



CITY OF MORRO BAY

Citizens Oversight Committee

Acting as Citizens Finance Advisory Committee

Agenda

Mission Statement

The City of Morro Bay provides essential public services and infrastructure to maintain a safe, clean and healthy place for residents and visitors to live, work and play.

REGULAR MEETING
TUESDAY, MARCH 21, 2017
VETERANS MEMORIAL HALL – 3:30 PM
209 SURF ST., MORRO BAY, CA

ESTABLISH QUORUM AND CALL TO ORDER

COMMITTEE MEMBERS ANNOUNCEMENTS & PRESENTATIONS – WELCOME NEW MEMBERS

PUBLIC COMMENT PERIOD - Members of the audience wishing to address the Committee on business matters may do so at this time.

To increase the effectiveness of the Public Comment Period, the following rules shall be followed:

- When recognized by the Chairperson, please come forward to the podium, and state your name and address for the record. Comments are to be limited to three minutes.
- All remarks shall be addressed to the Committee, as a whole, and not to any individual member thereof.
- The Committee respectfully requests that you refrain from making slanderous, profane or personal remarks against any elected official, commissioner, committee member and/or staff.
- Please refrain from public displays or outbursts such as unsolicited applause, comments or cheering.
- Any disruptive activities that substantially interfere with the ability of the Committee to carry out its meeting will not be permitted, and offenders will be requested to leave the meeting.
- Your participation in Committee meetings is welcome, and your courtesy will be appreciated.

A. CONSENT CALENDAR

1. APPROVAL OF MINUTES FOR THE JANUARY 21, 2017, REGULAR CITIZENS OVERSIGHT/FINANCE ADVISORY COMMITTEE MEETING
2. ACCEPT INTO THE RECORD A BENCHMARKING STUDY COMPLETED IN 2016 BY FORMER CFAC MEMBER MARLYS MCPHERSON

B. BUSINESS ITEMS

1. DISCUSSION AND INPUT ON FISCAL YEAR 2017-18 CFAC WORK PLAN
2. BRIEF UPDATE ON THE STATUS OF THE FY2017-18 CITY BUDGET
3. BRIEF HISTORY OF THE CFAC AND “MEASURE Q” (DISTRICT TRANSACTION TAX)
4. FUTURE AGENDA ITEMS

C. SCHEDULE NEXT MEETING

The next regular meeting is scheduled for April 18, 2017.

D. ADJOURNMENT

THIS AGENDA IS SUBJECT TO AMENDMENT UP TO 72 HOURS PRIOR TO THE DATE AND TIME SET FOR THE MEETING. PLEASE REFER TO THE AGENDA POSTED AT CITY HALL FOR ANY REVISIONS, OR CALL CITY HALL AT 772-6201 FOR FURTHER INFORMATION.

MATERIALS RELATED TO AN ITEM ON THIS AGENDA SUBMITTED TO THE COMMITTEE AFTER DISTRIBUTION OF THE AGENDA PACKET ARE AVAILABLE FOR PUBLIC INSPECTION AT CITY HALL LOCATED AT 595 HARBOR STREET DURING NORMAL BUSINESS HOURS.

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN A CITY MEETING, PLEASE CONTACT THE CITY CLERK’S OFFICE AT LEAST 24 HOURS PRIOR TO THE MEETING TO INSURE REASONABLE ARRANGEMENTS CAN BE MADE TO PROVIDE ACCESSIBILITY TO THE MEETING.

**MINUTES – CITIZENS OVERSIGHT/FINANCE ADVISORY COMMITTEE
SPECIAL MEETING – January 31, 2017
VETERANS MEMORIAL HALL – 3:30 P.M.**

MEMBERS PRESENT:	Barbara Spagnola	Chairperson
	Bart Beckman	Member
	David Betonte	Member
	John Erwin	Member
ABSENT:	Betty Forsythe	Member
STAFF PRESENT:	Craig Schmollinger	Finance Director
	Monique Lomeli	Account Clerk

ESTABLISH QUORUM AND CALL TO ORDER

A quorum was established with four members present and the meeting was called to order at 3:30 p.m.

COMMITTEE MEMBERS ANNOUNCEMENTS & PRESENTATIONS

<https://youtu.be/QPcJiAESH5Q?t=1m14s>

Chairperson Spagnola welcomed new Member John Erwin to the Citizen's Finance Advisory Committee.

Member Erwin gave a brief introduction.

PUBLIC COMMENT PERIOD

<https://youtu.be/QPcJiAESH5Q?t=1m48s>

None.

