

*Your City, Our Community*

SAN MATEO NEWS

October 2024

Letter from Your City Manager



San Mateo is a wonderful place to live and work. Our city is brimming with energy and potential, and a vibrant community spirit. Like any

city, we face many challenges. However, I am confident that we have the dedicated and talented Council, staff, residents and businesses it takes to keep building a community that is better for everyone.

To keep San Mateo an exceptional and inclusive city, I've outlined five operational priorities, in alignment with the City Council Vision and Strategic Direction, designed to prepare this organization to serve the City and its residents better now and into the future:

Improve Communications and Community Engagement

It is our goal to provide more proactive communications that result in effective collaboration between the City and the community. Our duty is to both inform and listen to the community and be transparent and inclusive in our efforts to engage with and support people of all backgrounds. We have launched a campaign to make this happen, including mailing

newsletters to the entire community, issuing weekly electronic newsletters, increasing our messaging on social media, translating our messages in Spanish, and working on Diversity, Equity and Inclusion initiatives that bring new voices to the table.

Land Use

With the recent passage of our Housing Element and General Plan 2040, we are now concentrating our efforts on implementation of the Council and community vision for our future. With a focus on economic vitality and the housing goals of protection, preservation, production, promotion, and affirmatively furthering fair housing, we hope to achieve our land use goals as expeditiously as possible.

Capital Improvement Program (CIP)

As stewards of our city, we must reinvest in and maintain our infrastructure, such as the Clean Water Program, parks, bikeway/pedestrian projects, stormwater and street rehabilitation and more. We will work to position our CIP program to efficiently and effectively deliver much needed infrastructure projects. Funding this effort is a challenge, and we will need to identify future funding sources to ensure we can accomplish this goal.



Financial Sustainability

While current reserves are strong, long-term forecasts show budget challenges. We are proactively exploring opportunities for revenue growth while implementing cost-saving measures to maintain essential services and build a healthy financial future.

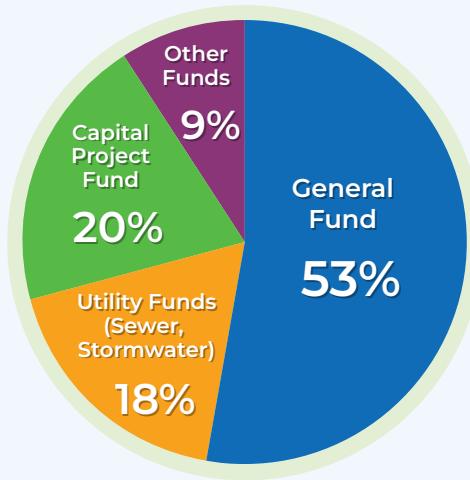
Attract and Retain Staff

The City's greatest resource is our staff, so we're dedicated to hiring talented, diverse and kind team members to fill our open positions. We're committed to providing the training and opportunities they need to be successful and meet the growing needs of our community.

I am honored to serve as your City Manager and incredibly excited about the future of the City of San Mateo. I encourage you to read about what we're accomplishing, and engage with us on important initiatives to help guide us in continuing to build a community that supports and values everyone.

Alex Khojikian
City Manager

San Mateo Fiscal Year 2024-25 Budget Update



In June 2024, the City Council adopted the FY 2024-25 budget, totaling \$321.3 million for operations and capital improvements. As shown in the pie chart, 53% of the budget is attributed to the General Fund, which supports core services like police, fire, library, parks and recreation, engineering, street maintenance, housing, planning, and general administration. The second-largest allocation (18%) funds City utilities, including sewer services, stormwater and flood control. For capital projects, \$65.2 million (20%) is budgeted for completion of the Clean Water Program, roads and bridges rehabilitation, bikeway/pedestrian safety projects, parks and facility improvements.

General Fund Budget

The General Fund budget for FY 2024-25 is \$180.4 million, with \$168.8 million for operating expenditures and \$11.6 million in transfers out, of which \$8.1 million supports capital improvements.

