

# NIVA MEETING RECORD

February 14, 2007

**ANNOUNCEMENTS** The City is developing a Customer Maintenance Management System [CMMS] which is internet based so that residents can make additions to the request listing and follow the progress of previous submissions. It will include all city assets such as roads, parks, signs, signals, trees, or buildings. It will also allow for customer rating of service received. It is expected to be up and running before the end of the year.

## **COMMITTEE REPORTS**

1. **PA-10 JAMBOREE MEDICAL/SCIENCE CENTER COMMITTEE** [Nancy LaPorte] - The City's Zoning Administrator approved the KIA Sign Program at the hearing of Jan 24. KIA's request for 2 additional signs beyond those permitted by the Sign Ordinance was approved. KIA had incorporated changes in its application to satisfy concerns previously expressed by NIVA. NIVA had no objection to the 2 additional signs.

There remains the issue of the need for landscape screening of the parking lot from both Peters Canyon and the I-5 Freeway. However, a review of the City-approved landscape plan does not indicate that such screening was required though in the past it has normally been required on similar projects by the City. During the site tour with KIA Motors reps last Nov., they did not indicate an objection or rejection of the need when inquired by NIVA reps. This matter needs to be taken up with the City and KIA as the vehicles are fully visible from both roads with the current landscaping.

2. **NORTHERN SPHERE COMMITTEE** - The City's Zoning Administrator approved the Sign Program for Stonegate (PA-9B), requesting approval for 4 permanent apartment rental signs -- 3 along Irvine Blvd. and 1 along Sand Canyon. These are in addition to the apartment complex signs which are approved to be installed at the entrance driveways to the various apartment complexes. Nonetheless, these signs are objectionable as they represent an unnecessary intrusion into the code-required arterial roadway landscaped setback. But it is apparent that the City is willing to put aside the requirements of the City's sign code in favor of TIC's marketing desires.

## **OLD BUSINESS**

1. **EL TORO MCAS REUSE** - A PC hearing previously scheduled for Jan. 18 was tentatively rescheduled until March 1 on the modifications to the existing OC Great Park Master Streetscape Design Guidelines to accommodate the proposed street design associated with the proposed Vesting Tentative Tract Map 17008 for PA-30 & 51. The matter was postponed as the result of The Irvine Company's formal objection to the modifications as being in conflict with the NITM Program Agreement. Melvold discussed the matter with TIC's Mike LeBlanc. He forwarded a copy of TIC's Jan. 11, 2007 28-page letter to the City expressing TIC's objections to Lennar's request which apparently was endorsed by City staff. Melvold discussed with City staff the confusion that the proposed modifications may inject into the NITM funding over which entity will be financially responsible for improvements and their respective sharing responsibility of the various parties. The City assured that the particular concern is adequately covered in the already approved NITM documents though no specifics of language was provided or applicable sections of the documents.

In a second conversation with LeBlanc, Melvold was told that there has been no settlement reached and that Lennar was steadfast on not performing the traffic study as required by the Agreement. The concern for NIVA and the community is that should Lennar be allowed to go forward without the study, that problems may arise later resulting in either inadequate roadway improvements, inadequate funding of improvements, or delayed implementation of timely improvements in both the site and surrounding community. Should any significant change occur as a result of ongoing negotiations and meetings between Lennar, TIC and the City, LeBlanc agreed to inform NIVA.

Heritage Field's had no public position but rather directed any inquiries to the City. Melvold explained to

Heritage Field's Carol Wold that NIVA's concerns on the matter are four fold: that (1) all responsible parties and their respective sharing for any improvements are clearly identified; (2) all necessary improvements are identified and included in the Program regardless of the timing of the traffic study; (3) delays in timely implementation of improvements do not occur as a result of uncertainty or contention on responsibility and sharing; and (4) funding is available when needed for construction of improvements. NIVA, of course, is primarily concerned about off-site traffic especially in North Irvine.

The second meeting on trails between North Irvine and the Great Park is scheduled for 9 AM on Tues., Feb 27 at Heritage Field El Toro office. Included will be a field trip to the site of the sought trail along the railroad ROW from Sand Canyon eastward to the Park.

