



District 6 Neighborhood Leaders Group

Fall 2014

Tuesday, Sept. 30
Rose Garden Library
1580 Naglee Ave. (at Dana)

Annotated by L. Ames (LLA),
base upon notes by Art (thnx!),
plus updates and comments

Agenda

- 6:00 informal “meet & greet” and setup
- 6:30 Introductions and agenda modifications
- 6:40 Updates from Elected Officials and representatives
- 6:50 Guest: Sgt. Andrew Harsany, SJ PD: Community Service Officer program
- 7:15 Winchester Proposal (Win6) Update -- Kirk Vartan
- 7:20 Neighborhoods Commission: Updated Work-plan
- 7:35 Three Creeks Trail Master Plan; WG Trestle; riparian policy prioritization
- 7:45 D6NLG-coSponsored Mayoral Debate
 - 7:55 Debate Questions -- Ed Rast
 - 8:25 Park Fee reduction for high-rises? Urban Village Mid-rises? -- Jean Dresden
 - 8:32 Neighborhoods of Distinction? Historic preservation -- Brent Pearse
 - 8:38 Budgets, Pension Reform, accounting tricks, ... -- Ed Rast
 - 8:45 Mayoral Forum wrap-up
- 8:50 Next meeting date and location?
- 8:55 Roundtable, announcements
- 9:00 Adjourn

6:30-6:40 Welcome

- Any changes to the agenda?
- Quick introductions
 - please sign the attendance roster for the records

updates from elected officials were taken after presentation on CSOs by guest speaker from SJ PD.

Brent Pearse was out-of-town and would like to discuss Nghbrhds of Distinction next time.

see list of attendees on next chart

Attendees

- John Urban -- Newhall
- Kirk Vartan -- North of Forest
- Richard Zappelli -- retired from WGNA
- Ed Rast -- WGNA / NWGNA
- Liana Bekakos -- SHPNA
- Deborah Arant -- SHPNA
- Pete Kolstad -- Market-Almaden / D3CLC
- Bill Rankin -- Save Our Trails / NWGNA
- Amy Rincon -- Buena Vista
- James Rincon -- Buena Vista
- John Leyba -- Buena Vista
- David Dearborn -- WGNA
- Dev Davis -- NWGNA
- Dick Silva -- Valley of Hearts Delight
- Art Maurice -- Corry; Vice Chair
- Larry Ames -- SJ Neighborhoods Commission; Chair
- Charles Hill -- SJ PD
- Alex Shoor -- SHPNA / Ken Yeager's Office
- Susan Price-Jang -- Rose Glen
- Terry Reilly -- Rose Garden
- Jean Dresden --

6:40-6:45 Councilmember's Update



Terry R's comments:
traffic impacts from upcoming
Rock-n-Roll marathon;
Whole Foods to open 12/9/14

[Not mentioned: apparently,
PLO is also hosting a debate:
"Conversation with Mayoral
candidates"
Tuesday, October 14, 7:30 PM
Presentation High School]

6:45-6:50 Supervisor's Update



(nothing
to report)

6:50-7:15

Guest: Sgt. Andrew Harsany, SJ PD

Sgt. Harsany away;
presentation by
Greg Du Quite and
Charles Hill of SJ PD

Sergeant Andrew Harsany #3147
Program Manager



team split in two shifts:
M-F 8AM - 4 PM,
M-F noon - 8 PM:
full force in afternoon

program just starting.
28 CSOs in 1st round.
2/3 are women.



The Community Service Officer is a new civilian position in the Police Department. Numerous cities nationwide have utilized Community Service Officers within their Police Departments for many years. In 2010 the City Auditor recommended the Police Department create the position as part of a Civilianization Audit.

presently, can't ticket
cars or have them
towed; hope to change
that: help w/ blight

no weapons;
carry pepper spray
for self-defense

The Community Service Officers will be deployed in the field to assist police officers by responding to and investigating lower priority calls for service, so police officers will be available to respond to higher priority emergency calls for service and have more time for proactive enforcement. The

stationed at the new
South Station on Great
Oaks Pkwy.

handle the non-
dangerous cases;
collect evidence at crime
scenes

Community Service Officers will not perform any enforcement duties, such as issuing traffic or parking citations, towing abandoned vehicles or making arrests. The types of calls the Community Service Officers will respond to and investigate include:

