

CITY OF HIDDEN HILLS
REGULAR CITY COUNCIL MEETING

City Hall

Monday, August 12, 2013

MINUTES

CALL TO ORDER AND PLEDGE OF ALLEGIANCE

A regular meeting of the City Council of the City of Hidden Hills was duly held in the Council Chambers at the City Hall, 6165 Spring Valley Road, Hidden Hills, California 91302 on Monday, August 12, 2013 at the hour of 7:30 p.m. Mayor Steve Freedland called the meeting to order and presided thereover after leading the Council and audience in the Pledge of Allegiance.

ROLL CALL

Council:

Mayor Steve Freedland
Mayor Pro Tem Marv Landon
Council Member Jim Cohen
Council Member Stuart E. Siegel
Council Member Larry G. Weber

Staff:

City Engineer Dirk Lovett
City Manager Cherie L. Paglia

APPROVAL OF AGENDA

Upon MOTION of Council Member Siegel, seconded by Council Member Cohen and unanimously carried, it was resolved that the agenda for the August 12, 2013 regular meeting be approved as submitted.

ANNOUNCEMENTS

Mayor Freedland made the following announcements:

The Council would like to extend belated birthday wishes to Emergency Services Director Gabe Nussbaum (7/8), to Kurtis Freedland (his son), who turned 21 on 7/12, and to Assistant Emergency Services Director Jim Doran (7/15), and a belated happy anniversary to Ron and Ashley Gonen (7/30).

Happy birthday to Council Member Weber's wife Nanette (8/15), and a happy anniversary to Jim and Gloria Doran (8/23).

Wednesday, 8/21, is the first day of school at Round Meadow; it will be very congested, so that area should be avoided if possible.

Due to a recent agreement whereby the City's library funds have been assigned for use at the Calabasas library, Hidden Hills is looking for a resident who would like to serve as an ex-officio member of the Calabasas Library Commission; if you are interested in being appointed to this position, applications are being accepted at City Hall through 8/21; call City Hall for details.

The Fire Department will be conducting CERT classes in Hidden Hills on Thursday evenings (for 7 weeks) beginning on 9/26; call City Hall for more information; these are great classes that provide information to help your own families and your neighbors during emergencies.

Condolences to Jayna, Taryn, and Kendra Gregory, whose father Gordon just passed away; if anyone is interested, call him for details regarding the services which will be held on 8/18.

Since he and Council Member Weber will not be able to attend the next Council meeting scheduled for 8/26/13, and there is no objection, it will be cancelled.

AUDIENCE

Samantha Steinberg, who is a Girl Scout Ambassador and will be a senior at Calabasas High School this year, addressed the Council, explaining that in connection with her efforts to earn her Girl Scout Gold Award (the highest award a Girl Scout can attain), she has initiated a program to

encourage people to donate pet food to local food banks. She added that many people are unaware that this can be done, but the donated pet food can often be the difference in someone giving up or keeping their pet, keeping many pets out of the shelters. Mayor Freedland suggested that Ms. Steinberg submit an article to the City about her Girl Scout achievements and her program for an upcoming newsletter. Resident Lisa Moriarity thought pet food could be added to the list of suggested donation items on the mailbox hangers residents receive during the annual food drive.

Resident Mathy Wasserman introduced Angela Cutfeld, who is running for an open position on the Las Virgenes Unified School District Board, with the election to be held on 11/5/13. Ms. Cutfeld addressed the Council, explaining her role with the District over the years, thanking the Council Members for their continued support of the District, and inviting them to contact her at any time if they had any questions for her.

2013 FIESTA

Consideration of Approval of Proposal from Schoeppner Shows to Provide Rides and Games, and Payment of a \$17,000 Deposit to Reserve Date of September 21, 2013

Fiesta Chairperson Lisa Moriarity and the City Manager informed the Council of the following:

Numerous attempts to contact the company that provided the games and rides last year have failed; since no agreement was ever signed or any deposit made to that company, and due to the fast approaching Fiesta date, it was determined that another company should be contacted; staff met on site with representatives from Schoeppner Shows, a family owned company, which then submitted a proposal to provide both the rides and games, at a cost of \$2550 more than what was originally budgeted; this is a large company that does have insurance which will have to be provided along with a signed City agreement.

A short discussion occurred regarding the plan to have a dance floor and band during the Saturday evening dinner. There was some concern about the noise, but since this has not been

done for quite a few years, people have been asking about it, and there is money in the Fiesta Budget for it, the Council agreed to give it a try.

As there was no further discussion, upon MOTION of Council Member Cohen, seconded by Mayor Pro Tem Landon and unanimously carried on roll call vote, it was resolved to approve the proposal from Schoeppner Shows to provide rides and games for this year's Fiesta, at a total cost of \$45,550, and to approve a \$17,000 deposit to reserve the date of 9/21/13.

PUBLIC HEARING

Consideration of Approval of 2013 Congestion Management Program (CMP) Self-Certification Resolution and Adoption of Local Development Report

Mayor Freedland opened the public hearing. As there were no comments, he closed the hearing. Upon MOTION of Council Member Cohen, seconded by Council Member Weber and unanimously carried, it was resolved to adopt by title only Resolution No. 862 entitled: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HIDDEN HILLS FINDING THE CITY TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM (CMP) AND ADOPTING THE CMP LOCAL DEVELOPMENT REPORT, IN ACCORDANCE WITH CALIFORNIA GOVERNMENT CODE SECTION 65089.

CONSENT CALENDAR

- A. City Council Minutes - July 22, 2013**
- B. Demand List**

Upon MOTION of Council Member Siegel, seconded by Council Member Cohen and unanimously carried on roll call vote, it was resolved to approve items A and B of the consent calendar as submitted.

