



Beverly Hills City Council Liaison / Sunshine Task Force Committee will conduct a Special Meeting, at the following time and place, and will address the agenda listed below:

**CITY OF BEVERLY HILLS
455 N. Rexford Drive
Beverly Hills, CA 90210**

TELEPHONIC VIDEO CONFERENCE MEETING

Beverly Hills Liaison Meeting
<https://beverlyhills-org.zoom.us/my/bhliaison>

Meeting ID: 312 522 4461

Passcode: 90210

+1 669 900 9128 US

+1 888 788 0099 Toll-Free

One tap mobile

+16699009128,,3125224461#,,,90210# US

+18887880099,,3125224461#,,,90210# Toll-Free

Meeting ID: 312 522 4461

Passcode: 90210

October 25, 2021

5:00 PM

Pursuant to Government Code Section 54953(e)(3), members of the Beverly Hills City Council Liaison/Sunshine Task Force Committee and staff may participate in this meeting via a teleconference. In the interest of maintaining appropriate social distancing, members of the public can view this meeting through live webcast at www.beverlyhills.org/live and on BH Channel 10 or Channel 35 on Spectrum Cable, and can participate in the teleconference/video conference by using the link above. Written comments may be emailed to mayorandcitycouncil@beverlyhills.org.

AGENDA

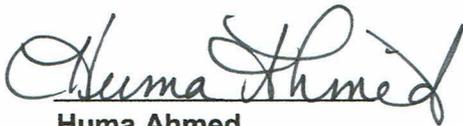
- 1) Public Comment
 - a) Members of the public will be given the opportunity to directly address the Committee on any item not listed on the agenda.
- 2) Approval of September 27, 2021 Highlights – Attachment 1
- 3) Resolution of the Sunshine Task Force Committee of the City of Beverly Hills Authorizing Public Meetings to be Held via Teleconferencing Pursuant to Government Code Section 54953(e) and Making Findings and Determinations Regarding the Same – New legislation (AB 361) was recently adopted allowing the Sunshine Task Force Committee to continue virtual meetings during the COVID-19 declared emergency subject to certain conditions and the proposed resolution implements the necessary requirements – Attachment 2

- 4) Staff Updates – Revocation Ordinance Update, Neutral Source Experts' Reports, Subcommittee for City Website, Ordinance Regarding Copyrighted Plans, Legislative Advocate Ordinance Meeting, Permanent Noticing Regulations
- 5) Request by Councilmember Mirisch to Discuss a Local Ordinance Banning Political Donations from Contractors Who Do Business with the City
- 6) Code Enforcement – Attachment 3
- 7) As Time Allows:
 - a) Restricting “Continuances” – Attachment 4
 - b) Interested Party – Email Sign Up – Attachment 5
 - c) Limit on Contacts by Legislative Advocates
 - d) Allow Public to Observe On-Site Visits with Developers
- 8) Future Agenda Items
- 9) Adjournment

Links to Attachments Not Associated With Any Item:

- Building Permit Report - September
- Current Development Activity Projects List

Next Meeting: November 22, 2021



Huma Ahmed
City Clerk

Posted: October 22, 2021

A DETAILED LIAISON AGENDA PACKET IS AVAILABLE FOR REVIEW AT
WWW.BEVERLYHILLS.ORG



Pursuant to the Americans with Disabilities Act, the City of Beverly Hills will make reasonable efforts to accommodate persons with disabilities. If you require special assistance, please call (310) 285-1014 (voice) or (310) 285-6881 (TTY). Providing at least forty-eight (48) hours advance notice will help to ensure availability of services.



CITY OF BEVERLY HILLS
 455 N. Rexford Drive
 Beverly Hills, CA 90210
 Telephonic/Video Conference

Sunshine Task Force Committee

SPECIAL MEETING HIGHLIGHTS

September 27, 2021

Pursuant to Executive Order N-25-20, members of the Beverly Hills City Council and staff may participate in this meeting via a teleconference. In the interest of maintaining appropriate social distancing, members of the public can view this meeting through live webcast at www.beverlyhills.org/live and on BH Channel 10 or Channel 35 on Spectrum Cable, and can participate in the teleconference/video conference by using the link above. Written comments may be emailed to mayorandcitycouncil@beverlyhills.org.