On Jan 25, the OC Great Park Corp Board approved the plans as submitted by the Ken Smith Design Team Group which included as the first phase visitor center, trails, the balloon ride, several athletic fields, orchards and a main park entrance. Of key concern is the park entrance which would be the Trabuco entrance. It was agreed that NIVA should request that the Corridor interchange at Trabuco be at least under construction before this entrance is opened. It is unlikely that the interchange could be completed in time, but it should at least be under construction. This would reduce the park traffic from using Sand Canyon or Jeffrey to get to the park. The letter should go to the City Council as the City is essentially the party responsible for traffic impacts on communities within the City.

2. **MUSICK JAIL EXPANSION** - It was agreed that a letter should be sent to the OC Great Park Corp. Board requesting that they take a position against the expansion and change in character of the Jail because of its close proximity to the Great Park and its incompatibility with the Great Park.

3. **NORTH IRVINE LIBRARY** - On Jan 10, Councilmembers Choi and Shea and City staff met with OC Supervisor Bill Campbell and OCPL reps to discuss the expansion of Irvine library services and facilities and the development of a Metropolitan Library at the Great Park. Supv. Campbell committed to working with the City to improve the Heritage and University Park branches, and supported the concept of a Metropolitan Library at the Great Park. He also agreed to work with the City on these issues and directed OCPL staff to look into the expansion of the Heritage Park branch and modernization of University Park library. However, City staff subsequently received a written response from the OCPL detailing their commitment to enhancing library services in the City. At this time, the OCPL is willing to advise, aid, and assist the City on its future library enhancement endeavors but indicated that it does not have the ability to contribute financially to any capital improvements to existing or new facilities due to budget constraints.

On Jan 9, the City Council reserved \$100,000 from the Fiscal Year 2005-06 Carryover Funds for a Library Master Plan. The next meeting of the Irvine Library Services Advisory Committee is scheduled for Feb 15. The agenda includes action on a Library Implementation Plan drafted by staff and discussion on the results of the meeting with the County.

3. **COMPLETION OF PETERS CANYON WASH AND WALNUT TRAIL "GAPS"** - At the Jan 17 meeting with Asst. City Mgr. Landers and others, Landers and PW Dir. Gomez agreed that the request was reasonable and that the signage posting would be installed in the near future.

4. **ORCHARD HILLS VILLAGE [PA-1] LAND-USE PLANNING** - Pictures were taken and available at the meeting which clearly depicted the significant change in grading parallel to Portola Parkway which not only thoroughly blocks any view of the hillsides to the north but also creates an imposing mass above the roadway. The issue and these pictures were to be presented to the Planning Commission and/or the City Council for consideration. This situation occurred without public opportunity to object or even be made aware of because approval of grade level changes occur as only an administrative action and not an action requiring a public hearing. It was agreed that a presentation should be given as soon as possible to the PC requesting that they request to see all future grading plans for tracts prior to any City approval.

5. **CITY-WIDE TRAFFIC NOISE ATTENUATION STUDY** - At the Jan 17 meeting with Asst. City Mgr. Landers and others, Doug Williford, Dir. of Com. Dev. for Irvine, stated that this study had been shelved indefinitely.

