

Coastside Democrats Candidate Survey

An email address is required to ensure integrity. Please note this form in its entirety will be posted for Public Review.

Email *

kieshmb@gmail.com

Thank you for your interest in applying for the endorsement of the Coastside Democrats. Please complete this submission by **Friday, September 4, 2026**. All Club members will vote on candidate endorsements.



Half Moon Bay (HMB) City Council

The HMB City Council sets priorities and policies, makes final decisions on all major City matters, adopts ordinances and resolutions, appoints the City Manager and City Attorney, and approves the annual budget.

The City of Half Moon Bay holds district-based elections for its five city council seats to staggered four-year terms. There are three districts up for election in 2026: Districts 1 (Brownstone), 4 (Ruddock), and 5 (Penrose).

1. Candidate Name *

Ron Kies

2. As a Club under the California Democratic Party, we only endorse fellow Democrats. Please state how long you have been registered to vote as a Democrat: *

- ☒ Always been a registered Democrat
- ☐ Have been a registered Democrat for the last ten years
- ☐ Have been a registered Democrat for the last five years
- ☐ Just registered as a Democrat this election cycle.

3. I certify the information provided on this application and in any subsequent interview or written submission is true and correct. *

- ☒ Yes
- ☐ No

Statement Questionnaire

4. Why are you running for this office? *

I am running because Half Moon Bay deserves a local government that listens, leads with transparency, and delivers for all residents.
Our farm workers, underserved families, and seniors deserve a stronger voice in the decisions that affect their daily lives.
I will work to bring openness, accountability, and better coordination between City Planning, Coastal Commission and City Council decision-making.
I am committed to protecting the vitality, inclusiveness, and future of Half Moon Bay—so our community can move forward together with confidence and care.

5. What will be your top priorities if elected? *

Strengthening the City's fiscal health

- Address shortfall in affordable housing. Move Half Moon Bay to compliance with HCD. Improve coordination with the City and Coastal Commission. Streamline the dual layers of land use approvals.
- Reduce traffic congestion problems and improve infrastructure

HMB only receives 7% of it's property tax back from the County while San Mateo gets 13% . This allocation dates back to 1971 when HMB was given the rural allocation. We have grown since then and deserve a more equitable percentage.

6. Please explain how your background and experience have prepared you for this office. *

I am a geologist, and over the course of my career I was responsible for developing and executing major capital projects. I have a strong background in project planning and in coordinating work across internal teams, external organizations, and other project contributors. This experience will be especially helpful in managing the interface between City Planning, the Coastal Commission, and community stakeholders. I have excellent communication skills which will be useful in creating transparency to city council decisions.

7. What do you see as the major issues on the Coastside? *

Fiscal condition of the City, poor performance in City Planning and issuance of building permits, lack of affordable housing, traffic congestion, access to health care services.

8. Is there anything in your background which, if you receive the Club's endorsement, could cause embarrassment to the club? If so, please provide the details. *

I worked in the oil and gas industry for 40 years, including at Chevron. I understand that some people may view that background critically, but my career has been grounded in technical expertise, environmental health and safety, and responsible decision-making. I began as a geologist in technical leadership roles and later founded a consulting company that served oil and gas producers in the United States and internationally from 2008 to 2022. In every role, my work focused on understanding geology, identifying hazards, reducing risk, and ensuring that development was planned and carried out responsibly. A carbon-neutral future will require people who understand energy systems and can help guide practical, accountable transitions.

9. Who is supporting your campaign at this stage (e.g., endorsements, donors), and are there any potential conflicts of interest we should know about? *

Deborah Penrose, Harvey Rarback, Paul and Maria Grigorieff

Specific Questions for Your Office

10. For which District are you running? *

☐ District 1

☒ District 4

☐ District 5

11. Is the city in a financially stable position and, if not, how do you propose making it financially secure? *

Enforce TOT, bring efficiency to city planning/operations, seek to increase the amount of property tax that the City gets back from the County. Currently Half Moon Bay only receives 7% while San Mateo receives 13%. The amount of Property Tax allocated to Half Moon Bay dates back to 1971 which the City received a "rural" allocation. We have grown and must close this inequity. If Half Moon Bay increased its share of property taxes from roughly 7% to 10%, the City could generate approximately \$3.8 million more every year—and this is without raising anyone's property-tax rate. That is money already being paid by Half Moon Bay property owners. The question is whether enough of it stays in Half Moon Bay to support the services our residents need!!!