- Burglary – commercial, residential, vehicle
- Petty theft
- Grand theft
- Vehicle theft – initial report and/or recovery
- Vandalism
- Non-injury traffic collisions
- Missing persons
- Road Hazards
- Directs and controls crowds and traffic at accidents or special events including setting up cone and/or road flare patterns



won't rush off or be
called away -- can take
time to comfort and
assist crime victims

more info at
www.SJPD.org

7:15-7:20

Win6 Village Update -- Kirk Vartan

promoting a vision:
coordinated development
that features
interconnectedness,
agriculture, housing &
commercial

www.Win6Village.org



challenges:

- * area in both Santa Clara & SJ;
in both SJ's D1 & D6
- * area in two County Sup. districts
- * area in two State Ass'y districts

Q: how to advance the vision?
How to connect w/ involved parties

7:20-7:35 Nghbrhds Cmsn Update -- L. Ames

- NC Work plan developed, approved by NC 9/10/14, and sent to Rules Cmte.
- NC Letter to SJ Clerk 9/23/14 re: draft Policy 0-4:
http://www.wgbackfence.net/NC/Policy_0-4_NC_comments.pdf
- Work-plan changing due to requests from various dept's that want to brief the NC.
- October:
 - detailed discussion on Homelessness: review programs, make suggestions.
 - SJ Fire Dept: Presentation of (and give comment on) new Strategic Plan
 - NC bylaws -- quick adaptation of baseline in Policy 0-4
 - (also, start review of City Budget?)
- November: "Public Safety"
 - SJ PD wants to implement already Council-approved program to install cameras in four "gang parks" (Roosevelt, some in D5, Edenvale) "to monitor graffiti"
 - SJ PD wants to plug into DOT traffic camera network. (License plate recognition? Monitor travel of individuals? Belvedere-like "who's in town" tracking?)
 - "Body armor cameras"
 - Also: the SJ PD Drones program is resurfacing. What are the guidelines? What should they be?
- >> discussion on basic trade: Safety vs Privacy Concerns
- >> the public is invited to the NC meetings.

it should be worth attending next
2 mtgs of SJ Nghbrhds Cmsn:

look for updates on D6NLG's
Yahoo group

Original, Approved Nghbrhds Cmsn Work Plan

- Work Plans
 - Develop, review, submit 2014-15 WP: Aug - Sept 2014 – Done!
 - Develop, review, submit 2015-16 WP: April 2015
- Code Enforcement:
 - Nghbrhd cleanup / Blight mitigation: Jan/Feb
 - Illegal fireworks: May
- Public Safety:
 - Nghbrhd Safety: Nghbrhd Watch (signage? live video? networking?).
Incl. Homelessness and Community Policing: Feb/Mar.
- Transportation:
 - Bike/ped safety: work w/ DOT. (Topic is at the request of DOT). Oct?
- Community Engagement:
 - promote and share best practices w/in and between nghbrhds and districts
(like our D6NLG): on-going effort
- Budget:
 - annual process, similar to past years. Oct/Nov.
- Annual Report:
 - draft & submit report to Council: Apr/May

(the original plans:
we got them done on time,
but they're already
overtaken by events.)

7:35-7:45 Creeks & Trails Update -- L. Ames

- Three Creeks Trail Master Plan
- Willow Glen Trestle
- Council's "Top-10" and prioritizing the drafting of ordinances for Riparian Corridor Policy



update (by LLA):

- * Yves presented Three Crks Trail Master Plan to SJ Parks Cmsn 10/1/14.
- * Basically unchanged from presentation from a year ago: pretty flowers, street-sculpture, fence designs; no mention of trestle/bridge, nor of how to cross Coe or Minnesota.
- * I spoke, introduced WG Trestle issue to the new Parks Commissioners; questioned street crossings and also pointed out need to widen sidewalk on Bird from trail to Willow.
- * Commission voted to accept Master Plan; didn't address my comments.
- * Next step: City Council Nov. 4th (!) -- election day!

7:45-7:55 D6-Hosted Mayoral Forum -- Ed Rast

- Arrangements:

- Date: evening of Thursday, Oct. 2nd

- Location: the Starlite Banquet Hall

- 680 Minnesota Ave, at Alma, next to Assyrian Church of the East

- Both candidates have confirmed

- Moderator: Gloria Chun Hoo, President of League of Women Voters

- Need volunteers to collect and select audience questions

- Last minute details:

- Publicity?

- Refreshments?

- Assistance by various groups?

Many folks volunteered, and
the event was successfully run!

