

# JOINT MEETING OF THE EL CAJON CITY COUNCIL AND REDEVELOPMENT AGENCY



## MINUTES

### CITY OF EL CAJON EL CAJON, CALIFORNIA

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**January 22, 2002**

An Adjourned Regular Joint Meeting of the El Cajon City Council and Redevelopment Agency of the City of El Cajon, California held Tuesday, January 22, 2002 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., Tuesday, January 8, 2002, by order of the City Council and Redevelopment Agency.

#### **ROLL CALL**

Council/Agencymembers present:	Ramos, Santos
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	McClellan
Mayor/Chair present:	Lewis
Other Officers present:	Linn, City Clerk/Secretary Foley, City Attorney/General Counsel Hubert, Assistant City Manager Munzenmaier, Director of Public Works Griffin, Director of Community Development

**PLEDGE OF ALLEGIANCE TO FLAG led by Mayor Lewis and MOMENT OF SILENCE.**

#### **POSTINGS**

The City Clerk posted Orders of Adjournment of the January 8, 2002 Meeting and the Agenda of the January 22, 2002 Meetings according to State Law and Council/Agency Policy.

## **PRESENTATIONS:**

### **“Pride of El Cajon” Outstanding Employee Award**

**City Manager Garrett** recognizes the Employee of the Quarter, **Michael Mills**, Parks Superintendent, and presents him with a Certificate of Appreciation, parking pass and \$100.00 savings bond. **Mr. Mills’** name has been engraved on the “Pride of El Cajon” plaque and his photograph will be displayed in City Hall.

### **Service Awards**

**City Manager Garrett** presents Service Awards for the period from July through December, 2001 to the following employees:

#### **Five Years**

Judy Bockstahler, Human Resources Analyst  
Derek Dozier, Paramedic Firefighter  
Brandon Groller, Paramedic Firefighter  
Darren Lynch, Network Administrator  
Kevin Maxwell, Police Officer  
Rick Odiorne, City Engineer  
Eliot Underhill, Police Officer

#### **Ten Years**

Damon Hyde, Information Technologies Technician  
Charles Santos, City Council Member

#### **Fifteen Years**

Dave Alexander, Firefighter  
Jim Cunningham, Senior Engineering Technician  
Barbara Neilson, Police Records Supervisor  
Chip Redding, Recreation Services Supervisor  
Brenda Simos, Associate Planner

#### **Twenty Years**

Bill Bradberry Jr., Police Officer  
Susan Carpenter, Police Services Officer  
Terrell Gore, Police Agent  
Teresa Horner, Executive Assistant to the City Manager  
Kathi Hubert, Assistant City Manager  
Marv Munzenmaier, Director of Public Works  
Fenton Sue, Police Sergeant

### **Twenty-Five Years**

Frank Battaglia, Fire Captain  
Rich Day, Police Officer  
Ed Krulikowski, Traffic Engineer  
John Owings, Operations Manager  
Barbara Ramirez, Senior Planner  
John Yeakey, Reprographics Assistant

### **Thirty Years**

Jim Coddington III, Police Sergeant  
Ed Forbes Jr., Police Lieutenant

### **Retirees**

Donna Adams, Fire Safety Specialist  
Edie Caudle, Police Records Manager

### **San Diego East Visitors Bureau**

**Donna Alm, President, and Eric Lund, Executive Director of East County East Visitors Bureau,** thank the City for its support of Fleet Week and the Bureau. Mayor Lewis accepts a Pearl Harbor commemorative print.

### **Claudia Sperry**

**Mayor Lewis** presents a commendation to **Claudia Sperry** upon her retirement from the El Cajon Municipal Employees Federal Credit Union.

### **MINUTES OF MEETINGS:**

**MOTION BY Lewis, SECOND BY Ramos to approve Minutes of the January 8, 2002 Meetings.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

### **AGENDA CHANGES:**

**Assistant City Manager Hubert** requests that Item 1.6 be pulled from the Agenda.

**MOTION BY Lewis, SECOND BY Santos to approve the Agenda as amended by pulling Item 1.6.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**CONSENT ITEMS: (1.1 – 1.9)**

**Councilmember Ramos** requests Item 1.4 be pulled for discussion.

**Mayor Lewis** requests Item 1.9 be pulled for discussion.

**MOTION BY Lewis, SECOND BY Ramos to approve Consent Items 1.1 – 1.3, 1.5, 1.7 and 1.8 (Item 1.4 pulled for discussion by Councilmember Ramos and Item 1.9 pulled for discussion by Mayor Lewis).**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**1.1 WARRANTS**

Approve payment of Warrants as submitted by the Finance Department.

