



CITY OF HALF MOON BAY

City Hall • 501 Main Street • Half Moon Bay • CA • 94019

(650) 726-8250

MEMORANDUM

To: Planning Commission

From: Bruce Ambo, Planning Manager
Carol Hamilton, Senior Planner

Date: January 26, 2016

Subject: Supporting Information for File No. PDP-15-046 _ Fire Training Structure at 1191 Main Street

On December 8, 2015 the Planning Commission continued the above application to the January 26, 2016 meeting and requested that the applicant provide the following additional information:

- Different color choices (dark/light) for the structure;
- Digital image renderings of the training structure that include the existing theater and Fire Station 40; and
- Installation of story poles in conformance with the City's Story Pole Policy.

In response, the applicant has submitted the following:

- Renderings providing color options for the fire training structure and showing the adjacent theater and Fire Station 40 (see Attachment 1);
- A letter from Paul Cole indicating that the story poles were installed on the site on January 4, 2016 with attached site photographs and email from California Story Poles (see Attachment 2); and
- Photographs of the story poles from key vantage points and enhanced photographs from the same vantage points with the area outlined by the story poles shaded in orange¹ (see Attachment 3).

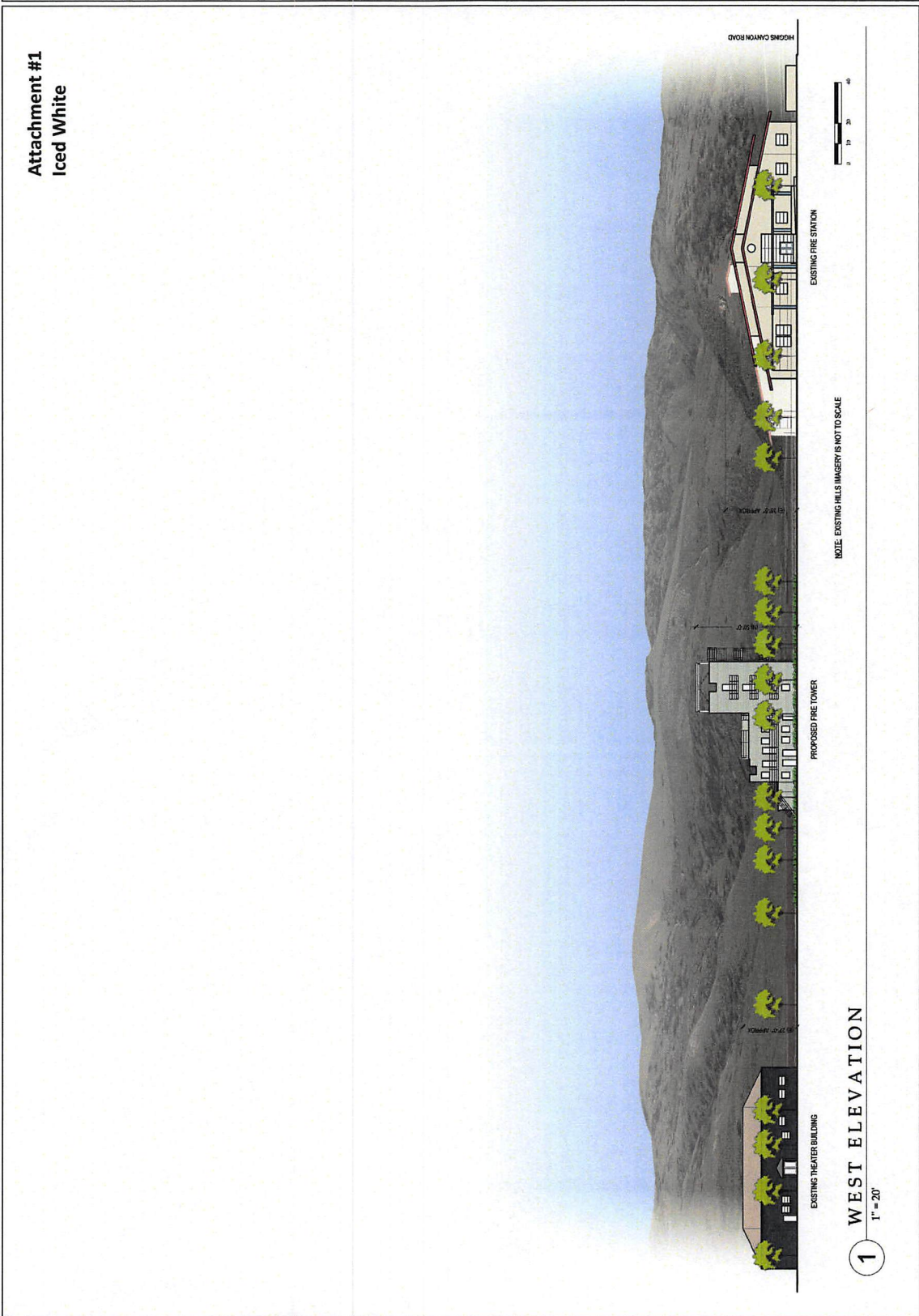
¹ Please note that the orange shaded area does not reflect the open design of the top 6+ feet of the structure, which consists of a frame constructed of steel I-beams that is not enclosed by walls.

