



# The Week in Review

City Manager Grace K. Leung

November 2, 2018

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## Upcoming Events

**Mon., Nov. 5**

**Aviation Committee Mtg.**

Central Library Friends Room  
1000 Avocado Ave.  
4 p.m.

**Wed., Nov. 7**

**Balboa Village Advisory  
Committee Meeting**

Explore Ocean  
Discovery Cube  
600 E. Bay Ave.  
4 p.m.

**Thurs., Nov. 8**

**Planning Commission Meeting**

City Hall, City Council Chambers  
100 Civic Center Dr.  
6:30 p.m.

**Sat., Nov. 10**

**Shred Event**

Mariners Elementary  
2100 Mariners Dr.  
8 a.m. - Noon

**Tues., Nov. 13**

**City Council Mtg.**

City Hall, City Council Chambers  
100 Civic Center Dr.  
4 p.m.

## Residential Parking Enforcement – Pilot Program

On November 1, the City began a three-week pilot parking enforcement program (ending November 21) to see whether increased enforcement would be an effective means to manage construction related parking impacts at Lido Isle, Balboa Island, Balboa Peninsula, West Newport and Corona del Mar.

The City's parking contractor, AmeriPark, has added five personnel specifically to enforce the above areas. Among other items, enforcement will focus on red curb violations, alley violations, and other residential parking restrictions. They will also be observing and reporting to Community Development on non-parking related violations.

While the pilot program is being implemented to analyze construction related parking behavior, ALL vehicles that violate the California Vehicle Code and/or the Newport Beach Municipal Code will be cited. At the end of the pilot program, staff will return to Council with the data, input, and analysis from the increased enforcement.

## Staff Meets with Coastal Commission Staff

On October 26, Community Development staff met with Coastal Commission staff at the South Coast District Office in Long Beach. The purpose of the meeting was to coordinate City/Commission efforts on completing the final components of the City's "clean-up" amendment to the certified Local Coastal Program (slated for the December Coastal Commission meeting). City staff also provided updates on the City's enforcement efforts relating to the protection of the Western Snowy Plover and discussed jurisdictional boundary issues and the Newport Pier restaurant replacement project.

Visit the City's website for a complete listing of meetings and events at  
[newportbeachca.gov/events](http://newportbeachca.gov/events).

**Tues., Nov. 13**  
**CERT All Hands**  
**Meeting/Wildland Fire**  
**Workshop**  
Central Library Friends Room  
1000 Avocado Ave.  
6:30 p.m.

**Thurs., Nov. 15**  
**Zoning Administrator Mtg.**  
City Hall, Corona del Mar  
Conference Room (Bay1E)  
100 Civic Center Dr.  
3 p.m.

### **Small Cell Master License Agreement Discussions with AT&T**

Staff from the Community Development Department and City Attorney's Office conferenced with representatives from AT&T's external affairs and legal team to finalize negotiations on the City's Master License Agreement to allow AT&T to begin deployment of small cell wireless telecommunications facilities in Newport Beach. Once finalized, the agreement will be presented to City Council for review and consideration of approval.

### **Newport Pier Restaurant**

Staff from the Community Development Department met with the owners of BlueWater Grill restaurant to discuss ongoing lease negotiations for a new restaurant at the Newport Pier. An application to demolish the existing restaurant has been submitted to the California Coastal Commission and will allow the City to move forward with design of the new building.

### **Solar Project at Fletcher Jones**

Fletcher Jones Motorcars proposes to install a 1,173.6 kW solar photovoltaic (PV) system that covers approximately 70,000 square feet of the existing top level parking area of the dealership. The system will support several dealerships as the backbone of the sales system, especially in the event of rolling blackouts. The shade and cover for the rooftop parking area will lower the temperature rise of that deck level which allows for less energy to cool the building. Lights that are mounted underneath the PV panel will deflect the lighting on that level downward. City staff worked with the design team to resolve key construction and life-safety issues to help achieve the owner's desired eco-friendly project that benefits both the business and environment.

### **Western Snowy Plover Management Plan Update**

City planners are developing a scope of work to bring on a western snowy plover expert to review the City's draft plan. The expert would conduct a comprehensive review of the existing draft plan and suggest edits to address comments received from citizens, resource agencies, and other interested parties. The updated plan would then be released for additional public comment and another community meeting would be held prior to submitting the plan to the Coastal Commission for their review.

