

# Capitola



This deep pool at UCSC's marine laboratory houses a "crab condominium." See story on page 2.

## Wharf talks resume

The on again, off again purchase of the Capitola wharf lease by the city of Capitola is apparently on again following Monday night's city council meeting.

City council members were presented Monday with a

### Planning vacancy filled

Dennis Norton has been appointed to the Capitola Planning Commission, replacing Miss Lynn Vandiver, who resigned.

Norton, 32, has lived in Capitola for the last three years and in Santa Cruz county for eight.

Working now as a carpenter, Norton's background included three years as an eligibility worker for the Santa Cruz County Social Services Department, and student internships for the board of supervisors, the county housing authority and the county planning department.

He was the vice chairman of the Save the San Lorenzo River Association in 1973-74, and helped draft legislation that put the river on the state's protected rivers list.

He also serves as chairman of the Santa Cruz Volleyball Association, and has been instrumental in the planning of several volleyball tournaments in Capitola.

He is a UCSC graduate with a major in community studies and environmental planning. He attended Cabrillo College and Las Serna High School in Whittier.

Norton was appointed to the planning commission Monday night by Councilwoman Carin Mudgett. He takes office in January.

rough draft of an agreement that would see the city purchasing the remaining life span of the lease on the wharf.

In return, the city would grant an option to Robert Mason and Vincent Brown to use up to 5,000 square feet of the pier for commercial purposes.

Purchase price for the wharf lease would be in the neighborhood of \$114,000.

The council will hold a public hearing on the plan at its next meeting, Jan. 8, and will schedule a workshop on the proposal before the public hearing.

The long-stalled negotiations between the city council and Mason and Brown for the pair's option to purchase the lease were opened up last week by Councilmen Jerry Clarke and Ron Graves.

"I felt it was time to either get the item off the agenda or make some proposals," Graves said, explaining his entry into the bargaining process.

"An equitable starting offer for the city," said Graves, "was \$114,000, with all debts cleared up prior to the closing

of escrow. For that consideration, Mason said his group was interested in 5,000 square feet of wharf space.

"I have no problems with that," said Graves, "if there are public hearings (on the use and design) before the planning commission and city council.

"The 5,000 square foot option would have to be used at the time the city got to the repair of that section of the wharf — a put-up-or-shut up position on that section of the wharf."

Graves, with Clarke agreeing, said they did not envision a high density commercial use of the wharf by Mason and Brown.

"It would not involve a monstrous use of the wharf," Graves said. "The basic use of the wharf would remain fishing, bait and tackle, and walk-on use.

"No Crow's Nest or Malio's," added Graves, referring to highly popular restaurants at the Santa Cruz yacht harbor and on the Santa Cruz Municipal Wharf.

"This proposal allows the city to make an equitable offer

and it would meet the guidelines of the Wildlife Conservation Board, allowing us to apply for a grant."

"In return for this agreement," added Clarke, "Mason and his partner have agreed to assume responsibility for the (Bob) Berry note, plus all of the cost of the 5,000 square feet of the wharf. There would be no cost to the city for that portion and the structure on it."

The \$114,000 paid by the city for the lease is the balance on a note held by former wharfing Tom Shanaham from Berry, for the wharf lease.

Several Depot Hill residents, however, objected to any commercial use of the wharf, if purchased by the city.

"This isn't any bargain," said Mrs. Norman Sarratt. "There are a lot of little mildewing restaurants in the area. We don't need another commercial venture."

Sid Styles questioned the role and interest of Mason and Brown in the wharf transaction. "We have to know if Mason and Brown really have something to convey. I could convey you the Brooklyn Bridge. And I could quit claim the property on which we are standing (city hall)," said Styles, asking the council to make sure the partners have an interest in the wharf.

"Have Mason and Brown exercised their options (to purchase the wharf lease from Berry)," asked Jim Reding.

"Not to our knowledge," responded Graves. Mason, who was in the audience, remained silent.

"Then we are back to square one," said Reding.

Reding also objected to the vagueness of the option for commercial use on the wharf.

"The composition of the city council, the planning commission and the architectural and site review committee

## Postal rush is on

The Christmas run is on at area post offices, and to help handle the extra volume, postmasters have announced they will be open Saturday on a one-time-only basis.

In Aptos, the Saturday hours are 9 a.m. to 1 p.m. The post office will be open weekdays from 8 a.m. to 4:30 p.m. as usual. The Deer Park contract postal station, located Kamian's Pharmacy, will be open Saturday from 9 a.m. to noon. Daily, the station is open from 9:30 a.m. to 5:30 p.m., but closed from noon to 1 p.m. for lunch.

The Soquel post office will also be open Saturday from 9 a.m. to 1 p.m., and daily from

8:30 a.m. to 5 p.m.

In Capitola, the Saturday hours are 10 a.m. to 2 p.m., and the daily hours are 8 a.m. to 4:30 p.m.

The reports vary from station to station as to the increase in holiday mail traffic. "Boy, has it," was the response of a Capitola postal worker when asked if the Christmas rush has started. It began Monday, she said. The story was generally the same at the Soquel post office, where the rush also began on Monday. In Aptos, the crush hadn't started in earnest on Tuesday, but it was expected to do so momentarily.

(Continued on page 2)

spraying.

# Wharf

(Continued from page 1)

could change so that Mason and Brown would have a major commercial structure out there comparable to Shadowbrook.

"Besides, the wharf has settled six to seven feet in the last 100 years. After the winter storms, we could have \$115,000 of logs laying on the beach. Why not wait until next spring," Reding suggested.

"Spell out the details of the lease," Reding urged, criticizing the vagueness of the draft prepared by Manning, "Nothing should be left to the political whims of the people voting five to six years from now. Mr. Mason would not be here now if he didn't need the help of the community to get started.

"I still say wait until next spring and see what we have left," Reding concluded.

"This is a very rough draft," responded Manning. "Realistically, I foresee two or three drafts of the lease. But first, it is necessary to designate the 5,000 square feet to be used by Mason. And if Mason and Brown could define the four or five types of business they are interested in, it is much easier to draft a lease."