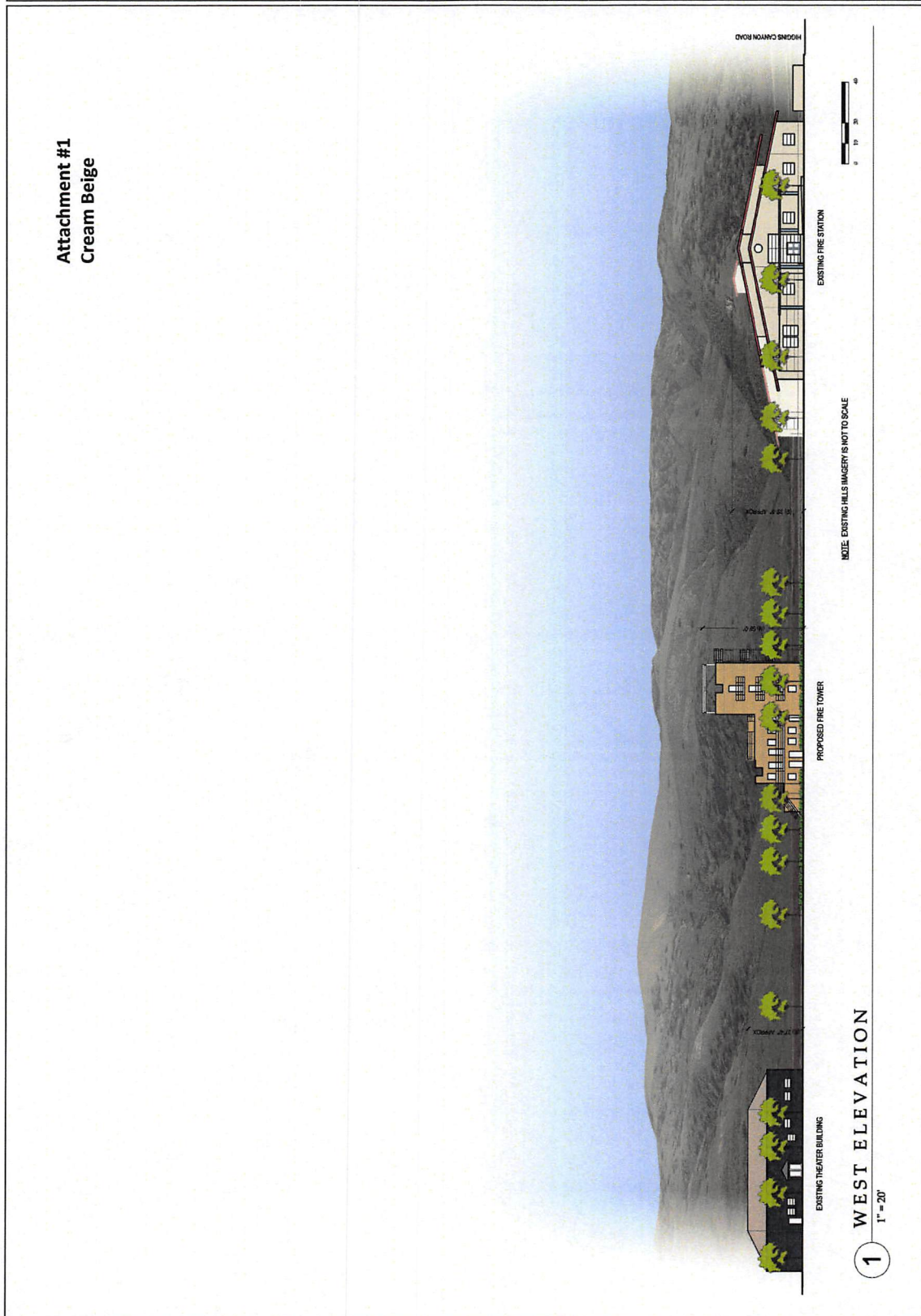
Staff has also included Attachment 4, an additional copy of the original staff report (without attachments) and an updated Draft Resolution, and Attachment 5, public correspondence received after the December 8 Planning Commission meeting.

