

# JOINT MEETING OF THE EL CAJON CITY COUNCIL/HOUSING AUTHORITY/ SUCCESSOR AGENCY TO THE EL CAJON REDEVELOPMENT AGENCY



## MINUTES

### CITY OF EL CAJON EL CAJON, CALIFORNIA

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**June 11, 2013**

A Regular Joint Meeting of the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency of the City of El Cajon, California held Tuesday, June 11, 2013, was called to order by Mayor/Chair Mark Lewis at 3:00 p.m., in the Council Chambers, 200 Civic Center Way, El Cajon, California.

#### ROLL CALL

Council/Agencymembers present:	Ambrose, Kendrick, and McClellan
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	Wells
Mayor/Chair present:	Lewis
Other Officers present:	Rutledge, City Clerk/Secretary Foley, City Attorney/General Counsel Williford, City Manager/Executive Director Davies, Deputy Director of Public Works Ranu, Planning Manager

**PLEDGE OF ALLEGIANCE TO FLAG led by Mayor Lewis and MOMENT OF SILENCE.** (The Courts have concluded that sectarian prayer as part of City Council Meetings is not permitted under the Constitution).

**POSTINGS:** The City Clerk posted Orders of Adjournment of the May 28, 2013, meetings and the Agenda of the June 11, 2013, meeting in accordance to State Law and Council/Agency Policy.

**PRESENTATIONS:**

- **Police Department Recognition**
- **Communities Against Substance Abuse - Update on Tobacco License Ordinance**

**AGENDA CHANGES: None**

**CONSENT ITEMS: (1.1 – 1.11)**

**MOTION BY LEWIS, SECOND BY KENDRICK, to APPROVE Consent Items 1.1 through 1.7 and 1.9 through 1.11, pulling Item 1.8, as requested by the public.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**1.1 MINUTES OF CITY COUNCIL/HOUSING AUTHORITY/SUCCESSOR AGENCY TO THE EL CAJON REDEVELOPMENT AGENCY MEETINGS**

Approve Minutes of the May 28, 2013, Special and Regular Adjourned Meetings, meetings of the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency.

**1.2 WARRANTS**

Approve payment of Warrants as submitted by the Finance Department.

**1.3 APPROVAL OF READING BY TITLE AND WAIVER OF READING IN FULL OF ORDINANCES ON AGENDA**

Approve the reading by title and waive the reading in full of all Ordinances on the Agenda.

**CONSENT ITEMS: (Continued)**

**1.4 PARCEL MAP FOR TENTATIVE PARCEL MAP (TPM) 648  
720 El Cajon Boulevard, Engineering Job No. 3457  
(Report: Deputy Director of Public Works)**

Approve the Parcel Map for Tentative Parcel Map (TPM) 648 located at 720 El Cajon Boulevard, El Cajon BMW.

**1.5 ANNUAL REPORT FROM DOWNTOWN EL CAJON BUSINESS  
PARTNERS, INC. FOR THE EL CAJON PROPERTY AND BUSINESS  
IMPROVEMENT DISTRICT (PBID)  
(Report: Deputy City Manager/Director of Finance)**

Accept and approve the Annual Report prepared by the Downtown El Cajon Business Partners, Inc. (DECBP).

**1.6 RESOLUTION – TERMINATION OF THE JOINT EXERCISE OF POWERS  
AGREEMENT CREATING THE SAN DIEGO AREA HOUSING AND  
FINANCE AGENCY AND GRANTING AUTHORITY TO THE PRESIDENT  
AND SECRETARY OF THE AGENCY TO EXECUTE DOCUMENTS FOR  
PURPOSES OF CLOSING OUT THE AFFAIRS OF THE AGENCY  
(Report: City Attorney)**

Adopt RESOLUTION NO. 60-13 to authorize the termination of the Joint Exercise of Powers Agreement (the "Agreement") Creating the San Diego Area Housing & Finance Agency (the "Agency") pursuant to article 7, section 7.01 of the Agreement, and authorizing the President, the Secretary, and the General Counsel of the Agency to execute documents necessary to the closing out of the affairs of the Agency, finding that the Agency has fulfilled its purpose.

**1.7 SPECIAL OPERATION LICENSE – GIFT CARD KINGS  
415 Parkway Plaza**

Approve the application submitted by Julija Vasiljeva for a business to purchase and sell prepaid gift cards located at 415 Parkway Plaza.