Date / Time: September 27, 2021 / 5:00 p.m.
 Meeting called to order by Mayor Wunderlich at 5:00 p.m.

In Attendance: Mayor Robert Wunderlich, Councilmember John A. Mirisch, Chuck Aronberg, MD, Mark Elliot, Steve Mayer, Debbie Weiss, and Thomas White

City Staff: City Attorney Larry Wiener, Assistant City Manager Nancy Hunt-Coffey, City Clerk Huma Ahmed, Director of Community Development Ryan Gohlich, Deputy Director of Rent Stabilization Helen Morales, Chief Information Officer David Schirmer, Chief Communications Officer Keith Sterling, and Assistant City Clerk Lourdes Sy-Rodriguez

- 1) Public Comment
 Members of the public will be given the opportunity to directly address the Committee on any item not listed on the agenda.
None
- 2) Approval of August 23, 2021 Highlights
Moved by Thomas White
Seconded by Chuck Aronberg, MD
Committee approved the August 23, 2021 Highlights
- 3) Staff Updates – Revocation Ordinance Subcommittee Meeting, Neutral Source Experts' Reports, Subcommittee for City Website, Ordinance Regarding Copyrighted Plans, Legislative Advocate Workshop/Ordinance, Time Limits for Resolution of Complaints
 - *Assistant City Manager Nancy Hunt-Coffey provided an update on the various items.*
 - *City Attorney Larry Wiener reported that the revocation ordinance will be ready at the next meeting.*
 - *Director of Community Development Ryan Gohlich and Debbie Weiss reported that they are still working on a variety of issues regarding the Neutral Source Experts' Reports before they bring the item back to the Sunshine Committee for discussion.*
 - *Chief Communications Officer Keith Sterling reported that the larger Subcommittee for the City Website is in the process of being formed and will be in place next month in time for soliciting RFPs for the website redesign. Chief Information Officer David Schirmer identified some of the*

website areas that need to be addressed. Mr. Sterling spoke about how the membership of the Subcommittee will be chosen.

- *Mr. Wiener confirmed that the copyrighted plans ordinance will first go to the City Council and then to the Planning Commission for approval before going back to the City Council for adoption.*
- *Ms. Hunt Coffey reported that the Legislative Advocate Workshop was postponed until such time that an in-person meeting can be held. Mayor Wunderlich requested that a Zoom meeting be held in October. Ms. Weiss expressed her concerns that the ordinance language is vague, unenforceable, and cannot be applied to violations.*
- *Mr. Wiener reported that he spoke to City Prosecutor William Litvak regarding the resolution of legislative advocate registration complaints and Mr. Litvak promised to address complaints within 30-60 days of receipt moving forward. A warning letter advising violators that the case will be prosecuted for a repeat violation will be issued for certain cases as deemed appropriate by the City Prosecutor. Monitoring of complaints will be handled by the City Clerk.*
- *Mr. Gohlich and Deputy Director of Rent Stabilization Helen Morales provided an update on the Means and Methods Plan materials that will soon be disseminated. Ms. Morales assured Mark Elliot that all forms will be updated and published in the website.*

4) Request by Councilmember Mirisch to Discuss a Local Ordinance Banning Political Donations from Contractors Who Do Business with the City

- *Councilmember Mirisch spoke about his request and stated his interest in knowing what other cities are doing. Assistant City Manager Nancy Hunt Coffey reported that Policy & Management Analyst Cynthia Owens is still researching this item and will present more information for Committee discussion at a future meeting.*