Should you have questions, please contact Carol Hamilton at chamilton@hmbcity.com or (650) 712-5836.

Attachments: **With Attachments 1-3**

1. Training Structure Renderings
2. Letter from Paul Cole and attachments
3. Photographs and Enhanced Photographs
4. December 8, 2015 Staff Report and Updated Draft Resolution with Findings (Exhibit A) and Conditions (Exhibit B)
5. Public Correspondence

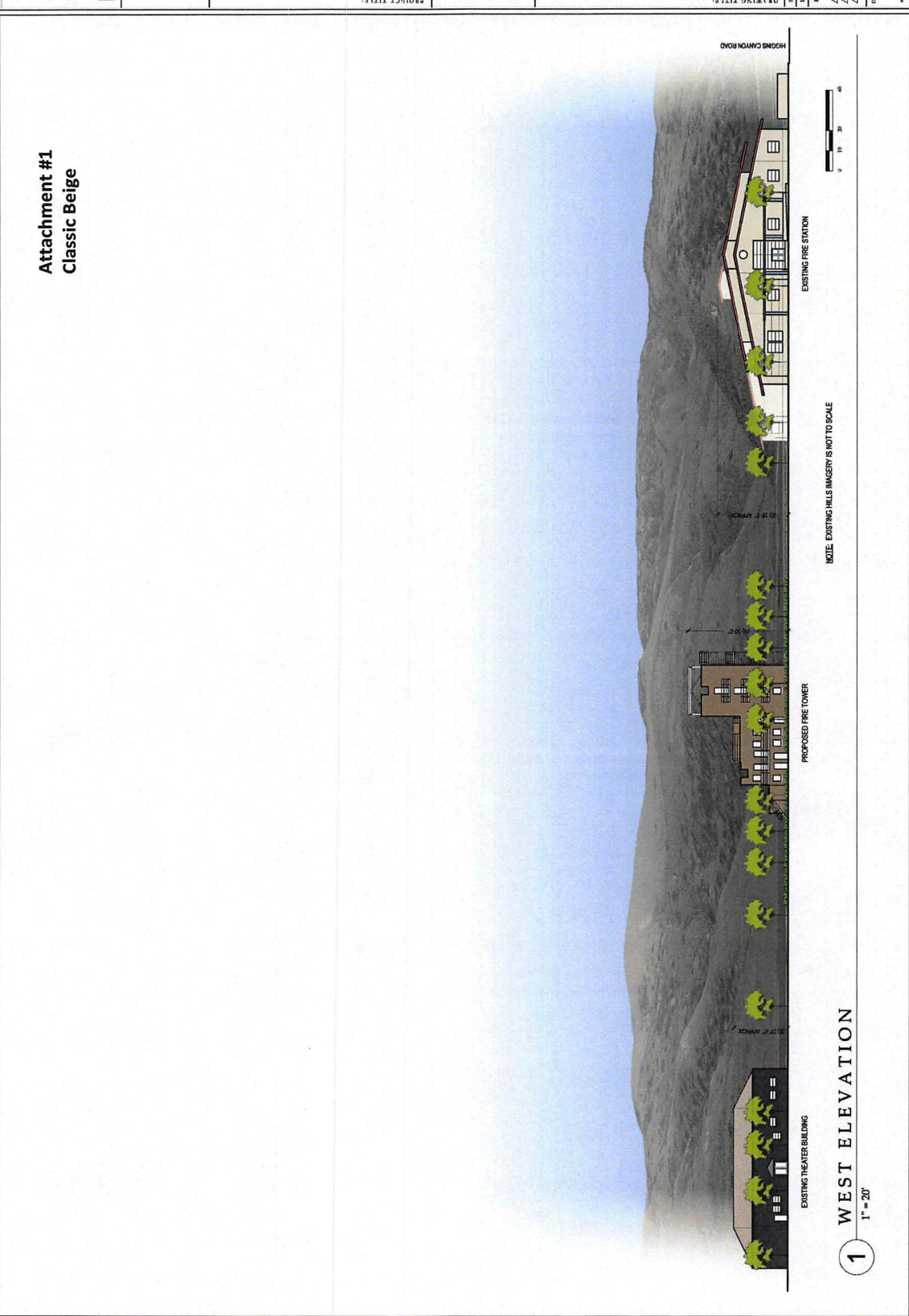




1

Attachment #1
Slate Gray

DRAWING TITLE: Station 40 Training
Prop Street Elevation





COASTSIDE FIRE PROTECTION DISTRICT

1191 MAIN STREET, HALF MOON BAY CA 94019

TELEPHONE (650) 726-5213

FAX (650) 726-0132

January 11, 2016

Carol Hamilton, Senior Planner
City of Half Moon Bay
501 Main Street
Half Moon Bay, CA. 94019

Re: Story Poles for fire training tower at 1190 Main

Dear Ms. Hamilton:

I am in receipt of the Affidavit of Property Story Pole Compliance for PDP 15-046. This letter may serve as verification that the poles were installed on January 4, 2016, though there is a single deviation from the City's pole policy. That deviation is that flagging was utilized instead of netting per the recommendation of California Story Poles, the firm that installed the poles. This was done because the poles are 50' tall, we are in an El Nino weather pattern with periodic strong storms and high winds, and the netting usually used creates too much wind resistance to be installed safely, adding further to liability concerns. Please see the attached e-mail from Ashley Snodgrass of California Story Poles, the firm that installed the story poles that provides additional information regarding the technical difficulties in utilizing netting in this case.

