

Minutes

May 26, 2022

CALL TO ORDER: 5 p.m.

ROLL CALL:

Present:

Primary – Jeff Segall, Eric Larson, Mike Howes, Mary Ryan, Frank Caraglio, Harry Peacock, Annika Jimenez, Gita Nassiri, Fred Briggs, Chad Majer, Amy Allemann, Steve Linke, Nelson Ross

Alternate – Ron Withall, Patrick Goyarts, Jan Neff-Sinclair, Casey Carstairs, Don Christiansen, Thierry Ibri, Angela O'Hara, Lisa Stark, Allen Manzano, Art Larson, Kevin Sabellico, William Fowler

Absent:

Primary – Scott White, Stephen "Hap" L'Heureux, Frances Schnall, John Nguyen-Cleary, William Sheffler, Joseph Stine

Alternate – Terence Green, Matthew Reese, Nora Jimenez George, Jamie Latiano Jacobs, Patricia Mehan, Marissa Steketee

APPROVAL OF MINUTES:

Minor modifications were made to the minutes. Minutes were approved by a motion by Jeff Segall, seconded by and Steve Linke, to approve the April 28, 2022 minutes as amended.

PUBLIC COMMENTS:

Three public comments were received.

1. Civic Center Location and Growth Management Plan Decisions –

Mr. Gary Nessim stated he came to promote a future Civic Center remain at its current location (1200 Carlsbad Village Drive). He also requested that the reasons behind Growth Management Citizens Committee decisions be laid out in the plan.

2. Local Solar Projects –

Dr. Phil Watts requested that the committee identify public and private lands for local solar projects through public and private partnerships as it would provide the city with large financial benefits.

3. Growth Management Performance Standards Review –

Ms. Diane Nygaard requested that the growth management performance standards be reviewed, as many have not yet been met or are outdated, particularly with standards pertaining to traffic, parks and open space.

WELCOME AND INTRODUCTION:

Meeting opened with a welcome to attendees from Committee Chair Eric Larson, who also asked that questions be held until after each presentation is completed.

DISCUSSION ITEMS:**1. COMMITTEE BUSINESS**

- **City of Carlsbad Budget.** Finance Director Zach Korach provided a presentation on the city budget and financing. Committee members asked follow up questions to clarify items from the presentation and request additional information.
- **Financing & Growth Management.** Nancy Bragado, owner of Bragado Planning, provided a presentation regarding how jurisdictions approach growth management, the basis for public facility demand forecasts and approaches to allocating fiscal costs of public facilities. Committee members asked questions to clarify the information presented and request additional details.
- **City Administration Facilities Performance Standard.** Principal Planner Eric Lardy provided a presentation on current City Administration Facilities Performance Standard. Group discussion followed, which centered around the following two questions: Is this standard important to quality of life in Carlsbad? Should the standard be re-evaluated in any way?

The following key thoughts and considerations regarding the City Administration Facilities Performance Standard were captured:

- Calculating the need by square footage seems antiquated
- Consider inquiring with employees on their needs
- Should standard combine individual office and common work area facilities – or divide amount of common work facilities to account for individual or home offices?
- What is the future of the workforce? Department by department personnel projections?
- Calculating standard by square footage should be reconsidered
- Look into how our administration square foot per person amount compares to other cities
- Consider an alternative to city population for the metric
- Consider employee satisfaction in current facilities
- Consider upgrade to and condition of current facilities
- Continue to monitor standard goals or note when complete
- Look into city Civic Center versus admin facility – did it fulfill the “why”?
- Consider using the number of employees as a metric
- Look into other business practices, not just cities
- Consider whether business practices are being consolidated and any related effects
- If uses are consolidated, will new property become available?
- Could administrative and community facilities be combined?
- Standard should focus on efficiency - does it do that?
- How does this standard work with infill?
- Find a better measure for this standard other than square footage such as efficiency, satisfaction, etc.
- What are the impacts if the state will no longer allow developer impact fees?
- Consider dropping this standard
- **Additional Growth Management Topics.** Susan Harden, Facilitator, shared the schedule for the next few meetings to highlight the standards and topics that are planned to be discussed. She noted also that the committee had brainstormed several topics they might wish to explore as performance standards or consider how they may contribute to existing standards. Regarding these topics, Ms. Harden provided a brief presentation to share what work has been or is being done on behalf of the city to address the topics. She noted that links to these resources (plans,

studies, reports) will be provided to the committee so that they may further think about the topics. The committee will discuss and prioritize whether and/or how to address these topics as part of the growth management plan at a future meeting.

COMMITTEE MEMBER REQUESTS FOR FUTURE AGENDA ITEMS:

Future agenda item requests requested for consideration by the committee include the following:

- Nexus creation
- Prop H restriction
- Prioritization of additional standard topics

Committee suggestions identified for future possible discussion or consideration:

- Adding all 11 performance standards an ongoing meeting reference
- Prepare some sort of pert chart of the committee process with feedback loops
- Consider use of subcommittees
- Consider how many topics are reasonable to be discussed during the process

PUBLIC COMMENT:

None

ADJOURNMENT:

Chair Larson adjourned the duly noticed meeting at 7:20 p.m.



Bailey Warren - Minutes Clerk