between both agencies. (Third District)
29. Adopt an Ordinance amending Ordinance no. 664 by establishing a prima facie speed limit of 25 miles per hour on Westside Road (#8001) between River Road (#8802B) Mile Post 10.00 and Mile Post 10.30. (Second Reading - Ready for Adoption) (Fifth District)

**APPOINTMENTS/REAPPOINTMENTS**

(Item 30)

30. Approve the appointment of Brandy Evans to the Workforce Investment Board for a one-year term ending on September 1, 2016, and Approve the reappointments of Kelly Bass Siebel, Chris Knerr, Jerald Miller, and Chris Snyder to the Workforce Investment Board for two-year terms ending on September 1, 2017. (Human Services)

**IV. REGULAR CALENDAR**

(Items 31 through 32)

**ECONOMIC DEVELOPMENT BOARD**

31. Accept the 2014-15 Sonoma County Craft Beverage Industry Report and an Industry Project Update.

**TRANSPORTATION AND PUBLIC WORKS**

32. Receive a presentation on update of airport operations and future lease developments at the Charles. M. Schulz- Sonoma County Airport and Adopt a Resolution adopting a Negative Declaration for new hangar construction at the Airport and Authorize the Chair to execute a:
- (A) 40-year lease between the County and Redwood Hangar, LLC for approximately 5.47 acres at the Airport which allows Redwood to construct the new hangar;
  - (B) Consent to Sublease consenting to the proposed sublease of a portion of the Premises from Redwood to Spectra Hangar, LLC;
  - (C) Bill of Sale selling the Redwood Hangar leasehold improvement to Tenant in the amount of \$500,000 paid over 15 years; and
  - (D) Authorize the Director to execute any other documents reasonably required to effect said transactions. (4/5 vote required)

**V. CLOSED SESSION CALENDAR**

(Items 33 through 38)

33. The Board of Supervisors will consider the following in closed session: Conference with Legal Counsel – Existing Litigation – County of Sonoma v. NCA Capital, Inc., Norcal Asset Preservations LLC, a California Limited Liability Corporation, doing business as Davila Asset Management Company, Tony’s Salami and Cheese Fund I, LLC, et al., Sonoma County Superior Court Case No. SCV-255449. (Gov’t. Code Section 54956.9(d)(1)).
34. The Board of Directors of the Sonoma Valley County Sanitation District will consider the following in closed session: Conference with Legal Counsel – Existing Litigation – California River Watch v. Sonoma Valley County Sanitation District, for Alleged Violations of the Clean Water Act. (Gov’t. Code Section 54956.9(d)(1)).
35. The Board of Supervisors will consider the following in closed session: Conference with Legal Counsel – Anticipated Litigation – Initiation of litigation. (Gov’t. Code Section 54956.9(d)(4)).
36. The Board of Supervisors will consider the following in closed session: Conference with Legal Counsel – Initiation of litigation – Dry Creek Rancheria Band of Pomo Indians. (Gov’t. Code Section 54956.9(d)(4))
37. The Board of Supervisors will consider the following in closed session: Public Employee Appointment: Director, Independent Office of Law Enforcement Review and Outreach. Agency Negotiators: Christina Cramer, Director of Human Resources and Golbou Ghassemieh, Interim Human Resources Assistant Director. (Gov’t. Code Section 54957).
38. The Board of Supervisors, the Board of Directors of the Sonoma County Water Agency, the Board of Commissioners of the Community Development Commission, and the Board of Directors of the Agricultural Preservation and Open Space District will consider the following in closed session: Conference with Labor Negotiator, Agency Negotiators: Christina Cramer/Carol Allen/Kelly Tuffo, Liebert, Cassidy & Whitmore/Richard Bolanos, Liebert, Cassidy & Whitmore. Employee organization: All. Unrepresented employees: All, including retired employees. (Gov’t. Code Section 54957.6).



**VI. REGULAR AFTERNOON CALENDAR**

(Items 39 through 43)

**RECONVENE FROM CLOSED SESSION**

39. Report on Closed Session.
40. **2:00 P.M. PUBLIC COMMENT ON MATTERS NOT LISTED ON THE AGENDA**  
(Comments are restricted to matters within the Board's jurisdiction. The Board will hear public comments at this time for up to thirty minutes. Please be brief and limit your comments to three minutes. Any additional public comments will be heard at the conclusion of the meeting. While members of the public are welcome to address the Board, under the Brown Act, Board members may not deliberate or take action on items not on the agenda.)

**FIRE AND EMERGENCY SERVICES**

41. **2:10 P.M. – PLP09-0053** – Conduct a Public Hearing and Adopt a Resolution approving the following eight public road names in the new Paseo Vista Subdivision, Santa Rosa, California:
1. Palmilla Place
  2. Las Ventanas Drive
  3. Medano Drive
  4. Melia Drive
  5. Pedrigal Place
  6. Solmar Place
  7. Pueblo Bonito Place
  8. Miaterra Drive (Fifth District)

**PERMIT AND RESOURCE MANAGEMENT**

42. Permit and Resource Management Department: Review and possible action on the following:
- Acts and Determinations of Planning Commission/Board of Zoning Adjustments
  - Acts and Determinations of Project Review and Advisory Committee
  - Acts and Determinations of Design Review Committee
  - Acts and Determinations of Landmarks Commission
  - Administrative Determinations of the Director of Permit and Resource Management
- (All materials related to these actions and determinations can be reviewed at:  
<http://www.sonoma-county.org/prmd/b-c/index.htm>)

43. **ADJOURNMENTS**

**NOTE: The next regular meeting will be held on September 15, 2015.**

**Upcoming Hearings** (All dates are tentative until each agenda is finalized.)

September 15th (PM) - Community Separator Work Plan.

September 22<sup>nd</sup> (PM) - Zone Change: Kenneth Freeman, ZCE12-0012.

October 6<sup>th</sup> (PM) – Water Agency Ordinance authorizing revenue bond issuance.

October 6<sup>th</sup> (PM) - Harris Road Right-of-Way Vacation; SUR14-0007

October 13<sup>th</sup> (PM) - Appeal of the Board of Zoning Adjustments' decision to approve the reactivation of a Use Permit and Design Review for PLP05-0062, Hale Winery.

October 20<sup>th</sup> (PM) - Appeal of the Board of Zoning Adjustments' approval of a Use Permit for the Mirabel Lodge Residential Care Facility for the Elderly.

November 17<sup>th</sup> (PM) - Appeal of the Board of Zoning Adjustments' approval of a Use Permit modification for Freeman Winery.



County of Sonoma  
Agenda Item  
Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 1  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Board of Supervisors

**Staff Name and Phone Number:**

Supervisor Efren Carrillo 565-2241

**Supervisorial District(s):**

Fifth District

**Title:** Gold Resolution

**Recommended Actions:**

Approve a resolution proclaiming September 19, 2015 Coastal Clean Up Day in Sonoma County, California. (Fifth District)

**Executive Summary:**

**Prior Board Actions:**

**Strategic Plan Alignment** Goal 2: Economic and Environmental Stewardship

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
None.			
<b>Related Items “On File” with the Clerk of the Board:</b>			
None.			



County of Sonoma  
State of California

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Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

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4/5 Vote Required

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**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California,  
Proclaiming September 19<sup>th</sup>, 2015 As Coastal Clean Up Day**

**Whereas**, the natural resources of the Coastal Zone are among California's most important environmental and economic resources. Coastal Clean Up Day (CCD) has been dedicated for over 30 years to the improvement of beaches, coastal regions and surrounding areas throughout the world; and

**Whereas**, Coastal Clean Up Day engages 560,000 volunteers in 91 countries, typically removing 16 million pounds of trash from Coastal beaches and waterways. On this day in 2014, 67,000 California volunteers removed 1.2 million pounds of trash and recyclables from the States beaches, lakes and waterways; and

**Whereas**, in 2015, Coastwalk California, a 32 year old non-profit organization will coordinate the Sonoma County Coastal Clean Up Day when families, friends, coworkers, scout troops, school groups, service clubs, labor organizations, communities of faith, and individuals come together to celebrate and share their appreciation of California's iconic coast and waterways; and

**Whereas**, the County of Sonoma is strongly committed to the wise management of the coastline to ensure that the economic and environmental value of the coastal zone will be maintained; and

**Whereas**, preserving the productivity and quality of coastal resources requires public awareness, public support and an understanding that protection of the coast is a responsibility shared by individual citizens, the business community and public institutions; and

**Now, Therefore, Be It Resolved** that individual citizens, businesses, groups and public institutions are encouraged to observe Coastal Clean Up Day on the 3<sup>rd</sup> Saturday of September this year and every year and to participate in appropriate activities designed to promote a healthy and productive coastal environment for the benefit of the people of Sonoma County, California and the Nation.

Resolution #

Date:

Page 2

**Be It Further Resolved** that the Board of Supervisors of the County of Sonoma recognizes the efforts of Coastwalk California and proclaims September 19<sup>th</sup>, 2015, Coastal Clean Up Day in Sonoma County.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 2  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Fire and Emergency Services

**Staff Name and Phone Number:**

Christopher Helgren / 565-2052

**Supervisorial District(s):**

All

**Title:** National Preparedness Month and September 11 Commemoration for Sonoma County

### **Recommended Actions:**

Adopt a gold resolution proclaiming September as National Preparedness Month for Sonoma County and commemorating the sacrifices and heroic actions on September 11, 2001

### **Executive Summary:**

The President of the United States and the County of Sonoma issue annual proclamations designating September as National Preparedness Month.

National Preparedness Month (NPM) was created by the Federal Emergency Management Agency's (FEMA) *Ready* campaign in response to the tragic events of September 11 in order to educate the public on how to prepare for emergencies. This year's NPM campaign focuses on the theme: ***Don't Wait. Communicate. Make Your Emergency Plan Today.*** This year we are asking individuals to take action now – make a plan with your community, your family, and for your pets. Plan how to stay safe and communicate during the disasters that can affect all residents of Sonoma County. We ask everyone to participate in America's National PrepareAthon!, which culminates National Preparedness Month on September 30. The PrepareAthon! is a grassroots campaign for action to increase community preparedness and resilience during times of emergency. It calls on individuals and organizations to increase understanding of disasters that affect them, take action to increase their preparedness, and participate in community resilience planning. Further information can be found at [www.community.fema.gov](http://www.community.fema.gov).

The Fire and Emergency Services Department (FES) has taken several steps to better prepare Sonoma County to respond to a disaster. Most of our improvements in readiness and capability are tied to an after action review identifying lessons learned from actual responses such as the South Napa Earthquake, December 2014 Flood, or functional EOC exercises like the regional Urban Shield Yellow Command exercise. Over the past year, FES has hosted numerous workshops, trainings on the Logistics Section Database, Web EOC, EOC Orientation, Legal Officer in the EOC, volunteer management and coordination, 'Cold Blue' cold weather response plan, a two-day Receive, Stage & Store (RSS) Warehouse full scale exercise, and, in conjunction with the Naval War College and the City of Santa Rosa, hosted an international group of military officers from over 50 countries on emergency management and response. We also participated in regional workshops and exercises related to information and sharing, medical health, critical infrastructure, points of

distribution, oil spill response, drought, and catastrophic earthquake to further collaborate with our Bay Area neighbors as it relates to our emergency management response capability.

In addition, we made significant strides in preparing for tsunamis. Coordinating with Regional Parks, Transportation & Public Works, California Geological Survey, Cal OES, CHP, State Parks and Cal Trans, we have installed over 150 tsunami warning and evacuation signs on our coastline. To raise the tsunami hazard awareness, we conducted a notification exercise for those residents living in the hazard area and completed the first ever flyover of our beaches utilizing a Civil Air Patrol airborne public address in March. The following month, we staffed a popular tsunami hazard information booth at the Bodega Fisherman's Festival.

FES has continued to coordinate and expand our emergency management capability and response. The Sonoma County Operational Area Emergency Council and your Board approved the December 2014 revision of the Emergency Operations Plan and the Emergency Operations Center (EOC) Staff Development Plan. We have identified key personnel to staff the EOC and send a monthly email providing updates about the EOC and training opportunities. A new EOC facilities management and status tool has been developed to assist with tracking and publicizing key resources, such as potential shelter and points of distribution locations in the Operational Area. Identifying potential weaknesses in security resulted in completing a physical hardening of the EOC entryway and developing procedures to ensure security. A functional EOC exercise is planned for Friday, September 11 to practice logistical, public information, cold weather notification, and alternative communication capabilities as part of the regional Urban Shield training and exercise program.

FES encourages the residents of Sonoma County to take concrete action toward preparing for emergencies and disasters during National Preparedness Month and to continue the effort throughout the year. For free information on how to prepare for all emergencies, individuals can visit the *Ready* websites at [Ready.gov](http://Ready.gov) or [Listo.gov](http://Listo.gov) (*en Español*). These activities, along with a vigilant public, contribute to an overall level of preparedness that is critical to the safety of our county, state and country.

FES also encourages everyone in the County to participate in the Great ShakeOut Earthquake Drills which are held on October 15, 2015. The public may register and get great ideas on how to be prepared for an earthquake at [www.shakeout.org/california](http://www.shakeout.org/california).

Sonoma County gives tribute to the many sacrifices made on September 11, 2001, and the War on Terrorism that followed, with a moment to remember those who lost their lives, proclaiming the month of September as National Preparedness Month.

**Prior Board Actions:**

09/09/2014: Board proclamation for September National Preparedness Month for Sonoma County;  
Adopt a Gold Resolution commemorating September 11, 2001.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

Community members are socially supported and the community is educated to be prepared to respond to emergencies and recover more quickly from a disaster.



**Fiscal Summary - FY 15-16**

<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$ -0-	County General Fund	\$ -0-
Add Appropriations Req'd.	\$ -0-	State/Federal	\$ -0-
	\$	Fees/Other	\$ -0-
	\$	Use of Fund Balance	\$ -0-
	\$	Contingencies	\$ -0-
	\$		\$
<b>Total Expenditure</b>	<b>\$ -0-</b>	<b>Total Sources</b>	<b>\$ -0-</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

None.

**Staffing Impacts**

<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

None.

**Attachments:**

Gold Resolution (Att1)

**Related Items "On File" with the Clerk of the Board:**

None.



# County of Sonoma

## State of California

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Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

Santa Rosa, CA 95403

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4/5 Vote Required

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**Gold Resolution of the Board of Supervisors of the County of Sonoma, State of California,  
Proclaiming September 2015 as National Preparedness Month for Sonoma County and  
Commemorating the Sacrifices and Heroic Actions on September 11, 2001.**

**Whereas**, National Preparedness Month creates an important opportunity for every resident of Sonoma County to prepare their homes, businesses and communities for any type of emergency, including natural disasters and potential terrorist attacks; and

**Whereas**, investing in the preparedness of ourselves, our families, businesses and communities can reduce fatalities and economic devastation in our communities and in our nation; and

**Whereas**, the Federal Emergency Management Agency's *Ready* campaign, Citizen Corps and other federal, state, local, tribal, territorial, private, and volunteer agencies are working to increase public activities in preparing for emergencies and to educate individuals on how to take action; and

**Whereas**, emergency preparedness is the responsibility of every citizen in Sonoma County and all residents are urged to make preparedness a priority and work together as a team to ensure that individuals, families and communities are prepared for disasters and emergencies of any type; and

**Whereas**, all residents of Sonoma County are encouraged to participate in citizen preparedness activities and asked to review the *Ready* campaign's websites at [Ready.gov](http://Ready.gov) or [Listo.gov](http://Listo.gov) (*en Español*) and become more prepared; and

**Whereas**, the County of Sonoma will forever remember those 2,977 people who gave their lives on September 11, 2001; and

**Whereas**, we remember the amazing courage of 343 members of the Fire Department of New York, 60 officers of the New York Police Department and the 8 private EMTs and paramedics who made the ultimate sacrifice in order to ensure the safety and protection of the residents they serve; and

**Whereas**, we honor our men and women in the armed forces who have worked to ensure such a tragedy does not befall us again.

**Now, Therefore, Be It Resolved** that Sonoma County hereby proclaims September 2015 as National Preparedness Month, and encourages all residents and businesses to develop their own emergency preparedness plan, and work together toward creating a more prepared society.

**Be It Further Resolved** that the County of Sonoma hereby commemorates the incredible sacrifices and heroic actions resulting from the tragedy on September 11, 2001, and the incredible resilience of the American people.

**Supervisors:**

Rabbitt:	Zane:	Gore:	Carrillo:	Gorin:
Ayes:	Noes:	Absent:	Abstain:	

**So Ordered.**



County of Sonoma  
Agenda Item  
Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 3  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** No Vote Required

**Department or Agency Name(s):** County Administrator

**Staff Name and Phone Number:**

Veronica Ferguson 565-2241

**Supervisorial District(s):**

All

**Title:** Gold Resolution – Rita Scardaci Retirement

**Recommended Actions:**

Adopt a Resolution Of The Board Of Supervisors honoring Rita Scardaci upon her retirement as Director of Health Services for the County of Sonoma

**Executive Summary:**

Resolution Of The Board Of Supervisors honoring Rita Scardaci upon her retirement as Director of Health Services for the County of Sonoma

**Prior Board Actions:**

None.

**Strategic Plan Alignment** Goal 2: Economic and Environmental Stewardship

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
Resolution			
<b>Related Items “On File” with the Clerk of the Board:</b>			
None			



# County of Sonoma

## State of California

Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

4/5 Vote Required

### **Resolution Of The Board Of Supervisors Honoring Rita Scardaci upon her retirement as Director of Health Services for the County of Sonoma**

**WHEREAS**, Rita Scardaci has been the Director of the Sonoma County Department of Health Services since January, 2005; and

**WHEREAS**, Rita Scardaci was integral in the launching of the Health Action initiative in 2007 which has improved the lives of citizens of Sonoma County through collaboration with community partners and innovative programming such as iGROW, iWALK, Committee for Healthcare Improvement and Cradle to Career; and

**WHEREAS**, Rita Scardaci provided leadership, direction, insight and unwavering support to the Behavioral Health Division through significant changes and challenges, including the implementation of the Mental Health Services Act through a comprehensive community stakeholder process leading to transformative changes to the system of care and the creation of innovative outreach programs that have resulted in early interventions in, and even the prevention of, mental health crises; and

**WHEREAS**, Rita Scardaci successfully guided the Department of Health Services' work with Sutter Santa Rosa Regional Hospital, including coordinating on inpatient psychiatric services and the relocation to the new, modern facility; and

**WHEREAS**, Rita Scardaci navigated the Department of Health Services through the difficult recession, and oversaw its reorganization into a more efficient, innovative and effective department; and

**WHEREAS**, through Rita Scardaci's leadership and collaboration with community organizations, other county departments, and state and federal partners Department of Health Services was able to implement early provisions of the Affordable Care Act to build a strong foundation in preparation of the eventual expansion of health insurance coverage to Sonoma County residents that took place in January 2014; and

**WHEREAS**, under Rita Scardaci's direction, the Department of Health Services commissioned the Portrait of Sonoma County in 2014, which assessed the county on various metrics and will be used to guide the department's future programs and initiatives designed to decrease health disparities and increase equity for all residents of the county making Sonoma County the healthiest county in California to live, work and play.

**Now, Therefore, Be It Resolved** that the Board of Supervisors of the County of Sonoma Honors Rita Scardaci upon her retirement as Director of the Department of Health Services for the County of Sonoma and furthermore thanks her for her service to the community.

Resolution #

Date:

Page 2

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



County of Sonoma  
Agenda Item  
Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 4  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Board of Supervisors

**Staff Name and Phone Number:**

**Supervisorial District(s):**

Supervisor Susan Gorin

First District

**Title:** Gold Resolution

**Recommended Actions:**

Adopt a Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Congratulating Martin A. Stein on his 75th Birthday and Honoring him for 18 years of Community Service

**Executive Summary:**

**Prior Board Actions:**

**Strategic Plan Alignment** Goal 1: Safe, Healthy, and Caring Community

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>



<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
Gold Resolution			
<b>Related Items “On File” with the Clerk of the Board:</b>			



# County of Sonoma

## State of California

Date: September 3, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

4/5 Vote Required

### Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Congratulating Martin A. Stein on his 75th Birthday and Honoring him for 18 years of Community Service

**WHEREAS**, Martin A. Stein on September 3, 1940, in New York City and married his wife, Marlene, on March 1, 1970. Together, have three children, Matt, Cindy, and Debra, and five grandchildren, Kinto, Aviva, Yazzie, Naor, and Na'ama. They arrived in California in 1990, and have been residents of Santa Rosa for the past 18 years; and

**WHEREAS**, One of Marty's favorite quotes is this: "Give and want more for others than you give and want for yourself." Humble by nature, thoughtful with his decisions, and deliberate in his actions, his perspective on life and his journey of service to others has included the areas of education, elderly care, animal care, and the environment; and

**WHEREAS**, Marty is one of those rare leaders blessed with godness in his heart and exceptional character at his core. In the midst of a storm, his wisdom and insight bring calm, helps other find common ground, and fosters peace where there is discord; and

**WHEREAS**, Marty has spent most of his career in banking and technology; his professional accomplishments are too numerous to list, but include an impressive array of positions, local, regional, and national. However, it is his humanitarian work that best defines his life and impact on the world. Marty has served on many non-profit boards, including the Jewish Home & Senior Living Foundation, The Bank of Hawaii Foundation, 10,000 Degrees Sonoma County, Laguna de Santa Rosa Foundation, and Forget Me Not Farm; and

**WHEREAS**, After Marty and Marlene have generously shared all of the treasure, talent and time they possess to this community. The Steins provided the core leadership gift funded the acquisition of land for Reform Congregation Shomrei Torah as well as serving on the Board, Building and Finance Committees. The campus is aptly named Marlene and Martin Stein Campus in Bennett Valley. Additionally, they established the Marlene & Martin Stein Fund for Camperships and Israel Experience for youth, a permanent source for hundreds of Jewish children to learn about their heritage and share outdoor summer learning and play; and

**WHEREAS**, Marty's deep appreciation for the importance of encouraging youth leadership led to his current service on the Selection Committee for the Diller Family Foundation's Tikkun Olam Awards, celebrating "repairing the world." The Foundation knows that supporting Jewish teen leadership today means creating and inspiring future generations of strong Jewish leaders in the global community; and

Resolution #

Date:

Page 2

**WHEREAS**, Recognizing the importance of creating greater access to higher education for students of color, first generation students, and students from disadvantaged backgrounds, Marty sits on the Advisory Board for 10,000 Degrees Sonoma County. Furthermore, the Steins host an annual scholarship reception to bring hundreds of students and their families together with the philanthropists who have every faith that, no matter the challenge, these students will succeed in college and in life; and

**WHEREAS**, the Stein's lifelong passion for providing a safe haven for children and animals at risk led Marty to join the Board of Directors of Forget Me Not Farm, a haven for children and animals to bond and break the cycle of abuse. In addition to his leadership on the farm, the Steins created a safe haven for 75 rescued animals at their Bennett Valley home. From the llamas to the miniature brahma, all of the animals peacefully live out their natural lives knowing the same kindness, compassion and care that the couple has shared with their community; and

**WHEREAS**, Marty's interest in ecology, environmental sciences and natural resource management inspired him to join the boards of directors for the Oakland and San Francisco Zoos, the Monterey Bay Aquarium, and the Laguna de Santa Rosa Foundation; and

**Now, Therefore, Be It Resolved that the Sonoma County Board of Supervisors Congratulates and Recognizes Martin A. Stein on his 75th Birthday and Honors him for 18 years of Community Service.**

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 5  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors, County of Sonoma and Board of Directors, Sonoma County Water Agency

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** County of Sonoma, Department of Transportation and Public Works  
and Sonoma County Water Agency

**Staff Name and Phone Number:**

Susan Klassen 565-2240  
Kevin Campbell 547-1921

**Supervisory District(s):**

Fifth

**Title:** Wohler Road Bridge over Russian River Bridge Retrofit Project Grant of Easement

### **Recommended Actions:**

#### County of Sonoma, Board of Supervisors

Authorize the Chair to execute an Easement Agreement with the Sonoma County Water Agency conveying property rights to the County of Sonoma for the Wohler Road Bridge over Russian River Bridge Retrofit Project.

#### Board of Directors, Sonoma County Water Agency

Consideration of and Adoption of Resolution to:

1. Determine that the execution of easement agreement will not adversely affect the Sonoma County Water Agency (Water Agency) in any respect and will not have a significant adverse effect on the environment;
2. Authorize the Chair to execute an Easement Agreement conveying property rights to the County of Sonoma for the Wohler Road Bridge over Russian River Bridge Retrofit Project; and
3. Authorize the General Manager to file a Notice of Determination in accordance with the California Environmental Quality Act.

### **Executive Summary:**

#### Board of Directors, Sonoma County Water Agency

This Agenda item will allow the Board to consider granting a 45,929 square foot permanent easement to the County of Sonoma Department of Transportation and Public Works (Public Works) for construction and upgrade of the Wohler Bridge. This item was considered by the Board of Directors at the August 25, 2015 Board meeting.

HISTORY OF ITEM/BACKGROUND:

Public Works proposes to seismically retrofit the historic Wohler Road Bridge over the Russian River (Project). This item would grant a right-of-way acquisition to Public Works from the Water Agency to allow the project construction to proceed in 2016.

Wohler Road connects the Forestville area to Westside Road and the Healdsburg area to the north. The bridge is located approximately 1.5 miles north of River Road. It consists of one-lane and was built in 1921. The County of Sonoma (County) appears to only have prescriptive control of the historic right-of-way containing the bridge and road improvements at this location. The proposed permanent easement acquisition will provide the County with clear title to this right-of-way, including areas beyond the historic use of the real property upon which the bridge and its appurtenances are located, that are required to enlarge two of the bridge footings for the Project.

The Water Agency owns a fee title interest in the real property over which the bridge passes. The bridge is located approximately 2,600 feet upstream of the Water Agency's Mirabel diversion facilities within an area where the Water Agency impounds river flows for diversion (commonly referred to as the Mirabel-Wohler area backwater). In addition to the backwater function of this real property, the Water Agency also operates a number of critical components of its water diversion and transmission facilities beneath the bridge.

From October 1 to May 15, of each year, the Sonoma County Regional Parks Department operates the Wohler Bridge Fishing Access facility at the west end of the bridge that is located on the real property owned by the Water Agency through agreement with the Water Agency. The facility includes a paved parking area, picnic tables, and a key-access launch ramp that provides for the loading and off-loading of small watercraft.

The Wohler Road Bridge is structurally inadequate to withstand a large earthquake event. A seismic retrofit is needed to meet current American Association of State Highway and Transportation Officials (AASHTO) Design Criteria as amended by Caltrans Seismic Design Criteria, to strengthen the bridge to withstand earthquake shaking and prevent it from collapsing during an earthquake. The proposed retrofit of the existing bridge includes replacement of the existing bridge bearings with seismic isolation bearings, abutment and foundation retrofit, pier retrofit (including enlargement of four of the concrete pier footings), expansion joint retrofit and deck replacement. Construction of the retrofit will require temporary vegetation removal and a temporary work pad in the Russian River. After the proposed seismic retrofit, some structural damage may occur during large seismic events, but the bridge would not be expected to collapse. The Board of Supervisors approved a project to seismically retrofit the Wohler Road Bridge on November 24, 2014.

General storage of equipment, materials, and worker vehicle parking will occur at the paved parking lot facility located at the west end of the bridge and at a large compacted dirt and grass clearing located just to the north of Pier 3. Various temporary access roads and pads will be installed to access pier footings and to provide temporary bridge supports. A causeway and work pad may need to be installed in a flooded area if the Water Agency's rubber dam is in place when retrofit work on Pier 4 is performed.

In order to accommodate the project improvements and construction activities, a 45,929 square foot permanent easement is required from the Water Agency, including access extending along the public river access road and parking lot. The Water Agency will also need to grant the County's eventual construction contractor a revocable license to perform the necessary work within a temporary work area. The Water Agency staff has negotiated an easement agreement with Public Works that will ensure that the operations and facilities of the Water Agency will not be adversely affected in any way by Public Works' retrofit and operation of the Wohler Bridge. Water Agency staff recommends that the Board of Directors waive compensation and approve the conveyance of the right-of-way required for this project for no consideration.

**CALIFORNIA ENVIRONMENTAL QUALITY ACT COMPLIANCE**

The County has completed environmental documentation in accordance with the California Environmental Quality Act for the Project. The County prepared an Initial Study and filed a Negative Declaration for the Project. The County adopted the Negative Declaration on November 2, 2014. The easement also has met all the requirements of Government Code, Section 65402, for General Plan consistency.

The Water Agency has prepared a Notice of Determination in accordance with the California Environmental Quality Act, the State California Environmental Quality Act Guidelines and the Water Agency's Procedures for the Implementation of the California Environmental Quality Act. The Notice of Determination states that based on the findings of the Initial Study and the Negative Declaration prepared by the County, the execution of the easement agreement would not have a significant adverse impact on the environment.

**County of Sonoma, Board of Supervisors**

Staff of Public Works recommends the Board of Supervisors authorizes the Chair to execute the Easement Agreement with the Sonoma County Water Agency.

**Prior Board Actions:**

8/25/15- Consideration of Board of Directors of Sonoma County Water Agency to adopt a Resolution  
  
11/24/2014 – Board of Supervisors, County of Sonoma, adopted a resolution approving the project to seismically retrofit the Wohler Road Bridge over the Russian river and adopting the Mitigated Negative Declaration and Mitigation Monitoring Program.

**Strategic Plan Alignment      Goal 1: Safe, Healthy, and Caring Community**

This item supports the County goal of Safe, Healthy and Caring Community by structurally enhancing Wohler Bridge to better survive a seismic event which would maintain access over the Russian River.

Water Agency Organizational Goals and Strategies, Goal 1: Increase organizational efficiency, effectiveness, and resilience to natural disasters.

**Fiscal Summary - FY 15-16**

<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$ 0	Water Agency Gen Fund	\$ 0
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 0</b>	<b>Total Sources</b>	<b>\$ 0</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

The Water Agency will donate the easement to the Sonoma County Department of Transportation and Public Works.

**Staffing Impacts**

<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

None.

**Attachments:**

Resolution

**Related Items "On File" with the Clerk of the Board:**

1. Easement Agreement (4)
2. Notice of Determination

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Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

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4/5 Vote Required

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**Resolution Of The Board Of Directors Of The Sonoma County Water Agency, determining that the execution of easement agreement will not adversely affect the Water Agency in any respect and will not have a significant adverse effect on the environment; authorizing the Chair to execute an easement agreement conveying property rights to the County of Sonoma for the Wohler Road Bridge over Russian River Bridge Retrofit; and authorizing the General Manager to file a Notice of Determination in accordance with the California Environmental Quality Act (4/5 Vote Required).**

**Whereas**, the Sonoma County Water Agency (Water Agency) owns certain real property located along the Russian River; and

**Whereas**, the County of Sonoma (County) has requested an easement for the Wohler Road Bridge over Russian River Retrofit Project (Project); and

**Whereas**, the County desires to construct and maintain improvements within the requested easement from the Water Agency; and

**Whereas**, the grant of easement to the County will not adversely affect the Water Agency in any respect; and

**Whereas**, the County has determined that construction and maintenance of the Project on Water Agency property will not have significant adverse effects on the environment and has filed a Negative Declaration; and

**Whereas**, the Water Agency has reviewed the proposed grant of easement to the County for the Project, and the General Manager has determined that it will not have significant adverse effects on the environment; and

**Whereas**, the Water Agency, as a responsible agency, has prepared a Notice of Determination for granting of the easement to the County for the Project in accordance with CEQA, the State CEQA guidelines, and the Water Agency's Procedures for the Implementation of CEQA.



Resolution #

Date:

Page 2

**Now, Therefore, Be It Resolved** that the Board of Directors of the Sonoma County Water Agency hereby finds, determines, and declares as follows:

1. The above recitals are true and correct.
2. Based on review of the Notice of Determination prepared by the Sonoma County Water Agency staff, this Board hereby determines that the granting of the easement to the County for the Project will not have a significant adverse effect on the environment.
3. The Board hereby finds that the grant of easement to the county will not adversely affect the Water Agency in any respect.
4. The Chair is authorized and directed to execute, in accordance with Section 9 of the Agency Act, the Easement Agreement with the County of Sonoma, in the form presented to this Board.
5. The General Manager is hereby authorized and directed to file a Notice of Determination with the Sonoma County Clerk in accordance with provisions of the California Environmental Quality Act.

**Directors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 6  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Directors, Sonoma County Water Agency

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Sonoma County Water Agency

**Staff Name and Phone Number:**

Anjenette Hayre / 521-1830

**Supervisorial District(s):**

All

**Title:** Wohler Substation Maintenance

### **Recommended Actions:**

Authorize Chair to execute an agreement with HART High-Voltage Apparatus Repair and Testing Company to provide electrical substation testing, inspection, maintenance, and emergency repair for the amount of \$140,000, agreement terminates on December 31, 2018.

### **Executive Summary:**

#### HISTORY OF ITEM/BACKGROUND

The Wohler electrical substation is the critical electrical infrastructure that serves as the distribution point for electricity to the collector wells at the Water Agency's Russian River water production facilities. Testing, inspection, scheduled maintenance, planned parts replacement, and pre-existing arrangements for emergency repairs when needed, are integral to effective management and reliability of substation facilities. Equipment to be serviced includes transformers, circuit breakers, circuit switchers, switchgear, incoming power structure, insulators, grounding systems, meters, and protective relays. Electrical substation work is highly specialized and requires a great deal of expertise, therefore the Water Agency needs to engage a service provider to conduct this work.

#### SELECTION PROCESS

On October 10, 2013, the Water Agency issued a Request for Qualifications to four firms. The three firms listed below submitted Statements of Qualifications:

- 1) HART High-Voltage Apparatus Repair and Testing Company, Yuba City, CA
- 2) Industrial Tests, Inc., Rocklin, CA
- 3) Pacific Gas and Electric Company, Business Development, San Francisco, CA

Pacific Gas and Electric Company was originally selected. However, during negotiations the parties were unable to arrive at mutually agreeable project terms and emergency response times. HART High-Voltage Apparatus Repair and Testing Company (Consultant) was then selected as it is the next best

qualified firm. Consultant has previously provided similar services to the Water Agency. It is able to respond in a timely manner during emergencies, has a large parts inventory for the brand of substation equipment the Water Agency uses, and has no objections to the business terms of the Water Agency's standard agreement.

**SERVICES TO BE PERFORMED**

Under the proposed agreement, Consultant will conduct electrical testing, inspection, maintenance and emergency repair on the Wohler electrical substation for the Water Agency's Russian River water production facilities. This includes an expanded scope of service from the previous agreement with Consultant.

The cost of services will not exceed \$140,000; the term end date is December 31, 2018.

**Prior Board Actions:**

05/04/2010: Approved agreement between Water Agency and Hart High Voltage Apparatus Repair and Testing Company for electrical substation testing, inspection, maintenance, and emergency repair. Cost \$90,000 over a three year term.

**Strategic Plan Alignment**      Goal 3: Invest in the Future

Providing maintenance of the electrical infrastructure at the county's water production facilities will help insure long term reliability of the water delivery system.

Water Agency Water Supply Goals and Strategies, Goal 1: Work with Water Contractors to retain and improve the reliability of the water supply production and distribution systems, including during short-term emergencies, such as earthquakes, and during long-term challenges caused by extended droughts and global climate change.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 42,000	Water Agency Gen Fund	\$ 42,000
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 42,000</b>	<b>Total Sources</b>	<b>\$ 42,000</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Budgeted amount of \$42,000 is available from FY 2015/2016 and \$49,000 is available from FY 2016/17 appropriations for the Water Transmission fund. FY 2017/2018 appropriations will be budgeted in those fiscal years.

<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
N/A			
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
None.			
<b>Related Items “On File” with the Clerk of the Board:</b>			
Agreement (4 copies)			

RW: S:\Agenda\agrees\09-01-2015 WA Wohler Substation Maintenance\_summ.docm

CF/60-66-21 HART High-Voltage Apparatus Repair and Testing Co. (Agree for Maintenance, Repair, and Related Services for Wohler Substation) TW 14/15-104 (ID 5310)



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 7  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Directors, Sonoma County Water Agency

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Sonoma County Water Agency

**Staff Name and Phone Number:**

Greg Guensch 547-1972

**Supervisorial District(s):**

First

**Title:** City Watersheds of Sonoma Valley –Engineering Services

### **Recommended Actions:**

Authorize Chair to execute an agreement with Environmental Science Associates, Inc., to provide engineering services related to the City Watersheds of Sonoma Valley Project in the Fryer Creek subwatershed for the amount of \$61,512, agreement terminates on August 31, 2016.

### **Executive Summary:**

This item requests authority for the Chair to execute an agreement with Environmental Science Associates, Inc., (Consultant) to provide engineering services related to the City Watersheds of Sonoma Valley Project (Project). This Project is a phased project within the Nathanson Creek/Fryer Creek subwatersheds of Sonoma Valley. The Project represents an initial implementation element of broader efforts by the Sonoma County Water Agency (Water Agency) to identify and implement multi-benefit, multi-partner watershed projects, the core objectives of which are to provide flood hazard reduction and groundwater recharge.

Phase 1 of the Project focuses on the Fryer Creek subwatershed, and Phase 2 will focus on the Nathanson Creek subwatershed. The proposed consultant services will refine and evaluate alternative project elements being proposed for Phase 1 and include preliminary design, hydraulic modeling, and stakeholder/public outreach support services. Phase 1 is eligible for grant reimbursement through a \$1.89 million Proposition 1E grant which the California Department of Water Resources awarded for the Phase 1 project on September 20, 2013.

### **HISTORY OF ITEM/BACKGROUND:**

In 2012, the Water Agency completed scoping studies in three of the watersheds in which the Water Agency conducts the majority of its flood control operations (Laguna-Mark West, Petaluma River, and Sonoma Creek watersheds). The goal of the scoping studies was to identify opportunities within these watersheds to implement integrated, multi-benefit projects that could: 1) address multiple watershed objectives, 2) align with the Water Agency's Water Supply Strategies Action Plan in regard to combined

water supply and flood control projects, and 3) be developed to be highly eligible for various grant funding opportunities.

The scoping studies were conducted by separate consultant teams - under Water Agency guidance - for each of the three watersheds. The studies identified core and supporting objectives, opportunities and constraints, types of project concepts most likely to achieve the objectives, and generalized locations or regions where implementation is anticipated to be most effective or feasible within each watershed.

Based on the results of the studies, the combined Nathanson/Fryer Creek subwatershed within the Sonoma Creek Watershed was collectively identified as one of the two highest priority subwatersheds in which to pursue implementation of a multi-benefit project for two primary reasons: 1) the combined Nathanson/Fryer Creek subwatershed has the greatest potential to reduce flood damages in the urbanized area, and 2) stormwater recharge can benefit the groundwater in an area that is susceptible to declining groundwater levels and increased saline intrusion from San Pablo Bay.

Water Agency staff collaborated with several partner entities in the Sonoma Creek Watershed to develop project concepts for Sonoma Valley and, more specifically, to identify projects for inclusion into the 2012 update of the Bay Area Integrated Water Management Plan and eligibility for Round 2 Proposition 84 and 1E funding opportunities. The collaborating entities included the City of Sonoma, Sonoma Ecology Center, Southern Sonoma County Resource Conservation District (now Sonoma Resource Conservation District), and Sonoma County Agricultural Preservation and Open Space District. Also, outreach to the Sonoma Valley Groundwater Management Basin Advisory Panel was conducted as part of the scoping study. This effort resulted in identification of two programmatic projects: one watershed-wide project concept for Sonoma Valley and one project specific to the combined Nathanson/Fryer Creek subwatersheds. The Nathanson/Fryer Creek project has been identified as the City Watersheds of Sonoma Valley Project and split into two phases. Phase 1 focuses on the Fryer Creek subwatershed and Phase 2 will focus on the Nathanson Creek subwatershed.

In January 2013, the Water Agency submitted a grant application for Phase 1 that focused predominantly on the Fryer Creek subwatershed. Phase 1 originally included the development of a city-wide drainage master plan within the City of Sonoma, habitat restoration and sediment removal on various reaches of Fryer Creek, Fryer Creek culvert replacement or modification at MacArthur Street, storm drain improvements on First Street West, and a stormwater detention/groundwater recharge project, public access trails, and interpretive elements within the Montini Preserve area. Due to lower than anticipated groundwater infiltration capacity at the Montini site and local opposition, the proposed project has been modified significantly to eliminate the detention/recharge element at the Montini site and the MacArthur Street culvert replacement. The modified Project alternatives now being evaluated propose to expand the storm drain improvements along First Street West, where significant flooding occurs and threatens residential and business properties in the downtown Plaza area. The revised Project includes two options to improve deficiencies in the First Street West storm drain infrastructure: 1) a 3 acre-foot subsurface stormwater detention facility combined with completion of the 54-inch storm-drain pipe, or 2) a 6 acre-foot subsurface stormwater detention facility and minor improvements in the First Street West storm drain line. Pending verification of feasibility, the detention storage is tentatively planned beneath parking areas at the Sonoma Valley Veterans Memorial Center, based on preliminary concept discussions with the General Services Department. The Project will provide flood

protection, ecosystem function, water quality, public safety, and educational benefits.

Specific elements of a Phase 2 project are still being developed and are anticipated to be evaluated further as part of a future feasibility study under a separate agreement to be brought to the Board.

The grant request, authorized by the Board in January 2013, for the Phase 1 project sought up to \$2 million in Flood Prevention Bond Act of 2006 (Prop 1E) funding, with a comparable commitment of local match funds or in-kind support. The Water Agency has since received notice of final grant award in the amount of \$1.89 million announced by the Department of Water Resources. The Department of Water Resources, the funding agency for this grant, has indicated to staff that it is willing to allow the awarded grant funds to apply to the modified First Street West project pending determination that the modified project alternatives can provide comparable flood reduction benefits as the original project concept. The proposed agreement with Consultant will provide for the engineering analysis necessary to verify the flood benefits and support additional public outreach efforts associated with the modified Project concept.

#### SELECTION PROCESS

At the initiation of the watershed scoping studies in 2010, the Water Agency issued a Request for Qualifications to 32 firms. The following eight firms submitted Statements of Qualifications:

1. Arcadis, San Francisco, CA
2. ESA PWA (Environmental Science Associates), San Francisco, CA
3. Prunuske Chatham, Inc., Sebastopol, CA
4. RMC Water and Environment, San Francisco, CA
5. Stetson Engineers, Inc., San Rafael, CA
6. West Consultants, Inc., San Diego, CA
7. West Yost Associates, Santa Rosa, CA
8. Winzler & Kelly, Santa Rosa, CA

The following three firms were selected to conduct the work, one for each of the watersheds listed:

1. Laguna-Mark West Watershed: Winzler and Kelly, Santa Rosa, CA
2. Petaluma River Watershed: RMC Water and Environment, San Francisco, CA
3. Sonoma Creek Watershed: ESA PWA (Environmental Science Associates), San Francisco, CA

The above firms were selected to perform the planning, design, and implementation support work based on their demonstrated qualifications, the strengths and the technical expertise of their respective teams, and familiarity and experience with the issues and stakeholders specific to the individual watersheds.

Multiple phases of study and design were anticipated at the time of selection, and maintaining continuity of consultants through those phases is desirable and beneficial for efficiently managing watershed-specific issues, public and stakeholder concerns, and minimizing costs associated with watershed-specific familiarity and experience provided by the selected consultants.

The Consultant is an engineering firm with experience in watershed planning, hydrologic, and

hydrogeologic analysis and design.

**SERVICES TO BE PERFORMED**

Under the proposed agreement, Consultant will refine conceptual designs and analyses performed by Water Agency staff and analyze the flood benefits using a system-wide City of Sonoma Storm Drain Master Plan hydrologic model. Flood benefits will be estimated from model results and compared with benefits proposed in the Grant application. Consultant will also prepare preliminary concept design exhibits for the revised Project, and provide technical support and participation for the Project team, public outreach, and City Council meeting.

The proposed engineering services do not include detailed design or preparation of construction contract documents. Following completion of the site investigations, Water Agency staff will bring a separate item to the Board for an agreement to provide those additional services for the Project.

The cost of services will not exceed \$61,512; the term end date is August 31, 2016.

**Prior Board Actions:**

10-08-2013 Board authorized execution of agreement with ESA PWA for watershed engineering services. Cost \$364,000; term end December 31, 2015; authorize the General Manager to execute License Agreements with property owners in an amount not to exceed \$4,000, to allow for geotechnical and hydrogeologic investigations.

01-15-2013 Resolution authorizing the Sonoma County Water Agency’s General Manager to: 1) submit a grant application; 2) execute a grant agreement with State of California; and 3) take all actions necessary to carry out project and implement grant agreement for City Watersheds Project.

11-02-2010 Board authorized execution of consultant agreements to conduct stormwater management and groundwater recharge scoping studies, including agreement with Environmental Science Associates for the Sonoma Valley Scoping Study. Cost \$265,819; term end December 31, 2011.

**Strategic Plan Alignment** Goal 3: Invest in the Future

The Project invests in infrastructure that improves flood control management.

Water Agency Flood Control Goals and Strategies, Goal 1: Maintain, operate, and modify flood protection facilities to meet current and future public needs.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 61,512	Water Agency Gen Fund	\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$ 61,512
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 61,512</b>	<b>Total Sources</b>	<b>\$ 61,512</b>



<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
With Board direction, FY 15/16 appropriations from the Flood Control Zone 3A (Valley of the Moon) Fund Balance will be requested in the next quarterly consolidated budgetary adjustment to fund the Agreement (available fund balance is currently \$1.4 million).			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
<b>Related Items “On File” with the Clerk of the Board:</b>			
Agreement (4 copies)			

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CF/15-3-21 Environmental Science Associates (ESA) (Agree for Engineering Services for City Watersheds of Sonoma Valley Project Refinement) TW 15/16-005 (ID 5421)



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 8  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Directors, Sonoma County Water Agency

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Sonoma County Water Agency

**Staff Name and Phone Number:**

Joan Hultberg 547-1902

**Supervisorial District(s):**

All

**Title:** San Francisco Bay Area Region 2015 Proposition 84 Implementation Grant Application

### **Recommended Actions:**

- a) Authorize the General Manager to execute a cost-sharing agreement in the amount of \$32,494 with Association of Bay Area Governments to fund a regional grant application to Department of Water Resources for \$41,305,435 in grant funds; agreement terminates upon notice from Association of Bay Area Governments that the Grant Opportunity is no longer available or upon the execution of the Grant Agreement, whichever is earlier.
- b) Authorize the General Manager to amend the agreement provided amendments do not cumulatively increase the total cost to the Water Agency by more than \$8,100 and do not substantially change the scope of work, to make other modifications consistent with standard Water Agency professional service agreements, and to terminate the cost sharing agreement (per standard protocol) under the provisions provided in the agreement.

### **Executive Summary:**

This item requests Board authorization to participate in an agreement (Cost Share Agreement) with Association of Bay Area Governments (ABAG) to share the costs of preparing a regional grant application to the Proposition 84 2015 Implementation Grant Program among the Sonoma County Water Agency (Water Agency) and seven other Bay Area Integrated Regional Water Management agencies. The Water Agency's cost share is \$32,494 out of a total cost of \$150,000, and the term of the agreement will not exceed 18 months. The application is for \$41 million in funds available to the San Francisco Bay Area Region, and includes \$19,000,000 funding for the San Francisco Bay Area Advanced Quantitative Precipitation Information System Project. This item also requests authority for the General Manager to amend the agreement if necessary by no more than \$8,100. The Cost Sharing Agreement terminates upon notice and provision of supporting documentation from ABAG is no longer available, or upon the execution of the Grant Agreement, whichever is earlier.

### **HISTORY OF ITEM/BACKGROUND**

State voters have approved multiple statewide bond measures since 2000 to fund water and natural resource projects and programs, including Integrated Regional Water Management planning and implementation. The goal of Integrated Regional Water Management planning and implementation efforts is to manage water resources in a collaborative way and to have regions work across jurisdictional, watershed, and political boundaries.

The Proposition 84 Chapter 2 Integrated Regional Water Management Grant Program (Grant Program), administered by the California Department of Water Resources, provides funding for projects that assist local public agencies to meet long term water needs of the state, including the delivery of safe drinking water and the protection of water quality and the environment. The Grant Program is designed to encourage integrated regional strategies for management of water resources and to provide funding for implementation projects that support integrated water management. Grant applications are submitted by an agency or entity on behalf of an Integrated Regional Water Management region.

The 2015 Implementation Round of the Grant Program will award the remaining \$231 million of Proposition 84 bond funds. Of that amount, the San Francisco Bay Area Region will be awarded \$41,305,435.

#### San Francisco Bay Area Advanced Quantitative Precipitation Information System Project

For more than two years, the Water Agency and several other agencies in the Bay Area Region have collaborated with the National Oceanic and Atmospheric Administration to develop a regional project called the "San Francisco Bay Area Advanced Quantitative Precipitation Information System (System)." Its goal is to provide early notification of more precise rainfall location, intensity and amounts for the improved management of water supply reservoirs, the improved operations of combined sewer and wastewater systems, the improved operations of flood protection facilities, and a myriad of other benefits to transportation and emergency response agencies. Because the System will be on the cutting edge of precipitation forecast technology and methodology, the scope and details of the System are still being refined. Grant funds, if awarded, will be used in part to hone the details of the Advanced Quantitative Precipitation Information project.

This Advanced Quantitative Precipitation Information project was one of six projects selected by the agencies participating in the Bay Area Integrated Regional Water Management process to be a part of the San Francisco Bay Area's proposal for the 2015 round of Proposition 84 Implementation Grant Program. Of the \$41,305,435 in grant funds available to the San Francisco Bay Area Region under this round of funding, the San Francisco Bay Area Region agencies have elected to dedicate more than 60% of the potentially-available grant funds to the Advanced Quantitative Precipitation Information project.