It is the intent of the Fire District to satisfy the desire of the Planning Commissioners to visualize the location and scale of the structure more clearly than they could from photos and CAD drawings alone. We feel this installation, used with the photo mock-up submitted, can adequately help them do so. As requested, additional renderings of the prop will be submitted to the City.

If you have any concerns or questions about this letter, please do not hesitate to contact me.

Sincerely,

Paul Cole, Assistant Chief
Coastside Fire Protection District

Attachment: January 11. 2016 e-mail – California Story Poles

Ashley Snodgrass

<ashley@californiastorypoles.com>

7:55 AM (31 minutes ago)

to Paul Cole, me, Chad

Dear Chief Paul Cole,

The story pole installation at 1191 Main Street, was installed with string lines with flagging (flag rope) rather than the 24" mesh. This was noted on the plan submitted for approval. The pole heights of this installation are extremely tall and due the temporary nature of these installations, the permanency of the poles, wires and string lines cannot be guaranteed.

In our experience and past and future installations, we will not use the construction mesh for poles of this height and use the flag rope in it's place. The mesh is much more rigid and heavy and in rainy and windy conditions, especially on a site like this that is open to the elements and not protected from the winds. The mesh catches the winds, whips around and vibrates at a high velocity, snapping the guys wires and bringing the poles down or will travel with the wind until they are stopped by objects or people, causing severe property and personal damage.