The budget reflects moderate growth in most General Fund revenues. The top three revenues are property tax, sales tax, and real property transfer tax. Property tax growth is expected to slow to 3-4% due to high interest rates and a cooling real estate market. Additionally, there is uncertainty due to shortfalls of property tax in-lieu of Vehicle License Fee (VLF) that the City receives from the State of California. Sales tax remains flat at \$30 million. Real property transfer tax revenue, which fluctuates with economic conditions, is anticipated to be \$8.0 million, down from \$14.0 million two years ago.

With expenses exceeding revenue, the General Fund faces a projected \$10.6 million budget deficit for FY 2024-25 to maintain service levels and continue our investment in critical capital projects.

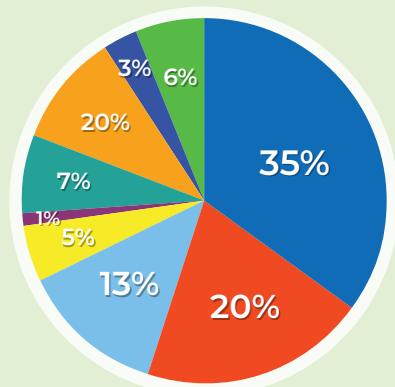
General Fund Top 3 Revenues



implement a financial sustainability plan. By doing so, we can build resilience, adapt to fiscal challenges, and ensure the City remains financially healthy while continuing to invest in our community's future.

General Fund Budget by Department

Police	.....	\$63.50
Fire	.....	\$36.10
Parks & Recreation	.....	\$22.60
Library	.....	\$9.80
Community Development	.....	\$2.30
Public Works	.....	\$11.70
General Admin	.....	\$17.80
Non-Departmental	.....	\$5.00
Transfers Out	.....	\$11.60
Total (Millions)		\$180.40



Challenge and Outlook

The FY 2024-25 budget was developed amidst significant financial challenges, including declining home sales, record-high commercial vacancy rates, elevated interest rates, inflation, rising service costs, and aging infrastructure. While the General Fund currently has healthy reserves to cover this year's \$10.6 million deficit, relying on reserves to balance the City's budget is not sustainable.

Parks, open space, playgrounds, libraries, vibrant recreation facilities, smooth and safe streets, storm and flood controls, and clean water infrastructure are essential for a thriving community, and maintaining city services is a priority for all. The City is committed to providing excellent services and investing in our infrastructure and facilities. However, we must also be realistic about our financial situation, prioritize resources, and balance needs.

The General Fund reserves give us a runway to develop and implement a financial sustainability plan. By doing so, we can build resilience, adapt to fiscal challenges, and ensure the City remains financially healthy while continuing to invest in our community's future.

Nov. 5 Presidential Election Update

First Elections for Districts 2 and 4

In November 2021, the City formally made the switch to district-based elections for Councilmembers. This November will be the very first election for Districts 2 and 4. If you're not a registered voter in those districts, you'll still receive a ballot with state and federal candidates, along with the citywide ballot measure, but there won't be any City Council candidates on it. The next elections for Districts 1, 3, and 5 will be held in 2026.

Measure T

Measure T is a measure that will seek voter approval of the Land Use Element in the City's recently adopted General Plan 2040, which establishes the allowable height, density, and intensity for residential, industrial, and commercial designations. Measure T would amend limits set in the preceding measure (Measure Y) and allow for full implementation of the Land Use Element and Land Use Map. The Measure includes a map that shows where the limits of Measure Y would continue to be in effect, and which areas would be allowed to have increased height, density and intensity limits, namely the downtown, near Caltrain stations, and along transit corridors such as El Camino Real.

Ballot measure arguments, rebuttals, and the City Attorney's Impartial Analysis of Measure T can be found on the City's website along with detailed information on the ballot measure's development process, research, and outreach efforts.



