

JOINT MEETING OF THE EL CAJON CITY COUNCIL AND REDEVELOPMENT AGENCY



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

AUGUST 28, 2007

An Adjourned Regular Joint Meeting of the El Cajon City Council and Redevelopment Agency of the City of El Cajon, California held Tuesday, August 28, 2007, was called to order by Mayor/Chair Mark Lewis at 3:00 p.m., in the Council Chambers, 200 East Main Street, El Cajon, California. This meeting was adjourned from the Adjourned Regular Joint meeting held at 7:00 p.m. on August 14, 2007.

ROLL CALL

Council/Agencymembers present:	Hanson-Cox, Kendrick, Ramos
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	McClellan
Mayor/Chair present:	Lewis
Other Officers present:	Rutledge, City Clerk/Secretary Foley, City Attorney/General Counsel Henry, City Manager/Executive Director Turner, Director of Public Works Griffin, Director of Community Development

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 August 14, 2007, meetings and the Agenda of the August 28, 2007 meeting in accordance to State Law and Council/Agency Policy.

PRESENTATIONS:

- **PROCLAMATION: East County Law Enforcement Appreciation Day – Kathleen Monsees**, representing El Cajon Elks Lodge #1812, accepted the proclamation.

Robert Tade, along with other representatives from American Legion Post 303, provides information about a program that enabled two local high school students to attend a conference about local, state and national government.

Pastor Daniel Lantis, representing Christian Fellowship Church, speaks about the Boys under the Hood program held on Saturday mornings from 8:00 a.m. to 12:00 noon.

AGENDA CHANGES:

MOTION BY LEWIS, SECOND BY MCCLELLAN, to add General Information A to the agenda as Item 12A.

MOTION CARRIES BY UNANIMOUS VOTE.

CONSENT ITEMS: (1.1 – 1.7)

MOTION BY LEWIS, SECOND BY MCCLELLAN, to approve Consent Items 1.1 to 1.7.

MOTION CARRIES BY UNANIMOUS VOTE.

1.1 MINUTES OF CITY COUNCIL/REDEVELOPMENT AGENCY MEETINGS

Approve Minutes of the August 14, 2007, meetings of the El Cajon City Council/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 DONATION FROM TARGET STORES, INC. AND WESTFIELD, INC. (Report: Chief of Police)

- Authorize the City Manager to accept a donation from Target Stores, Inc. in the amount of \$2,000.00 to fund Crime Prevention Workshops;
- Appropriate the Target Stores, Inc. donation in the amount of \$2,000.00;
- Authorize the City Manager to accept a donation from Westfield, Inc. in the amount of \$2,000.00 to fund Crime Prevention Workshops; and
- Appropriate the Westfield, Inc. donation in the amount of \$2,000.00.

1.5 REQUEST FOR TIME EXTENSION OF TENTATIVE SUBDIVISION MAP (TSM) 596 – 543 South Mollison Avenue, Engineering Job No. 3004 (Report: Director of Public Works)

Grant a one year time extension for TSM 596 and set the new expiration date to be August 9, 2008, in accordance with Municipal Code Section 16.12.110.B.

1.6 RESOLUTIONS – RESURFACING PROJECT NO. 57, COLLECTOR AND RESIDENTIAL STREETS – VARIOUS LOCATIONS, Engineering Job No. 3120, Bid No. 015-08 (Report: Director of Public Works)

Adopt RESOLUTION NO. 92-07 to approve Plans and Specifications and RESOLUTION NO. 93-07 to direct a Notice Inviting Sealed Bids to be opened on September 20, 2007, for Resurfacing Project No. 57, Collector and Residential Streets – Various Locations.

1.7 RESOLUTION – BID NO. 010-08, CENTRAL LIGHTING CONTROL SYSTEM (Report: Purchasing Agent)

Adopt RESOLUTION NO. 94-07 to appropriate \$10,000.00 additional funding from Park Development Impact Fees and award the bid to the low bidder, Ace Electric, Inc., in the amount of \$39,800.00.

PUBLIC COMMENT:

Sunshine Horton, 1525 Granite Hills Drive, El Cajon, speaks about her efforts to spread the word about “designated drivers”, to help curb drunk driving accidents.

PUBLIC COMMENT: (Continued)

Richard Stowers, representing Grossmont Community Concert Association, requests information on the timeline for the emergency repairs at the East County Performing Arts Center (ECPAC). **City Manager Henry** states the City would like to have repairs completed by the contractor by Sept. 28th.

