



Meeting of the City/DDBA 2x2 Committee
April 26, 2010
Community Chambers Conference Room
23 Russell Boulevard
3:30 PM – 5:00 PM

Participants:

Stephen Souza, City
Sue Greenwald, City
Michael Bisch, DDBA
Rosalie Paine, DDBA
Joy Cohan, DDBA

Staff:

Sarah Worley, CDD
Brian Abbanat, CDD

AGENDA

- 1) Roll Call & Agenda Review
- 2) Approval of March 15, 2010 Meeting Minutes
- 3) Communications and Public Comments
The 2x2 committee was created to promote inter-organizational communication between the city and DDBA on issues of mutual interest. At this time members of the public may address the committee on matters not listed on the agenda. Comment will be accepted for matters listed on the agenda at the time that matter is discussed. Time for public comment may be limited. This committee is not empowered to make decisions on behalf of the agencies its members represent; it has been established for information purposes only. Staff and participants may also bring up communications at this time.
- 4) Current Discussion Items
 - a) Council Updates to DDBA on Items Potentially Affecting Downtown
 - b) Downtown Business Climate/Visitor Experience
 - c) Panhandling/Loitering Task Force
 - d) Picnic Day
 - e) Business Park Land Strategy
 - f) Update on DDBA
 - g) Updates on Downtown Related Items
 - Status Update on Downtown Businesses
 - Council Long Term Agenda Topics
- 5) Summarize follow-up items from this meeting
- 6) Future Agenda Items

Future Meeting: May 22, 2010

Adjourn.



Meeting of the City/DDBA 2x2 Committee

March 15, 2010

Community Chambers Conference Room

23 Russell Boulevard

3:30 PM – 5:00 PM

Participants:

Stephen Souza, City
Sue Greenwald, City
Michael Bisch, DDBA
Rosalie Paine, DDBA
Joy Cohan, DDBA

Staff:

Ken Hiatt, CDD
Katherine Hess, CDD
Brian Abbanat, CDD

MINUTES

1) Roll Call & Agenda Review

Absent: Sarah Worley

Meeting commenced @ 3:40 p.m.

2) Approval of February 22, 2010 Meeting Minutes

Minutes approved @ 3:41 p.m.

3) Communications and Public Comments

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No public comments

4) Current Discussion Items

a) Council Updates to DDBA on Items Potentially Affecting Downtown

City Council representatives shared that the 7.5% sales tax renewal will be on the June ballot. Arguments in favor and opposed to the measure have been submitted. Councilmember commented that this sales tax rate is similar to other regional jurisdictions and less than many in the Bay Area. Discussion followed regarding comparison cities' sales tax rates.

b) Council's Priorities/Actions for Downtown Redevelopment

Staff provided an overview of the city's 5-year redevelopment implementation plan. The mixed-use parking garage project needs to be reevaluated or reconceptualized. Staff will put together a list of alternatives within the next six months and will work with the DDBA to understand their priorities. Also, City Council goals/priorities will be established shortly.

A councilmember stated the City will be under pressure to have redevelopment money put into general fund. The councilmember is an advocate of keeping it for what it's intended. The councilmember stated a desire to see it used for a big project to bring business to downtown such as a hotel/conference center or retail/parking structure. The City should use redevelopment money for something that will really bring something special downtown.

A councilmember discussed leveraging federal dollars with RDA money to produce a parking structure near the Amtrak Station. The Capitol Corridor is very interested in making something happen. Another discussion topic is using RDA funding for another downtown-exclusive police officer.

Staff stated there may be an opportunity to leverage federal funding with RDA funding for a parking garage on Olive Drive. A lot of legwork has to be done in advance to be competitive for grant application funding.

A councilmember stated if the projected is intended to serve commuters, it has to be regionally/federal funding as there is an infinite demand for rail customers. Davis needs both parking types. Commuters will not use a parking facility if it's not close to the station. The city can benefit from a hotel/conference center. If we don't do it, the university will expand theirs. Making sure we have that conference center and higher end hotel will bring the most direct tax revenue, events, weddings, etc. Davis can get a lot of business going elsewhere.