12. What is your position on the use of Flock cameras in our community? *

Technology should help law enforcement solve serious crimes—not create a permanent surveillance record of law-abiding residents. I support giving police effective tools to protect the public, but only with clear privacy safeguards. If Half Moon Bay uses automated license plate readers or Flock cameras (apparently, they are already in use in selected locations in Half Moon Bay), the city must set firm limits on data retention, access, sharing, and independent auditing. An Inspector General in the San Mateo County Sheriff's Office would provide critical oversight and help ensure the Sheriff is held accountable, including preventing misuse of data or access by ICE.

13. What is your plan to protect our farmworker community from ICE harassment? *

I adhere to this often used pledge

"I will not support obstructing federal law enforcement or encouraging anyone to break the law. I also will not accept arbitrary enforcement carried out in the shadows. Everyone in our community deserves due process. I support a trained community response system that educates residents about their constitutional rights, provides rapid access to legal counsel, documents public enforcement activity, and ensures city resources are not misused for federal immigration enforcement. The rule of law means enforcing both the law and the Constitution".

The City can and should allocate resources to: Know-your-rights education, legal assistance, privacy protections, employee training, and protecting access to city facilities.

14. How do you think HMB should address the healthcare needs of coastal residents? Do you support an Urgent Care facility on the Coastside? A Healthcare District? *

First address the slipping time schedule of the AHMC/Seaton Coastside Healthcare Access Plan, need clear answers on:

- When will emergency stabilization services return?
- Will there be 24/7 physician or advanced-practice-provider coverage?
- Will imaging and laboratory services be available locally?
- What services can realistically be provided at Moss Beach?
- What is the long-term plan beyond skilled nursing?
- What enforcement leverage does San Mateo County have over AHMC?
- Should the Coastside develop an alternative healthcare model rather than relying entirely on Seton?

Once we understand what AHMC/ Seaton will or will not be providing then the discussion has to focus on creation of a Health Care District.

Because Seton's ER remains unavailable, San Mateo County funded an urgent care service in Half Moon Bay through Dignity Health, specifically to address the Coastside's loss of nearby emergency access. But this is a stop-gap measure, we need to give greater priority to resolving the impasse.

15. Homeless encampments and long-term parking of RVs/campers are difficult issues. How do you think the city should address these problems? *

Safe alternatives and Clear Enforcement

Work with the County to establish appropriate safe-parking options that can provide sanitation, security, and connections to housing and social services.

Establish clear, enforceable rules governing the use of public spaces

Get those involve connected with available shelter, housing assistance, mental-health services, and other resources.

When reasonable alternatives are available and public safety rules are repeatedly ignored, enforcement must follow.

Protect Neighborhoods and the Environment from illegal dumping, sewage disposal, fire hazards, abandoned vehicles.

16. Given the statewide push for more housing construction, and the need on the Coastside *
for more housing (both market rate and low income), what is your position on the city's
housing element and mandates from the state?

Half Moon Bay has lost 4% of its population since 2020. This level of decline could lead to sustainability issues for the City. The demographic of those leaving are mostly young and new families seeking more affordable housing elsewhere.

The need for affordable apartments, housing developments with a portion of below market units and other solutions are desperately needed. The push from the State is justified given that at a growth rate of 0.5%/year it will take 8 years just to get back to a 2020 population! We need more housing, more affordable housing and potentially work-force housing to ensure the viability of the city. We need to do all this building while preserving the character of the city. This work will require disciplined planning, coordination with multiple agencies and robust stakeholder engagement.

17. What is your position on the 555 Kelly affordable housing project for senior farm workers *
including the "Let the Voters Decide" referendum related to it?

YES on 555 Kelly! I will be voting YES on Measure Q. I signed the Statement that will appear on the ballot, I donated to the Yes on Kelly Campaign and appear as supporter on their Yes on Kelly website. It's high time to move forward with this important project. More than that farmworkers are in desperate need of a livable retirement solution. Let the Voters Decide is a dangerous gamble and wrongheaded. If 555 Kelly has a NO Vote, the city will be at risk of losing the ability to make land use decision and suffer the severe consequences of more lawsuits and imposition of Builders Remedy.

Submit When Finished

Click Back to return to a previous question. Click Submit when you are done.

Feel free to contact demclubcoastside@gmail.com if you have any questions.

Final results will be posted on <https://coastsidedems.org>

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