



City of Sierra Madre

Office of the City Clerk

232 W. Sierra Madre Blvd.,

Sierra Madre, CA

(626) 355-7135

THE BROWN ACT PROVIDES THE PUBLIC
WITH AN OPPORTUNITY TO MAKE PUBLIC
COMMENTS AT ANY PUBLIC MEETING.

THE FOLLOWING WRITTEN COMMENTS WERE
RECEIVED IN ADVANCE OF THIS MEETING.

Subject: FW: public comment for May 10, 2022 city council meeting

From: Susan Neuhausen [mailto: [REDACTED]]
Sent: Tuesday, May 10, 2022 2:46 PM
To: Public Comment <publiccomment@cityofsierramadre.com>
Subject: public comment for May 10, 2022 city council meeting

From Susan Neuhausen, [REDACTED]
Please enter into public comment and pass to City Council.

To: City Council and for Public Comment

From: Susan Neuhausen, [REDACTED]

California is in a severe drought that is the worst in 1,200 years. There is no end in sight particularly given climate change. The recent announcements from the Metropolitan Water District (MWD) and the San Gabriel Valley (SGV) MWD, which supply some of our water, are that there is no supplemental water available. Given that there has been almost no rainfall, that also means that the Raymond Groundwater Basin from which we also get water, is not being replenished, further limiting future water resources.

Sierra Madre water usage will already be under pressure when affordable housing units are added to our city. There will be additional impact from The Meadows at Bailey Canyon project, which, because of the large sizes of the houses, does NOT “assist the City in satisfying its regional housing needs allocation.”

In the MOU of 2020, there is a section that outlines the respective parties’ rights and obligations. It stipulates that “the Applicant must: Ensure the Project has a net zero water impact.” The definition of “net zero” water use generally refers to water usage in individual buildings, but it can be applied to a tract housing development for our purposes. That definition is: “Net zero water creates a water-neutral building where the amount of alternative water used and water returned to the original water source is equal to the building’s total water consumption. In other words, it’s a closed-loop system where nothing is lost.

New Urban West’s claim that The Meadows project will achieve “net zero impact” is an exercise in magical thinking unless they have a plan to increase and capture all rainwater and include a wastewater treatment plant. Their claim is a joke.

Second, the water calculation for the Meadows project is a gross underestimate.

- First, there is no accounting for water used during construction, so we did it for them by obtaining estimates from a developer and from a road contractor. The developer we contacted based his estimates on the amount of water he uses and, of course, the amount of water depends on the air temperature, the wind, the dryness of the soil, the depth of soil removal, etc. The developer estimated that water use per house for compaction and dust control is 100,000 gallons/house x 42 houses = 4,200,000 gallons of water. A road contractor estimated between 500,000 gallons to 750,000 gallons for the roads but said it could be higher depending on conditions. This totals almost 5 million gallons of water during construction or 15.4 AF (325,851 gallons/A foot). *That water comes from local hydrants.*
- Second, New Urban West calculated 50 years of water use for 3.5 people per house. To put that in context, the State of Arizona Groundwater Management Act requires developers “to prove an assured water supply capable of sustaining its residents for at least 100 years” which seems more appropriate. The New Urban West calculation is 19 Acre feet (AF)/year for 42 houses (0.45 AF/house) x 325,851 gallons/A foot = 6,200,000 gallons/year x 50 years = 310,000,000 gallons for 50 years and 620,000,000 gallons for 100 years. Given the size of the houses being proposed for The Meadows project, 4 people per house is more appropriate, so we’re talking about approximately 709,000,000

gallons of water that will be used over the span of 100 years (2,174 AF). These calculations do not include the additional water for ADUs nor do they include the watering of the HMO acreage that they must maintain.

- Therefore, this project will use at least 2.3-fold more water (2,174 AF) than the New Urban West calculation (950 AF).

Third, two options have been presented to achieve “net zero water impact” using the grossly underestimated AF rates. Part 1 of Option A to achieve “net zero” water impact proposes to buy supplemental water, and that water is not currently available nor can we expect it to ever be available. Therefore, Option A Part 1 is not a viable option. A second part of Option A proposes to pay current residents to replace lawns with drought-tolerant plants to make up for water usage at The Meadows project. The irony is that at the March 1 joint City Council and Planning Commission meeting, Mr. Frankel of New Urban West stated that drought-tolerant landscaping is only planned for the front yards and he expected that people would have lawns in their back yards. So, lawn-reduction efforts seem to be a lost cause. New Urban West’s Option B is to pay to replace leaky pipes which is needed, but it also will not make up for the water use of The Meadows project and is something that the City is doing and should be doing regardless of the impact of a water-guzzling new development.

Upon close examination—or simply paying attention—“net zero water use” is nothing but a mirage. The Meadows project is not feasible given the dire state of water in the State of California.

Laura Aguilar

Subject: FW: Public Comment: Consideration Of Ordinance Prohibiting Smoking In Multi-Unit Residences

From: Colette Monell [REDACTED]

Sent: Tuesday, May 10, 2022 1:25 PM

To: Public Comment <publiccomment@cityofsierramadre.com>

Subject: Public Comment: Consideration Of Ordinance Prohibiting Smoking In Multi-Unit Residences

Good Evening Mayor, Council members and City staff,

As a resident and condo owner in the City of Sierra Madre, I wanted to thank you for considering an ordinance that prohibits smoking in multi-unit residences including condominiums. Condominiums have shared walls, patios and balconies and there is little a residence can do to avoid secondhand smoke. A City ordinance that prohibits smoking in multi-family housing would protect current and future residences from health risks caused by secondhand cigarette smoke.

