

AGENDA FOR  
MARIN COUNTY BOARD OF SUPERVISORS  
MARIN COUNTY OPEN SPACE DISTRICT BOARD OF DIRECTORS  
SUCCESSOR AGENCY TO THE MARIN COUNTY REDEVELOPMENT AGENCY

*Agenda items will be heard at the time specified or later, depending on the progress of the meeting.*

*The Marin County Board of Supervisors encourages a respectful dialogue that supports freedom of speech and values diversity of opinion. The Board, staff and the public are expected to be polite and courteous, and refrain from questioning the character or motives of others. Please help create an atmosphere of respect by not booing, whistling or clapping; by adhering to speaking time limits; and by silencing your cell phone.*

**AGENDA**

Tuesday, December 12, 2017  
Board of Supervisors' Chambers, Room 330, Civic Center

**9:00 a.m. Convene as the Marin County Board of Supervisors in Open Session (in Room 326)**

**Convene in Closed Session**

1. Conference with legal counsel regarding anticipated litigation pursuant to California Government Code Section 54956.9(d)(2). Number of potential cases: one.

**9:30 a.m. Reconvene in Open Session (in Room 330)**

2. Presentation of "Employee of the Month" Award, November 2017, to Diane Patterson of the Board of Supervisors' Clerk of the Board Office.
3. Board of Supervisors' matters.
4. Administrator's report.
5. Consent Calendar A (Items CA-1 through CA-7)  
*("Consent Calendar A" reflects those agenda items that have prior policy approval from the Board. The detail of Consent Calendar agenda items can be found following agenda item 22.)*
6. Consent Calendar B (Items CB-1 through CB-4)  
*("Consent Calendar B" reflects those agenda items requiring 4/5 vote of available members relating to budgetary matters. The detail of Consent Calendar agenda items can be found following agenda item 22.)*
7. Open time for public expression, up to three minutes per speaker, on items not on the Board of Supervisors' agenda. *(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, and generally may only listen.)*

8. Request from the Department of Health and Human Services to provide an informational update regarding the status of HHS Dental Clinic and Specialty Medical Clinic integration.  
**Recommended action: Receive update.**
  9. Request from the County Administrator to authorize President to execute First Addendum to the agreement with the Marin Economic Forum ("MEF"), increasing the amount by \$100,000 for a total contract amount of \$250,000, to support operational, strategic planning, and fundraising efforts.  
**Recommended action: Approve.**
  10. Request from the Department of Human Resources to approve a pilot stretch assignment program and to provide incentives to eligible current employees when they provide written irrevocable advance notice of their separation from County service.  
**Recommended action: Approve.**
  11. Request from the Department of Public Works to authorize a one-time loan of \$1.1 million from the General Fund to the Special Aviation Enterprise Fund for the Gness Field Airport, Runway Reconstruction Project (Project 41CAPAIR22).  
**Recommended action: Approve.**
  12. First Reading: Ordinance prohibiting motor vehicles in excess of 30 feet from certain specified narrow and windy roads where the length of the vehicles pose a traffic hazard.  
**Recommended actions: Request clerk to read ordinance by title only and schedule merit hearing for January 9, 2018, at 10:30 a.m.**
- 10:30 a.m.**
13. Tax Equity and Fiscal Responsibility Act ("TEFRA") Hearing: Request for issuance of up to \$7,000,000 of tax-exempt conduit obligations for the benefit of the Marin Horizon School, to refinance capital improvements to certain facilities at 260, 305 and 341 Montford Avenue, Mill Valley.  
**Recommended actions: (a) Conduct public hearing; and (b) consider adopting resolution approving the issuance of Bonds as detailed in staff report dated December 12, 2017.**
  14. Tax Equity and Fiscal Responsibility Act ("TEFRA") Hearing: Request for issuance of up to \$24,000,000 of tax-exempt conduit obligations to refinance capital improvements to certain educational facilities of The Branson School, 71 Fern Hill Avenue, Ross.  
**Recommended actions: (a) Conduct public hearing; and (b) consider adopting resolution approving the issuance of Bonds as detailed in staff report dated December 12, 2017.**

15. Request from the Community Development Agency to consider funding request, in the amount of \$110,000, from the Marin County In-Lieu Housing Trust Fund to the Community Land Trust Association of West Marin ("CLAM") for the purchase of the property located at 31 Giacomini Way, Point Reyes Station.  
**Recommended actions: (a) approve grant for the purchase, (b) authorize President, subject to County Counsel approval, to execute (i) County Housing Trust Grant Agreement; (ii) Regulatory Agreement; and (iii) related documents (including Subordination Agreements) that may be required by other sources of financing for this project.**