5) Authority to Close Cases

- *Mark Elliot requested clarification on how complaints regarding legislative advocate registration forms are handled and suggested that the City create and post a flowchart/outline of the complaint and decision process for transparency purposes. He stated that there is no process currently in place documenting each step of the process.*
- *Debbie Weiss also expressed concerns that mistakes on past filed forms have been quietly corrected, which is not the purpose of the ordinance.*
- *Mayor Wunderlich asked for the possibility of creating a list of complaints and monitoring the status of violations. To protect the identity of people filing complaints, City Attorney Larry Wiener stated that the City can provide a list of complaints and the status but without the identity of who filed the complaint.*
- *Mr. Wiener stated that he will work with City Clerk Huma Ahmed to create a proposed process and present it for discussion at the next meeting.*

6) As Time Allows

a) Restricting "Continuances"

- *This item was not discussed.*

b) Interested Party – Email Sign Up

- *This item was not discussed.*

c) Limit on Contacts by Legislative Advocates

- *This item was not discussed.*

d) Allow Public to Observe On-Site Visits with Developers

- *This item was not discussed.*

7) Future Agenda Items

Steve Mayer asked the members to contact him and Thomas White for items to put on the agenda. Mayor Wunderlich announced that the next meeting will be on October 25, 2021.

8) Adjournment

Date/Time: September 27, 2021 / 6:07 p.m.



STAFF REPORT

Meeting Date: October 25, 2021

To: City Council Liaison / Sunshine Task Force Committee

From: Nancy Hunt-Coffey, Secretary of the City Council Liaison / Sunshine Task Force Committee

Subject: A RESOLUTION OF THE CITY COUNCIL LIAISON / SUNSHINE TASK FORCE COMMITTEE OF THE CITY OF BEVERLY HILLS AUTHORIZING PUBLIC MEETINGS TO BE HELD VIA TELECONFERENCING PURSUANT TO GOVERNMENT CODE SECTION 54953(e) AND MAKING FINDINGS AND DETERMINATIONS REGARDING THE SAME

Attachments: 1. Proposed resolution

RECOMMENDATION

Staff and the City Attorney's office recommend that the City Council Liaison / Sunshine Task Force Committee adopt a resolution making the following findings so that meetings of the City Council Liaison / Sunshine Task Force Committee will be subject to the special Brown Act requirements for teleconference meetings: (1) the City Council Liaison / Sunshine Task Force Committee has reconsidered the circumstances of the COVID-19 state of emergency; (2) the state of emergency continues to directly impact the ability of the members to meet safely in person; and (3) state or local officials continue to impose or recommend measures to promote social distancing.

FISCAL IMPACT

The proposed resolution allowing the City Council Liaison / Sunshine Task Force Committee greater flexibility to conduct teleconference meetings is unlikely to cause a greater fiscal impact to the City as the City Council Liaison / Sunshine Task Force Committee has been conducting such teleconference meetings for over a year.

INTRODUCTION

Governor Newsom recently signed new legislation (AB 361) allowing the City Council Liaison / Sunshine Task Force Committee to continue virtual meetings during the COVID-19 declared emergency subject to certain conditions. These special requirements give the City greater flexibility to conduct teleconference meetings when there is a declared state of emergency and either social distancing is mandated or recommended, or an in-person meeting would present imminent risks to the health and safety of attendees.

BACKGROUND

On March 4, 2020, Governor Newsom proclaimed a state of emergency to exist in California due to the spread of COVID-19. The Governor subsequently issued numerous executive orders suspending or modifying state laws to facilitate the response to the emergency. Among other things, these executive orders superseded certain Brown Act requirements and established special rules to give local public agencies greater flexibility to conduct teleconference meetings. Those special rules expired on September 30, 2021.

On September 16, 2021, in anticipation of then-imminent expiration of his special rules for teleconference meetings, the Governor signed AB 361. In key part, this bill amends the Brown Act to establish special requirements for teleconference meetings if a legislative body of a local public agency holds a meeting during a proclaimed state of emergency and either state or local officials have imposed or recommended measures to promote social distancing, or the body determines, by majority vote, whether as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.