Please consider implementing a comprehensive ordinance that prohibits smoking at multi-family housing including condos in Sierra Madre.

Thank you,

Colette
Sierra Madre condo owner and resident

Laura Aguilar

Subject: FW: For Public Comment- MUH Ordinance

From: Mary Monohan [mailto:]
Sent: Tuesday, May 10, 2022 2:59 PM
To: Public Comment <publiccomment@cityofsierramadre.com>
Cc: Jeffrey Monohan <jeffrey.monohan@gmail.com>
Subject: For Public Comment- MUH Ordinance

Good evening Honorable Mayor Arizmendi and City Council Members,

Our names are Mary & Jeff Monohan and we are residents of Sierra Madre in a multi unit housing complex. We'd like to thank you for making the Smoke Free Multi Unit Housing Ordinance a priority and for bringing a draft back in a timely manner.

This issue is of great importance to us. We are property owners in a multi unit complex and currently have a neighbor that smokes. First, as new parents with an infant, we are gravely concerned about the dangers of second and third hand smoke on our baby. Babies exposed to second & third hand smoke are more at risk for SIDS, respiratory disorders, and learning deficiencies. As with all parents, we are trying to do the best for our child, and it kills us that we have something out of our control that can negatively effect the growth and development of our baby. We can't even open our windows because the smoke from our neighbor enters into our home.

We greatly appreciate you addressing this issue and improving the public health of all Sierra Madre citizens.

Sincerely,
Mary and Jeff Monohan

RAD

Rethinking Alcohol & Other Drugs
www.rad-sgv.org
facebook/radsgv
Instagram: @rad_sgv



day one



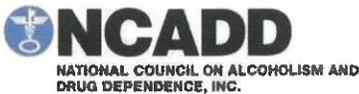
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May 10, 2022

Honorable Mayor Gene Goss
Sierra Madre City Hall
232 W. Sierra Madre Blvd.
Sierra Madre, CA 91024

Dear Mayor Goss,

On behalf of **Rethinking Alcohol and Other Drugs (RAD)** I wish to express our enthusiastic support for comprehensive smoke-free multi-unit housing ordinances as a measure that protects children, families, residents, and visitors from secondhand smoke and aerosol exposure where people live. We encourage the Sierra Madre City Council to help create smoke-free multi-unit housing to protect residents, reduce tobacco litter in and around housing, and set a healthy, smoke/vape-free example for our youth. As you know, the dangers of secondhand smoke are well documented, and the U.S. Surgeon General has concluded that there is no risk-free level of secondhand smoke exposure. Secondhand smoke exposure is especially harmful for children, senior citizens, and adults with asthma or other chronic illnesses. In addition, studies are now showing that aerosol emitted from electronic smoking devices (ESD's) or vapes is made up of a high concentration of ultrafine particles, and the particle concentration is higher than in conventional tobacco cigarette smoke. Exposure to these fine and ultrafine particles may exacerbate respiratory ailments like asthma and constrict arteries which could trigger a heart attack.

Furthermore, the dangers of drifting secondhand smoke in multi-unit dwellings can be especially harmful since Tobacco smoke and ESD aerosol can travel from one neighbor's home to another. Studies show that secondhand smoke can drift into and out of open windows and doors. It even has the potential to travel through shared air vents and ducts, cracks in walls, gaps around electrical wiring, lights and plumbing, and through floorboards. Non-smokers, and even smokers that do not smoke in their homes can be exposed to drifting secondhand smoke and ESD aerosol from neighboring apartments or condominiums.

To protect the health of those living in multi-unit housing, local cities and counties throughout California have taken steps to pass ordinances that restrict smoking in multi-unit housing. These policies vary in provisions to include units and common areas of apartments and condominiums. In fact, many cities have passed comprehensive ordinances that prohibit smoking on 100% of the property.

Recent surveys conducted among Sierra Madre residents found that there is strong public support for smoke-free multi-unit housing policies. Results show that 99% of all residents surveyed were in support of a law that bans smoking in at least one of the following areas: indoor common areas such as hallways and laundry rooms (99%), indoor private spaces such as living rooms and bedrooms (96%), outdoor private areas such as balconies and patios (75%), and outdoor common areas such as courtyards and pools (90%). Additionally, 30% of residents living in multi-unit housing reported secondhand smoke drifted into their unit in the past year. Lastly, if given the option, 95% of Sierra Madre residents living in multi-unit housing would choose to live in a completely non-smoking building.

Eighty-four (84) cities and counties in California have adopted strong comprehensive ordinances that prohibit smoking in multi-unit housing, including 17 jurisdictions in LA County. Comprehensive ordinances include smoke free common areas, indoor private spaces, outdoor common areas, and outdoor private spaces. Some local jurisdictions that have adopted comprehensive policies include Baldwin Park, El Monte, Glendale, Huntington Park, Pasadena, and South Pasadena.

It is crucial, as a preventative measure, that the Sierra Madre community come together to protect the health and well-being of residents. Tobacco control policies that prevent exposure to secondhand smoke in multi-unit housing are urgently needed. I know we share a mutual concern for the good, long-term health of community members in the City of Sierra Madre. We are also convinced we can work together to safeguard future generations from exposure to secondhand smoke in multi-unit housing throughout the community.

Sincerely,

The Rethinking Alcohol and Other Drugs Coalition