Campaign Finance Dashboard

The City of San Mateo is proud to offer a unique service that gives residents easy access to view the campaign finances of council candidates—the Council Campaign Financing Dashboard! The first tracking tool of its kind in our county, the Dashboard provides an interactive way for people to easily navigate campaign finance information, including contributions by location and contributor, candidate expenditures, and more! Visit www.cityofsanmateo.org/CampaignDashboard to access the dashboard.

General Election Voting Starts October 7, 2024

Voting in the upcoming General Election will begin on **Oct 7, 2024**, and continue until Election Day, Nov 5, 2024. You have several ways to cast your ballot:



By Mail: Use the postage-paid return envelope.



At a Drop Box: Find a convenient location near you.



In Person: Visit any San Mateo County Vote Center.

Vote Centers will be open from 9:00 a.m. to 5:00 p.m. starting Oct. 7. Additional Vote Centers will open on Oct. 26 and Nov. 2. On Election Day, Nov. 5, polling hours are from 7 a.m. to 8 p.m. Find a list of Vote Centers and Drop Boxes at www.smcvote.gov.

Fire Prevention Month

October is Fire Prevention Month, the perfect time to make sure you are ready for wildfires and know how to prevent home fires.

Wildfire Safety

Protecting your family and home from wildfires ranges from creating defensible space outside your home and selecting fire-resistant building materials and plants to creating a wildfire action plan and evacuation kit. Visit CalFire's Ready, Set, Go website at www.readyforwildfire.org to learn everything you need to know to get ready!

Getting real-time information is critical if there's an emergency such as a wildfire in your area. If you haven't already, we recommend signing up for:



SMC Alerts

provide emergency alerts and warning messages via text, email and voice. This is a free notification system, and residents can receive messages, images and maps in multiple languages. Sign up at www.smegov.org/dem/smc-alert.



Nixle

keeps you up-to-date with alerts from the San Mateo Police Department via text on relevant emergency information that affects your area. Learn how to sign up and follow us on social media at www.cityofsanmateo.org/SMPDSocialMedia.



Genasys Protect

offers up-to-date evacuation information and reduces confusion for those who need to evacuate quickly. This tool allows users to search addresses, communicate and plan effectively using a common platform for first responders and community members.

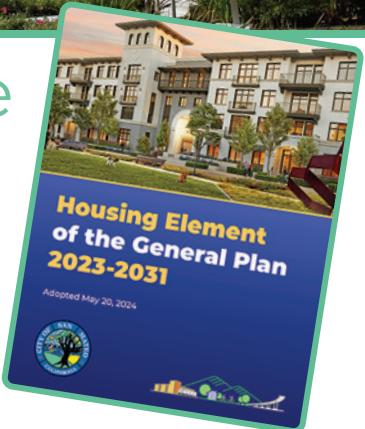
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Housing Element Certified by State

San Mateo's Housing Element, a state-mandated plan for how the City can support increased housing production and set policies to meet current and future housing needs, was adopted by the City Council on May 20, 2024 and certified by the California Department of Housing and Community Development (HCD) on July 23, 2024. HCD found that the adopted Housing Element, which covers now through 2031, was in substantial compliance with State Housing Element Law.

San Mateo's Housing Element identifies five overarching goals:



PRODUCTION

Facilitate the development of new housing at all income levels, especially affordable housing. The City is required to plan for the production of at least 7,015 new housing units by 2031.



PRESERVATION

Limit the impacts of gentrification and displacement on lower-income residents by expanding tenant protection policies, supporting local service providers and monitoring rental rates and displacement trends.



PROTECTION

Support maintenance and preservation of existing affordable housing, both deed restricted as well as naturally affordable units, for middle- and lower-income households through acquisition and investment programs.



PROMOTION

Promote community engagement and public outreach to increase education and awareness about housing issues.



AFFIRMATIVELY FURTHER FAIR HOUSING

Address fair housing issues to foster inclusive communities and support racial equity, fair housing choice, and opportunity for all.