#### 2015 Implementation Grant Application Process

The San Francisco Bay Area Region has selected ABAG to act as lead agency on the 2015 grant application. ABAG's responsibilities will include acting as agency of record and contracting principal for the procurement, selection, retention and payment of the grant consultant for the Cost Share Agreement; fiscal agency for all activities proposed under the Cost Share Agreement; party responsible that grant application is submitted on time; and recipient of the grant, if awarded by the Department of Water Resources.

### Cost Share Agreement

The purpose of the Cost Share Agreement is to fund ABAG's retention of a grant consultant to prepare the Bay Area Region's Proposition 84 Integrated Regional Water Management Implementation Grant Proposal. The Cost Share Agreement defines the duties and obligations of the parties and establishes the process for preparation and submission of the grant application.

Parties participating in the Cost Sharing arrangement are ABAG, City of East Palo Alto, National Oceanic and Atmospheric Administration, Marin Municipal Water District, San Francisco Public Utilities Commission, San Mateo County Resource Conservation District, Santa Clara Valley Water District, Sonoma County Water Agency, and State Coastal Commission.

Collectively, the parties will contribute \$150,000 to fund the Cost Share Agreement. Individual shares, called Deposits, are allocated based upon the estimated grant preparation costs for individual projects. The Water Agency's Deposit share is \$32,494. If costs for preparing the grant application exceed the Deposit allocations, the Cost Share Agreement includes a provision to increase each party's cost share using the same ratio that determined Deposit amounts. For this reason, staff requests amendment authority for the General Manager in an amount not to exceed \$8,100, which is approximately 25% of the Deposit amount. (Last year, costs for preparing the application for the Bay Area Region's 2014 Drought Round grant program were below the estimated costs, and parties received refunds.)

ABAG has selected Horizon Water and Environment, LLC, as grant consultant to prepare the Bay Area Region's Proposition 84 Integrated Regional Water Management Implementation grant application. ABAG will execute a separate contract with Horizon to perform those services.

Applications to the 2015 Integrated Regional Water Management Grant Program was submitted for the August 7, 2015 deadline. The Bay Area Region expects that draft recommendations for funding will be announced by late Fall 2015. This would be followed by a public comment period before final awards are made.

### REQUEST FOR WATER AGENCY GENERAL MANAGER AUTHORITIES

The standard template used for professional services agreements includes the following language, "Minor changes, which do not increase the amount paid under the Agreement, and which do not significantly change the scope of work or significantly lengthen time schedules may be executed by the Water Agency's General Manager in a form approved by County Counsel." Since the subject agreement was prepared by the ABAG using its form, this language is not included. Therefore, staff requests that the Water Agency's General Manager is authorized to amend the Agreement, if appropriate, in keeping with standard protocol.

Also, the standard template used for professional services agreements includes the following language, "Authority to Terminate: Water Agency's right to terminate may be exercised by Water Agency's General Manager." Since the subject agreement was prepared by the ABAG using its form, this language is not included. Therefore, staff requests that the Water Agency's General Manager be authorized to terminate the Agreement, if appropriate, in keeping with standard protocol.

**Prior Board Actions:**

04/22/2014: Resolution to adopt the 2013 Bay Area Integrated Regional Water Management Plan.

11/05/2013: Adopted a resolution supporting continued development of the San Francisco Bay Area Quantitative Precipitation Information System and its inclusion in the San Francisco Bay Area’s proposal under Round 3 of Proposition 84 Integrated Regional Water Management Implementation Grant Funding.

06/25/2013: Approved modification to Memorandum of Understanding for Sonoma County Quantitative Precipitation and Frost Information Proof-of-Concept Demonstration to expand scope, add \$815,000 and extend term by four years. New cost not to exceed \$1,115,400; term end 01/17/2017.

01/10/2012: Approved Memorandum of Understanding between Water Agency and National Oceanic and Atmospheric Administration to develop a Sonoma County Quantitative Precipitation and Frost Information Proof-of-Concept Demonstration. Cost \$300,400; term end 5/31/2013.

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

The project supports County Goal 2 by continuing to invest in data driven program that protect the environment and public health related to better modeling/forecasting of extreme weather events.

Water Agency Water Supply Goals and Strategies, Goal 1: Work with Water Contractors to retain and improve the reliability of the water supply production and distribution systems, including during short-term emergencies, such as earthquakes, and during long-term challenges caused by extended droughts and global climate change.

**Fiscal Summary - FY 15-16**

<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$	Water Agency Gen Fund	\$ 32,494
Add Appropriations Req'd.	\$ 32,494	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 32,494</b>	<b>Total Sources</b>	<b>\$ 32,494</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Additional appropriations from the Water Agency General Fund balance are required to process this expense. With Board approval, appropriation will be made in the next quarterly consolidated budget adjustments.

<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
<b>Related Items “On File” with the Clerk of the Board:</b>			
Agreement (1 copy)			

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CF/47-0-21 Among Parties (Agree for Funding of San Francisco Bay Area Grant Application in Response to 2015 IRWM Implementation Grant Solicitation) TW 15/16-007 (ID 5429)



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 9  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Directors, Sonoma County Water Agency; Occidental, Sonoma Valley, Russian River and South Park County Sanitation Districts

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Sonoma County Water Agency

**Staff Name and Phone Number:**

Mike West 524-1178

**Supervisorial District(s):**

All

**Title:** Service Center Parking Lot, Phase II (800 Aviation Blvd) - Contract Award

### **Recommended Actions:**

Authorize the Chair to execute the contract with Siri Grading and Paving, Inc. for \$277,700 for construction of the Service Center Parking Lot, Phase II (800 Aviation Boulevard).

### **Executive Summary:**

This item requests approval of a contract with Siri Grading and Paving, Inc. for \$277,700 for construction of Service Center Parking Lot, Phase II (800 Aviation Boulevard).

### PROJECT BACKGROUND:

The Service Center Parking Lot Phase II Project consists of construction of a new parking area at the Service Center facility located at 800 Aviation Boulevard, Santa Rosa, California, outside the limits of the City of Santa Rosa. The Project includes the construction of an approximately one-acre parking lot with a lime treated subgrade, aggregate base wearing surface, area lighting and security cameras. The bidding documents contain the full description of work.

The Project was advertised for bids: June 18, 2015

Bids were opened: July 17, 2015

Bids for construction of said Project were received on July 17, 2015, as follows:

Siri Grading and Paving, Inc., Santa Rosa, CA: \$277,700

Team Ghilotti, Inc., Petaluma, CA: \$427,485

The Engineer's Estimate: \$296,000

The lowest responsive and responsible bid is from Siri Grading and Paving, Inc. and is \$18,300 below the Engineer's Estimate. Siri Grading and Paving, Inc. is experienced in this type of construction and meets the experience requirements.

Pursuant to Resolution No. 04-0547, the General Manager maintains authority to approve change orders to construction contracts approved by the Board as long as certain conditions are met. Should they occur, these change orders may necessitate minor design changes. Staff request that the Board authorize the General Manager or his designee to approve design changes as may be necessary or appropriate in connection with change orders within the General Manager's authority pursuant to Resolution No. 04-0547.

A contractor must execute a release of claims (Document 00650) before final payment but may except any unresolved claims from the release. The requested action authorizes the General Manager to approve the release unless the contractor lists unresolved claims. In that case, County Counsel must review Document 00650 prior to General Manager approval.

Upon approval on this contract, construction on the Project will begin around September 23, 2015, with an estimated completion date of December 21, 2015.

#### Environmental Mitigation for Service Center Parking Lot

In 2012, the Water Agency obtained a 404 Nationwide Permit from the U.S. Army Corps of Engineers (USACE) and a 401 Water Quality Certification from the North Coast Regional Water Quality Control Board (NCRWQCB) for the modification of existing drainage and the construction of the new parking lot area. The work was initially scheduled to coincide with the Service Center Relocation Project. The USACE 404 permit has expired and only a portion of the modifications to the drainage have been completed to date. Water Agency staff have submitted a renewal of the USACE 404 Nationwide Permit (NWP) for the Service Center Parking Lot Phase II Project. The Water Agency submitted the USACE 404 NWP renewal application packet on July 13, 2015. A response from USACE is anticipated before the end of August. While it is anticipated that the conditions of the permit will not change the construction contract requirements, if permit modifications do occur, a contract change order may be required to comply with the permit. Because the cost associated with this potential change order is not expected to exceed \$38,850, this change order is expected to be within the General Manager's authority pursuant to Resolution No. 04-0547.

The Water Agency recommends the Board take the following actions:

#### ACTIONS:

1. Adopt and approve the Project Manual and Drawings ("plans and specifications") entitled "Service Center Parking Lot, Phase II (800 Aviation Blvd) 0-84-7 #2."
2. Authorize the General Manager of the Water Agency to sign Document 00650 (Agreement and Release of Any and All Claims), with County Counsel review, if any unresolved claims are listed by the contractor.
3. Award the contract to Siri Grading and Paving, Inc., for the amount of \$277,700, and authorize the Chair of the Board to execute the contract.



4. Authorize the General Manager of the Water Agency or his designee to approve design changes to the Project as may be necessary or appropriate in connection with change orders within the General Manager’s authority pursuant to Resolution No. 04-0547.

**CEQA COMPLIANCE:**

The General Manager has determined that the Airport/Larkfield/Wikiup Sanitation Zone Wastewater Treatment Facility Modifications and Construction of Fleet Services Building is exempt from CEQA pursuant to Sections 15301 (a)(b)(c): Existing Facilities; 15302 (c): Replacement or Reconstruction; 15303 (c)(d)(e): New Construction; 15304 (a)(c)(f): Minor Alterations to Land; and 15311 (a)(b): Accessory Structures. The project would consist of minor alteration of existing public facilities and replacement or reconstruction of existing utility systems and/or facilities involving negligible or no expansion of use beyond that existing at the time of the lead agency’s determination. In addition, the project would include installation of small equipment, and facilities that would not exceed 10,000 square feet and utility extensions to serve such construction and accessory structures. Minor alterations to land would be limited to grading, trenching, and backfilling in existing developed and previously disturbed areas. All project work would be conducted within the footprint of the existing treatment facilities in developed and previously disturbed areas. Upon completion of construction, all surfaces would be restored and no healthy, mature, or scenic trees would be removed.

Water Agency staff has prepared a Notice of Exemption in accordance with the CEQA, the State CEQA Guidelines and the Agency’s Procedures for the Implementation of CEQA as a lead agency under CEQA.

**Prior Board Actions:**

None

**Strategic Plan Alignment**      Goal 3: Invest in the Future

This project meets County Goal 3 (Invest in the Future) because it invests in infrastructure that supports the Agency’s operations that are provided from the Service Center.

Water Agency Organizational Goals and Strategies, Goal 1: Increase organizational efficiency, effectiveness, and resilience to natural disasters.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 277,000	Water Agency Gen Fund	\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$ 277,000
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 277,000</b>	<b>Total Sources</b>	<b>\$ 277,000</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

FY 15/16 appropriations of \$277,000 are budgeted from the Facilities Fund. No additional appropriations are required.

**Staffing Impacts**

<b>Position Title (Payroll Classification)</b>	<b>Monthly Salary Range (A – I Step)</b>	<b>Additions (Number)</b>	<b>Deletions (Number)</b>

**Narrative Explanation of Staffing Impacts (If Required):**

None.

**Attachments:**

**Related Items "On File" with the Clerk of the Board:**

Project Manual with Drawings



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 10  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Board of Supervisors

**Staff Name and Phone Number:**

Supervisor Susan Gorin, 565-2241

**Supervisorial District(s):**

First

**Title:** Disbursement of FY 15-16 First District Advertising Funds.

### Recommended Actions:

Approve Advertising Program grant awards and authorize the County Administrator to execute a contract with the following entities for advertising and promotions activities for FY 15/16: Arts Guild of Sonoma, \$1,500; The Buck Institute for Research on Aging, \$600; Valley of the Moon Vintage Festival, \$3,000; Nuestra Voz, \$1500; Glen Ellen Fair Association, \$2,000; Friends in Sonoma Helping, \$500; Actors' Theater for Children, \$600; Sonoma Valley Chorale, \$2000.

### Executive Summary:

Category E – Local Events and Organizations of the Advertising and Promotions Program Policy provides grant allocations to each Supervisor, to be distributed at the Supervisor's discretion. The First District has reviewed applications and wishes to recommend the following FY 15/16 advertising grant award:

- 1.) Arts Guild of Sonoma, for advertising and promotion of ARTescape program; grant award of \$1,500.
- 2.) The Buck Institute for Research on Aging, for advertising and promotion of North Bay Science Discovery Day 2015; grant award of \$600.
- 3.) Valley of the Moon Vintage Festival, for advertising and promotion of the 118<sup>th</sup> Valley of the Moon Vintage Festival; grant award of \$3,000.
- 4.) Nuestra Voz, for advertising and promotion of Mexican Independence Day; grant award for \$1500.
- 5.) Glen Ellen Fair Association, for advertising and promotion of the 25<sup>th</sup> Annual Glen Ellen Village Fair; grant award of \$2,000.
- 6.) Friends in Sonoma Helping (FISH), for advertising and promotion of Christmas Bell Ringer Program; grant award in the amount of \$500.
- 7.) Actors' Theater for Children, for advertising and promotion of three community plays; grant award in the amount of \$600.

8.) Sonoma Valley Chorale, for advertising and promotion of concerts in December and May; grant award of \$2,000.

Funds will be distributed upon approval of these awards by Board and execution of Advertising grant agreement contract with the entity. The contracts will be executed by the County Administrator. The contracts will require the County logo on promotional materials produced using the grant award and will require submission to the District Director and County Administrator's Office of advertising and promotional activity receipts up to the total amount of the grant award.

**Prior Board Actions:**

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

Grant funds allow non-profit partners to advertise and grow local events and encourage tourism thereby promoting economic development and growth.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 11,700.		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$ 11,700.
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 11,700</b>	<b>Total Sources</b>	<b>\$ 11,700</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Funds are included in the FY 15/16 budget.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

N/A

<b>Attachments:</b>
None.
<b>Related Items "On File" with the Clerk of the Board:</b>
FY 15/16 Grant Award Agreement Template



## County of Sonoma Agenda Item Summary Report

**Agenda Item Number:** 11  
(This Section for use by Clerk of the Board Only.)

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** County Administrator's Office

**Staff Name and Phone Number:**

Veronica Ferguson, 565-2431  
Mary Booher, 565-3779

**Supervisory District(s):**

All

**Title:** Board of Supervisors Responses to 2014-2015 Grand Jury Report

### Recommended Actions:

Approve the Board of Supervisors responses to 2015-2015 Grand Jury Report

### Executive Summary:

The 2015-2015 Grand Jury Final Report was presented to the Presiding Judge of the Superior Court on June 24, 2015. The California Penal Code Section 933 requires the Board of Supervisors to formally respond to the Presiding Judge within 90 days, or no later than September 22, 2015.

The Grand Jury reports requiring responses from the Board include:

1. Sonoma County Pension Reform
2. Sustainable Water for Sonoma County "Water for the Present and the Future"

The specific recommendations and draft Board responses are attached for the Board's consideration and approval.

### Prior Board Actions:

The Board annually approves required responses to the Grand Jury.

**Strategic Plan Alignment:** Goal 4: Civic Services and Engagement

Board responses to the Grand Jury reports promote transparency and accountability in County government.

**Fiscal Summary - FY 15-16**

<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

There is no fiscal impact associated with this action. Potential future financial implications of following the Grand Jury's recommendations are noted in the individual responses.

**Staffing Impacts**

<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

No impacts

**Attachments:**

- Attachment 1: Board of Supervisors response to Sonoma County Pension Reform
- Attachment 2: Board of Supervisors response to Sustainable Water for Sonoma County "Water for the Present and the Future"
- Attachment 3: Human Services response to Valley of the Moon Children's Home
- Attachment 4: Sheriff-s Office response to County Detention Facilities
- Attachment 5: PRMD response to Complaint Handling at Permit and Resources Management Department
- Attachment 6: Sonoma County Water Agency response to Sustainable Water for Sonoma County "Water for the Present and the Future"

**Related Items "On File" with the Clerk of the Board:**

2014-2015 Sonoma County Civil Grand Jury Final Report

## **Sonoma County Board of Supervisors Response to Sonoma County Pension Reform Grand Jury Report**

### **FINDINGS**

**We agree with these finding(s):**

**F1: The information related to pensions is daunting and difficult for the lay person to understand.**

**F2: The County, its employees, and retirees are well served by the Retirement Association.**

**F3: Sonoma County, with the assistance of new State laws and good-faith bargaining with employees, has made strides towards reducing unfunded pension liabilities.**

**F4: Periodic comprehensive update reports on pension reform are valuable tools for gauging the progress of reducing the unfunded liability.**

**F5: A standard method of measuring performance would help citizens gauge the progress of County's goal of pension reform and funding pension liabilities.**

**F6: Including annual payments toward the County's pension obligation bonds is a more accurate measurement of the financial health of the pension system.**

**F7: Actuarial predictions cannot anticipate extreme market volatility, which may result in investment losses and increased unfunded liabilities.**

### **RECOMMENDATIONS**

**R1: The Office of the County Administrator publish a yearly Pension Reform Update.**

The recommendation has and will continue to be implemented.

**R2: The Office of the County Administrator continue to include the annual payment toward pension obligation bonds in its measurement of the County's ability to meet its future pension obligations.**

The recommendation has and will continue to be implemented.



## **Sonoma County Board of Supervisors Response to Sustainable Water for Sonoma County Grand Jury Report**

### **FINDINGS**

**We agree with these findings:**

**F1: Recent changes in California water law establish requirements for managing groundwater as a long-term sustainable resource, administered by local Groundwater Sustainability Agencies.**

**F2: Sonoma County is better served if Groundwater Sustainability Agencies are established in advance of state-mandated deadlines, using criteria that assure broad participation.**

**F5: The Sonoma County Water Agency and Sonoma County have participated significantly in preparations for sustainable water management, and can continue to contribute in the transition to management through groundwater sustainability agencies.**

**F6: Economic and environmental sustainability are interdependent; economic sustainability can be achieved only when critical resources such as water are also managed for sustainability.**

**F7: There has been no cross-discipline study of carrying capacity in Sonoma County that projects what population the water and other resources in Sonoma County are capable of supporting.**

**We disagree wholly or partially with these finding(s):**

**F3: Water agencies within Sonoma County have yet to sufficiently educate groundwater users about their responsibilities for sharing water resources, potential limitations on water use, and the advantages of making sure, through sustainability, that water will be available in the future for their own use.**

We partially disagree with this finding. Both Sonoma Valley and Santa Rosa Plain groundwater basins have groundwater management plans developed under the pre-Sustainable Groundwater Management Act groundwater management planning statutory scheme (AB 3030 and SB 1938). The Water Agency is the lead agency in these efforts, working with basin advisory panels to develop and implement groundwater management plans in each basin. The basin advisory panels include representatives from agriculture, environmental groups, residential well owners, the County, cities, tribes, and community water districts. These voluntary, non-regulatory plans are an excellent first step toward groundwater sustainability, and will significantly advance the region's ability to comply with the SGMA by establishing a robust data collection and monitoring program and by

promoting, studying and implementing programs and projects aimed at sustaining the basins' groundwater resources. These existing plans also foster stakeholder coordination and public outreach, both of which are essential elements of the Act. Numerous public meetings, workshop and briefings regarding groundwater conditions and management activities have been conducted through these existing groundwater management programs. In the Petaluma Valley basin, the Water Agency and the City of Petaluma are currently engaged in a 3-year United States Geological Survey study, initiated in September 2014, to analyze groundwater use and conditions.

Using funds from a water conservation grant, the Sonoma County Water Agency is sending a flyer to all groundwater well owners in the Santa Rosa Plain notifying them of the new act and of a program that provides free water-efficient toilets and other products to well owners. Finally, a communications and outreach plan is currently being drafted to meet the notification and outreach requirements of the act.

**F4: Most governmental entities in Sonoma County — departments, cities, and other agencies — have yet to adopt sustainability provisions in their mission statements, goals, and programs, or to coordinate those efforts with other government entities.**

We partially disagree with these findings..

In its most recent General Plan updated (2008), General Plan 2020, Sonoma County adopted the following policy:

<b>GOAL WR-2:</b>	<b>Manage groundwater as a valuable and limited shared resource.</b>
<b>Objective WR-2.1:</b>	Conserve, enhance and manage groundwater resources on a sustainable basis that assures sufficient amounts of clean water required for future generations, the uses allowed by the General Plan, and the natural environment.
<b>Objective WR-2.2:</b>	Develop a scientifically based program to collect the data needed to assess and understand groundwater conditions.
<b>Objective WR-2.3:</b>	Encourage new groundwater recharge opportunities and protect existing groundwater recharge areas.
<b>Objective WR-2.4:</b>	Increase institutional capacity and expertise within the County to competently review hydrogeologic reports and data for critical indicators and criteria.
<b>Objective WR-2.5:</b>	Avoid additional land subsidence caused by groundwater extraction.

The Water Agency has multi-jurisdictional funding agreements for groundwater studies and management in both Santa Rosa Plain (County, Water Agency, Cities of Santa Rosa, Rohnert Park, Cotati and Sebastopol, Town of Windsor and Cal-Am Water) and Sonoma Valley (County, Water Agency, Valley of the Moon Water District and Sonoma) and for groundwater studies and management and in Petaluma Valley (County, Water Agency and City of Petaluma) for groundwater studies. The purpose of these agreements is to coordinate groundwater management with the ultimate goal of sustainability.

The Water Agency's Water Supply Strategies and Strategic Plan include goals on integrated water management use; conjunctive water management (balancing the use of groundwater, surface water, recycled water and water conservation to ensure sustainability); and preparing for climate uncertainty through research that will lead to more effective management of all water resources.

In addition, the cities and water districts whose water is supplied by the Water Agency meet monthly to coordinate water supply and demand issues, with the goal of sustainably and cost-effective management of the resource.

In 2013, the City of Santa Rosa adopted a Groundwater Master Plan, which includes sustainability as a key objective.

This broad array of activities provides a solid foundation in the three basins for the creation and adoption of Groundwater Sustainability Plans, as required by the new law.

## **RECOMMENDATIONS**

### **R1: Establish goals that include sustainability and recognize water sustainability as a specific goal.**

R1 is being implemented. The Water Agency recognizes water sustainability in its Strategic Plan, and existing groundwater management plans in Sonoma Valley and Santa Rosa Plain have the ultimate goal of sustainability. Sonoma County has incorporated sustainable management of groundwater as a goal in its General Plan, and the Board of Supervisors has made sustainability, including water sustainability, a key priority. The development, progress toward and achievement of sustainability is a key part of the new law. Failure to achieve sustainability will result in the State Water Resources Control Board stepping in. The Sustainable Groundwater Management Act (SGMA) creates a multi-step process for protecting local groundwater supplies.

The first step is to create Groundwater Sustainability Agencies (GSAs). The new law states that the GSA **must** be a public agency (or combination of agencies) that either manages or supplies water or that has land-use authority within the groundwater basin (primarily cities, counties and water districts). Once the GSAs are formed, they will develop detailed sustainability goals as part of the Groundwater Management Plans (GSPs). In Sonoma County, several public agencies are eligible to be part of the GSA in each basin, as follows:

- Santa Rosa Plain – County, Water Agency, cities of Santa Rosa, Sebastopol, Cotati, Rohnert Park, and town of Windsor
- Sonoma Valley – County, Water Agency, city of Sonoma, Valley of the Moon Water District, North Bay Water District
- Petaluma – County, Water Agency, city of Petaluma, North Bay Water District

Additionally, the existing groundwater management plans in the Santa Rosa Plain and Sonoma Valley both contain goals, objectives and recommended actions to sustainably manage groundwater resources. These existing plans will remain in effect until new GSPs are developed for those basins.

**R3: Conduct a county-wide study of carrying capacity.**

R3 has been partially implemented. The new law requires that GSAs develop and achieve a “sustainable yield,” which is similar to carrying capacity for the affected basins. In the Santa Rosa Plain, Petaluma Valley and Sonoma Valley sophisticated computer models have been developed or are in the process of being developed of the groundwater and surface water systems. These models represent an essential step in estimating the sustainable yield of groundwater basins. To comply with the law, resources will first be focused on Santa Rosa Plain, Sonoma Valley and Petaluma River basins. If resources should become available, the sustainable yield (or carrying capacity) of other areas of the county could be determined.

**R5: Continue funding as appropriate for the Sonoma County Water Agency to support the formation of suitable groundwater sustainability agencies and their early operations.**

R5 is being implemented. The Water Agency Board of Directors approved a 2015-16 budget that includes funds for implementation of SGMA. In addition, the Water Agency, Sonoma County and other GSA-eligible agencies are seeking grant funding to assist with efforts to create the new GSA(s) and will continue to seek grant funds to assist in implementing the new act.

## **Human Services Department Response to Valley of the Moon Children's Home Grand Jury Report**

### **FINDINGS**

**We agree with these finding(s):**

**F1: The Home appears to be an appropriate temporary place for minors to stay while their permanent residential status is being assessed and determined.**

**F3: The Home is effectively regulated and monitored by the Community Care and Licensing Division of the California Department of Social Services and inspected by the Sonoma County Juvenile Justice Commission.**

**We disagree partially with these findings:**

**F2: Although some minors' rights had been occasionally violated, the scope, severity and frequency of these violations were not critical and the Home quickly and appropriately corrected these violations.** The Department does not agree that "some minors' rights had been occasionally violated." There were instead instances of non-compliance with State regulations that were corrected when directed to do so by Community Care Licensing. The Department agrees that "the scope, severity and frequency of these" issues "were not critical and the Home quickly and appropriately corrected" them.

**F4: Administrative staff of the Sonoma County Department of Health Services and the Home are cooperative with and receptive to being evaluated by outside agencies.** The initial printed release of the Grand Jury Report incorrectly refers to the Department as the "Health Department". This has been corrected in the on-line version to the "Human Services Department". The Department agrees that Administrative staff of the Home are cooperative with and receptive to being evaluated by outside agencies.

### **RECOMMENDATIONS**

**There were no recommendations.**

**Response to Grand Jury Report Form**

Report Title: County Detention Facilities

Report Date: Final Report 2014-2015

Response by: Steve Freitas Title: Sheriff-Coroner

Agency/Department Name: Sonoma County Sheriff's Office

FINDINGS:

I (we) agree with the findings numbered: F1, F2, F3, F4

I (we) disagree wholly or partially with the findings numbered: \_\_\_\_\_

\_\_\_\_\_  
(Attach a statement specifying any portions of the findings that are disputed with an explanation of the reasons.)

RECOMMENDATIONS:

Recommendations numbered: R1, R2 (a) , R3

have been implemented.

(Attach a summary describing the implemented actions.)

Recommendations numbered: \_\_\_\_\_

have not yet been implemented, but will be implemented in the future.

(Attach a timeframe for the implementation.)

Recommendations numbered: \_\_\_\_\_

require further analysis. \_\_\_\_\_

(Attach an explanation and the scope and parameters of an analysis or study, and a timeframe for the matter to be prepared for discussion by the officer or director of the agency or department being investigated or reviewed, including the governing body of the public agency when applicable. This timeframe shall not exceed six months from the date of publication of the Grand Jury report.)

Recommendations numbered: R2 (b)

will not be implemented because they are not warranted or are not reasonable.

(Attach an explanation.)

Date: August 10, 2015 Signed: 

Number of pages attached: 3

# SONOMA COUNTY SHERIFF'S OFFICE RESPONSE TO THE 2014-2015 GRAND JURY REPORT

## County Detention Facilities

Pages 13 - 18

### FINDINGS

***F1. MADF and other detention facilities within the County are well managed and maintained.***

RESPONSE: The respondent agrees with the finding.

***F2. The current influx of drugs into adult detention facilities poses an increased risk of violent behavior, medical emergencies, and a burden on the correctional staff.***

RESPONSE: The respondent agrees with the finding.

***F3. The increased jail population resulting from Realignment is placing a strain on MADF staff and has resulted in onerous mandatory overtime requirements.***

RESPONSE: The respondent agrees with the finding.

***F4. Inadequate space and staffing in the intake/booking area is resulting in long delays in the admissions process.***

RESPONSE: The respondent agrees with the finding.

### RECOMMENDATIONS

***R1. Use of a full-body scanning device and a trained K-9 sniffer dog be implemented at the earliest opportunity to reduce the flow of contraband into the jail.***

RESPONSE: The recommendation has been implemented.

The respondent agrees with and has implemented the recommendation both for a scanning device and K-9. The Sheriff's Office had implemented both these projects prior to the release of the Grand Jury Report.

A full body scanner was installed at the Main Adult Detention Facility (MADF) in spring of 2015. As of the writing of this response, inmates are being scanned before they are transferred from the Booking area to their assigned housing unit. The scanner is also used to randomly search inmate

work crews returning to the NCDF. Additionally, the scanner is used for inmate searches as deemed beneficial by correctional deputy staff for safety and security of the facility. Since the implementation of the scanner we have been experiencing a higher frequency of inmates admitting to contraband on their person prior to being scanned. However, due to the newness of the device, we have not have sufficient time to fully evaluate the effectiveness of the scanner. As staff have more opportunity to use the device, they will become more proficient in reading scans and are likely to improve their ability to identify smuggled items. Once full proficiency is gained, we will use available data to determine the effectiveness of the scanner and on the safety and security of the facility.

The Sheriff's Office Detention Division has established a Detention K-9 Program. The Division has one narcotics K-9 team consisting of one dog and one correctional deputy handler. The dog is a two year old Belgian Malinois named Sasha. The K-9 team has completed 200 hours of training and where certified by the California Narcotic Canine Association in March of 2015. Since Sasha and her handler have been trained, they have conducted over 200 adult detention facility searches. The team is averaging 15 searches a week in both MADF and NCDF. These searches have produced both narcotics and tobacco.

We feel that both the implementation of the full body scanner and the narcotics detection K-9 team will improve the safety and security of the County's adult detention facilities for both inmates and staff.

***R2. (a) Aggressive efforts to recruit new correctional officers be pursued in order to reduce mandatory overtime requirements and (b) maximize the use of NCDF.***

RESPONSE: The recommendation R2 (a) has been implemented.

The respondent agrees with the recommendation that efforts should be ongoing to hire new personnel. Since FY 12-13, with the Board of Supervisors approval and funding, the Sheriff's Office has engaged in an intensive hiring effort to increase the rate at which new staff are hired. This effort has continued throughout FY 13-14 and FY 14-15. Efforts have included adding a significant amount of resources to the Sheriff's Office Personnel Bureau including the addition of temporary background investigator and support staffing. Based on the results over the past three years, we have learned that this effort, while assisting with the hiring deficit, has not been adequate to keep up with attrition. To truly meet the objective of getting and staying ahead of the hiring curve on-going resources will have to be dedicated to this effort. To that end, the Board of Supervisors approved a permanent increase in Personnel Bureau staffing in the FY 15-16 adopted budget.

The lowest vacancy rate in the correctional deputy job class during this intensive hiring effort has been six. Fatigued staff continue to become sick and injured as a result of the current staffing shortages. The average unavailability rate for correctional deputies in FY 14-15 was 30.5% or 55 out of 180 positions. Unavailability accounts for vacant positions plus staff who are still employed but unable to work due to illness or injury. This unavailability rate has increased to unprecedented levels, compounding the need for mandatory overtime as existing staff are required to cover the open shifts.



Sheriff's Office management and Personnel Bureau staff are analyzing current hiring practices and assessing ways to improve the effectiveness of our hiring efforts. We will need to continually search for ways to expand our candidate pool, attach qualified candidates, and streamline the background process whenever possible.

RESPONSE: The recommendation R2 (b) will not be implemented because it is not reasonable.

The Sheriff's Office does not support maximizing the use NCDF. Outside consultants have reviewed the facility in consideration of the current state of the detention environment and have determined that the current conditions and design of NCDF does not appropriately meet the needs of the inmates that need to be housed. A draft of the County's Criminal Justice Master Plan cites, "The NCDF has inadequate security systems, poor physical plant conditions, will require substantial investment to operate in the future, and is not well-suited for the type of inmate population housed there." In response to these findings and the difficulties associated with managing NCDF, the County is in the process of submitting an AB 863 grant application which includes a focus on permanently closing one of the NCDF housing units. The Sheriff's Office agrees that more bed space needs to be utilized whenever possible at both detention facilities; however, such inmate beds need to be appropriate type of housing for the corresponding inmate population.

***R3. The Department continue efforts to expand the booking /intake area at MADF.***

RESPONSE: The recommendation has been implemented.

The MADF booking area needs have been a priority for the Sheriff's Office. The project continues to be ranked amongst the highest of the capital project needs for the Office. The MADF booking area project is also at the forefront of the County's Capital Project Plan with a 2015-17 stated budget objective of "Support...Booking Space Evaluation and Renovation...". To date, \$545,000 has been set aside in the Capital Project budget for this project. The Sheriff's Office will continue work in collaboration with the General Services Department and the County Administrator to prioritize this project within the limited resources available.

## **Permit and Resource Management Department's Response to Sonoma County Civil Grand Jury Report**

Presiding Judge Knoss and Foreperson Jones:

Thank you for the 2014-2015 Sonoma County Civil Grand Jury Report on the Permit and Resource Management Department. On behalf of our staff, thank you for taking the time to visit us, tour our office, and take the time to learn about our operations. We really appreciated all three visits and the follow up questions.

Please find below our responses to the Grand Jury's recommendations.

### **FINDINGS**

**We agree with these finding(s):**

- 1. PRMD is committed to creating a customer friendly service department and has made significant progress in achieving this goal.**
- 2. The PRMD code violation complaint process is unable to provide customers with notification of the status or the resolution of their complaints.**
- 3. Spanish speaking customers are not well served by PRMD's information services, most of which, including the code violation complaint forms, are provided only in English.**

### **RECOMMENDATIONS**

- R1.** PRMD design and implement a process to notify customers when their code violation complaints have been resolved or otherwise concluded.

**Response: Recommendation R1 has been implemented.**

A directive has been issued that Code Enforcement Officers must inform complainants of the disposition of complaints. Acknowledgement of the receipt of complaint will correspond to the medium in which the complaint was filed, letters, email, telephone. In addition to this policy that is already implemented, the investigative results of the code violation will be listed in the database, Accela. The Accela will be going live in April 2016. There will be a description and status of complaints once a Notice of Violation is filed.

- R2.** PRMD identify an employee to assist customers with their questions or concerns about the complaint process.

**Response: Recommendation R2 has been implemented.**

The Department already complies with this recommendation. The PRMD Ombudsman very ably assists customers with their questions, concerns, and complaints. The Ombudsman aids customers in navigating both the permitting process and the complaint process. Customers and Department staff have really found value in the Ombudsman's service. In order to be more

accessible to the public the Ombudsman's office was relocated to the customer service lobby and is open to the public. PRMD also has the Ombudsman's mission and contact information on the monitor screens viewed by customers while in the office.

**R3.** PRMD provide all relevant information concerning customer services in both English and Spanish.

**Response: Recommendation R1 has not been implemented but will be implemented in the future.**

The Department accepts this recommendation. While PRMD has several staff out of 109 FTE's who are bilingual, this can be improved. Our literature is also presented mostly in English even though a significant portion of our customers communicate in Spanish as their first language. PRMD has begun to translate paper handouts into Spanish. By the end of this 2015-2016 fiscal year, all handouts will be available in Spanish and English.

Within budgetary and personnel resources, the Department will commit to hiring a Spanish-speaking Permit Technician, a staffer uniquely positioned to help Spanish speakers navigate through the permit process.

## **Sonoma County Water Agency Response to Sustainable Water for Sonoma County Grand Jury Report**

### **FINDINGS**

**We agree with these findings:**

**F1: Recent changes in California water law establish requirements for managing groundwater as a long-term sustainable resource, administered by local Groundwater Sustainability Agencies.**

**F2: Sonoma County is better served if Groundwater Sustainability Agencies are established in advance of state-mandated deadlines, using criteria that assure broad participation.**

**F5: The Sonoma County Water Agency has participated significantly in preparations for sustainable water management, and can continue to contribute in the transition to management through groundwater sustainability agencies.**

**F6: Economic and environmental sustainability are interdependent; economic sustainability can be achieved only when critical resources such as water are also managed for sustainability.**

**F7: There has been no cross-discipline study of carrying capacity in Sonoma County that projects what population the water and other resources in Sonoma County are capable of supporting.**

**We disagree wholly or partially with these finding(s):**

**F3: Water agencies within Sonoma County have yet to sufficiently educate groundwater users about their responsibilities for sharing water resources, potential limitations on water use, and the advantages of making sure, through sustainability, that water will be available in the future for their own use.**

We partially disagree with this finding. Both Sonoma Valley and Santa Rosa Plain groundwater basins have groundwater management plans developed under the pre-Sustainable Groundwater Management Act groundwater management planning statutory scheme (AB 3030 and SB 1938). The Water Agency is the lead agency in these efforts, working with basin advisory panels to develop and implement groundwater management plans in each basin. The basin advisory panels include representatives from agriculture, environmental groups, residential well owners, the County, cities, tribes, and community water districts. These voluntary, non-regulatory plans are an excellent first step toward groundwater sustainability, and will significantly advance the region's ability to comply with the SGMA by establishing a robust data collection and monitoring program and by promoting, studying and implementing programs and projects aimed at sustaining the

basins' groundwater resources. These existing plans also foster stakeholder coordination and public outreach, both of which are essential elements of the Act. Numerous public meetings, workshop and briefings regarding groundwater conditions and management activities have been conducted through these existing groundwater management programs. In the Petaluma Valley basin, the Water Agency and the City of Petaluma are currently engaged in a 3-year United States Geological Survey study, initiated in September 2014, to analyze groundwater use and conditions.

Using funds from a water conservation grant, the Sonoma County Water Agency is sending a flyer to all groundwater well owners in the Santa Rosa Plain notifying them of the new act and of a program that provides free water-efficient toilets and other products to well owners. Finally, a communications and outreach plan is currently being drafted to meet the notification and outreach requirements of the act.

**F4: Most governmental entities in Sonoma County — departments, cities, and other agencies — have yet to adopt sustainability provisions in their mission statements, goals, and programs, or to coordinate those efforts with other government entities.**

We partially disagree with these findings..

In its most recent General Plan updated (2008), General Plan 2020, the County adopted the following policy:

<b>GOAL WR-2:</b>	<b>Manage groundwater as a valuable and limited shared resource.</b>
<b>Objective WR-2.1:</b>	Conserve, enhance and manage groundwater resources on a sustainable basis that assures sufficient amounts of clean water required for future generations, the uses allowed by the General Plan, and the natural environment.
<b>Objective WR-2.2:</b>	Develop a scientifically based program to collect the data needed to assess and understand groundwater conditions.
<b>Objective WR-2.3:</b>	Encourage new groundwater recharge opportunities and protect existing groundwater recharge areas.
<b>Objective WR-2.4:</b>	Increase institutional capacity and expertise within the County to competently review hydrogeologic reports and data for critical indicators and criteria.
<b>Objective WR-2.5:</b>	Avoid additional land subsidence caused by groundwater extraction.

The Water Agency has multi-jurisdictional funding agreements for groundwater studies and management in both Santa Rosa Plain (County, Water Agency, Cities of Santa Rosa,

Rohnert Park, Cotati and Sebastopol, Town of Windsor and Cal-Am Water) and Sonoma Valley (County, Water Agency, Valley of the Moon Water District and Sonoma) and for groundwater studies and management and in Petaluma Valley (County, Water Agency and City of Petaluma) for groundwater studies. The purpose of these agreements is to coordinate groundwater management with the ultimate goal of sustainability.

The Water Agency's Water Supply Strategies and Strategic Plan include goals on integrated water management use; conjunctive water management (balancing the use of groundwater, surface water, recycled water and water conservation to ensure sustainability); and preparing for climate uncertainty through research that will lead to more effective management of all water resources.

In addition, the cities and water districts whose water is supplied by the Water Agency meet monthly to coordinate water supply and demand issues, with the goal of sustainably and cost-effective management of the resource.

In 2013, the City of Santa Rosa adopted a Groundwater Master Plan, which includes sustainability as a key objective.

This broad array of activities provides a solid foundation in the three basin for the creation and adoption of Groundwater Sustainability Plans, as required by the new law.

## RECOMMENDATIONS

### **R1: Establish goals that include sustainability and recognize water sustainability as a specific goal.**

R1 is being implemented. The Water Agency recognizes water sustainability in its Strategic Plan, and existing groundwater management plans in Sonoma Valley and Santa Rosa Plain have the ultimate goal of sustainability. The County has incorporated sustainable management of groundwater as a goal in its General Plan, and the Board of Supervisors has made sustainability, including water sustainability, a key priority. The development, progress toward and achievement of sustainability is a key part of the new law. Failure to achieve sustainability will result in the State Water Resources Control Board stepping in. The Sustainable Groundwater Management Act (SGMA) creates a multi-step process for protecting local groundwater supplies.

The first step is to create Groundwater Sustainability Agencies (GSAs). The new law states that the GSA **must** be a public agency (or combination of agencies) that either manages or supplies water or that has land-use authority within the groundwater basin (primarily cities, counties and water districts). Once the GSAs are formed, they will develop detailed sustainability goals as part of the Groundwater Management Plans (GSPs). In Sonoma County, several public agencies are eligible to be part of the GSA in each basin, as follows:

- Santa Rosa Plain – County, Water Agency, cities of Santa Rosa, Sebastopol, Cotati, Rohnert Park, and town of Windsor

- Sonoma Valley – County, Water Agency, city of Sonoma, Valley of the Moon Water District, North Bay Water District
- Petaluma – County, Water Agency, city of Petaluma, North Bay Water District

Additionally, the existing groundwater management plans in the Santa Rosa Plain and Sonoma Valley both contain goals, objectives and recommended actions to sustainably manage groundwater resources. These existing plans will remain in effect until new GSPs are developed for those basins.

### **R2: Assign a high priority to implementing the new water sustainability law.**

R2 has been implemented. The County Board of Supervisors/Water Agency Board of Directors closely followed this important legislation as it made its way through the Legislature. Within a month of the law's passage, the BOS/Board received an analysis of the act and appointed Water Agency Chief Engineer Jay Jasperse to coordinate a county/water agency working group. The county/water agency working group has been meeting regularly since the fall of 2014 and has spoken to multiple interest groups and organizations, established a web page and materials to inform the public about SGMA, developed principles for GSA formation and recommended a process for moving forward.

In March 2015, the Board of Supervisors/Water Agency Board of Directors approved a robust facilitated assessment of all the entities eligible to serve as GSAs and of other interested parties, including agriculture, well owners, tribes and environmental interests. The assessment is nearly complete, and in early fall the facilitator will make recommendations for a process for GSA formation. While it's important to act quickly, it's also important to get it right. There are many potential agencies that could serve as GSAs in each basin and it's critical to understand their interests and goals.

### **R3: Conduct a county-wide study of carrying capacity.**

R3 has been partially implemented. The new law requires that GSAs develop and achieve a "sustainable yield," which is similar to carrying capacity for the affected basins. In the Santa Rosa Plain, Petaluma Valley and Sonoma Valley sophisticated computer models have been developed or are in the process of being developed of the groundwater and surface water systems. These models represent an essential step in estimating the sustainable yield of groundwater basins. To comply with the law, resources will first be focused on Santa Rosa Plain, Sonoma Valley and Petaluma River basins. If resources should become available, the sustainable yield (or carrying capacity) of other areas of the county could be determined.

### **R4: Use the existing groundwater management plans as foundations for issuing new groundwater sustainability plans for two of Sonoma County's major basins.**

R4 is being implemented. The Basin Advisory Panels in Sonoma Valley and Santa Rosa Plain are receiving regular SGMA updates at their meetings. One of the principles adopted by the BOS/Board in March was to build on the existing groundwater management plans, and the good work done by the diverse community stakeholders in the Santa Rosa Plain and Sonoma Valley basins.

**R5: Continue funding as appropriate for the Sonoma County Water Agency to support the formation of suitable groundwater sustainability agencies and their early operations.**

R5 is being implemented. The Water Agency Board of Directors approved a 2015-16 budget that includes funds for implementation of SGMA. In addition, the Water Agency, County and other GSA-eligible agencies are seeking grant funding to assist with efforts to create the new GSA(s) and will continue to seek grant funds to assist in implementing the new act.





## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 12  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** 4/5

**Department or Agency Name(s):** County Counsel and County Administrator's Office

**Staff Name and Phone Number:**

Veronica Ferguson 565-2431  
Bruce Goldstein 565-2421

**Supervisorial District(s):**

All

**Title:** Solid Waste Independent Hearing Officer / Hearing Panel Procedure

**Recommended Actions:**

(1) Adopt a procedure to appoint a Solid Waste Independent Hearing Officer to act as the local appeals body for solid waste permitting and enforcement issues; (2) Disband the Solid Waste Hearing Panel; (3) Rescind Resolution No. 92-0156 which established the Solid Waste Hearing Panel in 1992.

**Executive Summary:**

This measure establishes an appeal procedure for actions of the Solid Waste Local Enforcement Agency (LEA). It recommends that the County change its appeal process to use a hearing officer model and to adopt a set of hearing procedures. As an alternative, the Board could maintain a three person hearing panel and come back at a future time for appointments.

Historically, the Sonoma County Board of Supervisors ("Board") has had a Hearing Panel and has made appropriate appointments and reappointments to the panel since 1992. The hearing panel has been designated with the State Board as the local hearing body. The hearing panel has been comprised of one technical expert member, one member of the public at large, and one Board member. The panel has never been called to conduct a hearing since its appointment in 1992.

Background

In 1992, the California Integrated Waste Management Board (currently CalRecycle) certified the Department of Health Services, Environmental Health and Safety Section, as the Solid Waste Local Enforcement Agency (LEA) for Sonoma County. The LEA enforces California state solid waste laws and regulations pertaining to permitting and enforcement at solid waste facilities.

The California Public Resource Code and California Code of Regulations require the LEA to have an independent hearing panel or a hearing officer in a jurisdiction, such as the County of Sonoma, that has a publicly owned or operated solid waste facility or disposal site. (Public Resource Code § 44308; California Code of Regulations Title 14, § 18060). The hearing panel or hearing officer acts as the local appeals body for solid waste permitting and enforcement issues, such as denial, suspension, or revocation of a permit, recommended permit conditions, enforcement actions against unpermitted facilities and/or other enforcement actions, as well as the LEA's failure to act as required by law or regulation. The hearing panel or hearing officer holds hearings upon request made by the person subject to the action or by a person alleging that the LEA failed to act, and decides whether to grant or deny relief to the party requesting the hearing. Decisions of the hearing panel or hearing officer may be appealed to the State Board (California Department of Resources Recycling and Recovery, "CalRecycle"). Hearing policy and procedures are to be developed at the local level, within state mandated guidelines, which allows each hearing panel or hearing officer to better respond to local needs and community standards.

It is recommended that a hearing officer is appointed as the governing body of the enforcement agency. That option is available if the governing body adopts procedures for making that appointment and has adopted qualifications that the hearing officer is required to meet. (Public Resource Code § 44308(d)).

The procedural rules for conducting the hearing and making findings and decisions are essentially the same for a hearing panel or a hearing officer, except that a hearing officer can decide a dispute based on a single vote as opposed to a majority vote of the panel. Recommended qualifications for a hearing officer would include a license to practice law in the State of California and subject matter expertise concerning solid waste issues.

In order to simplify the appointment procedure, it is recommended that the Board adopt a procedure to appoint a hearing officer, instead of a three member panel, under Public Resource Code § 44308(d) and California Code of Regulations Title 14, § 18060. Specifically, it is recommended that the Board adopt the attached "Procedures for Appointment of Hearing Officers for Hearings on Matters Related to Local Enforcement Agency Proceedings." If the Board adopts this procedure, recruitment efforts will begin immediately and staff will seek qualified individuals to be considered by the Board on September 15, 2015, to serve as hearing officer.

If the Board adopts this procedure, it is also recommended that the Board disband the Solid Waste Hearing Panel, and rescind Resolution No. 92-0156 which established the Solid Waste Hearing Panel in 1992.

Alternative:

The Board appoints a Solid Waste Independent Hearing Panel consisting of three panel members. Panel members are selected for their legal, administrative, or technical abilities in areas relating to solid waste management, and include: one solid waste technical expert, one member of the public at large, and not more than one member of the governing body. The members serve a four year term and may not serve more than two consecutive terms. The chair of the Board appoints the independent hearing panel. If a panel member does not complete their term, the chairperson of the governing body shall appoint a

replacement to serve out the remainder of the unexpired term. Members of the hearing panel may receive per diem and necessary expenses while conducting the hearing. In order to highlight the independence of the hearing panel and to avoid the appearance of any potential conflicts at the local government level, it is recommended that the Chair of the Board appoints, as ratified by the Board, members to the hearing panel that are not also members of the local governing body. Such procedure would be consistent with Public Resource Code § 44308, which does not require any member of the governing body to serve as member of the hearing panel.

Currently, the positions of all three panel members are vacant. If the Board adopts this procedure, staff will return to the Board on September 15, 2015, with recommendations to appoint members to the independent hearing panel.