**1.2 RESOLUTION NO. 17-02: AWARD BID FOR SPEED HUMPS - SUNSHINE AVENUE AND DEWANE DRIVE (Report: Purchasing Agent)**

Adopt Resolution No. 17-02 and award the bid to Miller Paving Corporation in the amount of \$10,513.00.

**1.3 INTER-JURISDICTIONAL USE AGREEMENT FOR PERMANENT HOUSEHOLD HAZARDOUS WASTE COLLECTION FACILITY (Report: Assistant City Manager)**

Review and approve a joint use agreement for the permanent household hazardous waste drop-off facility located at the Waste Management facility on Bradley Avenue in El Cajon.

**1.4 Pulled for Discussion.**

**1.5 RESOLUTION NO. 19-02: AWARD BID FOR TRAFFIC LINE PAINT (Report: Purchasing Agent)**

Adopt Resolution No. 19-02 to award the bid to Pervo Paint Company in the amount of \$11,547.65.

**1.6 SUBDIVISION AGREEMENT AND FINAL PARCEL MAP – TENTATIVE PARCEL MAP 601 – 1123 and 1125 Peach Avenue (REPORT: Director of Public Works) (Removed from Agenda at the request of the Assistant City Manager)**

**CONSENT ITEMS: (Continued)**

**1.7 FINAL PARCEL MAP – TENTATIVE PARCEL MAP 598 – 420 and 422 Sunshine Avenue (Report: Director of Public Works)**

Approve the Final Parcel Map for Tentative Parcel Map 598 (3 lot Subdivision in the R-2-R Zone) at 420 and 422 Sunshine Avenue.

**1.8 NOTICE OF COMPLETION AND ACCEPTANCE – VEHICLE LIFT (Report: Purchasing Agent)**

Accept the project and authorize the City Clerk to record a Notice of Completion (no bonds required for the project).

**1.9 Pulled for Discussion.**

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**1.4 RESOLUTION No. 18-02: DIVESTITURE OF COUNTY TRANSIT SYSTEM (Report: Redevelopment Manager)**

**RECOMMENDATION:** That the City Council approve Resolution No. 18-02 supporting the San Diego County Board of Supervisors and the divestiture of County Transit Services (the “CTS”) to the Metropolitan Transit Development Board (the “MTDB”).

**DISCUSSION**

**Councilmember Ramos** inquires if the City will have input regarding future fare increases or changes in routes. If MTDB and North County Transit District merge, will the policy be re-amended and will the City have input? He expresses concern with fares for East County riders.

**PUBLIC SPEAKER**

**Ken Karnes, County Transit System**, informs MTDB sets fares and CTS is within their fare structure. The City has representation on the MTDB Board and will have input on changes in fares. The agreement specifies that MTDB shall not change the service levels for two years. If North County Transit merges with MTDB, CTS would be part of MTDB and be subject to negotiations between MTB and North County Transit.

**Mayor Lewis** requests that Mr. Karnes keep the City Manager’s Office advised.

**MOTION BY Lewis, SECOND BY Ramos to approve Item 1.4.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

## **1.9 DISPOSAL OF SURPLUS PROPERTY (Report: Purchasing Agent)**

**RECOMMENDATION:** That the City Council declare the listed property surplus and authorize disposal in accordance with policy. The Campo Volunteer Fire Department has requested that the City donate the 1986 Pierce Fire Rescue unit to their department, per letter attached.

### **DISCUSSION**

**Mayor Lewis** inquires why gold coins and cash are impounded and auctioned. **City Attorney Foley** informs the items were seized by the Police Department and the law requires they be auctioned. The cash may be commemorative and not spendable.

**Assistant City Manager Hubert** informs the County gave money to Campo Fire Protection District in 1997-98. A new engine was purchased and no funds remain.

**MOTION BY Lewis, SECOND by McClellan to approve Item 1.9, and donate the Rescue unit to the Campo Volunteer Fire Department.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

### **PUBLIC COMMENT**

**Sunshine Horton, 1525 Granite Hills Drive, El Cajon, CA 92019**, speaks regarding coming together as a society to solve problems, the right to vote, and patriotism.