A. CONSENT CALENDAR:

1. APPROVAL OF MINUTES FOR THE DECEMBER 14, 2016, REGULAR CITIZENS OVERSIGHT/FINANCE ADVISORY COMMITTEE MEETING

<https://youtu.be/QPcJiAESH5Q?t=2m10s>

MOTION: Chairperson Spagnola moved to accept the Minutes of the December 14, 2016 Regular Citizens Oversight/Finance Advisory Committee Meeting. The motion was seconded by Member Betonte and carried 4-0.

B. BUSINESS ITEMS

1. DISCUSSION AND INPUT ON FISCAL YEAR 2016-17 MID-YEAR BUDGET STATUS/PERFORMANCE

<https://youtu.be/QPcJiAESH5Q?t=2m55s>

No Public Comment.

Chairperson Spagnola thanked Finance Director Craig Schmollinger and City Manager Dave Buckingham for inviting CFAC members to a staff review of the City's 2016-17 budget.

Finance Director Craig Schmollinger presented the staff report and attachments with use of a PowerPoint presentation.

Mr. Schmollinger summarized the general fund and non-general funds for the first six months of the fiscal year, noting that the 48% of expected revenue does not include sales tax and Transient Occupancy Tax figures for the month of December or other revenues received in January 2017.

Mr. Schmollinger clarified the sales tax figures are 30% more than they were during the same period of last fiscal year, partly because they now include the property tax-in-lieu of sales tax amounts.

The presentation continued and Mr. Schmollinger reminded the Committee that there may be some requests to City Council for mid-year adjustments related to staffing, equipment, and supplies.

In response to inquiry by Member Beckman, Mr. Schmollinger clarified a significant increase in expenditures related to Measure Q can be expected based on the scheduling of road work. He stated by the end of June 2017 it is estimated that \$470k of rollover revenues, in addition to total related revenues from the current fiscal year will be expended.

Member Beckman requested information regarding the scheduled completion of the contract.

In response to inquiries by Member Beckman, Mr. Schmollinger stated a greater than normal decrease in water revenue is not expected. He confirmed all key performance indicators lead to a positive outcome for the fiscal year but are subject to change, noting that any adjustments to the budget should be prudent.

Mr. Schmollinger responded to inquiry by Member Erwin, stating the budget can be amended when appropriate and outlined the process.

Chairperson Spagnola provided clarification on the difference between exceeding the fiscal year budget and reallocating funds within the budget.

Mr. Schmollinger responded to inquiry by Member Betonte, providing clarification on the variances in year-to-date transactions.

Chairperson Spagnola requested information regarding the \$55K in unallocated funds which the Committee voted to reallocate to Measure Q.

Mr. Schmollinger responded to Chairperson Spagnola's inquiry stating the reallocated funds are pending Council approval and are not included in the current report.

Mr. Schmollinger confirmed the PowerPoint information is included in the agenda packet and available for review.

Member Erwin requested a copy of the budget and Mr. Schmollinger provided direction to the document center located on the City's website.

2. DISCUSSION AND INPUT ON THE DRAFT FISCAL YEAR 2017-18 CITY GOALS AND OBJECTIVES

<https://youtu.be/QPcJiAESH5Q?t=49m27s>

No Public Comment.

Finance Director Craig Schmollinger presented the revised goals and objectives for Fiscal Year 2017-18 and invited the Committee and the public to attend a goals and objectives workshop immediately following the CFAC meeting.

Member Beckman noted the effort and improvement to the revised goals and stated interest in seeing examples of appropriate steps in achieving and measuring progress of goals.

Member Erwin requested information on how trust and agency funds can contribute to the City. Mr. Schmollinger will provide the information personally.

Member Betonte spoke in favor of the reduced number of goals and voiced agreement with objectives.

Chairperson Spagnola stated she would like to see the specific objectives of each goal reflected in the City's performance management process on a managerial level.

Committee discussion continued regarding the completion of the water reclamation facility and the timeline of achieving water independence, stating no additional concerns with the revised goals and objectives.

Member Beckman commented that the achievement of each goal directly affects the ability to provide all the essential services stated in the City's mission statement.

3. DISCUSSION ON FISCAL YEAR 2015-16 "MEASURE Q" DISTRICT TRANSACTION TAX REPORT TO STAFF AND CITY COUNCIL.

<https://youtu.be/QPcJiAESH5Q?t=1h10m50s>

No Public Comment

Chairperson Spagnola presented a draft report, including the \$55k allocation to street repairs as discussed at the December CFAC meeting.