Work to implement the Housing Element and achieve these goals is already underway, with over 120 policies and programs to be completed by 2031. Over the next year, the City will be focusing on significant housing policy initiatives including:

Production

- Update the Zoning Code to reduce or eliminate constraints to housing construction and allow all housing types consistent with State law.
- Update the City's Below Market Rate (Inclusionary) Housing program to increase the number and variety of affordable units produced, including family-sized units.
- Develop a housing funding strategy that best utilizes local housing funds and leverages outside funding sources to support affordable housing production.

Protection

- Update and expand the City's tenant protection and anti-displacement policies.
- Update the Zoning Code and applicable policies to be consistent with fair housing laws.

Promotion

- To ensure community awareness and incorporate public input, there will be public outreach and engagement as part of these efforts.
- The Housing Resources webpage will be expanded to include additional housing information and resources.
- For more information regarding the 2023-2031 Housing Element, go to www.cityofsanmateo.org/HousingElement2023.



Sustainability Initiatives

The City of San Mateo has a long-standing commitment to environmental stewardship and sustainability. The City's Climate Action Plan (CAP) includes strategies and measures to reduce greenhouse gas (GHG) emissions, from building electrification and renewable energy to sustainable transportation. Below are a few ways you can easily reduce your GHGs.

Rebates for Electrifying your Home

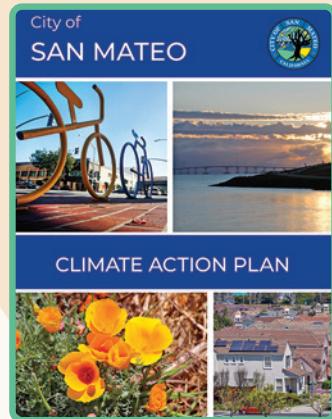
Switching to emissions-free electricity is easier with a variety of rebates. Check out rebates for electric appliances, including heat pump water heaters, heat pump HVAC, leaf blowers and electric panel upgrades at www.cityofsanmateo.org/sustainability.

Sustainability: City receives CalTrans Grant for Development of Sea Level Rise Adaptation Plan

During the development of the City's Strive San Mateo General Plan 2040, community members identified as a top priority the development of a comprehensive strategy for sea level rise, an increase in the level of the world's oceans due to the effects of global warming. In alignment with the community's vision, the City of San Mateo is excited to be a recipient of the Caltrans 2024-2025 Sustainable Transportation Planning Grant to develop an Adaptation Plan for Sea Level Rise.

The Plan will build on regional efforts such as the County of San Mateo Sea Level Rise Vulnerability Assessment to produce

ELECTRIFY SAN MATEO



STRIVE SAN MATEO GENERAL PLAN 2040

a planning document specific to the City of San Mateo. It will include an existing conditions assessment and technical analysis to develop criteria for evaluating vulnerable areas, hydrologic and hydraulic modeling to establish minimum elevations required to address projected sea level rise in 2050 and 2100 and more. The Plan will include a prioritized list of facilities and infrastructure which may require site-specific adaptation strategies, and a funding and financing analysis to provide next steps toward Plan implementation. A Request for Proposals for a technical consultant is expected to be released by the end of the year.

SMPD's HOT Team Helps End Cycle of Homelessness

Pilot Program Pairs Police with Mental Health on Calls

The Community Wellness and Crisis Response Team (CWCRT) is a regional two-year pilot program that assigns a mental health clinician to each participating city's police department—San Mateo, Foster City, Daly City, and Redwood City.

On service calls involving behavioral health crises, the officers ensure safety while the clinician works to assess, provide, and connect the subject in crisis with optimal services. Approximately 15.5% of the calls are for the homeless—nearly 200 people each year—and the team has successfully helped them to access resources such as housing, mental and behavioral health support, and address possible addictions.