AB 361 builds upon Executive Order (“EO”) N-29-20, issued by the Governor on March 17, 2020, which relaxed the teleconferencing requirements of the Brown Act to facilitate virtual meetings during the COVID-19 declared emergency. EO N-29-20’s provisions concerning public meetings applied through September 30, 2021.

AB 361 authorizes local agencies to continue meeting remotely without following the Brown Act’s standard teleconferencing provisions if the meeting is held during a state of emergency proclaimed by the Governor and either of the following applies: (1) state or local officials have imposed or recommended measures to promote social distancing; or (2) the agency has already determined or is determining whether, as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.

EO N-29-20 required legislative bodies to make remote public meetings accessible telephonically or otherwise electronically to all members of the public seeking to observe and to address the local legislative body, and to make reasonable efforts to adhere as closely as reasonably possible to the provisions of the Brown Act. AB 361 adds new procedures and clarifies the requirements for conducting remote meetings as follows:

- Public Comment Opportunities in Real Time: A legislative body that meets remotely pursuant to AB 361 must allow members of the public to access the

meeting via a call-in option or an internet-based service option, and the agenda for the remote meeting must provide an opportunity for members of the public to directly address the body in real time. Although the agency may still ask for public comments to be submitted in advance, the agency cannot require public comments to be submitted in advance of the meeting. If an agency does not provide a timed public comment period, but takes public comment separately on each agenda item, it must allow a reasonable amount of time per agenda item to allow members of the public the opportunity to provide public comment, including time to “be recognized for the purpose of providing public comment.”

- ***No Action During Disruptions:*** In the event of a disruption that prevents the local agency from broadcasting the remote meeting, or in the event of a disruption within the local agency’s control that prevents members of the public from offering public comments using the call-in option or internet-based service option, AB 361 prohibits the legislative body from taking any further action on items appearing on the meeting agenda until public access to the meeting via the call-in or internet-based options is restored.
- ***Periodic Findings:*** To continue meeting remotely pursuant to AB 361, an agency must make periodic findings that: (1) the body has reconsidered the circumstances of the declared emergency; and (2) the emergency impacts the ability of the body’s members to meet safely in person, or state or local officials continue to impose or recommend measures to promote social distancing. These findings should be made not later than 30 days after teleconferencing for the first time pursuant to AB 361, and every 30 days thereafter.

DISCUSSION

To continue to hold meetings under these special teleconferencing requirements, the City Council Liaison / Sunshine Task Force Committee needs to make two findings pursuant to Government Code Section 54953(e)(3). First, there must be a declared state of emergency and the City Council Liaison / Sunshine Task Force Committee must find that it has reconsidered the circumstances of such emergency. Second, the City Council Liaison / Sunshine Task Force Committee must find that such emergency continues to directly impact the ability of the City Council Liaison / Sunshine Task Force Committee members to meet in person. Alternatively, for the second finding, the City Council Liaison / Sunshine Task Force Committee must find that state or local officials continue to impose or recommend social distancing measures. These findings must be made within 30 days after the City Council Liaison / Sunshine Task Force Committee teleconferences for the first time under AB 361 and every 30 days thereafter.

The declared emergency is still in effect. Furthermore, the State of California and the County of Los Angeles have recommended measures to promote social distancing. The Centers for Disease Control and Prevention continue to advise that COVID-19 spreads more easily indoors than outdoors and that people are more likely to be exposed to COVID-19 when they are closer than 6 feet apart from others for longer periods of time. Additionally, the Los Angeles County Department of Public Health still encourages people at risk for severe illness or death from COVID-19 to take protective measures such as social distancing and, for those not yet fully vaccinated, to physically distance from others

Meeting Date: October 25, 2021

whose vaccination status is unknown. The County Health Department also continues to recommend that employers take steps to support physical distancing.

Please note that AB 361 applies to all legislative bodies. Therefore, Commissions and standing committees will need to also comply with the requirements of AB 361.