**1.8 PULLED FOR DISCUSSION**

**CONSENT ITEMS: (Continued)**

**1.9 ACCEPTANCE OF PUBLIC IMPROVEMENTS - TENTATIVE  
SUBDIVISION MAP (TSM) 494 – PROMENADE SQUARE  
Engineering Job No. 2727 (Report: Deputy Director of Public Works)**

Accept the public improvements and authorize the City Clerk to release the bonds guaranteeing the improvements in accordance with the subdivision agreement and require the developer to maintain insurance in force until the release of all bonds for the project.

**1.10 DESIGNATE \$6,000 FROM THE CITY COUNCIL CONTINGENCY BUDGET  
TO THE BOYS & GIRLS CLUB OF EAST COUNTY (Report: City  
Manager)**

Designate \$6,000 from the City Council Contingency Budget to the Boys & Girls Club of East County.

**1.11 REQUEST TO FUND DROWNING PREVENTION PROGRAM  
(EL CAJON FIREFIGHTERS ASSOCIATION) (Report: City Manager)**

Designate \$4,300 from the City Council Contingency Budget to the El Cajon Firefighters Association for a Drowning Prevention Program.

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**CONSENT ITEMS PULLED FOR DISCUSSION:**

**1.8 RESOLUTION: ALL-WAY STOP SIGN REQUEST AT SOUTH THIRD  
STREET AND DUMAR AVENUE  
(Report: Deputy Director of Public Works)**

**RECOMMENDATION:** That the City Council adopt the next RESOLUTION in order to establish permanent all-way stop signs on South Third Street at the intersection of Dumar Avenue in order to promote safe and efficient pedestrian and traffic flow in the vicinity of Meridian Elementary School.

## ITEM 1.8 (CONTINUED)

### DISCUSSION

**Michelle Hayes**, Principal of Meridian Middle School, speaks in support of the sign request and asks Council to approve the all-way stop signs.

No one else comes forward to speak.

**MOTION BY LEWIS, SECOND BY McCLELLAN, to APPROVE Item 1.8, and Adopt RESOLUTION NO. 61-13 establishing permanent all-way stop signs on South Third Street at the intersection of Dumar Avenue.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

### PUBLIC COMMENT:

**John Berg**, speaks promoting the car shows, concerts in the park and local restaurants. He also invites citizens to support the Farmers' Market on Thursdays.

**Suzanne Till**, Professor at Cuyamaca College, speaks about the Tree Frog Project, and requests support from Council and citizens to vote online for this project.

**Richard Smith**, from Seventh Day Adventist Church, requests support from Council to televise on Access TV. Council encourages Mr. Smith to contact the City Manager's Office to discuss options.

**Christopher Shamoan** thanks Council for their support of the Leadership Academy Program.

## 2. WRITTEN COMMUNICATIONS: None

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**3. PUBLIC HEARINGS:**

**3.1 RESOLUTION: PURCHASE AND SALE AGREEMENT – POR FAVOR, INC.  
(Report: Community Development Department Housing Manager)**

**RECOMMENDATION: That the City Council in its capacity as the governing board of the Successor Agency:**

- Open the Public Hearing and receive testimony;
- Close the Public Hearing;
- Adopt the next RESOLUTION in order to approve the proposed Purchase and Sale Agreement Between the City of El Cajon, as Successor Agency to the former El Cajon Redevelopment Agency and Por Favor, Inc. for the sale of 156 East Main Street and the adjacent lot, Assessor's Parcel Number 488-083-15 and 16, with such changes approved by the Executive Director; and
- Authorize the Executive Director or his designee to execute all documents necessary to implement approved terms and conditions and complete the sale upon approval by the Oversight Board and California Department of Finance.

**DISCUSSION**

The Public Hearing is now open.

No one comes forward to speak.

**MOTION BY LEWIS, SECOND BY McCLELLAN, to CLOSE the Public Hearing.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**MOTION BY LEWIS, SECOND BY McCLELLAN, to ADOPT RESOLUTION NO. 62-13 to approve the proposed Purchase and Sale Agreement Between the City of El Cajon, as Successor Agency to the former El Cajon Redevelopment Agency and Por Favor, Inc. for the sale of 156 East Main Street and the adjacent lot, Assessor's Parcel Number 488-083-15 and 16, with such changes approved by the Executive Director; and AUTHORIZE the Executive Director or his designee to execute all documents necessary to implement approved terms and conditions and complete the sale upon approval by the Oversight Board and California Department of Finance.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**3.2 PUBLIC HEARING AND SECOND READING OF ORDINANCE AMENDING  
CHAPTER 13.44 OF TITLE 13 OF THE EL CAJON MUNICIPAL CODE  
(Report: Deputy Director of Public Works)**

**RECOMMENDATION: That the City Council**

- Open the Public Hearing and receive testimony;
- Close the Public Hearing;
- Consider the proposed ordinance; and
- The Mayor requests the City Clerk to read the title of the Ordinance.