Tom Black, representing the El Cajon Video and Film Festival, indicates the festival will be held on Sept. 15th at the ECMAC theaters.

Thomas Barrett speaks about the constitutional rights of the people of El Cajon.

Raymond Lutz, representing Citizens Oversight.org, speaks about the operation of ECPAC and suggests that Council reconsider having the City's Recreation Department run the theater.

2. WRITTEN COMMUNICATIONS:

- 2.1 Letter from David Wick, President, Interstate Land, L.P., requesting rezoning of 19.80 acres of vacant land directly adjacent to Interstate 8 just east of Grossmont High School**

DISCUSSION

David Wick, representing Interstate Land, L.P., speaks in support of a proposed development plan and a request to rezone the property to commercial zoning. He submits a packet for review by **Council**.

In response to questions by **Council**, **Director of Community Development Griffin** provides an overview of the application process, including the requirement for an environmental impact report and public hearings to consider a general plan amendment and rezoning of the property.

NO ACTION TAKEN.

3. PUBLIC HEARINGS: None

4. ADMINISTRATIVE REPORTS:

4.1 FIRST FOLLOW-UP REPORT FOR THE EMERGENCY REPAIRS AT THE EAST COUNTY PERFORMING ARTS CENTER (Report: Assistant to the City Manager)

RECOMMENDATION: That the City Council determine, by four-fifths vote, that there continues to be a need for declaring an emergency at the East County Performing Arts Center (ECPAC) in accordance with El Cajon Municipal Code Section 2.04.145 and Public Contract Code Section 22050, and waiving the bidding requirement for the emergency repairs in accordance with El Cajon Municipal Code Section 3.20.010(C)(6).

DISCUSSION

Director of Public Works Turner provides an update on the status of repairs.

Raymond Lutz, representing Citizens Oversight.org, thanks the City for having the Facilities Maintenance Department take care of some of the smaller repair items.

MOTION BY LEWIS, SECOND BY KENDRICK, to determine, by four-fifths vote, that there continues to be a need for declaring an emergency at the East County Performing Arts Center (ECPAC) in accordance with El Cajon Municipal Code Section 2.04.145 and Public Contract Code Section 22050.

MOTION CARRIES BY UNANIMOUS VOTE.

Mayor Lewis requests that **Staff** obtain information from the Historical Society on the history of Bill Beck Park.

4.2 COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (Report: Director of Redevelopment and Housing)

RECOMMENDATION: That the City Council review the status report pertaining to the Community Development Block Grant program ("CDBG"), then take the following three actions: (1) Set a Public Hearing for the reallocation of funds; (2) include within that reallocation Program Income; and (3) authorize the repayment of CDBG.

ITEM 4.2 (Continued)

DISCUSSION

Mayor Pro Tem McClellan asks questions about use of funds and suggests the City put out a Request for Qualifications (RFQ) to buy some dilapidated apartments for conversion to condominiums, to provide more home ownership opportunities.

Director of Redevelopment and Housing Cooksy states the funds can be used for capital improvements and affordable housing projects. Properties, such as those referenced by **Mayor Pro Tem McClellan**, can be rehabilitated.

Discussion ensues among **Council** and **Staff** concerning affordable housing for seniors and allocation of funds for mobile home rehabilitation.

MOTION BY LEWIS, SECOND BY KENDRICK, to (1) Set the Public Hearing for November 13, 2007, for the reallocation of funds; (2) include within that reallocation Program Income; and (3) authorize the repayment of CDBG.

MOTION CARRIES BY UNANIMOUS VOTE.

5. COMMISSION REPORTS: None

6. ACTIVITIES REPORTS OF MAYOR LEWIS

SANDAG (San Diego Association of Governments); SANDAG (Public Safety Committee); METRO Commission (Metropolitan Sewerage System) and METRO Wastewater JPA; MTS (Metropolitan Transit System Board) – Alternate; LAFCO (Local Agency Formation Commission - Alternate).

6.1 Metropolitan Transit System (MTS) Agenda – August 16, 2007

6.2 Metro Wastewater JPA News Brief – August, 2007

6.3 CARPET REPLACEMENT AT RONALD REAGAN COMMUNITY CENTER, RESOLUTION NO. 87-07

RECOMMENDATION: That the **City Council** reconsider our action taken at the August 14, 2007, City Council Meeting to reject all bids on Item 1.21, Award of Bid No. 003-08, Carpet Replacement at Ronald Reagan Community Center; and request that staff come back on September 11, 2007, to consider Award of Bid No. 003-08.