Nancy Hunt-Coffey
Secretary of the City Council Liaison /
Sunshine Task Force Committee

Approved By

RESOLUTION NO. CCL-STFC-01

RESOLUTION OF THE SUNSHINE TASK FORCE
COMMITTEE OF THE CITY OF BEVERLY HILLS
AUTHORIZING PUBLIC MEETINGS TO BE HELD VIA
TELECONFERENCING PURSUANT TO GOVERNMENT
CODE SECTION 54953(e) AND MAKING FINDINGS AND
DETERMINATIONS REGARDING THE SAME

WHEREAS, the Sunshine Task Force Committee is committed to public access and participation in its meetings while balancing the need to conduct public meetings in a manner that reduces the likelihood of exposure to COVID-19 and to support physical distancing during the COVID-19 pandemic; and

WHEREAS, all meetings of the Sunshine Task Force Committee are open and public, as required by the Ralph M. Brown Act (Cal. Gov. Code 54950 – 54963), so that any member of the public may attend, participate, and watch the Sunshine Task Force Committee conduct its business; and

WHEREAS, pursuant to Assembly Bill 361, signed by Governor Newsom and effective on September 16, 2021, legislative bodies of local agencies may hold public meetings via teleconferencing pursuant to Government Code Section 54953(e), without complying with the requirements of Government Code Section 54953(b)(3), if the legislative body complies with certain enumerated requirements in any of the following circumstances:

1. The legislative body holds a meeting during a proclaimed state of emergency, and state or local officials have imposed or recommended measures to promote social distancing.
2. The legislative body holds a meeting during a proclaimed state of emergency for the purpose of determining, by majority vote, whether as a result of the

emergency, meeting in person would present imminent risks to the health or safety of attendees.

3. The legislative body holds a meeting during a proclaimed state of emergency and has determined, by majority vote, that, as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.

WHEREAS, on March 4, 2020, Governor Newsom declared a State of Emergency in response to the COVID-19 pandemic (the “Emergency”); and

WHEREAS, the Centers for Disease Control and Prevention continue to advise that COVID-19 spreads more easily indoors than outdoors and that people are more likely to be exposed to COVID-19 when they are closer than 6 feet apart from others for longer periods of time; and

WHEREAS, the Los Angeles County “Responding together at Work and in the Community Order (8.23.21)” provides that all individuals and businesses are strongly encouraged to follow the Los Angeles County Public Health Department Best Practices. The Los Angeles County Public Health Department “Best Practices to Prevent COVID-19 Guidance for Businesses and Employers”, updated on September 13, 2021, recommend that employers take steps to reduce crowding indoors and to support physical distancing between employees and customers; and

WHEREAS, due to the ongoing COVID-19 pandemic and the need to promote social distancing to reduce the likelihood of exposure to COVID-19, the Sunshine Task Force Committee intends to hold public meetings via teleconferencing pursuant to Government Code Section 54953(e).

NOW, THEREFORE, the Sunshine Task Force Committee of the City of Beverly Hills resolves as follows:

Section 1. The Recitals provided above are true and correct and are hereby incorporated by reference.

Section 2. The Sunshine Task Force Committee hereby determines that, as a result of the Emergency, meeting in person presents imminent risks to the health or safety of attendees.

Section 3. The Sunshine Task Force Committee shall conduct its meetings pursuant to Government Code Section 54953(e).

Section 4. Staff is hereby authorized and directed to take all actions necessary to carry out the intent and purpose of this Resolution including, conducting open and public meetings in accordance with Government Code section 54953(e) and other applicable provisions of the Brown Act.

Section 5. The City has reconsidered the circumstances of the state of emergency and finds that: (i) the state of emergency continues to directly impact the ability of the members to meet safely in person, and (ii) state or local officials continue to impose or recommend measures to promote social distancing.

Section 6. The Secretary of the Sunshine Task Force Committee shall certify to the adoption of this Resolution and shall cause this Resolution and her certification to be entered in the Book of Resolution of the Sunshine Task Force Committee of this City.

