



Moraga

Public Meetings

Town Council

Wednesday, Feb. 25, 7 p.m.
 Wednesday, March 11, 7 p.m.
 Joaquin Moraga Intermediate School,
 1010 Camino Pablo

Planning Commission

Monday, March 2, 7 p.m.
 Moraga Library, 1500 St. Mary's Rd.

Design Review

Monday, March 9, 7 p.m.
 Moraga Library, 1500 St. Mary's Rd.

School Board Meeting Moraga School District

Tuesday, March 10, 7:30 p.m.
 Joaquin Moraga Intermediate
 School Auditorium
 1010 Camino Pablo, Moraga
 www.moraga.k12.ca.us
 See also AUHSD meeting page A2

Check online for agendas, meeting notes and announcements

Town of Moraga:

www.moraga.ca.us
 Phone: (925) 888-7022

Chamber of Commerce:

www.moragachamber.org

Moraga Citizens' Network:

www.moragacitizensnetwork.org



Moraga Police Department

Stolen car, 2/10/15 A Camino Peral resident parked and locked his white 1994 Saturn in front of his residence at around 9:45 p.m. As he was preparing to leave the next morning at 8:30 a.m. the car was gone. The area was searched but the Saturn was nowhere in sight.

Gift basket swiped, 2/11/15 A Corte Maria resident reported that sometime between 9 a.m. and 3 p.m., an unknown person removed a gift basket intended for a charity auction from his front porch. The basket, valued at \$100, was supposed to be picked up at 3 p.m. by one of the charity event organizers.

It was picked up, but not by the intended party who also neglected to leave a donation for the mystery charity. Is the stolen basket still tax deductible?

Asleep at the wheel, 2/11/15 On Paseo Del Rio at Campolindo Drive cops responded to a report of a person sleeping or passed out in a parked car. The subject displayed objective signs of alcohol intoxication, once awoken. After finding out his or her blood alcohol level was more than three times the legal limit, the subject was arrested and taken to jail. Lesson: You don't have to be driving to get a DUI. Call a cab; it will be way cheaper in the long run.

Strong arm robbery, 2/16/15 In the middle of the afternoon, near the corner of Camino Ricardo and Dane-field two males in black hoodies exited a Mercedes with dark tinted windows and confronted a woman. The two suspects reached for a woman's over the shoulder khaki purse and ended up dragging her approximately 15 feet while forcibly attempting to remove her purse. The victim said her purse contained \$200

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Chickens and Energy Efficiency

Moraga to look into Climate Action Plan strategies

By Sophie Braccini

At its Feb. 11 meeting, the Moraga Town Council authorized the launch of a small farm animal ordinance study and accepted the participation of the town in a free energy efficiency assessment program for homeowners. Council also authorized staff to look into streamlining the permit process for solar panels and research possible participation in the Property Assessed Clean Energy (PACE) loan program, a funding mechanism for homeowners to finance energy investments.

The topics were brought to the council as a result of the Climate Action Plan accepted by the town at the end of last year.

PACE programs allow homeowners to invest in energy or water saving equipment and pay the loan back over time as a voluntary property tax assessment. A representative of the Home Energy Renovation Opportunity program – one of the companies offering PACE programs locally – attended the council meeting. “There would be no cost and no

risk to the town,” she said. “We have funded 25,000 projects so far that represent \$481,000 and created 4,000 jobs.” The majority of Contra Costa County cities participate in the program.

The town of Moraga decided to participate in the California Youth Energy Services (CYES) program in partnership with the city of Lafayette. The program trains young adults ages 16 to 22 to conduct free energy audits in homes, propose measures to improve performance and inform owners of possible actions and available rebates. Assistant Planner Ella Samonsky, who presented the information, said she talked to the city of Martinez, which has been using the program for a year and is enthusiastically signing up for another year.

Lafayette and Moraga are partnering to pool resources. Lafayette will provide the electronic equipment for CYES youth, while Moraga will give them access to office space at the Hacienda de las Flores. A \$20,000 grant from East Bay Energy Watch

will pay for the cities' contribution to the program. The council unanimously approved the town's participation for the summer of 2015, after Councilmember Teresa Onoda made sure that CYES would exclude homes of sex offenders from those being visited by the youth.