**11:00 a.m.**

16. Hearing: Request from Marin County Parks to adopt a resolution confirming the County's agreement with the Trust for Public Land ("TPL") for the purchase of real property and certain improvements associated with the San Geronimo Golf Course.  
**Recommended actions: Conduct public hearing and consider adopting resolution.**

17. Appointments:
- a. Disaster Council  
One term expiration representing the Marin Managers' Association. An application has been received from incumbent Joe Chinn.  
**Recommended action: Make one appointment.**
  - b. Health Council of Marin  
One Consumer vacancy. An application has been received from J. Bridget Gleason. Correspondence dated December 5, 2017, was received from the Health Council's nominating committee recommending Ms. Gleason's appointment.  
**Recommended action: Make one appointment.**
  - c. Major Crimes Task Force Oversight Committee  
One term expiration for a Board of Supervisors' appointee. An application has been received from incumbent Daniel Falzon.  
**Recommended action: Make one appointment.**

**Recess as the Board of Supervisors**

**11:15 a.m. Convene as Successor Agency to the Marin County Redevelopment Agency**

- 18a. Approval of minutes of the meeting of January 24, 2017.
- 18b. Board of Supervisors' matters.
- 18c. Open time for public expression, up to three minutes per speaker, on items not on the Board of Commissioners' agenda. *(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, and generally may only listen.)*

- 18d. Request to accept annual audit of the Successor Agency to the Dissolved Marin County Redevelopment Agency (“RDA”).  
**Recommended action: Approve.**

**Adjourn as the Successor Agency to the Marin County Redevelopment Agency**

**11:20 a.m. Convene as the Marin County Open Space District Board of Directors**

- 19a. Board of Directors’ matters.
- 19b. Approval of the minutes of the meeting of November 14, 2017.
- 19c. Open time for public expression, up to three minutes per speaker, on items not on the Open Space District Agenda. (*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, and generally may only listen.*)
- 19d. General Manager's report.
- 19e. Request to approve the Tamalpais Lands Collaborative 2018 Work Plan.  
**Recommended action: Approve.**
- 19f. Request to authorize President to execute agreement with Point Blue Conservation Science, in the amount of \$50,882 for monitoring spotted owls and Ridgway Rail populations.  
**Recommended action: Approve.**
- 19g. Request to authorize President to execute first addendum agreement with Michele Benson, extending the term of the contract to December 31, 2020, for vegetation assessments and rare plant surveys to support restoration-focused road and trail work.  
**Recommended action: Approve.**
- 19h. Closed Session
- i. Conference with legal counsel regarding pending litigation pursuant to California Government Code Section 54956.9(d)(1). Name of Case: *Marin Audubon Society, California Native Plant Society, and Marin Conservation League v. Marin County Open Space District*. Marin County Superior Court, Case No. CIV 1702919.
  - ii. Conference with legal counsel regarding pending litigation pursuant to California Government Code Section 54956.9(d)(1). Name of Case: *Marin Audubon Society v. Marin County Open Space District*. Marin County Superior Court, Case No. CIV 1603896.

**Reconvene in Open Session (in Room 326)**

Announcement from Closed Session.

**Adjourn as the Marin County Open Space District Board of Directors**

**Reconvene as the Board of Supervisors (in Room 326)**

- 20. Closed Session:  
Conference with legal counsel regarding anticipated litigation pursuant to California Government Code Section 54956.9(d)(2). Number of potential cases: one.

**1:30 p.m. Reconvene in Open Session**

Announcement from Closed Session.

- 21. Hearing: Consideration of the North Coast Land Holdings Appeals of: (a) Master Plan Extension Denial; and (b) Suspension of Preparation of Environmental Impact Report (“EIR”) for the North Coast Land Holdings Community Plan Amendment, Master Plan Amendment, Design Review, Master Use Permit, Tentative Map, and Tree Removal Permit (201 Seminary Drive, Mill Valley.)  
**Recommended actions: Conduct public hearing and make determination on appeals.**

**Recess as the Board of Supervisors until 5:30 p.m.**

**5:30 p.m.**

- 22. Hearing: Ordinance to establish a Rental Housing Dispute Resolution Program (i.e. Mandatory Mediation) for rent increases above five percent.  
**Recommended actions: Conduct public hearing and consider adopting ordinance.**