**DISCUSSION**

The Public Hearing is now open.

No one comes forward to speak.

**MOTION BY LEWIS, SECOND BY McCLELLAN, to CLOSE the Public Hearing.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**City Clerk Rutledge** recites the title of the ordinance for the second reading:

An ordinance amending Chapter 13.44 of Title 13 of the El Cajon Municipal Code to authorize the placement of sewer service charges on the County property tax bill for collection as a fixed charge special assessment and to add exceptions to the sewer service charges applicable under certain circumstances

**MOTION BY LEWIS, SECOND BY KENDRICK, to ADOPT ORDINANCE NO. 4989.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**4. ADMINISTRATIVE REPORTS: None**

**5. COMMISSION REPORTS: None**

## **6. ACTIVITIES REPORTS OF MAYOR LEWIS**

SANDAG (San Diego Association of Governments); SANDAG (Chair, Public Safety Committee); LAFCO (Local Agency Formation Commission) - Member; Indian Gaming Local Community Benefit Committee

### **6.1 SANDAG Board of Directors Agenda – May 24, 2013**

**REPORT AS STATED.**

## **ACTIVITIES REPORTS OF COUNCILMEMBERS**

### **7.**

#### **MAYOR PRO TEM BILL WELLS**

League of California Cities, San Diego Division; METRO Commission/Wastewater JPA; East County Economic Development Council - Alternate; SANDAG (San Diego Association of Governments) – Alternate; Heartland Fire Training JPA – Alternate

#### **7.1 Council Activities Report**

In addition to the stated report, **Mayor Pro Tem Wells** indicates he met with the Neighborhood Market Association.

#### **7.2 Legislative Report**

**NOTHING TO REPORT AT THIS TIME.**

#### **7.3 League of California Cities Bulletins dated May 23, 24, 31, June 3 and 5, 2013 – *City Advocate Weekly***

**NO ACTION TAKEN.**

### **8.**

#### **COUNCILMEMBER TONY AMBROSE**

Chamber of Commerce – Government Affairs; MTS (Metropolitan Transit System Board) – Alternate); East County Economic Development Council.

#### **8.1 Council Activities Report**

In addition to the stated report, **Councilmember Ambrose** indicates he also attended a National Guard Volunteer event.



**ACTIVITIES REPORTS OF COUNCILMEMBERS (Continued)**

**9.**

**COUNCILMEMBER GARY KENDRICK**

Heartland Communications JPA; Heartland Fire Training JPA.

**9.1 Council Activities Report**

**REPORT AS STATED.**

**10.**

**COUNCILMEMBER BOB McCLELLAN**

Harry Griffen Park Joint Steering Committee; Heartland Communications JPA – Alternate; MTS (Metropolitan Transit System Board).

**10.1 Council Activities Report**

**REPORT AS STATED.**

**11.**

**JOINT COUNCILMEMBER REPORTS**

**11.1 No Report**

**12. GENERAL INFORMATION ITEMS FOR DISCUSSION: None**

**13. ORDINANCES: FIRST READING - None**

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**14. ORDINANCES: SECOND READING AND ADOPTION**

**RECOMMENDATION:** That Mayor Lewis requests the City Clerk to recite the title.

**14.1 CARD ROOM ORDINANCE – SECOND AMENDMENT**

**City Clerk Rutledge** reads the title of the ordinance for the second reading:

An Ordinance of the City Council of the City of El Cajon amending Chapter 5.28 (Card Rooms) of Title 5 (Business Licenses and Regulations), and amending Chapters 17.140, 17.145 and 17.225, of Title 17 (Zoning) of the El Cajon Municipal Code related to card rooms

**MOTION BY LEWIS, SECOND BY McCLELLAN, to ADOPT ORDINANCE NO. 4990.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**15. CLOSED SESSIONS: None**

**Adjournment:** Mayor Lewis adjourned the Regular Joint Meeting of the City Council/ Housing Authority/Successor Agency to the El Cajon Redevelopment Agency held this 11<sup>th</sup> day of June 2013, at 3:40 p.m. to Tuesday, June 25, 2013 at 3:00 p.m.

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**KATHIE J. RUTLEDGE, CMC**  
**City Clerk/Secretary**