



City of Santa Clara

Meeting Minutes

Downtown Community Task Force

03/14/2023

6:00 PM

Hybrid Meeting
 City Hall Council Chambers/Virtual
 1500 Warburton Avenue
 Santa Clara, CA 95050

NOTICE IS HEREBY GIVEN that, pursuant to the provisions of California Government Code §54956 (“The Brown Act”) and Section 708 of the Santa Clara City Charter, the undersigned calls for a Special Meeting of the Downtown Community Task Force (DCTF) of the City of Santa Clara, to commence and convene on March 14, 2023, at 6:00 pm for a Special Meeting to be held in a hybrid manner, to consider the following matter (s) and to potentially take action with respect to them.

The City of Santa Clara is conducting the Downtown Community Task Force in a hybrid manner, in-person and a method for the public to participate remotely:

Via Zoom:

<https://santaclaraca.zoom.us/j/86040125752>

Webinar ID: 860 4012 5752

By Phone: 1-669-444-9171

The public may view the meetings on SantaClaraCA.gov, Santa Clara City Television (Comcast cable channel 15 or AT&T U-verse channel 99), or the livestream on the City’s YouTube channel or Facebook page.

Public Comments prior to meeting may be submitted via email to PlanningPublicComment@SantaClaraCA.gov no later than noon on the day of the meeting; (Comments received after 12:00 PM on the day of the meeting will be made part of the public record but will not be read out loud during the meeting) and also before and during the meeting via eComment. Clearly indicate the project address, meeting body, and meeting date in the email.

Agendas, Staff Reports and associated documents for Planning Commission items may be viewed on the City’s website at <https://santaclara.legistar.com/Calendar.aspx>

CALL TO ORDER AND ROLL CALL

The DCTF Chair, Adam Thompson called the meeting to order at 6:05 p.m.

- Present** 8 - Adam Thompson, Dan Ondrasek, Rob Mayer, Debra von Huene, Ana Vargas-Smith , Butch Coyne, Atisha Varshney, and Chan Thai
- Absent** 1 - Mathew Reed

A motion was made by Member Coyne to excuse Member Reed from the beginning of the meeting. The motion was seconded by Member Mayer. Member Reed joined the meeting at 8:21 pm.

Aye: 8 - Thompson, Ondrasek, Mayer, von Huene, Vargas-Smith, Coyne, Varshney, and Thai

Absent: 1 - Reed

CONSENT CALENDAR

A motion was made by Vice Chair Ondrasek and seconded by Member Varshney to approve the consent calendar.

Aye: 8 - Thompson, Ondrasek, Mayer, von Huene, Vargas-Smith, Coyne, Varshney, and Thai

Excused: 1 - Reed

- 1.a [23-319](#) Downtown Community Task Force (DCTF) Meeting Minutes of the January 19, 2023 Meeting

Recommendation: Approve the DCTF Meeting Minutes of the January 19, 2023 Meeting.

- 1.b [23-320](#) Downtown Community Task Force (DCTF) Meeting Minutes of the February 6, 2023 Meeting

Recommendation: Approve the DCTF Meeting Minutes of the February 6, 2023 Meeting.

- 1.c [23-324](#) Downtown Community Task Force (DCTF) Meeting Minutes of the November 18, 2021 Meeting

Recommendation: Approve the DCTF Meeting Minutes of the November 18, 2021 Meeting.

- 1.d [23-339](#) Downtown Community Task Force (DCTF) Meeting Minutes of the February 16, 2023 Meeting

Recommendation: Approve the DCTF Meeting Minutes of the February 16, 2023 Meeting.

GENERAL BUSINESS

2. Santa Clara Downtown Civic Center Relocation Study: Introduction and Case Studies presentation by the Consultant team

The DCTF was asked by the consultant what aspects of the case studies resonated with them and what did not. The following are the comments made by the DCTF:

-Distinction of funding sources, developer involvement, subsidies included, government funding.

-Cities adjacent to a college/university is important

-Would like to know if the public investment spurred private investment.

In Sandusky, OH the City Manager

there said that it did. We should study this City and Winter Garden, FL.

-What City had a catalyst that we have. e.g. some have a library and we do not.

-SCU is already bringing in a number of people throughout the year who attend performances.