## **2. WRITTEN COMMUNICATIONS:**

### **2.1 LETTER: PLACEMENT NETWORK TRANSITIONAL HOUSING (PNTH) – REQUEST FOR FUNDING**

Letter from LaLisa Summers, Founder/Director of Placement Network Transitional Housing and job placement services, requests one-time endowment of \$51,000 to operate for six months.

### **DISCUSSION**

### **PUBLIC SPEAKERS**

**LaLisa Summers, 247 N. First Street #13, El Cajon, CA 92021**, outlines the activities of PNTH, including transitional housing and job placement services. Their budget is depleted and money is requested to continue assisting poor working class people or those who become homeless due to circumstances beyond their control.

**Alma Jackson, 247 N. First Street #31, El Cajon, CA 92021**, stresses it will be a loss to the City if the PNTH doors are closed.

**Director of Community Development Griffin** informs the applicant has requested CDBG funds in the amount of \$30,000.

**Mayor Lewis** urges Ms. Summers to stay in contact with Director Griffin regarding CDBG funding.

**MOTION BY Lewis, SECOND BY Santos to file the letter.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**3. ADMINISTRATIVE REPORTS:**

**3.1 POLICE CHIEF'S REPORT**

Report on activities of the Police Department.

**Operations Captain Moody** presents the report.

**DISCUSSION**

Council expresses concerns regarding the number of citations that are written by the Police Department as compared with the figures from the Court, testing arrestees for drug usage, and jaywalker fatalities or injuries.

**Captain Moody** informs the Department is seeking ways to provide correct numbers from ARJIS; labor has not been available for recording at the courthouse. Tests are conducted for drugs on arrestees, if symptoms are displayed. Programs which encourage pedestrian safety are outlined.

*Recess called at 3:32 p.m.  
Meeting called back to order at 4:40 p.m.*

**PUBLIC HEARING: (Continued from the December 11, 2001 Meeting)**

**3.2 SUBSTANDARD CONDITIONS AT BELAIR MOTEL – 638 EL CAJON BOULEVARD (Report: Building Official)**

**RECOMMENDATION:** That the City Council take appropriate action as a result of the presentation by the Building Official.

**DISCUSSION**

**Mayor Lewis** announces this is a Continued Public Hearing.

**Building Official Pavao** provides the background and presents a PowerPoint presentation depicting conditions at the motel. The owner has been advised of his options including alternative uses, demolition and consolidation of units. Of 107 violations on December 11, 2001, 50 remain, and the structure is at the end of its economic life. Abatement has been sought since May 2001, when there were 140 violations. Building Official Pavao identifies the items from the notice that was posted in November that continue to be in violation. Units 2, 3, 4, and 5 are the worst.

## **PUBLIC SPEAKER**

**Joe Mansour, 638 El Cajon Boulevard, El Cajon, CA 92020**, relates the conditions at the Belair Motel and requests the City work with his contractor to reach compliance. Thirty of the fifty remaining violations can be easily solved. The property can be brought into compliance within 30 days.

**Mayor Pro Tem McClellan** suggests if Units 2, 3, 4, and 5 are not in compliance within 30 days, they be declared unsafe until brought into compliance.

**Councilmember Ramos** states civil penalties are to be imposed, which may be adjusted, with the City to recover its cost to bring the property into compliance.

**City Attorney Foley** advises Code 15.16.120 (e) provides that Council may find a substandard or unsafe condition warrants non-occupancy of all or part of the building.

**MOTION BY Lewis, SECOND BY Ramos to continue the Public Hearing to the 3:00 p.m. Meeting on February 26, 2002, with the understanding that the property will be brought into compliance with civil penalties to be assessed to the property from today at the rate of \$100 per day per 50 violations identified at this meeting and recovering the city costs.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

## **4. COMMISSION REPORTS:**

### **4.1 TRAFFIC COMMISSION RECOMMENDATIONS - January 9, 2002 Meeting (Report: Secretary to Traffic Commission)**

**RECOMMENDATION:** That the City Council authorize the Commission to speak to the Parks and Recreation staff and/or Parks and Recreation Commission regarding parking concerns at Wells Park and possibly other City parks.

