

**MARIN CONSERVATION LEAGUE**  
**Land Use, Transportation and Water Committee**  
**March 1, 2017, 9:10 to 11:25 AM**

Present: Priscilla Bull, acting chair; also Nona Dennis, Don Dickenson, Bob Miller, Kate Powers, Judy Teichman, Ann Thomas, Doug Wilson, Greg Zitney. Guests: Melissa Apuya of Assemblyman Levine's office; Jessica Davenport, SF Restoration Authority.

**MINUTES OF PRIOR MEETING.** Minutes of February 1, 2017 OK as distributed.

**AGENDA.** OK with adds: 1) San Rafael's request to SMART that they slow down planned Larkspur extension. 2) 13-lot subdivision proposed o Panoramic.

**ANNOUNCEMENTS.** 1) Development Code amendment recommendations go to the BoS March 14; these include slaughter facility changes and new subdivision calculations that reduce development potential on steep lands and lands encumbered by the WCA and SCA.

**SF BAY RESTORATION AUTHORITY.** Ms. Davenport gave an overview, including a PowerPoint, of the current status and grant selection process for revenue from the nine-county \$12 parcel tax approved with Measure AA in 2016. She explained that the Authority operates in a joint powers agreement with the Coastal Conservancy and ABAG, with a seven-member governing board and a 34- member advisory committee... the advisory committee, which includes members from Marin County, had its first meeting February 28. A map indicating projects around the Bay that could be suitable for funding is on the Authority website at <http://www.sfbayrestore.org/docs/Map.pdf>, and includes a number in Marin.

The grant process is just getting underway with RFP and evaluation guidelines now being developed, the first round of applications is due in November 2017 and grants will be authorized in early 2018. Selection criteria will be consistent with Bay Plan and Coastal Conservancy standards, and include water quality, pollution reduction, flood management.

**Recommendation.** Committee discussed emerging recognition of carbon sequestration as a tool in sea level rise adaptation and it was M/S (Judy/Roger) and approved to recommend the following: MCL write a letter to the Restoration Authority requesting that carbon sequestration benefits be included as a criterion in the project guidelines for restoration of tidal wetlands.

**SOLAR ARRAY POLICIES/COUNTY DEV. CODE.** Two proposals for commercial solar installations in unincorporated Novato has raised a concern about the lack of guidelines in the County Code for these industrial uses. Following denial of the Balestreri application (Green Point Nursery) in 2013 county planners agreed there should be a policy regarding ground-based solar installations. An ad hoc committee was established but dissolved before conclusion were reached, and county planning staff has not pursued this further but will consider applications on a case by case basis. MCL asked that this issue be addressed in the Development Code update now taking place, but staff has declined to do so. Will ask again.

**WATER ISSUES.** *Speaker Program.* There will a water speaker program talk on ocean acidification, on Thursday, March 23, at the Central Marin Police community room. *MMWD.* A rate increase is being considered by the water district board and a Prop 218 notification of proposed increases is on the 3/7 agenda. Proposed increases, effective July 2017 and 2018, would raise the average single family bill about nine percent from current bills.

**AG ISSUES.** Judy announced that the scheduled April 28 agricultural land use meeting was cancelled due in part to the date conflict with the annual meeting. A program will be held in July. Committee suggested a number of topics for future meetings.

**MUIR WOODS SUBDIVISION.** There is a proposal by developer Dan Weissman to build 13 homes totaling nearly 70,000 square feet on 10 acres along Panoramic Hwy in Muir Woods.

**TAM/TRANSPORTATION ISSUES.** *Bettini Transit Center and SMART Use of Site.* Roger and others reviewed major actions regarding the joint relationship of the City, the GGBHTD, and SMART with regard to the transit center. 1) A 2005 MOU, to which the City was not a signer, agreed on improvements needed to the transit center to accommodate SMART and that plans and funding were to be agreed upon by the transit district, which owns the center, prior to construction of SMART. He believes SMART and the transit district are negotiating on this. 2) SMART's refusal to delay the start of constructing the Larkspur extension is due to the possible loss of the \$22 million FRA grant which, reportedly, is not yet committed. 2) The city is involved in the decision process as a member of the SMART board but has no direct authority over SMART's right-of-way. 3) Changing or relocating the center to accommodate SMART operations are estimated to cost about \$40 million, and there is at this time no plan for a location, or funds to pay for it. 4) Still to be satisfied before the extension can proceed: deciding on an alternative for operations currently at the transit center; approval for the City to continue use of the Anderson Drive at-grade crossing when rail service commences (an application is submitted to the CPUC); sorting out the W Francisco "flip", e.g. moving the city street and SMART line.

Committee agreed that MCL should support San Rafael's request to reschedule work on the Larkspur extension until unresolved issues can be clarified, point out the need for rational planning to be done ahead of construction, and encourage agencies to seek an agreement from the FRA to extend the expiration date of the grant for about three years. As the transit district is a major decision-maker, Roger suggested communicating to them. Kate to prepare the letter.

**NOVATO GENERAL PLAN/NORTH MARIN UNIT.** Several North Marin Unit members along with a Greenbelt Alliance spokesperson will attend the March 7 city council meeting at which the council will decide to action related to renewing the urban growth boundary. MCL has a position in support of placing the urban growth boundary on the ballot.

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