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**CONSENT CALENDAR A (Items CA-1 through CA-7)**

*("Consent Calendar A" reflects those agenda items that are routine in nature and/or consistent with past policy direction and will be considered under Agenda Item #5. All matters listed on the consent calendar will be acted upon by a single vote of the Board unless Board members or the public request specific items be discussed and/or removed from the Consent Calendar for separate consideration.)*

**CA-1. Board of Supervisors:**

- a. Request for In Memoriam adjournments as requested by Board Members during Board of Supervisors' matters.
- b. Appointments: Request to schedule the following appointments:
  - i. Disaster Council  
Schedule appointment for January 9, 2018, for one term expiration representing the Marin Interagency Disaster Coalition (Denis O'Leary incumbent).
  - ii. Law Library Board of Trustees  
Schedule appointments for January 30, 2018, for two term expirations as follows: One Board of Supervisors' appointee (Tracy Barrett, incumbent) and one appointee of the President of the Board of Supervisors (Jonathan Frieman, incumbent).

- iii Measure A (Parks) Community Oversight Committee  
Schedule appointments for January 30, 2018, for four term expirations (Robert Berner, Michael Dybeck, Tamara Hull, Joe Meylan, incumbents).
- iv. Personnel Commission  
Schedule appointment for January 23, 2018, for one term expiration (Lawrence Kaplan, incumbent).

CA-2. Community Development Agency:

- a. Authorize President to execute second addendum to agreement with Rising Sun Energy Center, increasing the contract by \$164,000 for a total contract amount of \$578,000, for energy efficiency services and incentives for the 2016-18 Marin Energy Watch Partnership. (Funding for the total contract amount is provided through the prime contract with PG&E, with no fiscal impact to the County of Marin.)
- b. Authorize President to execute second addendum to agreement with Community Energy Services Corporation, increasing the contract by \$445,950 for a total contract amount of \$1,336,950, to provide continued energy efficiency services and incentives for the Marin Energy Watch Partnership. (Funding for the total contract amount is provided through the California Public Utilities Commission ("CPUC"). There is no fiscal impact to the County of Marin to implement these programs.)
- c. Authorize President, subject to review by County Counsel, to execute various documents related to the rehabilitation of Piper Court Affordable Apartments located at 101-197 Piper Court, Fairfax, CA.
- d. Authorize President to execute Community Development Agency Block Grant ("CDBG") agreement with Marin City Health and Wellness, in the amount of \$50,000, for rehabilitation of medical exam rooms at the Marin City Health and Wellness Center.
- e. Authorize President to execute Community Development Agency Block Grant ("CDBG") agreement with Canal Alliance in the amount of \$7,000, for the University Prep Institute ("UPI").
- f. Request to convert 1.0 FTE fixed-term Community Development Technician I/II (0159) position in the Sustainability Program to a permanent position.
- g. Authorize President to execute agreement with Point Blue Conservation Science, for the County to accept \$18,000 to support staff participation in a joint project with the San Francisco Estuary Institute ("SFEI") to develop a framework to evaluate climate change adaptation strategies.

CA-3. County Administrator:

- a. Authorize President to execute lease agreement with Westamerica Bank, Inc. for office space at 1177 E. Francisco Blvd., Suite B, San Rafael, with rent starting at \$8,771 per month increasing at 3.0% annually, for the Department of Health and Human Services.
- b. Authorize the County Administrator to execute agreement with the Mill Valley School District, in the amount of \$55,000, to partially support the first year of a two-year yellow school bus pilot program for the Mill Valley School District.

- c. Authorize President to execute agreement with the Marin County Transit District, in the amount of \$125,000, to partially support the third year of a school bus pilot program in Ross Valley.
- d. Request to adopt the County's amended 5-Year Business Plan (2017-2020).

CA-4. County Counsel:

Request to adopt resolution approving the lapsation of the Union Joint Elementary School District and its annexation to the Lincoln Elementary School District.

CA-5. Finance:

- a. Request to receive monthly report of County, Schools, and District investments as of October 31, 2017.
- b. Request to approve the FY 2017-18 Annual Statement of Investment Policy and the 2017/2018 Long-Term Investment Policy.
- c. Authorize President to execute agreement with the Marin Audubon Society, to purchase tax-defaulted properties pursuant to Revenue and Taxation Code Chapter 8, (APNs 157-111-15, 157-134-07, 157-134-11, 157-144-04, 157-144-05, and 157-144-11), as detailed in staff report dated December 12, 2017.