## **State Housing Law Updates**

This week staff participated in the first Regional Housing Needs Assessment (RHNA) Subcommittee meeting held by the Southern California Association of Governments (SCAG). Per State housing law, the subcommittee is tasked with developing the RHNA allocation that represents existing and future housing needs for every jurisdiction (city and county) for a specified time period. The last RHNA cycle, also known as the fifth RHNA cycle, was completed in October 2012. The RHNA process is divided into four main steps: the regional determination, methodology, draft RHNA allocation, and final RHNA allocation. The next RHNA cycle, also known as the sixth cycle, will cover the planning period October 2021 through October 2029, and will be adopted by October 2020. Due to recent legislation, a number of changes will be incorporated into the development and methodology for the sixth RHNA cycle. Staff will continue to monitor each subcommittee meeting.

This week staff also attended the State Housing and Community Development workshop on new housing laws that will affect the City's Annual Housing Element progress report, potential funding opportunities and our 2021-2029 Housing Element Update. The following are highlights:

- **Draft Senate Bill 35 Implementation Guidelines** – Senate Bill 35 requires cities to streamline and approve certain affordable housing development through an objective ministerial approval process.
- **Annual Progress Reports** – Assembly Bill 879 and Senate Bill 35 changed the Annual Progress Report requirements for Housing Elements.
- **Senate Bill 2 technical assistance and funding** – New opportunities for funding and technical assistance to meet requirements of new laws and promote housing.

## **Treasury Report**

The September 2018 Treasury Report is available on the City's website at: [www.newportbeachca.gov/treasury](http://www.newportbeachca.gov/treasury).

As of September, the City's portfolio totaled just over \$244 million, from all sources. Roughly \$26 million of this portfolio was highly liquid, meaning it was available for cash flows associated with day-to-day operations and cash funding of major construction expenditures.

The short-term portfolio (\$195 million) had a weighted average effective maturity of 1.80 years. With interest rates

on the rise, the total return for the short-term portfolio was suppressed by unrealized losses from the declining market value of bonds (bond values move inversely to the direction of interest rates). Including these unrealized losses, the trailing twelve months' total return was 0.54%. This return compared favorably to our benchmark for the same period, the BAML 1-3 Year Treasury index, which returned 0.04%. The income yield on the portfolio, a better measure of income derived from the portfolio, was 1.63%.

### **City Awarded \$1.68M Grant for the Newport Bay Water Wheel Project**

The California Ocean Protection Council has awarded the City a \$1.68 million grant to fund the Newport Bay Water Wheel Project. The grant money comes from funding generated by the Water Quality, Supply, and Infrastructure Improvement Act of 2014 (Proposition 1). Mayor Duffield traveled to Santa Cruz to address the Ocean Protection Council during its October 25 meeting and explain the importance of the project to Newport Beach. Once in place in the Upper Newport Bay, the water wheel will help the City to capture up to 80 percent of the floatable trash and debris that enters the bay from the San Diego Creek. The project will help prevent the trash from ending up on lower bay beaches and in the ocean. It is also expected to significantly improve bay water quality. The City will now work to obtain the necessary regulatory permits. Baltimore was the first city in the United States to use the water wheel and Newport Beach is expected to be the first West Coast city to use the device.

### **West Coast Highway Median Landscaping**

The landscape maintenance project on West Coast Highway is nearly complete. All the plants are in and the contractor will apply stain to the existing concrete in the medians.

### **Police Department Remodel Update**

Updates to parts of the Police Department are now complete. The detectives' area was revitalized to provide new workstations, meeting and interview rooms, fresh paint, and new LED lighting. The project also modernized the squad room by renovating an old mail delivery area into a small kitchen area. Tables in the squad room now can be retracted and stored, allowing the room to convert to a training area.

### **Utilities Respond to Emergencies Day and Night**

Behind the scenes, the Utilities Department staff is on-call throughout the day and night. The last two weeks seemed to be particularly noteworthy with after-hours responses.

Events included: a fire hydrant hit (which happens about 20 times a year) by a car in Promontory Point required a substantial cleaning of mud in the roadway; a nighttime power outage in the Newport Shores neighborhood required an emergency generator at the wastewater lift station; a water main break in the Irvine Terrance neighborhood that broke in three locations; and the extra 12-hour days of street sweeping after last week's Santa Ana Wind event produced more than double the amount of street sweeping debris collected.