**Prior Board Actions:**

Resolutions 92-0156, 92-0470, 95-0265, 00-0474, 03-0575, 05-0904, and 11-0430 appointing panel members.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

Enforcement of solid waste laws and regulations further the goals of public safety and health.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Members of the hearing panel or the hearing officer may receive per diem and necessary expenses while conducting the hearing. The per diem amount and necessary expenses depend on the necessity to convene a hearing, which is not known in advance. Historically, the independent hearing panel has never convened since its appointment in 1992. Therefore, the potential fiscal impact cannot be reasonably anticipated at this time.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
Procedures for Appointment of Hearing Officers for Hearings on Matters Related to Local Enforcement Agency Proceedings; Resolution rescinding Resolution 92-0156.			
<b>Related Items "On File" with the Clerk of the Board:</b>			

## **PROCEDURES FOR APPOINTMENT OF HEARING OFFICERS FOR HEARINGS ON MATTERS RELATED TO LOCAL ENFORCEMENT AGENCY PROCEEDINGS**

AS ADOPTED BY THE SONOMA COUNTY BOARD OF SUPERVISORS

1. Pursuant to the provisions of the California Public Resources Code (PRC) concerning activities of the Local Enforcement Agency (LEA), including but not limited to those provisions set forth in PRC Sections 44308, et seq., the Sonoma County Clerk of the Board of Supervisors shall determine, consistent with the requirements set forth below, a proposed hearing officer, whose qualifications shall be set forth and presented to the Board of Supervisors for consideration of appointment as a hearing officer.
2. A hearing officer approved by the Board of Supervisors shall conduct all proceedings in accordance with the applicable provisions set forth in the California Public Resources Code.
3. For consideration as a hearing officer in the above described role, a person shall be licensed as a member of the State Bar of California for a minimum of eight years prior to appointment.
4. For consideration as a hearing officer, a person shall demonstrate experience and familiarity with the current law in the state of California concerning solid waste issues.
5. For consideration as a hearing officer, a person shall demonstrate to the satisfaction of the Clerk of the Board or his/her designee that the person possesses a judicial demeanor consistent with the impartial conduct of any proceedings.
6. The Board of Supervisors shall consider and take action on the recommendation received from the Clerk of the Board. Any such appointment shall be effective for two years unless earlier terminated by either party with 30 days notice.
7. Additional hearing officers may be appointed who may serve on a rotational basis.
8. If no hearing officer is available to conduct a hearing, the County may request services from the California State Office of Administrative Hearings on a case-by-case basis, as necessary.





County of Sonoma  
State of California

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Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_



4/5 Vote Required

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**Resolution Of The Board Of Supervisors Of The County Of Sonoma,  
State Of California, Rescinding Resolution No. 92-0156  
Establishing A Solid Waste Hearing Panel. (4/5 Vote Required.)**

**Whereas**, on behalf of the State of California, the County of Sonoma adopted Resolution No. 92-0156 on February 4, 1992, to establish a Solid Waste Hearing Panel; and

**Whereas**, it is the intent of the Board to disband the Solid Waste Hearing Panel and, instead, appoint a Solid Waste Hearing Officer pursuant to Public Resource Code § 44308; and,

**Now, Therefore, Be It Resolved** on behalf of the State of California, after a duly noticed public hearing, the Board of Supervisors of the County of Sonoma resolves and finds as follows:

Resolution No. 92-0156 is hereby expressly rescinded in its entirety.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 13  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** District Attorney's Office

**Staff Name and Phone Number:**

Cindy Williams 565-2818

**Supervisorial District(s):**

All

**Title:** District Attorney 2015 Grant

### **Recommended Actions:**

Adopt resolution authorizing the District Attorney to sign a grant agreement with the California Office of Emergency Services to continue participation in the State Victim/Witness Assistance Program and accept \$297,875 in grant funding for the term July 1, 2015, through June 30, 2016.

### **Executive Summary:**

Board approval and authorization is requested to allow the District Attorney to participate in the Victim/Witness Assistance Program funded by the California Office of Emergency Services in the amount of \$297,875.

#### **The California Office of Emergency Services Agency Grant**

The California Office of Emergency Services (CalOES) Victim/Witness Assistance grant award provides funds to support the salaries and benefits for 2.0 FTE Victim Witness Advocate positions and a 0.60 Victim Services Division Director. District Attorney's Office has participated in the Victim/Witness Assistance Program annually since 1986, and receives an award amount based on available combined State and Federal pass-through funds. This year, the CalOES Victim/Witness Assistance grant award is \$297,875, for the term July 1, 2015, to June 30, 2016.

California Penal Code Section 13835 mandates services to meet the needs of victims and witnesses of crime through funding local and victim/witness services programs. Staff funded through this grant provide comprehensive mandatory and optional services to crime victims and witnesses for all types of crimes, whether or not the suspect has been identified. Objectives under this grant include providing advocacy for the majority of crime victims who go through the criminal justice system, in both adult and juvenile cases, as soon as possible after the crime occurs; contacting and offering services to victims where prosecution is not being pursued, but where the victims still qualify for service; collaborating with law enforcement, community based organizations, and other victim service organizations to provide the most comprehensive response to meet the needs of crime victims in Sonoma County; and providing



community outreach and training to law enforcement, community based organizations, and the community at large on the services available to crime victims through the Sonoma County District Attorney's Victim Services Division.

**Prior Board Actions:**

Agreements with CalOES have been approved annually since the inception of this program in 1986.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

Funds for the Victim/Witness Assistance Program support a county-wide, comprehensive system of mandatory and optional services to crime victims and witnesses for all types of crimes.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 297,875	County General Fund	\$ 0
Add Appropriations Req'd.	\$ 0	State/Federal	\$ 297,875
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 297,875</b>	<b>Total Sources</b>	<b>\$ 297,875</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Grant awards (CalOES: \$297,875 annual award) were anticipated for this fiscal year and are already included in the FY 15/16 budget.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)
No staffing impacts			

**Narrative Explanation of Staffing Impacts (If Required):**

Not applicable

**Attachments:**

One resolution

**Related Items "On File" with the Clerk of the Board:**

None



County of Sonoma  
State of California

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Date: September 1, 2015

Item Number: \_\_\_\_\_  
Resolution Number: \_\_\_\_\_



Majority

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**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Authorizing County of Sonoma to Participate in the Victim/Witness Assistance Program, and Authorizing The District Attorney to Sign an Agreement with the California Office of Emergency Services (CalOES), for FY 15/16, in the Amount of \$297,875.**

**Whereas**, the Sonoma County District Attorney desires to continue a certain project designated as the Victim Services Division, as the provider of comprehensive and emergency victim and witness services in Sonoma County; and

**Whereas**, the Sonoma County District Attorney desires to continue a certain project designated as the Victim Services Division, as the provider of comprehensive and emergency victim and witness services in Sonoma County; and

**Whereas**, CalOES has allocated \$297,875 to the County of Sonoma for FY 15/16.

**Now, Therefore, Be It Resolved**, that the District Attorney of the County of Sonoma is authorized, on behalf of this body, to accept a grant for the Victim/Witness Assistance Program from CalOES and is authorized to execute an behalf of the Sonoma County Board of Supervisors the Grant Award Agreement including any extensions of modifications thereof.

**Be It Further Resolved** that grant funds received hereunder shall not be used to supplant expenditures controlled by this body, and will hold CalOES harmless from any claims that arise from the use of grant monies.

**It Is Agreed**, that any liability arising out of the performance of this Grant Award contract, including civil court actions for damages, shall be the responsibility of the grantee and the authorizing agency. The State of California and CalOES disclaim responsibility for any such liability.

Resolution #

Date:

Page 2

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 14  
(This Section for use by Clerk of the Board Only.)

**To:** Sonoma County Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** General Services Department

**Staff Name and Phone Number:**

Tawny Tesconi: 707-565-2977

**Supervisorial District(s):**

All

**Title:** Grant of aerial easement to Pacific Gas & Electric for the distribution of electric energy and communication purposes to the Sonoma-Marin Area Rail Transit Maintenance Facility at the intersection of Regional Parkway and Airport Boulevard

### Recommended Actions:

1. Authorize the Board Chair to convey to PG&E an aerial easement to allow PG&E to construct and maintain electrical and communications facilities above County-owned property known as APN 059-240-061; and
2. Make findings that, pursuant to Government Code Section 25526.6, the conveyance of the easement to PG&E, a public utility corporation, is in the public interest and that the easement conveyed will not substantially conflict or interfere with the use of the property by the County.

### Executive Summary:

The Sonoma-Marin Area Rail Transit (SMART) project will provide passenger rail service from Cloverdale in Sonoma County to Larkspur Landing in Marin County. This action will provide PG&E an aerial easement across County property to the SMART Operations and Maintenance Facility (Facility). In accord with the CEQA approved project the easement will allow PG&E to connect existing overhead lines to the Facility.

The easement will cross five linear feet of County-owned land occupied by the General Services Fleet Heavy Equipment maintenance facility ("County Land"). (Please see attached site map.) General Service's staff has reviewed the easement alignment as it relates to County Land, and determined that there will be no negative impact on current or anticipated County operations. Staff has also noted and conveyed to SMART that greater consideration should be devoted to the long-term visual impact of the developed site on the local community. Continued proliferation of aerial lines crossing the site can result in an unattractive facility. Future development efforts should include burying lines where possible and minimizing the visibility of lines that cannot be buried underground. The proposed easement will deliver significant value to SMART, and SMART has offered the County the fair market value of \$1,000 as compensation for the proposed easement.

Staff requests that your Board authorize the Board Chair to execute the proposed “Sonoma-Marín Area Rail Transit Utility Easement Offer-Acceptance” and the accompanying Easement Deed to convey to PG&E the easement across and access to certain County property for the purpose of installing and maintaining overhanging wires, cables and the like for the distribution of electrical energy and communication purposes. As required by Government Code Section 25526.6, staff also requests that your Board make findings that the proposed easement is in the public interest and will not substantially conflict or interfere with the County’s use of the County Land.

**Prior Board Actions:**

None

**Strategic Plan Alignment**      Goal 3: Invest in the Future

The conveyance of the aerial easement to PG&E will allow PG&E to construct and maintain electrical and communications facilities for the future Sonoma-Marín Area Rail Transit project, which will add to and enhance transportation opportunities for the benefit the general public and visitors to Sonoma and Marin Counties.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$ 1,000.00
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$ 1,000.00</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

No impact. The County will receive \$1,000 from SMART as compensation for the easement that will be used by PG&E to provide service to the SMART Facility.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

<b>Narrative Explanation of Staffing Impacts (If Required):</b>
None
<b>Attachments:</b>
Attachment 1: Site plan
<b>Related Items "On File" with the Clerk of the Board:</b>
(5) originals of the proposed Easement Deed, for signature by the Board Chair (5) originals of the proposed Sonoma-Marín Area Rail Transit Utility Easement Offer-Acceptance, for signature by the Board Chair



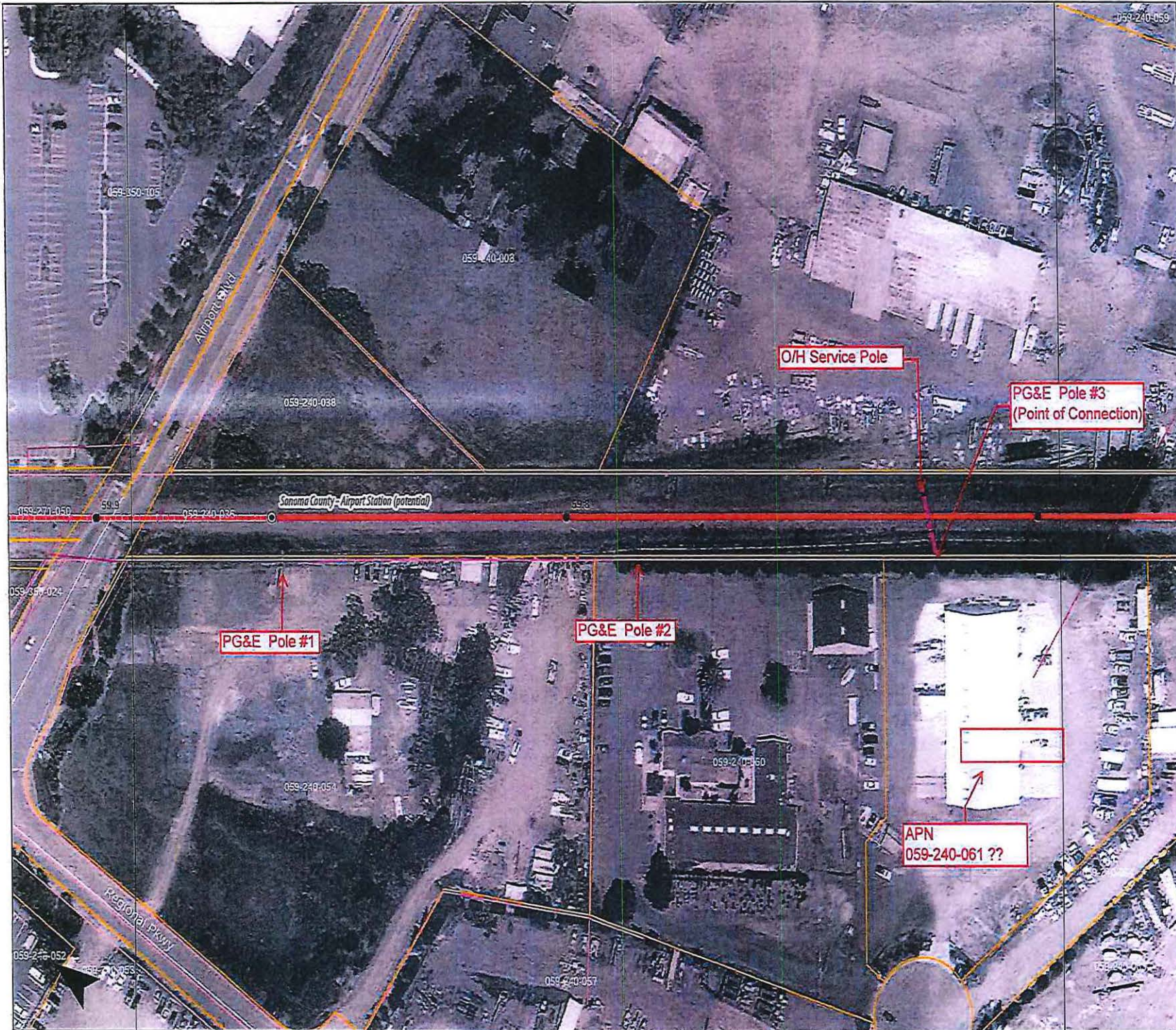
0.25 1 1.5 2 Miles

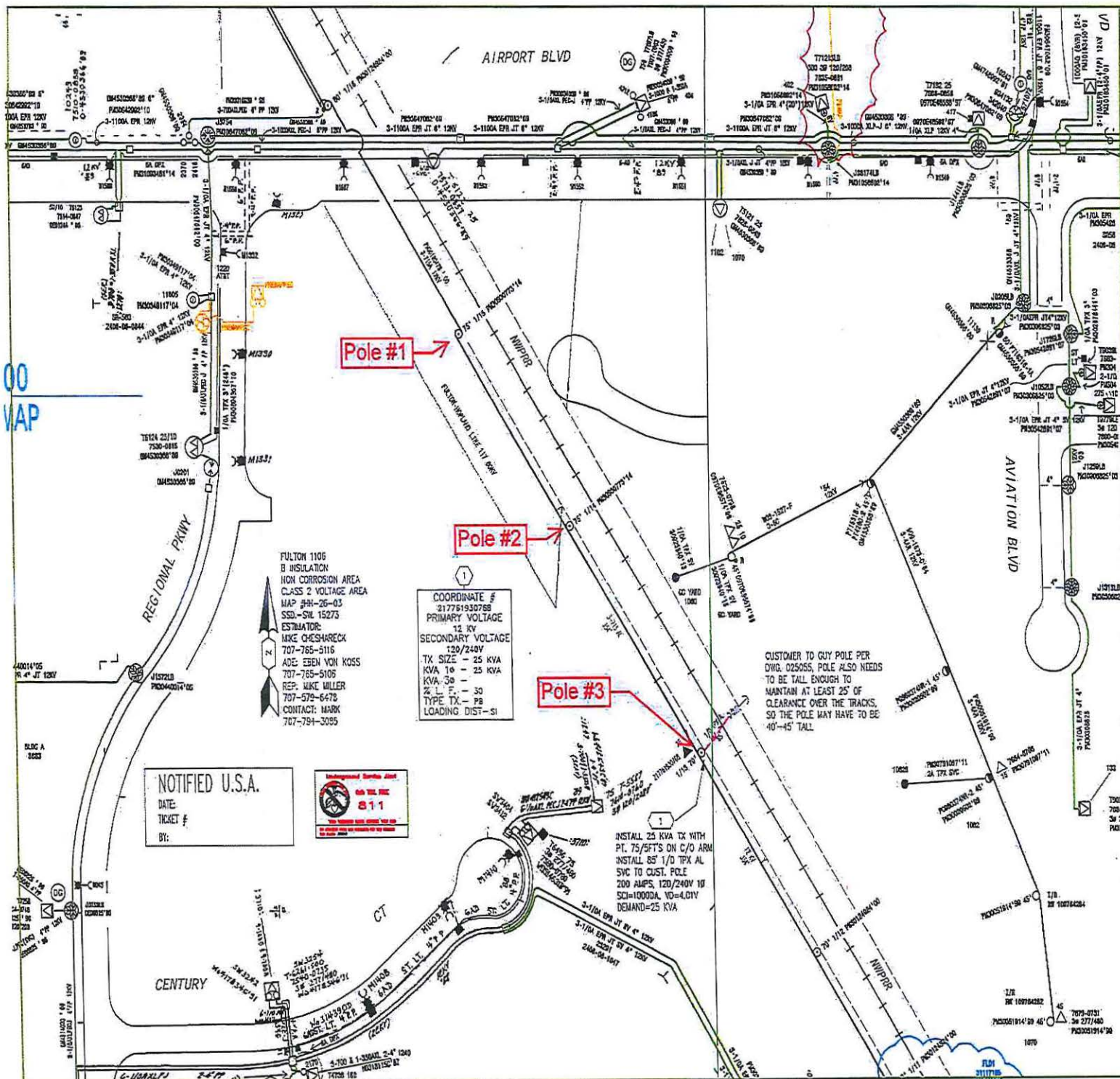
Legend

- SMART\_MilePosts
- ⊙ SMART Stations
- Tier1Status
- SMART
- ⊕ Rail\_025mi\_SN\_EW\_horizontal
- ⊕ CRA\_PARCELS

X-MasterXrefMapPlan.dwg Polyline  
RefName

- X-Parcels
- X-ROWExist
- X-UtilitiesExist(Record)
- SMART Rail Project
- Future
- IOS
- SMART Counties





**Pole #1**

**Pole #2**

**Pole #3**

COORDINATE #  
217781930788  
PRIMARY VOLTAGE  
12 KV  
SECONDARY VOLTAGE  
120/240V  
TX SIZE - 25 KVA  
KVA 1φ - 25 KVA  
KVA 3φ - 30  
% T - 30  
TYPE TX - PB  
LOADING DIST - 51

CUSTOMER TO BUY POLE PER  
DWG. 025055. POLE ALSO NEEDS  
TO BE TALL ENOUGH TO  
MAINTAIN AT LEAST 25' OF  
CLEARANCE OVER THE TRACKS,  
SO THE POLE MAY HAVE TO BE  
40'-45' TALL

FULTON 1106  
B INSULATION  
NON CORROSION AREA  
CLASS 2 VOLTAGE AREA  
MAP 24-26-03  
SSD - SVL 15273  
ESTIMATOR:  
MIKE CHESHARECK  
707-765-5116  
ADE: EBEN VON KOSS  
707-765-5105  
REP: MIKE MILLER  
707-579-6478  
CONTACT: MARK  
707-784-3095

**NOTIFIED U.S.A.**  
DATE:  
TICKET #:  
BY:



CO: SD: NOTE: 107653904  
 OMMT: SHEET: 1 OF 1 SHEETS  
 P#: 31121770 REV.

ENGINEERING AND PLANNING DEPT.  
 210 CORONA RD.  
 PLYMOUTH, CA, 94954  
 PHONE #: 707-765-5116 FAX #: 707-765-5129  
 PACIFIC GAS AND ELECTRIC COMPANY

EST: MIKE CHESHARECK  
 ADE: EBEN VON KOSS  
 SUPV: CORNIE MENDOZA  
 REP: MIKE MILLER  
 PLNR: SANTA ROSA  
 DATE: 07/29/15  
 SCALE: 1"=100'

**OVERHEAD SMART TRAIN SERVICE**  
 NEAR 1210 REGIONAL PKWY  
 SANTA ROSA





## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 15  
(This Section for use by Clerk of the Board Only.)

**To:** Sonoma County Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** General Services

**Staff Name and Phone Number:**

Bruce Oveson: 707-565-3665

**Supervisorial District(s):**

All

**Title:** Meyers Grade Road Communications Tower and Vault

### **Recommended Actions:**

1. Approve the project plans and specifications for the Meyers Grade Road Communications Tower and Vault project.
2. Authorize the Chair to execute a construction contract with A. E. Nelson Construction for the construction of the Meyers Grade Road Communications Tower in the amount of \$1,037,800.
3. Authorize the Chair of the Board to execute a contract with Kleinfelder West, Inc. to provide construction phase special inspections for the Meyers Grade Road Communications Tower and Vault in the amount of \$37,177.

### **Executive Summary:**

#### **Background:**

The County of Sonoma maintains a network of wireless communication facilities that provides voice radio and wireless data communication for essential services, including the 911 dispatch system, emergency fire services, emergency medical response services, law enforcement, and other first responder, public safety and public works agencies. Services for the west central coastal area of the county are currently supported from the outdated and aged Seaview communications site.

#### **Project Description:**

The Meyers Grade project is to erect a 180' communications tower with all County required antennas, supports, and cabling which will terminate in to a new 20' X 30' concrete communications equipment vault. The project includes all necessary site access, screen landscaping, electrical power and emergency generator support required. The project site is located on a county owned property, in northwestern Sonoma County, north of the community of Jenner. This new facility will be a part of the essential services network supported for improved public safety. The Sheriff's Telecommunications Bureau has reviewed the specifications and found them satisfactory to meet their needs for this project.

**Public Bid:**

A Notice Inviting Bids for the Meyers Grade Communications Tower and Vault Project was advertised on June 7, 2015 and June 14, 2015. The Construction Drawings and Specifications were made available on June 8, 2015 through the County of Sonoma Supplier Portal, the North Coast Builders Exchange, and at the Facilities Development and Management office, located at 2300 County Center Drive, Suite A220, Santa Rosa, CA. A mandatory pre-bid meeting and site walk was held at 10:00 AM on Thursday, June 18, 2015. Two Addenda to the Construction Documents were released during the bid period. The public bid opening was held at 2:00 PM on Wednesday July 1, 2015.

**Bid Results:**

Two bids were received with the difference between them of only \$1,698. A.E. Nelson Construction is the lowest responsive and responsible bidder at \$1,037,800. The engineer's estimate is \$1,110,000. Based on comparison to the engineers estimate, staff believes that this is a fair and reasonable price and represents good value to the County and recommends the Board award a construction contract to A.E. Nelson Construction for the Meyers Grade Communications Tower and Vault in the amount of \$1,037,800 and authorize the Chair to execute the contract.

Bidding Company	Location	Base Bid
A. E. Nelson Construction	Rohnert Park, CA	\$1,037,800
L. D. Strobel Ca. Inc.	Concord, CA	\$1,039,498

Kleinfelder West, Inc. of Santa Rosa, CA. was originally contracted to provide soils engineering services for analysis and confirmation of building structural and tower base foundation design utilizing an Open Scope Professional Services Agreement. It is recommended Kleinfelder West, Inc. continue during the construction phase, to provide special inspections and materials testing services as required by the California Building Code and to confirm compliance with the permitted design documents. Continuing with Kleinfelder West, Inc. as the special testing and inspection consultant reduces the likelihood of construction phase errors or deficiencies, attributed to their thorough knowledge of the site conditions and California Building Code requirements and standards for Emergency Services construction.

**Schedule:**

Work is scheduled to begin in August 2015 and be complete by January 2016.

**Funding:**

The project budget is \$1,441,900 allocated into the following budget categories:

Construction:	\$1,110,856
A/E Services:	\$76,230
Other Consultants:	\$38,579
Permits/Fees	\$106,235
Project Management:	\$72,000
Special Inspections:	\$38,000
TOTAL:	\$1,441,900

The lowest responsive and responsible bid is for \$1,037,800 and the cost for special inspections and testing is \$37,177. The cost of these proposed contracts are within the project budget and have been reviewed and approved by the Sheriff's Office for project construction.

**Prior Board Actions:**

6/26/12 – Board approved purchase of property for tower location.  
 9/25/12 – Approved Stantec Agreement for Meyers Grade Tower and Vault design and construction administration services lump sum of \$51,300.  
 12/9/14 – Approved Stantec amendment to Agreement #2612 to provide additional services for Building Code compliance in the amount of \$10,200.  
 2/3/15 – Board adopted the Mitigated Negative Declaration.  
 5/5/15 – Approved Stantec amendment to Agreement #2612 to provide additional services for Mitigated Negative Declaration compliance of the construction documents in the amount of \$11,930.

**Strategic Plan Alignment**      Goal 3: Invest in the Future

The new tower and equipment vault at the Meyers Grade site will provide needed improved capabilities for emergency response communications along the County coastline with enhanced coverage from the higher tower and better location. Additionally, this project places the County's equipment and capabilities on a new Emergency Services tower that is designed to current code and planned for extended life and service. The facility further aligns with the goal of promoting a Safe and Caring Community, by ensuring timely improvements to the County's communications network promoting the safety and connectivity of the community.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 1,074,977	County General Fund	\$ 1,074,977
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 1,074,977</b>	<b>Total Sources</b>	<b>\$ 1,074,977</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

These funds are included in the Capital Project budget for Communications Tower Infrastructure.

<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None			
<b>Attachments:</b>			
None			
<b>Related Items "On File" with the Clerk of the Board:</b>			
Project Specification Book Project Specification Plans Project PSA			



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 16  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Permit and Resource Management Department

**Staff Name and Phone Number:**

Traci Tesconi 707-565-1903

**Supervisorial District(s):**

Fifth

**Title:** Land Conservation Act Contract Replacement; Vernazza Vineyards, LLC ; AGP14-0001.

### Recommended Actions:

Hold a public hearing and the Board is requested to adopt a resolution to:

- (1) Find the project exempt from CEQA;
- (2) Approve the requested Land Conservation Contract replacement (Williamson Act Contract), and the Land Conservation Plan attached and incorporated into the property located at 5365 Stony Point Rd, Santa Rosa, APN: 046-031-014; Supervisorial District 5; and
- (3) Direct the Chair to execute those documents.

### Executive Summary:

**Action Requested of the Board of Supervisors:** The Board previously initiated phase-out of substandard parcels, but allows owners to replace their contracts when they qualify for a different type of contract. Vernazza Vineyards, LLC seeks approval of a replacement Land Conservation Act Contract for prime agricultural land planted in vineyards. Your Board is requested to adopt a resolution to rescind an existing Non-Prime contract and replace it with a new Prime contract for a 29.27+/- acre parcel within Agricultural Preserve 2-251 and authorize the Chair to execute the replacement Land Conservation Act Contract and attached Land Conservation Plan.

**Location, Zoning and Project Description:** The project site is located in the Santa Rosa plains located at 5365 Stony Point Rd, Santa Rosa. The project site is 29.27+/- acres with a commercial vineyard planted in 2001 and grazing. The base zoning is LEA (Land Extensive Agriculture) with a 60 acre density with the following combining districts: Z (Second Unit Exclusion), F1 (Floodway), F2 (Secondary Floodplain), SR (Scenic Resources), VOH (Valley Oak Habitat).

**Background:** The parcel was originally placed under a non-prime (Type II) Land Conservation Act Contract in 1974. The 29.27 acre parcel is less than the 40- acre minimum parcel size requirement for a Non-Prime contract. In 2013, the Board of Supervisors initiated phase-out of undersized parcels and this parcel was under the County-wide initiated phase out of all parcels substandard in size for their

contract. The Notice of Non-Renewal for the subject parcel was recorded under OR# 2013-073797 and went into effect January 1, 2014. If the Board of Supervisors does not approve a replacement contract, the property will phase out of the program over the next eight years.

As part of the Board of Supervisors' December 2011 update of the *Sonoma County Uniform Rules for Agricultural Preserves and Farmland Security Zones* ("Uniform Rules") the Board eliminated the distinction between Prime (Type I) and Non-Prime (Type II) Agricultural Preserves. This allows the County to enter into either a Prime or Non-Prime contract in any established Preserve. The subject land at issue here is within an established Preserve (2-251).

Also as part of the update of the Uniform Rules, the County has implemented use of a Land Conservation Plan which is attached to and incorporated into a Land Conservation Act Contract. The Land Conservation Plans show locations of various agricultural, open space, permitted, and compatible land uses on contracted land. Future changes to the Land Conservation Plan may be approved by the Director of PRMD and recorded on title of the subject parcel.

**Replacement Prime Land Conservation Act Contract on land located within an existing Agricultural Preserve:**

The parcel qualifies for a Land Conservation Act Contract for prime agricultural land as described in the findings and discussion in the Resolution (to Attachment A).

Staff Recommendation: Staff recommends the Board of Supervisors approve the request because all of the state and local requirements for a Prime Land Conservation Act Contract for the 29.27+/- acres within an existing Agricultural Preserve have been met.

**Prior Board Actions:**

On December 13, 2011, the Board approved the *Sonoma County Uniform Rules for Agricultural Preserves and Farmland Security Zones* (Resolution No. 11-0678). In addition, this Board of Supervisors Resolution authorized PRMD to non-renew substandard sized parcels unless a replacement contract is obtained.

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

Land Conservation Act Contracts support agriculture and agribusiness by assisting in the preservation of agricultural land through the incentive of reduced property taxes in exchange for retaining the land in agricultural production.

<b>Fiscal Summary - FY 15-16</b>			
<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>
<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
<p>Approval of the replacement Land Conservation Act Contract means that the owner will continue to pay a reduced property tax assessment based upon the value of the agricultural uses rather than the land value under Proposition 13. This results in a reduction in the County's share of property tax revenue for each parcel under a Land Conservation Act Contract. The amount of this reduction for an individual contract depends on parcel-specific variables including the Proposition 13 status of the land and the value of the agricultural crop, and is determined annually by the Assessor's office. The Board has not requested, and staff does not recommend, evaluating property tax revenue implications on a contract-by-contract basis. Instead, the Board has directed that, as a policy matter, approving new contracts is important to the County's agricultural economy and outweighs the cost in reduced property tax revenue.</p>			
<b>Staffing Impacts</b>			
Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
N/A			
<b>Attachments:</b>			
Draft Board of Supervisors Resolution			
<b>Related Items "On File" with the Clerk of the Board:</b>			
Land Conservation Act Contract with attached Exhibit A (legal description) and Exhibit B (Land Conservation Plan with attached Site Plan).			



County of Sonoma  
State of California

Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

AGP14-0001 Traci Tesconi

4/5 Vote Required

**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Approving The Request By Vernazza Vineyards, LLC For Execution Of A Replacement Land Conservation (Williamson Act) Contract And Attached Land Conservation Plan; For Property Located At 5365 Stony Point Rd, Santa Rosa, APN: 046-031-014.**

**Whereas**, a request has been made by the property owner Vernazza Vineyards, LLC to authorize the Chair to rescind an existing Land Conservation (Williamson) Act Contract and replace it with a new Land Conservation Act Contract and attached Land Conservation Plan, for prime agricultural land located at 5365 Stony Point Rd, Santa Rosa, APN: 046-031-014, Supervisorial District No. 5; and

**Whereas**, on December 13, 2011, the Board of Supervisors adopted the updated *Sonoma County Uniform Rules for Agricultural Preserves and Farmland Security Zones (Uniform Rules)* (Resolution No. 11-0678); and

**Whereas**, consistent with the *Uniform Rules*, County Counsel has revised the Land Conservation Act Contract form, which now incorporates a Land Conservation Plan identifying the various uses of the contracted land. Future changes to identified land uses require amendment of the Land Conservation Plan. The Board, pursuant to Resolution No. 11-0678, has authorized the Director of PRMD to approve amendments to executed Land Conservation Plans; and

**Whereas**, the Board of Supervisors finds that the 29.27+/- acre parcel is currently located within Agricultural Preserve 2-251, and presently meets the requirements for a new Prime (Type I) Land Conservation Act Contract.

**Now, Therefore, Be It Resolved** that the Board of Supervisors makes the following specific findings concerning the requirements for a new Prime (Type I) Land Conservation Act Contract ("Contract"):

1. As required by Uniform Rule 4.2, the land proposed to be restricted by the Contract is currently located within a designated Agricultural



Preserve (2-251); and

2. Consistent with Uniform Rule 4.2, the land is devoted to an agricultural use. In Sonoma County this means that at least 50% of the parcel is used for agriculture purposes. The 29.27+/- acre parcel has 19.5 acres planted in vineyard, therefore, over 66% of the parcel is being used for agricultural purposes. A commercial vineyard is a prime agricultural use. Another 7 acres of the parcel is used for cattle grazing; and
3. As required by Uniform Rule 4.2, the land proposed to be restricted by the Contract is a single legal parcel; and
4. As required by Uniform Rule 4.2, there is a minimum parcel size for contracts. The land must be at least 10 acres in size for a Prime Land Conservation Act contract. The 29.27+/- acre parcel exceeds the 10-acre minimum parcel size for a new Prime Land Conservation Act Contract.
5. As required by Uniform Rule 4.2, the land proposed to be restricted by the Contract presently meets the minimum annual commercial agricultural income requirement of \$1,000.00 per acre gross for vineyard land under a Prime Land Conservation Act Contract. The vineyard operation generates an income on average 10,350.00 per acre gross over the last five years. Also, the 7 acres of pasture leased for cattle grazing generated an additional income from the rent of \$1,000.00 gross per year; and
6. All non-agricultural uses of the land are allowed as compatible uses in Uniform Rule 8.0, and consistent with Government Code Section 51238.1. Currently, the parcel is undeveloped with any structures; and
7. As required by Uniform Rule 4.2, Prime contracts for parcels under 40 acres in size must be on designated prime farmland. Prime farmland is defined as land planted with fruit- or nut-bearing trees, vines, bushes, or crops which have a nonbearing period of less than five years and meet the minimum income requirements. The parcel is planted with 19.5 acres of vineyard comprised of Pinot Noir and Chardonnay grapes that have produced an income over the last five years, and therefore meets the definition of prime farmland.

**Be It Further Resolved** that the Board of Supervisors finds the requested action categorically exempt from the California Environmental Quality Act pursuant to Section 15317, of the State CEQA Guidelines, which provides that executing a new Land Conservation Act Contract is exempt from the California Environmental Quality Act.

**Be It Further Resolved** that the Board of Supervisors hereby grants the request by approving rescission of the existing Non-Prime (Type II) contract and simultaneous replacement of that contract with a new Prime Land Conservation Act Contract and attached Land Conservation Plan, to restrict the 29.27 +/- acre parcel located at 5365 Stony Point Rd, Santa Rosa, APN: 046-031-014..

**Be It Further Resolved** that the Board of Supervisors authorizes the Chair of the Board of Supervisors to execute the Land Conservation Act Contract and attached Land Conservation Plan.

**Be It Further Resolved** that the Clerk of the Board of Supervisors is hereby instructed to record within 20 days and no later than December 31, 2015 (1) this Resolution and (2) the associated Land Conservation Act Contract and attached Land Conservation Plan with the Office of the Sonoma County Recorder.

**Be It Further Resolved** that the Board of Supervisors designates the Clerk of the Board as the custodian of the documents and other material which constitute the record of proceedings upon which the decision herein is based, including the original executed Contract and Land Conservation Plan. These documents may be found at the office of the Clerk of the Board, 575 Administration Drive, Room 100-A, Santa Rosa, California 95403.

**Supervisors:**

Rabbitt:	Zane:	Gore:	Carrillo:	Gorin:
Ayes:	Noes:	Absent:	Abstain:	

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 17  
(This Section for use by Clerk of the Board Only.)

**To:** Sonoma County Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Permit and Resource Management Department

**Staff Name and Phone Number:**

Traci Tesconi 565-1903

**Supervisorial District(s):**

Fourth

**Title:** Lot Line Adjustment between two parcels with Land Conservation Contract, Browne and Hall T-T, LLC; LLA10-0006

### **Recommended Actions:**

Adopt a Resolution and Conditions of Approval for a Lot Line Adjustment between two parcels with one parcel subject to a Land Conservation Contract and one parcel subject to an Open Space Easement for property located at 2364 Geysers Road and 2457 Wilson Road, Geyserville; APN's 131-030-027 and 131-040-021.

### **Executive Summary:**

**Introduction:** This item is to approve a Lot Line Adjustment to effectuate a change in ownership of 2.5 acres between two adjacent lot owners. This Lot Line Adjustment requires Board of Supervisors approval because of the existing Land Conservation (Williamson) Act Contract on one of the parcels. Lot Line Adjustments are normally approved administratively by PRMD or by the Project Review and Advisory Committee.

**Background:** This action would transfer 2.5 acres from Lot 2 to Lot 1. Lot 2 of the Lot Line Adjustment is also Lot 8 of a recently recorded subdivision MJS04-0006 – Hall Ranch Subdivision. The Lot Line Adjustment was submitted during the processing of the Hall Ranch subdivision. As part of the subdivision approval, the property was placed under a permanent Open Space Easement with the Sonoma County Agricultural and Open Space District which rescinded and replaced the existing Land Conservation Contract. However, the 2.5 acre portion of Lot 8 (aka Lot 2) was placed under a separate Open Space Easement held by the County of Sonoma in anticipation of the Lot Line Adjustment request. The Lot Line Adjustment was placed on hold until the Final Map recorded, which was done on October 3, 2014 (Book 766 of Maps, Page 23-34).

**Project Description, Location, and Zoning:** This is a request for a Lot Line Adjustment between two parcels of 27.40 acres (Lot 1) and 42.99 acres (Lot 2) resulting in two parcels of 29.90 acres (Lot 1) and 40.49 acres (Lot 2). The property owner of Lot 1 had planted the vineyard on a portion of the adjacent

parcel by mistake. The Lot Line Adjustment would transfer ownership of the 2.5 acres of land and fulfill a purchase agreement that has been in effect on the 2.5 acres since 1999. Because Lot 1 is subject to an existing prime (Type I) Land Conservation Act Contract (1-303; 06-161443), the Lot Line Adjustment must be approved by the Board of Supervisors. Lot 1 contains approximately 17.5 acres of vineyard with one residence. Lot 2 contains approximately 10.5 acres of vineyard and is undeveloped. The parcels are located in Geyserville near the Highway 128 intersection with Geysers Road and Wilson Road. Lot 1 is zoned LIA (Land Intensive Agriculture) 20-acre density with an overlay zoning designation of Z (Second Unit Exclusion). Lot 2 is zoned LIA (Land Intensive Agriculture) 40-acre density with an overlay zoning designation of Z (Second Unit Exclusion), however, a rezoning is pending to place a B7 (Frozen Lot Size) rezoning as required as a condition of the Major Subdivision.

**Land Conservation Act:** To facilitate a Lot Line Adjustment, Government Code Section 51257 permits the contracting parties to rescind the existing contracts and simultaneously enter into new contracts if the required findings can be made. Staff has determined the Lot Line Adjustment can meet the required findings as described in the Resolution (refer to Attachment A).

**Conditions of Approval:** Lot 1 will continue to be devoted to a qualifying agricultural use as a commercial vineyard. Conditions of Approval require that prior to recording the Grant Deed for the Lot Line Adjustment, the property owner of Lot 1 shall submit the appropriate applications and filing fees to rescind and replace the existing contract with a new prime (Type I) Land Conservation contract, and an amendment of the General Plan and rezoning from the 40 acres per dwelling unit to the 20 acres per dwelling unit designation on the 2.5 acres of land adjusted in order to eliminate the split density designations.

**Staff Recommendation:**

Staff recommends the Board find that all Government Code Section 51257 findings are satisfied in connection with the proposed Lot Line Adjustment, and approve the proposed Lot Line Adjustment subject to the attached Conditions of Approval.

**Prior Board Actions:**

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

The Board of Supervisors has endorsed the continuation of the County’s agricultural preserve program to preserve a maximum amount of the limited supply of agricultural, open space, scenic, and critical habitat lands within the county, to discourage premature and unnecessary conversion of such lands to urban land uses, to promote vitality in the agricultural economy, and to ensure an adequate, varied, and healthy supply of food and fiber for current and future generations. The purpose of the Lot Line Adjustment is to transfer 2.5 acres of vineyard between property owners and fulfill a long-term purchase agreement for this land. In addition, the rescission and replacement of Land Conservation Contract for Lot 1 will facilitate further agricultural investment and support agricultural viability and help preserve open space land in Sonoma County.

**Fiscal Summary - FY 15-16**

<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Lot 1 is currently under a Land Conservation Act Contract and Lot 2 will remain under the Open Space Easement as a result of the Lot Line Adjustment. There will be no new fiscal impacts as a result of this action.

**Staffing Impacts**

<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

**Attachments:**

Draft Board of Supervisors Resolution and Attachment A Conditions of Approval  
 Exhibit A: Proposal Statement  
 Exhibit B: Assessor’s Parcel Map  
 Exhibit C: Lot Line Adjustment Site Plan

**Related Items “On File” with the Clerk of the Board:**

None



# County of Sonoma

## State of California

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Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

LLA10-0006 Traci Tesconi

4/5 Vote Required

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**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Granting The Request By Timothy And Denyse Browne and Hall T-T, LLC; For A Minor Lot Line Adjustment For Property Located At 2364 Geysers Road And 2457 Wilson Road, Geyserville; APN's: 131-030-027 and 131-040-021.**

**Whereas**, the applicants, Timothy and Denyse Browne and Hall T-T, LLC, filed a Minor Lot Line Adjustment application with the Sonoma County Permit and Resource Management Department between two parcels of 27.40 acres (Lot 1) and 42.99 acres (Lot 1) resulting in two parcels of 29.90 acres (Lot 1) and 40.49 acres (Lot 2) in size for property located at 2364 Geysers Road and 2457 Wilson Road, Geyserville; APN's 131-030-027 and 131-040-021; Zoned LIA(Land Intensive Agriculture), B6-20 acre density, Z (Second Dwelling Unit Exclusion) and LIA(Land Intensive Agriculture, B6-40 acre density, SR (Scenic Resources), Z (Second Dwelling Unit Exclusion); Supervisorial District No 4; and

**Whereas**, to facilitate a Lot Line Adjustment, Government Code Section 51257, authorizes parties to a Land Conservation Contract or Contracts to mutually rescind the Contract or Contracts and simultaneously enter into a new Contract or Contracts;

**Whereas**, on December 13, 2011, the Board of Supervisors adopted the updated Sonoma County Uniform Rules for Agricultural Preserves and Farmland Security Zones (Uniform Rules) (Resolution No. 11-0678); and

**Whereas**, in accordance with the provisions of law, the Board of Supervisors held a public hearing on September 1, 2015 at which time all interested persons were given an opportunity to be heard; and

**Whereas**, the purpose of the Lot Line Adjustment is to transfer 2.5 acres of vineyard land from Lot 2 to Lot 1. The property owner of Lot 1 planted and manages the vineyard on the 2.5 acre portion of land being adjusted. Lot 1 is presently subject to a prime (Type I) Land Conservation Act Contract; and

**Whereas**, Government Code Section 51257 requires that the Board of Supervisors make certain findings before an existing Land Conservation Act Contract may be rescinded and replaced to facilitate a Lot Line Adjustment.

**Now, Therefore, Be It Resolved,** that the Board of Supervisors makes the following findings consistent with Government Code Section 51257:

- a. The new contract would enforce and restrict the adjusted boundaries of the parcel for an initial term for at least as long as the unexpired term of the rescinded contract but for not less than 10 years. A condition of approval for the Lot Line Adjustment requires the rescission and replacement of the existing contract with a new prime (Type I) contract on Lot 1. The new contract for resulting Lot 1 will remain for not less than 10 years, renewing automatically every January 1st. The rescission and replacement of the existing contract with a new contract will require a separate and subsequent Board action to be scheduled at a later date;
- b. There is no net decrease in the amount of the acreage restricted by a contract because the Lot Line Adjustment increases the land under contract (Lot 1) by 2.5 acres increasing the parcel to 29.90 acres in size;
- c. The Lot Line Adjustment results in 100 percent (100%) of the land under the original contract to remain restricted under the replacement Prime (Type I) contract as required as a Condition of Approval for the Lot Line Adjustment;
- d. After the Lot Line Adjustment, the parcel (Lot 1) under contract will be 29.90 acres in size and remain large enough to sustain its agricultural use as a commercial vineyard with 20 acres planted. Resultant Lot 1 will exceed the 10-acre minimum acreage requirement for a prime contract, will exceed the minimum gross income requirement of \$1,000 per acre gross income for vineyard land, and will be devoted to agriculture with 67% of the parcel used for agricultural production. The single family residence on the parcel is a use found compatible with the agricultural use;
- e. The Lot Line Adjustment does not compromise the long-term agricultural productivity of the parcels subject to contract. The purpose of the Lot Line Adjustment is to transfer 2.5 acres of vineyard from Lot 2 to Lot 1, to the property owner who planted and maintains the vineyard;
- f. The Lot Line Adjustment is not likely to result in the removal of adjacent land from agricultural use. The land use and zoning designations on both parcels will remain unchanged as Land Intensive Agriculture 20-acres and 40-acres per dwelling unit. The parcels will have the same subdivision potential before and after the Lot Line Adjustment. The Lot Line Adjustment is minor in nature and will not result in the removal of adjacent land from agricultural use;
- g. The Lot Line Adjustment does not result in a greater number of developable parcels than existed prior to the adjustment, or an adjusted lot that is inconsistent with the General Plan. Under their current General Plan land use designation, Lot 1 is designated Land Intensive Agriculture 20 acres per dwelling unit and Lot 2 is designated Land Intensive Agriculture 40 acres per dwelling unit. Lot 1 and Lot 2 do not have subdivision potential either before or after the Lot Line Adjustment; and

Conditions of Approval require that prior to recording the Grant Deed for the Lot Line Adjustment, the property owners of Lot 1 shall submit the appropriate applications and filing fees to rescind and replace the existing contract with a new prime (Type I) Land Conservation contract. In addition, Lot 1 and Lot 2 are under the same land use designation of Land Intensive Agriculture, but, under two different density designations of 20 acres per dwelling unit and 40 acres per dwelling unit, respectively. Therefore, Conditions of Approval of the Lot Line Adjustment requires the property owner of Lot 1 to file on the 2.5 acre portion of land an amendment of the General Plan and rezoning from the 40 acres per dwelling unit to the 20 acres per dwelling unit designation in order to eliminate the split density designations, prior to recording the Grant Deed.

**Be It Further Resolved** that the Board of Supervisors hereby finds that substantial evidence in the record before it supports the above findings, and further finds that the Lot Line Adjustment meets the requirements of the above findings.

**Be It Further Resolved** that the Board of Supervisors finds the requested action described in this Resolution is categorically exempt from the California Environmental Quality Act pursuant to Section 15305 Class 5 of Title 14 of the California Code of Regulations (CEQA Guidelines) in that the project is a minor Lot Line Adjustment.

**Now, Therefore, Be It Resolved** that the Board of Supervisors hereby grants the request by Browne and Hall Ranch for the requested Minor Lot Line Adjustment subject to the Conditions of Approval in Attachment "A," attached hereto which includes a condition to rescind and replace the existing prime (Type I) Land Conservation Contract on Lot 1 and to require an amendment of the General Plan and rezoning from the 40 acres per dwelling unit to the 20 acres per dwelling unit designation on the 2.5 acres adjusted between parcels to eliminate the split density designations, prior to recording the Grant Deed.

**Be It Further Resolved** that the Board of Supervisors designates the Clerk of the Board as the custodian of the documents and other material which constitute the record of proceedings upon which the decision herein is based. These documents may be found at the office of the Clerk of the Board, 575 Administration Drive, Room 100-A, Santa Rosa, California 95403.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



# SONOMA COUNTY BOARD OF SUPERVISORS

## Attachment “A” to Resolution

### Conditions of Approval

<b>Date:</b> September 1, 2015	<b>File No.:</b> LLA10-0006
<b>Staff:</b> Traci Tesconi	<b>APN:</b> 131-030-027 and 131-040-021
<b>Owner:</b> Timothy and Denyse Browne and Hall T-T, LLC	

**Project Description:** Request for a Lot Line Adjustment between two parcels 27.40 acres and 42.99 acres in size resulting in two parcels 29.90 acres and 40.49 acres in size.

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NOTE: Amendments and changes to approved Lot Line Adjustment conditions may be considered by the Board of Supervisors at a later date if additional information justifies the changes and does not increase the intensity of use approved by the original approval. The Director of the Permit and Resource Management Department will determine if a public hearing is necessary and if additional fees are required.

NOTE: These conditions must be met and the application validated within 24 months (September 1, 2017) unless a request for an extension of time is received before the expiration date.

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1. Submit verification to the Permit and Resource Management Department that taxes, which are a lien and termed as payable, are paid to the Treasurer/Tax Collector's Department on all parcels affected by the adjustment. The Treasurer/Tax Collector knows the amount of the tax due.
2. Submit a draft description of the parcel(s) being transferred to the County Surveyor for approval. The following note shall be placed on the deed or deeds: "The purpose of this deed is for a Lot Line Adjustment for the combination of a portion of the Lands of Hall T-T, LLC, as described by deed recorded under Document No. 2012-095242, Sonoma County Records, APN 131-250-008, with the Lands of Timothy Otis Browne and Denyse Parsons Browne, as described by deed recorded under Document No. 2005-019738, Sonoma County Records, APN 131-030-027. This deed is pursuant to an application for a Lot Line Adjustment (LLA10-0006) on file in the office of the Sonoma County Permit and Resource Management Department. It is the express intent of the signators hereto that the recordation of this deed extinguishes any underlying parcels or portions of parcels." It is the responsibility of the surveyor/engineer preparing the deeds to insure that the information contained within the combination note is correct. Note: The County Surveyor may modify the above described note.
3. Deed of Trust agreements, which encumber only portions of accepted legal lots, are violations of the Subdivision Map Act; therefore, prior to Permit and Resource Management Department approval of the deed for recordation, the applicant shall submit either recorded documents or documents to be recorded concurrently with the Lot Line Adjustment deeds, showing that any Deed of Trust agreements on the subject properties will conform with the adjusted lot boundaries.
4. After approval of the deed description by the County Surveyor, a grant deed or deeds shall be prepared and submitted to the Permit and Resource Management Department for approval prior to recording.
5. The property owner(s) shall execute a Right-to-Farm Declaration on a form provided by PRMD to be submitted before the Lot Line Adjustment is cleared by PRMD for recordation. The Right-to-Farm Declaration shall be recorded concurrently with the PRMD approved lot line adjustment grant deed(s) to reflect the newly configured parcels.