Discussion followed regarding adequacy of existing hotel/conference centers in Davis and potential sites appropriate for a new center.

Staff asked if DDBA has redevelopment priorities. DDBA responded they have been working on redevelopment priorities and will have them ready in two months.

c) Downtown Panhandling Situation

The DDBA expressed concern regarding e-mails received from businesses and visitors regarding the homeless situation downtown.

A councilmember stated San Francisco is dealing with similar problems that perhaps Davis can learn from. They're putting together a loitering provision in a way specifically addressing loitering associated with panhandling.

The DDBA encouraged the City not to reinvent the wheel, to look at what other cities have done successfully. There have been examples of downtown associations putting up signage to direct people to not give money to homeless, but rather to non-profit services. The purpose was to get good people to give in a different way.

A councilmember raised opposition to spending RDA money on police. It should be spent on parking, conference center, etc. This money was given to us so we could do major project. Additionally, the DA is refusing to prosecute citations. Money shouldn't be spent until the loop has been closed.

The DDBA encouraged the City Council to make this a prioritized action item. A councilmember responded that it helps the City to come from the DDBA via formal communication. The DDBA stated they will be discussing this issue at the next "Brown Bag" meeting. Swift action is needed.

d) Late Night Nuisance Behavior

The DDBA expressed concern regarding late night nuisance behavior and it is detracting from downtown being a family-friendly, pedestrian-oriented destination.

A councilmember expressed concern about this problem and that Davis' ordinances should be tightened up.

Discussion followed regarding the origin of the behavior and whether tighter ordinances, more police presence, peer pressure, more outreach/education to bar owners, or putting pressure on property owners/landlords is the solution to the problem.

The DDBA stated some kind of solution is needed, where something drastic needs to happen.

MB: What can we do to make the downtown family-friendly, pedestrian-oriented.

SG: I'm really concerned about this problem. We should tighten up our ordinance. All we have to do is have an ordinance requiring them to close the doors and windows and direct sound to interior of building.

e) Fifth Street Road Diet:

i) Council contingency plans if unsuccessful

The DDBA stated the community expects certain results from this project and inquired if those results are not achieved, is there a plan to reverse it.

Councilmembers responded affirmatively that this is a pilot project and is not very expensive, just restriping and some signalheads. Any equipment purchased such as signalheads will be retained and used elsewhere when appropriate.

DDBA asked what kind of monitoring mechanisms are in place and over what time period.

Staff responded a report is being drafted citing what should be measured including accident rates, mode share, timing through the corridor, total volume moved, delay for cross traffic, etc. A Council update is tentatively scheduled for March 30th.

ii) Justification for RDA funding

Staff stated the RDA funds for the Fifth Street road diet has been limited to staff time for public outreach and roadway impact fees.

The DDBA stated the use of RDA funds was a greater concern than the project itself.

iii) Mechanism for formal DDBA involvement

f) Update on DDBA

- Subcommittee Reports

The DDBA shared two new employees have been hired: a part-time office assistant and a coordinator for the ArtAbout. Also cited the following activities:

- Specific marketing to Breakaway Ride participants encouraging them to stay Friday and Saturday nights.
- Involvement in Schoolapalooza
- Setting up table tents in 700 hotel rooms prior to Picnic Day to promote downtown.
- Getting the summer series off the ground

- Parking and Transportation

The parking committee is working on their annual working plan. Also, today is the first day without U-DASH, which has been discontinued.

- Marketing and Promotions

- Visioning and Community Relations

g) Updates on Downtown Related Items

- Status Update on Downtown Businesses

The DDBA shared that Five Figs Couture is leaving. They are phasing out until the lease runs out. Lifestyle changes for the owner prompted the closure, not the economy. Also, Crepe House Uni is leaving. There are no new businesses on the DDBA radar since the February update.

Discussion followed regarding building conditions necessary for good retail tenants.

- Council Long Term Agenda Topics

Discussion regarding business park study.

