



Photo by Bob Griswold

**JOINT MEETING  
EL CAJON CITY COUNCIL  
and  
REDEVELOPMENT AGENCY  
Tuesday, February 26, 2002 - 3:00 p.m.  
Council Chambers  
200 East Main Street  
El Cajon, California**

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**PLEASE NOTE:** *If You Wish to Address the City Council, Please Complete a Speaker Card and Give It to the City Clerk. When Your Item Is Heard, Your Name Will Be Called at Which Time You Would Come to the Podium and Give Your Name and Address.*

\*Backup Information Available  
Redevelopment Agency Items Are Identified



# AGENDA



**CALL TO ORDER:** Mayor Mark Lewis

**ROLL CALL:** City Clerk Marilynn Linn

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

**POSTINGS:** The City Clerk posted Orders of Adjournment of the February 12, 2002 Meetings and the Agenda of the February 26, 2002 Meetings in accordance to State Law and Council/Agency Policy.

## **PRESENTATIONS:**

- **COMMENDATION:** Verna and Willie Randel  
50<sup>th</sup> Wedding Anniversary
- **PROCLAMATION:** *Strength Team Days – March 6–10, 2002*
- **ADOPT A PET**

## **MINUTES OF MEETINGS:**

***RECOMMENDATION:*** Approve Minutes of the February 12, 2002 Meetings.

## **AGENDA CHANGES:**

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## **CONSENT ITEMS: (1.1 – 1.8)**

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 WARRANTS**

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

**CONSENT ITEMS: (Continued)**

**REDEVELOPMENT AGENCY ITEM:**

- \*1.2 RESOLUTION: AWARD OF CONTRACT FOR ENVIRONMENTAL CONSULTING SERVICES (Report: Purchasing Agent)**

**RECOMMENDATION:** That the Redevelopment Agency adopt the next RESOLUTION in order and award the contract to Environmental Business Solutions, Inc. in the estimated amount of \$26,682.00.

- \*1.3 ACCEPTANCE OF PUBLIC IMPROVEMENTS – TENTATIVE SUBDIVISION MAP 481 AND PLANNED UNIT DEVELOPMENT 47 – FRIENDLY TERRACE – East Side of Main Street between Pepper Drive and Lavala Lane (Report: Director of Public Works)**

**RECOMMENDATION:** That the City Council accept the public improvements and authorize the City Clerk to release the bonds guaranteeing the improvements in accordance with the subdivision agreement, requiring the developer to maintain insurance in force until release of all bonds for the project.

- \*1.4 SINGLE AUDIT REPORTS FOR THE FISCAL YEAR ENDED JUNE 30, 2001 (Report: Director of Finance)**

**RECOMMENDATION:** That the City Council receive and file the City of El Cajon Single Audit Reports for the fiscal year ended June 30, 2001.

- \*1.5 CONTRACT FOR INSPECTION SERVICES FOR CAL-PEAK POWER PLANT AT 200 N. JOHNSON AVENUE (SDG&E SUBSTATION) (Report: Building Official)**

**RECOMMENDATION:** That the City Council direct staff to prepare a contract with Wildan Corporation for limited inspection services not to exceed \$33,000 for the Cal-Peak Power Plant located at 200 N. Johnson Avenue.

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- \*1.6 ACCEPTANCE OF MAIN STREET DIAGONAL PARKING – DOUGLAS AVENUE TO CLAYDELLE AVENUE (Report: Director of Public Works)**

**RECOMMENDATION:** That the City Council accept the Main Street Diagonal Parking Project improvements and release the bonds according to the terms of the contract.

- \*1.7 SUBDIVISION AGREEMENT AND FINAL PARCEL MAP – TENTATIVE PARCEL MAP 601 – 1123 & 1125 PEACH AVENUE (Report: Director of Public Works)**

**RECOMMENDATION:** That the City Council approve the Subdivision Agreement and Final Parcel Map for TPM 601 at 1123 and 1125 Peach Avenue.

