



JOINT MEETING EL CAJON CITY COUNCIL & REDEVELOPMENT AGENCY

Tuesday, March 25, 2003 - 3:00 p.m.

**Council Chambers
200 East Main Street
El Cajon, California**

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***Backup Information Available
Redevelopment Agency Items Are Identified**



AGENDA

This Agenda contains a brief general description of each item to be considered. Most items have a *RECOMMENDATION* from Staff which Council will consider when making a final decision.

Copies of written documentation relating to each item of business on the Agenda are on file in the City Clerk's Office and in the Agenda Book next to the podium in the Council Chambers.

PLEASE COMPLETE A "REQUEST TO SPEAK" FORM PRIOR TO THE COMMENCEMENT OF THE MEETING AND SUBMIT IT TO THE CITY CLERK if you wish to speak on an Item on the Agenda or under Public Comment.

- **Call to Order:** Mayor Mark Lewis



- **Roll Call:** City Clerk Marilynn Linn

- **Pledge Of Allegiance To Flag 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 March 11, 2003 Meetings and the Agenda of the March 25, 2003 Meetings in accordance to State Law and Council/Agency Policy.

- **Presentations:**
Outstanding Employee Award – Fire Captain Ted Kakuris
Safe Driver Awards – January through December, 2002

- **Agenda Changes:**

Consent Items: (1.1 – 1.14)

Consent Items are routine matters enacted by one motion according to the *RECOMMENDATION* listed below. With the concurrence of the City Council, a Council Member or person in attendance may request discussion of a *Consent Item* at this time.

*1.1 MINUTES OF CITY COUNCIL/REDEVELOPMENT AGENCY MEETINGS:

RECOMMENDATION: That the City Council/Redevelopment Agency approve Minutes of the March 11, 2003 Meetings of the El Cajon City Council/Redevelopment Agency.

1.2 WARRANTS

RECOMMENDATION: That the City Council approve payment of Warrants as submitted by the Finance Department.

*1.3 RESOLUTION: AWARD BID FOR CHANGEABLE MESSAGE SIGNS (Report: Purchasing Agent)

RECOMMENDATION: That the City Council adopt the next RESOLUTION in order and award the bid to U. S. Traffic Corporation in the amount of \$31,247.50.

*1.4 LETTERS OF APPRECIATION – WALL OF FAME

RECOMMENDATION: That the City Council authorize the following letter to be included on the City's *Wall of Fame* and/or letters of appreciation be sent to the appropriate parties:

- o *Outstanding Financial Reporting 2001-02, Excellence in Operational Budgeting 2002-03, Merit in Public Communication Budgeting 2002-03 and Investment Policy Certificate of Excellence Awards* received by the Finance Department.

*1.5 PROPOSED REVISIONS TO CITY COUNCIL POLICY A-16, GENERAL AND SEXUAL HARASSMENT (Report: Director of Human Resources)

RECOMMENDATION: That the City Council review and approve the revisions to City Council Policy A-16.

Consent Items: (Continued)

***1.6 SPECIAL OPERATION LICENSE – STORMY’S BLUE MARTINI – 1246 E. MAIN STREET, SUITE 101**

RECOMMENDATION: That the City Council approve the application by Lightning S. Enterprises LLC; Merrill F. Storms, Jr.; & Elvira J. Storms; for a bar with billiards and darts at 1246 E. Main Street, Suite 101, Stormy’s Blue Martini, as recommended by the Police and Community Development Department and City Manager.

***1.7 RESOLUTION: AWARD BID FOR SELF CONTAINED BREATHING APPARATUS (SCBA) PARTS AND ACCESSORIES (Report: Purchasing Agent)**

RECOMMENDATION: That the City Council adopt the next RESOLUTION in order to award the bid to L. N. Curtis & Sons, in the amount of \$40,420.43.

***1.8 TIME EXTENSION FOR TENTATIVE SUBDIVISION MAP 490 - SKYROCKS SUBDIVISION, 2685 AVOCADO AVENUE (Report: Director of Public Works)**

RECOMMENDATION: That the City Council grant a first one year time extension for TSM 490 (expiration date of April 24, 2003) and set the expiration date to be April 24, 2004.

***1.9 SUMMARY VACATION of UNNAMED STREET, LIEN CONTRACT AND SUBDIVISION AGREEMENT FOR THE EL CAJON SEVENTH DAY ADVENTIST CHURCH – 1630 MADISON AVENUE – TPM 604 (Report: Director of Public Works)**

RECOMMENDATION: That the City Council approve the subdivision Agreement and the Lien Contract for TPM 604 for the El Cajon Seventh Day Adventist Church and adopt the next RESOLUTION in order to approve the Summary Vacation of an unnamed street through the Seventh Day Adventist Church property in accordance with Section 8334 of the Streets and Highways Code.