In the past, other City agencies with similar installation requirements have allowed flag rope in place of the mesh, as it still provides a strong visual of the scale and massing of the proposed project, while putting safety of the community as the priority and reducing the risk of liability for the property Owner from damage caused by the poles, in this case, Cal Fire.

In addition, the City Policy, in attachment A, states "Netting of at least 2 feet wide of woven plastic snow fencing, or another equally suited material in international orange." The City may consider the flag rope as an equally suited material?

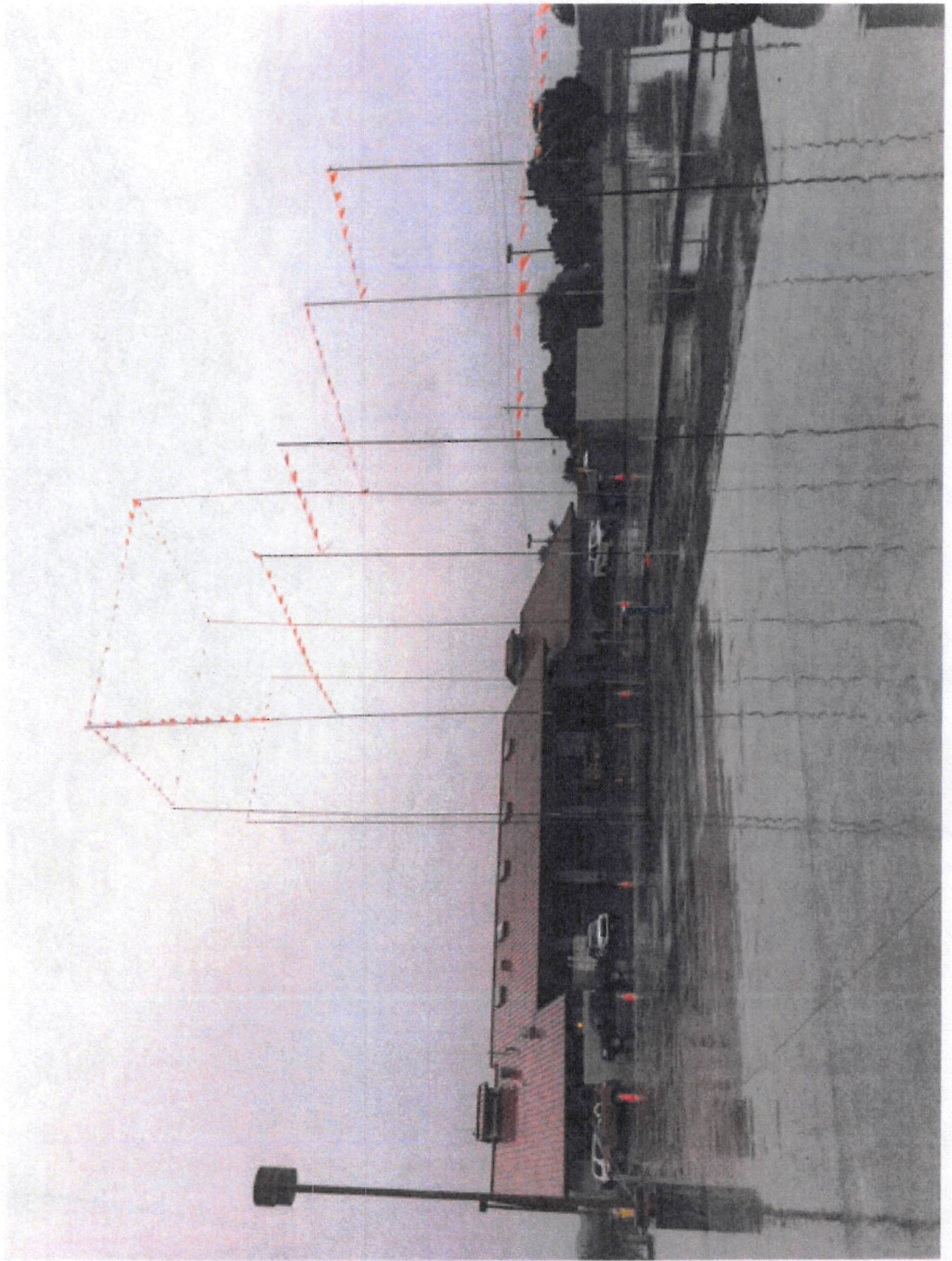
Thank you.