## **CONSENT ITEMS: (Continued)**

- \*1.8 RESOLUTION: AWARD BID FOR MOTOR VEHICLES (Report: Purchasing Agent)**

**RECOMMENDATION:** That the City Council adopt the next RESOLUTION in order and award portions of the bid to Villa Ford in the amount of \$250,306.30; Burch Ford in the amount of \$72,699.04; Pearson Ford in the amount of \$38,850.52; Raceway Ford in the amount of \$31,555.02; City Chevrolet in the amount of \$23,972.06 and Hemborg Ford in the amount of \$23,168.50.

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## **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.**

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## **2. WRITTEN COMMUNICATIONS:**

- \*2.1 LETTER: JERRY FAZIO – REQUEST FOR CITY CO-SPONSORSHIP OF THE CITIZEN OF THE YEAR EVENT**

Jerry Fazio, Chair of the Citizen of the Year Committee, requests the City co-sponsor the luncheon event to be held at the Community Center on March 12, 2002.

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## **3. ADMINISTRATIVE REPORTS:**

- \*3.1 POLICE CHIEF'S REPORT DATED FEBRUARY 26, 2002**

Report on activities of the Department.

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## **PUBLIC HEARINGS:**

- (Continued from the January 22, 2002 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.

## **PUBLIC HEARINGS: (Continued)**

### **\*3.3 DELINQUENT REFUSE COLLECTION CHARGES (Report: Assistant City Manager)**

**RECOMMENDATION:** At the conclusion of the Public Hearing process, that the City Council:

- Adopt the next RESOLUTION in order, certifying the list of property owners as delinquent in the payment of their mandatory trash service bills; and
- Authorize the City Clerk to record the amount owed as a lien on the property and forward a list to the County Tax Assessor for billing on the next property tax bill.

### **\*3.4 DELINQUENT SEWER SERVICE CHARGES (Report: Director of Finance)**

**RECOMMENDATION:** At the conclusion of the Public Hearing process, that the City Council:

- Adopt the next RESOLUTION in order, confirming the charges and levying the assessments on the next regular tax bill; and,
- Authorize the City Clerk to place a lien on delinquent properties and forward a list to the County Tax Assessor for billing on the next property tax bill.

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## **4. COMMISSION REPORTS:**

### **\*4.1 TRAFFIC COMMISSION RECOMMENDATIONS (February 13, 2002 Meeting) (Report: Secretary to Traffic Commission)**

#### **ITEM I. – 2001 SCHOOL REVIEW**

**RECOMMENDATION:** That the City Council accept and file the Annual School Review Report.

#### **ITEM II. –“ NO PARKING” AND BUS ZONES – NARANCA SCHOOL**

**RECOMMENDATION:** That the City Council approve the requested “No Parking” Zone and adopt the next RESOLUTION in order to establish a “No Parking” Zone along the south curb of Naranca Avenue beginning 527 feet west of the west curb of Latisha Place for a distance of 25 feet to the west.

#### **ITEM III. – SPEED HUMPS – GARFIELD AVENUE (Continued)**

**RECOMMENDATION:** That the City Council approve the installation of Speed Humps on Garfield Avenue between Chatham and Fletcher Parkway as the City’s guidelines appear to be met in this area.

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## **5. REPORTS OF MAYOR MARK LEWIS**

El Cajon-San Diego County Civic Center Authority Commission; SANDAG (San Diego Association of Governments) Regional Transportation (alternate); Heartland Communications Facility Authority Commission; Heartland Fire Training Authority Commission.

### **\*5.1 LETTER: REQUEST FOR CONTRIBUTION FOR IMPROVEMENTS AT HARRY GRIFFEN PARK**

Letter from Frank Graziano requests Council contribute \$1000 for improvements to the dog park known as Canine Corners at Harry Griffen Park.

### **\*5.2 LETTER: HELIX WATER DISTRICT – LEGISLATION TO FUND PURCHASE OF TULLOCH RANCH PROPERTY AT LAKE CUYAMACA**

Mark Weston, General Manager for Helix Water District, requests Council support for legislation to fund the purchase of Tulloch Ranch Property at Lake Cuyamaca.