6. **NORTH IRVINE TRANSPORTATION MITIGATION PROGRAM** - There is contention of a possible serious consequence to the program due to proposed revised Great Park plan by Heritage Fields, LLC that is before the City for approval. (For further details, See Item 1 in Old Business.)
7. **JEFFREY OPEN-SPACE SPINE** - At the Jan 17 meeting with Asst. City Mgr. Landers and others, the Dir. of Community Services, John McAllister, disclosed for the first time that staff alone – rather than a joint effort with TIC as previously disclosed – calculated the acreage credit to be granted to TIC for the Segment 2 of the Jeffrey Open-Space Spine improvements. Nonetheless, McAllister also stated that the calculations were not extensive/exhaustive but rather kind of like spot checks as, according to him, it was not justified to have staff do a thorough calculation! (It should be noted that for parks, which are relatively much smaller and involve far less net worth, the City does do a thorough evaluation of improvements received.) A followup meeting on this subject alone was proposed by Melvold to look into the details as NIVA's review has indicated that the City was significantly shortchanged. Landers appeared quite concerned and interested in pursuing this issue further.
8. **"SMART" PEDESTRIAN CROSSING OF YALE & GRADE-SEPARATED CROSSING FOR VENTA SPUR TRAILS** - The outstanding NIVA requested data and details of the situation were discussed. The discussion concluded with City staff committing to investigate the situation further including looking into various options to increase the safety of the crossing. PW Dir. Gomez was to get back to Melvold in the near term on the findings.
9. **NORTH IRVINE SENIOR CENTER** - As part of the effort to generate interest and attendance at the Oct 24, 2006 City Council meeting, Zelinko placed an ad in the Oct 19, 2006 issue of the Irvine World News. He has submitted a bill for \$532.45 for the ad as paid out of personal funds to NIVA for reimbursement. Discussion on followed on the matter. No motion was made, however, to re-open the matter. The previous decision on the matter stood and the submission for reimbursement was rejected.
10. **WB BRYAN BUS-STOP AT YALE** - Per Rick Sandzimier City staff, including Community Services, will be finalizing their plans and will make a determination of whether the City will have to fund the project alone. Melvold requested that he be informed before the City takes any action to go forth with any particular design so that NIVA can meet with the City and discuss the selected option. Sandzimier concurred. The concern is that one of the options requires what appears to be the unnecessary removal of mature trees along Bryan so as to accommodate a sidewalk next to the curb. This is Com. Services preference since they believe to do otherwise would intrude into the park and displace too much "greenery" (grass). Pictures of the site, including some with a bus siting at the stop, were made available for review at the meeting.
11. **REFURBISHMENT OF NORTHWOOD SHOPPING CENTER** - The parking lot is being slurried but no additional or replacement trees are being installed in the landscaping. Melvold discussed the situation with Shawn Thompson, Irvine's Energy Administrator, to see if there is any way the City can prevail on the owner to at least plant trees in the parking lot closer in number to that required by current City code, realizing that the City has no code enforcement leverage. She was sympathetic and supportive but stated that even though the City's energy program would eventually cover such a situation, the status of City Program is not at a stage as yet to be applicable. She would however, keep our concern on file and make a trip to the Center to see firsthand the situation.
12. **NOISE IMPACT OF TRAIN HORN BLOWING AT HARVARD CROSSING** - Per Melvold conversation with Katie Berg of the City on the status of the effort, OCTA has allocated \$20 Million for 50 grade-crossings in the County. However, upon field inspection, OCTA staff figures they need an additional \$20 Million to complete all of the projects. Staff is preparing to go back to its Board for the additional funds. The request for the additional funds is expected to go first to the Transit Planning & Operations Committee on Mar 22. If the Committee recommends approval, the request should go to the Board in April. If everything goes as expected, Berg estimates that implementation is a year away. Currently, OCTA is expecting the local agency (in this case, City of Irvine) to provide a 12 % contribution. Normally a 25 to 50% participation is expected. Berg stated that the City is confident that it will be able to come up with this funding. The City is not in possession of the exact estimated cost and details of

what all is being included in the OCTA plan, but expects to have this information within a couple of weeks. She will share this information with NIVA once received. The City anticipates that the OCTA design probably doesn't have all the "bells and whistles" that the City wants and the City may have to come up with the funds for these additional elements. There also has been no resolution of the railroad's requirement for NB trains having to blow their horn upon approaching the Tustin rail station. NIVA and the City are hopeful that a horn installed on the station platform, which blows for incoming trains, will suffice.

13. **JEFFREY/I-5 BUSINESS PARK** - The developer, Bacchus, has submitted an application to the City for a Tentative Tract Map 2005-267 to divide the site into smaller pieces so that it may sell the individual buildings to different individuals rather than retain with some sort of a leasing arrangement for each. In contrast to TIC business parks, this would mean that in event any problems develop in the future, resolutions become more difficult in dealing with several landowners. The matter was considered and approved by the Subdivision Committee on Jan 24.