**MOTION BY Lewis, SECOND BY Santos to refer to the City Manager's Office regarding the parking issues.**

**MOTION CARRIES BY UNANIMOUS VOTE.**



**5. REPORTS OF MAYOR MARK LEWIS**

**5.1 LETTER: MAYOR ART MADRID – SAN DIEGO COUNTY REGIONAL AIRPORT AUTHORITY**

As the East County representative on the new San Diego County Regional Airport Authority, Mayor Madrid invites ideas or suggestions regarding the mission of the Authority.

**MOTION BY Lewis SECOND BY Ramos that the City Manager draft a letter to be reviewed by Councilmembers and to be signed by the Mayor, advising Mayor Madrid that the City Council be informed of what is happening on the Authority and the lines of communication be open.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**5.2 SAFETY-KLEEN PROPOSED LOCATION AT 197 VERNON WAY**

Letter from the County of San Diego Department of Planning and Land Use outlining their review of the proposed use by Safety-Kleen on property at 197 Vernon Way.

**DISCUSSION**

**Mayor Lewis** notes this site is just outside the City limits and involves many hazardous materials. Work has begun at the property. He suggests contacting Supervisor Jacob for more information and inquire if a Conditional Use Permit will be required. City Police and Fire could respond to an emergency and not be aware of the hazardous waste.

**MOTION BY Lewis, SECOND BY Ramos that the staff work with the County and Supervisor Jacob's Office to be informed about the use at this site and if the County is requiring a CUP.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**5.3 LETTER TO CALIFORNIA PUBLIC UTILITIES COMMISSION (CPUC) RE: DEPARTMENT OF WATER RESOURCES RATE ALLOCATION**

A draft letter for Council consideration expressing opposition to the recent CPUC decision to shift \$242-\$270 million in additional Northern California power costs to San Diego electricity customers over the next two years, which ignores regional cost differences in California and requires that all affected customers across the state pay the same rate.

**MOTION BY Lewis, SECOND BY McClellan that a letter be sent to the CPUC expressing concerns about this issue.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**6. REPORTS OF COUNCILMEMBERS**

**MAYOR PRO TEM W.E. "BOB" McCLELLAN:** Attended a reception at the Police Department for a \$99,000 grant from the State of California for the substance abuse program.

**COUNCILMEMBER CHARLES SANTOS:** No reports

**COUNCILMEMBER DICK RAMOS:** No reports

**7. LEGISLATIVE REPORT**

**7.1 League of California Cities Legislative Bulletin - *Priority Focus***

**MOTION BY Santos, SECOND BY McClellan** to send a letter to the Governor urging no funds be eliminated from the budget that would impact cities.

**MOTION CARRIES BY UNANIMOUS VOTE.**

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

**9. ORDINANCE: FIRST READING**

**RECOMMENDATION:** That the City council introduce the Ordinance and request the City Clerk to recite the title and waive full reading of the text.

**9.1 ZONE RECLASSIFICATION 2221 – 1050 NORTH THIRD STREET**

First Reading of Ordinance to rezone property at 1050 North Third Street from the R-1-6-H Zone to the PRD-Low Zone.

**MOTION BY Lewis, SECOND BY Ramos** to waive first reading of the Ordinance.

**MOTION CARRIES BY UNANIMOUS VOTE.**

**ORDINANCES: SECOND READING AND ADOPTION**

**9.2 AMENDMENT OF EL CAJON MUNICIPAL CODE - SPEED ZONE – JAMACHA ROAD FROM MAIN STREET TO SOUTH CITY LIMIT**

Adopting Ordinance No. 4685 to amend Section 10.20.130 of Chapter 10.20 of the El Cajon Municipal Code establishing speed limits on Jamacha Road between Lexington Avenue and Main Street, on Jamacha Road between Gustavo Street and Lexington Avenue, and on Jamacha Road between South City Limit and Gustavo Street in the City of El Cajon.

**MOTION BY Lewis, SECOND BY Ramos to waive second reading of the text and adopt Ordinance No. 4685.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**9.3 AMENDMENT OF EL CAJON MUNICIPAL CODE - CHAPTER 13.10 FOR STORM DRAIN MANAGEMENT AND DISCHARGE CONTROL (Report: Director of Public Works)**

Adopting Ordinance No. 4686 repealing Chapter 13.10 of Title 13 and adding a new Chapter 13.10 to Title 13 of the El Cajon Municipal Code establishing regulations for storm water management and discharge control.