Many thanks, all!

Thnx, Ed.R, Richard.Z, John.L, Helen.C
(&Dan), Dedorah.A (&Richard), Art.M, Bill.R,
and everyone else who helped w/ planning,
setup, phrasing of questions, refreshments,
parking, question-collecting/sorting, and all!

Debate timeline

- 6:30 -- doors open
- 7:00 -- welcome, thanks, introduction: Larry Ames
- 7:01 -- Debate ground rules and candidate introductions:
Gloria Chun Hoo
- 7:05 -- debate
- 7:59 -- Thank candidates & moderator; good bye;
go talk w/ candidates individually: Larry Ames
- 8:30 -- Clear the hall

7:55-8:25 D6NLG Debate Questions

- Don't ask standard questions (“What's your favorite color? Like apple pie?”)
- Can ask questions to get them on the record (“promise to eat your veggies?”)
- We can use this opportunity to inform the candidates on our issues, including those most affecting D6, and we can have them position themselves within various trade-spaces. ***“We want to understand your vision for San José, and the path you'd follow to guide us there.”***

Thnx, Ed.R, Richard.Z, Richard.N, and Jean.D,
for meeting w/ LLA next morning to complete
the crafting of the questions.

- Possible questions:
 - Public safety: Police & Fire get entire city budget -vs- budget for services (gang prevention, libraries, after-school activities, community centers, etc.)
 - Transportation: all for cars (widen streets, etc.) -vs- non-car: bus, bike, pedestrian
 - City growth: all downtown; expand urban boundaries (sprawl); nodes (TOD, Urban Villages); distributed in-fill (any protection for ngrhbrhds?)
 - City growth: jobs (balance city budget) -vs- housing (affordable, reduce travel time)
 - City parks: maintenance & operations -vs- land acquisition & capital improvements*
 - City growth: new (homogenous, monotonous?) -vs- preserved (no growth, stagnant?)*
 - City budget: reduce expenditures -vs- increase revenues*
- * see following discussions

following charts
give the intro and
the 4 crafted questions

**2014
San José
Mayoral Candidates Forum**



United Neighborhoods of Santa Clara County
Linking and Developing Healthy Neighborhoods

I'm Larry Ames,
Chair of the District 6 Neighborhood Leaders
Group.

On behalf of our neighborhood associations, local
business districts, and other member organizations,
Welcome to the 2014 District-6 Mayoral
Candidates' Debate.

Together with our co-sponsor, United
Neighborhoods of Santa Clara County,
we'd like to thank our sponsors, including:

- * CVS Drugs, SHPNA, and Nothing Bundt Cakes for
the refreshments,
- * KLIV 1590 AM for audio recording and radio
broadcasting the debate,
- * CreaTV San Jose, for providing the video
equipment and for future airing on Channel 30,
and
- * the Starlite Banquet Facility, for giving us the use
of this great meeting hall, here in Willow Glen.

Thank you. <applaud>

And now, I'm honored to introduce our moderator,
Gloria Chun Hoo,
President of the League of Women Voters,
who will set the ground rules and then introduce
the candidates.

Welcome!

Thanks to our sponsors:

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broadcasting the debate,
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and for future airing on Channel 30, and
- the Starlite Banquet Facility,
for giving us the use of this great meeting hall here
in Willow Glen.

Q1: City “Gifts” for “Public Purpose” on Land Development

Like 120+ cities in California, San José is a Charter City, which means that San José makes its own laws or ordinances and those supersede state law on local matters.

One of these allows San Jose to provide (quote) “any gift of public money or thing of value” -- such as a tax subsidy, discounted city fees, below market leases, or below cost city services, as long as it is (quote) “for a Public Purpose”.

San Jose, as a charter city, has the ability to rezone property to a different zoning, even if not in conformance with adapted General Plan. This action may result in a substantial increase in value for the property owner

Conversion to residential land use increases the cost of city services, which makes the budget deficits worse and spreads our city service thinner.