-We have a college town component, how do we get them to Downtown.

-The goal is foot traffic, number of people that would be brought to the area and the typical financial impact of office use.

Following DCTF discussion, the following members of the public spoke on the item:

-Mary Grizzle, is this conclusion set in stone? There seems to already be a negative opinion

-Jonathon Evans, set appropriate expectations, it is hard to tell if it was the city hall that had the impact.

What did City hall contribute, property tax revenue?

-Donna West, take into consideration the opportunity, how do you get private investment?

3. Review and Discuss the Bonus Provisions for Community Benefits, Table 5-1 in the Downtown Precise Plan

Members Thompson and Mayer provided an overview of Oakland's Specific Plan Community Benefit Program and how that could apply to this Downtown Precise Plan community benefits program. Oakland listed benefits based on importance. The DCTF then discussed items to consider for the Precise Plan including: maintenance of art special paving; ability of a developer to change or eliminate a benefit in the future; size the ask to the size of the project; COA's should include a level of maintenance that is required; include a more creative affordable housing benefit; subsidized rent for commercial, and ensure it stays that way; shared parking; publicly accessible open spaces.

4. DCTF Member Varshney will share some case studies where developers have invested in placemaking and good architecture.

Continued to the April 20, 2023 DCTF meeting.

Continued

PUBLIC PRESENTATIONS

There was one public speaker, Jonathon Evans, who commented that community benefits that last in perpetuity are good. Also that the Climate Action Plan covers sustainable building, no need to have extra layers of certifications.

STAFF REPORT

Staff Liaison, Lesley Xavier, provided an update on the project schedule. And the DCTF confirmed that the letter for the 950 Monroe Street project should be sent to Historical and Landmarks Commission, Planning Commission, and City Council.

5. Status of the Project schedule (Downtown Precise Plan, Form Based Code, Environmental Impact Report)

6. Confirmation on sending the DCTF letter on the 950 Monroe Street Development Project to all hearing bodies for the project.

ADJOURNMENT

A motion was made by Vice Chair Ondrasek, and seconded by Member Thai to adjourn the meeting at 10:03 p.m..

The next regular scheduled meeting is Thursday, April 20, 2023 at 6 p.m.

Aye: 9 - Thompson, Ondrasek, Mayer, von Huene, Vargas-Smith, Reed, Coyne, Varshney, and Thai

MEETING DISCLOSURES

The time limit within which to commence any lawsuit or legal challenge to any quasi-adjudicative decision made by the City is governed by Section 1094.6 of the Code of Civil Procedure, unless a shorter limitation period is specified by any other provision. Under Section 1094.6, any lawsuit or legal challenge to any quasi-adjudicative decision made by the City must be filed no later than the 90th day following the date on which such decision becomes final. Any lawsuit or legal challenge, which is not filed within that 90-day period, will be barred. If a person wishes to challenge the nature of the above section in court, they may be limited to raising only those issues they or someone else raised at the meeting described in this notice, or in written correspondence delivered to the City of Santa Clara, at or prior to the meeting. In addition, judicial challenge may be limited or barred where the interested party has not sought and exhausted all available administrative remedies.

If a member of the public submits a speaker card for any agenda items, their name will appear in the Minutes. If no speaker card is submitted, the Minutes will reflect "Public Speaker."

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 ("ADA"), the City of Santa Clara will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities, and will ensure that all existing facilities will be made accessible to the maximum extent feasible. The City of Santa Clara will generally, upon request, provide appropriate aids and services leading to effective communication for qualified persons with disabilities including those with speech, hearing, or vision impairments so they can participate equally in the City's programs, services, and activities. The City of Santa Clara will make all reasonable modifications to policies and programs to ensure that people with disabilities have an equal opportunity to enjoy all of its programs, services, and activities.

Agendas and other written materials distributed during a public meeting that are public record will be made available by the City in an appropriate alternative format. Contact the City Clerk's Office at 1 408-615-2220 with your request for an alternative format copy of the agenda or other written materials.

Individuals who require an auxiliary aid or service for effective communication, or any other disability-related modification of policies or procedures, or other accommodation, in order to participate in a program, service, or activity of the City of Santa Clara, should contact the City's ADA Coordinator at 408-615-3000 as soon as possible but no later than 48 hours before the scheduled event.