**MOTION BY Lewis, SECOND BY Ramos to waive second reading of the text and adopt Ordinance No. 4686.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**10. CLOSED SESSION:**

**RECOMMENDATION:** That the City Council/Redevelopment Agency adjourn to Closed Session as follows:

**Under Government Code Section 54956.9 (a) for CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION**

Name of Case: Building Industry Association of San Diego County, et al  
v. State Water Resources Control Board, et al  
Case No. GIC 780263

**MOTION BY Lewis, SECOND BY Santos that the City Council/Redevelopment Agency adjourn to Closed Session at 5:35 p.m.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**11. RECONVENE TO OPEN SESSION AT 5:38 P.M.:** No announcements made.

**ADJOURNMENT:** Mayor Lewis adjourned the Regular Joint Meeting of the El Cajon City Council and the El Cajon Redevelopment Agency held this 22nd day of January, 2002 at 5:39 p.m. to Tuesday, January 22, 2002 at 7:00 p.m. in the City Council Chambers, 200 East Main Street, El Cajon, California.

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City Clerk/Secretary

# JOINT MEETING OF THE EL CAJON CITY COUNCIL AND REDEVELOPMENT AGENCY



## MINUTES

### CITY OF EL CAJON EL CAJON, CALIFORNIA

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**January 22, 2002**

An Adjourned Regular Joint Meeting of the City Council and Redevelopment Agency of the City of El Cajon, California, held Tuesday, January 22, 2002, was called to order by Mayor/Chair Mark Lewis at 7:00 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 3:00 p.m., Tuesday, January 22, 2002, by order of the City Council and Redevelopment Agency.

#### **ROLL CALL**

Council/Agencymembers present:	Ramos, Santos
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	McClellan
Mayor/Chair present:	Lewis
Other Officers present:	Linn, City Clerk/Secretary Foley, City Attorney/General Counsel Garrett, City Manager/Executive Director Munzenmaier, Director of Public Works Griffin, Director of Community Development

#### **PLEDGE OF ALLEGIANCE TO FLAG and MOMENT OF SILENCE**

**CHANGES TO THE AGENDA:** None

**PUBLIC COMMENT:** None

**PUBLIC HEARING:**

**(CONTINUED FROM JANUARY 8, 2002 MEETING)**

**100 CONDITIONAL USE PERMIT 1900 - Cambridge Investments LUC (Arby's) – 388 East Main Street (Report: City Clerk)**

**RECOMMENDATION:** That the City Council

- ❑ Open the Public Hearing and consider any testimony
- ❑ Close the Public Hearing and
- ❑ Approve, modify or disapprove the Planning Commission decision to grant Conditional Use Permit 1900 for a reduction in the required number of parking spaces for an existing restaurant at 388 E. Main Street.

**DISCUSSION**

**Mayor Lewis** announces this Public Hearing is continued from the January 8, 2002 Meeting.

**Director of Community Development Griffin** informs the property to the north of the restaurant is owned by a different party, who has raised the rent. Arby's does not wish to pay the higher rent, and is processing a Conditional Use Permit to reduce the required number of parking spaces from 20 spaces to 17. Council previously expressed concern about having only one driveway on Main Street with no access to Ballantyne, and what would happen to the northerly property. The northerly property is approximately 6300 square feet.

**PUBLIC SPEAKER**

**Loralee Gunter, Cambridge Investments, 388 East Main Street, El Cajon, CA 92020**, states the lease on the property expired in January 2002. The rent was \$3,000 a month and it was raised by \$2,000.

**Director of Community Development Griffin** states the vacant lot is larger than some of the lots downtown and the owner could request a commercial use and that the parking requirement be forgiven.

**MOTION BY Lewis, SECOND BY Ramos to Close the Public Hearing.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**MOTION BY Lewis, SECOND BY McClellan to adopt Resolution No. 20-02 to approve Conditional Use Permit 1900 according to the Planning Commission for a reduction in the required number of parking spaces for the Arby's at 388 East Main Street.**

**MOTION CARRIES BY UNANIMOUS VOTE.**

**101 ITEMS CONTINUED FROM THE 3:00 P.M. MEETING: None**

**ADJOURNMENT: Mayor Lewis adjourned the Adjourned Regular Joint Meeting of the El Cajon City Council and the El Cajon Redevelopment Agency held this 22nd day of January, 2002 at 7:10 p.m.**

**The next meeting of the El Cajon City Council and Redevelopment Agency will be held on Tuesday, February 12, 2002 at 3:00 p.m.**

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City Clerk/Secretary