14. **LOWER PETERS CANYON COMMUNITY PARK ANNUAL JOINT-USE EVALUATION** - A picture of the soccer field at Peters Canyon Community Park was viewed at the meeting which indicated the lack of grass on the playing field due to intensive use. After some discussion, it was decided to send the previously agreed letter ASAP. Melvold would draft the letter. *(Letter sent Feb 15, 2007 to Dir. of Com Services John McAllister with cc to Asst. City Mgr. Landers.)*

15. **GATEWAY PROJECT** - Per City's Katie Berg, the City Council approved \$15,000 at its Jan 23 meeting to fund staff's efforts to prepare some preliminary designs and make environmental assessments for 2 Gateway entrance installations along the I-405. Melvold has discussed the possibility of adding another sign along the SR-261 Corridor north of Portola Parkway with Councilmember Choi. Choi concurred that there should be one at that location but did not want to risk delay to the 2 he is now seeking by introducing this additional complication. He would work to include it in the overall Gateway Program and maybe place a higher priority on it as it is similar to a freeway entrance to Irvine.

16. **NON-RESPONSE FROM CITY ON CORRESPONDENCE** - A meeting was held on Jan 17 with Asst. City Mgr. Sharon Landers and other members of City staff (Directors Williford, McAllister, and Gomez) to discuss the outstanding items. In attendance for NIVA were Kiser, LaPorte, Melvold, Ravenscroft, and Zelinko. Several items were discussed during the 2 hour meeting. Unfortunately the agenda, prepared by the City, failed to include 2 major outstanding items -- (1) NIVA's receipt of promised copy of the Building Facilities Master Plan and (2) Heavy Vehicle Roadway Restrictions.

17. **2006 YEAR-END FINANCIALS AND 2007 ANNUAL DUES** - Elliott provided copies of the 2006 Year End Financials for review. After some discussion, the financials were approved as submitted. The document indicated a total income of \$2,336.15 and total expenses of \$2,392.03. After further discussion on anticipated expenses for 2007, it was agreed to continue the same annual dues for 2007 to \$135 per member association.

18. **INTERSECTION SIGNAL SYNCHRONIZATION CABINETS** - Melvold and Zelinko gave presentations to the City Council on Feb 13 expressing objection to the two control cabinets that have been placed at the Irvine Blvd./Culver Drive and Bryan Ave./Culver Drive intersections in conjunction with the Culver Drive Signal Coordination Program during a consideration of a change order on the installation contract. After the presentations, supporting comments were received from Mayor Krom and Councilmembers Choi, Kang and Shea. However, they did not specifically direct staff by resolution but rather by individual comments. They did caution staff to be aware of the concern about the proliferation of utility boxes and the need to minimize the aesthetic impact wherever possible. Just prior to the meeting, Manuel Gomez, Dir. of PW, indicated to Melvold and Gomez that he had prior discussions with Councilmember Shea about the issue. He agreed to work with NIVA to come up with modifications of the installations for the locations that would satisfy NIVA. Without final investigations, he thought it might be possible to (1) place the new cabinet where the old one was located for the Bryan Ave./Culver intersection, and (2) either move the cabinet or monument sign at the Irvine Blvd./Culver Drive intersection. Melvold indicated that, rather than moving the monument sign, installation of another monument sign on the south side of Irvine Blvd. might be possible and cost less. Gomez responded that

the moving of the cabinets would be included in the current contract but the moving or construction of the monument sign would have to be funded from another budget item. The City will also look into changing the color of the boxes.

19. **NIVA MEETING RECORD DISTRIBUTION: INTERNET vs. MAIL** - This item was agendized at the request of members at the last meeting. For the record, this topic was previously and most recently agendized at the May 2006 meeting. As reported in the Meeting Record, "After a lengthy discussion, it was decided that a survey would be made of the membership to obtain feedback as to the desires of the membership and their willingness to provide e-mail addresses." The survey questions were contained in the June 2006 meeting announcement with instructions on where to respond with the completed survey. The survey failed to garner the necessary 75% approval percentage to pass so no change was implemented last year. After considerable discussion at this meeting, it was agreed that there would be no change to the current practice of distributing records of the meetings and meeting announcements via U.S. mail.

20. **ELECTION OF NIVA OFFICERS** - Because of the low turnout (probably due to Valentine's Day), the election of officers was postponed until the next meeting.

**NEXT MEETING** - Next meeting is scheduled for Wed., March 14, 2007.