

**CITY OF SOUTH PASADENA
NATURAL RESOURCES AND ENVIRONMENTAL COMMISSION
MINUTES – February 27, 2018**

Roll Call – The meeting called to order at 7:01 p.m. Present were Commissioners: Chair William Kelly, Vice-Chair Al Benzoni, Commissioner Kay Findley, and Commissioner Nancy Wilms. Commissioner Lieder and Commissioner Puni were absent. Council Liaison Dr. Schneider arrived late. Staff present: Rafael Casillas, Acting Public Works Director.

Minutes – Minutes for January 23, 2018, approved with minor corrections (Benzoni, Findley; Ayes: All, Nays: 0).

NO PUBLIC COMMENT

BUSINESS ITEMS

- 1. Tree Removal Permit Hearing 1750 Hanscom Dr. (Staff)** – Chair Kelly state this tree removal was before the Commission at the last meeting and was brought back for follow up regarding inspections of the trees at the property. Mr. Casillas confirmed the trees were physically inspected and the condition of the trees agreed with the arborist's report. He explained that Edison removed one of the trees, due to contact with power lines. Mr. Casillas stated the removal is for two trees and the property owner is present for any follow up questions.

Commissioner Wilms inquired if staff has had the opportunity to review the pictures of the trees and if the City was had the photos with the holes. Mr. Casillas confirmed that the City received the photos that afternoon and he forwarded them to staff. He asked staff to verify if there were any holes and there was no evidence of any holes in the trees.

Commissioner Findley is concerned about the number of trees on the property, which trees are to be removed. She stated the trees were green and now the trees are dying. She does not believe the trees are infected, but something is happening with these trees.

Chair Kelly mentioned at an earlier hearing on this matter, the applicant indicated the home had been used for manufacturing essential oils and solvents had been dumped on the property. There are allegations that someone has attempted to kill these trees and the property owner is saying the soil is contaminated due to the activities of the previous owners. The troubling part is whether there something going on and the City has not investigated to see if there is contaminated soil. Mr. Casillas responded that after speaking with the arborist, there is no test or study that can be performed on the tree to determine the cause of death.

Peter Bakhtari gave a brief overview of his project and the process he has gone through. He also stated that he will plant 20-30 trees on both properties.

Janet Ferguson gave a brief summary of the actions taken regarding the trees at 1750 Hanscom. She alleges that the trees were killed by the owner and believes there should be a consequence for deliberate killing of these trees.

Commissioner Wilms stated the trees need to be removed because it's a fire hazard and requested to have the base of the tree inspected for holes.

Commissioner Benzoni agrees that the trees need to be removed due the current condition of the trees. The permit should be contingent upon a proper tree replacement plan and if the trees were killed then the applicant pays for the value of the trees.

Commissioner Findley inquired if there are any more trees that need to be removed on 1750 Hanscom. She questioned if this will be the last of the trees for removal. She asked if there were any trees on 1746 Hanscom that need to be removed. Mr. Bakhtari explained that the property is under construction. Commissioner Finley asked if the remaining trees on both properties are in good condition. Mr. Bakhtari stated that on 1750 Hanscom Dr. he has a sprinkler system and they are watering every day and trying to keep everything alive.

Chair Kelly agrees with the removal of the trees with reluctance and supports the removal of dead trees. The case has been before the commission and has not received a definitive answer from staff if the soil is contaminated or not.

A motion was made to approve the removal of the two trees subject to the customary tree replacement standards and trees to be replaced on the property. The motion also recommends that the City investigate if there is soil contamination or drilling related to the death of these trees and report back. (Kelly, Wilms; Ayes: All, Nays: 0)

- 2. Tree Removal Permit Hearing: 1327 Indiana** – Mr. Casillas gave a brief overview on this item. He stated the project has gone through Planning approval and is currently being reviewed by the Building Department. He stated that staff is in the process of having the Commission review construction related applications prior to Planning approval.

The applicant gave a brief overview of the project stating due to the restrictive requirements the building has limited options.

Discussion ensued regarding the site plan, retaining wall, foundation, replacement trees and the location of the trees for removal.

Mr. Casillas stated there were four letters of opposition.

Public Comment Period.

Matthew Sweeney –He requested the Commission to make the tree removal contingent upon the Building approval and the tree replacement plan. He requested that the replacement trees be planted as a screen between his property and the subject property and on the property instead of throughout the City.

Sue Matz – She lives on Mountain View. She expressed opposition to the tree removal.

Gwen McClain –She resides at 1319 Mountain View. She expressed opposition to the tree removal, but suggested that if the removal is approved the tree replacements should be planted on the subject property.

Beverly Passon - She expressed opposition to the tree removal.

Discussion ensued regarding replacement trees, the placement of these trees and the number of replacement trees.

It was recommended to continue this item until the applicant provides a landscape plan and to make the tree removal permit conditional with an approved Building permit.

- 3. Tree Removal Permit Hearing: 801 Rollin Street** – The applicant gave a brief overview of the project.

Discussion ensued regarding the proposed project, the requested tree removals and the conditions for the permit.

A motion was made to recommend the removal of eight (8) trees listed as 13-20, except for tree #21, which will remain, and can provide a landscape plan identifying all of the trees (size and species) with the correct number of replacement trees. (Benzoni, Wilms; Ayes: All, Nays: 0)

- 4. Cool Roofs (Benzoni)** – Commissioner Benzoni visited Home Depot to verify if the roofing materials meet the cool roof requirements and they do not. He stated only one product meets the cool roof standards.

Discussion ensued about the cool roof process, the type of structure, material and climate zones.

Mr. Casillas will bring the item back to discuss the process of the residential re-roofs.

- 5. Staff Update on the Status of the Grey Water Stub Out Ordinance Recommended by NREC. (Casillas)** – Mr. Casillas briefly gave an update on this item and stated that grey water systems fall under the Plumbing Code. Chair Kelly gave background information on this item to clarify the request from the Commission regarding grey water. He stated that Craig Melcher is working for the City to update the Building Code and Mr. Melcher drafted an ordinance to present to City Council for approval. Mr. Casillas stated he would find out the status and follow up with the Commission.

- 6. Discussion of Commission's goals for the year ahead. (Kelly)** – This item was pulled and rescheduled for the next NREC meeting.

- 7. Water Conservation Programs and Drought Update. (Casillas)** – No update.

INFORMATIONAL ONLY (No Discussion Required) (15 minutes)

- 8. Urban Forest Update (Casillas)** – No update.

- 9. Upcoming Events** –HHW Event: March 3, 2018 (City of San Gabriel); Arbor Day March 7, 2018; South Pasadena Beautiful Tree Drive

Chair Communications – None at this time.

Commission Communications – Commissioner Wilms – She informed the Commission that the City has consulted with a design architect to assist with making repairs at the Golf Course.

Staff Liaison Communications – None at this time.

Council Liaison Communications – None at this time.

Adjournment – Commissioner Benzoni motioned to adjourn the meeting at 8:37 p.m., Commissioner Finley seconded. Ayes: All, Nays: None.

NEXT MEETING – The next meeting of the Natural Resources and Environmental Commission will be held on March 27 at 7:00 p.m.


William Kelly, Chair