A S H L E Y S N O D G R A S S

California Story Poles

ashley@californiastorypoles.com

(650) 618-9892





Attachment 3

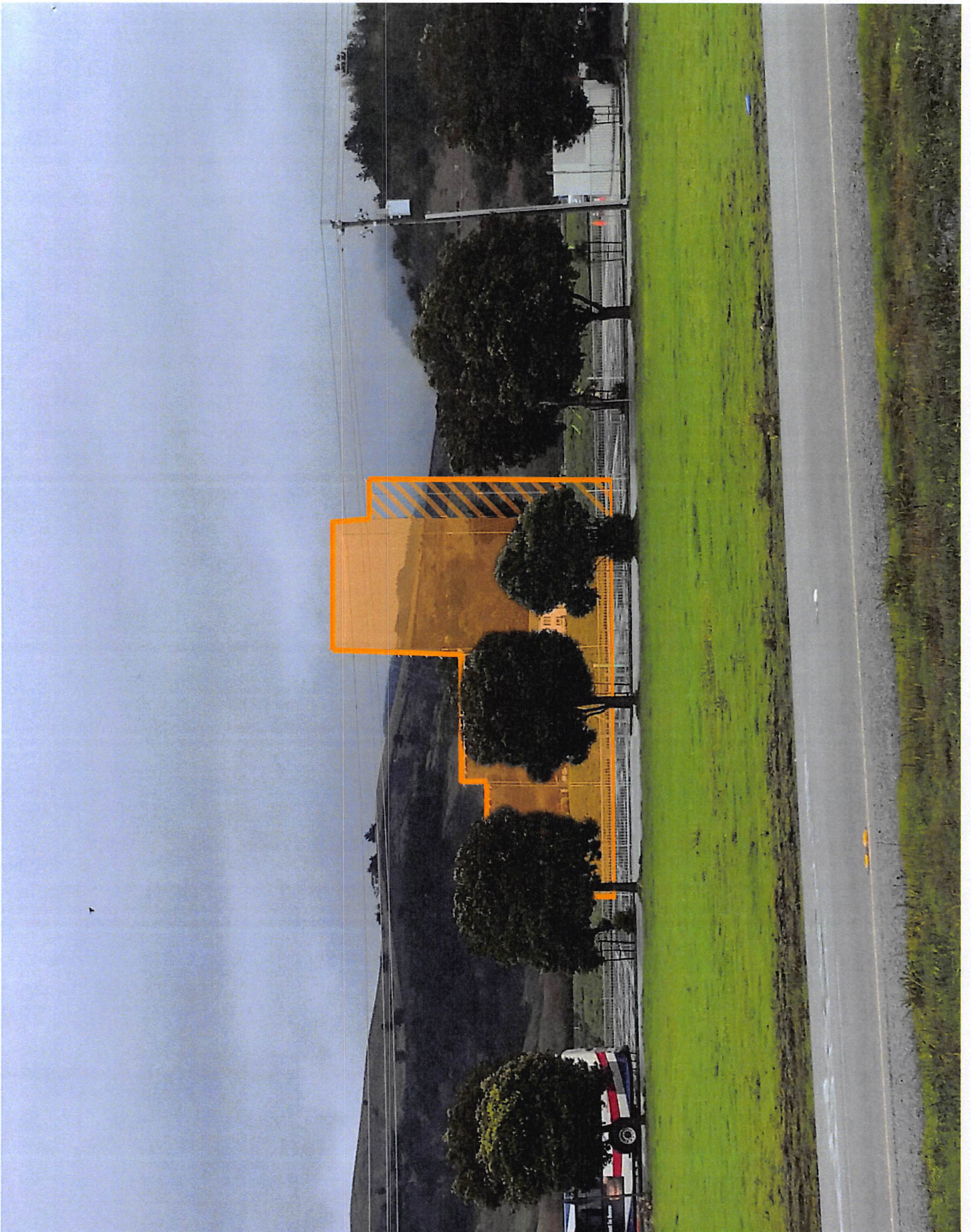