MATTERS FROM STAFF

A. Discussion of Possible Modifications to the Hidden Hills Municipal Code Due to Recent Hidden Hills Community Association Architectural Guideline Changes Relating to Building Heights and Second Floor Limitations, and Direction to Staff

Community Association Architectural Consultant Ron Heston provided the following information:

The Association Board of Directors and Architectural Committee created a subcommittee, which over the last several months proposed and discussed changes to the Architectural Standards, which were recently adopted after following all the required procedures; two of these changes have put the Architectural Standards in conflict with the City's Municipal Code (MC); these changes involve building heights and the allowable size of second floors in relation to the ground floors; the second floor limitation for the Association, formerly 40% of the ground floor foot print (including attached garages, covered porches, breezeways, etc.), rather than limiting second floors, often resulted in both an increase in the size of the ground floors to accommodate larger second floors, and massing geared toward the street; this has been changed to 50%, allowing larger second floors, but in exchange, the massing is to be oriented toward the rear of the home and further back from the street; the City currently allows second floors of 40% of the first floor, but of the entire habitable area on the first floor (not the ground floor foot print like the Association); it would be much easier if both the City and Association allowed the same second floor percentage and measured that percentage in the same manner; in relation to building heights, the Association currently allows a maximum height of 26' in the R-1 and RA-S zones; the Association wished to increase height limits, but tied to greater setbacks; the current front yard setback is 50', so the revised rule will still allow a maximum height of 26' for setbacks between 50' - 65'; between 65' - 75', a 28' height limit will now be allowed, with that maximum height limit increasing to an allowable 30' from a 75' front yard setback all the way back to the rear yard setback; the Association is respectfully asking that the Council consider amending the City's MC to match the new Association regulations.

Mr. Heston, the City Council Members, and the City staff then engaged in a discussion regarding the changes, during which the following issues were raised and points made:

a property could end up having a 30' tall house right up against the 50' rear yard setback, causing a problem for the back yard neighbor; there could be shade or view issues; this would not be typical as most normal lots in the City just have one story in the back yard, and the Association does not allow two-story accessory structures; the Architectural

Committee does have the ability to not approve something that presents a sighting issue; story poles have been required by the Architectural Committee in the past (although not very often), and the Committee would continue to have that option; with greater heights allowed, there could be major problems with differing elevations between lots, and the Association needs to make sure they take elevations into consideration before approving anything; the new rules do not apply to the RA-S-2 zone, which already allows a 30' height with just a 50' front yard setback; if the City does not change its MC to match the new Association rules, that could now cause problems for the residents and builders; staff would rather see the rules be consistent; the Association is aware of the City's concerns, and would address those types of issues before any approvals are given; the setbacks in Hidden Hills are really remarkable compared to other city setbacks, so there is quite a distance between homes, which lessens the effects of greater heights; on ridgelines, it could be very difficult or impossible to get a 75' front yard setback; the Association also has a rule that pulls buildings back from the edge of slopes (1' for every 1' of wall height); the Association Board of Directors and Architectural Committee work directly with the community, and they have always had the responsibility for aesthetics, while the City is more responsible for safety, building codes and standards, etc.; if this is what the community wants and there are already 30' high homes in the City, it seems to make sense have these regulations be consistent to make it less burdensome and less complicated for the residents.

As there was no further discussion and the Council Members were all in agreement, staff was directed to draft an ordinance that would make the City's MC consistent with the Association's Architectural Standards relating to building heights and second floor limitations.

B. Discussion Regarding Possible Changes to the Hidden Hills Municipal Code, at the Request of the Hidden Hills Community Association, in Relation to the Use of Air Rifles on City-Owned Property, and Direction to Staff

The City Manager informed the Council of the following:

the Association Manager asked if the City could prevent the use of paint ball guns on City owned properties (but not Association properties), as they were having some problems at the Saddle Creek arena; the City does allow the use of air rifles (capable of firing only pellet-type projectiles, which includes paint ball guns) on one's own property, as long as they are not fired, shot or discharged along or across any property or easement line in such a manner as to be dangerous to any person; staff would recommend that the use of air rifles continue to be allowed in the City, as currently stated in the Municipal Code, but that the Code be amended to prevent the use of air rifles on all City owned properties (the City owns ten lots).

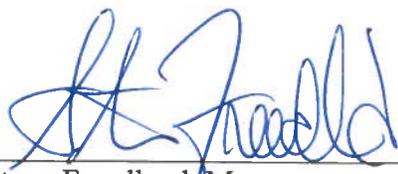
A short discussion occurred after Council Member Weber asked why paint ball guns were allowed to be used anywhere in the City. The rest of the Council Members felt that this has not really been a problem in the past, and as long as they were used legally, and on one's own property per the Municipal Code, this was not an issue they wished to address, other than prohibiting the use on City owned properties. Staff was then directed to prepare a draft ordinance, to be addressed at the next Council meeting, preventing the use of air rifles on all City owned properties.

**C. Consideration of Issuance of Proclamation for Childhood Cancer Awareness Month
September 1st - September 30th, 2013**

Upon MOTION of Council Member Weber, seconded by Council Member Siegel and unanimously carried, it was resolved to issue a proclamation declaring September 1st through September 30th, 2013 as Childhood Cancer Awareness month.

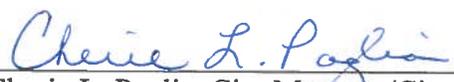
ADJOURNMENT

There being no further business to come before the Council, upon MOTION of Council Member Siegel, seconded by Mayor Pro Tem Landon and unanimously carried, it was resolved to adjourn the regular meeting of August 12, 2013 at 8:20 p.m.



Steve Freedland, Mayor

ATTEST:



Cherie L. Paglia, City Manager/City Clerk