***1.10 ACCEPTANCE OF CORRUGATED METAL PIPE LINING/REPLACEMENT AT VARIOUS LOCATIONS (Report: Director of Public Works)**

RECOMMENDATION: That the City Council accept the project, release the bonds in accordance with the terms of the contract and require the contractor to maintain insurance until all bonds have been released.

Consent Items: (Continued)

***1.11 ACCEPTANCE OF STORM DRAIN PIPE CONSTRUCTION/
REPLACEMENT/ LINING PROJECT AT VARIOUS LOCATIONS (Report:
Director of Public Works)**

RECOMMENDATION: That the City Council accept the project, release the bonds in accordance with the terms of the contract and require the contractor to maintain insurance until all bonds have been released.

***1.12 CONTRACT FOR EMERGENCY MEDICAL SERVICES (EMS) BILLING
(Report: Fire Chief)**

RECOMMENDATION: That the City Council approve the written request for extension of the agreement with Wittman Enterprises for Emergency Medical Services (EMS) Billing. A request for a fee increase per billable event is also included.

***1.13 RESOLUTION: AWARD BID FOR TRUCK SERVICE BODIES (Report:
Purchasing Agent)**

RECOMMENDATION: That the City Council adopt the next RESOLUTION to award portions of the bid to Rector Equipment & Truck Bodies in the amount of \$16,160.35 and D & H Truck Equipment in the amount of \$13,331.91.

***1.14 PERMISSION TO EXHIBIT NON-DOMESTIC ANIMALS (Report: Assistant City
Manager)**

RECOMMENDATION: That the City Council approve the request from Lions Tigers and Bears to exhibit two Bengal Tiger Cubs at 1265 Avocado, #103 for a period not to exceed five hours on March 29 and 30, 2003.

Public Comment

At this time, any person may address a matter within the jurisdiction of the City Council and Redevelopment Agency that is not on the Agenda. State law prohibits discussion or action on items not on the Agenda, however, Council and Agency Members may briefly respond to statements or questions. An item may be placed on a future Agenda.

2. Written Communications (2.1 – 2.5)

***2.1 MAIN STREET COMMUNITY CENTER – A PROJECT FOR THE PEOPLE OF EL CAJON (Report: Mayor Lewis)**

RECOMMENDATION: That the City Council receive information as presented regarding the Main Street Community Center – a Project for the People of El Cajon and take possible action by referring to staff as directed by Council following discussion of this item.

***2.2 LETTER: ST. VINCENT DE PAUL VILLAGE – REQUEST TO EXTEND EMERGENCY COLD WEATHER SHELTER**

Mathew Packard, Vice President, St. Vincent de Paul Village, requests that the City extend the Emergency Cold Weather Shelter Grant Contract and Affordable Housing Agreement to end April 15, 2003.

***2.3 LETTER: REVEREND JOHN CONRAD – REQUEST TO LEASE CITY PROPERTY FOR TWO HOMELESS SHELTERS**

Letter from Father Conrad requests City lease the Marshall Street property where the current emergency tent homeless shelter is located to build two full service homeless shelters for \$1 per year.

***2.4 REQUEST FOR RECONSIDERATION OF VARIANCE 938 – VACANT PROPERTY ON THE NORTHEAST CORNER OF VAN HOUTEN AND WEST LEXINGTON AVENUES (SILVA) (Report: City Clerk)**

RECOMMENDATION: That the City Council determines whether or not to allow reconsideration of Variance 938.

***2.5 LETTER: BULLER -- REQUEST FOR BUSINESS IN DOWNTOWN**

Dolores and Deanne Buller request Council support for their opening a business in the downtown with upscale “gently worn” clothing and new clothing (over 60% new clothing).

Public Hearing: (3.1)

***3.1 2003-04 CDBG AND HOME ALLOCATIONS and MODIFICATION OF SECTION 108 LOAN APPLICATION FOR LADDER TRUCK (Report: Director of Community Development)**

RECOMMENDATION: That the City Council

1. Open the Public Hearing to allocate federal funds for FY 2003-04 and to consider modification of a Section 108 loan request, accept and review testimony, Close the Public Hearing.
2. Finalize the allocation of funds to projects and programs for the FY 2003-04 Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME).
3. Adopt the next RESOLUTION in order for the allocation of these funds.
4. Adopt the next RESOLUTION in order to modify the Ladder Truck Section 108 Loan Application
5. Adopt the FY 2003-04 One-Year Action Plan and
6. Authorize the City Manager or designee to submit the One-Year Action Plan to the U.S. Housing and Urban Development Department (HUD) and execute affiliated documents.

