

Neighborhood Advisory Committee Minutes
August 17, 2016 Meeting

The Neighborhood Advisory Committee met on August 17, 2016, in Argyros Forum 119A.

PARTICIPANTS

Committee Members:

William Crouch
Jeff Frankel
Robert Hitchcock
Dan Jensen
Annabell Liao, *via phone*
Pete Maddox
Capt. Dave Nichols
Judy Schroeder
Tim Virus

Absent

Brian Lochrie
Teri Lepe
Sandy Quinn
Mayor Teresa Smith

Staff and Administration:

Dawn Bonker, *Recording Secretary*
Chief Randy Burba
Alisa Driscoll
Harold Hewitt
Capt. Craig Lee
Kris Olsen
Jerry Price
Jack Raubolt

Guests:

Janine DuMontelle, Chapman Vice President for Legal Affairs and General Counsel
Tyler Ferrari, student
Bailey Martz, student
Rick Otto, City Manager, City of Orange
Sara Wanous, student
Wayne W. Winthers, City Attorney, City of Orange

CALL TO ORDER

Harold Hewitt called the meeting to order at 9 a.m.

DISCUSSIONS

Report on City of Orange's enhanced party ordinance and fall semester response plan

Harold Hewitt introduced Wayne W. Winthers, City Attorney for the City of Orange, and asked him to update the committee on changes to the ordinance and the Police Department's plans for Orientation Week and the first weeks of the fall semester.

Mr. Winthers noted that a specialty detail of officers and patrols will concentrate on party and disturbance calls in the days and weeks when students are arriving on campus for Orientation and the beginning of classes. He said the City hoped the expanded presence of officers would help set a tone in the student community as to neighborhood expectations.

He noted that the City party ordinance had been enhanced by the City Council. The ordinance permits officers to issue a warning on a first call to an unruly party or disturbance. Originally, citations could be incurred if a second response was required with 72 hours. That was later changed to 10 days. Now, the ordinance allows a citation to be issued anytime from the first offense to June 30, essentially the academic year. In addition, police costs can be assessed for second violations of the party ordinance, he said.

The ordinance also expanded the list of those who may be issued a misdemeanor citation at parties to include those in attendance, rather than just a primary host. Mr. Winthers noted, however, that officers would focus on those party-goers at a residence who were contributing to the unruly conditions, noise or disorder, rather than everyone who might be present.

Misdemeanor citations require a court appearance, he said. They are usually reduced to an infraction, but related fines and court fees typically reach about \$550, an amount he said is sufficient enough to make an impression and often requires parental involvement to help with payment.

Officers have been instructed to enforce the ordinance with discretion, as it's not the City's intent to cite dozens of partygoers, but to identify party hosts and reign in the most egregious revelers, he said. Previously, police were hindered in their efforts to cite a party host because partygoers would state that they didn't know who the host was. It's hoped that the consequences attached to the revised ordinance will motivate those facing a potential citation to comply with officers' requests and identify the primary party hosts, he said.

Judy Schroeder asked if City police had access to Chapman University's student address list. Capt. Dave Nichols said the University has been very cooperative in communicating that information.

Ms. Schroeder asked if landlords were required to obtain business licenses.

Mr. Winthers said business licenses were only required for landlords renting multi-unit properties with four or more units, not single family residences.

Jeff Frankel asked how many second-call citations had been issued and whether police costs had been incurred.

Mr. Winthers said that so far no second offense had been brought to his office. He said the ordinance over the years had been working and that second calls offenses were not coming to his office.

Mr. Frankel said he recalled a party house near his home to which officers had twice responded to complaints.

Mr. Winthers said the second call most likely did not fall into the time period defined by the ordinance, which has varied from 72 hours to 10 days in recent years, and so did not trigger a citation.

Mr. Frankel asked if landlords notified of the police calls incurred by tenants.