6. A site plan map of the Lot Line Adjustment shall be prepared by a licensed surveyor or civil engineer and attached to the deed(s) to be recorded. The site plan shall be subject to the review and approval of the County Surveyor. The following note shall be placed on said plan: "THIS EXHIBIT IS FOR GRAPHIC PURPOSES ONLY. Any errors or omissions on this exhibit shall not affect the deed description."
7. Prior to PRMD stamping the grant deed(s) for the Lot Line Adjustment, the property owner of Lot A shall submit all application materials and applicable filing fees to rescind and replace the existing prime Type I Land Conservation Act Contract with a new, prime Type I Land Conservation Act Contract for Lot A by adding the 2.5 acres of land as a result of the Lot Line Adjustment.
8. Prior to recording the Lot Line Adjustment, an application shall be submitted for a General Plan Amendment and Zone Change on the 2.5 acre portion of resultant Lot A from the Land Intensive Agriculture, 40 acre density designation to Land Intensive Agriculture, 20 acre density designation with the combining district of Z (Second Unit Exclusion).



**BKF**  
**CARLENZOLI**

ENGINEERS  
SURVEYORS  
PLANNERS

## PROPOSAL STATEMENT

In December of 1999 an agreement was entered into between Tim Browne and Forrest Tancer (the predecessor of Hall T-T, LLC). The agreement was for Tancer to sell Browne a 2.50 acre parcel between the centerline of the creek and the lands of Browne. The parcel was not easily accessed by Tancer and the centerline of the creek made a logical natural boundary. Over the years the agreement has been updated and the Browne's have been paying on a lease purchase since that time. The parcel has been completely paid for now and the Browne's would like to establish fee ownership by completing a Lot Line Adjustment. The owners of the Hall-T-T, LLC are aware of the situation and are agreeable to the Lot Line Adjustment process. The Tentative Map for a proposed subdivision on the Hall T-T, LLC property acknowledges the fact that the boundary will be adjusted in this location.

325 Tesconi Circle  
Santa Rosa, CA  
California 95401  
phone 707-542-6465  
fax 707-542-1645  
www.bkf.com

EXHIBIT A

K:\Eng09\099083\Docs\Misc\PROPOSAL STATEMENT.doc

# COUNTY ASSESSOR'S PARCEL MAP

TAX RATE AREA  
51-006

131-25

EXHIBIT B

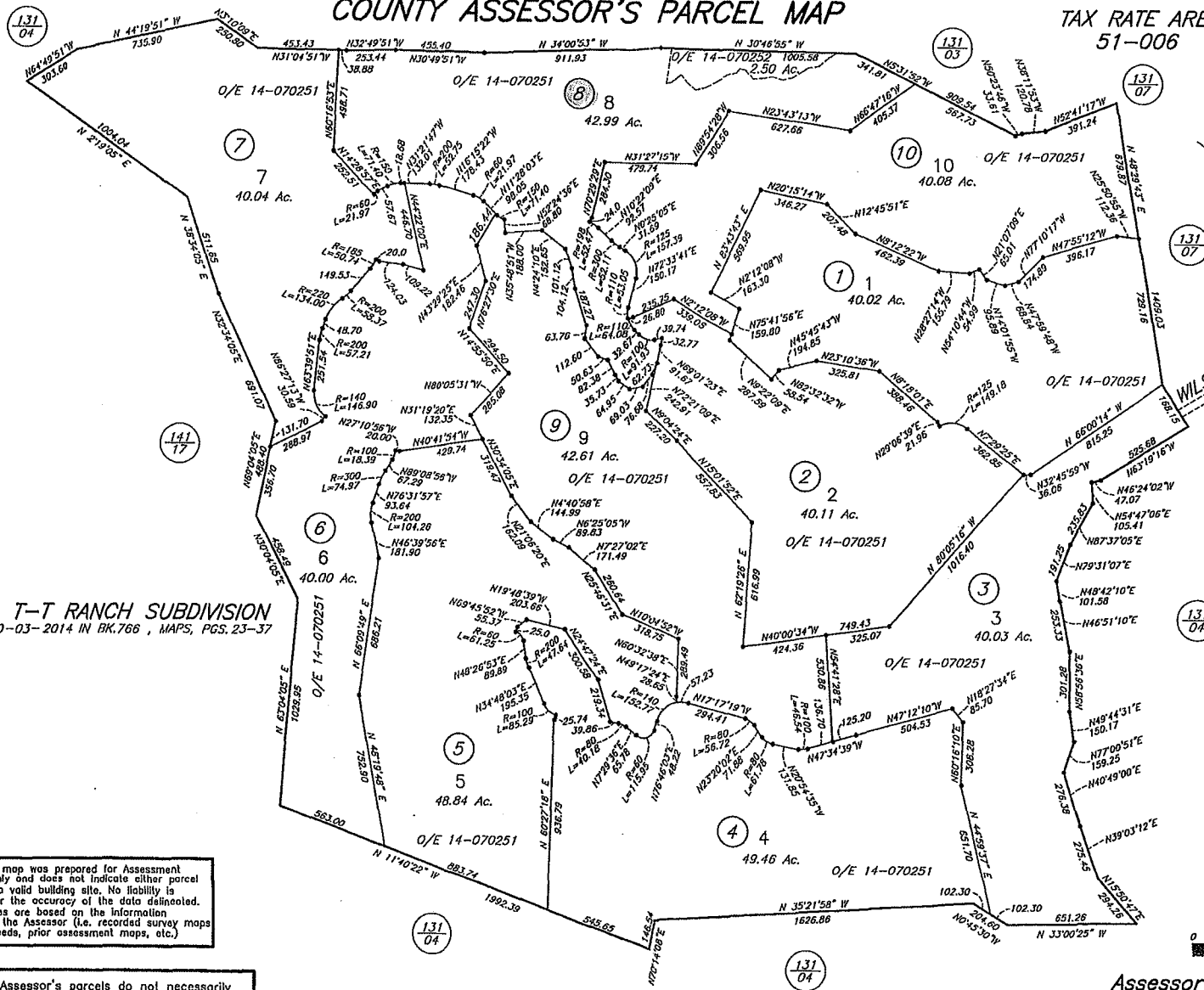
HALL T-T RANCH SUBDIVISION  
REC. 10-03-2014 IN BK.766 , MAPS, PGS.23-37

SCALE: 1"=500'

REVISED  
10-20-14=O/E-KR  
10-20-14=Com. P/O-KR

NOTE: This map was prepared for Assessment purposes only and does not indicate either parcel legality or a valid building site. No liability is assumed for the accuracy of the data delineated. The acreages are based on the information supplied to the Assessor (i.e. recorded survey maps recorded deeds, prior assessment maps, etc.)

NOTE: Assessor's parcels do not necessarily constitute legal lots. To verify legal parcel status, check with the appropriate city or county community development or planning division.



Assessor's Map Bk. 131, Pg. 25  
Sonoma County, Calif. (ACAD)  
KEY 10/20/2014 KR

NOTE: Assessor's parcels do not necessarily constitute legal lots. To verify legal parcel status, check with the appropriate city or county community development or planning division.

# COUNTY ASSESSOR'S PARCEL MAP

TAX RATE AREA 131-03  
51-006

T 10N  
R 9W

Part of  
Caslamayomi Rancho

Pcl Map No. 2654  
Bk 197 Pg 10, Rec 9/18/73

Healdsburg-Geyser Rd

R/S 188/19-25  
R/S 335/44-48

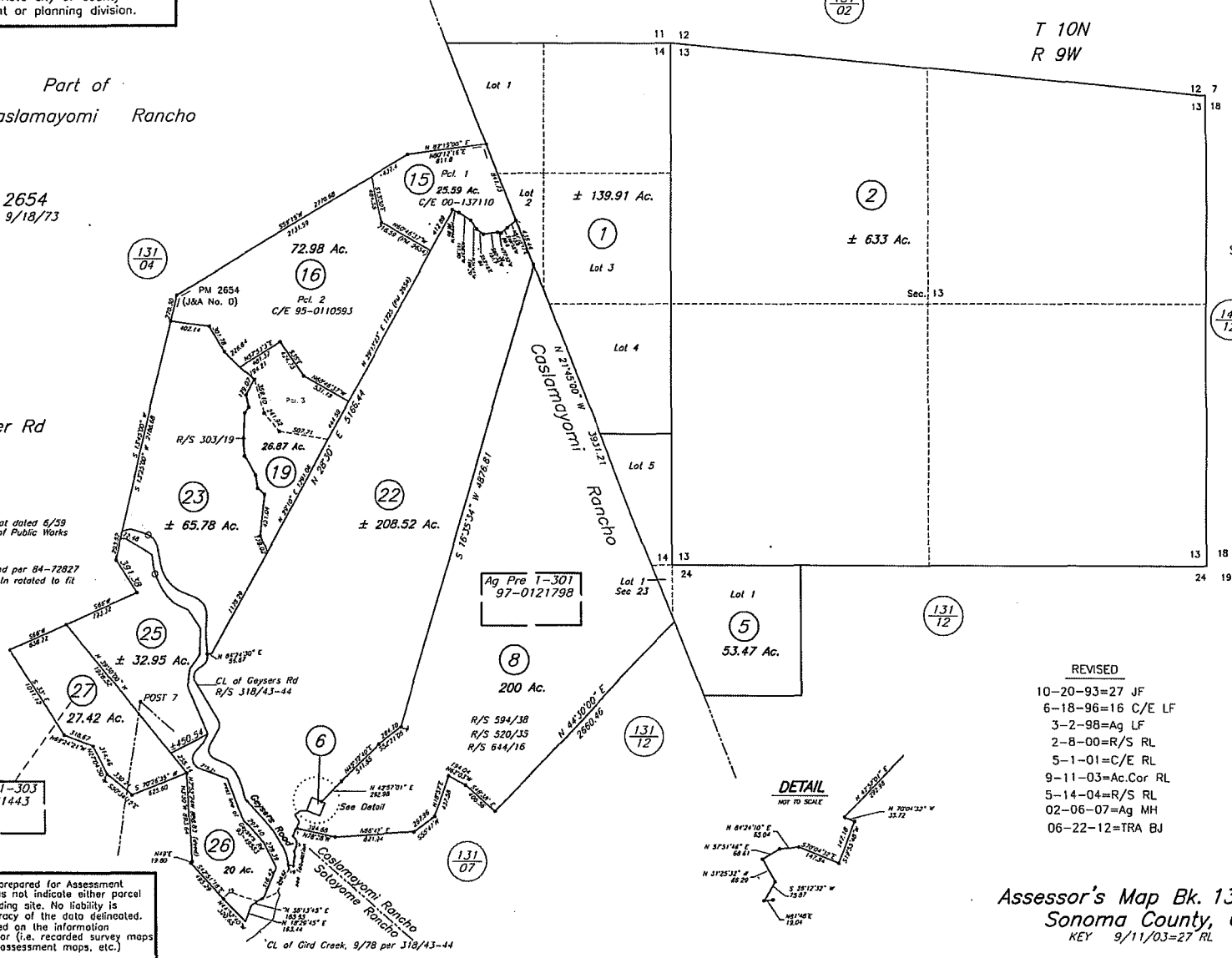
CL of Geysers Rd  
per County Survey shown on plot dated 6/59  
on file in the So County Dept of Public Works

plotted per 84-72827  
pln rotated to fit

**TABULATED TRAVERSE**  
 1 S 81°48' W 19.14  
 S 33°12' W 21.78  
 S 71°32' W 32.14  
 S 34°04' E 67.32  
 S 52°27' W 18.64  
 S 23°23' W 32.14  
 S 31°18' E 48.18  
 S 9°12' W 34.12  
 S 52°27' W 47.52  
 10 N 75°48' W 33.46  
 S 9°00' E 15.34  
 S 28°00' W 248.82  
 S 83°43' W 182.82  
 N 70°30' W 25.41  
 15 N 82°50' W 63.56  
 16 S 47°45' W 70.62

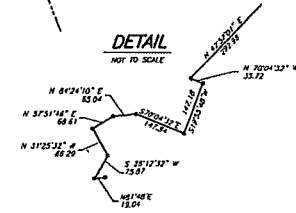
Ag Pre 1-303  
06-161443

NOTE: This map was prepared for Assessment purposes only and does not indicate either parcel legality or a valid building site. No liability is assumed for the accuracy of the data delineated. The acreages are based on the information supplied to the Assessor (i.e. recorded survey maps recorded deeds, prior assessment maps, etc.)



Ag Pre 1-301  
97-0121798

R/S 594/138  
R/S 520/135  
R/S 644/16

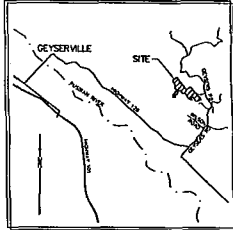
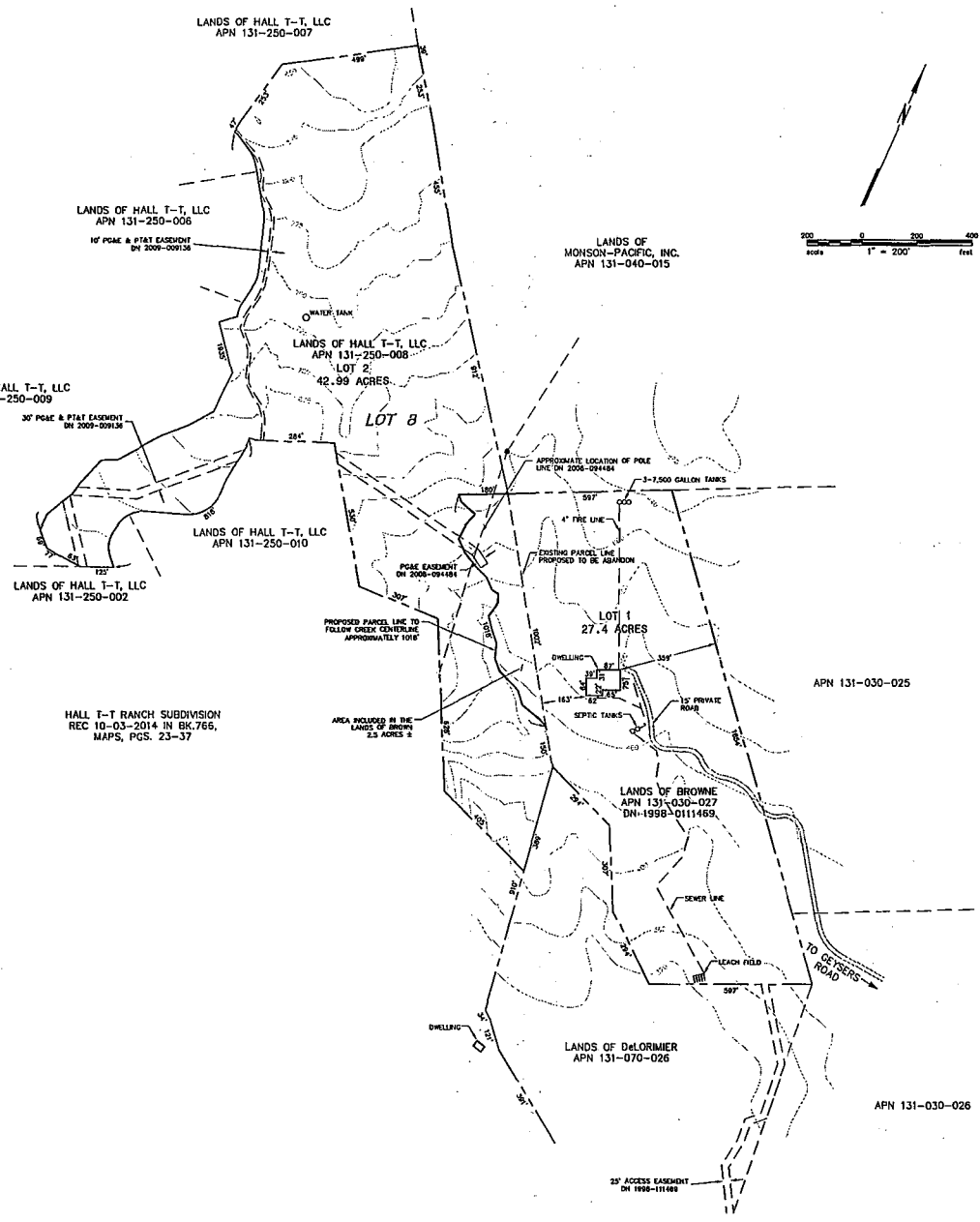


SCALE: 1" = 1000'

**REVISED**  
 10-20-93=27 JF  
 6-18-96=16 C/E LF  
 3-2-98=Ag LF  
 2-8-00=R/S RL  
 5-1-01=C/E RL  
 9-11-03=Ac.Cor RL  
 5-14-04=R/S RL  
 02-06-07=Ag MH  
 06-22-12=TRA BJ

Assessor's Map Bk. 131, Pg. 03  
Sonoma County, Calif. (ACAD)  
KEY 9/11/03=27 RL

EXHIBIT C



**LOT 1**  
 LANDS OF BROWNE  
 APN 131-030-027  
 2364 GEYSERS ROAD  
 GEYSERVILLE, CA 95441  
 PH: (415) 722-2500  
 27.4 ACRES (EXISTING)  
 29.9 ACRES (PROPOSED)  
 SUBJECT TO WILLIAMSON ACT  
 CONTRACT DN 2006-161443

**LOT 2**  
 LANDS OF HALL T-T, LLC  
 APN 131-250-008  
 2457 WILSON ROAD  
 GEYSERVILLE, CA 95441  
 PH: C/O ART GAMBINI & RAY CARLSON &  
 ASSOCIATES, INC (707) 528-7649  
 42.99 ACRES (EXISTING)  
 40.49 ACRES (PROPOSED)  
 SUBJECT TO WILLIAMSON ACT  
 CONTRACT DN 2004-196113

HALL T-T RANCH SUBDIVISION  
 REC 10-03-2014 IN BK.765,  
 MAPS, PGS. 23-37

AREA INCLUDED IN THE  
 LANDS OF BROWNE  
 2.5 ACRES ±

*Ralph H. Thomas*  
 RALPH H. THOMAS  
 LS 4760  
 4/8/15



# BROWNE/HALL LOT LINE ADJUSTMENT

COUNTY OF SONOMA, STATE OF CALIFORNIA  
 MARCH 2015





## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 18  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Permit and Resource Management Department

**Staff Name and Phone Number:**

Thomas Cirimele 565-8354

**Supervisorial District(s):**

Countywide

**Title:** IVRS Professional Services Contract with Selectron Technologies, Inc.

### **Recommended Actions:**

Authorize the Director of the Permit and Resource Management Department to execute an agreement for \$34,675 with Selectron Technologies, Inc. effective through March 31, 2016, to migrate and update the existing Automated Permit Scheduling solution and provide the related interface for the Accela Automation permitting system upgrade.

### **Executive Summary:**

For the past 17 years, PRMD has partnered with Selectron Technologies, the industry leader in Interactive Voice Response Systems. Selectron Technologies provided the Automated Permit Scheduling system that is housed, on site, at PRMD. This system allows citizens to call in, 24 hours a day, to schedule an inspection for the following business day.

Selectron's VoicePermits application software currently resides on a server that has reached its end of life, requiring replacement of the equipment and an upgrade of the software. PRMD has another virtual server, eliminating the need for additional hardware acquisitions. This contract will provide the software upgrade on the current server and the migration to the existing virtual server. The cost for professional services related to the software upgrade and migration would amount to \$14,675.

In addition, as part of PRMD's project to implement the Accela Automation permitting system upgrade, Selectron is responsible for providing one-time programming services to develop the interface between the Automated Permit Scheduling system and Accela Automation. The cost for these professional services related to that interface would amount to \$20,000. Pursuant to the Scope of Work, all work performed under this contract will be completed within 154 days of contract execution.

### **Prior Board Actions:**

Approval of Interactive Voice Response System (Selectron) on December 3, 2002

**Strategic Plan Alignment** Goal 3: Invest in the Future

Improvements made to the interactive voice response system at PRMD will benefit the entire County by ensuring that citizens have 24-hour access to Automated Inspection Scheduling at PRMD.

<b>Fiscal Summary - FY 15-16</b>			
<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$ 34,675		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$	Accela Automation Project	\$ 34,675
<b>Total Expenditure</b>	<b>\$ 34,675</b>	<b>Total Sources</b>	<b>\$ 34,675</b>
<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
FY 2015/2016 appropriation of \$34,675 from the Accela Automation Project was budgeted in that fiscal year.			
<b>Staffing Impacts</b>			
Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
<b>Attachments:</b>			
<b>Related Items "On File" with the Clerk of the Board:</b>			
Professional Services Agreement with Selectron Technologies, Inc. with Exhibits			





## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 19  
(This Section for use by Clerk of the Board Only.)

**To:** Sonoma County Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** 4/5

**Department or Agency Name(s):** Permit and Resource Management Department

**Staff Name and Phone Number:**

Abe Byun 565.3418

**Supervisorial District(s):**

Fifth

**Title:** An Ordinance No. 3836R Permit and Permit Extensions to North Coast Engineering; ROI15-0008

### **Recommended Actions:**

Adopt a resolution issuing a roiling permit (Ordinance No. 3836R) and necessary permit extensions to North Coast Engineering for the Flucke Russian River Stream Bank Restoration Project along the bank of the Russian River below a private residence located at 17734 Orchard Avenue in the town of Guerneville.

### **Executive Summary:**

The objectives of the Flucke Russian River Stream Bank Restoration Project (ROI15-0008) are to maintain and enhance natural habitat and improve water quality. This will be accomplished by the combination of repairing the existing rip-rap erosion protection mat and installation of live willow Coir Lifts.

Section VIII of Ordinance No. 3836R requires that an application for a permit be filed with the Board of Supervisors prior to the performance of certain prescribed work or operations in a river, stream or channel which may decrease the clarity of these waterways.

Concurrent Resolution No. 88-1220 of the Board of Supervisors requires that applications for permits describe the work or operations to be done, the purpose of the work or operations, the manner in which the work or operations will be carried out, and the time within which the work or operations will be completed. Pursuant to the Resolution, applications must be accompanied by a copy of the agreement required by Section 1601 et seq. of the California Fish and Wildlife Code and water discharge permits applicable to the work or operations, if any, pursuant to the Porter-Cologne Water Quality Control Act.

The application submitted by North Coast Engineering complies with the requirements of the 3836R Ordinance. The applicant represents that no significant residual impacts affecting water clarity of the Russian River will result. The applicant proposes to restore and protect approximately forty-five linear feet of stream bank along the east side of the Russian River. The construction will repair and replace the existing erosion resistant rip-rap mat to provide support and a competent foundation for the construction of the Coir Lifts. The work also consists of placing repetitive layers of live willow cuttings

and hybridized Coir Lifts to construct a restored vegetated embankment. The work is proposed to commence no earlier than September 2, 2015 and is scheduled to be completed by October 15, 2015.

A 3836R permit lasts for a duration of 30 days. The work may require greater than 30 days to complete. To accomplish this, the permit may be extended for additional 30-day periods if such permit period extensions are approved by the Board of Supervisors as requested in this agenda item. The Director of PRMD shall confirm the need for each permit extension immediately prior to the expiration of the current permit period to ensure that the work is not yet completed and an additional 30-day period extension is necessary.

The 3836R permit requires a 4/5 approval vote by the Board according to the requirements of the 1988 ballot measure creating the 3836R Ordinance.

**Prior Board Actions:**

None

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

The permit will allow North Coast Engineering to enhance and protect the Russian River bank via natural restoration, thereby avoiding future erosion.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

None

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

<b>Narrative Explanation of Staffing Impacts (If Required):</b>
None
<b>Attachments:</b>
A) Draft Board of Supervisors Resolution B) Application C) Location Map
<b>Related Items "On File" with the Clerk of the Board:</b>
Application Packet



# County of Sonoma

## State of California

Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_



4/5 Vote Required

**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Issuing A Permit And Permit Extensions Pursuant To Section VIII Of Ordinance No. 3836R Of The County Of Sonoma To North Coast Engineering For The Flucke Russian River Stream Bank Restoration Project Along The Bank Of The Russian River Below A Private Residence Located At 17734 Orchard Avenue In The Town Of Guerneville.**

**Whereas**, Section VIII of Ordinance No. 3836R requires that an application for a permit be filed with the Board of Supervisors prior to the performance of certain prescribed work or operations in a river, stream, or channel which may decrease the clarity of a river or stream; and

**Whereas**, an application was filed North Coast engineering for an Ordinance No. 3836R permit for the Flucke Russian River Stream Bank Restoration Project along the bank of the Russian River below a private residence located at 17734 Orchard Avenue in the town of Guerneville, at Permit and Resource Management Department in the manner prescribed by Resolution No. 88-1220 as amended by Resolution No. 89-0746 of the Board of Supervisors; and

**Whereas**, the Board of Supervisors has reviewed said application; and

**Whereas**, the work requires greater than 30 days to complete, as described in the application; and

**Whereas**, the requirements of section VIII of the Sonoma County Code include a restriction to perform permitted activities within a period of 30 days, except that additional 30-day permit periods may be granted by the Board of Supervisors, and a requirement that all approval votes be by a 4/5th majority of the Board of Supervisors.

**Now, Therefore, Be It Resolved**

1. That the Board of Supervisors finds and determines that the work and operations described on said application is necessary and that the work and operations will be performed in a manner which will not unreasonably decrease the clarity of the waters of the rivers or streams of the County of Sonoma;
2. That a permit is hereby granted to applicant to perform the work and operations described in the aforementioned application;

Resolution #

Date: September 15, 2015

Page 2

3. That permit extensions are hereby granted to the applicant to perform the work described herein for additional 30-day periods commencing on September 2, 2015 subject to the Director of PRMD confirming the need for the permit extension immediately prior to the expiration of the permit period;
4. That the work and operations shall be performed in the manner described in the application and in accordance with the terms and conditions of any applicable agreement required by Section 1601 et seq. of the California Fish and Wildlife Code, any applicable waste discharge permit issued pursuant to the Porter-Cologne Water Quality Control Act (commencing at Section 13000 of the California Water Code), and Chapter 26A of the Sonoma County Code and any plans adopted pursuant thereto;

**Be It Further Resolved** that the permit is hereby granted to the applicant pursuant to Section 25526.6 of the Government Code.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**

**Roiling Permit Application**

DRN-003

The Board of Supervisors approves all roiling permits under Section VIII of the Water Clarity Ordinance of the County of Sonoma, Ordinance No. 3836R (Chapter 23 of the Sonoma County Code).

**A complete application must be submitted to the Permit and Resource Management Department a minimum of eight weeks before the start of project.**

Applicant  Owner  Architect \ Engineer

Matthew Damos, P.E.

Name

2655 Knolls Drive

Mailing Address

Santa Rosa

CA

City/Town

707-569-8321

State/Zip

95405

Phone

September 2, 2015

Fax

Work start date

*Matthew Damos*

Signature

Project Site Information

17734 Orchard Ave

Address(es)

Guerneville

City/Town

071-240-069

Assessor's Parcel Number(s)

Russian River

River or Stream Name

September 13, 2015

Estimated completion date

August 18, 2015

Date

**Types of work (check one):**

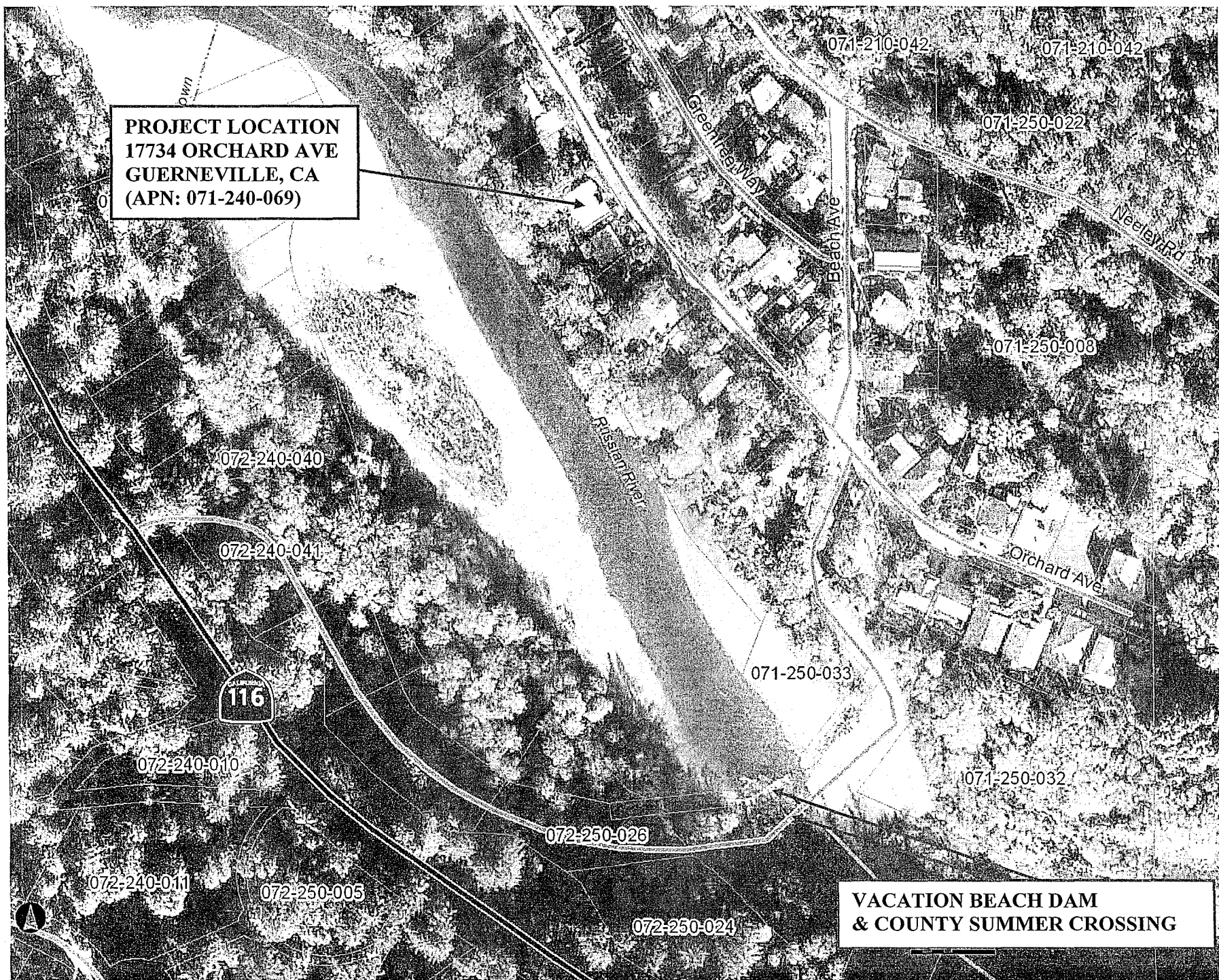
- To protect riparian property adjacent to a river or stream.
- To construct recreational dams.
- To perform construction work on riparian property, the nature of which may decrease the clarity of the waters of the river or stream.
- To construct temporary bridges, dikes, dams and settling ponds in connection with mining operations, or for agricultural uses.

**Application Requirements:**

- A. A detailed statement describing the work or operations to be done and the manner in which they will be carried out to avoid unreasonably decreasing the clarity of the river or stream, including any proposed monitoring or mitigation measures.
- B. A location/vicinity map (8 ½ in. X 11 in.) showing where the project is located in relation to nearby lots, streets, highways and/or major natural features (e.g., locator maps & road maps).
- C. A copy of the Fish and Game permit or waiver.
- D. A copy of the Army Corps of Engineers permit for this project, if required.
- E. A copy of the California Regional Water Quality Control Board water quality certification, if required.
- F. A copy of the last roiling permit, if any.
- G. A check payable to "PRMD" (see current fee schedule). This fee includes any requested extensions for the calendar year.
- H. A copy of the California Environmental Quality Act (CEQA) document.
- I. A copy of any approved County permit conditions (e.g. mining approval).

**Sonoma County Permit and Resource Management Department**

2550 Ventura Avenue ❖ Santa Rosa, CA ❖ 95403-2829 ❖ (707) 565-1900 ❖ Fax (707) 565-1103



**PROJECT LOCATION**  
**17734 ORCHARD AVE**  
**GUERNEVILLE, CA**  
**(APN: 071-240-069)**

**VACATION BEACH DAM**  
**& COUNTY SUMMER CROSSING**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 20  
(This Section for use by Clerk of the Board Only.)

**To:** Sonoma County Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** County Counsel/Permit & Resource Management Department

**Staff Name and Phone Number:**

Mark Franceschi, PRMD, 565-1922

**Supervisorial District(s):**

Second District

**Title:** CalRecycle Illegal Disposal Site Abatement Grant Application

### **Recommended Actions:**

Authorize the Permit and Resource Management Department (PRMD) to seek \$65,910.00 in CalRecycle grant monies to remedy illegal conditions at 4135 Bodega Avenue, Petaluma, California; Approve required resolution to support the grant application and to appoint PRMD Director Tennis Wick to conduct all negotiations, execute and submit all documents necessary for the completion of the project, subject to approval of the Board of Supervisors.

### **Executive Summary:**

This item is to authorize the Permit and Resource Management Department (PRMD) to seek a \$65,910 grant from CalRecycle to clean up a Petaluma property that is in violation of the County Code and to approve a required resolution in support of the grant application.

Sonoma County residents have long complained about the unsafe and unsanitary conditions at 4135 Bodega Avenue in Petaluma, California. Beginning in 1998, County residents complained to the Code Enforcement Division of PRMD about their strong objections to the use of the property for a junkyard, equipment terminal, motor vehicle storage yard and an occupied motor home. Since that time, PRMD, County Counsel, and, most recently, the District Attorney, have brought administrative, civil, and criminal actions against the property owner to bring the property into compliance with Sonoma County and Fish and Wildlife Code. These civil and criminal enforcement actions have failed to cure the problem, because the owner is both unable and unwilling to take necessary action. A recent inspection of the property revealed evidence of continued junkyard conditions, human waste, uncontained sewage, and squatters living in the RVs or in tents on the property. A Judgment that was issued against the owner allows for the County, working with the owner, to enter the property and restore it to a conforming use for its zoning. This grant will allow the County to remove trash; remove and recycle almost 100 junked vehicles, RVs, and boats; and to remove a man-made illegal dam impeding water and fish flow in a Wilson Creek tributary.

Even with a recent infusion of additional funding to support Code Enforcement efforts, given the scope and size of this project, those funds are insufficient to clean up and abate this property without draining the fund almost completely.



The grant will not result in any debt to the State and does not require matching funds. The County does, however, agree to continue to pursue cost recovery for funds expended on the cleanup of this property, including placing a lien on the property, and to assist in and support any CalRecycle efforts to recover costs.

**Prior Board Actions:**

On May 5, 2015, the Board authorized additional County funds to PRMD’s Code Enforcement Department to address dilapidated and nonconforming properties.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

The CalRecycle grant program aligns with the County’s Strategic Plan by recognizing that properties on which illegal dumping occurs lose economic value; create public health and safety and environmental problems; and degrade the enjoyment and pride in the affected communities. The proposed action also supports the County’s goal of economic stewardship as abandoned, idled, or underutilized properties due to unauthorized dumping negatively impact what were once the sources of economic benefits to a community.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 65910.00		\$
Add Appropriations Req’d.	\$	State/Federal	\$ 65910.00
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 65910.00</b>	<b>Total Sources</b>	<b>\$ 65910.00</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

The cleanup project will be fully funded by the CalRecycle grant. County resources required to implement the grant include minimal costs for project administration and coordination. Those resources are already included in the Departments’ budgets and work plans.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)
None			

**Narrative Explanation of Staffing Impacts (If Required):**

**Attachments:**

Attachment 1: Draft Resolution  
Attachment 2: Grant Proposal Narrative  
Attachment 3: Site Characterization  
Attachment 4: Work Plan  
Attachment 5: Project Budget

**Related Items “On File” with the Clerk of the Board:**

Grant Application Background Documents: Attachments A – G to the Grant Proposal Narrative



County of Sonoma  
State of California

CalRecycle Solid Waste Disposal Site Cleanup Grant Program

Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

4/5 Vote Required

**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California,**

**Whereas,** the people of the State of California have enacted Assembly Bill 2136 (Eastin, Stats. 1993, Ch. 655) that authorizes the Department of Resources Recycling and Recovery (CalRecycle) to initiate and administer a program for cleanup of solid waste disposal sites where the responsible party is unable or unwilling to pay for timely remediation, and where cleanup is needed to protect the public health and safety and the environment;

**Whereas,** procedures established by CalRecycle require the County of Sonoma, Permit & Resource Management Department (PRMD) to certify by resolution the approval of application before submission of its application; and

**Whereas,** PRMD will enter into an agreement with CalRecycle for the site cleanup.

**Now, Therefore, Be It Resolved** that the Sonoma County Board of Supervisors hereby:

1. Approves the filing of an application for the cleanup of solid waste using loan funds from the Solid Waste Disposal Site Cleanup Trust Fund for the project specified above; and
2. Appoints PRMD's Director Tennis Wick as agent of the Sonoma County Board of Supervisors to conduct all negotiations, execute and submit all documents, including but not limited to applications, grant agreements, amendments, and payment requests, which may be necessary for the completion of the project, subject to the approval of the Board of Supervisors.

**Supervisors:**

Rabbitt:                      Zane:                      Gore:                      Carrillo:                      Gorin:

Ayes:                              Noes:                              Absent:                              Abstain:

**So Ordered.**

## NARRATIVE PROPOSAL

### Illegal Disposal Site Abatement Grant Program Fiscal Year 2015–16

The Narrative Proposal document is used to describe the details of your proposed project. The response size for each section is limited to 2,500 characters and cannot be expanded. Utilizing a document form other than the official CalRecycle versions, tampering with the CalRecycle version or otherwise circumventing imposed character limits will subject the applicant to disqualification from the grant program. Each section of this form must have a response. Ensure your narrative responses are concise, detailed, and most importantly, address each of the criteria below. After you complete this document, save it to your computer and then upload it to the Documents Tab of GMS.

You may upload additional scoring documents needed for your application. These types of documents may include reports, investigations, drawings, specifications, and other material. The maximum file size is 35MB. If your document is larger than 35MB, it can be mailed. Mailed documents should be on 8-1/2" by 11" 100 percent recycled content paper, double sided. Furnish any engineering drawings preferably on 11" by 17" paper, but not on paper larger than 24" by 36".

Reference the Application Guidelines and Instructions for more information to complete this document.

**APPLICANT NAME:** Sonoma County, Permit & Resource Management Department, Code Enforcement Section

#### **NEED**

Grant proposal clearly and convincingly describes and demonstrates why the project should be funded (e.g., benefits, end products, etc.)

#### **SUBSTANTIATION OF THREAT TO PUBLIC HEALTH AND SAFETY AND/OR THE ENVIRONMENT (20 points)**

Describe the site conditions that constitute an actual or potential threat to public health and safety and/or the environment, as determined by comparison with state minimum standards (27 CCR §§ 20510-21430, and Health and Safety Code § 25356). Include documentation such as: site investigation reports and regulatory inspections, investigations, and enforcement orders.

Sonoma County residents have long complained about the unsafe and unsanitary conditions at 4135 Bodega Avenue in Petaluma, California. Beginning in 1998, County residents complained to the Code Enforcement Division of the Permit & Resource Management Division (PRMD) about their strong objections to the use of the property for a junkyard, equipment terminal, motor vehicle storage yard and an occupied motor home. After a 1998 Notice of Violation was sent to the property owner (then the Rose Goulart Trust), the County and the property owner began a series of meetings and inspections to bring the property into compliance. Documents related to earlier efforts to administratively abate the nuisance are included here as Attachment A. However, the owner failed to comply. Residents continued to complain, and the County continued to take action against the new property owner, including two new Notices of Violation in 2008 and 2009, an Administrative Complaint and Abatement Hearing (resulting in a decision finding violations of Sonoma County Code), injunctive relief proceedings in Superior Court (resulting in a Default Judgment against the property owner), and the property owner's unsuccessful appeal. Documents related to those efforts are included here as Attachment B. A recent inspection of the property revealed evidence of continued junkyard conditions, human waste, uncontained sewage, and squatters living in the RVs or in tents on the property.

Additionally, in early 2015 the District Attorney filed a criminal complaint against Mr. Goulart for violations of Fish & Game and Penal Codes. That complaint is included here as Attachment C.

These civil and criminal enforcement actions have failed to cure the problem, because the owner is both unable and unwilling to take necessary action. During the pendency of these administrative, civil and criminal actions, the situation has worsened, as evidenced by the chronological photographic documentation of the property's state. Photos from 2009, 2011, and 2012, and 2014, all show the deterioration of the property and Wilson Creek and the increased risks to public health and safety if action is not taken. Photos of the site over time are included here as Attachment D.

**SUBSTANTIATION OF NEED FOR GRANT FUNDS (20 points)**

If the Applicant is the owner or responsible party, include Applicant's financial statements, independent audits, statement of facts, etc. If the owner or responsible party is unable or unwilling to pay for timely and proper remediation, submit evidence of inability or unwillingness. If the site is an abandoned site (i.e., no owner or responsible party) submit evidence of abandonment. List the availability of other appropriate federal or state enforcement and/or cleanup programs to remediate the site.

Provide documentation that the proposed project site(s) meet(s) grant eligibility requirements, and demonstrate to the satisfaction of CalRecycle that grant funds are needed to assure timely remediation of the site. If the site is owned by the applicant or the applicant is a responsible party, submit applicant's annual financial operating statements for the last three years and interim (within 90 days) independent audits, and other evidence of financial condition, all certified by the original signature of the person authorized in the Resolution to execute the application and other grant documents.

If the applicant is not a site owner/responsible party, provide evidence that the owner/responsible party is unwilling or unable to pay for the cost of remediation, or cannot be identified or located. Substantiate inability to pay by attaching a financial statement or audit of the owner/responsible party. Substantiate unwillingness to pay by documenting refusal of the owner/responsible party to comply with lawful enforcement orders. Substantiate that the owner/responsible party cannot be identified or located by attaching records searches and other actions taken leading to that conclusion. This information is required for each site proposed for cleanup. List the availability of other appropriate federal or state enforcement and/or cleanup programs to remediate the site.

The applicant must agree to pursue cost recovery for funds expended on private properties to the extent possible, unless waived by CalRecycle. The applicant must repay CalRecycle any funds collected through cost recovery, sale of lien properties, special tax assessments, or other methods of collection, less any reasonable administrative costs incurred by the applicant in obtaining repayment. Applicants cleaning up public property for the public benefit where no responsible party can be identified may request a waiver of cost recovery. Applicants not requesting a waiver must address cost recovery, either through their own mechanisms on behalf of CalRecycle, or by assisting CalRecycle in pursuing cost recovery through its own statutorily authorized mechanisms. Information presented in this section is subject to the review, verification, and approval of CalRecycle's Legal Office.

George Goulart, the property owner, has been the subject of Sonoma County enforcement efforts to ensure his compliance with his basic legal responsibilities since 2008. Despite myriad efforts to bring Mr. Goulart's property into compliance with Sonoma County Code requirements, Mr. Goulart has failed completely to achieve even minimum compliance. A summary of County correspondence with Mr. Goulart evidencing his failure to respond or comply is included here as Attachment E. Mr. Goulart is unable to pay the significant amount of money that it would take to clean up the property. A historical summary of the liens on Mr. Goulart's property and a recent Zillow value estimate is included here as Attachment F. Mr. Goulart has both a history of criminal and civil prosecution for these violations; a civil contempt action (which would subject Mr. Goulart to criminal penalty, including jail time) would not further the property's remediation. Mr. Goulart testified at his 2008 abatement hearing that he was unable to pay any judgment; indeed, his testimony evidences his inability to comprehend the severity of the problem or how to remedy it. The transcript of the hearing is included here as Attachment G (with relevant testimony on page 37). Any sale of the property would ensure that a lien to recover clean up and abatement costs is satisfied in full.

Sonoma County's Code Enforcement Section receives and investigates between 800-1000 new complaints a year, and has a system to ensure that a complaint which impacts public health and safety is prioritized. In May, 2015, the Board of Supervisors authorized funds to increase resources to address those properties where clean-up and abatement will not happen without direct County intervention. However, given the scope and size of this project, the County's funds are insufficient to clean up and abate this property without draining the funds available for Code Enforcement abatement. Those costs which are not eligible under the grant program will be covered by the County.

The County agrees to continue to pursue cost recovery for funds expended on the clean up of this property, and to assist in and support any CalRecycle efforts to recover costs.

**GOALS AND OBJECTIVES (5 points)**

Describe what you wish to accomplish by completing this grant project. Specify measurable target(s) that must be met on the way to attaining your goal.

List and explain the major goals and objectives of the proposed project. Examples include, but are not limited to: improvements to public health and safety and/or the environment; recycling and/or reuse of recovered materials; restoration of land to beneficial uses; implementation of methods to prevent or minimize recurrence of problems corrected by this project; and cost recovery.

Because of the size, scope, and length and severity of this property's threat to public health and safety, the clean up and abatement of the code violations on this property will demonstrate to other property owners that such gross violations will be met with effective County remediation. Clean up of this property will also allow for removal of neighborhood blight, ensure protection of the environment, and provides a solution to bring this property into compliance where other methods have been ineffective. Additionally, given the number of vehicles and the amount of junk metal, the County will work with our contractor to ensure that this project is a model for clean up and abatement that includes a focus on principles of re-use and recycle.

Given the significant impacts to Wilson Creek that the property's illegal dumping and squatter conditions have caused, immediate action will also impede any future squatters and continuation of pollution. With the RVs removed and the property cleared, enforcement efforts to prevent squatters and corresponding sewage problems will be much more effective. The owner has expressed a desire to clear the property, but lacks the resources and ability to undertake such action on his own.

Recent Sonoma County Code Enforcement efforts have implemented a new holistic approach to abatement in hoarding situations, including provision of wrap-around service provision from Health and Human Services Departments, to protect against recidivism. The County will implement such work in this project, as it has been successful.

**WORK PLAN (15 points)**

Specific list of all grant eligible procedures or tasks used to complete your project. Scope of work includes major work items, field supervision, health and safety requirements, testing, bonds, permits, etc. Eligible and ineligible tasks must be itemized separately.

Create your own Work Plan document and upload it to the documents tab

**EVALUATION (5 points)**

Measures the outcome of the applicant's project. Include, at a minimum, proposed personnel responsible for day-to-day management of cleanup activities and their qualifications, responsibilities, and methods and standards for inspecting, testing, and evaluating the work.

This project will be managed by Mark Franceschi, Sonoma County's Code Enforcement Supervisor and staffed by Denise Ward, Code Enforcement Inspector. Denise Ward, has been employed by the County of Sonoma as an inspector for almost 13 years, and is experienced in responding to public complaints of violations of various building and land use codes and ordinances. More recently she has also been assigned the more specialized cases of hoarding and extensive junkyard violations. She has a demonstrated ability to work with property owners and contractors to successfully manage these types of large and sometimes emotional projects to their completion. Denise will make the final determination that the property is in compliance by having no unenclosed non-operative motor vehicles and less than 100 square feet of "junk" as allowed by Sonoma County Code Chapter 26. PRMD has not received past grants from CalRecycle.



**BUDGET (15 points)**

Cost (dollar figure) associated with activities necessary to complete the project.

Include total anticipated project costs broken down by **eligible** and **ineligible** project costs. List sources of funds required to complete the project. Local funds identified must be approved in the local government resolution accompanying the application. Show value of Applicant's initiatives to achieve project cost savings through volunteer labor/equipment, in-kind services, reduced or waived tipping fees, and other savings.

Create your own Budget document and upload it to the documents tab

**APPLICATION COMPLETENESS, LETTERS OF SUPPORT, EXPERIENCE (5 points)**

Applicant is encouraged to include letters, endorsements, and reports from local constituents and regulatory/advisory agencies in support of the project. Factors used in evaluating this section are:

- Grant proposal is clearly presented and completed as required in the application instructions.
- The proposal describes past grants received from CalRecycle or from its predecessor, the California Integrated Waste Management Board (CIWMB).
- Includes letters, endorsements, and reports from local constituents and regulatory/advisory agencies in support of the project.

Letters of Support and/or Endorsements are uploaded to the documents tab

**USE OF CALIFORNIA CONSERVATION CORPS or LOCAL CONSERVATION CORP (5 points)**

Use of the California Conservation Corps (CCC) in performing a portion of the grant activities, if appropriate. To receive full points, applicant must submit the following documents with its application: 1) documentation that the CCC can and is available to participate in the grant project; and 2) documentation that applicant's signature authority or his/her designee has verified that there are no contracting requirements and/or regulations that would preclude the use of the CCC.

Use of CCC or LCC documentation is uploaded to the documents tab, if applicable

**PRIOR PROGRAM GRANT FUNDING (10 points)**

Applicant has not been awarded a grant under the Solid Waste Disposal and Codisposal Site Cleanup Program during the current and/or previous two fiscal years.

Ten points is given to applicants who have not been awarded a grant for 2013–14, 2014–15, 2015–16.