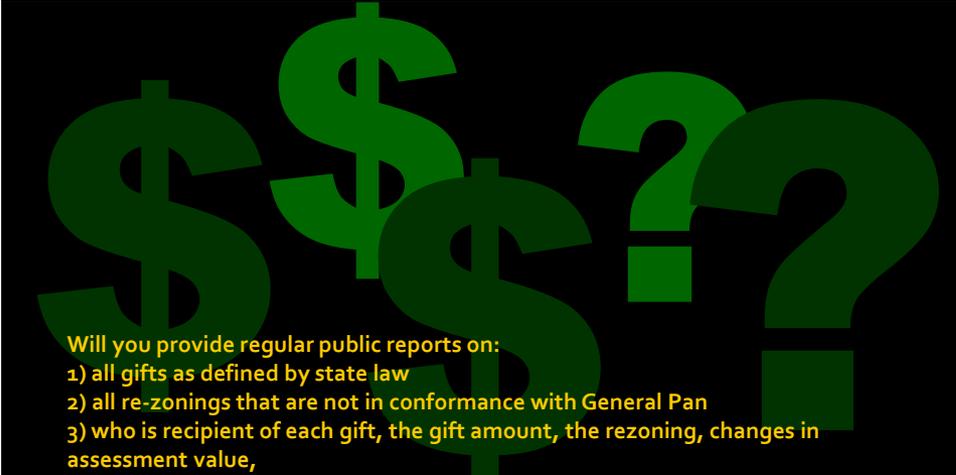
Question: In order to provide “sunshine” and accountability regarding these decisions, will you, as next Mayor, provide to the public, on a regular basis, such as quarterly and year-end, reports which will provide the following information

- Please answer yes or no - with a brief explanation:

- 1) all gifts as defined by state law
- 2) all re-zonings that are not in conformance with General Pan
- 3) who is recipient of each gift, the gift amount, the rezoning, changes in assessment value,
- 4) the “Public Purpose” for such gifts, and
- 5) the future impact on city budget or city revenue resulting from these gifts?

questions were not read in order, and audience questions were interspersed

Benefits from Rezoning



Will you provide regular public reports on:

- 1) all gifts as defined by state law
- 2) all re-zonings that are not in conformance with General Pan
- 3) who is recipient of each gift, the gift amount, the rezoning, changes in assessment value,
- 4) the “Public Purpose” for such gifts, and
- 5) the future impact on city budget or city revenue resulting from these gifts?

6

the hope had been to guide debate over to concept of “Value Recapture Tax”, a funding method successfully used in other cities. However, the follow-up audience question was not submitted or read...

Q2: Jobs and Housing.

San José is often called a “bedroom community” because it has more housing than jobs -- and this results in chronic budget problems. Cities like Palo Alto and Mountain View, by contrast, have large industrial and business bases and these provide revenue for expenses such as police, streets, parks and libraries.

San José needs more jobs: 68,000 residents leave to work outside the city every day. The General Plan, “Envision 2040”, directs the City to increase the “jobs-per-hundred employed-residents” from the 86 we have now up to 130 jobs per 100 employed residents. To do this, we need more retail and commercial projects and less housing.

Yet, at the same time, San José also has a housing shortage. Rents are high, houses are expensive, and people commute in from Tracy and Gilroy because they can’t afford to live here. Also, developers and the labor unions may pressure you to approve more housing, pointing to the jobs in construction.

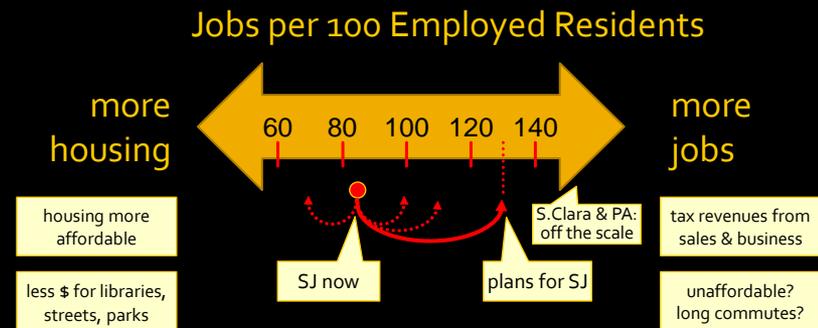
But these construction jobs and new housing doesn’t change the jobs/housing imbalance – it only makes the problem larger.

Question:

What do you think is the proper mix between jobs and housing, and how would you move San Jose to that balance?

And, at the same time -- how would you also balance the critical need for housing, including the need for more affordable housing, with the need for revenue for city services and the problem of a budget shortfall?

Jobs vs. Housing



What is the proper Jobs/Housing mix for SJ?
How would you achieve that balance?
How to deal w/ budget & housing issues?