Adopted:

ROBERT WUNDERLICH
Presiding Councilmember of the Sunshine Task
Force Committee of the City of Beverly Hills,
California

TO: **SUNSHINE TASK FORCE COMMITTEE MEMBERS**

FROM: **STEVE MAYER**

DATE: **OCTOBER 21, 2021**

RE: **CODE ENFORCEMENT**

In every city, residents consider “Code Enforcement” as being a one of a city’s most important municipal functions.

In the City of Beverly Hills, “Code Enforcement” is performed primarily by Community Preservation and/or by Building & Safety.

It is important that the *process* of “Code Enforcement” be as transparent as possible for Beverly Hills residents. In reviewing the records of the Sunshine Task Force Committee, the overall topic of “Code Enforcement” has never been examined.

Thus, it is proposed that this Sunshine Task Force Committee examine the subject of “Code Enforcement” over three separate meetings:

Meeting One – Sunshine Task Force Committee members express their experiences, both positive and negative, and what their concept of what “Code Enforcement” means;

Meeting Two – Community Preservation and Building & Safety make a presentation explaining how a complaint is processed and the steps taken to enforce compliance, up to and including, the involvement of the City Prosecutor’s office;

Meeting Three – Sunshine Task Force Committee members collectively make recommendations to the Council of what changes should be enacted to make the “Code Enforcement” process more transparent.

=====

The genesis for this agenda item is from the Oakhurst neighborhood where over the past month, repeated code enforcement has been needed on three separate properties.

One example is at 332-336 North Oakhurst where the residents were thrilled that a Stop Work Order was issued. Work continued, so a *second* Stop Work Order was issued; yet the work continues in an apparent attempt to subvert an Appeal.

The circumstances surrounding 332-336 North Oakhurst are outlined in Exhibit A, in a public comment to the Architectural Commission on October 20th.

EXHIBIT A

PUBLIC COMMENT TO THE ARCHITECTURAL COMMISSION ON OCTOBER 20th REGARDING 332-336 NORTH OAKHURST

Honorable Chair, Vice Chair, and Commissioners:

I wish to provide you with an update about 332-336 North Oakhurst, for which you rendered a decision last month.

Last week, the Council chose not to “call-up” your decision. They felt that if they were limited to only examining the exact same issues as you, the result would be the same.

Their determination was influenced by the fact that an Appeal that had been filed. Unlike a De Novo hearing, an Appeal is not constrained at what can be examined, and so the Council felt an Appeal hearing would be the proper forum.

The Appeal is not a criticism of your architectural expertise, but instead focuses upon land use issues and what you were not permitted to consider.

In response to the filing of an Appeal, a Stop Work Order was issued on October 7th to prevent any work on the landscape plan, the hardscape, or the fence.

The previous days, the developer had dug a 2-foot trench for the fence and installed rebar.

Work stopped on the fence, but started again last week on the hardscape of the fountain.

The developer is clearly trying to subvert the appeal, by finishing the fountain, making it that much harder for the Councilmembers to vote for its removal.

A second Stop Work Order was issued on Monday, and in that order it was noted that no permits had been issued. Based upon the Inspector’s observation, the work performed was illegal.

Nonetheless, there were workers working on the hardscape of the fountain yesterday, and right now as we speak.

Thank you for allowing me to make this update.

TO: **SUNSHINE TASK FORCE COMMITTEE MEMBERS**
FROM: **STEVE MAYER**
DATE: **JUNE 24, 2021**
RE: **RESTRICTING CONTINUANCES**

Proposal

Introduce wording to the “Rules of Procedure For The City’s Commissions” to govern when a “continuance” can be granted.

Background

On March 11th, a Planning Commission public hearing was held on whether to approve or deny a proposed project at 331 North Oakhurst.

The Planning Commission unanimously voted to deny a project.

Twenty-one minutes later, after a recess, ***after the public had left***, the Planning Commission reversed its vote, at the request of the Developer.

Then, it separately ***voted to continue the public hearing*** to a “date uncertain” to allow the Developer to submit yet another revised design, ***for a 7th time (and an 8th public hearing)***.