## SITE CHARACTERIZATION

### Illegal Disposal Sites Abatement Grant Program Fiscal Year 2015–16

Provide an assessment of each site including the degree of threat to public health and safety and/or the environment. A separate form must be completed for each site. The following information should be addressed on the form:

I. Site Information						
<b>Site Name</b>	Goulart Property	<b>AKA</b>		<b>SWIS #</b>		
<b>Address</b>	4135 Bodega Avenue	<b>Nearest Cross Street</b>	Rohde Lane			
<b>City</b>	Petaluma	<b>County</b>	Sonoma	<b>Zip</b>	94952	
<b>APN</b>	021-081-040	<b>Zoning</b>	Agricultural and Residential			
<b>Latitude</b>	38.243169	<b>Longitude</b>	-122.688.831	<b>Source (GPS/Map)</b>	Google Maps	
<b>Land Owner Name</b>	George Michael Goulart			<b>Phone #</b>		
<b>Address</b>	4135 Bodega Avenue					
<b>City</b>	Petaluma	<b>State</b>	CA	<b>Zip</b>	94952	
<b>Renter/Operator Name</b>				<b>Phone #</b>		
II. Site Activity						
<b>Active Dumping: Yes</b> <input checked="" type="checkbox"/> <b>No</b> <input type="checkbox"/>		<b>Buried Waste: Yes</b> <input type="checkbox"/> <b>No</b> <input checked="" type="checkbox"/>		<b>Site Security: Yes</b> <input type="checkbox"/> <b>No</b> <input checked="" type="checkbox"/>		
<b>Comments (Approx. years of operation, duration, methods, etc.)</b>						
Please see photos included as Attachment D to the Narrative Proposal.						
Type of Waste	Estimated Waste Quantity	Units (Each, CY, tons,...)	Details			
Burn Ash	0					
Garbage-Trash-Refuse	10	30 yard containers	This includes wood, metal, and assorted garbage			
Construction/Demolition						
Appliances (White Goods)						
Vehicles	35	each	This number includes cars and tow trucks, which will be towed for hauling and recycling			
Misc. Scrap Metals			included in garbage			
Wood Waste			included in garbage			
Green/Landscape Waste			included in garbage			
Tires	200	each	Each tire will be dismantled and disposed of			
Hazardous Waste						
Asbestos/Pesticides						
Other						
<b>Sampling &amp; Analysis (Yes/No)</b>	<b>Yes</b> <input type="checkbox"/> <b>No</b> <input checked="" type="checkbox"/>					

III. Land Use Within 1 Mile			
Land Use	Within (Check Applicable Boxes)		Comments (Types of structures, density,...)
	1,000 Feet	1 Mile	
Residential	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Commercial	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Industrial	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Parks and Recreational	<input type="checkbox"/>	<input type="checkbox"/>	
Agricultural	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Water Supply Wells	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Surface Water Bodies	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Sensitive Environment*	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wilson Elementary School is 1056 feet from the property.
Other	<input type="checkbox"/>	<input type="checkbox"/>	
<b>*Explain</b>			
No other property in this bucolic, rural, unincorporated area is polluted like this property.			
IV. Site Drawing			
<b>Site drawing (sketch) to show the following applicable information:</b>			
<ul style="list-style-type: none"> <li>Approximate property boundaries</li> <li>Access points and roads on-site and to the site</li> <li>Waste locations</li> <li>On-site structures (Buildings, drainage...)</li> <li>Utilities (Phone poles, cables, sewer,...)</li> </ul>		<ul style="list-style-type: none"> <li>Groundwater/Gas Monitoring wells</li> <li>Site security (Fences, barriers,...)</li> <li>Surface water bodies (Ponds, creeks,...)</li> <li>Estimated topography and drainage patterns</li> <li>North arrow and approximate scale</li> </ul>	
V. Enforcement Actions (Chronological List)			
<b>Provide a list of Enforcement Actions and Results for solid waste on the property.</b>			
Date	Type of Action	Issuing Agency	Results
1/16/15	Criminal Misdemeanor Complaint for Violations of Penal and Fish and Game Codes	Sonoma County, District Attorney	In process
5/4/09	Civil Complaint for Nuisance and Abatement	Sonoma County, County Counsel	Default Judgment in favor of the County, awarding all remedies, including right to enter and abate
6/27/08	Code Enforcement Abatement Hearing	Sonoma County, Permit Resource Management Department	Decision finding violations of Sonoma County Code for illegal uses
4/8/08	Notice of Violation and Hearing	Sonoma County, Permit Resource Management Department	
1/2/08	Initial Notice of Violation	Sonoma County, Permit Resource Management Department	
<b>Comments</b>			
Multiple agencies throughout Sonoma County have taken action to hold Mr. Goulart accountable for his violations of various County and State laws, but those efforts have not yet abated the illegal dumping and junkyard conditions at Mr. Goulart's property.			
VI. Site Access			
<b>Describe how site access will be obtained for cleanup:</b>			

Pursuant to the terms of the (Amended) Default Judgment, the County may enter the Property during normal business hours with 24 hours advance notice for the purpose of inspecting the Property for compliance with the Judgment. The County of Sonoma may also, forcibly if necessary, enter the outdoor property, remove and dispose of all outdoor non permissive things, and restore the Property to lawful use. The Judgment is attached to the Narrative Proposal as Attachment B.

**VII. Comments (CEQA considerations, hazards to cleanup, landfills/recycling centers, haul routes,...)**

**VIII. Attachments (Check Applicable Boxes)**

- |                                     |                       |                                     |  |
|-------------------------------------|-----------------------|-------------------------------------|--|
| <input checked="" type="checkbox"/> | Vicinity/Location Map | <input checked="" type="checkbox"/> | Enforcement Actions                                  |
| <input checked="" type="checkbox"/> | Parcel/Tax Book Map   | <input type="checkbox"/>            | Sampling and Analysis Results                        |
| <input checked="" type="checkbox"/> | Site Drawing (Sketch) | <input checked="" type="checkbox"/> | Property Access Authorization                        |
| <input checked="" type="checkbox"/> | Photos                | <input checked="" type="checkbox"/> | Other: photos, correspondence,<br>financial evidence |

## WORK PLAN

### Procedures/Tasks

Under the general direction of Code Enforcement Staff, an approved subcontractor will remove from the property and properly recycle (if possible) the following:

#### Eligible Major Work Items-

- A. Junkyard conditions- Currently, the property contains an estimated 300 cubic yards of debris consisting of:
  - Scrap lumber- A partially collapsed wooden structure and other scrap lumber will be isolated from other materials and removed from the property.
  - Metal- Miscellaneous non-operative farm equipment, vehicle parts, bicycles, tire rims, buckets, fencing, and storage racks will be isolated from other materials and removed from the property.
  - Garbage/trash- Household garbage and trash that is scattered throughout the property and contained within several vehicles will be separated from other materials and removed from the property.
  - Special scrap metal- Several utility trailers/trailer frames will be removed from the property.
- B. Tires- An estimated 200+/- vehicle tires will be isolated from other debris, removed from the property and transported to a tire disposal company.
- C. Boats/junked boats- Approximately 15-20 non-functional boats will be removed from the property. Fiberglass ones will be dismantled, metal ones will be recycled,
- D. Large vehicles and equipment- 5 large dump trucks will be emptied of trash/debris and removed from the property using a heavy equipment tow truck.
- E. Travel trailers/recreational vehicles- non-functional travel trailers/recreational vehicles will be emptied of trash/debris and removed from the property.
- F. Box Trailers- Three 50' box trailers will be emptied of any trash/debris and towed from the property using special equipment as needed.
- G. Non-commercial vehicles- approximately 30 non-operative motor vehicles will be removed from the property and recycled.
- H. Special hazards- approximately twelve 55 gallon barrels (contents unknown) will be removed from the property. Barrels containing liquids will have the contents transferred into new, properly labeled barrels and removed from the property.
- I. Special hazards- a man-made wooden dam constructed across a creek tributary and other debris along the creek channel will be removed from the property.

Appropriate personal protective equipment and site safety procedures will be followed during the loading and removal of the above. Appropriate disposal techniques and procedures will be used to ensure the safety of the workers and the surrounding environment. No permits will be required for this work.

#### Ineligible Work Tasks

There are no ineligible work tasks included in this Work Plan.

## **BUDGET**

Eligible project costs- It is estimated that the completion of the Work Plan will require a contractor to use approximately 960 worker hours to complete through the use of special equipment and expertise. The budget for the contractor for this project is \$65,910.00, and their detailed breakdown of the work is included in this Application as an attachment titled "Estimate."

The cost of vehicle removal is offset by concurrent use of available Sonoma County Abandoned Vehicle Abatement Service Authority funds in an amount not to exceed \$26,260.00. See attached letter from the Service Authority regarding its commitment to the project.

Ineligible project costs- It is anticipated that the County of Sonoma will incur indirect costs in staff time by the following:

Code Enforcement Staff- coordinating with contractor, property owner, and the Office of the Sonoma County Counsel, monitoring/documenting progress, answering specific project questions, approving work completion, authorizing payments: \$4,170.00.

Office of the Sonoma County Counsel - calls with property owner's counsel to enforce Default Judgment Terms, to notify regarding entry and abatement activity, and to coordinate with Code Enforcement Staff when needed: \$2300.00



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 21  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Regional Parks

**Staff Name and Phone Number:**

Elizabeth Tyree – 565-2575

**Supervisorial District(s):**

3<sup>rd</sup> and 1<sup>st</sup>

**Title:** Taylor Mountain Recreational Trails Program grant

### **Recommended Actions:**

Approve a resolution to apply for \$1.7 million in grant funds from the Recreational Trails Program to construct eight miles of new trails at Taylor Mountain Regional Park and Open Space Preserve and authorizing the Regional Parks Director to execute and submit agreements and other documents as necessary for completion of the project.

### **Executive Summary:**

Regional Parks is seeking funding to construct an estimated eight miles of new trails in Taylor Mountain Regional Park and Open Space Preserve. This would provide new public access to nearly half of the 1,100-acre park.

In July, State Parks announced \$11 million is available statewide for non-motorized trail grants through the Recreational Trails Program. This amount is significantly more than the \$2 million usually offered for this competitive grant program, and grant requests from \$100,000 to \$4 million are encouraged. A minimum of 12% matching funds is required. Based on local match available and the next priority trail projects, Regional Parks recommends requesting a \$1.7 million Recreational Trails Program grant and providing \$316,000 in local match, for a \$2 million project.

The \$316,000 in local match is available, based on cash match and value of volunteer labor for trail construction projects. The cash match totals \$132,000 and includes \$80,000 from Sonoma County Regional Parks Foundation, \$25,000 Major Maintenance funds designated for Taylor road repair/trail conversion, \$20,000 in Santa Rosa Area 4 Park Mitigation Fees, and \$7,000 from Sonoma County Trails Council. The in-kind match valued as \$184,000 includes value of Regional Parks' labor and equipment, materials donated by Sonoma County Regional Parks Foundation, volunteer trail construction, and volunteer support.

This work is identified as Phase 2 for Taylor Mountain Park and Preserve development. Phase 1

construction is underway, including access from Petaluma Hill Road, staging area, and natural play area, and trail connections to approximately 375 acres of the park and preserve. There are over 5 miles of open trails. Many of the current trails are pedestrian only, constraining other types of trail use to a few sections of trail.

Phase 2 will construct approximately 8 miles of multiple-use trail identified in the Taylor Mountain Regional Park and Preserve Master Plan. Combined with Phase 1 work, this will open access to 75% of the park and preserve. The new Colgan Creek and Cooper Ridge trails will connect Kawana Springs Resort (and future camping area), Kawana Springs trailhead, Linwood trailhead, and the Barn Area (future educational facility).

Future park development approved with the Taylor Mountain park and preserve Master Plan will include additional trails, campsites, picnic areas, and a visitor center.

Grant applications are due September 15 and require a local resolution to apply for this funding along with designating a local representative to administer the grant. This representative's administration includes signing the grant application form and assuring that CEQA compliance has been obtained. If recommended for funding, the representative's administration includes assuring NEPA and Historic Preservation Act compliance. If awarded grant funding, the representative signs the grant agreement, grant project status reports, requests grant amendments pertaining to time or grant project scope, and requests reimbursement. The Director of Regional Parks is the recommended representative.

This competitive grant could be awarded Fall 2016. If funding is received, Regional Parks would return to the Board to award the bid for trail construction, which would occur late 2016 – 2018. Regional Parks will return to the Board at a later date with a proposal for funding the ongoing operations and management of the proposed Taylor Mountain Phase 2 improvements.

**Prior Board Actions:**

March 17, 2015, Board received the County of Sonoma Capital Project Plan 2015 – 2020, including subject Taylor Mountain Phase 2. September 30, 2014, Board awarded the bid for the construction of Taylor Mountain Phase 1 Petaluma Hill Road Trailhead. July 29, 2014 the Board authorized Regional Parks' Director to enter into an agreement with Sonoma County Trails Council to construct trails at Taylor Mountain. July 29, 2014 by Reso. No. 14-0308 Approved the labor Compliance Program for the project. February 5, 2013 by Reso. No. 13-0040, the Board approved transfer of the Taylor Mountain Property from the District to the County. October 9, 2012 by Reso. No. 12-0481, the Board approved the Taylor Mountain Regional Park and Open Space Preserve Master Plan and Mitigated Negative Declaration. June 21, 2011 by Reso. No. 11-0348, the Board approved application for Statewide Park Program Grant. October 20, 2009 by Reso. No. 09-0985, the Board approved the Interim Public Access Permit Program and by Board Reso. No. 09-0986, the Board directed the District and Regional Parks to execute a park management and planning agreement. October 11, 2005 by Reso. No. 05-0915, the Board approved the fee title acquisition of the Taylor Mountain property.

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship



**Fiscal Summary - FY 15-16**

<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

This project is included in the County of Sonoma Capital Project Plan 2015 – 2020, a long term capital planning document. Budgetary adjustments will be requested if RTP grant funding is awarded. The cash portion of the required grant match is being provided with Sonoma County Regional Parks Foundation funding, Major Maintenance Funds, Area 4 Park Mitigation Fees, and Sonoma County Trails Council, which are already budgeted for this project. The in-kind portion of the required grant match is based on Regional Parks maintenance trail support, Sonoma County Regional Parks Foundation donated materials, and volunteer work and coordination.

**Staffing Impacts**

<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

**Attachments:**

- Attachment 1: Resolution
- Attachment 2: Proposed Trailhead and Trails Map

**Related Items “On File” with the Clerk of the Board:**



County of Sonoma  
State of California

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Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

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4/5 Vote Required

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**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California,  
Approving The Application For Grant Funds From The Recreational Trails Program**

**Whereas**, the “Moving Ahead for Progress in the 21<sup>st</sup> Century (Map-21)” provides funds to the State of California for Grants to federal, state, local and non-profit organizations to acquire, develop and/or maintain motorized and non-motorized trail Projects; and

**Whereas**, the State Department of Parks and Recreation has been delegated the responsibility for the administration of the program within the State, setting up necessary procedures governing Project Application under the program; and

**Whereas**, said procedures established by the State Department of Parks and Recreation require the Applicant to certify by resolution the approval of Application before submission of said Application to the State; and

**Whereas**, the Applicant will enter into a Contract with the State of California to complete the Project;

**Now, Therefore, Be It Resolved** that the Board of Supervisors hereby:

1. Approves the filing of an Application for the Recreational Trails Program; and
2. Certifies that the Project is consistent with the Applicant’s general plan or the equivalent planning document; and
3. Certifies that said Applicant has or will have available prior to commencement of any work on the Project included in this Application, sufficient funds to operate and maintain the Project; and
4. Certifies that the Applicant has reviewed, understands, and agrees to the General Provisions contained in the Contract shown in the Procedural Guide; and

Resolution #

Date:

Page 2

5. Appoints the Regional Parks Director as agent to conduct all negotiations, execute and submit all documents, including, but not limited to Applications, agreements, amendments, payment requests and so on, which may be necessary for the completion of the Project.
6. Agrees to comply with all applicable federal, state and local laws, ordinances, rules, regulations and guidelines.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



**Taylor Mountain Regional Park and Open Space Preserve  
Proposed Trail Construction  
Recreational Trails Program 2015**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 22  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Sheriff's Office

**Staff Name and Phone Number:**

Susan Stark – 565-3116

**Supervisorial District(s):**

ALL

**Title:** Annual Inmate Welfare Trust Fund Report

### **Recommended Actions:**

Accept the Fiscal Year 2014-2015 Annual Welfare Trust Fund Report

### **Executive Summary:**

California Penal Code Section 4025 (c) requires that this itemized annual report of the activity of the Inmate Welfare Trust Fund be submitted to the Board of Supervisors for review. Accordingly, the Fiscal Year 2014-2015 Annual Inmate Welfare Report is attached for the Board's information and review.

The California Penal Code allows the Sheriff to authorize expenditures from this Trust Fund for items or programs primarily for the benefit, education, and welfare of the inmates confined within the Sonoma County detention facilities. Any funds that are not needed for the benefit, welfare, and/or education of the inmates may be expended by the Sheriff for the maintenance of jail facilities or for other programs as deemed appropriate by the Sheriff. Inmate Welfare funds must be expended in accordance with the California Penal Code, Section 4025(e).

The Sheriff is also authorized to operate a jail store, known as the Inmate Commissary, to sell goods to inmates. The Inmate Commissary is operated through the Jail Stores Trust Fund. Sale prices are determined by the Sheriff and all profits from the operation of the jail stores are deposited in the Inmate Welfare Trust Fund to be kept in the Treasury of the County. Expenditures from the Jail Stores Trust are primarily for the purchase of goods sold (inventory) to inmates through the commissary. The profit generated from these sales is transferred to the Inmate Welfare Trust and combined with other revenues to fund various inmate programs such as: Starting Point for \$215,080 (an inmate alcohol and drug treatment program) , Friends Outside \$16,917 (a non-profit agency providing support to inmates and their families), several educational classes \$34,137, and GED classes \$72,200.

FY 14-15 Financial Summary

The FY 14-15 Annual Inmate Welfare Report reflects a prior year fund balance of \$92,123 for the Jail Stores Trust (JST). The FY 14-15 revenues for the JST were \$1,402,753 and expenditures were \$1,434,431 for a FY14-15 net loss to the JST of \$31,678 as a result of over estimating the year-end residual profit operating transfer. This resulted in a JST ending fund balance of \$60,445 for FY 14-15 instead of the targeted \$70,138, which is 5% of annual revenues. The JST ending fund balance for FY 13-14, FY 14-15, and projected balance for FY 15-16 are also shown in the table below.

Revenues for the Inmate Welfare Trust were \$ 881,493. Operating expenditures totaled \$616,795 for a net gain of \$264,698. The balance in the Inmate Welfare Trust Fund for fiscal years FY 13-14, FY 14-15, and projected balance for FY 15-16 are also shown in the table below. The IWT fund balance is reserved for unexpected shortfalls in revenues or to pay for unanticipated expenditures. Over the course of the existence of the IWT and JST funds, there have been periods when the funds have failed to generate profit. Therefore, a fund balance is maintained to cover any such shortages.

Revenues from inmate phone commissions decreased by \$12,148 or 8% as a result of a Federal Communications Commission (FCC) ruling that took effect February 11, 2014. This ruling reduces inmate phone commission revenues earned from the inmates’ interstate phone calls.

The Sheriff’s Office is continually monitoring the inmate phone commission revenues to assess the full impacts of this change and any potential future changes. There is an expected subsequent FCC ruling to be announced September 2015 that may further reduce phone commission revenues.

			Projected
ENDING FUND BALANCE	<u>FY 13-14</u>	<u>FY 14-15</u>	<u>FY 15-16</u>
IWF	\$ 531,675	\$ 796,373	\$ 939,344
JST	\$ 92,123	\$ 60,445	\$ 60,445
	\$ 623,798	\$ 856,818	\$ 999,789

FY 15-16 Budget

The FY 15-16 budgets for the Inmate Welfare Trust Fund and Jail Stores Trust Fund are a continuation of the programs and services provided for in FY 14-15. This budget projects that the ending balance for Inmate Welfare Trust will increase by \$142,971 and the Jail Stores Trust balance will not change. Both budgets are attached for reference (Attachment C).

**Prior Board Actions:**

Annual review of the Inmate Welfare Trust Fund Report  
Resolution #20165 establishing the Jail Stores Trust Fund and Inmate Welfare Trust Funds

<b>Strategic Plan Alignment</b> Goal 1: Safe, Healthy, and Caring Community			
The funds described in this report provide funding for programs primarily for the benefit, education, and welfare of the inmates confined within the Sonoma county detention facilities.			
<b>Fiscal Summary - FY 15-16</b>			
<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$        1,963,287	County General Fund	\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$        1,963,287
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>
<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
This represents the combined estimated expense associated with the operation of the Inmate Welfare and Jail Stores Trusts for FY 15-16 (all expenditures are funded by the Trusts).			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None			
<b>Attachments:</b>			
FY 2014-15 Annual Inmate Welfare Trust Fund Reports & FY 2015-16 IWT and JST Budgets			
<b>Related Items "On File" with the Clerk of the Board:</b>			
None			



# Sonoma County Sheriff's Office

*STEVE FREITAS*  
Sheriff-Coroner

*ROBERT GIORDANO*  
Assistant Sheriff  
Law Enforcement Division

*RANDALL WALKER*  
Assistant Sheriff  
Detention Division

**DATE:** August 14, 2015  
**TO:** Sonoma County Board of Supervisors  
**SUBJECT:** Fiscal Year 2014-2015 Annual Inmate Welfare Trust Fund Report

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The purpose of this report is to meet the requirement outlined in the California Penal Code, Section 4025 (e), which requires that an itemized report of trust fund revenues and expenditures be submitted annually to the Board of Supervisors.

There are two separate trust funds used in the inmate welfare accounting system. They are the Jail Stores Trust Fund and the Inmate Welfare Trust Fund. The Jail Stores Trust Fund was established for use as an operating fund for the Inmate Commissary. The Inmate Welfare Trust Fund holds money to be spent by the Sheriff, primarily for the benefit, education and welfare of inmates confined within the jail. Any funds that are not needed for the welfare of the inmates may be spent for the maintenance of county jail facilities or as otherwise deemed appropriate by the Sheriff.

## Jail Stores Trust Fund

Revenues generated to this fund come from commissary sales, inmate vending machine sales, aluminum can recycling, and prior year revenue. Expenditures fall into five categories: Salary/Benefits, merchandise expenses, operating expenses, operational transfers to the Inmate Welfare Trust, and tax payments. Profit generated from the operation of the commissary is a significant source of revenue for the Inmate Welfare Trust. Attachment "A" is a detailed summary of the revenues and expenditures for FY 14-15.

## Inmate Welfare Trust Fund

The Inmate Welfare Trust Fund is managed through the Inmate Welfare Trust Committee. The Sheriff or his designee has final authority over all Inmate Welfare Trust Fund activities. Revenues received in this fund are derived from the following sources: interest generated from the fund balances of both trust funds, vending machine commissions, inmate telephone commissions, miscellaneous revenues, and transfer from the Jail Stores Trust (profit from various sources).

*Expenditures from the Inmate Welfare Trust Fund meet the guidelines outlined in the Penal Code, Section 4025 (e), which states: "The money and property deposited in the inmate welfare trust fund shall be expended by the Sheriff primarily for the benefit, education, and welfare of the inmates confined within the jail. Any funds that are not needed for the welfare of the inmates may be expended for the*



*maintenance of county jail facilities. Maintenance of county jail facilities may include, but is not limited to, the salary and benefit of personnel used in programs to benefit the inmates, including but not limited to, education, drug and alcohol treatment, welfare, library, accounting, and other programs deemed appropriate by the Sheriff"*

Attachment "B" is a detailed summary of the revenues and expenditures for FY 14-15.

ATTACHMENT "A"

**Jail Stores Trust Fund  
FY 14-15**

<b><u>Beginning Fund Balance</u></b>			<b>\$ 92,123</b>
<b><u>Revenues</u></b>			
Commissary Sales	46040		\$ 1,358,142
Vending Machine Sales	46003		\$ 45,268
Recycling Revenue			\$ 647
Unrealized Gains/Losses			\$ 648
Cancelled Warrants			\$ (1,952)
	<b>Total Revenues</b>		<b>\$ 1,402,753</b>
<b><u>Expenditures</u></b>			
Salary/Benefits	51249		\$ 224,987
Merchandise Expenses			\$ 598,375
Notions		\$ 51,701	
Telephone Cards		\$ 106,600	
Snacks		\$ 355,993	
Stationary		\$ 7,985	
Postage		\$ 39,209	
Vending		\$ 36,887	
Operating Expenses			\$ 58,676
Uniforms		\$ 1,442	
Supplies		\$ 689	
Overhead		\$ 37,534	
Repairs		\$ 3,342	
Printing		\$ 11,148	
Data Processing		\$ 4,521	
Audit		\$ -	
Operational Transfers			\$ 540,007
Transfer to Inmate Welfare Trust (IWT)		\$ 400,000	
Phone Card Revenue to IWT		\$ 140,007	
Taxes			
Sales Tax			\$ 12,386
	<b>Total Expenditures</b>		<b>\$ 1,434,431</b>
	<b>Net Gain (Loss)</b>		<b>\$ (31,678)</b>
<b><u>Ending Fund Balance</u></b>			<b>\$ 60,445</b>

ATTACHMENT "B"

**Inmate Welfare Trust Fund  
FY 14-15**

**Beginning Fund Balance** \$ 531,675

**Revenues**

Interest	\$	5,990
Unrealized Gains & Losses	\$	(2,207)
Vending Commissions	\$	16,552
Telephone Commissions	\$	238,259
Intake Bag Reimbursement	\$	25,851
GovPayEXP	\$	4,958
Bail Bond Advertising	\$	42,720
Touch Pay Messaging	\$	-
Prior Year	\$	800
Miscellaneous Revenue	\$	8,563
Transfers from Jail Stores Trust - Phone Cards	\$	140,007
Transfers from Jail Stores Trust	\$	400,000
<b>Total Revenues</b>	<b>\$</b>	<b>881,493</b>

**Expenditures**

Repairs to Inmate Equipment	\$	-
Starting Point	\$	215,080
Salary Reimbursement Costs	\$	186,659
Program Officer	\$	176,394
Detention Assistant (Reading Program)	\$	10,265
Maintenance	\$	881
Postage	\$	43
Inmate Newspapers	\$	5,347
Inmate Printing	\$	-
Scantron Scanners	\$	-
DIRECTV	\$	1,294
Inmate Equipment	\$	12,185
Inmate Incentives	\$	21,391
Legal Research Associates (LRA)	\$	20,773
Inmate Education Programs	\$	106,337
Sonoma County Office of Education (SCOE)		
California Parenting Program		
Literacy Program		
Goodwill Job Training Program		
Creative Conflict Resolution Classes		
Supplies		
Friend Outside Services	\$	16,917
Welfare Bags	\$	17,926
Audit	\$	4,199
Miscellaneous	\$	7,763
<b>Total Expenditures</b>	<b>\$</b>	<b>616,795</b>
<b>Net Gain (Loss)</b>	<b>\$</b>	<b>264,698</b>

**Ending Fund Balance** \$ 796,373

Attachment C

IWT - FY 15-16 Budget

Description	Actual FY 11-12	Actual FY 12-13	Actual FY 13-14	Actual FY 14-15	Projected FY 15-16 (4 yr Average)
INTEREST ON POOLED CASH	\$ 5,037.53	\$ 5,371.11	\$ 4,779.92	\$ 5,990.00	\$ 5,294.64
UNREALIZED GAINS & LOSSES	-	-	-	(2,207.00)	(551.75)
RENT - VENDING MACHINES	16,341.10	18,371.57	20,308.64	16,552.00	17,893.33
RENT - PAY PHONES	193,815.11	215,405.88	270,550.00	238,259.00	229,507.50
FOOD/BEVERAGE	26,511.19	27,972.41	26,876.07	25,851.00	26,802.67
ACCOUNTING CHARGES	3,517.50	3,774.75	4,479.30	-	2,942.89
ADVERTISING	34,920.00	35,040.00	36,000.00	42,720.00	37,170.00
OTHER CHARGES FOR SVCS	1,165.00	2,116.00	1,945.00	4,958.00	2,546.00
REVENUE APPLIC TO PY	4,501.15	-	-	800.00	1,325.29
MISCELLANEOUS REVENUE	10,272.09	9,945.67	9,137.38	8,563.00	9,479.54
DONATIONS/REIMBURSEMENTS	33.00	-	-	-	8.25
UNCLM-OT-WITHIN A FUND	175,298.00	746,367.58	452,124.20	540,007.00	446,989.89
<b>Total Revenue</b>	<b>\$ 471,411.67</b>	<b>\$1,064,364.97</b>	<b>\$ 826,200.51</b>	<b>\$ 881,493.00</b>	<b>\$ 779,408.23</b>
CLOTHING/PERSONAL	\$ -	\$ 189.77	\$ -	\$ 7,763.00	\$ 1,988.19
MAINTENANCE-EQUIPMENT	1,536.69	433.00	-	881.00	712.67
MAINT-BLDGS/IMP	-	-	2,167.68	-	541.92
MISCELLANEOUS EXPENSE	367,282.00	361,730.38	394,916.00	391,474.00	378,850.60
OFFICE EXPENSE	-	-	75.28	-	18.82
OFFICE EXP-INVENTORY	-	-	21,152.38	-	5,288.10
POSTAGE	61.54	161.42	267.50	43.00	133.37
BOOKS/PERIODICALS	5,461.94	7,679.26	5,604.65	5,347.00	6,023.21
PROFESSIONAL SERVICES	8,873.21	11,590.31	14,212.96	10,265.00	11,235.37
CONTRACT SERVICES	29,000.00	29,000.00	30,365.31	16,917.00	26,320.58
AUDIT/ACCOUNTING SERVICES	8,000.00	8,000.00	13,250.00	4,199.00	8,362.25
RENTS/LEASES-EQUIPMENT	1,089.94	6,434.42	1,288.81	1,294.00	2,526.79
SMALL TOOLS/INSTRUMENTS	3,577.96	8,731.45	1,913.17	12,185.00	6,601.90
SPECIAL DEPARTMENTAL EXP	33,211.55	33,354.83	31,420.30	21,391.00	29,844.42
INMATE LIBRARY	46,236.00	44,566.00	38,289.00	20,773.00	37,466.00
INMATE EDUCATION	80,583.00	129,232.00	93,860.00	106,337.00	102,503.00
INDIGENT BURIALS	23,255.73	16,519.69	14,378.88	17,926.00	18,020.08
<b>Total Expenditures</b>	<b>\$ 608,169.56</b>	<b>\$ 657,622.53</b>	<b>\$ 663,161.92</b>	<b>\$ 616,795.00</b>	<b>\$ 636,437.25</b>
<b>Projected Change in Fund Balance</b>	<b>\$ (136,757.89)</b>	<b>\$ 406,742.44</b>	<b>\$ 163,038.59</b>	<b>\$ 264,698.00</b>	<b>\$ 142,970.98</b>

## Attachment C

## JST - FY 14-15 Budget

Title	Actual FY 11-12	Actual FY 12-13	Actual FY 13-14	Actual FY 14-15	Projected FY 15-16 (4 yr Average)
CONCESSIONS - FOOD/BEVERAGE	\$ 163.72	\$ 327.07	\$ 334.13	\$ 647.00	\$ 367.98
UNREALIZED GAINS & LOSSES	-	-	-	648.00	162.00
OTHER SALES	42,622.36	48,085.95	52,788.62	45,268.00	47,191.23
MISCELLANEOUS REVENUE	1,195,713.65	1,259,938.69	1,351,204.76	1,358,142.00	1,291,249.78
OUTDATE/CANCEL WARRANTS	-	9,728.00	-	(1,952.00)	1,944.00
<b>Total Revenue</b>	<b>\$1,238,499.73</b>	<b>\$1,318,079.71</b>	<b>\$1,404,327.51</b>	<b>\$1,402,753.00</b>	<b>\$1,340,914.99</b>
CLOTHING/PERSONAL	\$ 49,411.26	\$ 49,480.04	\$ 56,909.28	\$ 51,701.00	\$ 51,875.40
UNIFORM EXPENSE	-	-	1,070.40	1,442.00	628.10
TELEPHONE SERVICE CHARGE	137,600.00	124,700.00	137,600.00	106,600.00	126,625.00
FOOD	301,522.12	325,029.77	366,988.06	355,993.00	337,383.24
MAINTENANCE-EQUIPMENT	-	1,015.10	1,422.67	3,342.00	1,444.94
MISCELLANEOUS EXPENSE	9,277.00	9,849.00	11,348.00	12,386.00	10,715.00
OFFICE EXPENSE	7,292.58	7,069.74	6,256.23	7,985.00	7,150.89
POSTAGE	44,978.00	53,276.25	42,914.35	39,209.00	45,094.40
PRINTING SERVICES	1,902.19	3,619.05	3,491.54	11,148.00	5,040.20
SUPPLIES/EXPENSES	2,392.88	1,612.12	1,078.97	689.00	1,443.24
PROFESSIONAL/SPECIAL SERVICES	182,123.10	207,275.92	216,436.04	224,987.00	207,705.52
CONTRACT SERVICES	42,353.49	47,549.25	49,584.89	36,887.00	44,093.66
ADMINISTRATION COSTS	20,516.00	19,880.00	36,441.00	37,534.00	28,592.75
AUDIT/ACCOUNTING SERVICES	8,000.00	8,000.00	8,000.00	-	6,000.00
DATA PROCESSING	4,590.00	5,560.00	4,521.00	4,521.00	4,798.00
UNCLM-OT-WITHIN A FUND	175,298.00	746,367.58	452,124.20	540,007.00	462,324.67
<b>Total Expenditures</b>	<b>\$ 987,256.62</b>	<b>\$1,610,283.82</b>	<b>\$1,396,186.63</b>	<b>\$1,434,431.00</b>	<b>\$1,340,914.99</b>
<b>Projected Change in Fund Balance</b>	<b>\$ 251,243.11</b>	<b>\$ (292,204.11)</b>	<b>\$ 8,140.88</b>	<b>\$ (31,678.00)</b>	<b>\$ (0.00)</b>



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 23  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors of Sonoma County

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Sheriff's Office

**Staff Name and Phone Number:**

Monique Chapman - 565-3916

**Supervisorial District(s):**

All districts

**Title:** Amendment No. 2 to Agreement for Automated Civil Case Management Services

### **Recommended Actions:**

Authorize the Sheriff to execute Amendment No. 2 to Agreement with Sirron Software Corporation for Automated Civil Case Management Services, to extend the termination date of the Agreement from September 11, 2015 until March 9, 2016, for an additional cost of \$7,544, for a new contract total of \$74,236.

### **Executive Summary:**

The Sheriff's Office is requesting authorization to execute an Amendment No. 2 to Agreement for Civil Case Management Services, with Sirron Software Corporation, at a total cost of \$7,544.

Background. The Sheriff's Office Civil Bureau processes orders or instructions issued by a Civil Court, and has relied upon an automated case management system to manage day-to-day operations since the early 1990s. All Civil processes are conducted and carried out according to the California Code of Civil Procedure (CCP). Automated case management systems allow Civil Bureau staff to process time-sensitive court paperwork efficiently and accurately. Additionally some Civil Bureau processes include the collection of fees and issuance of payments, requiring some accounting functionality.

As a result of a Request for Proposals (RFP) in October of 2009, your Board approved an Agreement for Automated Civil Case Management Services with Sirron Software Corp. on March 16, 2010 for a term of three years. An Amendment to extend the original Agreement for an additional two years was approved on March 12, 2013. The current Agreement with Sirron is due to expire on September 11, 2015.

In December 2014, the Sheriff's Office issued a RFP to select a new provider of Civil Case Management Services software as the existing system was outdated and no longer being supported at a desired level. Tyler Technologies was selected as the new provider of software and related services, and a three year Agreement was approved by your Board on June 9, 2015. Implementation of the new software is currently in progress, with an estimated full transition to be completed by September 18, 2015.

Request. In order to prevent a lapse in automated Civil case management services and to allow for any unanticipated delays that might occur during the implementation of Tyler software, we are requesting to extend the term of the Agreement with Sirron Software Corp. for an additional six (6) months. The extension will allow for the maintenance and support of Sirron software until a full conversion to Tyler software is completed. Though the term of Amendment is for an additional six months, Sirron will only invoice for the months they actually provide system to the Sheriff's Office. Civil Case Management software is fully supported through Sheriff's IT staff however, we have been in contact with County ISD regarding the transition to a new Civil case management software.

Special Fund Appropriations. Government Code §26731 requires that eighteen dollars (\$18) of any fee collected by the Sheriff's Civil Bureau shall be deposited into a special fund in the County treasury. Ninety-five percent of moneys collected in this fund are to be expended by the Sheriff for the "implementation, maintenance, and purchase auxiliary equipment and furnishings for automated systems deemed necessary by the Sheriff's civil division". Therefore, all costs associated with the proposed Amendment will be offset by revenue from this special fund, with no impact on the County General Fund.

**Prior Board Actions:**

6/9/2015: Agreement for Civil Case Management Software with Tyler.  
 3/12/2013: Amendment No. 1 to Agreement for Automated Civil Case Management Services with Sirron.  
 3/16/2010: Agreement for Sheriff's Civil Bureau Case Management System with Sirron Software Corporation for the term of 3/2/2010 to 3/1/2013.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

Maintaining an automated case management system to track and manage Civil Bureau files will ensure continued workplace efficiencies and will allow the Sheriff's Office to provide mandated services to the community.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$ 7,544	State/Federal	\$
	\$	Fees/Other	\$ 7,544
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 7,544</b>	<b>Total Sources</b>	<b>\$ 7,544</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Total costs for the proposed Amendment are estimated to be \$7,544 for FY 15-16, which includes six (6) months of maintenance costs at the rate of \$1,215.60 per month, and software escrow cost of \$250 for the period of September 12, 2015 through March 9, 2015. Once the new software system has been fully implemented, we will no longer need support and maintenance for the Sirron system. Sirron has agreed to bill us on a monthly basis therefore, we do not anticipate needing the full amount. Appropriation requests from the Civil Special Fund will be included in the FY 15-16, first quarter consolidated budget adjustment request. No impacts to the General Fund.

**Staffing Impacts**

<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

**Attachments:**

Amendment No. 2 to Agreement for Automated Civil Case Management Services

**Related Items "On File" with the Clerk of the Board:**



**AMENDMENT NO. 2  
TO AGREEMENT FOR AUTOMATED CIVIL CASE MANAGEMENT  
SERVICES**

This Amendment No. 2 is entered into by and between the County of Sonoma, a political subdivision of the State of California (hereinafter, COUNTY) and Sirron Software Corporation, a corporation authorized to operate in California (hereinafter, "CONTRACTOR").

**RECITALS**

WHEREAS, COUNTY and CONTRACTOR entered into the Agreement for Automated Civil Case Management Services dated March 22, 2010, and later entered into Amendment No. 1 to Agreement for Automated Civil Case Management Services dated March 12, 2013 (collectively, the "Agreement");

WHEREAS,<sup>†</sup> COUNTY and CONTRACTOR have been mutually satisfied with the Agreement; and

WHEREAS, the parties wish to amend the sections and subsections of the Agreement relating to Payment (Subsection 2.2), and Term (Section 3), which can be amended by the parties in writing pursuant to Section 8 of the Agreement.

**AGREEMENT**

NOW, THEREFORE, in consideration of the mutual covenants contained herein, the parties hereto agree as follows.

1. Subsection 2.2 of the Agreement, entitled "Maintenance and Support Costs," is hereby deleted and replaced in its entirety with the following:

2.2 Maintenance and Support Costs. For all ongoing maintenance and support costs pursuant to Article 1.1 (b), Contractor shall be paid as follows: \$12,735 shall be paid for the period of September 11, 2010 through September 10, 2011; \$12,990 shall be paid for the period of September 11, 2011 through September 10, 2012; \$13,250 shall be paid for the period of September 10, 2012 through September 9, 2013; \$13,250 shall be paid for the period of September 10, 2013 through September 9, 2014; \$13,250 shall be paid for the period of September 10, 2014 through September 11, 2015, and \$1,216.60 for each additional month of maintenance and support after September 11, 2015, not to exceed \$7,293.60 for up to six (6) additional months. Contractor may invoice County for such services on an annual basis no earlier than 30 days in advance of the start of such services.

2. Section 3 of the Agreement, entitled "Term of Agreement," is hereby deleted and replaced in its entirety with the following:

3. Term of Agreement. The term of this Agreement shall be from March 2, 2010 to March 9, 2016, unless terminated earlier in accordance with the provisions of Article 4 below.

3. All other provisions of the Agreement are unchanged, and shall remain in full force and effect throughout the remaining balance of the term of the Agreement.

IN WITNESS WHEREOF, the parties have executed this Amendment No. 2 on the dates indicated below.

**SIRON SOFTWARE CORP.**

By: Donald H. Norris  
Donald H. Norris, President and  
authorized agent of Siron Software Corp.

Date: 8/1/15

By: \_\_\_\_\_  
Steve Freitas, Sheriff-Coroner

Date: \_\_\_\_\_

APPROVED AS TO FORM FOR  
COUNTY:

By: Petra Bruggisser  
Petra Bruggisser, Deputy County Counsel

Date: 7/22/2015

**COUNTY OF SONOMA**



County of Sonoma  
Agenda Item  
Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 24  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen, (707) 565-2231

**Supervisorial District(s):**

First, Second, Third and Fifth

**Title:** Reject All Bids for 2015 Pavement Preservation Program Bonded Wearing Course M15101

**Recommended Actions:**

Reject all bids for the 2015 Pavement Preservation Program Bonded Wearing Course Project M15101

**Executive Summary:**

The Department of Transportation and Public Works (TPW) is requesting the Board to reject all bids for the 2015 Pavement Preservation Bonded Wearing Course Project M15101. As part of the 2-Year Pavement Preservation Program approved by the Board on March 17, 2015 representing a two-year local investment of \$22.4M in County roads, TPW staff prepared plans and specifications for a Bonded Wearing Course, a thin layer of asphalt that seals the existing pavement for preventative maintenance, to be applied to five roadways, Madrone Road, East Napa Street, Santa Rosa Avenue, Sebastopol Road and Bodega Avenue. The project was advertised for bid from July 2, 2015 thru August 2, 2015.

The Bids were opened on August 5, 2015 and resulted in one bidder:

Telfer Highway Technologies.....\$3,939,428.88

The Engineer's Estimate was \$3,285,680.00.

The low bid of \$3,939,428.88 is \$653,750.00 above the Engineer's Estimate. The major differences between the bid and the estimate are the costs for the asphalt items, concrete ramps and the traffic control items. Due to the significant difference between the bid and the estimate TPW staff is recommending that all bids be rejected at this time. As a result, the project will not move forward at this time and will need to be re-bid at a later date. The project was originally scheduled to be constructed in October and November of this year. The bidder has been notified in writing of Staff's recommendation to reject all bids.

Staff is completing a detailed bid analysis on why some of the bid items were high and what changes can be made to the project plans and specifications to achieve a lower cost. To lower the construction cost, staff is also looking at the possibility of revising the pavement treatment for Madrone Road and East Napa Street to a chip seal and adding these two roads to the chip seal program for 2016. The 2016 chip seal project will be in construction in the late summer of 2016. A chip seal is a layer of bituminous binder (liquid asphalt) followed by a layer of aggregate, used to seal the pavement for preventative maintenance purposes. The difference between a chip seal and a bonded wearing course is the pavement smoothness and cost. The chip seal treatment is less costly, and the bonded wearing course provides a slightly smoother surface. The longevity of a pavement treatment depends on the volume and speed of traffic and the existing structural section of the roadway. The labor of the chip seal process is performed by Transportation and Public works Department personnel. The volume and speed of the traffic and the existing structural section made this a feasible alternative for these two roads. For both Madrone Road and East Napa Street, a bonded wearing course and a chip seal are comparable pavement treatments, based on the existing condition of the roadways.

Staff recommends that the remaining three roads (Santa Rosa Avenue, Sebastopol Road and Bodega Avenue) be combined with the Bonded Wearing Course project for 2016. It is expected that by combining the projects, the larger scope will generate more competition. The staff intends to re-bid the project in early 2016, and this project is expected to be in construction in the summer and fall of 2016. Additionally, we will reach out to the Construction community to create greater interest in the Bonded Wearing Course project.

**Prior Board Actions:**

3/17/15 Board approved 2-Year Pavement Preservation Program.

**Strategic Plan Alignment**      Goal 3: Invest in the Future

The 2-Year Pavement Preservation Program invests in the long term sustainability of County roads.

**Fiscal Summary - FY 15-16**

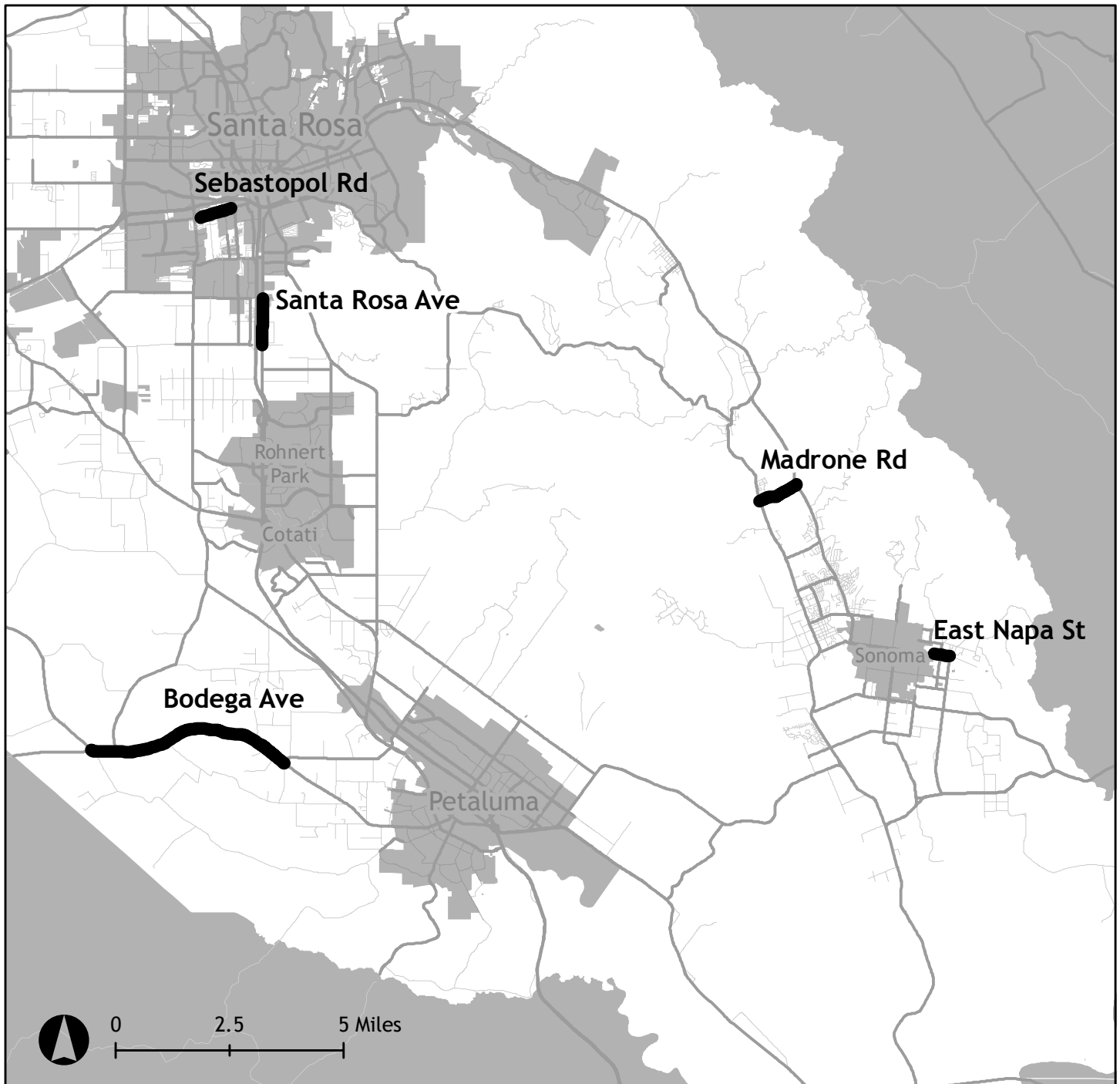
Expenditures		Funding Source(s)	
Budgeted Amount	\$ 3,285,680.00		\$ 3,285,680.00
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 3,285,680.00</b>	<b>Total Sources</b>	<b>\$ 3,285,680.00</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Appropriations of 3,285,680.00 budgeted for this project within the Road Division budget this Fiscal Year will be re-budgeted for FY 2016-17

<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None.			
<b>Attachments:</b>			
Location Map			
<b>Related Items “On File” with the Clerk of the Board:</b>			
Special Provisions, Bid Book			

# 2015 Pavement Preservation Program - Bonded Wearing Course



Road Name	Road ID	Description	Post Mile	Length	District
Santa Rosa Ave	7802	Todd Road to Bellevue Avenue	11.02 12.08	1.06	3
Bodega Ave	5706A	Tomals Road to Skillman Lane	18.20 22.76	4.56	2
Sebastopol Rd	7813	Santa Rosa City Limit to Santa Rosa City Limit	11.85 12.54	0.69	5
Madrone Rd	6605	Arnold Drive to Highway 12	10.00 10.87	0.87	1
East Napa St	5506	Sonoma City Limit to Eighth Street East	10.30 10.66	0.36	1



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 25  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen, (707) 565-2231

**Supervisorial District(s):**

Countywide

**Title:** California Transit Security Grant Program

### **Recommended Actions:**

Adopt resolution authorizing the Director of Transportation and Public Works and the Transit Systems Manager to execute for and on behalf of the County any actions necessary for the purpose of obtaining state financial assistance in the amount of \$31,815 provided by the California Office of Emergency Services for Sonoma County Transit's Video Security Systems project, and authorizing the Chair to execute the Authorized Agent Form required under the program.

### **Executive Summary:**

The Highway Safety, Traffic Reduction, Air Quality and Port Security Bond Act of 2006, approved by the voters as Proposition 1B, authorizes the State of California to issue general obligation bonds for specified purposes, including grants for transit system safety, security, and disaster response projects.