On the topic of small farm animals, council members recommended that staff review the Lafayette ordinance that allows homeowners to raise a small number of chickens, rabbits or bees on their property, and the Pleasant Hill ordinance that categorizes chickens (not roosters) and rabbits as pets and allows people to have a small number of them. At this time Moraga residents need to have an acre of land in order to keep any kind of farm animal.

Staff will return sometime this year with a proposal to council about this, the potential streamlined solar panel process and the possibility for Moraga residents to participate in the PACE program.

What is the PACE program?

PACE is a State Assembly-authorized program to finance energy efficiency, water efficiency and renewable energy projects with little or no up-front costs. It is available for commercial, municipal and residential owners. The project is paid back over time as a voluntary property tax assessment through the existing property tax bill. The idea is to keep the monthly payments low enough that the utility savings may exceed payments. Examples of eligible investments include attic insulation, heating, ventilation and air conditioning replacements, solar photovoltaic and thermal systems, and low-flow toilets.

Source: <http://energycenter.org>

Historic Preservation Adopted After Tense Debate

By Sophie Braccini

The second and final reading of a new ordinance is often a formality, since the Town Council has usually finalized and approved the ordinance during the first reading. But at the Feb. 11 second reading of the Moraga Historic Preservation Ordinance, strong words were exchanged, including the threat of a lawsuit. The text was finally adopted with two of the five council members opposed.

in cash, a passport and a work visa. The Mercedes was last seen traveling south on Camino Ricardo.

Grand theft, 2/15/15 Sometime between 2 p.m. on Feb. 15 and 8:30 a.m. on Feb. 16 an unknown suspect entered a car parked on Miramonte Drive and removed two sets of aviator headphones, valued at \$1,100. The reporting person said there were no signs of forced entry and nothing else appeared to have been taken.

Other crimes in Moraga that occurred from Feb. 15-17:

Outside Agency Assist – Canyon post office

Vehicle Tampering – Alta Mesa

Auto Theft – Camino Ricardo

False Alarm – Moraga Way, School Street, Brookfield Drive, Del Rio Way, Kingsford Drive,

Identity Theft – Donald Drive

Traffic Incident – Moraga Road

Noise Complaint – Donald Drive

Petty Theft – Sanders Drive

Suspicious Circumstances –

Draeger Drive, Donald Drive, Wal-

ford Drive

Runaway Juvenile – Calle La Mon-

tana

Vice-Mayor Mike Metcalf and Councilmember Phil Arth asked that their names be precisely cited on the record as the opposing parties to the ordinance. The two men sided with property owners and residents who voiced their opposition to the text stating that the support of an owner is not required to designate a piece of property as historic.

Dave Bruzzone, whose family owns most of the Moraga Center Specific Plan area, reiterated his concerns about the risks carried by the text. “Anybody, on a whim, could make the findings ... to designate any property as a historical landmark,” he said. The Moraga Ranch area is of particular concern to him.

Bruzzone was not the only resident to voice his opposition to the text. Longtime Moraga resident Bar-

bara Simpson was one of the most explicit. “The issue for me is property rights,” she said. “I am appalled ... that property rights have to take second fiddle to what the town wants. There is such a thing as property rights in the Constitution. ... You can expect a really nasty lawsuit ... and I'll be one of the people behind it.” She said she believes that the target of the ordinance is the Rheem Theatre, which is currently for sale, adding that if the town wants to preserve the building it should buy it.

Judy Dinkle from the Hacienda Foundation indicated that there are pros and cons for the Hacienda to be declared a historical landmark and asked the council to delay its decision.

Metcalf was absent during the first debate. He tried to convince his fellow councilmembers by demon-

strating that the California Environmental Quality Act (CEQA) has enough teeth to protect the historical character of buildings. He added that he was concerned about the addition of orchards as a feature that could be declared worthy of historic preservation. Councilmember Arth added that he found it unfair to impose a designation on a property owner, and reminded his colleagues of the compounding factor the designation carries of maintaining the structure at the owner's expense.

Mayor Roger Wykle, councilmembers Teresa Onoda and Dave Trotter remained convinced that this text was the best tool to protect Moraga's heritage and the text was approved. It will go into effect after March 13.



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