CA-6. Health and Human Services:

**NOTE: Agreements in items CA-6a – CA-6e are renewals of existing agreements that were included in and funded in the FY 2017-18 budget.**

- a. Authorize President to execute FY 2017-19 agreement with Shared Vision Consultants, in the amount of \$79,350, to assist in updating Children and Family Services ("CFS") system improvement process.
- b. Authorize President to execute FY 2017-20 agreement with No More Dirt, Inc., in an amount not to exceed \$257,400, to provide janitorial services at 250 Bon Air Road.
- c. Authorize President to execute FY 2017-18 agreement with Jewish Family & Children's Services, in an amount not to exceed \$230,000, for the Early Childhood Mental Health Consultation Prevention & Early Intervention ("PEI") Program.
- d. Authorize President to execute FY 2017-18 agreement with Jewish Family & Children's Services, in an amount not to exceed \$156,000, for the Older Adult Prevention & Early Intervention ("PEI") Program.
- e. Authorize President to execute FY 2017-18 agreement with Falck Northern California dba VeriHealth, in an amount not to exceed \$95,000, for ambulance transportation services.
- f. Authorize President to execute amendment to agreement with Mary Ann Caswick, MD, increasing the contract amount by \$48,000, for a total contract amount of \$97,000, and extending the term of the contract to June 30, 2018, to provide psychiatric services.
- g. Authorize President to execute first addendum to multi-year agreement with Bitfocus, Inc., increasing the contract amount by \$4,620, for a total contract amount of \$272,012, for additional Homeless Management Information System ("HMIS") user licenses.

- h. Request to approve contract extensions for the third quarter of FY 2017-18 for various non-profits and individuals, as detailed in staff report dated December 12, 2017.

CA-7. Public Works:

- a. Authorize President to execute agreement with Conservation Corps of North Bay ("CCNB") in the amount not to exceed of \$804,266 for a litter and weed removal program on State Highways in Marin County, effective January 1, 2018, to December 31, 2019.
- b. Authorize President to execute agreement with the Transportation Authority of Marin ("TAM") in the amount of \$340,000 for Sir Francis Drake signal interconnect and coordination upgrades between Highway 101 and the Ross Town limits.
- c. Request to (i) authorize President to execute Notice of Completion for the 2017 Road Resurfacing Project Northern Region; and (ii) approve release of retention, in the amount of \$37,775.18, 35 days following Board action to Team Ghilotti Inc. of Petaluma (Project No. 2017-01.)
- d. Request to approve supplemental construction contingency, in the amount of \$34,641.25 for a total contract not to exceed \$423,360.30, for the Mill Valley-Sausalito Pathway Preservation Project (Project No. 2015-04.)
- e. Request to adopt resolution designating an authorized agent for the Federal Emergency Management Agency ("FEMA") - Hazard Mitigation Grant Program ("HMGP"), Flood Mitigation Assistance ("FMA"), and Pre-Disaster Mitigation ("PDM") Grant Programs.
- f. Request to accept report of emergency storm damage, and request to approve emergency action related to storm damage to the Lucas Valley Road Bridge over Miller Creek.

**CONSENT CALENDAR B (Items CB-1 through CB-4)**

*("Consent Calendar B" reflects those agenda items requiring 4/5 vote of available members relating to budgetary matters.)*

CB-1. County Administrator:

Request to approve monthly budget adjustments as detailed in staff report dated December 12, 2017.

CB-2. Community Development Agency:

Request to approve budget adjustment to carry forward project balances for grants and programs as detailed in staff report dated December 12, 2017.

CB-3. Health and Human Services:

Request to approve cost neutral personnel and budget adjustments in the Division of Administration, in an effort to mitigate employee impacts attributable to closure of the Dental Clinic by reassigning staff to meet program needs in other units within HHS where possible, as detailed in staff report dated December 12, 2017.

CB-4.

Public Works:

Authorize President to (a) accept \$906,650 in additional Federal grant funds from the California Department of Transportation (“Caltrans”), and approve the required local match, for the Mountain View Road Bridge in Lagunitas, Nicasio Valley Road Bridge in Nicasio, Sir Francis Drake Boulevard Bridge in Point Reyes, and Mt. Lassen Drive Bridge in Lucas Valley; (b) approve related budget actions; and (c) execute third addendums with Mark Thomas & Company, (i) extending the term of the contract to December 31, 2019; and (ii) increasing contract by \$620,376 for a total contract not to exceed of \$1,433,566, as detailed in staff report dated December 12, 2017.