The California Government Code directs that one billion dollars be deposited in the Proposition 1B Transit System Safety, Security and Disaster Response Account. Annually, one hundred million dollars must be made available upon appropriation by the legislature to entities for eligible transit system safety, security, and disaster response projects. Sonoma County Transit's (SCT) share of these funds for FY 2015 through the California Transit Security Grant Program (CTSGP) is \$31,815.

The FY 2015 California Transit Security Grant Program is administered by the California Governor's Office of Emergency Services (OES). In January 2015, Sonoma County Transit submitted an application to the California OES requesting \$31,815 in FY 2015 CTSGP funds to expand the video security capabilities at SCT's operations and maintenance facility, and to provide new video security equipment at various satellite park-and-ride facilities. Notification of project eligibility from the California OES was sent to SCT in February 2015.

The California OES will not approve an allocation of CTSGP funds to Sonoma County Transit until a project funding plan has been provided that demonstrates that the funds are expected to be available



and sufficient to complete the project. A project funding plan must include completed California OES Financial Management Forms, an Authorized Agent Form, a Grant Assurances Form, and a Governing Body Resolution.

**Prior Board Actions:**

04/22/14: Resolution adopted by the Board of Supervisors authorizing any actions necessary to obtain state financial assistances from the California OES for Sonoma County Transit’s video security system project. Resolution No. 14-0158.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

State financial assistance to install new video security systems at various transit facilities will help to ensure the provision of a safe, reliable, comfortable and cost-effective public transit system for residents and visitors.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 31,815		\$
Add Appropriations Req'd.	\$	State/Federal	\$ 31,815
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 31,815</b>	<b>Total Sources</b>	<b>\$ 31,815</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

Grant funds of \$31,815 from the California Transit Security Grant Program are budgeted in the current fiscal year.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

**Attachments:**

Resolution

**Related Items “On File” with the Clerk of the Board:**

Investment Justification Template, Grant Assurances, Authorized Agent Form, Notification of Project Eligibility



# County of Sonoma

## State of California

---

Date: September 1, 2015

Resolution Number: \_\_\_\_\_

4/5 Vote Required

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**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Authorizing The Director Of Transportation And Public Works and The Transit Systems Manager To Execute For And On Behalf of The County of Sonoma Any Actions Necessary For The Purpose Of Obtaining State Financial Assistance Provided By The California Office of Emergency Services For Sonoma County Transit's Video Security System Project, And Authorizing The Chair To Execute The Authorized Agent Form On File With The Clerk.**

**Whereas,** The Highway Safety, Traffic Reduction, Air Quality and Port Security Bond Act of 2006 authorizes the issuance of general obligation bonds for specified purposes, including, but not limited to, funding made available for capital projects that provide increased protection against security and safety threats, and for capital expenditures to increase the capacity of transit operators to develop disaster response transportation systems; and

**Whereas,** the California Governor's Office of Emergency Services (Cal OES) administers such funds deposited in the Transit System Safety, Security, and Disaster Response Account under the California Transit Security Grant Program (CTSGP); and

**Whereas,** the County of Sonoma/Sonoma County Transit is eligible to receive CTSGP funds; and

**Whereas,** the County of Sonoma/Sonoma County Transit will apply for FY 2014-15 CTSGP funds in an amount up to \$31,815 for Video Security Systems to provide increased security at Sonoma County Transit's operations/maintenance facility and various satellite park-and-ride facilities; and

**Whereas,** the County of Sonoma-Sonoma County Transit recognizes that it is responsible for compliance with all Cal OES CTSGP grant assurances, and state and federal laws, including, but not limited to, laws governing the use of bond funds; and

**Whereas,** Cal OES requires the County of Sonoma/Sonoma County Transit to complete and submit a Governing Body Resolution for the purposes of identifying agents authorized to act on behalf of the County of Sonoma/Sonoma County Transit to execute actions necessary to obtain CTSGP funds from Cal OES and ensure continued compliance with Cal OES CTSGP assurances, and state and federal laws.

Resolution #

Date:

Page 2

**Now, Therefore, Be It Resolved,** that the Chair is hereby authorized by the Board of Supervisors to execute the Authorized Agent Form on file with the Clerk, and the Director of Transportation and Public Works and the Transit Systems Manager are hereby authorized by the Board of Supervisors to execute for and on behalf of the County of Sonoma, a public entity established under the laws of the State of California, any actions necessary for the purpose of obtaining financial assistance provided by the California Governor's Office of Emergency Services under the CTS GP.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 26  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen (707)-565-2231

**Supervisorial District(s):**

First, Fourth

**Title:** Amendments for Two Bridge Design Agreements

### **Recommended Actions:**

Authorize and approve Chair to sign the First Amendment to the design contract for the replacement of the Lambert Road Bridge over Dry Creek with OPAC Consulting Engineers effective June 30, 2015 to extend the term of agreement to June 30, 2019 at no additional cost; Authorize and approve Chair to sign First Amendment to the design contract for replacement of Boyes Boulevard Bridge over Sonoma Creek with Moffatt & Nichol effective June 30, 2015 extending the term of agreement to June 30, 2019 at no additional cost.

### **Executive Summary:**

The staff of the Department of Transportation and Public Works is requesting the Board approve the First Amendment to the design contract for the replacement of the Lambert Road Bridge over Dry Creek to OPAC Consulting Engineers effective June 30, 2015, extending the term of agreement to June 30, 2019; and approve the First Amendment to the design contract for replacement of Boyes Boulevard Bridge over Sonoma Creek with Moffatt and Nichol effective June 30, 2015 extending the term of agreement to June 30, 2019. Both of these amendments are no-cost time extensions.

The Lambert project will either construct a new bridge downstream from the existing structurally deficient one-lane Lambert Road Bridge (Bridge No. 20C-0248) or modify the existing bridge. Under the replacement scenario, the existing bridge will be left in place and the new two-lane bridge will be designed to meet current design standards including improvements to roadway approaches and appurtenant facilities. The project does not increase vehicular traffic capacity, but will provide two traffic lanes with 5-foot shoulders. This project is 100% federally funded and must satisfy all requirements under the Federal Highway Bridge Program criteria, including approval by the California Department of Transportation (Caltrans). The California Environmental Quality Act (CEQA) and National Environmental Policy Act (NEPA) documents for this project will be prepared by the County's Permit and Resources Management Department (PRMD) environmental staff. Services provided under the proposed agreement will include preliminary engineering analysis, field investigation and data

gathering; environmental documentation support for CEQA and NEPA; and analysis, design and preparation of final plans, specifications and estimates. The total cost of the project is estimated to be \$7,200,000. If the amendment is not approved by the Board, the federal and state funds spent to date will be at risk. The County has spent over two years working with a citizen's advisory group formed from local property owners with the intent of working with staff to explore alternatives for replacement and rehabilitation. The most recent meeting was August 21, 2015 where consensus was reached to move forward with the project. The project is now ready to move on with the environmental process. This will be followed by the right-of-way phase. Each of these phases typically take on average one and one half to two years. The agreement is proposed to be extended until June 2019 to allow three years for the completion of the environmental and right-of-way phases, and following with final design and bidding documentation.

The Boyes project will replace the existing structurally deficient two-lane Boyes Boulevard Bridge (Bridge No. 20C-0262) with a new two-lane bridge designed to meet current design standards including improvements to roadway approaches and appurtenant facilities. The replacement bridge will comply with current roadway, drainage, and bridge standards and accommodate the 100-year storm event with freeboard as specified by the County of Sonoma. This project is federally funded and must satisfy all requirements under the Federal Highway Bridge Program criteria, including approval by Caltrans. If the amendment is not approved by the Board, the design of a new bridge will not proceed, and the federal and state funds spent to date will be at risk. Total project costs are estimated to be \$7.5 million. The right-of-way phase of this project has recently started. Resolving the utility relocation for this project was more complicated than originally anticipated. Due to significant investment of time and resources needed to reach agreement among several of the agencies responsible for both above and below-ground facilities, additional time was needed. The right-of-way phase could run as long as two years, at the conclusion of which the design consultant will need to prepare the final plans and specifications, and provide support for the bidding process. Therefore, TPW proposes to extend the contract through June 2019. This will allow a small cushion of time in case other unforeseen issues arise.

Both OPAC and Moffatt & Nichol were selected as part of an extensive procurement process. In 2012 the Department advertised a Request for Qualifications (RFQ) in a newspaper of general circulation and received 24 qualification statements from bridge consultants. The proposals were evaluated and ranked by County Staff based on each consultant's response to the following criteria: experience, project team and key staff, technical ability, relevant project experience, federal project experience and project approach. Local preference was not used in the selection of a consultant for this project, as Federal guidelines do not allow for it. A short list of eight on-call consultants was created by the selection committee. These consultants were selected based on their expertise with similar projects. The Department will monitor more closely the length of consultant agreements and attempt to account for unforeseen issues which may arise as these project move forward.

Both amendments in form approved by County Counsel.

**Prior Board Actions:**

07/30/13: Board executed an agreement with OPAC Consulting Engineers for engineering and design services for the Lambert Bridge Road Bridge Project; 05/07/13: Board executed an agreement with Moffatt and Nichol Consulting Engineers for engineering and design services for the Boyes Boulevard

Bridge Project.			
<b>Strategic Plan Alignment</b>		Goal 3: Invest in the Future	
Both bridge replacement projects invest in the future by replacing aging public infrastructure.			
<b>Fiscal Summary - FY 15-16</b>			
<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$ 0		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 0</b>	<b>Total Sources</b>	<b>\$ 0</b>
<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
No cost associated with this item; both amendments are time extensions only. Necessary appropriations will be included as part of the annual budgeting process.			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None.			
<b>Attachments:</b>			
Moffatt & Nichol Amendment; OPAC Amendment			
<b>Related Items "On File" with the Clerk of the Board:</b>			
Moffatt & Nichol Agreement; OPAC Agreement			

**FIRST AMENDMENT TO  
AGREEMENT FOR PROFESSIONAL SERVICES**

This First Amendment (“First Amendment”), effective as of June 30, 2015 (“Effective Date”), is to that certain Agreement for Professional Services by and between the County of Sonoma (hereinafter “County”), and Moffatt & Nichol (hereinafter “Consultant”), dated as of May 7, 2013 (the “Original Agreement,” and as supplemented and amended by this First Amendment, the “Agreement”). County and Consultant are sometimes referred to hereinafter individually as a “party” and collectively as the “parties.”

**R E C I T A L S**

WHEREAS, County and Consultant previously entered into the Original Agreement to provide engineering design services for the Boyes Boulevard Bridge Project (C01147) and

WHEREAS, County and Consultant desire to amend the Agreement in order to extend the term; and

WHEREAS, in the judgment of the Board of Supervisors of the County of Sonoma, it is necessary and desirable to amend the Agreement as set forth above.

NOW, THEREFORE, in consideration of the foregoing recitals and the mutual covenants contained herein, the receipt and adequacy of which is acknowledged, the parties hereto agree as follows:

**A G R E E M E N T**

As of the Effective Date, the Agreement shall be deemed to be amended in the following manner:

1. Incorporation of Recitals. The foregoing recitals are true and correct and are hereby incorporated into and form a part of this Amendment.

***FOR REPLACEMENTS OF PRIOR LANGUAGE OR EXHIBITS:***

2. Section 3 of the Agreement entitled “Term of Agreement” is hereby deleted in its entirety and replaced with the following language:

The term of this Agreement shall be from the Effective Date to June 30, 2019 unless terminated earlier in accordance with the provisions of Article 4 or Agreement.

COUNTY AND CONSULTANT HAVE CAREFULLY READ AND REVIEWED THIS FIRST AMENDMENT AND EACH TERM AND PROVISION CONTAINED HEREIN AND, BY EXECUTION OF THIS FIRST AMENDMENT, SHOW THEIR INFORMED AND VOLUNTARY CONSENT THERETO.



IN WITNESS WHEREOF, the parties hereto have executed this First Amendment as of the Effective Date.

**CONSULTANT: Moffatt and Nichol**

**COUNTY: COUNTY OF SONOMA**

By: \_\_\_\_\_

Name:

Title:

Date: \_\_\_\_\_

CERTIFICATES OF INSURANCE ON FILE WITH AN APPROVED AS TO SUBSTANCE FOR COUNTY:

By: \_\_\_\_\_

Department Head

Date: \_\_\_\_\_

APPROVED AS TO FROM FOR COUNTY:

COUNTY COUNSEL

By: \_\_\_\_\_

Deputy County Counsel

Date: \_\_\_\_\_

By: \_\_\_\_\_

Chair, Board of Supervisors

Date: \_\_\_\_\_

ATTEST:

By: \_\_\_\_\_

Clerk of the Board

**FIRST AMENDMENT TO  
AGREEMENT FOR PROFESSIONAL SERVICES**

This First Amendment (“First Amendment”), effective as of June 30, 2015 (“Effective Date”), is to that certain Agreement for Professional Services by and between the County of Sonoma (hereinafter “County”), and OPAC Consulting Engineers, Inc (hereinafter “Consultant”), dated as of July 30, 2013 (the “Original Agreement,” and as supplemented and amended by this First Amendment, the “Agreement”). County and Consultant are sometimes referred to hereinafter individually as a “party” and collectively as the “parties.”

**R E C I T A L S**

WHEREAS, County and Consultant previously entered into the Original Agreement to provide for engineering design services for the Lambert Road Bridge Project (C01131); and

WHEREAS, County and Consultant desire to amend the Agreement in order to extend the term; and

WHEREAS, in the judgment of the Board of Supervisors of the County of Sonoma, it is necessary and desirable to amend the Agreement as set forth above.

NOW, THEREFORE, in consideration of the foregoing recitals and the mutual covenants contained herein, the receipt and adequacy of which is acknowledged, the parties hereto agree as follows:

**A G R E E M E N T**

As of the Effective Date, the Agreement shall be deemed to be amended in the following manner:

1. Incorporation of Recitals. The foregoing recitals are true and correct and are hereby incorporated into and form a part of this Amendment.

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2. Section 3 of the Agreement entitled “Term of Agreement” is hereby deleted in its entirety and replaced with the following language:

The term of this Agreement shall be from the Effective Date to June 30, 2019 unless terminated earlier in accordance with the provisions of Article 4 or Agreement.

COUNTY AND CONSULTANT HAVE CAREFULLY READ AND REVIEWED THIS FIRST AMENDMENT AND EACH TERM AND PROVISION CONTAINED HEREIN AND, BY EXECUTION OF THIS FIRST AMENDMENT, SHOW THEIR INFORMED AND VOLUNTARY CONSENT THERETO.

IN WITNESS WHEREOF, the parties hereto have executed this First Amendment as of the Effective Date.

**CONSULTANT: OPAC Engineers**

By: \_\_\_\_\_

Name:

Title:

Date: \_\_\_\_\_

**COUNTY: COUNTY OF SONOMA**

CERTIFICATES OF INSURANCE ON FILE WITH AN APPROVED AS TO SUBSTANCE FOR COUNTY:

By: \_\_\_\_\_  
Department Head

Date: \_\_\_\_\_

APPROVED AS TO FROM FOR COUNTY:

**COUNTY COUNSEL**

By: \_\_\_\_\_  
Deputy County Counsel

Date: \_\_\_\_\_

By: \_\_\_\_\_  
Chair, Board of Supervisors

Date: \_\_\_\_\_

**ATTEST:**

By: \_\_\_\_\_  
Clerk of the Board



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 27  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen, (707) 565-2231

**Supervisorial District(s):**

Fourth

**Title:** Sonoma County Transit – Healdsburg Intermodal Facility

### **Recommended Actions:**

- 1.) Approve Plans, Specifications, Estimate and Contract for Federal Project CA-03-5770H – Healdsburg Intermodal Facility, County Project WO7018.
- 2.) Award contract for construction to the low bidder, O.C. Jones & Sons, Inc., in the amount of \$1,582,852.10 and authorize Chair to execute construction contract with an estimated project completion within 80 working days after issuance of County's Notice to Proceed.

### **Executive Summary:**

The Department of Transportation and Public Works / Sonoma County Transit is requesting the Board approve Plans, Specifications, Estimate and Contract for Federal Project CA-03-5770H – Healdsburg Intermodal Facility, County Project WO7018 and award contract for construction to the low bidder, O.C. Jones & Sons, Inc., in the amount of \$1,582,852.10.

This contract provides for construction of the Healdsburg Intermodal Facility, which includes construction of 48 park and ride spaces adjacent to the historic Northwestern Pacific Railroad (NWP) Healdsburg Depot and a multipurpose pathway between the depot site and Healdsburg Avenue (parallel to the Sonoma Marin Area Rail Transit District (SMART) SMART/NWP right-of-way). The improvements will facilitate future use by SMART when its commuter rail service extends to northern Sonoma County in the future. The facility will also be served by Sonoma County Transit intercity route 60 and Healdsburg local route 67.

Per contract terms, construction is expected to commence within 15 days after the Notice to Proceed is issued with final completion before the expiration of 80 working days.

The project was released for bidding on May 27, 2015 and advertised to prospective bidders on May 29, 2015 in the Press Democrat per noticing requirements for federally funded projects. Additionally, as standard practice, staff distributed a copy of the project plans and specifications to Builder's Exchanges

in the Bay Area and Sacramento regions. Bids were opened on July 29, 2015. No protests were received.

Nine bids were received as follows:

- Low \$1,582,852.10 – O.C. Jones & Sons, Inc.
- 2<sup>nd</sup> \$1,753,446.70 – Granite Construction Co.
- 3<sup>rd</sup> \$1,767,375.74 – Bay Cities Paving & Grading, Inc.
- 4<sup>th</sup> \$1,787,611.00 – Ghilotti Construction Co.
- 5<sup>th</sup> \$1,813,601.00 – R&R Horn, Inc.
- 6<sup>th</sup> \$1,849,391.00 – Rege Construction, Inc.
- 7<sup>th</sup> \$1,899,637.00 – Ghilotti Bros., Inc.
- 8<sup>th</sup> \$1,986,608.25 – Argonaut Constructors
- 9<sup>th</sup> \$2,218,744.25 – Siri Grading & Paving

The engineer's estimate is \$1,847,715.00

O.C. Jones & Sons' was the low bidder at \$1,582,852.10, \$170,594.60 less than the second lowest bidder, Granite Construction Co.

Total construction costs are anticipated to be \$1,820,280, which permits for a 15% contingency. Construction funding is provided by a capital grant from the Federal Transit Administration and Transportation Development Act (TDA) funds.

This project is included in Transit's FY 2015-16 budget.

**Prior Board Actions:**

04/26/11: Board approved Cooperative Agreement with the City of Healdsburg and the Sonoma Marin Area Rail Transit District for the Development, Use and Maintenance of the Healdsburg Intermodal Facility. 02/26/2013 – Board approved Sonoma County Transit's FY 2012 – 2021 Short-Range Transit Plan Update.

**Strategic Plan Alignment**      Goal 3: Invest in the Future

The Healdsburg Intermodal Facility will provide a central location within the city of Healdsburg to link local and intercity bus transit services now and SMART regional rail service in the future.

<b>Fiscal Summary - FY 15-16</b>			
<b>Expenditures</b>		<b>Funding Source(s)</b>	
Budgeted Amount	\$ 1,820,280		\$
Add Appropriations Req'd.	\$	State/Federal	\$ 1,456,224
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$	Transp. Development Act	\$ 364,056
<b>Total Expenditure</b>	<b>\$ 1,820,280</b>	<b>Total Sources</b>	<b>\$ 1,820,280</b>
<b>Narrative Explanation of Fiscal Impacts (If Required):</b>			
Appropriations are included in the FY 15-16 Transit division budget.			
<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None.			
<b>Attachments:</b>			
None.			
<b>Related Items "On File" with the Clerk of the Board:</b>			
Special Provisions; Bidder's Book; Addendums 1 thru 4 and Plans			



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 28  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen – 565-2231

**Supervisorial District(s):**

Third

**Title:** Intergovernmental Service Agreement with City of Rohnert Park

### **Recommended Actions:**

Approve and authorize the Chair of the Board to sign the Intergovernmental Services Agreement with the City of Rohnert Park for the County to provide materials testing and construction inspection services in an annual amount of \$30,000 with a term ending three years from effective date; and authorize the Director of Transportation and Public Works to execute one three-year extension to said agreement if mutually agreed upon between both agencies.

### **Executive Summary:**

The Department of Transportation and Public Works (TPW) requests the Board approve an intergovernmental services agreement between the County and the City of Rohnert Park (RP) for TPW to provide construction inspection and materials testing for a three year term beginning on effective date. Additionally, TPW is also requesting the Board authorize the Director of TPW to execute one three-year extension to this agreement if mutually agreed upon by both agencies.

This agreement is the result of a collaborative effort between TPW and RP to maximize limited resources available within local agencies. On June 19, 2012 the Board approved a similar agreement between these two agencies which has resulted in positive outcomes for both agencies including approximately \$90,000 in revenues to the County over the three-year period. Per Government Code Section 54981, a legislative body of any local agency may contract with any other local agency for the performance by the latter of municipal services or functions within the territory of the former.

TPW is unique in that it is one of the only local government entities within the County that operates a laboratory that has been certified by the State of California for materials testing associated with roadway and bridge projects. By entering into this agreement, RP can perform testing required of federally funded projects at a lower cost and with more flexibility than contracting with a private facility. Construction inspection services can be provided on an as needed basis with staff familiar with the inspection requirements of federally funded projects. All costs to the County are fully reimbursable

by RP and the outside funding allows the County flexibility to hire extra-help employees as-needed during peak work periods. RP benefits by having the availability of a certified lab without having to staff with their own resources.

Agreement to be in form approved by County Counsel.

**Prior Board Actions:**

6/19/2012: Board approved a three year agreement with City of Rohnert Park to provide the construction inspection and materials testing services.

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

This agreement is a cost effective solution that maximizes available resources to meet the needs of the City with services that the County has availability to offer.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 30,000	Select an item.	\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$ 30,000
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 30,000</b>	<b>Total Sources</b>	<b>\$ 30,000</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

The average revenue from the prior three year agreement with Rohnert Park was \$30,000/annually but could vary based on needs of Rohnert Park and availability of TPW staff.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

None.

**Attachments:**

None.



**Related Items "On File" with the Clerk of the Board:**

Agreement.



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 29  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen (707) 565-2231

**Supervisorial District(s):**

Fifth District

**Title:** Establish Speed Limit on Westside Road (#8001) – Adopt

### **Recommended Actions:**

Adopt an Ordinance amending Ordinance no. 664 by establishing a prima facie speed limit of 25 miles per hour on Westside Road (#8001) between River Road (#8802B) Mile Post (MP) 10.00 and MP 10.30. (Second Reading-Ready for Adoption)

### **Executive Summary:**

Staff has been working with the Hacienda community to address vehicle speed and safety issues. Over the past several years, community members have identified a number of actions that they would like the County to initiate in an effort to improve traffic conditions. The community has expressed that vehicles entering Hacienda from Westside Road travel through the rural residential area at unsafe speeds.

Staff has worked hard in the careful evaluation of these requests, such as the installation of a stop sign, speed humps, and radar feedback signs. Within the study area, Westside Road is classified as a major collector currently lacking any posted speed limit. As this section of roadway currently has no posted speed limit, options for enforcement by the California Highway Patrol (CHP) are extremely limited.

Staff conducted an Engineering and Traffic Survey pursuant to California Vehicle Code Section 627 and determined that due to road conditions, adjacent land uses, and proximity to the Hacienda community, it is prudent and reasonable to establish a 25 mile per hour speed limit on Westside Road within the Hacienda community. Once established, the CHP would be able to use radar as an enforcement tool as an effective method to address the community's concerns over unsafe vehicle speeds.

In that regard, Transportation and Public Works is requesting that the Board adopt an Ordinance amending Ordinance no. 664 by establishing a 25 mile per hour speed zone on Westside Road (#8001) for approximately 0.3 miles between MP 10.00 and MP 10.30. The estimated cost of labor and materials

for sign installation is \$500 and appropriations are available within the 2015-16 Road Maintenance Budget.

**Prior Board Actions:**

08/25/15: The board adopted a Resolution introducing, reading the title of, and waiving further reading of a proposed Ordinance establishing a speed limit on Westside Road.

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

By establishing the speed limit on this road, the CHP will be able to provide radar enforcement.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 500.00		\$
Add Appropriations Req'd.	\$	State/Federal	\$ 500.00
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 500.00</b>	<b>Total Sources</b>	<b>\$ 500.00</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

The funding for the signs and installation are in the TPW operating budget consisting mainly of state gas tax.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

**Narrative Explanation of Staffing Impacts (If Required):**

None.

**Attachments:**

Location Map; Ordinance

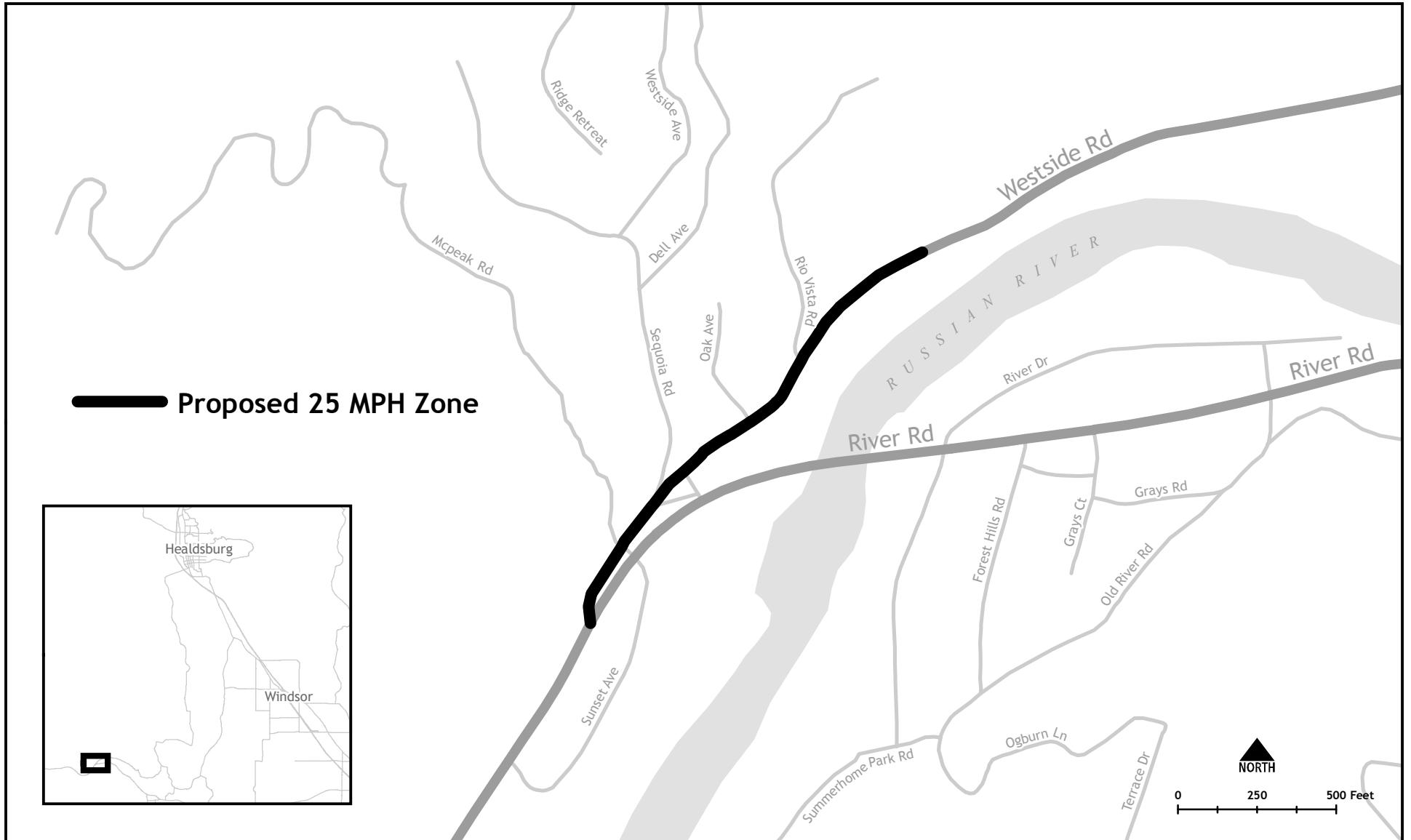
**Related Items "On File" with the Clerk of the Board:**

None.

# Location Map

Proposed 25 Miles-Per-Hour Zone - Westside Road

August, 2015



**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE BOARD OF SUPERVISORS OF THE COUNTY OF SONOMA, STATE OF CALIFORNIA, ESTABLISHING THE REDUCTION OF SPEED ON WESTSIDE ROAD BETWEEN MP 10.00 AND MP 10.30 AND AMENDING SONOMA COUNTY ORDINANCE NO. 664**

**THE BOARD OF SUPERVISORS OF THE COUNTY OF SONOMA, STATE OF CALIFORNIA, ORDAINS AS FOLLOWS:**

**SECTION I:**

Pursuant to the authority provided by California Vehicle Code Section 22358, the Board of Supervisors, on the basis of an Engineering and Traffic Survey completed in compliance with the requirements set forth in California Vehicle Code Section 627 made upon those certain portions of the County highways as set out in this Ordinance, and upon the basis of the findings of these investigations, hereby determines that each portion of the County highway as set out in this Ordinance should have a prima facie speed limit as herein designated. The Board further determines that these prima facie speed limits are reasonable and safe and are most appropriate to facilitate the safe and orderly movement of traffic on the portions of the County highways as are herein listed under each of the prima facie speed limits.

**SECTION II**

Subsection 120 is hereby added to Section IV of Sonoma County Ordinance No. 664 (said section establishes a prima facie speed limit of 25 miles per hour on certain highways in the County of Sonoma) to read:

Westside Road (#8001) from River Road (#8802B) MP 10.00 to MP 10.30.

**SECTION III**

This Ordinance shall be, and the same is hereby declared to be in full force and effect from and after thirty (30) days after its passage, and shall be published once before the expiration of fifteen (15) days after said passage, with the names of the Supervisors voting for or against the same, in a newspaper of general circulation published in the County of Sonoma, State of California.

If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be unconstitutional or invalid, such decision shall not affect the validity of the remaining portion of this Ordinance. The Board of Supervisors hereby declares that it would have passed this Ordinance and every section, subsection, sentence, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, clauses or phrases be declared unconstitutional or invalid.

This Ordinance shall not be codified.

In regular session of the Board of Supervisors of the county of Sonoma introduced on the \_\_\_\_ day of \_\_\_\_ 201\_\_, and finally passed and adopted on this \_\_\_\_ day of \_\_\_\_ 201\_\_, on a regular roll call of the members of said Board by the following vote:

**SUPERVISORS:**

Rabbitt \_\_\_\_\_ Zane \_\_\_\_\_ Gore \_\_\_\_\_ Carrillo \_\_\_\_\_ Gorin \_\_\_\_\_

Ayes \_\_\_\_\_ Noes \_\_\_\_\_ Abstain \_\_\_\_\_ Absent \_\_\_\_\_

**SO ORDERED.**

By: \_\_\_\_\_  
Chair, Board of Supervisors  
County of Sonoma, State of California

ATTEST:

By: \_\_\_\_\_  
Clerk of the  
Board of Supervisors of said County



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 30  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Human Services

**Staff Name and Phone Number:**

Sherry Alderman – 707-565-8501

**Supervisorial District(s):**

County-wide

**Title:** Appoint to the Workforce Investment Board

### **Recommended Actions:**

Approve the appointment of Brandy Evans to the Workforce Investment Board for a one-year term ending September 1, 2016 and approve the reappointment of Kelly Bass Siebel, Chris Knerr, Jerald Miller, and Chris Snyder to the Workforce Investment Board for a two year term ending September 1, 2017.

### **Executive Summary:**

The Workforce Innovation and Opportunity Act (WIOA) is a federal law that was effective July 1, 2015 designed to prepare youth and adults for entry into the labor force. The Workforce Innovation and Opportunity Act required that all local regions create a Workforce Investment Board (WIB) comprised of local business and community members to oversee and implement the Workforce Innovation and Opportunity Act.

### **Membership Criteria and Process for Recommending Members for Appointment**

The Sonoma County Workforce Investment Board (WIB) serves as the policy oversight body for its employment and training programs. In accordance with the written agreement between the Sonoma County Board of Supervisors and the WIB, the WIB reviews and approves candidates' applications for membership and forwards its recommendations to the Board of Supervisors for final approval and appointment.

WIB members are not appointed by supervisorial district, but on a county-wide basis, and must have a high degree of policymaking and hiring authority within the organizations they represent. The WIB is required by law to maintain a business majority. The WIB also seeks members who have expertise in Sonoma County's important or emerging employment sectors, such as health care, hospitality, and green technology or who provide workforce-related services. Applications are reviewed by the WIB Executive Committee and are then recommended to the Board of Supervisors for appointment. Current members in good standing are recommended for reappointment at the end of their term.

Efforts to fill the WIB seats are ongoing through referrals from current members and outreach to

businesses, public, labor, and private non-profit organizations. The Human Services Department also works closely with the Economic Development Board to identify business members appropriate for the business seats on the WIB.

**Categories of Membership Recommendations**

The individual recommended for reappointment to the Workforce Investment Board will represent the following categories of membership.

<b><u>Representative</u></b>	<b><u>Category</u></b>
Brandy Evans	Business
Kelly Bass Seibel	Government and Economic and Community Development
Chris Knerr	Labor
Jerald Miller	Education & Training
Chris Snyder	Labor

**Brandy Evans** has been with Goodwill Industries for many years and is currently the President and Chief Executive Officer. Ms. Evans has a varied employment background which includes construction, real estate and long-term health care. This is a new appointment, and Ms. Evans will fill a business seat.

**Kelly Bass Seibel** is the Director of Workforce Development for the Santa Rosa Chamber of Commerce. She has created and managed such programs as the WHEEL program, the Mike Hauser Algebra Academy and the Young Professionals Network, and also works as a link between educators and the business community as workforce development issues in our county are discussed. Ms. Bass Seibel has served on the WIB since May 7, 2013. Ms. Bass Seibel will continue to fill an Economic Development seat on the WIB.

**Chris Knerr** is the Business Agent for Cement Masons Local 300. He has been with them for eleven years, three as an apprentice, five as a mason, and three years as the current Business Agent. He is interested in the opportunities provided to apprentices within the Building Trades. Mr. Knerr has served on the WIB since May 7, 2013. Mr. Knerr will continue to fill a Labor seat on the WIB.

**Jerald Miller** is the Dean of Business and Professional Studies for the Santa Rosa Junior College. He is involved in the implementation and coordination of workforce development education at the post secondary level in Sonoma County. He is committed to preparing students so that they have the skills, training, and education to achieve their career goals and that offer programs of study that the Sonoma County employers can rely on to hire and retain outstanding employees. He has been involved with career and technical education for the last twenty years as an instructor and administrator. Mr. Miller has served on the WIB since May 7, 2013. Mr. Miller will continue to fill an Education seat on the WIB.

**Chris Snyder** is the District 10 Representative for Operating Engineers. He is a jobs advocate and represents workers that do work in the heavy and highway industry, surveying, crane operators, Caltrans workers and several other craft types. He has a strong interest in workforce development and being able to train the next generation in the Building Trades. Mr. Snyder has served on the WIB since



May 7, 2013. Mr. Snyder will continue to fill a Labor seat on the WIB.

**Prior Board Actions:**

May 12, 2015: Reappointed six members to the Workforce Investment Board.

March 17, 2015: Report on the Workforce Innovation and Opportunity Act (WIOA) of 2014, which supersedes the Workforce Investment Act of 1998.

August 19, 2014: Reappointed seven members to the Workforce Investment Board.

June 10, 2014: Appointed one new member to the Workforce Investment Board, and reappointed one person to the Workforce Investment Board.

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

The Workforce Investment Board makes recommendations and participates in workforce development initiatives and programs that are aligned with local employer needs with the goal of building a prepared and trained Sonoma County workforce.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 0</b>	<b>Total Sources</b>	<b>\$ 0</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

None

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)

<b>Narrative Explanation of Staffing Impacts (If Required):</b>
None
<b>Attachments:</b>
Proposed Workforce Investment Board Membership Roster
<b>Related Items "On File" with the Clerk of the Board:</b>
None

# Sonoma County Workforce Investment Board

Membership as of Tuesday, September 1, 2015

<u>Membership Category</u>	<u># of Seats</u>	<u>Name</u>	<u>Organization</u>
<b>Business</b>			
	1	Yale Abrams	Yale Abrams Consulting
	1	Ed Barr	P & L Specialties
	1	Robin Bartholow	North Coast Builders' Exchange
	1	Kristyn Byrne	Deliver the Mission
	1	Judy Coffey	Kaiser-Permanente
	1	Paul Duranczyk	Creekside Convalescent Hospital
	1	Brandy Evans	Goodwill Industries
	1	Steve Herron	Exchange Bank
	1	Kristina Holloway	Healdsburg District Hospital
	1	Roy Hurd	Empire College
	1	Scott Kincaid	Facility Development Corporation
	1	David Ohman	Colonial Life
	1	Tim Reese	Community Action Partnership of Sonoma County
	1	Pedro Toledo	Petaluma Health Center
	1	Bob Whitlock	Small Precision Tools
	3	<i>Vacant</i>	
<b>Total Seats</b>	<b>18</b>		
<b>Education &amp; Training</b>			
	1	Steven Herrington	Sonoma County Office of Education
	1	Stephen Jackson	Sonoma County Office of Education
	1	Jerald Miller	Santa Rosa Junior College
	1	Lynn Stauffer	Sonoma State University
	1	Carol Waxman	Petaluma Adult School
	0	<i>Vacant</i>	
<b>Total Seats</b>	<b>5</b>		
<b>Govt &amp; Economic &amp; Community Development</b>			
	1	Debbie Antonsen	Employment Development Department
	1	Kelly Bass Seibel	Santa Rosa Chamber of Commerce
	1	Karen Fies	Sonoma County Human Services Department
	1	Peter Harsch	California Department of Rehabilitation
	1	Kathleen Kane	Community Development Commission
	1	Albert Lerma	Sonoma County Economic Development Board
	1	Bill Nordskog	United Way
	0	<i>Vacant</i>	
<b>Total Seats</b>	<b>7</b>		
<b>Required Member</b>			
	1	Stephanie Cabral	Experience Works, Inc.
	1	Chris Knerr	Cement Masons
	1	Chris Paige	California Human Development
	1	Bill Robotka	Engineers & Scientists of California
	1	Chris Snyder	Operating Engineers
	1	George Steffensen	North Bay Labor Council
	0	<i>Vacant</i>	
<b>Total Seats</b>	<b>6</b>		

36 Total Membership

33 Seats Filled

3 Vacancies



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 31  
(This Section for use by Clerk of the Board Only.)

**To:** Sonoma County Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Economic Development Board

**Staff Name and Phone Number:**

Ben Stone, 707-565-7170

**Supervisorial District(s):**

**Title:** 2014-15 Sonoma County Craft Beverage Industry Report & Projects Update

### **Recommended Actions:**

Accept the 2014-15 Sonoma County Craft Beverage Industry Report and an Industry Project Update.

### **Executive Summary:**

The Sonoma County Economic Development Board (EDB) is pleased to present the Sonoma County Craft Beverage Industry - Annual Report. This report offers economic insight into Sonoma County's craft brewery, distillery, and cidery businesses and identifies opportunities for growth. The EDB will also give an update on industry projects completed to date.

#### Report Summary and Highlights:

The craft beverage industry is typified by a national shift in consumer preferences towards small production, local-ingredients, and high-quality, labor-intensive goods. In the wake of a booming economic recovery, Sonoma County has become a hotbed for starting a craft beverage business. With a discerning customer base, along with several well-established, award-winning breweries, craft beverage producers are experiencing rapid growth and leveraging their reputation to attract tourists to Sonoma County from around the nation.

The 2014-15 Sonoma County Craft Beverage Report examines this sector and quantifies the craft beverage industry in terms of jobs produced and economic impact. Of the businesses surveyed in late 2014, more than 80% responded, including 19 breweries, six distilleries and five cideries. These 30 responses were analyzed to identify industry trends, potential for growth, community contributions and key industry concerns and opportunities.

Highlights from the report include:

- Sonoma County craft beverage producers, defined by the EDB as comprised of the three industries of beer, hard cider and distilled spirit manufacturers, accounted for more than 850 jobs in Sonoma County in 2013, the most current data available.
- The total economic impact of Sonoma County's brewing industry was estimated to be about \$169 million in 2013, up 37% from 2012, and is expected to be even higher when the 2014 figures are compiled. The total economic impact includes industry sales, the impact of these sales on the breweries supply chain, and the impact of the salaries of employees as they spend their earnings in the local economy.
- The brewing industry, which represents the largest of the three industries, was responsible for more than 770 jobs in 2013, up 54% from 2012.
- In 2014, there were 23 breweries, nine distilleries and seven cideries open in Sonoma County. Since 2011, the year-over-year average growth in the formation of new businesses is 21% for craft breweries, 37% for craft cideries and 33% for craft distilleries.
- Regulations at the federal, state and local levels, including permitting requirements, are recognized as the highest impediment to industry growth, with more than 40% of businesses ranking it the first or second most important issue that they face.
- After regulations, water supply and wastewater management is consistently ranked as the third most important issue facing producers.
- A case study on wastewater in the report highlights improvement underway at Lagunitas Brewing Company in Petaluma and at Bear Republic Brewing Company in Cloverdale. Both companies have installed a wastewater treatment system that will allow them to reduce their wastewater impact. Additionally, the City of Santa Rosa and the City of Petaluma provided information related to new developments underway at their treatment facilities.

In addition to tracking the economic impact of the three industries, the EDB is supporting these businesses by offering opportunities to connect through industry events and marketing tools, including:

- Hosting two industry conferences in November 2013 and in February 2015, to support producers by providing networking opportunities and presenting sessions on a range of relevant topics including marketing, finance, industry regulations, water use and wastewater treatment and retail opportunities. Attendance topped 300 and 400 respectively at both events and attendees included a cross-section of industry stakeholders, producers, suppliers, government officials and professional service providers.
- The EDB produced a printed map identifying all the craft beer, cider and spirits producers in Sonoma County. The map was created in partnership with the Sonoma County Tourism Bureau and Sonoma County GO LOCAL. Since March 2015, more than 5,000 copies of the map have been distributed to local businesses, visitor centers and hotels. The EDB continues to manage updates to the map and plans to print and distribute more copies in Fall 2015.
- The EDB also produced an electronic GIS Story Map of all of the craft beer, cider, and spirits producers in Sonoma County which has garnered over 7,400 hits on our website and which is updated regularly.

- A video highlighting several beer, cider and spirit producers was released at the February 2015 conference and continues to be available online on the EDB's YouTube channel. The video is intended for a broad audience and seeks to raise the visibility of the producers, convey the pride associated with producing in Sonoma County, and to show the beauty, craftsmanship and artisan production of craft beverages.

By analyzing and reporting on economic impact and exploring opportunities for future industry growth, the EDB seeks to foster Sonoma County's craft beverage industry as an important asset to the local economy.

**Prior Board Actions:**

Prior Report: 2013 Sonoma County Craft Beverage Industry Report (Accepted on 6/25/13)

**Strategic Plan Alignment**      Goal 2: Economic and Environmental Stewardship

The Economic Development Board Foundation strives to enhance the value of local, domestic, and international demand for Sonoma County produced goods and services through the creation and development of economic research, analysis, and programs. The Craft Beverage Report is an analysis of the economic impact and demand for Sonoma County produced goods.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ 0		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$ 0</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

No fiscal impact.

<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None.			
<b>Attachments:</b>			
2014-15 Sonoma County Craft Beverage Industry Report			
<b>Related Items "On File" with the Clerk of the Board:</b>			
None.			



# Craft Beverage Industry

## Annual Report

2014-15

SONOMA  
COUNTY





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July 2015

The Sonoma County Economic Development Board (EDB) is pleased to present the *Sonoma County Craft Beverage Industry - Annual Report*. This report offers economic insight on Sonoma County's craft brewery, distillery, and cidery businesses and identifies opportunities for growth.

The craft goods industry is typified by a national shift in consumer preferences towards small production, local-ingredients, and high-quality, labor-intensive goods. This means that more American consumers are sampling artisanal, hand-crafted beverages while moving away from mass-produced beers, ciders, and spirits. In Sonoma County, these nationwide trends are reflected by the growing concentration of local craft beer, cider, and spirits producers. Sonoma County's award-winning craft breweries are experiencing rapid growth and leveraging their reputation to attract tourists from around the nation. Meanwhile, local distilleries and cideries continue to seek opportunities to increase output and employment despite the unique challenges they face.

Some highlights and concerns for Sonoma County beer, cider, and spirits businesses include:

- As of 2014, there were **23 craft breweries, 11 craft distilleries, and 7 craft cideries** in Sonoma County.
- The Sonoma County craft brewing industry's **total economic impact was estimated to be \$169,000,000 in 2013** (most current data available), a *37.4% increase from 2012*.
- Raw materials represents the largest overall supply cost to Sonoma County craft producers. Many craft producers utilize local ingredients in their products, including apples and grains, helping to support local agriculture. As breweries, cideries, and distilleries continue to grow in Sonoma County, so too has their demand for local supplies and ingredients.
- State regulation has grown to become the number one issue affecting growth for beer, cider, and spirits producers in Sonoma County. Changes in the regulatory environment have been varied, with some progress being made in specific areas. However, as reported by local producers, significant barriers still remain at the state level.

Through reports such as this, the EDB gathers essential data so that businesses and policy makers can identify problems, engage in discussion, and partner to resolve issues that stand in the way of economic success for our region. The EDB is committed to working with our partners to take the actions necessary to build on our strengths and to address our deficiencies – to improve economic opportunities for all Sonoma County residents.

Pamela Chanter  
Chair  
Economic Development Board

Ben Stone  
Executive Director  
Economic Development Board

## 850+

Total jobs created by the beer, cider and spirits industry

---

SEE PAGE 4

## 23

*Breweries*

## 9

*Distilleries*

## 7

*Cideries*

---

SEE PAGE 3

## 11

Average number of beverages types produced by Sonoma County companies

---

SEE PAGE 5

## 2

EcoVolt wastewater treatment systems installed in Sonoma County - one by Bear Republic and one by Lagunitas

---

SEE PAGE 9

## 65%

of employees work full-time

---

SEE PAGE 4

## 87%

of producers expect to hire more full-time workers

---

SEE PAGE 3

## 600,000+

BARRELS produced by the beer, cider and spirits industry in 2013

## 25+

local non-profit and charity organizations supported by the beer, cider and spirits industry

---

SEE PAGE 6

## 1

printed map detailing all Sonoma County beer, cider and spirits producers

---

CONTACT THE EDB FOR MORE INFO

## Craft Brewing Industry

in 2013

---

**\$169 MILLION**  
TOTAL  
ECONOMIC IMPACT

**↑ 40%**  
PRODUCTION  
INCREASE  
from 2012

**770 Jobs**  
54% INCREASE  
FROM 2012

---

SEE PAGE 7

# Growth Outlook | Beer, Cider & Spirits

## Current Growth in Sonoma County

Sonoma County's craft beverage industry continues to expand rapidly. Since 2000, the number of craft breweries in Sonoma County has almost quadrupled, with 23 breweries open as of 2014. The number of cideries and distilleries has also grown considerably, reflecting the growth potential in these sub-industries. As of 2014, there were 7 cideries and 9 distilleries open in Sonoma County.

It is likely that this strong upwards trend will continue into the future. Of the companies surveyed, 97% expect to expand production in 2015, 79% expect to invest in equipment, and 87% expect to hire more full-time workers.