Member Beckman suggested the report include more clarification on the amount of street maintenance to be done in the fiscal year as well as a breakdown of the specific type of street repair expected, noting that a larger portion of funding designated to streets should go to major street repairs versus the miscellaneous repairs included in the category.

Member Erwin suggested a request for an annual memorandum from the Public Services Department detailing the use of Measure Q funds.

In response to Member Erwin's statements, Chairperson Spagnola provided a brief history of Measure Q funds and suggested staff schedule Public Services Director Rob Livick to attend a CFAC meeting and provide an overview of Measure Q funded work.

Following further discussion, Chairperson Spagnola reminded the Committee that staff typically involves the advisory body in the allocation of Measure Q funds.

In response to inquiry by Chairperson Spagnola, Mr. Schmollinger confirmed the draft should be final and ready for presentation at the February 14th Council meeting.

4. FUTURE AGENDA ITEMS

<https://youtu.be/QPcJiAESH5Q?t=1h38m57s>

Member Beckman requested a presentation item to provide an understanding of the City's IT systems.

Chairperson Spagnola reminded staff to schedule a review and update of the workplan and CFAC mission statement, goals, and objectives.

Chairperson Spagnola stated the community is interested in information regarding City legal expenses. She also requested information regarding the number of people accessing the budget friendly documents recently added to the website. Mr. Schmollinger will follow-up on her request.

Chairperson Spagnola announced 2 vacancies on the Committee and encouraged interested parties to apply.

Member Erwin requested follow-up on questions posed in prior meetings.

Mr. Schmollinger provided an update on the status of the goals and objectives, stating the item will be on a February Council agenda.

C. SCHEDULE NEXT MEETING

<https://youtu.be/QPcJiAESH5Q?t=1h48m31s>

MOTION: Chairperson Spagnola moved to cancel the next Regular Meeting of February 21, 2017. The motion was seconded by Member Betonte and carried 4-0.

D. ADJOURNMENT

The meeting adjourned at 4:50 p.m. The next regular meeting will be held on March 21, 2017, at 3:30 p.m. at the Veteran's Memorial Hall located at 209 Surf Street, Morro Bay, California.

Recorded by:

Monique Lomeli

Benchmarking Study Report, December 14, 2016
Prepared by Marlys McPherson
For the Morro Bay Citizens Finance Advisory Committee

Overview:

The Citizens Finance Advisory Committee was asked by the Morro Bay City Council to conduct a benchmarking study to determine the following questions:

1. What are the sources of general fund revenues of comparable full-service cities? What variables account for any observed differences?
2. How do comparable full-service cities spend their general fund monies? What are the similarities and differences? How can we account for any observed differences?
3. How are comparable cities organized? How can we explain any observed differences?
4. What can we learn from comparable cities with respect to the efficient use of resources? Effective strategies for accomplishing goals?

Research Design

The following research design was prepared and discussed at the October 16, 2016 CFAC meeting.

Step 1: Identify 5-8 comparable cities to benchmark relying on published data. It was decided to use the following variables to identify “comparable” full-service cities:

1. Similar population (7,000-15,000 range)
2. Similar population demographics (e.g., age, race/ethnicity, sex)
3. Similar income levels
4. Tourist-reliant economy
5. California coastal community, with harbor function (?)

Step 2: Gather data from the selected cities’ websites, e.g., recent budgets and other relevant information (e.g., organizational charts). Data to be collected include:

1. amount and percent of revenue sources by type
2. amount and percent of expenditures by type and by department
3. organizational structure
4. number of full-time and part-time personnel by department
5. outcome measures for each department, e.g., crime rates, calls for service, response time, complaints

Step 3: Arrange telephone interviews with relevant personnel from each selected city to acquire missing data and information. It is expected that the number and content of each interview will vary

by city. Anticipated number of interviews = 25-40 (depending on number of comparison cities selected). Some of the cities may be unwilling to participate. All interviews would be tape-recorded, transcribed verbatim, and analyzed for content.

Step 4: Analyze all of the data and prepare a written report.