5) Summarize follow-up items from this meeting

6) Future Agenda Items

Future Meeting: April 19, 2010 (Rescheduled to April 26, 2010)

Adjourn.

5:15 p.m. meeting adjourned

TENTATIVE CITY COUNCIL/RDA MEETING SCHEDULE
Items subject to removal and/or rescheduling

Tuesday, April 20, 2010 **No Meeting** (LH & SS out of town)

Tuesday, April 27, 2010 **Regular Meeting**

CONSENT:

Amend Consultant Agreement Amount for Additional Services – Manganese Treatment System for Wells 32 and 34, CIP Nos. 8129 and 8174
Approve Project and Authorize Bid - Cowell Median/Richard Lane Addition, CIP No. 8718
Senior and Persons with Disabilities Housing Guidelines

REGULAR:

Continued Public Hearing: Housing Element
Fifth Street Corridor Project Descriptions
Sustainable Communities Grant Application
Bicycle Hall of Fame Lease Agreement (RDA)

Tuesday, May 4, 2010 **Regular Meeting**

CEREMONIAL:

Art Grant Recipients Recognition and Reception

REGULAR:

Public Hearing: 5-Year CDBG & HOME Consolidated Plan
Public Hearing: Weed Abatement
Public Hearing: Utility Rates
Business Park Land Strategy
FY2010/11 Budget Introduction
Public Hearing: Facility Fees

Tuesday, May 11, 2010 **Regular Meeting**

CEREMONIAL:

2010 Environmental Recognition Awards
Proclamation Recognizing May 16-22, 2010 as National Public Works Week

REGULAR:

Workshop: CIP/RDA/Operational Budgets
Climate Action Plan
Public Hearing: Zoning Amendments – Fence Height Requirements

Tuesday, May 18, 2010 **Regular Meeting**

CEREMONIAL:

Thong Hy Huynh Awards
Proclamation Recognizing Older Americans Month

REGULAR:

Public Hearing: FY2010/11 Fees and Charges
Approval of PEG Partners Agreements
City Council Budget Recommendations/Updates
Public Hearing: Verona Project Amendments

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| Thursday, May 20, 2010 | <u>Joint Meeting: CC/DJUSD</u> (tentative) |
| Tuesday, May 25, 2010 | <u>Regular</u> |
| <u>REGULAR:</u> Budget Adoption | |
| Tuesday, June 1, 2010 | <u>Regular Meeting</u> |
| Tuesday, June 8, 2010 | <u>No-Meeting</u> – Election Day |
| Tuesday, June 15, 2010 | <u>Regular Meeting</u> |
| <u>REGULAR:</u> Wastewater Alternatives Assessment | |
| Tuesday, June 22, 2010 | <u>On-call</u> |
| Tuesday, June 29, 2010 | <u>Regular Meeting</u> |
| Tuesday, July 6, 2010 | <u>Ceremony for Outgoing Council</u> |
| Tuesday, July 13, 2010 | <u>Swearing in of New Council</u> |
| Tuesday, July 20, 2010 | <u>Regular Meeting</u> |
| Tuesday, July 27, 2010 | <u>On-call</u> |
| Monday, August 2, 2010 | <u>Morning Meeting</u> |

UPCOMING ITEMS WITH NO SET DATE:

- Downtown Mixed Use Parking Structure - Exclusive Negotiating Agreement (Ken Hiatt)
- Consideration of Student Representative on City Council (Requested by L. Heystek)
- Unitrans Update (Requested by L. Heystek)
- Discussion of Community Solar Farm and Possible Funding Opportunities
- California Forward Reform Package
- DACHA Update
- Senior Housing Strategies
- Yolo County Animal Control Contract
- Community bike lockers & potential for use of energy efficiency block grant funds
- Update on Montessori School Noise Issues (tentative)
- Public Hearing: Modification to Temporary Use Permit for Interfaith Rotating Winter Shelter (IRWS) and DCC MOU
- Smoking Control in Multi-Family Units
- West Village
- Plans & Specifications Approval: Cowell & Richards Street Improvements