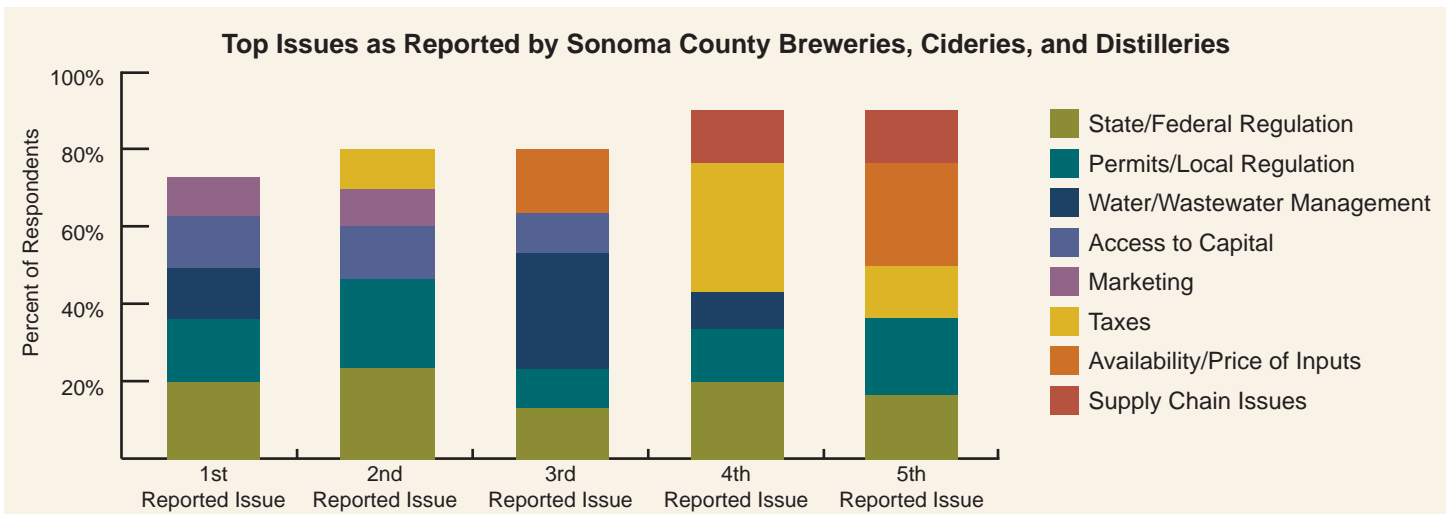
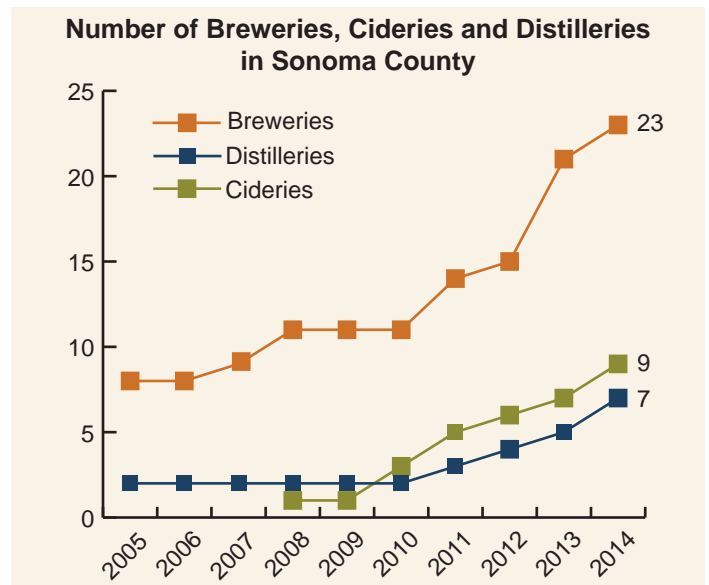
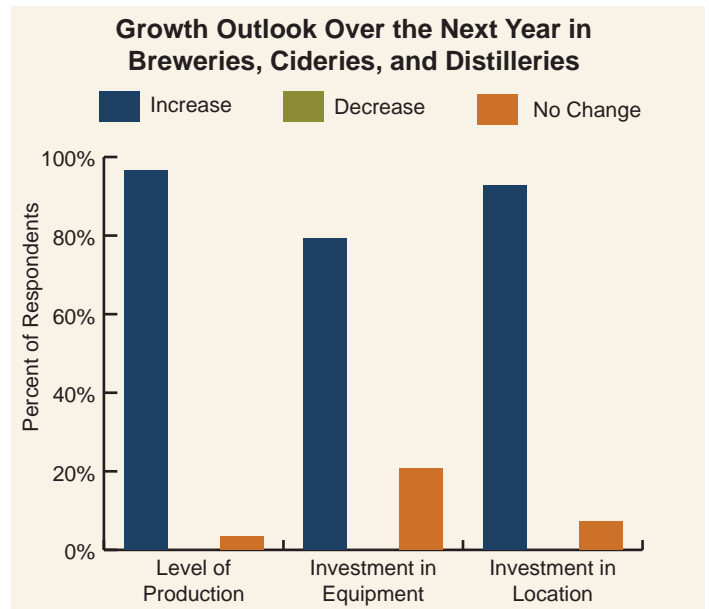
## Impediments to Growth

Even with the significant growth in Sonoma County's craft beverage industry, there are still several key impediments challenging local breweries, cideries and distilleries.

The top reported impediment facing breweries is water and wastewater management. A constant local supply of water is necessary to ensure long term growth of Sonoma County's brewing industry. Coupled with wastewater constraints and sewer line capacity, water management can be viewed as a current and future impediment to growth.

For distilleries, the number one concern was state/federal regulation prohibiting direct sales to consumers. Over 25% of respondents indicated this as their top impediment to growth.

The most concerning issue reported by cideries was state and federal regulations. Specifically, taxation as the most readily identified challenge. The current definition of hard cider only allows for up to 7% alcohol by volume before it is taxed at the more expensive rate for wine, and only a certain level of carbonation before it is subject to the extremely expensive champagne tax (\$3.30 or \$3.40/gallon).



# Employment Statistics | Beer, Cider & Spirits

As craft beverage production has grown in Sonoma County, so too has labor employment in the industry, both in part-time and full-time jobs. This section details labor employment in beer, cider, and spirits companies in 2013.

## Employment

Sonoma County directly employs more than 850 employees through craft beer, cider, and spirits manufacturing. Out of the total number of employees, over a third are employed part-time. Full-time employees comprise about 65% of total employment in the craft beverage industry (avg. 40 hours/wk).

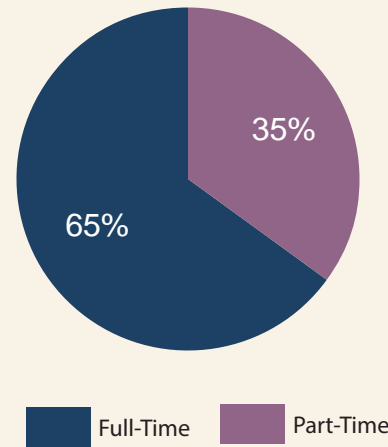
## Demand for Labor

Almost all respondents indicated that they intended to hire more full-time employees in the future. Compared with previous years, this upwards pressure on full-time employment suggests that existing businesses are experiencing continued economic growth. It is also likely that new businesses that have entered the production stage are increasingly able to support additional employees.

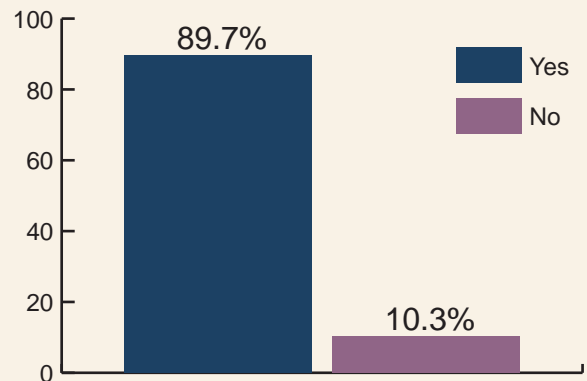
## Part-Time Workforce

Approximately 40% of companies surveyed indicated that they employed part-time workers (defined as working less than 40 hours/week). Of these companies, nearly 23% indicated that their part-time employees worked an average of 21-30 hours per week. Conversely, 33% indicated that they had no part-time employees. This suggests that while there exists a substantial opportunity for part-time employment in the craft beverage industry, a majority of companies rely on full-time employment alone.

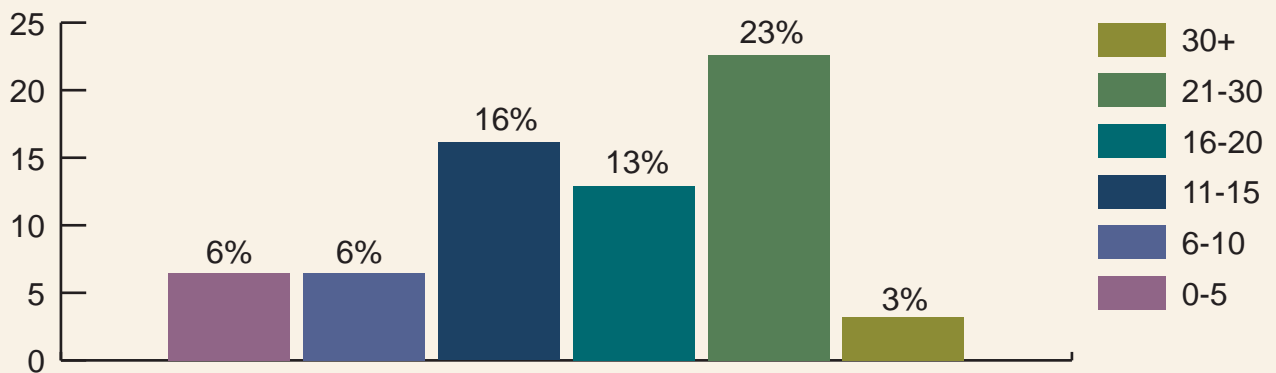
**Employment in Sonoma County Breweries, Cideries and Distilleries, 2013**



**Does your company plan on hiring more full-time workers in the future?**



**Average Number of Hours Worked per Week (Part-Time Employees)**



## Product Distribution

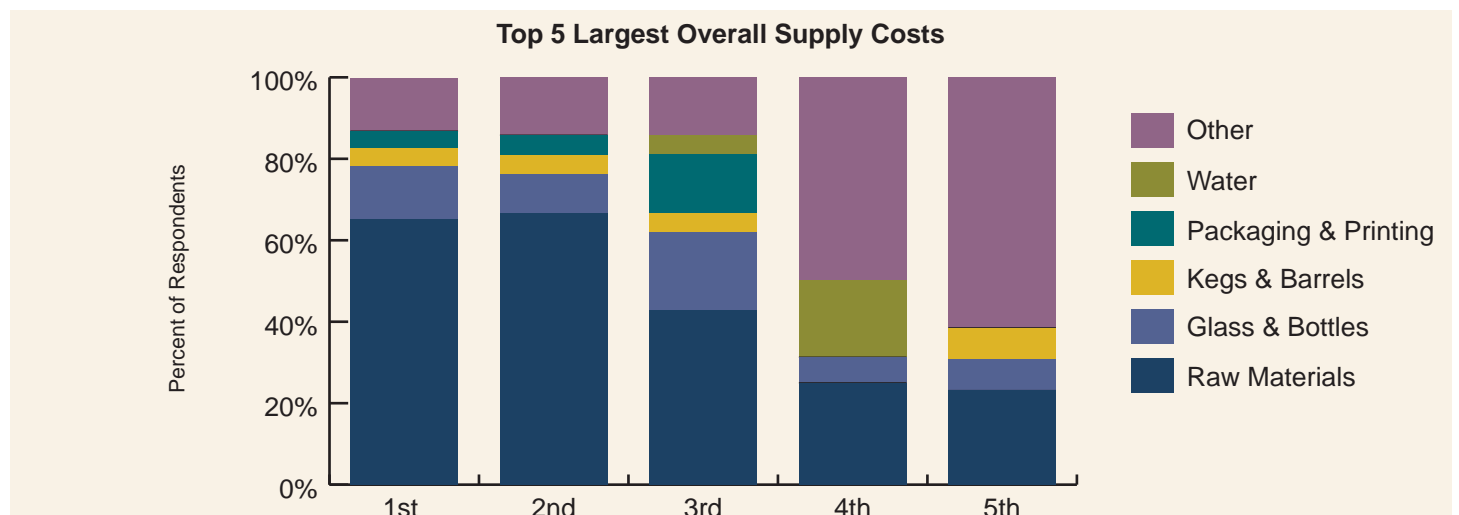
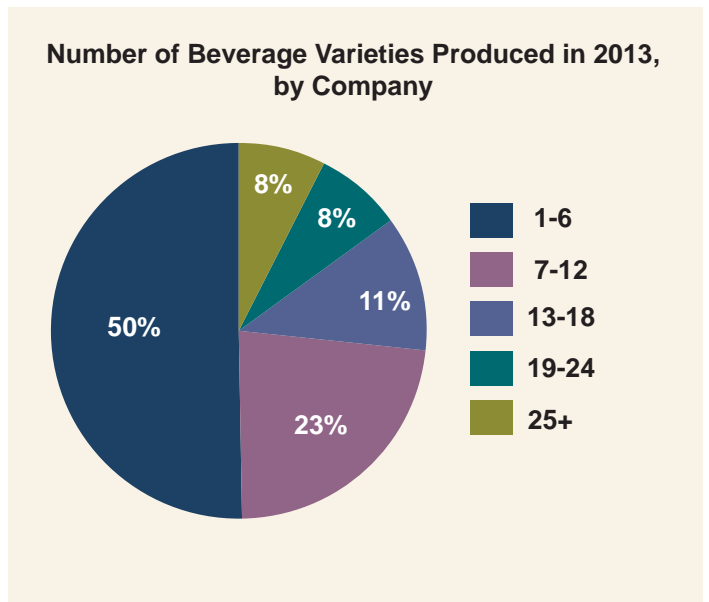
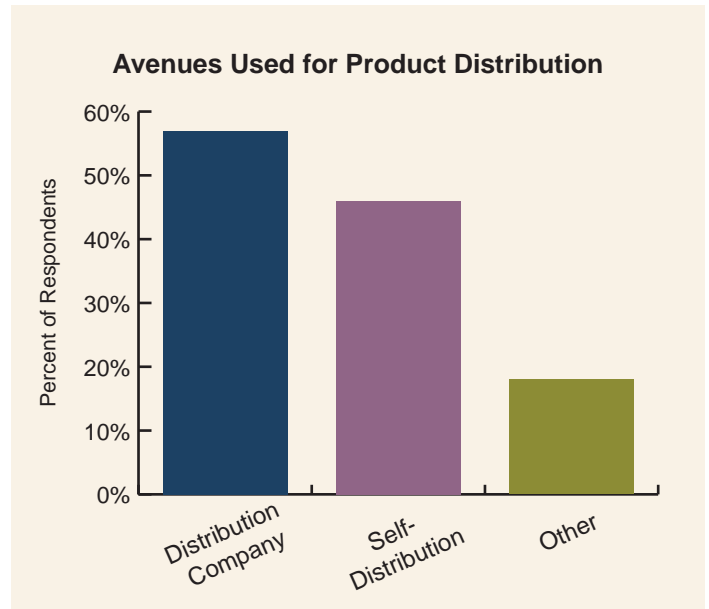
As demonstrated in the graph, the majority of businesses use distribution companies as an avenue to move their products to market. Due to federal and state laws, distilleries are not permitted to self-distribute their products, so 100% of distilleries use distribution companies. The category of other represents companies that have on-site brew pubs where most of their sales are done at the premises.

## Beverage Varieties

Sonoma County craft beverage producers have varied product portfolios. Within Sonoma County, 50% of businesses produce only 1-6 varieties of a particular beverage, while 23% produce between 7-12. This reflects the presence of seasonal beverages, most relevant to craft breweries, and in some cases cideries. Craft distillers typically limit their production to a few select beverage varieties.

## Supply Inputs

For all the industries, the top supply cost overall was raw material, including grains, hops, yeast and apples. Glass and bottles were second overall, followed by kegs and barrels. Water was reported generally as the third or fourth highest expense to craft beverage producers, potentially reflecting the low water demands that smaller companies face. Finally, labor, equipment and other machinery comprises the category of "Other". Ultimately, the chart below illustrates the potential economic benefit of locally available supplies to Sonoma County craft beverage producers, as the brewing industry alone purchased nearly \$15 million in local goods and services in 2013.



# Community Impact | Beer, Cider & Spirits

Involvement in community philanthropy is an important aspect for Sonoma County's breweries, cideries, and distilleries. The majority of the businesses are invested in creating a positive community impact.

## Fundraising and Charity

Almost 90% of respondents indicated that their business participated in either fundraising events, volunteering, or giving to charity organizations. The majority of Sonoma County breweries, cideries, and distilleries participate in events and organizations that raise money for local charities.

It is estimated that in 2013 Sonoma County breweries, cideries, and distilleries donated over \$300,000 (both in-kind and in cash) to charities both locally and nationally.

Furthermore, local craft beverage producers fundraise for a wide scope and a number of different causes. Russian River Brewing Company holds a month-long fundraiser in October to raise money for breast cancer research, and reports raising over \$100,000 each year. Other companies listed their participation in donations to non-profit organizations, in-kind donations for auctions, and other community efforts.

Below is a detailed list of the charities, events, and community organizations supported by Sonoma County craft beer, cider, and spirits producers.

# \$300,000

*in charitable donations were made by Sonoma County breweries, cideries, and distilleries in 2013*

## Community Services



## Organizations Supported by Sonoma County Breweries, Cideries, and Distilleries

- |   |                              |                                   |
|---|------------------------------|-----------------------------------|
| 1% for the Planet                         | Committee on the Shelterless | Rotary Club                       |
| Ales for ALS                              | Easter Seals                 | School Garden Network             |
| Ales for Autism                           | Face to Face                 | SchoolsPlus                       |
| American Cancer Society                   | Healdsburg Performing Arts   | Sonoma County Farm Trails         |
| Annadel State Park                        | Humane Society Wags,         | SRJC Shone Farm                   |
| Big Brothers Big Sisters of the North Bay | Whiskers, & Wine             | Surfrider Foundation              |
| Boys & Girls Club                         | Gravenstein Apple Fair       | Sutter Pacific Medical Foundation |
| Catholic Charities                        | Kiwanis Club                 | The Children's Village            |
| Cinnabar Theatre                          | Rose Parade                  |                                   |

*And many more!*

# Economic Impact Analysis | Craft Breweries

Craft breweries in Sonoma County continue to hold a significant impact on the local economy. The most current data available at the time of this analysis was for 2013. The economic impact is expected to increase significantly as more recent data becomes available.

## Employment

As of 2013, Sonoma County's breweries directly employed over 770 individuals with total sales of \$117 million. Comparison of the percentage of brewery employment relative to the labor force shows that employment in the brewery industry is 11 times more concentrated in Sonoma County compared to the US.

## Economic Analysis

The economic impact of Sonoma County's brewery industry in 2013 is estimated to be \$168,640,012. This figure includes both the direct output of the breweries themselves as well as the indirect economic multiplier effects associated with their output. The indirect effect measures the additional income to industries linked to the brewery supply chain that in turn use the income to support additional jobs and output. The figure also includes the economic effects of employee spending in the local economy using income earned from the brewery's output. By aggregating all of these effects, the estimated total impact reflects the overall contribution of the craft brewing industry applied to Sonoma County's regional economy as a whole. In order to calculate the multiplier effects, the EDB utilized IMPLAN (Impact Analysis for Planning), a modeling software widely used by organizations for economic impact analysis. A detailed methodology of the analysis can be found in Appendix A.

## Tax Revenue from Craft Brewing

In addition to the economic impact of craft brewing in Sonoma County that extends to the local economy, the industry generates an estimated total tax revenue of approximately \$43,393,412. Of this value, local and state tax comprised \$25,467,508, while federal tax comprised \$17,925,904. These revenues come from multiple sources of taxation, including employee income taxes, sales taxes, taxes on production and imports, and indirect business taxes. The bulk of federal tax revenue generated from craft brewing comes from excise and consumption taxes.

While it is unknown how much overall tax revenue is retained at the local level, it is a common practice for economic reports to include tax figures into their impact analyses. Thus, if tax revenue is attributed to craft brewing in Sonoma County as an additional component of the industry's full economic impact, the combined total value is estimated to exceed \$212,000,000. Of this figure, this report can assume with relative confidence that at least \$169,000,000 is retained within Sonoma County.

## Sonoma County Craft Brewing in 2013

**770**

**jobs directly created by craft  
brewing**

**\$169 Million**

**economic impact of Sonoma County's  
craft brewing industry, pre-tax**

**40%**

**increase in production since 2012**

**\$25,500,000**

**local and state tax revenue generated  
from craft brewing in Sonoma County**

## Top Industries Affected by Craft Brewing

Industry	Total Output Attributed to Breweries	%
Wholesale trade businesses	\$4,009,464	27.6
Real estate establishments	\$3,025,025	20.9
Food services and drinking places	\$2,666,291	18.4
Management of companies and enterprises	\$2,134,327	14.7
Transport by truck	\$1,128,060	7.8
Retail Stores - Food and beverage	\$788,590	5.4
Management, scientific, and technical consulting services	\$755,240	5.2



## Overview

Both the City of Santa Rosa as well as the City of Petaluma have begun implementing plans to improve their existing wastewater treatment facilities. As the two largest municipal treatment plants in the county, Santa Rosa and Petaluma handle a significant portion of waste sent in from craft breweries, cideries, and distilleries. As these businesses have grown, along with other local businesses in the county, there has been increased need for expanded wastewater treatment capacity.

Separately, Lagunitas and Bear Republic have both invested in new wastewater treatment technology that will allow them to reuse a larger percentage of their wastewater for production purposes, while simultaneously reducing their discharge loads to municipal plants.

## City of Santa Rosa Development Update

The City of Santa Rosa has recently opened bids for its planned High Strength Waste Receiving Facility that will be added to the Laguna Treatment Plant.

As outlined, a receiving facility will be constructed to receive up to 40,000 gallons per day of high strength liquid waste. The system will leverage existing infrastructure at the Laguna Treatment Plant, increase disposal service alternatives for existing and future local businesses, offset power costs, and help to reduce the need to truck waste outside of Sonoma County. The project is expected to be completed in the summer of 2015.

## City of Petaluma Development Update

The City of Petaluma is working to add several new components to its existing wastewater treatment plant.

Petaluma has invested in new equipment along with designs for a new digester that is expected to be completed in 2017. The City is working to increase the plant's tertiary water capacity that will allow for increased treatment and storage of water gathered during the winter and spring for use in the summer. The project is awaiting grant funding and is targeted for completion by 2017. Additionally, Petaluma is seeking funding to expand the facility's ability to receive high strength waste solids, which is of particular relevance to the local beer, cider, and spirits industry.



## Wastewater Treatment Overview

### 5 million gallons

Total amount of water currently treated per day at Ellis Creek Water Recycling Facility in Petaluma

### 21 million gallons

Total amount of water currently treated per day at the Laguna Treatment Plant in Santa Rosa

### 40,000 gallons per day

Anticipated capacity of Santa Rosa's new High Strength Waste Receiving Facility

## Development Timeline

### 2015

Expected completion date for new high strength wastewater receiving facility at the Laguna Treatment Plant in Santa Rosa.

### 2017

Target completion date for new digester technology and expanded tertiary water capacity at the City of Petaluma's municipal treatment plant.

### 2018

Proposed date for high strength waste capacity expansion at Petaluma municipal plant.

# Wastewater | Brewery Development

## Lagunitas Brewing Company

Since expanding its Petaluma brewery in 2011, wastewater management has become a significant challenge for the Lagunitas Brewing Company. Having outgrown the capabilities of Petaluma's municipal wastewater treatment facility, Lagunitas currently trucks its high-density wastewater to the East Bay Municipal Utility District in Oakland. Lagunitas estimates that wastewater represents a total cost of about \$2.2 million to the company, with approximately \$1.3 million attributed to trucking alone.



### Lagunitas Anticipated Project Impact

**75%**

total wastewater reduction for Lagunitas

**4 to 1** barrels (bbls) of water/ bbl of beer  
current water-to-beer use ratio reported by Lagunitas

**2.5 to 1** bbls of water/ bbl of beer  
expected water-to-beer use ratio once  
EcoVolt system becomes operational

**50%**  
reduction in total water usage

**22%**  
combined percentage of total power and natural gas  
demand offset by EcoVolt system

## Bear Republic Brewing Company

In 2013, motivated to reduce wastewater impact fees and ensure a stable water supply for the future, the City of Cloverdale and Bear Republic Brewing Company invested in a public-private partnership to construct two new wells for the City, with the ability to produce 600 to 1,000 gallons of water per minute. Even with the opportunity to grow production with increased access to water, Bear Republic is committed to reducing their water usage, currently achieving a 3.5 to 1 water-to-beer use ratio, far below the 7 to 1 industry average.



### Bear Republic Anticipated Project Impact

**100%**

of total wastewater will run through the system

**3.5 to 1** barrels (bbls) of water/ bbl of beer  
current water-to-beer use ratio reported by Bear Republic

**50%**  
of the brewery's power can be produced by the system

**25%**  
return on investment by reduction of water  
impact fees and operational costs

## Investment in New Technology

Recently, Lagunitas and Bear Republic initiated projects to install their own wastewater treatment systems after purchasing new technology from Cambrian Innovation, a biotechnology firm based in Boston, MA. Known as the EcoVolt, the system is used to remove suspended solids and organic matter from wastewater, as well as offset power costs, through the production of biogas that can be used on-site to generate both heat and electricity.

Cambrian has also partnered with Lagunitas to develop an advanced treatment train that will further clean the brewery's water using membrane bioreactors (MBR) and reverse osmosis (RO). This will enable Lagunitas to clean its wastewater down enough to be re-used on site for applications that do not come in contact with beer, such as cleaning.

## Overview of the EcoVolt System

The EcoVolt system utilizes electrically active organisms that produce a measurable electric current as well as a small amount of methane gas as they digest organic matter in wastewater (such as yeast, grain and hop residuals). This process is known as electromethanogenesis. Though the electric current emitted by the microbes is not enough to be a primary power source, it enables technicians to assess the performance of the system in real-time. Electrodes used to monitor the system will also afford greater stability and higher methane fraction, resulting in a simpler, more economically efficient process. These factors are hugely valuable in terms of ensuring consistent, reliable operation. Most important, the system is designed to scale to the needs of the brewery. As Lagunitas reports, their company will be able to deploy capital prudently to manage operation of the system while accounting for the brewery's continued growth.

# Appendix A | Economic Impact Methodology

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## Premise

The EDB surveyed Sonoma County breweries, distilleries, and cideries in order to assess their impact on the county and identify impediments to growth. This survey was partially motivated by recent economic reports on the brewery industry for Larimer County, Colorado (The Economic Impacts of Breweries on Larimer County, Colorado State University, 2011), Colorado State (Craft Brewers Industry Overview and Economic Impact, University of Colorado, 2012), and California State (California Craft Brewing Industry: An Economic Impact Study, University of California, Berkley, 2012). The major similarity between all three reports is the use of the IMPLAN modeling software to perform the economic impact analysis. In producing an economic impact analysis for Sonoma County, the EDB used these reports as a model to develop its own survey.

While distilleries and cideries were surveyed, and their responses show up throughout the report, the EDB was unable to perform an economic analysis in the same way as it did with breweries. Due to a small sample size, the EDB could not report their impact without compromising their anonymity. Suppressing sensitive business data because of this circumstance is a common practice among data providers such as the BLS and California EDD.

## Survey

The survey was deployed in late 2014. An effort was made to include input from all Sonoma County breweries, distilleries, and cideries. A list of Sonoma County businesses that were classified as a manufacturer of beer, spirits, or cider was created using information from the California EDD, InfoGroup, press articles, and the California Craft Brewers Association. The survey data informed the analysis presented on growth outlook, employment, production, supply, distribution, community impact, and economic impact. Responses were received from 30 companies, accounting for more than 80% of the businesses surveyed.

## Analysis

The IMPLAN software models the impact of an event on a given economy which is referred to as input-output analysis. An extensive database of industry-specific economic data allows IMPLAN to generate a Social Accountability Matrix. This matrix is used to track the interactions between different sectors of the target economy, and in doing so, provides the basis for calculating an event multiplier.

Survey recipients were asked to indicate their number of full-time and part-time employees in 2013, along with their total sales in 2013. The aggregate brewery sales and employment were allocated to IMPLAN sector 71 to run the analysis. Since all beer production takes place within Sonoma County, the

# Appendix B | Sources

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**Bear Republic Brewing Company**, ([www.bearrepublic.com](http://www.bearrepublic.com))

**Beer Institute**, ([www.beerinstitution.org](http://www.beerinstitution.org))

**Brewers Association**, ([www.brewersassociation.org](http://www.brewersassociation.org))

**Bureau of Economic Analysis**, ([www.bea.gov](http://www.bea.gov))

**Bureau of Labor Statistics**, ([www.bls.gov](http://www.bls.gov))

**Distilled Spirits Council of the United States**, ([www.discus.org](http://www.discus.org))

**Frank, Rimerman + Co. LLP**, ([www.frankrimerman.com](http://www.frankrimerman.com))  
*Craft Beer & Wine at a Crossroads*

**Lagunitas Brewing Company**, ([www.lagunitas.com](http://www.lagunitas.com))

**NACS**, ([www.nacsonline.com](http://www.nacsonline.com))

**Sustainable Brands**, ([www.sustainablebrands.com/news\\_and\\_views/cleantech/jennifer\\_elks/bear\\_republic\\_brewery\\_unveils\\_energy-positive\\_wastewater\\_trea](http://www.sustainablebrands.com/news_and_views/cleantech/jennifer_elks/bear_republic_brewery_unveils_energy-positive_wastewater_trea))

**Sonoma County Economic Development Board**, ([edb.sonoma-county.org/pdf/2013/craft\\_beverage\\_report\\_2013.pdf](http://edb.sonoma-county.org/pdf/2013/craft_beverage_report_2013.pdf))

**Sonoma West Times & News**, ([www.sonomawest.com/cloverdale\\_reveille/news/unique-wastewater-treatment-system-debuts-at-bear-republic/article\\_0ba19c28-aa27-11e3-8fcd-0019bb2963f4.html](http://www.sonomawest.com/cloverdale_reveille/news/unique-wastewater-treatment-system-debuts-at-bear-republic/article_0ba19c28-aa27-11e3-8fcd-0019bb2963f4.html))

The EDB believes all data contained within this report to be accurate and the most current available, but does not guarantee its accuracy or completeness. Use of data from an outside source does not represent an endorsement of any product or service by the EDB, its members or affiliates.

## Appendix C | Acknowledgements

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The Economic Development Board would like to thank the 30 businesses that took time to complete the survey contributing to the information used in this report. To maintain anonymity, we have not identified the companies that completed surveys.

Below is a complete list of all the beer, cider and spirits producers in Sonoma County as of early 2015. Not all were established at the time of surveying.

### **Breweries**

101 North Brewing Co.  
Bear Republic Brewing Co.  
Bloodline Brewing Co.  
Carneros Brewing Co.  
Cloverdale Ale Co.  
Cooperage Brewing Co.  
Dempsey's Restaurant and Brewery  
Fogbelt Brewing Co.  
Healdsburg Beer Co.  
HenHouse Brewing Co.  
Lagunitas Brewing Co.  
Moonlight Brewing Co.  
Old Redwood Brewing Co.  
Petaluma Hills Brewing Co.  
Plow Brewing Co.  
Russian River Brewing Co.

### Shady Oak Barrel House

Sonoma Springs Brewing Co.  
St. Florian's Brewery  
Stumptown Brewing Co.  
Third Street AleWorks  
Woodfour Brewing Co.

### **Cideries**

ACE Cider  
Devoto Orchards Cider  
FoxCraft Hard Cider  
Golden State Cider  
Sonoma Cider  
Specific Gravity Cider  
Tilted Shed Ciderworks

### **Distilleries**

35 Maple Street  
Alley 6 Distillery  
Griffo Distillery  
Hanson Spirits  
HelloCello & Prohibition Spirits  
Purple Wine + Spirits  
Sonoma Brothers Distilling  
Sonoma Coast Spirits  
Sonoma County Distilling Co.  
Spirit Works Distillery  
Stillwater Spirits

## Thank you

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The EDB would like to thank the following people and organizations for their support and help with this report.

**Derek Groff**, of Frank, Rimerman + Co., for his assistance with data analysis and IMPLAN modeling.

**Lagunitas Brewing Co.** for providing information on their wastewater treatment system.

**Bear Republic Brewing Co.** for providing information on their wastewater treatment system.

The **City of Santa Rosa** and the **City of Petaluma** for providing information on planned improvements to existing wastewater treatment systems.

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The Sonoma County Craft Beverage Report was managed by the Economic Development Board's project coordinators.

**Dominic Wiggam** wrote the wastewater, employment, and the economic impact sections for the craft brewing industry, and the appendices. He was also responsible for acquiring data and carrying out the economic impact analysis.

**Jordan Nagy** wrote the growth outlook, production and supply, and the community impact sections. She was also responsible for the report formatting and design.

**Francesca Schott** was responsible for developing the industry overview, reviewing the final copy and assisting with the report formatting and design. She also assisted with data acquisition.

The EDB is pleased to thank the following Signature Sponsors for their support of our important programs.

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FOUNDATION LEVEL



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EXECUTIVE LEVEL

AmericanAgCredit  
 American River Bank  
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 Sonoma County Alliance  
 Vantreo Insurance  
 Zainer Rinehart Clarke

MEDIA LEVEL



Sonoma County Board of Supervisors

# Sonoma County Craft Beverage Industry Report & Projects Update



# 2014-15 Craft Beverage Report Highlights

- 2015 To Date  
22 breweries      9 cideries      13 distilleries
- More than 850 total jobs created by the craft beverage industry
- More than \$25 million generated in state and local tax revenue by the craft brewing industry alone
- More than 600,000 barrels of beverages produced in 2013

# 2014-15 Craft Beverage Report

## Growth Trends

- In the next year
  - 97% expect to increase production
  - 79% expect to invest in equipment
  - 93% expect to invest in location
  - 90% expect to hire more full-time workers





# 2014-15 Craft Beverage Report

## Craft Brewing Economic Impact

- Estimated \$169 million economic impact of craft brewing industry
- More than 770 jobs supported by craft brewing industry alone
- 40% increase in production from 2012 to 2013

# Industry Projects Conferences

- 2 industry conferences held in February 2015 and November 2013
- February 2015
  - More than 400 attendees
  - 23 speakers address topics including economic impact, finance, industry regulations, wastewater treatment, and retail
  - 31 sponsors support the event

# Craft Beverage Industry Projects

## Video

- Video debuted at the 2015 conference
- Intended to: raise producer visibility, convey pride associated with producing in Sonoma County, show the beauty of the products
- 10 interviews with beer, cider and spirits producers
- 13 locations filmed and featured
- [Video](#)

# Craft Beverage Industry Projects Maps

- Online & Printed Versions

**Sonoma County Beer, Cider, and Spirits**  
Mapping Sonoma County's fast-growing craft beer and beverage industry

**Beers** | **Ciders** | **Spirits**

**BEER**

BEER	ADDRESS	PHONE	WEBSITE	OPEN	BEER	BEER	BEER
B1	BEAUCHEMIN BEER CO.						
B2	BEAUCHEMIN BEER CO.						
B3	BEAUCHEMIN BEER CO.						
B4	BEAUCHEMIN BEER CO.						
B5	BEAUCHEMIN BEER CO.						
B6	BEAUCHEMIN BEER CO.						
B7	BEAUCHEMIN BEER CO.						
B8	BEAUCHEMIN BEER CO.						
B9	BEAUCHEMIN BEER CO.						
B10	BEAUCHEMIN BEER CO.						
B11	BEAUCHEMIN BEER CO.						
B12	BEAUCHEMIN BEER CO.						
B13	BEAUCHEMIN BEER CO.						
B14	BEAUCHEMIN BEER CO.						
B15	BEAUCHEMIN BEER CO.						
B16	BEAUCHEMIN BEER CO.						
B17	BEAUCHEMIN BEER CO.						
B18	BEAUCHEMIN BEER CO.						
B19	BEAUCHEMIN BEER CO.						
B20	BEAUCHEMIN BEER CO.						
B21	BEAUCHEMIN BEER CO.						
B22	BEAUCHEMIN BEER CO.						
B23	BEAUCHEMIN BEER CO.						
B24	BEAUCHEMIN BEER CO.						
B25	BEAUCHEMIN BEER CO.						
B26	BEAUCHEMIN BEER CO.						
B27	BEAUCHEMIN BEER CO.						
B28	BEAUCHEMIN BEER CO.						
B29	BEAUCHEMIN BEER CO.						
B30	BEAUCHEMIN BEER CO.						

**CIDER**

CIDER	ADDRESS	PHONE	WEBSITE	OPEN	CIDER	CIDER	CIDER
C1	CIDER						
C2	CIDER						
C3	CIDER						
C4	CIDER						
C5	CIDER						
C6	CIDER						
C7	CIDER						

**SPIRITS**

SPIRITS	ADDRESS	PHONE	WEBSITE	OPEN	SPIRITS	SPIRITS	SPIRITS
S1	SPIRITS						
S2	SPIRITS						
S3	SPIRITS						
S4	SPIRITS						
S5	SPIRITS						
S6	SPIRITS						
S7	SPIRITS						
S8	SPIRITS						
S9	SPIRITS						
S10	SPIRITS						

FOR A DETAILED MAP, VISIT [gocal.coop/bcs](http://gocal.coop/bcs)

MAP PROVIDED BY:

# Thank you!

# Questions?



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 32  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** 4/5

**Department or Agency Name(s):** Transportation and Public Works

**Staff Name and Phone Number:**

Susan Klassen 707-565-2231

**Supervisorial District(s):**

All

**Title:** Charles M. Schulz – Sonoma County Airport Lease and Hangar Construction Authorization for Redwood Hangar, LLC

### **Recommended Actions:**

Approve resolution adopting a Negative Declaration for new hangar construction at the Airport and authorize the Chair to execute: (a) a 40-year lease between the County and Redwood Hangar, LLC (Redwood) for approximately 5.47 acres (Premises) at the Airport which allows Redwood to construct the new hangar; and (b) a Consent to Sublease consenting to the proposed sublease of a portion of the Premises from Redwood to Spectra Hangar, LLC; and (c) a Bill of Sale selling the Redwood Hangar leasehold improvement to Tenant in the amount of \$500,000 paid over 15 years; and (d) authorize the Director of Transportation and Public Works to execute any other documents reasonably required to effect said transactions.

### **Executive Summary:**

The Department of Transportation and Public Works – Airport Division (Airport) is requesting the Board approve a resolution adopting a Negative Declaration for new hangar construction at the Airport and authorize the Chair to execute: (a) a 40-year lease between the County and Redwood Hangar, LLC (Redwood) for approximately 5.47 acres (Premises) at the Airport which allows Redwood to construct the new hangar; and (b) a Consent to Sublease consenting to the proposed sublease of a portion of the Premises from Redwood to Spectra Hangar, LLC; and (c) a Bill of Sale selling the Redwood Hangar leasehold improvement to Tenant in the amount of \$500,000 paid over 15 years; and (d) authorize the Director of Transportation and Public Works to execute any other documents reasonably required to effect said transactions.

The Redwood Hangar, LLC, a.k.a Sonoma Jet Center (“Redwood”) has provided aeronautical services to both general aviation customers and aeronautical service operators at the Airport since 2004. They have successfully increased their business and now desire to enter into a new long term 40-year ground lease in order to expand its operations at the Airport. The current FAA-approved Airport Layout Plan designates this proposed lease area as a Corporate Hangars site that is congruent with Redwood’s

development plan. In addition, the Airport Master Plan, as adopted by the Board of Supervisors on January 24, 2012, supports Redwood’s development as stated in Chapter 4-11, “...Plans for long-term development of the Airport’s building area should allow for expansion of the existing primary FBOs, as well as establishment of additional specialty FBOs.”

Redwood currently has three ground leases at the Airport. Under the proposed new ground lease, the old leases will immediately terminate and Redwood will have one consolidated ground lease comprising of approximately 5.47 acres, which adds approximately 1.13 acres to their operations. The proposed term of the new ground lease is 40 years and comprises of three parcels described as follows: 1) Parcel A includes the existing buildings of a 12,608± square foot hangar known as the “Redwood Hangar”, a 2,900± square foot terminal building and an aviation-support building. Parcel A also includes a fuel farm that contain large tanks that store and dispense aviation fuel; 2) Parcel B is primarily vacant land where Redwood will be constructing a new 18,653± square foot executive hangar together with 4,203± square feet of associated office space. This site will require the demolition of an existing two-story office building located within the site at the east end of this Parcel B and upgrading the parking area at the west end of this Parcel B. The remaining portion of the land will be paved for the hangar ramp area; and 3) Parcel C is a 9,356 square foot area that allows Redwood to construct paved connections from the new hangar to the adjacent taxi lane. The term for Parcel C will expire after five years and revert to the County. The following tables contrast the terms of the proposed Ground Lease against the leases that Redwood currently occupies which will be terminated should the Board approve the proposed consolidated ground lease:

	<b>Monthly Ground Rental</b>	<b>Lease Premise</b>	<b>Lease Term</b>	<b>Allowed Uses</b>	<b>Leasehold Improvements</b>
<b>New Lease</b>	\$8,143.57	5.47 acres	40 years	Full Service Fixed Base Operator and Fuel Operator	Fuel Farm, Terminal Building, Hangar with Shop Area, Hangar with Office Area, Paved Parking with an Aviation-Support Building
<b>Current Main Lease</b>	\$5,793.48 <sup>1</sup>	3.6 acres	30 years + 3 five-year option	Full Service Fixed Base Operator and Fuel Operator	Fuel Farm, Terminal Building, Hangar with Shop Area
<b>Current Flightline Lease</b>	\$1,030.73	0.58 acres	30 years + 15 year option	Aviation/Office	Aviation Support Buildings
<b>Current Gravel Parking Lot Lease</b>	\$267.30	0.16 acre	Month-to-Month	Parking	Gravel Parking Lot

<sup>1</sup> This amount reflects the reset to market rental rate as required by the current lease. The lease rate used for this calculation is the approved current Master Fee Schedule. This rental amount is a decrease from the previous period’s monthly rate.

	<b>Capital Investment Requirement<sup>2</sup></b>	<b>Percentage Rent<sup>3</sup></b>	<b>Expiration Date with extensions</b>	<b>Other Terms</b>
<b>New Lease</b>	\$50,000/acre for one lease year	Three Percent	06/30/2056	Additional improvements required to be constructed as part of the lease: enhancement of apron located on Parcel A; upgrade/removal of an Aviation-support Building.
<b>Current Main Lease</b>	\$50,000/acre for one lease year	Three Percent	06/30/2035	A new terminal building was constructed as a result of this lease. No further capital investments are required under this lease. Upon expiration of the lease, the terminal will revert to the County for future leases.
<b>Current Flightline Lease</b>	Unknown	None	06/30/2022	Aviation-support buildings were built in conjunction with this lease. Upon expiration of the lease, the buildings will revert to the County.
<b>Current Gravel Parking Lot Lease</b>	None	None	Month-to-Month	Parking for current leaseholds.

In compliance with State and County regulations, a California Environmental Quality Act (CEQA) study was performed for the new hangar construction to identify environmental impacts caused by new development. This study did not identify any significant neighborhood impacts and none were expected given the location and type of existing use at the Airport. Therefore adoption of a Negative Declaration resolution for the proposed improvements is requested at this time.

Spectra Hangar, LLC is the sponsor of the new hangar development and the proposed sublessee of the new hangar. Spectra Hangar demonstrated its financial capability by providing financial statements to the Airport. The Ground Lease between the County and Redwood requires approval of any sublessee.

Redwood Hangar was originally built by the Army in the 1940s when the Airport was known as the Santa Rosa Army Airfield. This hangar has been renovated and modified over the years and remains in service today. The Redwood Hangar is owned by the Airport and was leased to Redwood Hangar, LLC. The Airport had the hangar leasehold improvements appraised and offered Redwood the opportunity to purchase the improvements. Redwood, as part of the lease negotiations, has agreed to purchase the Redwood Hangar at the full appraised price of \$500,000 and will assume all structural, maintenance and

<sup>2</sup> The term of a land lease is essential to a tenant building a hangar at the Airport. Financing is usually involved when constructing large hangars and the tenant requires a long-term lease to adequately maintain earnings to pay the debt of constructing the hangar. The Airport has determined that a fair and equitable formula for determining a tenant's lease term that allows parity for the Airport and the tenant; it correlates the amount invested into buildings by the tenant with the number of years of the leasehold at the Airport.

<sup>3</sup> In addition to ground rental rates, the Airport collects percentage rent on aeronautical activities. The rate is usually three percent (3%) of gross sales of merchandise or labor.



insurance liability for it. The proposed purchase price will be paid over fifteen years at a four percent interest resulting in additional revenues of \$44,381 annually. The Bill of Sale is attached. At the termination of the lease the improvements will revert to the County.

County Counsel has approved both the form of the Redwood Ground Lease and the Consent to Sublease. County Counsel has reviewed the associated Negative Declaration.

Airport staff recommends the Board approve the new Redwood Lease and approve the Consent to Sublease. The new hangar development will allow for additional growth in both general aviation and specialized aeronautical service commerce that provide increased revenue for the Airport. The construction cost of this new hangar is in excess of \$3,000,000 and will benefit the local economy with both short and long term financial benefits. The Airport will receive additional revenue from the increase in the Leased Premise square footage and percentage rents resulting from increased aeronautical business.

**Prior Board Actions:**

July 13, 2010 – Second Amendment and Assignment of the previous Main Airport Lease. This Board action approved the Second Amendment to the Lease that corrected the square footage of the leasehold and then Assigned the lease to Redwood Hangar, LLC to continue operating a full service Fixed-Base Operator at the Airport providing services, including fuel operations, to Aviation customers.

**Strategic Plan Alignment**      Goal 3: Invest in the Future

The Airport’s mission is to successfully manage a key component of the County’s transportation infrastructure and continue to be a significant contributor to a strong and diverse economy that supports job growth and job retention for Sonoma County. Increased business growth and new construction at the Airport embraces this goal.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$		\$
Add Appropriations Req'd.	\$	State/Federal	\$
	\$	Fees/Other	\$
	\$	Use of Fund Balance	\$
	\$	Contingencies	\$
	\$		\$
<b>Total Expenditure</b>	<b>\$</b>	<b>Total Sources</b>	<b>\$</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

The increase of rent associated with this new lease will result in additional annual revenue to the Airport of \$12,625 in the first year (impact of \$10,521 for remaining 10 months of FY 15-16); future years will include additional annual Consumer Price Index increases of minimum 2% and maximum 6% for the next nine years before the rent is reset to market. Additionally, the sale of the Redwood Hangar will result in \$44,381 annually in new revenue (\$36,984 for remaining 10 months of FY 15-16). The sale will also

eliminate maintenance expenses and potential renovation costs as well as decreasing risk/peril liabilities of owning the seventy year old building.

**Staffing Impacts**

Position Title (Payroll Classification)	Monthly Salary Range (A – I Step)	Additions (Number)	Deletions (Number)
N/A			

**Narrative Explanation of Staffing Impacts (If Required):**

N/A

**Attachments:**

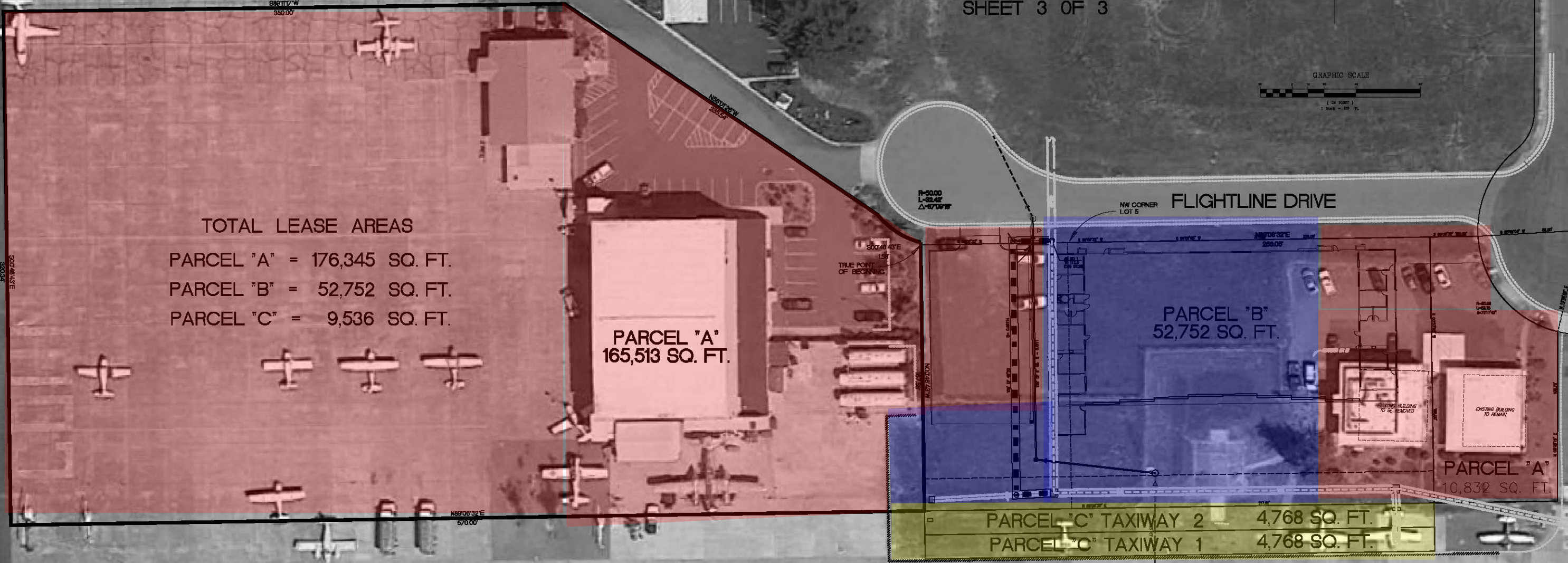
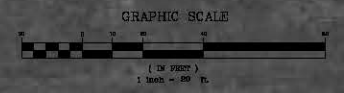
Resolution, Map, Proposed Improvements and Airport Layout Plan.

**Related Items “On File” with the Clerk of the Board:**

Negative Declaration – Sonoma County PRMD, Conditions of Approval for Construction – Sonoma County PRMD, Redwood Lease, Consent to Sublease, Bill of Sale,

Red - Existing Leasehold  
 Blue - Additional New Leasehold  
 Yellow - Temporary Leasehold

EXHIBIT "A"  
 PREMISES  
 SHEET 3 OF 3



TOTAL LEASE AREAS  
 PARCEL "A" = 176,345 SQ. FT.  
 PARCEL "B" = 52,752 SQ. FT.  
 PARCEL "C" = 9,536 SQ. FT.



County of Sonoma  
State of California

---

Date: September 1, 2015

Item Number: \_\_\_\_\_  
Resolution Number: \_\_\_\_\_



4/5 Vote Required

---

**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, to Approve the adoption of a Negative Declaration for new hangar construction at the Airport and authorize the Chair to execute : (a) a 40-year lease between the County and Redwood Hangar, LLC (Redwood) for approximately 5.47 acres (Premises) at the Airport which allows Redwood to construct the new hangar; and (b) a Consent to Sublease consenting to the proposed sublease of a portion of the Premises from Redwood to Spectra Hangar, LLC ; and (c) a Bill of Sale selling the Redwood Hangar leasehold improvement to Tenant in the amount of \$500,000 paid over 15 years; and authorize the Director of Transportation and Public Works to execute any other documents reasonably required to effect said transactions.**

**Whereas**, Redwood Hangar, LLC, a/k/a Sonoma Jet Center, has requested to construct a hangar at the Charles M. Schulz – Sonoma County Airport to the County through the Permit and Resource Management Department (PRMD), known as File Number ADR15-0002 and the Project Title as Flightline Executive Hangar; and

**Whereas**, the proposed project allows construction of an 18,653-square foot aircraft storage hangar with 4,203 square-feet of associated office space located at opposite ends of the building. Site improvements include demolition of an existing two-story office building located within the project site to the east, upgrading the existing parking area at the opposite end of the site to the west, and adding approximately 1.16 acres of paving to provide sufficient ramp area to the adjoining Apron D taxiway. The project site currently has approximately 0.546 acres of hardscape in the form of paved parking areas and walkways. Upon project completion, the site will consist of 1.71 acres of hardscape.