The two-year grant for this pilot, which is being studied by the John W. Gardner Center of Stanford, ended July 1, 2024. With the success of the program over the last two years in San Mateo, which included a full-time clinician assigned to SMPD, the SMPD collaborated with Foster City Police Department to expand the program earlier this year by hiring a full-time licensed mental health clinician that will support both cities.

Retail Task force Update

The San Mateo Police Department, in collaboration with the San Mateo County District Attorney's Office and the police departments from Daly City and San Bruno, joined forces on Oct. 1, 2023, to fight against organized retail theft (ORT) within our communities. This effective partnership is part of an ongoing operation made possible by a grant awarded by the Board of State Community Corrections (BSCC).

Since its inception, the ORT agencies have deployed dozens of officers, who've yielded remarkable results including over 150 arrests and \$52,000 in recovered stolen items. Together with our partners and stakeholders, SMPD will continue to combat organized retail theft and safeguard the well-being of our residents and businesses.



Public Works Getting San Mateo Storm Ready

In the last several years, San Mateo has experienced its fair share of heavy rains. As we gear up for rainy season, Public Works has been busy with a variety of projects to mitigate flooding and cost impacts of flood insurance for San Mateans.

Stormwater Master Plan Update

Public Works staff has worked hard to maintain the City's aging storm drain infrastructure and address capacity deficiencies as storms intensify due to climate change. To plan for the threat of climate change as well as maintain and upgrade the aging infrastructure, the City is updating its Storm Drain Master Plan. This update, which will take approximately 12-16 months, includes documenting the condition of the existing infrastructure, identifying system capacity limitations, and identifying a prioritized list of capital improvement projects. This effort will be funded in part by the Community Flood and Storm Protection Fee that was approved by San Mateo property owners in January 2024.

Underground Flow Equalization System

When heavy rains overwhelm the sewer collection system's capacity, sewage can flow out of the system and into the streets. That's where the City's robust new Underground Flow Equalization System (UFES) comes in. This underground, 5.3-million-gallon sewage storage project is nearly complete, and has already been operational through the four major rain events experienced in 2024, during which the system has temporarily held roughly 8 million gallons of diluted wastewater.

North Shoreview Flood Assessment District FEMA Mapping Update

City Council approved a \$24 million agreement on May 4, 2020 for construction of the North Shoreview Flood Improvement Project. The project included raising a 1,300-foot levee segment located between the San Mateo and Burlingame border to protect against flooding from the San Francisco Bay, upgrading two of the City's storm pump stations, and installing trash capture devices to comply with regulatory mandates to keep trash out of the Bay.

In June 2023, following successful completion of the project, the City submitted information to the Federal Emergency Management Agency (FEMA) to request a revision to flood zone maps to get affected neighborhoods out of the FEMA flood zone, which would remove mandatory flood insurance requirements. After several rounds of comments, FEMA provided the City a Letter of Final Determination which included updated Flood Insurance Rate Maps. The City anticipates these maps, presently available on FEMA's website, will become effective on Oct. 11, 2024 and will effectively remove requirements for mandatory flood insurance on homes with federally backed mortgages.

Dredging of the Marina Lagoon

The Marina Lagoon, an approximately four-mile-long brackish water body that meanders through the City of San Mateo, serves as a critical flood control facility that receives stormwater runoff from roughly two-thirds of the City. Since its original construction in 1964, the Marina Lagoon has not been dredged in a significant capacity. In September 2023, City Council appropriated \$3 million to the operating and capital budgets for storm-related preparations and improvements, with a portion of the funds allocated toward a currently-active effort to dredge sediment from targeted areas at the mouths of creeks entering the Marina Lagoon, anticipated to begin in summer 2025.

In pursuit of further improvements for full-scale dredging, the City has actively sought federal funding opportunities. We are working closely with our House Representative Kevin Mullin as well as Senator Butler and Senator Padilla as well as collaborating with the Army Corps of Engineers to explore additional resources for the full-scale dredging of the Marina Lagoon. The City's flood control needs were added to the Federal Water Resources Development Act for 2024 as a new project, authorizing the Army Corps of Engineers to conduct a feasibility study, pending appropriation of funding.