3. Administrative Reports: (3.2 - 3.6)

***3.2 POLICE CHIEF'S REPORT**

Report of activities of the department.

***3.3 UNDERGROUNDING UTILITIES – PLANNED UNIT DEVELOPMENT 198/TENTATIVE SUBDIVISION MAP 509 – 4512 BALLANTYNE STREET CONDOMINIUM CONVERSION PROJECT**

At the March 11, 2003 Meeting, Council continued the discussion of undergrounding of the utilities adjacent to the project to this meeting for a decision.

***3.4 REDEVELOPMENT AGENCY ITEM: HomeStart LLC – EXTENSION OF LOAN DUE DATE (Report: Redevelopment Manager)**

RECOMMENDATION: That the Redevelopment Agency approve the request from HomeStart LLC for an extension of the Agency loan due date and include those recommendations set forth in the report from the Redevelopment Manager.

Administrative Reports: (Continued)

***3.5 REDEVELOPMENT AGENCY ITEM:
HomeStart LLC – INDEMNIFICATION AND HOLD HARMLESS AGREEMENT
(Report: Redevelopment Manager)**

RECOMMENDATION: That the Redevelopment Agency approve the indemnification and Hold Harmless Agreement pertaining to an Affordable Housing Agreement between the Agency and HomeStart, LLC.

***3.6 SUBSTANDARD CONDITIONS AT 419 EL CAJON BOULEVARD (Report:
Building Official)**

RECOMMENDATION: That the City Council (1) direct staff to remove the Notice of Restriction filed against the property and (2) address the issue of civil penalties, administrative fees, and staff time relative to this case.

4. Commission Reports: (4.1)

***4.1 TRAFFIC COMMISSION RECOMMENDATIONS – MARCH 12, 2003 MEETING
(Report: Secretary to the Traffic Commission)**

ITEM I. – TRAFFIC CONDITIONS GRANITE HILLS HIGH SCHOOL

RECOMMENDATION: That the City Council adopt the next RESOLUTION in order to

- (1) Establish a twenty-four minute time limit parking zone as requested – along the south curb of Madison Avenue beginning 80 feet from the east curb of Fourth Street, continuing east for 310 feet and
- (2) Approve a passenger loading zone during school hours as requested along the east curb of Fourth Street beginning 80 feet south of the south curb of Madison Avenue for 208 feet south.

**ITEM II. – TURNING RESTRICTIONS – BALLANTYNE AT CAJON VALLEY
MIDDLE SCHOOL**

RECOMMENDATION: That the City Council establish left turn restrictions for southbound Ballantyne to the school parking lot as requested and direct staff to provide the appropriate signing and marking to prevent this movement.

Commission Reports: (Continued)

ITEM III – SPEED SURVEY REVIEW – HACIENDA DRIVE

RECOMMENDATION: *That the City Council* have the First Reading of the Ordinance in order to establish a 30 MPH zone on Hacienda from Fletcher Parkway to Windmill View and a 35 MPH zone from Windmill View to Swallow.

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.

AMENDMENT OF EL CAJON MUNICIPAL CODE – SPEED LIMIT ON HACIENDA DRIVE

First Reading of Ordinance to establish a 30 MPH zone on Hacienda from Fletcher Parkway to Windmills View and a 35 MPH zone from Windmill View to Swallow.

ITEM VI. – NO PARKING – LEXINGTON AVENUE EAST OF STEPHANIE

RECOMMENDATION: *That the City Council* adopt the next RESOLUTION in order to establish, at this time, a “No Parking” Zone along the north curb of Lexington Avenue beginning 30 feet east of the centerline of Stephanie Lane, continuing 170 feet to the east.

5. Reports of Mayor Lewis

El Cajon-San Diego County Civic Center Authority Commission; SANDAG (San Diego Association of Governments) Regional Transportation; ARJIS (Automated Regional Justice Information System); METRO (Metropolitan Wastewater Disposal System); AFFORD (Agencies for Fair & Objective Rate Decision); MTDB (Metropolitan Transit Development Board).

6. Reports of Councilmembers

MAYOR PRO TEM GARY KENDRICK

Council Advisory Meeting Schedule, SANDAG (San Diego Association of Governments)(Alternate); Heartland Communications JPA; Heartland Fire Training JPA; Chamber of Commerce – Business/Economic Development.

Reports of Councilmembers: (Continued)

COUNCILMEMBER BOB McCLELLAN

Harry Griffen Park Joint Steering Committee; LAFCO (Local Agency Formation Commission – Advisory Committee).