**Whereas**, pursuant to Section 15071 of the State of California CEQA Guidelines, an initial study as resulted in the Negative Declaration of findings that the proposed project could not have a significant adverse impact on the environment; and

**Whereas**, notice and public review of the Negative Declaration and Initial Study were provided in accordance with State and County CEQA guidelines; and

**Whereas**, the initial study, Negative Declaration and its associated comments are attached for review by this Board as follows:

1. The Negative Declaration has been prepared for this project pursuant to the requirements of CEQA, and reflects this Board's independent judgment and analysis.
2. There is no substantial evidence before the Board that the proposed project may have a significant effect on the environment, and therefore, adoption of the Negative Declaration is appropriate under CEQA and State and County CEQA guidelines.
3. The project will not result in a safety hazard or noise problem for persons using the airport or for persons working in the project area.
4. The project has been conditioned to meet all Federal, State and local laws and adopted standards in regard to the project site.
5. The Project is located within the Santa Rosa Plain area, and therefore required to comply with procedures set forth in the adopted Santa Rosa Plain Conservation Strategy for California Tiger Salamander (CTS). The Project will impact approximately 0.46 acre acres of suitable CTS upland habitat. The required mitigation for impacts to 0.46 acre of suitable CTS upland habitat is 0.09 acre. Mitigation for impacts to suitable CTS upland habitat will be accomplished by Redwood Hangar, LLC purchasing the requisite amount of CTS mitigation credits (0.09 acre of CTS mitigation credits) from Hazel Mitigation Bank, which has been approved by the USFWS and CDFW to sell CTS mitigation credits. The purchase of the CTS mitigation credits will be approved by USFWS prior to completing the purchase of the credits from Hazel Conservation Bank. Compliance with the requirements of the Santa Rosa Plain Conservation Strategy will ensure that impacts to biological resources will be less than significant.
6. The project has been conditioned to meet all State and local laws and adopted standards in regard to Storm Water runoff. This includes using Best Management Practices for project design, construction, and post construction monitoring.

**Now, Therefore, Be It Resolved** that the Board hereby adopts the Negative Declaration for the project, certifies the Negative Declaration has been completed, reviewed, and considered, together with comments received during the public review process, in compliance with CEQA and the State CEQA guidelines, and finds that the Negative Declaration reflects the independent judgment of the Board.

**Be It Further Resolved** that the Board hereby authorizes the Chair of the Board to execute the lease agreement with Redwood Hangar LLC, authorizes the construction of the hangar, the sale of the Redwood Hangar, the approval of the Spectra Hangar, LLC sublease; and authorizes the Director of Transportation and Public Works to execute any other documents reasonable required to effect said Lease.

**Be it Further Resolved** that this Board directs staff of the Permit and Resource Management Department to file a Notice of Determination with the County Clerk.

Resolution #  
Date: August 25, 2015  
Page 3

**Supervisors:**

Rabbitt:	Zane:	Gore:	Carrillo:	Gorin:
Ayes:	Noes:	Absent:	Abstain:	

**So Ordered.**









Architect

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CONSULTANTS

SEAL



**SONOMA JET CENTER**

**FLIGHTLINE EXECUTIVE HANGARS**

REV	DATE	DESCRIPTION
	12/29/14	D.R. SUBMITTAL DWGS

PROJECT NO: 1412  
CAD DWG FILE: A20  
DRAWN BY: KCT  
SCALE: 3/32" = 1'-0"

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Del Starrett Architect

SHEET TITLE  
**ELEVATIONS**

SHEET NUMBER  
**A2.0**

**MATERIALS**

METAL ROOF:  
MANUFACTURER: BUTLER  
STYLE: MR-24  
COLOR: COOL SOLAR WHITE

METAL SIDING "A":  
MANUFACTURER: BUTLER  
STYLE: BUTLER II WALL SYSTEM  
COLOR 1: COOL SHELL GRAY  
COLOR 2: PAINTED TO MATCH COOL GRAY STONE

METAL SIDING "B":  
MANUFACTURER: BUTLER  
STYLE: STYLWALL II FLUTED  
COLOR 3: COOL COUNTRY WHEAT

METAL GUTTER, RWL AND SOFFIT:  
COLOR: TO MATCH

METAL CANOPY:  
COLOR: TBD

TILE VENEER:  
STYLE: TRAVERTINE  
COLOR: TBD

ALUMINUM STOREFRONT:  
COLOR: CLEAR ALUMINUM

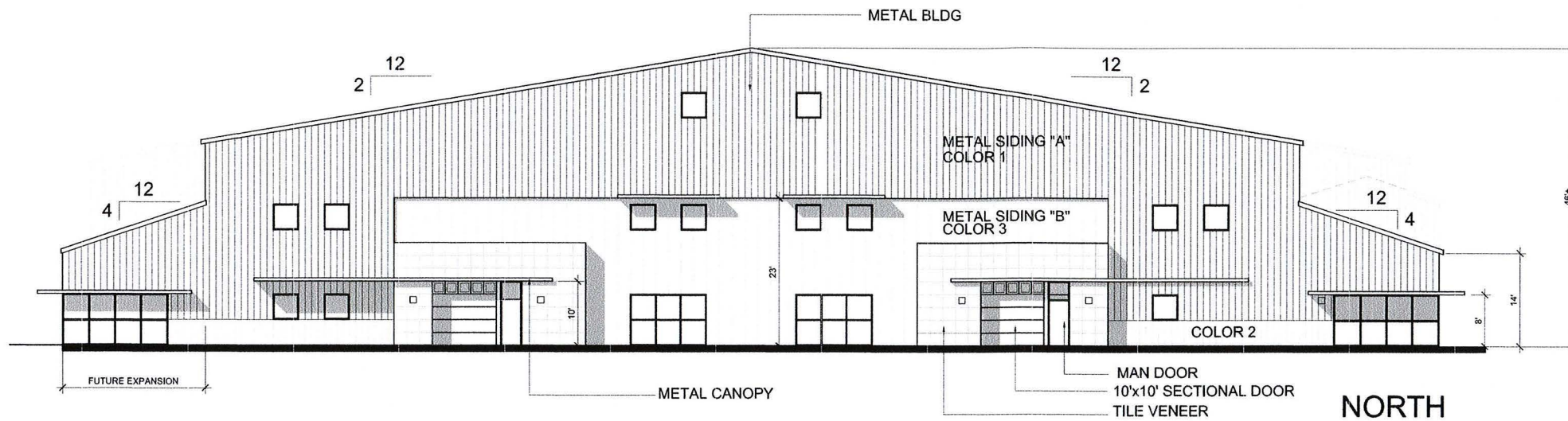
GLASS:  
COLOR: TBD

10' HIGH OVERHEAD DOORS:  
MANUFACTURER: OVERHEAD  
STYLE: SECTIONAL  
COLOR: TBD

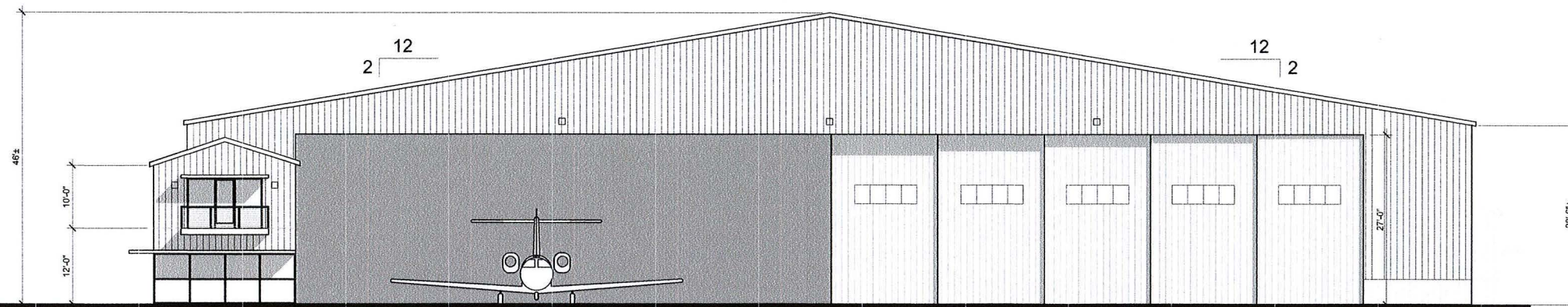
METAL MANDOORS:  
MANUFACTURER: CECO OR EQ.  
STYLE: FLUSH w/INSUL CORE  
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HANGER DOORS:  
MANUFACTURER: \_\_\_\_\_  
STYLE: \_\_\_\_\_  
COLOR: TBD

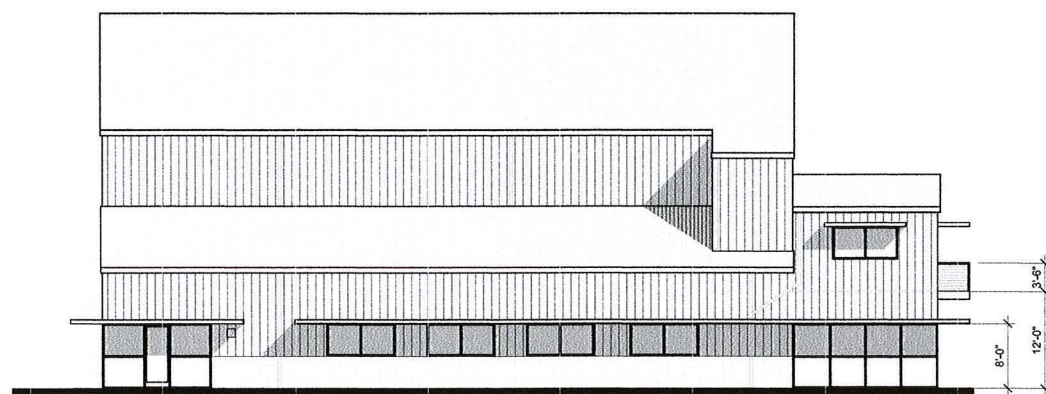
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STYLE: 2"x 2" METAL SUPPORTS & CAP  
HORIZONTAL AIRCRAFT CABLE



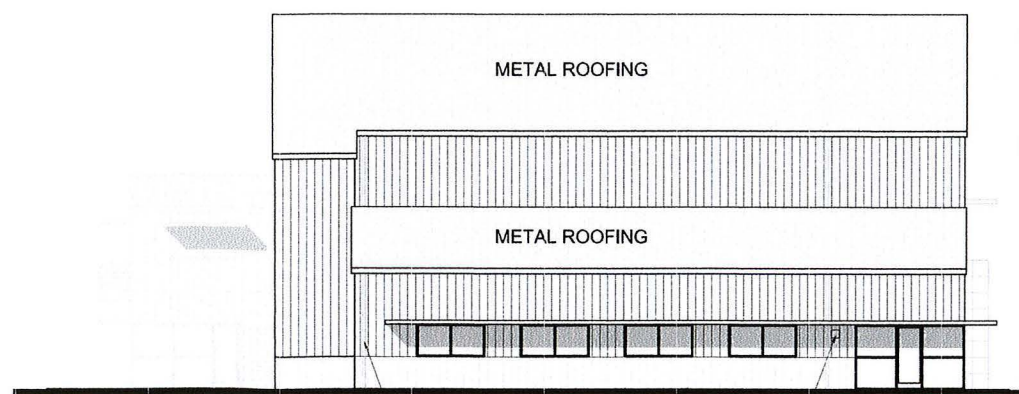
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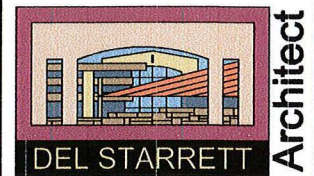
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**WEST**



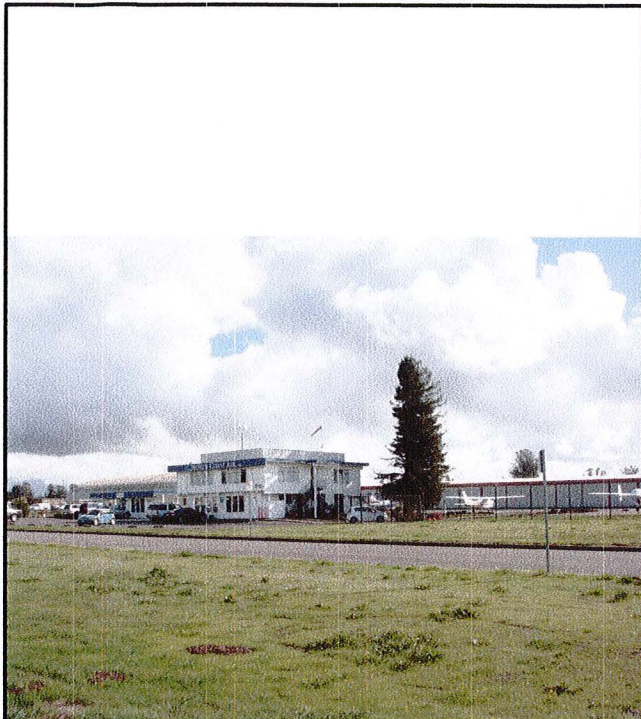
**EAST**



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CONSULTANTS

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1 VIEW EAST END OF SITE

2 SITE SOUTH OF FLIGHTLINE DRIVE

3 SITE SOUTHWEST OF FLIGHTLINE DR

4 VIEW WEST END OF SITE

SONOMA JET CENTER

FLIGHTLINE EXECUTIVE HANGARS

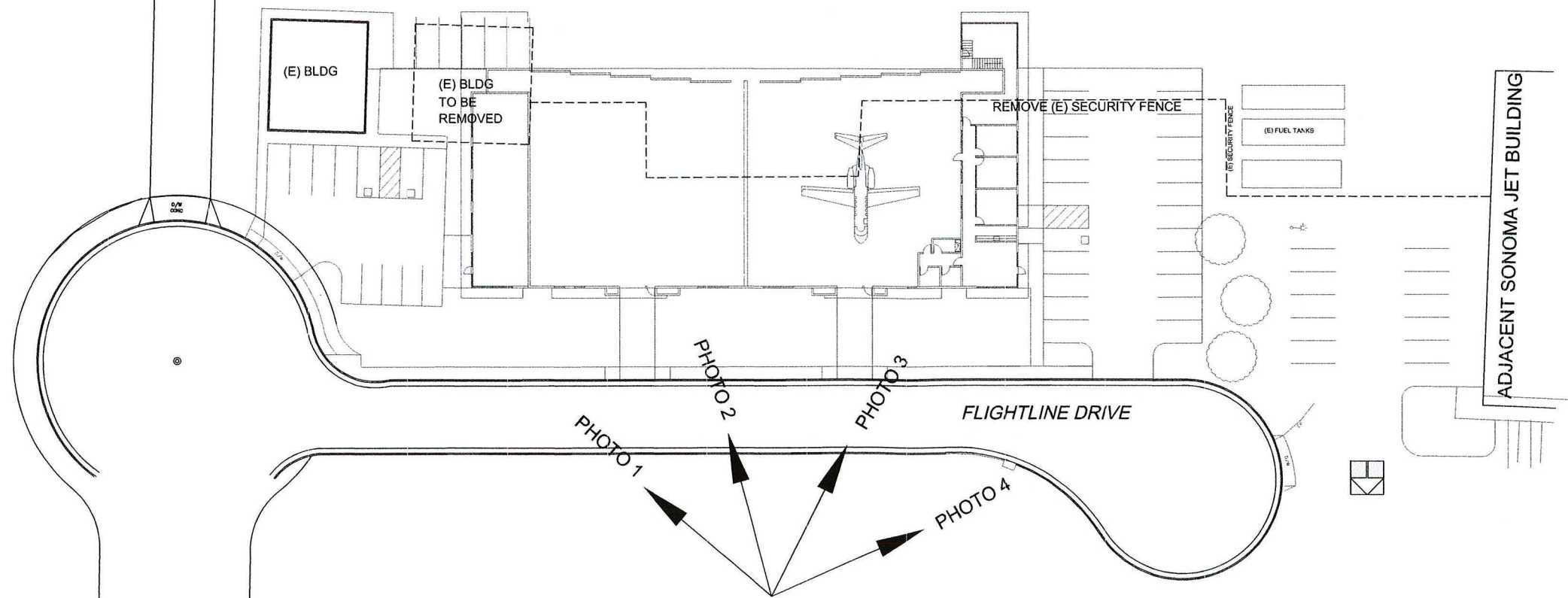


PHOTO LOCATION MAP

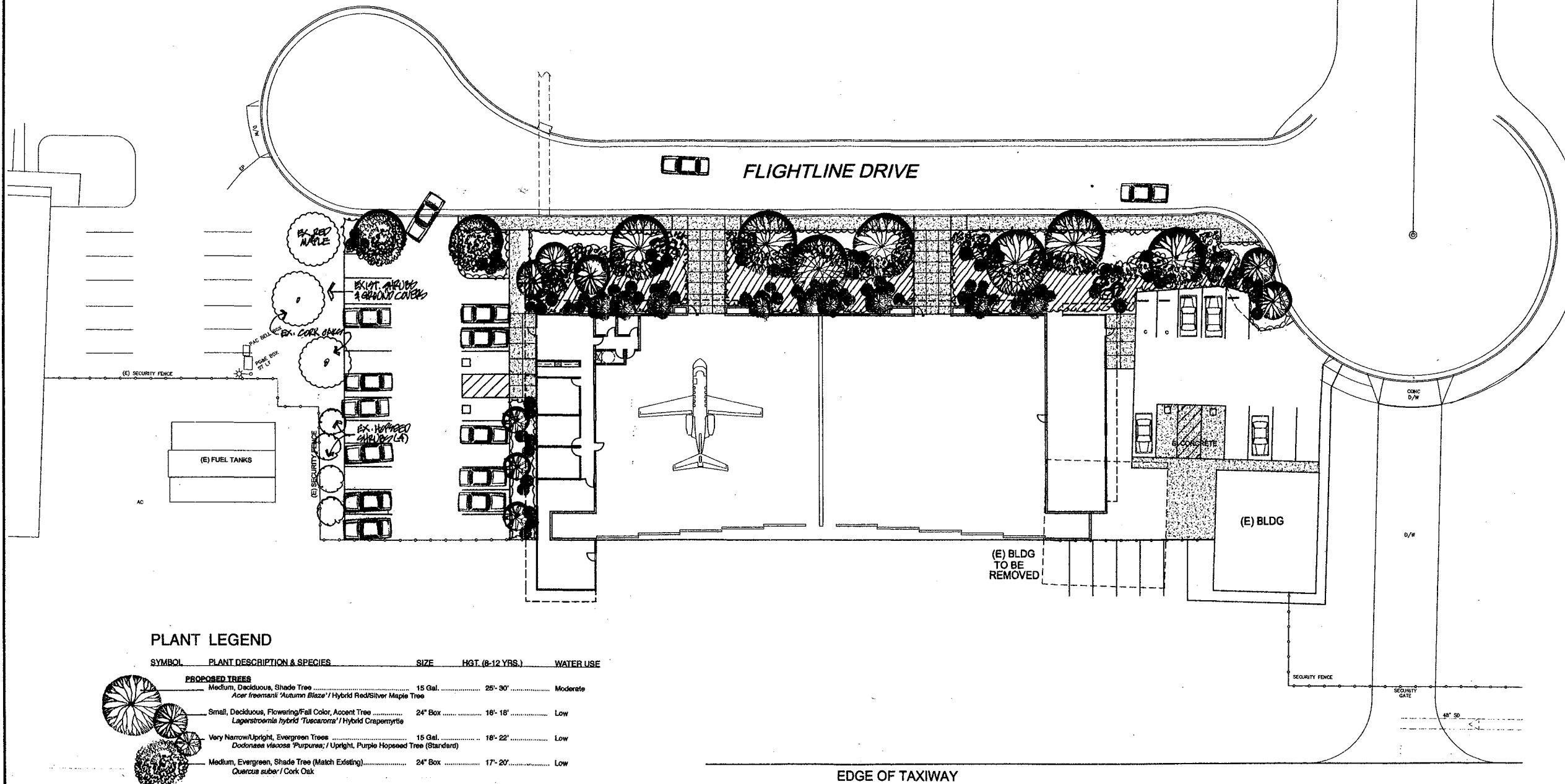
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	12/29/14	D.R. SUBMITTAL DWGS
PROJECT NO:		
CAD DWG FILE: A30		
DRAWN BY: KCT		
SCALE: NONE		
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SHEET TITLE  
**PROJECT PHOTO MONTAGE**

SHEET NUMBER  
**A3.0**



# PRELIMINARY LANDSCAPE PLAN



## PLANT LEGEND

SYMBOL	PLANT DESCRIPTION & SPECIES	SIZE	HGT. (8-12 YRS.)	WATER USE
<b>PROPOSED TREES</b>				
	Medium, Deciduous, Shade Tree	15 Gal.	25'-30'	Moderate
	Acer freemanii 'Autumn Blaze' / Hybrid Red/Silver Maple Tree			
	Small, Deciduous, Flowering/Fall Color, Accent Tree	24" Box	18'-18'	Low
	Lagerstroemia hybrid 'Tucarora' / Hybrid Crapemyrtle			
	Very Narrow/Upright, Evergreen Trees	15 Gal.	18'-22'	Low
	Dodonaea viscosa 'Purpurea' / Upright, Purple Hoopseed Tree (Standard)			
	Medium, Evergreen, Shade Tree (Match Existing)	24" Box	17'-20'	Low
	Quercus suber / Cork Oak			
<b>SHRUBS</b>				
	Medium, Evergreen Native & Drought Tolerant Shrubs	5 Gal.	4'-8'	Low/Mod.
	Salvia leucantha, Arctostaphylos densiflora 'McMinn', Romneya coulteri, Mahonia pinnata 'Ken Hartman', Miscanthus sinensis var., Ceanothus 'Julia Phelps', 'Concha' & 'Snowball', Berberis darwinii, Pittosporum tenuifolium 'Kirsti' & 'Silver Sheen', Loropetalum chinensis var.			
	Low, Accent, Evergreen Shrubs & Grasses	5 Gal.	2'-6'	Low/Mod.
	Nandina domestica var. 'Barbours', Rosa thurbergii 'Atropurpurea', Podocarpus elongatus, Rosa floribunda var., Pittosporum tobira 'Wheeler's Dwarf', Calliandra arundinacea 'Karl Foerster', Plumbago capensis 'Royal Blue', Pittosporum tobira 'Creme-de-Mini', Arctostaphylos densiflora 'Howard McMinn', Penstemon orientale			
<b>GROUND COVERS &amp; CLIMBING GRASSES</b>				
	Evergreen, Native & Drought Tolerant, Ground Covers	1 Gal.	8"-18"	Low
	Ocotilla dammeri 'Coral Beauty', Muhlenbergia capillaris, Erigeron karwinskianus, Ceanothus horizontalis 'Yankee Point', Myoporum parvifolium 'Putah Creek', Coprosma kirkii, Lantana montevidensis			
	Small to Medium River Rock & Gravel over Weedblock Cloth for Dry Creek			
	Boulders			

## LANDSCAPE NOTES

1. ALL PLANTINGS TO BE IRRIGATED WITH AUTOMATIC DRIP/SUBBLER IRRIGATION SYSTEM, WITH A RAIN SHUTOFF DEVICE. ALL IRRIGATION TO CONFORM TO LATEST COUNTY OF SONOMA'S WATER EFFICIENCY ORDINANCE. ALL PLANT SELECTIONS, TO BE EITHER MODERATE OR LOW WATER USE SPECIES & VARIETIES.
2. ALL TREES WITHIN 5' OF PAVEMENT, CURBS, WALKS, ETC. SHALL HAVE ROOT BARRIERS (18" DEEP) INSTALLED FOR 5' IN EACH DIRECTION FROM THE TREE TRUNK.
3. MULCH SHALL BE INSTALLED THROUGHOUT THE LANDSCAPE AREAS TO A DEPTH OF THREE INCHES.



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**PARKER SMITH**  
LANDSCAPE ARCHITECT  
CA LICENSE NO. 1284  
1945 PINER RD. #25, SANTA ROSA, CA 95403  
(707) 477-7502

SEAL



**SONOMA JET CENTER**

**FLIGHTLINE EXECUTIVE HANGARS**

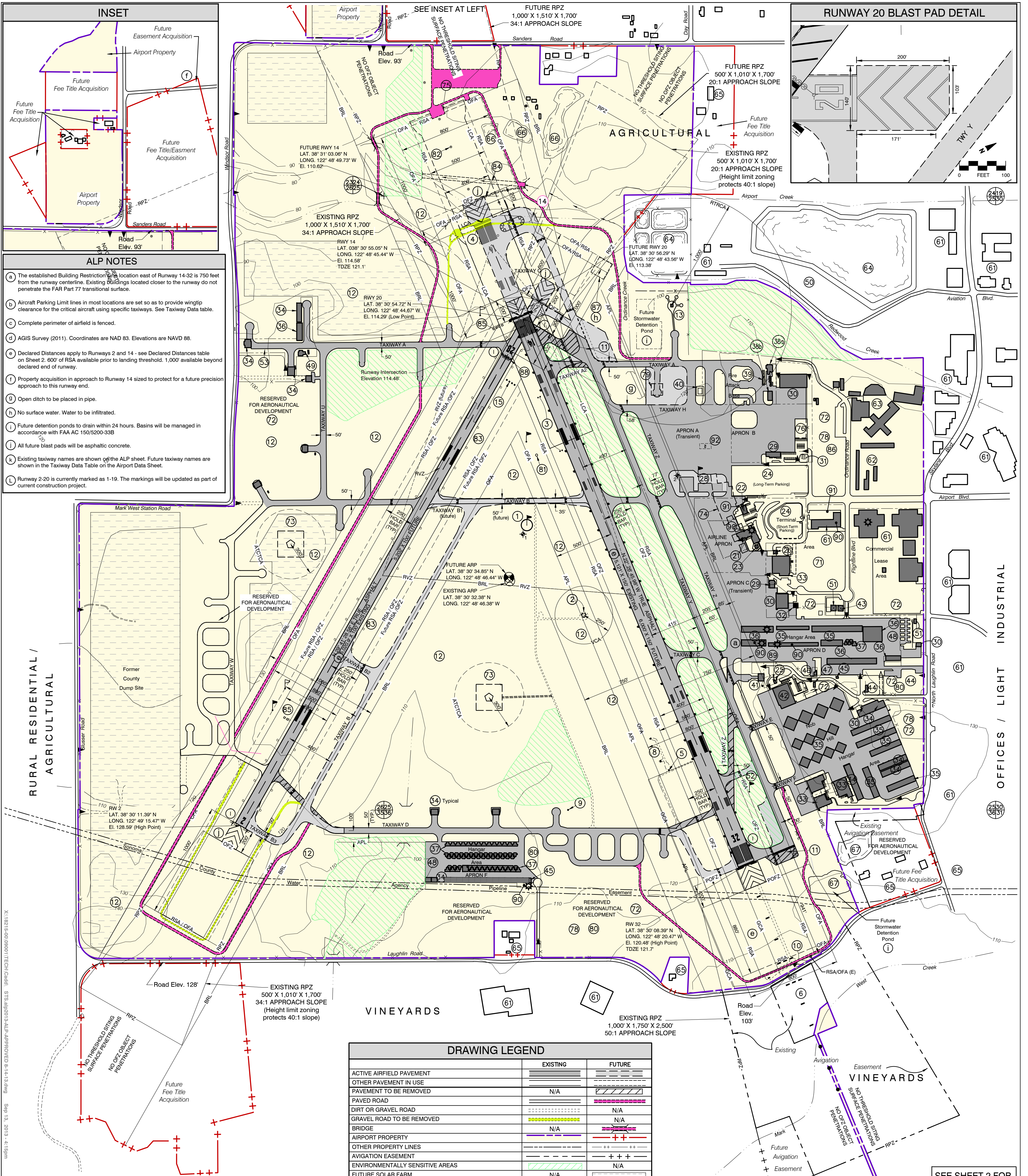
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CAD DWG FILE:	
DRAWN BY:	
SCALE:	1" = 20'
Copyright 2014 Del Starrett Architect	12-10-14
SHEET TITLE	

**PRELIMINARY LANDSCAPE PLAN**

SHEET NUMBER  
**L-1**





- ### ALP NOTES
- (a) The established Building Restriction Line location east of Runway 14-32 is 750 feet from the runway centerline. Existing buildings located closer to the runway do not penetrate the FAR Part 77 transitional surface.
  - (b) Aircraft Parking Limit lines in most locations are set so as to provide wingtip clearance for the critical aircraft using specific taxiways. See Taxiway Data Table.
  - (c) Complete perimeter of airfield is fenced.
  - (d) AGIS Survey (2011). Coordinates are NAD 83. Elevations are NAVD 88.
  - (e) Declared Distances apply to Runways 2 and 14 - see Declared Distances table on Sheet 2. 600' of RSA available prior to landing threshold. 1,000' available beyond declared end of runway.
  - (f) Property acquisition in approach to Runway 14 sized to protect for a future precision approach to this runway end.
  - (g) Open ditch to be placed in pipe.
  - (h) No surface water. Water to be infiltrated.
  - (i) Future detention ponds to drain within 24 hours. Basins will be managed in accordance with FAA AC 150/5200-33B.
  - (j) All future blast pads will be asphaltic concrete.
  - (k) Existing taxiway names are shown on the ALP sheet. Future taxiway names are shown in the Taxiway Data Table on the Airport Data Sheet.
  - (l) Runway 2-20 is currently marked as 1-19. The markings will be updated as part of current construction project.

### BUILDING & FACILITY LEGEND

EXISTING FACILITIES - AIRFIELD AREA	Elev.	EXISTING FACILITIES - NON-AVIATION & OFF-AIRPORT	Elev.
(1) Segmented Circle & Lighted Wind Cone	146.1	(23) Office Building (to be removed)	N/A
(2) VOR/DME	151.3	(24) Aviation Museum	N/A
(3) Visual Approach Slope Indicator (VASI) to be removed	116.1	(25) Rest Room Building	N/A
(4) Localizer Antenna Array (Runway 32 ILS) to be relocated	110.2	(26) Airfield Maintenance Building	N/A
(5) Glide Slope Antenna (Runway 32 ILS)	158.6	(27) Storage Building	N/A
(6) Runway Approach Lights (MALSR)	106.8	(28) Air Freight	N/A
(7) Middle Marker	N/A	(29) Watchman's Quarters	N/A
(8) Runway Visual Range Sensors	135.7	(30) Solar Panel Array	N/A
(9) ASOS Sensor Mast	135.7	(31) Flight School	N/A
(10) Cellometer	N/A	(32) Lighted Wind Cone (to be relocated)	130.4
(11) FAA Certified VOR Ground Check Point (to be relocated)	N/A	(33) Experimental Aircraft Association	N/A
(12) Wastewater Sprinkler Fields	N/A	<b>EXISTING FACILITIES</b>	
(13) Remote Transmitter/Receiver	148.8	(34) Office/Light Industrial Building (Nonaviation/Aviation)	N/A
(14) Emergency Vehicle Bridge (to be removed)	N/A	(35) Sonoma County Road Maintenance Yard	N/A
(15) Precision Approach Path Indicator (PAPI)	117.3	(36) Sonoma County North County Detention Center	N/A
<b>EXISTING FACILITIES</b>		(37) Wastewater Treatment Pond	N/A
<b>AIRPORT BUILDING AREA</b>		(38) Residence and/or Farm Buildings	N/A
(16) Airline Terminal & Auxiliary Boarding Lounge	135.1	(39) Stock Pond (to be removed)	N/A
(17) ARFF Building (to be relocated)	137.5	(40) Irrigation Pond (to be converted)	N/A
(18) FAA Air Traffic Control Tower with Rotating Beacon (to be relocated)	186.0	<b>FUTURE FACILITIES</b>	
(19) Automobile Parking	N/A	(41) Public Automobile Parking (Expanded)	N/A
(20) Electrical Vault and Future Standby Generator	N/A	(42) Corporate Hangar Sites	N/A
(21) FAA Electrical Vault & Standby Generator (to be relocated)	N/A	(43) ATCT Alternative Site	N/A
(22) Helicopter Parking (to be relocated)	N/A	(44) Passenger Terminal Site	N/A
(23) FBO Office Building	145.0	(45) Localizer Antenna Array (Runway 32 ILS)	N/A
(24) Maintenance Hangar	155.0	(46) Corporate Hangar	N/A
(25) Aviation Fuel Facility	N/A	(47) FBO	N/A
(26) Aviation fuel Storage/Dispensing	N/A	(48) Specialized Aviation Service Organization (SASO)	N/A
(27) Corporate Hangar	166.1	(49) ARFF / Maintenance Facility	N/A
(28) Executive or Box Hangar Building	150.8	(50) Cargo Area	N/A
(29) T-Hangar Building	149.1	(51) Runway Visual Range Sensors (RVR)	N/A
(30) Shade Hangar	135.0	(52) OODALS	N/A
(31) Portable Hangars	N/A	(53) Runway 2-20 MIRLS	N/A
(32) Cal Fire Air Attack Base Office	N/A	(54) Storm Drain	N/A
(33) Cal Fire Maintenance Building	N/A	(55) Runway PAPI	N/A
(34) Cal Fire Retardant Tanks	N/A	(56) Museum Site	N/A
(35) Cal Fire Ponds	N/A	(57) Underground Storm Water Retention Structure	N/A
(36) Sonoma County Sheriff's Helicopter Facility	145.0	(58) LAHSO Lights and Hold Bar	N/A
(37) REACH Hangar	153.8	(59) Emergency Generator	N/A
		(60) Solar Panels	N/A
		(61) Vehicle Charging Stations	N/A
		(62) Fuel Island	N/A

\* Elevations for all structures to be added as part of next ALP update.

### DRAWING LEGEND

	EXISTING	FUTURE
ACTIVE AIRFIELD PAVEMENT	[Symbol]	[Symbol]
OTHER PAVEMENT IN USE	[Symbol]	[Symbol]
PAVEMENT TO BE REMOVED	[Symbol]	[Symbol]
PAVED ROAD	[Symbol]	[Symbol]
DIRT OR GRAVEL ROAD	[Symbol]	[Symbol]
GRAVEL ROAD TO BE REMOVED	[Symbol]	[Symbol]
BRIDGE	[Symbol]	[Symbol]
AIRPORT PROPERTY	[Symbol]	[Symbol]
OTHER PROPERTY LINES	[Symbol]	[Symbol]
AVIGATION EASEMENT	[Symbol]	[Symbol]
ENVIRONMENTALLY SENSITIVE AREAS	[Symbol]	[Symbol]
FUTURE SOLAR FARM	[Symbol]	[Symbol]
CRITICAL AIRFIELD AREAS *	[Symbol]	[Symbol]
BUILDING	[Symbol]	[Symbol]
BUILDING TO BE REMOVED	[Symbol]	[Symbol]
FENCE	[Symbol]	[Symbol]
VEHICLE GATE	[Symbol]	[Symbol]
WIND CONE/TO BE REMOVED	[Symbol]	[Symbol]
AIRFIELD LIGHTS: SINGLE/GROUP/FLASHING	[Symbol]	[Symbol]
OMNI-DIRECTIONAL APPROACH LIGHTING SYSTEM (ODALS)	[Symbol]	[Symbol]
VOR/DME	[Symbol]	[Symbol]
FUTURE SOLAR PANEL SITE	[Symbol]	[Symbol]
UTILITY POLE / POWER LINE	[Symbol]	[Symbol]
TOPOGRAPHIC CONTOURS	[Symbol]	[Symbol]
WATERWAY / CULTURE	[Symbol]	[Symbol]
AIRPORT REFERENCE POINT	[Symbol]	[Symbol]
AIRPORT CONTROL MONUMENT	[Symbol]	[Symbol]
SECTION CORNER	[Symbol]	[Symbol]

\* Critical Areas:  
 APL - Aircraft Parking Limits  
 BRL - Building Restriction Line  
 RSA - Runway Safety Area  
 OFA - Object Free Area  
 RPZ - Runway Protection Zone  
 OFZ - Obstacle Free Zone  
 RVZ - Runway Visibility Zone  
 GCA - Glideslope Critical Area  
 LCA - Localizer Critical Area  
 VCA - VOR Critical Area  
 ATCTCA - Air Traffic Control Tower Critical Area

Submitted by: *[Signature]* 8/8/2013

APPROVED CONDITIONALLY  
 FEDERAL AVIATION ADMINISTRATION  
 AIRPORTS DISTRICT OFFICE  
 SAN FRANCISCO, CALIFORNIA

By: *[Signature]* Date: 8/14/2013  
 Manager

Subject to Letter dated 8/14/2013

Scale: 1" = 400'

Annual Rate of Change: 14° 29' E

### AIRPORT DATA

	EXISTING	FUTURE
AIRPORT SERVICE LEVEL (NPIAS)	Commercial Service	No Change
AIRPORT REFERENCE CODE	C-III	No Change
CRITICAL AIRCRAFT	Business Jet	Regional Jet
AIRPORT REFERENCE POINT (d)	Latitude: 38° 30' 32.38" N Longitude: 122° 48' 46.38" W	Latitude: 38° 30' 34.85" N Longitude: 122° 48' 46.44" W
AIRPORT ELEVATION (Above Mean Sea Level)	128.1'	No Change
MEAN MAX. TEMP. (Hottest Month)	84° F (July)	No Change
AIRPORT and TERMINAL NAVIGATIONAL AIDS	VOR/DME	No Change
GPS APPROACH TO AIRPORT	Yes	No Change
AIRPORT ACREAGE	Fee Simple: 1,071.08 Easement: 55.85	1,067.73 50.45
BASED AIRCRAFT SPACES	County Tie-downs: 262 T-Shadow Hangars: 261	No Change 328
TRANSIENT AIRCRAFT SPACES	73	82
ARFF INDEX	B	No Change

### REVISIONS

NO.	REVISION	SPONSOR	DATE
9	Updated to Reflect Final Design of RSA Project	Mead & Hunt, Inc.	08/13
8	Updated to Reflect Engineering Design and Service Road Realignment	Mead & Hunt, Inc.	03/12
7	Added Future Detention Pond	Mead & Hunt, Inc.	10/11
6	Revised Notes, Updated Property Info.	Mead & Hunt, Inc.	09/11
5	Airfield Changes to Implement RSAT Recommendations	Mead & Hunt, Inc.	11/10
4	Airport Master Plan Update	Mead & Hunt, Inc.	11/07
3	New Construction: Supplemental Windscreens and RW 19 PAPIs	Mead & Hunt, Inc.	02/07
2	Update Mag. Declination, Add Future RVR, SIDA, and Future Acquisition	Mead & Hunt, Inc.	08/06
1	RSA Compliance and New Construction	Mead & Hunt, Inc.	01/06

DESIGN: MM DRAWN: TE/GJ/HH DATE: November 2007 SHEET 1 OF 10

**Mead & Hunt**  
 133 Aviation Boulevard, Suite 100  
 Santa Rosa, California 95403  
 (707) 526-5010  
 Fax (707) 526-9721  
 www.meadhunt.com

County of Sonoma

Preparation of these documents was financed in part through a planning grant from the Federal Aviation Administration as provided under Section 505 of the Airport and Airway Improvement Act of 1982, as amended. The contents do not necessarily reflect the official views or policy of the FAA. Acceptance of these documents by the FAA does not in any way constitute a commitment on the part of the United States to participate in any development depicted here nor does it indicate that the proposed development is environmentally acceptable in accordance with appropriate public laws.



## County of Sonoma Agenda Item Summary Report

Clerk of the Board  
575 Administration Drive  
Santa Rosa, CA 95403

**Agenda Item Number:** 41  
(This Section for use by Clerk of the Board Only.)

**To:** Board of Supervisors, County of Sonoma

**Board Agenda Date:** September 1, 2015

**Vote Requirement:** Majority

**Department or Agency Name(s):** Fire and Emergency Services

**Staff Name and Phone Number:**

Al Terrell / 565-1152

**Supervisorial District(s):**

Fifth District

**Title:** Conduct a Public Hearing and adopt a Resolution approving eight new public road names.

### **Recommended Actions:**

Conduct a public hearing and adopt a resolution approving the following eight (8) public road names in the new Paseo Vista Subdivision, Santa Rosa, California (PLP09—0053):

1. Palmilla Place
2. Las Ventanas Drive
3. Medano Drive
4. Melia Drive
5. Pedrigal Place
6. Solmar Place
7. Pueblo Bonito Place
8. Miaterra Drive

### **Executive Summary:**

On June 20, 1997, the Sonoma County Board of Supervisors (Board) adopted Resolution No. 97-0827 (Resolution), outlining road naming and addressing procedures and standards for applications made by private parties on roads in the unincorporated area of Sonoma County (County).

These procedures and standards require any applicant for a development permit to file an application of such intent with the Permit and Resource Management Department (PRMD). Owners of the property fronting on and/or being addressed may petition the County to name the roads pursuant to the 'Standard for Road Names' outlined in section XII of the Resolution. Notice of a public hearing was posted on August 22, 2015, at least 10 days prior to the hearing pursuant to Government Code section 6061. Naming of new public roads requires approval by the Board at the noticed public hearing. Fire and Emergency Services (FES) reviews the names to ensure that they meet the standards set forth in section XIII of the resolution. Among other more general standards, these ensure that road names do not duplicate existing road names, are not geographically confusing, are compatible with existing road names, and help ensure that they will not create confusion for emergency responders.

Property owner Paseo Vista Inc. representative Mike Gasparini submitted eight public road name applications for consideration for the Paseo Vista Subdivision (PLP09-0053) to FES through PRMD on January 28, 2015. The proposed new road names are:

1. Palmilla Place
2. Las Ventanas Drive
3. Medano Drive
4. Melia Drive
5. Pedrigal Place
6. Solmar Place
7. Pueblo Bonito Place
8. Miaterra Drive

These public road names are associated with a new development (PLP09-0053) approved in the 2014 Sonoma County General Plan – Housing Element (p. H-76) and, other than the applicant, there are no other property owners associated with the naming of these roads.

FES, on behalf of PRMD, recommends adoption of a Resolution approving the naming of eight new public road names in the Paseo Vista Subdivision.

**Prior Board Actions:**

12/02/2014: Adopted 2014 Sonoma County General Plan - Housing Element  
 06/20/1997: Resolution #97-0827 adopting Road Naming Procedures and Standards for Private Parties

**Strategic Plan Alignment**      Goal 1: Safe, Healthy, and Caring Community

Road names meeting standard road naming conventions permit the efficient delivery of emergency services as well as other common services.

**Fiscal Summary - FY 15-16**

Expenditures		Funding Source(s)	
Budgeted Amount	\$ -0-	County General Fund	\$ -0-
Add Appropriations Req'd.	\$ -0-	State/Federal	\$ -0-
	\$	Fees/Other	\$ -0-
	\$	Use of Fund Balance	\$ -0-
	\$	Contingencies	\$ -0-
	\$		\$
<b>Total Expenditure</b>	<b>\$ -0-</b>	<b>Total Sources</b>	<b>\$ -0-</b>

**Narrative Explanation of Fiscal Impacts (If Required):**

None.

<b>Staffing Impacts</b>			
<b>Position Title</b> (Payroll Classification)	<b>Monthly Salary Range</b> (A – I Step)	<b>Additions</b> (Number)	<b>Deletions</b> (Number)
<b>Narrative Explanation of Staffing Impacts (If Required):</b>			
None.			
<b>Attachments:</b>			
Resolution (A1); Subdivision Map (A2)			
<b>Related Items “On File” with the Clerk of the Board:</b>			
None.			





County of Sonoma  
State of California

Date: September 1, 2015

Item Number: \_\_\_\_\_

Resolution Number: \_\_\_\_\_

Santa Rosa, CA 95403



4/5 Vote Required

**Resolution Of The Board Of Supervisors Of The County Of Sonoma, State Of California, Authorizing The Naming Of Eight New Public Roads. (Fifth District)**

**Whereas**, the applicant Michael Gasparini filed an application with Sonoma County Fire and Emergency Services through the Permit Resource and Management Department, to assign new road names for the Paseo Vista Subdivision, Santa Rosa, California; and

**Whereas**, Sonoma County Fire and Emergency Services has determined the proposed road naming complies with the standards adopted by this Board in Ordinance 6049, Resolution #97-0827; and

**Whereas**, this being a new subdivision and the property owners of Paseo Vista Inc. have approved and requested the proposed road names; and

**Whereas**, notice has been given 30 days in advance, pursuant to Section VIII of the Sonoma County Road Naming and Addressing Procedures and Standards; and

**Whereas**, in accordance with the provisions of law, the Board of Supervisors held a public hearing on September 1, 2015, at which time all interested persons were given an opportunity to be heard.

**Now, Therefore Be It Resolved** that the Board of Supervisors hereby approves the naming of eight new public roads in the Paseo Vista Subdivision.

**Supervisors:**

Rabbitt:

Zane:

Gore:

Carrillo:

Gorin:

Ayes:

Noes:

Absent:

Abstain:

**So Ordered.**

Assistant Fire Chief/Fire Marshal  
Sonoma County Department of  
Fire & Emergency Services  
2300 County Center Drive, Ste. 220B  
Santa Rosa, CA 95403  
(707) 565-1152

## NOTICE OF PUBLIC HEARING FOR ROAD NAMING

**WHO:** Michael Gasparini owner of Paseo Vista Inc. has applied for eight (8) Public Road Names for the Paseo Vista Subdivision (PLP09-0053) **File No. RNC-15-0002-0009.**

**WHAT:** The proposed road naming request is for eight (8) public roads: Palmilla Place; Las Ventanas Drive; Medano Drive; Melia Drive; Pedrigal Place; Solmar Place; Pueblo Bonito Place; and Miaterra Drive at the Paseo Vista Subdivision (PLP09-0053) located off Dutton Avenue in Santa Rosa, California, Fifth Supervisorial District.

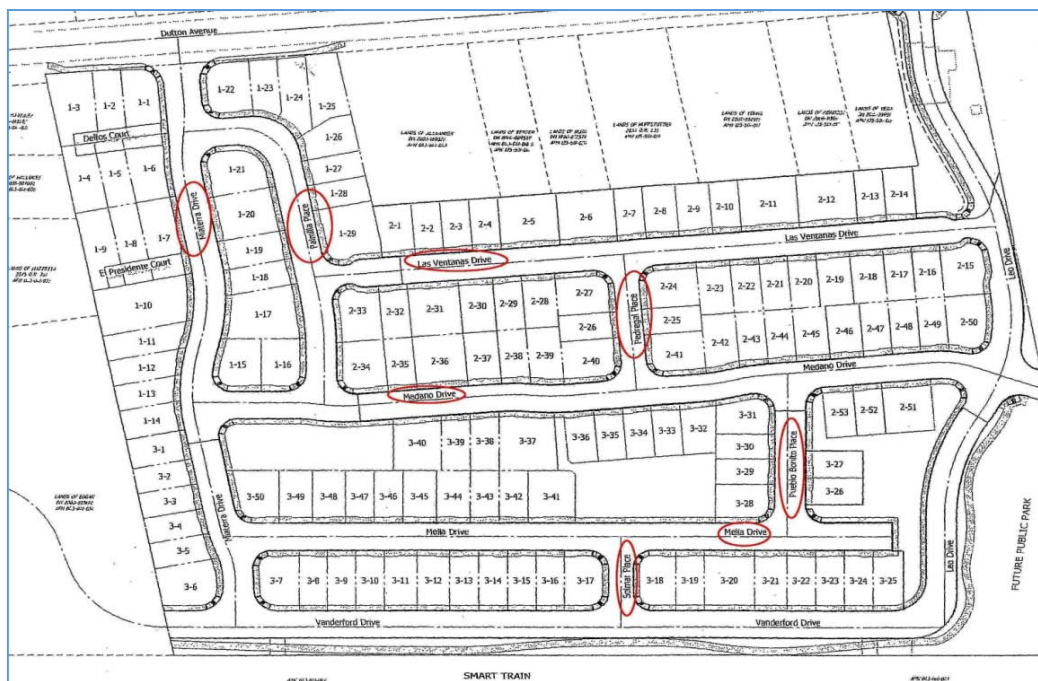
The **Sonoma County Board of Supervisors** will hold a public hearing to consider an action on the requested action in which all interested persons are invited to attend and provide comments.

**WHERE &  
WHEN:**

The public hearing will be held on **Tuesday, September 1, 2015, at 2:10 p.m.** at the Board of Supervisors meeting room 102-A, Sonoma County Administration Building, 575 Administration Drive, Santa Rosa, California.

**ADDITIONAL  
INFORMATION:**

Prior to the hearing, project details are available at the Permit and Resource Management Department at 2550 Ventura Avenue, Santa Rosa, CA 95403. Contact Gina Petersen at (707) 565-3606.



**HOW TO**

**GET INVOLVED:** Written comments may also be submitted prior to, or at the hearing. **Please submit written materials 10 days prior to the hearing date** so that it can be distributed and considered by the decision-makers. Any written material submitted after this date will be distributed to the decision-makers prior to or at the hearing.

If you challenge the decision on the project in court you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Permit and Resource Management Department at or prior to the public hearing.

**PUBLISH ONCE:** Press Democrat; Public Resource and Management Department Lobby; Project Site

**DATE:** \_\_\_\_\_