Photographs and Enhanced Photographs











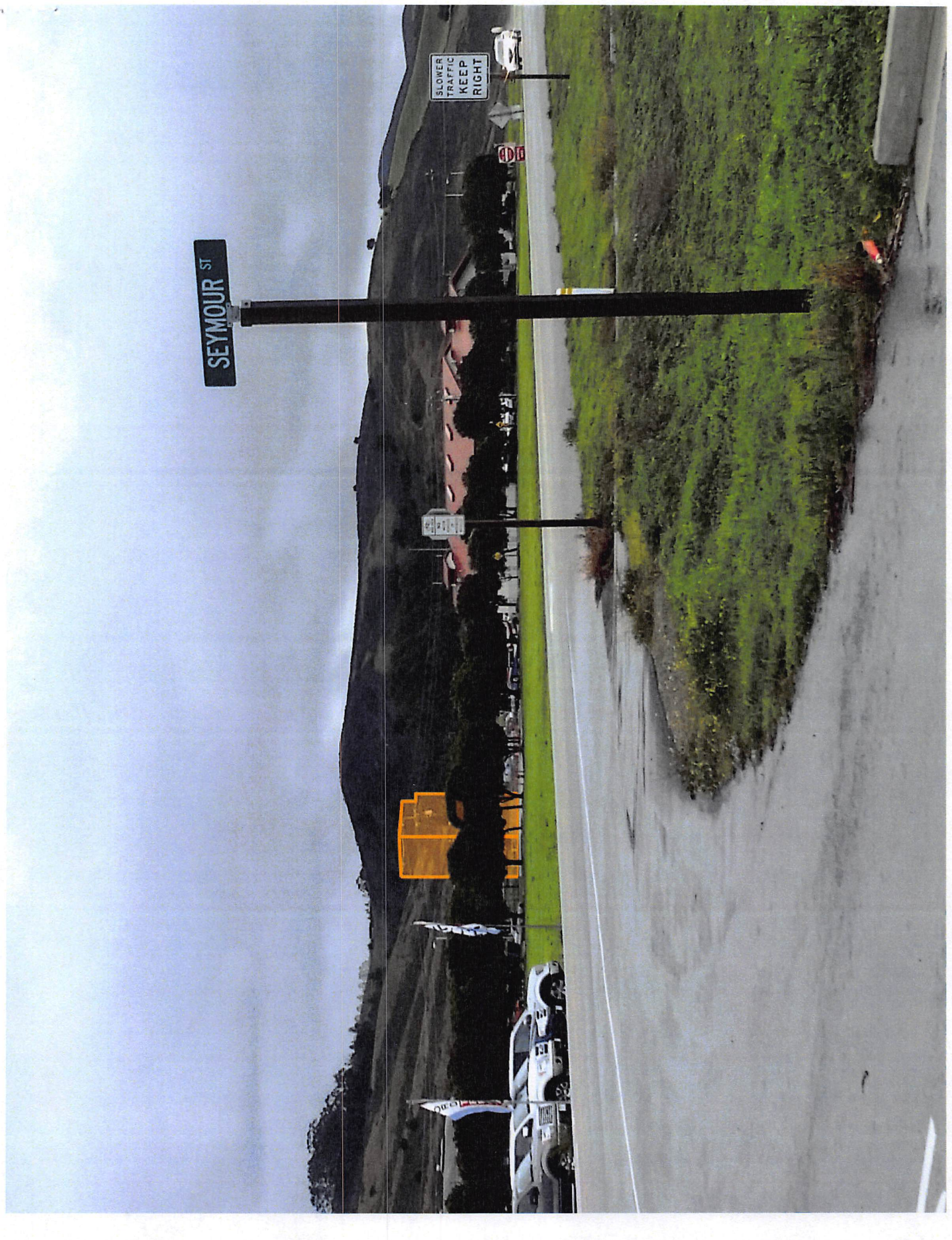


SEYMOUR ST

SLOWER
TRAFFIC
KEEP
RIGHT



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