Possible Comparison Cities:*

City	2014 Population	Median HH Income 2013	Median Resident Age 2013	Median Home Value 2013	Comparison to other cities
CA Statewide		\$60,190	35.7	\$373,100	
Morro Bay	10,544	\$49,016	51.9	\$495,482	Older, poorer
Grover Beach	13,505	\$46,774	38.7	\$396,856	Younger, similar
Half Moon Bay	12,371	\$103,242	44.8	\$724,883	Younger, richer
Pismo Beach	7,931	\$65,254	52.7	\$602,387	Similar, richer
Fort Bragg	7,302	\$35,438	38.4	\$279,023	Younger, poorer
Carpenteria	13,671	\$67,985	41.8	\$519,258	Younger, richer
Pacific Grove	15,601	\$69,395	49.9	\$669,577	Similar, richer
Capitola	10,146	\$55,624	41.4	\$437,909	Younger, somewhat richer
Others?					

*Data source: City-Data.com

It was decided at that meeting that it was well beyond the scope of CFAC responsibility and capabilities to conduct such a study on its own. CFAC member Marlys McPherson volunteered to take a cursory look at the data to see if any trends could be noted. This report summarizes what has been learned to date.

Study Update

1. It is possible to examine the FY2016-17 budgets of all seven cities online. All cities publish their budgets; however, the presentation, formatting, and categorization of variables make it difficult to make cross-city comparisons on all relevant data. For example, some cities provide detailed staffing information by department, others do not. Staff functions are organized differently as well. It would require telephone interviews to obtain information that is comparable across cities.
2. Gross data could be collected across all cities, e.g., general fund revenues and expenses and used to generate additional measures such as city budget/capita. There may be other data as well, but I did not examine all of the budgets in detail (they often range up to 200 pages each).

3. It would be difficult to obtain comparable data on # of city personnel because some cities provide services using city staff while others contract out for some of the same city services, e.g., legal services, fire protection, law enforcement, animal control.
4. The greatest difference I found upon my cursory examination was the way fire/emergency service and police service is provided. Almost all of the cities included in the study contract with another agency or have a joint powers agreement with surrounding communities to provide one or both of these services. Only Pacific Grove hires city staff to provide both police and fire/emergency services. The contracting cities include:
 - a. Grover Beach (contracts with Five Cities Fire),
 - b. Half-Moon Bay (contracts with Coastside Fire District, and also contracts for its law enforcement and legal services),
 - c. Pismo Beach (contracts with Cal Fire for permanent personnel and fire stations within the city),
 - d. Fort Bragg (joint powers agreement—Fire Protection District—to provide fire and emergency services),
 - e. Carpinteria (contracts with Santa Barbara Sheriff's Department for law enforcement services),
 - f. Capitola (there is no mention of fire/emergency service in its budget, but emergency communications is contracted out).

I did not attempt to determine the cost implications of using contracts versus hiring city staff. As you know, this past summer the City Manager recommended that the City not pursue any study of contracting police or fire services at the present time (and extending for some time into the future).

5. Additional observations (but not systematically):
 - a. Several cities rely on special measures, similar to our Measure Q, to collect additional sales tax for specific purposes.
 - b. Most of the cities use a staff city attorney, although some used contracted legal services or a combination of city attorney plus contracts.
 - c. There is considerable variation in the amount of general funds allocated for streets. Capitola allocated \$1,463,928 for streets in its FY2016-17 budget. The number of city streets will affect funding, but not all budgets include that piece of data.
 - d. Capitola completed a benchmarking study that included Capitola, Pismo Beach and Carpinteria. It was designed to "assess the city's fiscal performance", i.e., was it managing its fiscal affairs effectively? The study was based on Comprehensive Annual Financial Reports (CAFR). I'm not familiar with this, but should you decide to continue with a more complete benchmarking study, this might be a place to start.

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AGENDA NO: B - 1

MEETING DATE: March 21, 2017

Staff Report

TO: Chairman and Committee Members **DATE:** March 16, 2017

FROM: Craig Schmollinger, Finance Director/City Treasurer

SUBJECT: Discussion and Input on Fiscal Year 2017-18 CFAC Work Plan

RECOMMENDATION

Staff recommends that the Committee discuss and provide input on the Fiscal Year (FY) 2017/18 CFAC workplan, in coordination with the Citywide draft FY 2017/18 Goals and Objectives.

DISCUSSION

Each year, the City's various advisory bodies are tasked with a work plan that details the topics and areas of focus for the individual advisory body. The work plans tie directly to the City's Goals/Objectives, which are in draft format for FY 2017/18. For this coming Fiscal Year, there is a planned joint meeting between City Council and the advisory bodies to hash out each group's work plans, and adopt such work plans for the next year. Therefore, working out a draft workplan for CFAC for the coming FY2017/18 year at this meeting is critical.