ITEM 6.3 (Continued)

DISCUSSION

Councilmembers discuss the necessity of the carpet repairs and request further details on all the bids received during the bidding process.

City Attorney Foley clarifies that **Council** would need to vote in order to reconsider the item.

Raymond Lutz, representing Citizens Oversight.org, expresses support for a re-bid of the project.

Councilmember Ramos states, for the record, that he has not discussed this item with Mr. Lutz, or any other items, in a very long time.

City Manager Henry states there is nothing wrong with the bidding process, and that it is not uncommon to have only one qualifying bid for a particular project.

MOTION BY LEWIS, SECOND BY MCCLELLAN, to bring the item back for reconsideration of Award of Bid No. 003-08.

MOTION CARRIES. (RAMOS, KENDRICK - NO)

ACTIVITIES REPORTS OF COUNCILMEMBERS

7.

MAYOR PRO-TEM BOB McCLELLAN:

Council Advisory Meeting Schedule, Harry Griffen Park Joint Steering Committee; Heartland Communications JPA – Alternate; LAFCO (Local Agency Formation Commission - Advisory Committee).

7.1 Council Activities Report

Report as stated.

ACTIVITIES REPORTS OF COUNCILMEMBERS (Continued)

8.

COUNCILMEMBER JILLIAN HANSON-COX

SANDAG (San Diego Association of Governments) (Alternate); MTS (Metropolitan Transit System Board); East County Economic Development Council; League of California Cities, San Diego Division; East San Diego County Gang Task Force.

8.1 Council Activities Report

Councilmember Hanson-Cox feels that girls, as well as boys, should learn the basics about car repairs. She provides an update about the Mother Goose Parade and a celebrity dinner auction.

9.

COUNCILMEMBER GARY KENDRICK

Heartland Communications JPA; Heartland Fire Training JPA; Chamber of Commerce – Business/Economic Development.

9.1 No Report

10.

COUNCILMEMBER DICK RAMOS

ADAPT (Alcohol and Drug Abuse Prevention Task Force); Heartland Fire Training JPA (Alternate); Legislative Report.

10.1 No Report

11. LEGISLATIVE REPORT

11.1 League of California Cities Legislative Bulletin - *Priority Focus* – August 10 and 17, 2007

DISCUSSION

Councilmember Ramos suggests continued monitoring of AB 1430 and SB 10. No action is recommended at this time.

11.2 Consider request from League of California Cities to send letter opposing SB 375 regarding Emission Control.

DISCUSSION

City Manager Henry speaks about the League's opposition to SB 375. A discussion ensues, and **Councilmembers** agree to refrain from taking action at this time.

12. GENERAL INFORMATION ITEMS FOR DISCUSSION:

12A. Crime Alert Memorandum Dated August 17, 2007 – "40,000 Inmates Released To Your Communities"

DISCUSSION

Mayor Pro Tem McClellan expresses concerns about the possibility of inmates being released into the community and feels the State should have a program similar to that in effect in Arizona.

Discussion ensues among **Council** and **Staff** concerning:

- California law pertaining to transfer of prisoners to other states;
- A possible mandate by the federal government;
- A suggestion to query legislators about the matter.

City Attorney Foley clarifies that the item is an article about litigation, and is not about legislation.

The consensus of Council requests a monthly status report from City Attorney Foley.

13. ORDINANCE: FIRST READING

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

13.1 ORDINANCE AMENDING CHAPTERS 2.24 AND 10.25

An Ordinance amending Chapters 2.24 and 10.25 of the El Cajon Municipal Code to eliminate the El Cajon Traffic Commission

The **City Clerk** recites the title of the ordinance for a first reading.

14. ORDINANCE: SECOND READING AND ADOPTION

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

14.1 AMENDMENT OF SPECIFIC PLAN 428

An Ordinance approving Amendment of Specific Plan 428 to allow manufactured home sales in the C-2 (General Commercial) Zone, with joint interconnecting access between properties on property located on the south side of East Main Street between Melody Lane and East Madison Avenue, and addressed as 1341 East Main Street

The **City Clerk** recites the title of the ordinance for a second reading.

MOTION BY LEWIS, SECOND BY RAMOS, to adopt Ordinance No. 4888.

MOTION CARRIES BY UNANIMOUS VOTE.

15. CLOSED SESSIONS: None

Adjournment: Mayor Lewis adjourned the Adjourned Regular Joint Meeting of the City Council/ Redevelopment Agency held this 28th day of August 2007, at 4:26 p.m., to Tuesday, September 11, 2007, at 3:00 p.m.

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