Q3: Parks and Park Maintenance

District 6 is park deficient, with about one-half acre per thousand residents compared to the goal of 3.0 acres per thousand, and school grounds don't provide much accessible parkland.

Parkland dedication fees on new development are designed to provide for new parks, trails, and major repairs for parks within three miles of new development.

The City of San Jose since 2007, has provided downtown high-rise developers with "discounts" -- Based on staff reports, these developers had as much as 50% of their park development fees waived or reduced, resulting in a reported net loss of \$20 million of uncollected revenue that would have been dedicated for parks.

There is a possibility that this type of "discount" may also be applied to development in the City's new "urban villages," and in District 6, with six Urban Villages sites identified -- there is a potential for as much as \$40 million in parkland dedication fees being lost.

Question:

Would you support this practice of waiving or reducing parkland dedication fees?

More important to residents of District 6 -- do you see potential for the City to purchase land for parks and to adequately operate and maintain those parks without resorting to "discounts" to developers

Parks: More or Better?



fewer parks,
better
maintained

land bank,
develop
later...

Discounted Parkland fees?
Funding for Operations
and Maintenance?

Q4: Growth and Preservation.

San José is both a historic and a modern city – the first State Capitol and the Capitol of Silicon Valley.

Here in District 6 there are farm houses from the 1800's, 1920s bungalows, and mid-century Eichlers, and this is a highly desirable neighborhood located conveniently close to transportation and downtown. As a result, District 6 has a lot of rebuild and in-fill developments.

Property owners have rights, within limits, to develop their properties as they wish and to seek to make profits, but many residents have paid a premium to live in these historic, established neighborhoods.

Historic structures can be integrated into new developments, and old houses often can be remodeled rather than replaced.

San Jose is working on a "Neighborhoods of Distinction" Ordinance to simplify the process of establishing Conservation Districts. If the current draft is approved, some or all older houses would require a historic review before a demolition permit is granted. While not every old structure is worth saving, it would be helpful to have a citywide inventory which would reduce the burden on homeowners by identifying regions where older structures are more likely to be historic.

Question: As mayor, would you, 1) in your first budget support the funding for the inventory so that the Neighborhoods of Distinction Ordinance can be completed?

2) Support a moratorium on demolition of pre-1965 structures until the historic preservation ordinance is implemented? Please provide a "yes or no" answer with a brief explanation.

Finally - What other measures would you take to encourage remodel rather than replace, making San Jose a more interesting city to visit and live in?

Preservation and Growth



Challenge: Save the Old; Make way for the new
Funding to complete "Neighborhoods of Distinction" rules?
Moratorium on pre-1965 demolitions?
How to encourage remodel rather than replace?



this is the background
I used for the question
“what do you see when
you think of SJ?”

this was used as
backdrop to most
audience questions



8:25-8:32 Park Fee reductions? -- Jean

- Park Fee reduction for Downtown high-rises?
- for Urban Village Mid-rises?
- in exchange for agreeing to join Maintenance District?
- would developers “eat dessert first, then renege on the promise to also eat their veggies”?

Topic formed basis for one of the four crafted questions.

update: CM Liccardo tried to explain his views to LLA and Jean.D minutes before the start of the debate.

We'll try to set up a mtg w/ him & park advocates after the election.



8:32-8:38 Nghbrhds of Distinction

- Historic preservation; discussion lead by Brent Pearse

Brent couldn't attend;
topic rescheduled for next mtg.

Topic did form basis for one of the
four crafted debate questions.

8:38-8:45 Budgets, Pension Reform, Ac'ing Tricks

- Discussion lead by Ed Rast

Topic formed basis for one of the four crafted questions.

hope to guide debate to concept of "Value Recapture Tax"

8:45-8:50 Mayoral Forum wrap-up

- volunteers to finalize questions, make charts, brief the moderator
- will still want to take some questions from the audience: need volunteers to collect & sort.

Successful event!
Thanks, all!

We'll send out details on how to
watch the video once it's posted.

8:50-8:55 Next meeting date & location

- next 5th Tuesday is Dec. 30: not good.
- Possible dates:
 - the following 4th ~~Tues. Jan. 27th?~~
 - the 5th Thursday: Jan. 29th? 
 - some other date?
- Location: ~~Rose Garden Library~~ again? Elsewhere?

wish: Bascom Library.
(LLA will check to see if
it is available that day for
those hours.)

8:55: Roundtable of Community Concerns

nothing left to say



**District 6
Neighborhood
Leaders Group**

Thank you