



## CITY NOTES

September 8, 2016

---

**South Coastal Trail Restoration Activities>>** The City is currently receiving a deposit of dredge sands from the Noyo Harbor District to help with restoration activities on the South Coastal Trail. Some of the materials are dark black and sludgy with a very organic smell. These materials were removed from the mooring basin of the harbor where the river flows more slowly and they are rich with organic matter that has settled out of the river. The material has been tested and found NOT to have any toxic materials per State regulations. As the material dries out it will change color to a nice dark brown and will form the basis for new soil on the coastal trail in areas where the City's restoration efforts have had limited success due to compacted rock and a lot of gravel in the soil. Over the coming month, the material will dry out and in October it will be graded and reseeded. We thank park users for your patience while this restoration project is underway.

**Caltrans Plans to Reconstruct Pudding Creek Bridge>>** Caltrans is in the preliminary engineering phase of a proposed project to widen its Highway 1 bridge over Pudding Creek. The purpose of the widening is to bring the bridge up to current functional standards to meet the needs of all modes of transportation (e.g. bicycles, pedestrians, and motor vehicles). Four alternatives are being considered. The leading contender is to widen the bridge on both sides creating two 12-foot travel lanes, two 8-foot shoulders that will accommodate cyclists, two 6-foot sidewalks, and an upgrade of bridge railings. Environmental analysis will begin once the preferred alternate is chosen. A Coastal Development Permit (CDP) will also be required. Public input will be made during the environmental and CDP process. At that time, the proposed project can be further modified. Depending on the alternative chosen, the cost of the project may vary from \$1.4 to \$3 million. Construction is anticipated to begin in 2018.

**Harbor Cats Update>>** The City has been working with the Coast Cat Project (CCP) in recent months to help them manage the humane treatment of feral cats in the Noyo Harbor area. The CCP has been caring for abandoned cats with feeding and spay/neuter services. Through their efforts, the cat population in Noyo Harbor has been greatly reduced and stabilized. Their work is all the more challenging because they must keep the cat food away from wildlife, most notably the raccoon population that shares the harbor area. CCP is testing raccoon-proof feeding stations to create a way to feed the cats while excluding raccoons and other wildlife. We ask others to please NOT feed the feral cat colony in Noyo Harbor. CCP will be far more successful in taking care of the cats and keeping food away from the raccoons if they are the sole feeders.

**Summers Lane Reservoir>>** Finishing touches are being applied to the Summers Lane Reservoir project. In the meantime, filling of the reservoir began about two weeks ago. It is being filled at a modest rate of 135 gallons per minute and the 1,000,000 gallon mark was recently reached. There is still plenty of reservoir to fill until it reaches its 15,000,000 gallon (48 acre-foot) capacity. That goal will be met later this winter.

**Fire Sprinkler Ordinance>>** In late August, the Community Development Committee met to discuss the possibility of establishing a temporary moratorium on the requirement for installation of automatic fire sprinklers when remodeling commercial properties in Fort Bragg. The concern is that the fire sprinkler ordinance may have an unintended chilling effect on remodeling and reuse of

commercial properties in Fort Bragg. Property owners may be scoping remodel projects below the \$75,000 threshold to avoid installing fire sprinklers, or foregoing purchase and improvements due to the high cost of fire sprinklers. During the Committee's discussion it became clear that the historic buildings in the downtown core are the primary fire safety concern, as one fire could result in the City losing an entire block of its historic downtown. A number of alternative ideas for addressing fire safety in the downtown, and throughout Fort Bragg, were discussed including: 1) offering a two year fire sprinkler moratorium, wherein property owners could invest in their buildings for two years without installing sprinklers; 2) establishing a Tax Assessment District, wherein property owners could finance the installation of fire sprinklers through a tax assessment, which would be amortized over 30 years, similar to the PACE program for solar panels; 3) obtaining a mix of grant and loan funding from the State (CDBG) to fund installation of fire sprinkler systems in the core block of downtown; 4) requiring installation of inter-tied smoke detection system, rather than a fire sprinkler system in some cases; and 5) requiring installation of fire sprinklers upon sale of a commercial building with the cost of installation shared between the seller and the buyer. This issue will be discussed further at the September 27<sup>th</sup> Community Development Committee meeting at 3:00 at Town Hall. It will also be live streamed on the City's website.

**Mark Your Calendars>>** Information on upcoming public meetings can be found on the "Upcoming Agenda Items" pages on the City's website or by signing up for meeting notifications using the "Notify Me" feature at <https://city.fortbragg.com>. The following public meetings are planned in the near future:

- **City Council Meeting** – Monday, September 12<sup>th</sup> at 6 PM, Fort Bragg Town Hall. Tentative topics include direction to staff on a cannabis manufacturing ordinance, the General Plan and Housing Element Annual Report, and a presentation regarding Community Choice Aggregation and the possibility of Fort Bragg joining the Sonoma Clean Power Joint Powers Authority.
- **Joint Board of Supervisors/City Council Public Hearing** – Monday, September 19<sup>th</sup> at 10 AM, Fort Bragg Town Hall, to consider resolutions certifying the Environmental Impact Report (EIR) for the Central Coast Transfer Station Project, adopting findings of fact and a mitigation monitoring program, and approving the implementation of the project.

*City Notes is published on the second and fourth Thursday of each month. If you have questions or suggestions regarding the column, feel free to contact City Manager Linda Ruffing at (707) 961-2823, ext. 118 or [LRuffing@fortbragg.com](mailto:LRuffing@fortbragg.com).*