

# Capitola To Condemn Land For Cliff Wall

Capitola city council last night voted to start condemnation proceedings against Harry Hooper to obtain land for completion of the erosion control wall to protect Cliff drive.

City Attorney Donald May was authorized to begin the legal moves to take over approximately 320 feet of Hooper's land, which runs from the existing first portion of the cliff erosion control wall toward the Capitola wharf.

Negotiations broke down between the city and developers who are planning an extensive motel development on Hooper's property. There was tentative agreement that Hooper would deed 140 feet of the section to the city, with the remainder to be protected by a concrete wall which would be part of the motel project.

Councilmen have been worried about the time factor. They want the rock wall installed before winter storms.

The proposed project also would extend the present wall to 49th avenue by two other sections 220 and 95 feet long. The project is estimated to cost \$45,000, with the federal government financing half the cost, Capitola and the state sharing the remainder. Government grants are cut if land is not in public ownership.

In the condemnation suit, the courts will be asked to set a price to be paid to Hooper for the 30-foot-wide stretch and force transfer to the city for the project.

In other action last night, the council held hearings and first readings on Wharf road annexation number 2, approximately 11 acres on Wharf road just south of the freeway, and 41st avenue annexation number 5, 4½ acres along the avenue in the area of Melton street. Final readings will be held August 12.

The two annexations last night, part of a vigorous program pulling in undeveloped fringe areas, marked the point where the city has doubled its size.

The main annexation drive began in 1959 with annexation of the old airport property. City limits now include approximately 1½ square miles.

The council held over for study a proposal to alter the present ordinance which requires installation of curbs and gutters in connection with any new construction or major alteration of existing buildings.

The proposed change would be to remove the mandatory installation of the facilities in areas which are now built up. It has been found that the facilities often are worthless because later road improvement changes grade lines.

The city would "encourage" property owners to install curbs and gutters, possibly using street improvement as an inducement.

Further changes would be to require not only curbs and gut-

ters but also sidewalks in commercial areas. Curbs and gutters would be required in developing residential areas.

At present the facilities are required in residential subdivisions through subdivision ordinances.

The council voted to give more study to the licensing policies for businesses which have coin-operated amusement machines. At present the machines are licensed individually and a blanket license is being considered to simplify the procedure.

The council granted a variance to Mr. and Mrs. Harold Reynolds to allow building an apartment house carport to the rear property line at 115 Wharf road.

The council also began proceedings for a small expansion of fire zone 1 in the downtown Capitola area and to place outlying commercial areas in fire zone 2.

## Special Council Meeting Tomorrow

The Santa Cruz City Council will meet at a special session tomorrow noon in their city hall chambers.

Sole business scheduled originally had been completion of the abandonment of "streets" in the San Lorenzo Redevelopment area so that construction can be started August 1 on the new Title Insurance and Trust company headquarters.

However, the councilmen also will meet in the city manager's office at 12:15 for a discussion with personnel consultants Ernst and Ernst, who have been retain-

### IMPROVE YOU

Fashion—Poise

Figure Control

Model Workshops

Call 688-2906