Community Updates



ADA Improvements Underway at Beresford Recreation Center

The City's Parks and Recreation Department is excited to share that construction is underway on improvements that will help Beresford Recreation Center meet the current Americans with Disabilities (ADA) standards. The project aims to provide a more welcoming way for everyone to enjoy the Center, which has been providing the community with youth and adult classes, camps, preschool and afterschool activities for over 50 years. These updates, which are expected to be completed by winter 2025, include a new accessibility ramp and associated stairs connecting the parking lot to the front entrance of the building facing Alameda de las Pulgas.



Library

Genealogy Services at the San Mateo Public Library

As part of our continuing commitment to being San Mateo's historical "memory bank," this year the San Mateo Public Library (SMPL) welcomed the San Mateo County Genealogy Society (SMCGS), which offers 1:1 genealogy research support free to all patrons. They are also committed to improving its services to patrons of color, whose genealogy search efforts are often more complicated.

On Oct. 19, SMPL patrons are invited to share a family history story or San Mateo County story at a special event co-hosted by SMCGS. Participants will be entered into a drawing for prizes and the opportunity to have their story published and to read aloud at the event. For more details on library's event calendar at sanmateopublic.libcal.com/calendar/.

Downtown Comes Alive with Exciting Events, Beautification, and New Businesses

The City, Chamber of Commerce, and Downtown Association have been introducing new events to the Pedestrian Mall on B Street, such as a pet adoption fair, Downtown Live! performances, and a game day. This fall, we've been excited to bring back events such as "September Nights on B," "the Pink Patch Party," and "Boos on B."

Alongside these events, we've made significant improvements to the Pedestrian Mall to enhance your experience. The barriers at the ends of the closed streets have been updated, new public seating has been added, and new restaurants and businesses have opened.

Learn more at www.dsma.org.

Kiku Public Parking Garage NOW OPEN DOWNTOWN!



- \$0.75 per hour
- 10-hour parking spaces
- EV chargers

Located on 5th Avenue between South Claremont Street & South Railroad Avenue

The City of San Mateo Parks and Recreation Department
& the Downtown San Mateo Association Present

"BOO'S ON B STREET

& TRICK-OR-TREATING

Saturday, October 26, 3-5 p.m.
Pedestrian Mall in Downtown San Mateo
(B Street between 1st & 3rd Avenue)

Pumpkin Decorating, Crafts, Photo Booth, DJ Music & More





San Mateo City Hall

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San Mateo, CA 94403

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San Mateo NEWS

Your City, Our Community

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www.cityofsanmateo.org/enews

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Fire Prevention Month Continued...



Main Phone Numbers

City Clerk (Public Meetings)	650-522-7040
Planning/Building/Permits	650-522-7200
Code Enforcement	650-522-7150
Business Licenses	650-522-7113
Fire Department	650-522-7900
Main Library	650-522-7802
Parks and Recreation	650-522-7400
Police	650-522-7700
Public Works	650-522-7300
Trees	650-522-7420

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"OVER 40"
RECRUITMENT
EVENT ON OCT. 10
10 a.m. - 12 p.m.

www.Phase2Careers.org

Home Fire Safety

When it comes to home fires, there's no busier time than the December holidays, which are just around the corner! Many hallmarks of the holiday season, including Christmas trees, holiday decorations, and festive meals, preset potential fire hazards that contribute to an annual increase in home fires in the U.S. Some important tips to keep in mind include:

- Install fire alarms in every bedroom, outside each separate sleeping area and on each level of the home, and test them monthly.
- Stay in the kitchen while you are frying, boiling, grilling, or broiling food, and have a kids-free zone at least three feet around the stove.
- Water your Christmas tree every day and keep it at least three feet away from heat sources.
- Consider using battery-operated flameless candles, and inspect holiday lights for frayed wires.

Learn more tips at www.nfpa.org.