COUNCILMEMBER CHARLES SANTOS

MTDB (Metropolitan Transit Development Board) (Alternate); East County Economic Development Council; Helix Water District City Representative; Chamber of Commerce Business/Economic Development Committee; League of California Cities, San Diego Division.

COUNCILMEMBER DICK RAMOS

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

7. Legislative Report

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

8. General Information Items For Discussion

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 **AMENDMENT OF SPECIFIC PLAN 19 – WALMART AT PARKWAY PLAZA**

As a result of Public Hearing and action taken at the December 11, 2001 Meeting, First Reading of Ordinance approving amendment of Specific Plan 19 to show a two-level, 160,057 square foot fifth anchor store, 17,783 square foot of additional mall shops and revisions to the parking calculations in the C-R (Regional Commercial) Zone on property located on the south side of Fletcher Parkway between State Route 67 and North Johnson Avenue.

Ordinance: Second Reading And Adoption

RECOMMENDATION: That the City Council request the City Clerk to recite the title, waive full reading of the text and adopt the Ordinance.

***9.2 AMENDMENT OF SPECIFIC PLAN 52 – 2733 NAVAJO ROAD**

Adopting Ordinance to amend Specific Plan 52 for an existing shopping center to reflect modifications to an existing drive-through fast-food facility (Jack in the Box) at 2733 Navajo Road.

10. CLOSED SESSION:

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

- **Under Government Code Section 54956.9 (b) for CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION**

Number of Potential Cases: 1

11. RECONVENE TO OPEN SESSION - ANNOUNCE ACTION IF APPROPRIATE

<p>Adjournment: The Adjourned Regular Joint Meeting of the City Council/Redevelopment Agency held this 25th day of March, 2003 is adjourned to Tuesday, March 25, 2003 at 7:00 p.m.</p>

General Information:

The following items are informational and are not discussed unless the Council/Agency brings the item(s) forward for discussion under Item No. 8 of the agenda.

***A. METRO WASTEWATER JOINT POWERS AUTHORITY NEWS BRIEF**

Newsletter dated February/March 2003 with news of actions and issues discussed by the METRO Wastewater JPA.

***B. PLANNING COMMISSION RESOLUTION**

No. 9773 - Resolution of Intention to initiate a review of the parking space size standards in the zoning ordinance.

***C. GIRLS UNDERSTANDING THEIR STRENGTHS (G.U.T.S.) PROGRAM AT WELLS PARK**

Informational report on the G.U.T.S. pilot program at Wells Park.

JOINT MEETING EL CAJON CITY COUNCIL & REDEVELOPMENT AGENCY

Tuesday, March 25, 2003

**7:00 p.m. Meeting
COUNCIL CHAMBERS
200 East Main Street
El Cajon, California**

AGENDA

- **Call To Order:** Mayor Mark Lewis
- **Roll Call:** City Clerk Marilynn Linn
- **Pledge Of Allegiance To Flag And Moment Of Silence**
(The Courts have concluded that sectarian prayer as part of City Council Meetings is not permitted under the Constitution)
- **Agenda Changes:** * Backup Information Available
Redevelopment Agency Items Identified



Public Comment:

At this time, any person may address a matter within the jurisdiction of the City Council and Redevelopment Agency that is not on the Agenda. State law prohibits discussion or action on items not on the Agenda, however, Council and Agency Members may briefly respond to statements or questions. An item may be placed on a future Agenda.

Public Hearings:

***100 AMENDMENT OF EL CAJON MUNICIPAL CODE: SELF CERTIFICATION PROGRAM (Report: Director of Public Works)**

RECOMMENDATION: That the City Council adopt the amendments to the Municipal Code adding the provision for self certification for engineering permits and the Council Policy after careful consideration of the statements made by the San Diego Regional Quality Control Board in their letter dated March 17, 2003.

Public Hearings: (Continued)

*101 SPECIFIC PLAN 492 – 1588 N. Marshall Avenue (Toro Agricultural Irrigation) (Report: City Clerk)

RECOMMENDATION: That the City Council

- ❑ Open the Public Hearing and receive testimony
- ❑ Close the Public Hearing
- ❑ Refer to the City Attorney for an Ordinance to approve Specific Plan 492 to allow two silos at a height of 46 feet in the M Zone at 1588 N. Marshall Avenue, upon completion of specific conditions outlined in Planning Commission Resolution No. 9768.

102 Items Continued From The 3:00 P.M. Meeting (If Any)

Adjournment: The Adjourned Regular Joint Meeting of the City Council and the Redevelopment Agency held this 25th day of March 2003 is adjourned.

The next Meetings of the El Cajon City Council and Redevelopment Agency will be held on Tuesday, April 8, 2003 at 3:00 p.m.