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## **6. REPORTS OF COUNCILMEMBERS**

### **MAYOR PRO TEM W.E. “BOB” McCLELLAN**

Council Workshop Schedule; ADAPT (Alcohol and Drug Abuse Prevention Task Force); Harry Griffen Park Joint Steering Committee; alternate for Heartland Fire Training Authority Commission and Heartland Communications Facility Authority Commission; State Routes 67/125 Corridor Study Committee, alternate.

### **COUNCILMEMBER CHARLES SANTOS**

MTDB (Metropolitan Transit Development Board); East County Economic Development Council; Helix Water District City Representative; Chamber of Commerce Business/Economic Development Committee; State Routes 67/125 Corridor Study Committee.

### **COUNCILMEMBER DICK RAMOS**

SANDAG (San Diego Association of Governments) Board of Directors, Regional Transportation, Regional Housing Task Force; METRO (Metropolitan Wastewater Disposal System); AFFORD (Agencies for Fair and Objective Rate Decision); ARJIS (Automated Regional Justice Information System); LAFCO (Local Agency Formation Commission) Advisory Committee.

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## **7. LEGISLATIVE REPORT**

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

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**8. GENERAL INFORMATION ITEMS FOR DISCUSSION**

**9. 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.

**\*9.1 AMENDMENT OF EL CAJON MUNICIPAL CODE - CHAPTER 12.09 – REGULATING SIDEWALK DINING**

Adopting Ordinance to Add Chapter 12.09 to Title 12 of the El Cajon Municipal Code regulating sidewalk dining.

**10. CLOSED SESSION:**

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

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

Name of Case: El Cajon Town Center LLC v. City of El Cajon, et al  
Case No. GIC772845-1

**11. RECONVENE TO OPEN SESSION - ANNOUNCE ACTION IF APPROPRIATE**

**\*12. INTERVIEWS AND APPOINTMENT TO FILL VACANCY ON THE TRAFFIC COMMISSION (Report: City Clerk)**

**RECOMMENDATION:** That the City Council conduct interviews with candidates that filed for the vacancy on the Traffic Commission and fill the vacancy by appointment to complete the term to January 31, 2004.

**APPLICANTS**

**Rose B. Aftreth  
Vincent R. Bacino  
Derek D. Bass  
Michael W. Bradburn  
Russell W. Comstock**

**William P. Gaukel  
Howard F. Hawkins  
Eldon T. Lovellette  
Charles T. Martin  
Douglas O. McMurray**

**John E. Mercurio  
M. Lynn Peterman  
Guy R. Regusters  
Elisa S. Sanchez  
Philip J. Tex**

**ADJOURNMENT:** The Adjourned Regular Joint Meeting of the El Cajon City Council and the El Cajon Redevelopment Agency held this 26th day of February, 2002 is adjourned.

**PLEASE NOTE:** There is no evening Meeting. The next Meetings of the El Cajon City Council and Redevelopment Agency will be held on Tuesday, March 12, 2002 at 3:00 p.m.

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**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. SHARP HEALTHCARE'S ONCOLOGY PROGRAM ANNUAL REPORT FOR 2000**

Annual Report from Grossmont Hospital, Sharp, is provided for Council information.

**\*B. PLANNING COMMISSION RESOLUTIONS**

**No. 9605** – Resolution of Intention to Initiate the Consideration of the Revocation of Conditional Use Permit 1811 for a Restaurant with On Sale Beer and Wine at 450 East Chase Avenue in the C-1 (Neighborhood Commercial) Zone.

**No. 9606** - Resolution of Intention to Initiate an Amendment of Conditional Use Permit 1846 for Sports Assembly (Motocross Motorcycle Track) in the "M" Zone.

**No. 9608** - Resolution Granting Variance 935 for a Reduction in the Minimum Lot Size in the R-2-R (Two Family Residential Restricted) Zone at 838 N. Third Street.