Attached is the current year (FY2016/17) CFAC workplan, and the Draft FY2017/18 City Goals/Objectives for reference and discussion purposes in building the FY2017/18 CFAC workplan.

ATTACHMENTS

1. FY2016/17 CFAC workplan
2. Draft City FY2017/18 Goals/Objectives

Item	Description	Expected CFAC Review
Citizens Oversight/Finance Advisory Committee Work Program for City Council 2016/17 Goals & Objectives		
Goal 5	Ensure fiscal Sustainability	
a. Budget Forecast	Attend budget forecast presentation, and review model.	Starting Q3 of 2015/16
b. Budget Transparency	Recommend a budget document that is more easily understood by the general public. Form a subcommittee to research and present ideas to the CFAC on innovative budget presentations, and provide to City Manager by Jan 2017, to influence FY 2017/18 budget preparations.	Starting Q3 of 2015/16 thru Q2 2016/17
c. CFAC Review	Quarterly reviews of budget performance, investment portfolio performance, and contract expenditures, and prepare comments, if any, to present to the City Council. Annual review of City audits.	Starting Q2 of 2015/16 thru Q4 2016/17
e. Budget Policies	Review and organize existing policies, research and recommend additional.	Starting Q4 2015/16 thru Q4 2016/17

City of Morro Bay
FY18 Third Draft Goals and Objectives
as of: January 26, 2017

This document is a draft of the City of Morro Bay's FY18 Goals and objectives. It reflects input from the community and the City Council received through the Jan 24th Goal-Setting study session.

This draft forms the initial direction set by the Council to be reviewed, commented on, prioritized and modified at the City's Community Goals Forum which will be held from 6pm to 8pm on January 31 at the Veteran's Memorial Hall.

At this point in the goal-setting process, the Council, with community input, has identified four priority goals for the next 2-8 years, and developed a number of specific objectives related to each of those goals, objectives to be accomplished in the next fiscal year.

As the goal setting process continues and the Council receives additional community input, the Council may modify these draft goals and objectives, and may add additional objectives depending on resource availability.

In addition to the four goals below, the Council is considering a City mission statement. The initial draft mission statement is included at the end of this document.

Section I – Goals, Goal Descriptors, and Objectives

Goal #1 (Essential Goal) – Achieve Economic and Fiscal Sustainability

Description: This essential goal recognizes the City is not currently able to fund all basic services and requirements at the level our community expects, along with the importance of strengthening and maintaining strong financial management practices. As of January 2017, our General Fund revenues are around 25% below requirements to deliver services the community deserves. This goal centers around economic development and fiscal actions (revenue enhancement, public funding measures, cost control, and sound fiscal practices) that target a 25% increase in revenues, while ensuring sound fiscal management practices are in place.

Duration: This is an 8-year goal - the City intends to achieve fiscal sustainability by 2025.

Focus: This goal includes objectives related to revenue enhancement, general economic development, cost control, and assurance of sound financial management practices are in place.

1. Working with local and regional businesses and groups, promote a balanced economic development approach consistent with our Economic Development Strategic Plan that retains, expands, and attracts businesses for a strong, stable, complimentary, and diverse business environment, including tourism, coastal resources, development, redevelopment, and conservation.

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2. Pursue opportunities and relationships that may result in demolition, remediation and complete redevelopment of the Morro Bay Power Plant in a way that will increase TOT, property tax, and sales tax revenue, while converting a portion of the existing property for public use such as recreation areas, cultural and educational amenities, parks, and paths. Advocate for appropriate specialty uses such as a medical center.
3. Take appropriate action, including implementation of specific programs, to increase shoulder-season and off-season TOT-producing visitor nights by 10 % over FY17 levels.
4. Research and bring to Council for decision incentive programs, including a TOT rebate program, that would reasonably result in the renovation of some existing hotel stock and deliver higher average daily rates and thus higher TOT revenues.
5. Facilitate private revitalization / redevelopment activities that will result in planning approval for a 3% increase in number of hotel rooms in the City.
6. Take proactive action to facilitate the revitalization of underused and unused parcels in commercial districts, including encouraging sales-tax producing digital or other non-impactful industries and businesses providing multiple head of household jobs.
7. Research and bring to Council consideration of various approaches for paid parking in downtown and/or Embarcadero areas; include consideration of one or more parking districts.