Usually, there is no fee charged to the Developer, for a continuance. If there is any cost, it is comparatively minor.

Proposed Additions

It is proposed adding to the “Rules Of Procedure For The City’s Commissions” (and/or the BHMC) definitions as well as conditions as to when “Continuances” can be granted.

The types of continuances would be defined as:

- ▶ “Administrative Continuance”
- ▶ “Minor Design Change Continuance”
- ▶ “Major Design Change Continuance”

In addition, there would be a section **defining additional costs to an Developer asking for a “Major Design Change Continuance.”**

What Is A “Continuance”?

A “Continuance” is not defined within the “*Resolution of the Council of the City of Beverly Hills Establishing Rules of Procedure For The City’s Commissions.*”

Such “Rules” were adopted on January 9, 2020, as part of a change to Beverly Hills Municipal Code 2-2-107A.

In practice, there are three types of “Continuances”:

Administrative Continuance

At the Planning Commission level, a public hearing may be “continued” to allow Staff to prepare a Resolution which reflects the Commission direction.

Such a continuance could be defined as an “Administrative Continuance.”

Minor Design Change Continuance

At the Planning, Architectural, and Design Review Commissions it is not uncommon for the Commissioners to ask for comparatively minor changes.

In such cases, the Developer returns with the revised plans, and the Commission renders its final decision.

An example of a “Minor Design Change” for the Planning Commission would be when an Applicant changed the way dirt was reallocated on the property, so as to reduce external hauling.

“Major Design Change Continuance”

What is not uncommon at the Planning Commission, during a Public Hearing on a specific project, for a Developer to request a continuance to submit a completely changed design (if the Developer believes the project will be rejected).

The Planning Commissioners then vote to continue the public hearing on the *original* application until a date uncertain.

It typically takes six to twelve months for the “continued” hearing to take place, and the new design to be presented.

Often, another hearing is required for the Developer to provide even further “refinements”

What Is The Cost A “Major Design Change Continuance”?

The City

In the case of the March 11th hearing Applicant, who had submitted 6 previous designs (and had 7 public hearings), the cost to the City was in the range of \$250,000 to \$300,000 in unbilled costs.

Who Is Hurt By A “Major Design Change Continuance”?

The Neighborhood

It is not uncommon for a group of neighborhood residents to spend 100 to 200 hours preparing for the first public hearing.

The preparation time for a “continued public hearing” for a major redesign can actually involve more time.

In addition, it is not uncommon for the neighborhood residents to pay professionals to gain a greater understanding about the revised Application.

It is unfair to the residents to have to return again and again to preserve their neighborhoods and quality of life.

Sunshine Task Force Committee
Restricting Continuances
June 24, 2021
Page 4.

What Is The Way To Curb A “Major Design Change Continuance”?

There should be an incentive to a Developer to “get it right the first time.”

If the Developer asks for a “Major Design Change Continuance,” it is proposed that the Developer pay a special “continuance” fee. That fee should be substantially more than the original application fee.

TO: **SUNSHINE TASK FORCE COMMITTEE MEMBERS**
FROM: **STEVE MAYER**
DATE: **JUNE 24, 2021**
RE: **INTERESTED PARTY - EMAIL SIGN UP**

Proposal

Allow property owners to sign-up to receive email notices of the filing of permits and/or applications within a specific radius of their property.

The origin of this suggestion is from Lionel Ephraim who proposed the concept to the Sunshine Task Force several years ago, but there is no record of implementation.

Background

Currently, within the Planning Division, “**Interested Parties**” are notified by email of public hearings

Separately, the City’s “**Online Business Center**” allows contractors and property owners to receive notices of permit filings and inspections under “My Permits.”

Last, within the City’s **Open Data**, there is the technological capability of generating a map of all permits / applications with a defined geographic area around the property owner’s Assessor Parcel Number (APN).

Technically, the City has the ability to “push” new filings of permits and/or applications to anyone who requests such information by email.