Mr. Winthers said they do not receive notice of citations. He added that the City was planning ways to get landlords more involved in also addressing their tenants' actions.

Mr. Hewitt said the University appreciated the City's Council's action on the ordinance and believed it would be helpful.

Mr. Frankel suggested that it would have been a positive if the University had sent officials to the City Council meetings when the ordinance was discussed.

Mr. Hewitt said the University's support for the ordinance was clear to City administrators and that typically it only sends administrators to City Council meetings when Chapman has a proposal before the Council.

Mr. Frankel said it still would have been helpful for a University official to have appeared at those meetings.

(Mr. Hewitt noted that Student Government President Annabell Liao was participating in the meeting via phone.)

Update on City Property near Panther Village

Harold Hewitt invited City of Orange City Manager Rick Otto to update the committee on the status of the city-owned property near Chapman University's Panther Village. Mr. Otto reviewed the history of the city property, explaining how it was a remnant parcel created by the widening of Interstate 5, had been held by Orange's Redevelopment Agency but was remanded to the State following the State's fiscal crisis related to the Great Recession, and that very recently the City's

petition to the State to return the property to Orange had been granted. . Among the options available to the City is to sell the property and that is the preferred plan at this time, Otto said.

One of the justifications Orange asserted to the State for the return of the property is the need to establish a water well on the site. City engineers are currently engaged in the process of identifying the optimal location for the water well, following which, Mr. Otto explained, the Council will consider declaring the balance of the property to be surplus and ready for sale.

He explained that if the Council declares the parcel to be surplus, the City is legally obligated to make the property available to public agencies first. If none come forward within 60 days, the City can open bidding on the property, he said. From there the City does have some discretion as it reviews bids to select a purchaser. He said he expected the initial notification proceedings to begin in September (pending the action of the Council), with the property being available in late fall.

The City is keenly aware of Chapman's interest in the property for the potential development of student housing. Mr. Otto said an adjacent mobile home park owner had also expressed an interest in the property.

Mr. Hewitt thanked him for attending the meeting and clarifying the steps ahead regarding the City's process for selling the property. Mr. Hewitt said there had been reports that progress on a transaction was Chapman's responsibility, but now it should be clear that the City, as owner, is managing the possibility of a sale.

Residence Hall Update

Kris Olsen briefed the committee on progress with the planning of the Villa Park Orchard site. The planning team put together a submittal package for the City in June and has received significant comments on it, he said. It was resubmitted early in July and meetings with Planning Director William Crouch and his team were very positive and helpful in moving the planning forward, Mr. Olsen said. Coincidentally, the University team and the City were scheduled to meet to further discuss the plans later in the afternoon, Olsen said. More updates are expected on the proposed plans at the next NAC meeting, he said.

Regarding the proposed North Residence Hall, Mr. Olsen said the University's real estate committee is reviewing a number of scenarios related to financing, which will also be reviewed by the budget committee.

Mr. Hewitt noted that the real estate committee would meet Aug. 25.

Mr. Frankel asked if there were any community meetings planned for the VPO project so that the community could review the plans and designs.

Mr. Olsen said after the plans have cleared the early rounds of review with City planners, the University would provide review opportunities for the community, Old Towne Preservation

Association and the Orange Barrio Historical Society. To do so at this point in the process would be premature because the plans could still be significantly changed, he said.

Mr. Frankel said it would be helpful to the community to see the plans earlier, as sometimes plans are too set in stone by the time they reach the public review process.

Mr. Frankel asked about the timeline of VPO and North Residence Hall.

Mr. Olsen said the preference is that VPO be online and ready for students, before the older residence halls are closed for new construction. However, the University would not wait until then to begin design of the North Residence Hall, but would have those plans lined up and ready for launch, contingent upon City approvals.

Student Move-In Week and Orientation

Jerry Price shared a hand-out with important dates related to the opening of the fall semester, noting that Tuesday, Aug. 23, would be especially busy with move-in day activities for first-year students and Opening Convocation. ([The handout is also available online.](#))

Jack Raubolt added that his office had mailed a postcard with all those dates and details to Old Towne Orange residents.