Goal #2 (Essential Goal) – Complete WRF Project and “One Water” Program

Description: This essential City goal centers around completion of the City’s Water Reclamation Facility (WRF) and includes implementation of a comprehensive water resource policy, program and infrastructure to ensure a sustainable water future. Key items include building the WRF and associated reclamation system, developing a “one-water” policy, and diversifying our water supply toward achieving water independence.

Duration: This is a 6-year goal that we intend to complete by July 2023.

Focus: This goal includes objectives related to the Water Reclamation Facility, and “One Water” planning and implementation.

1. Complete water/sewer rate study and bring to council for Prop. 218 process consideration any rate increase requirements to fund the proposed WRF.
2. Following CEQA guidelines, bring the WRF Environmental Impact Report (EIR) to Council for approval and certification.
3. Complete and submit the State Revolving Fund loan application with the State Water Control Board for the WRF project, to secure funding for the project.

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4. Take appropriate selection action and bring to Council for approval, a contract for the design-build construction delivery of the new WRF.
5. Take all appropriate actions, and bring to Council for information/approval, as required, information that will allow the City to make a decision to achieve water independence - including weaning off State Water and appropriately disposing of (likely leasing) our State water allocation.
6. Budget for, select a consultant, complete, and bring to Council for initial consideration, a "One Water" plan for the City that considers all water resources - from storm water to groundwater to waste water - as a single "water resource".

Goal #3 (Important Goal) - Improve Infrastructure and Public Spaces

Description: This important goal centers around substantially improving the City's streets, multi-modal transportation infrastructure, facilities and public spaces. The City does not currently have sufficient revenues to fund the capital improvement program required to make substantial infrastructure improvements and therefore this goal is contingent on making significant progress on Goal #2 – Achieve Fiscal Sustainability.

Duration: This is, at a minimum, an 8-year goal.

Focus: This goal includes objectives related to streets, bike / pedestrian / parking improvements, City facilities, and beautification of public spaces.

1. Bring to Council for decision an item to consider adding a street improvement tax measure to the November 2018 ballot.
2. Budget for and complete planning for rebuilding of the City-owned access alley to the commercial fish dock between the USCG station the "Virg's" lease site, work toward synchronizing city improvements with possible USCG station and Virg's lease site development.
3. Bring to council for information, consideration and possible implementation a review of parking management plans and options in the downtown and waterfront districts; seek, and bring to Council for consideration, partnerships that will result in the construction of one or two moderately sized parking garages in waterfront / downtown areas of the City.
4. Bring to Council for decision proposals that result in a public/private partnership redevelopment of the City-owned "Market Plaza" property consisting of the DiStasios's parcel, and, if appropriate to be included in redevelopment, the "Front Street" parking lot (below DiStasio's), and the parking lot at Pacific and Market.
5. Complete the approved feasibility study for a marine services facility (boatyard) and bring to council for information and consideration of next steps.

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FY18 Third Draft Goals and Objectives
as of: January 26, 2017

Goal #4 (Important Goal) - Review and Update Significant City Land Use Plans

Description: This important goal centers around completion of the City’s General Plan / Local Coastal Plan rewrite, and update of other essential land use documents. While the General Plan is the important task, update of some other land use plans and master plans is also priority.

Duration: This is a 2-year goal that should be complete by summer 2019.

Focus: This goal includes objectives related to completion of the General Plan / Local Coastal Plan and other important planning documents.

1. Complete the General Plan / Local Coastal Plan rewrite approved and started in FY16.
2. Complete the zoning code update approved and started in FY17.
3. Ensure affordable housing and vacation rental challenges are addressed in the GP/LCP process and all land use planning.
4. Bring to Council for consideration the results of Code Enforcement outreach on existing codes related to boat, RV and trailer parking / storage on City streets and neighborhoods to determine whether to keep, or modify, related existing ordinances.
5. Bring to Council for adoption a rewrite the secondary unit ordinance (updated in FY16) based on changes in State law.
6. Begin community outreach and Council discussion on future use of the 26-acre Atascadero Road site (location of the existing WWTP) to be prepared to begin master planning that site in FY19.

Section I – Draft Mission Statement

The City Mission statement describes essential tasks, the City staff are to accomplish, and provides a purpose or reason for performing those tasks. The mission statement is complemented with a Community Vision Statement, and Community Values Statement, that are being developed through the ongoing general plan / local coastal plan rewrite process.

Draft Mission Statement: *The City of Morro Bay provides essential public safety services and basic infrastructure to sustain a strong quality of life, providing a safe, clean and healthy place for residents and visitors to live, work and play.*