Issue paper #7: Undie Run

Students Tyler Ferrari, Bailey Martz and Sara Wanous joined the meeting to participate in the discussion of the Undie Run Issue Paper ([available here online](#)).

Mr. Raubolt reported that the Undie Run Task Force discussed a number of responses to the Undie Run. As it is a non-University sanctioned, student-run event that has become a kind of unofficial tradition based on word-of-the-mouth and social media momentum, shutting it down is likely unfeasible. Rather, he said the task force turned its attention to addressing the behaviors that follow after the run.

Capt. Craig Lee reported that the public safety departments at UCI, UCLA and CSUF had backed off from clamping down on their campuses undie runs because the encounters so often led to lawsuits against their departments. UCI tried to contain their run by directing it toward an area of campus backed by open hills and providing special music at the site. The result, however, was that it made the event larger, Lee said.

Mr. Frankel asked if there was not a requirement that organizers obtain a permit and proof of insurance.

Capt. Lee said that as it's a non-sanctioned event, there is no organizer to impose the permit process on.

Capt. Nichols said the City Police places most of its efforts on keeping property, businesses and the community safe, than on preventing the event.

Mr. Frankel added that he wanted to clarify that he has not witnessed the Undie Run in person.

Robert Hitchcock said the City police did an excellent job of managing the run and keeping everyone safe.

Mr. Raubolt said the task force, which included representatives from Student Affairs and Chapman Public Safety, worked on strategies to better quell what happens after the run, when many students delay returning to housing and continue partying in the community.

Ms. Liao said student leaders advocated providing more information and education to the students beforehand as to what impact their behavior has in the community. The use of shuttles to bring students back to student housing was also being discussed, she said.

The students in attendance added that the event attracted people from throughout the area, many of whom are not Chapman students. Mr. Price underscored that point, noting that of the four ambulance calls required at recent undie runs, only one involved a Chapman student.

Pete Maddox added that more effort needed to be made to help students understand that the task force and Old Towne residents were actually on their side and trying to work with them rather than against them in order to make the event safer for everyone.

Ms. Schroeder suggested that perhaps the undie run would be calmer following a fall semester with the enhanced party ordinance.

City Police Presence During Students' Return to Campus

Capt. Nichols said there would be 10 officers dedicated to responding to large disturbances and traffic issues in Old Towne Orange during the first weeks of the new fall semester. A zero tolerance approach will be in place and during this time officers will have the option of citing hosts of large parties, rather than first issuing a warning.

Capt. Lee said particular efforts would be made to educate students about the best ways to navigate crosswalks and nearby streets. Staggered check-in times at the residence halls were planned as a means of alleviating traffic tie-ups, he said. Bike safety information – including notice that bicycles are forbidden on the sidewalks of Old Towne's business district – would also be provided to students.

Issue Paper on #2: Parking

Mr. Raubolt summarized the paper ([available online here](#)). Among the highlights is the University's hiring of three additional parking officers to enforce parking. Shuttle schedules were also revised to make parking in the DMAC structure more attractive to staff, students and faculty.

Planning for Next Meeting and Adjournment

Mr. Hitchcock referenced a recent interview given by Chancellor and President-Designate Daniele Struppa in which he said the University hoped to have freshmen and sophomores in student housing. He asked if that was official policy.

Mr. Hewitt said there will be an official policy that requires freshman and sophomores, who are not living at home with their parents, to live on campus when adequate housing is available.

Mr. Frankel asked if there could be a discussion of the chancellor's comments in that interview in which he discussed University growth and the University's future.

Mr. Hewitt said it would be added to the agenda of the next meeting, Wednesday, Sept. 7. The location, materials and parking permits will be distributed at a later date.

The meeting was adjourned at 10:30 a.m.