

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



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

April 26, 2016

An Adjourned Regular Joint Meeting of the El Cajon City Council/Housing Authority/Successor Agency to the Redevelopment Agency of the City of El Cajon, California held Tuesday, April 26, 2016, was called to order by Mayor/Chair Bill Wells at 3:00 p.m., in the Council Chambers, 200 Civic Center Way, El Cajon, California.

ROLL CALL

Council/Agencymembers present:	Bales, Kendrick and McClellan
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	Ambrose
Mayor/Chair present:	Wells
Other Officers present:	Hawley, City Clerk/Secretary Foley, City Attorney/General Counsel Williford, City Manager/Executive Director Al-Ghafry, Assistant City Manager

PLEDGE OF ALLEGIANCE TO FLAG led by Mayor Wells 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 April 12, 2016, meeting and the Agenda of the April 26, 2016, meeting in accordance with State Law and Council/Authority/Successor Agency to the Redevelopment Agency Policy.

PRESENTATIONS:

- **PROCLAMATION: Administrative Professionals' Day - April 27, 2016**
- **PROCLAMATION: Municipal Clerks Week (May 1 – 7, 2016)**
- **PRESENTATION: Youth of the Year Award**

AGENDA CHANGES:

City Manager Williford made a request to pull Item 1.5, and remove Item 3.3 from the agenda, as it will be presented at a future meeting.

Mayor Wells requested that Item 6.3 be presented after Consent Items.

CONSENT ITEMS: (1.1 – 1.10)

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

Approve Minutes of the April 12, 2016 Meeting of the El Cajon 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 RESOLUTION: REQUEST TO INITIATE BALLOT PROCEDURE FOR PBID RECERTIFICATION (Report: Anthony Shute, Deputy Director of Community Development)

- Adopts RESOLUTION NO. 034-16 to initiate the ballot proceedings for the recertification of the Downtown El Cajon Property Based Business Improvement District; and
- Authorizes the City Manager to (1) direct the City Clerk to mail ballots to consider approval of recertification to all property owners within the Downtown El Cajon Property Based Business Improvement District, and (2) take such steps necessary to conduct the proceedings for the possible recertification of the Downtown El Cajon Property Based Business Improvement District.

PULLED FOR DISCUSSION BY CITY MANAGER WILLIFORD:

1.5 AMGEN TOUR OF CALIFORNIA – SPECIAL EVENT IN THE RIGHT- OF-WAY (Report: Anthony Shute, Deputy Director of Community Development)

- Approves the temporary use of the public right-of-way and a partial street closure for the AMGEN Tour of California Professional Bike Race, subject to conditions; and
- Approves the use of various City departments for in-kind services to support the race through El Cajon.

DISCUSSION

Deputy Director, Anthony Shute presented a video about AMGEN and introduced **Ed Clancy** from Tour of California, who shared information about the upcoming event.

1.6 INCREASE CONTRACT AMOUNT FOR RFP NO. 009-12, PLAN REVIEW SERVICES (Report: Dan Pavao, Building Official/Fire Marshal)

- Approves a Third Amendment to Professional Services Agreement with Esgil Corporation to increase the compensation for plan review services performed in Fiscal Year 2014-2015 in the amount of \$16,000.00;
- Approves a Fourth Amendment to Professional Services Agreement with Esgil Corporation to extend the contract for an additional one year term and to increase the compensation for plan review services performed in the current fiscal year in an amount not to exceed \$40,000.00 (Fiscal Year 2015-2016);

CONSENT ITEMS: (Item 1.6 - Continued)

- Approves a Fifth Amendment to Professional Services Agreement with Esgil Corporation to extend the contract for a final, additional, one year term and approves an increase in the compensation for plan review services performed in the next fiscal year in an amount not to exceed \$70,000.00 (Fiscal Year 2016-2017); and,
- Authorizes the City Manager to execute the Third, Fourth and Fifth Amendments with Esgil Corporation in such forms as may be approved by the City Manager provided that compensation shall not exceed the amounts set forth herein.

1.7 PURCHASE OF PUBLIC WORKS RADIO EQUIPMENT (Report: Nahid Razi, Purchasing Agent)

Authorize the Purchasing Agent, in accordance with Municipal Code 3.20.010.C.5, to execute a purchase agreement with Motorola Solutions, Inc., utilizing San Diego County RCS Contract No. 552544 for the purchase of 15 replacement radios in the amount of \$48,179.78.

1.8 APPROVE CONTRACT CHANGE ORDERS FOR THE STREET LIGHT AND TRAFFIC SIGNAL MAINTENANCE & EMERGENCY REPAIR CONTRACTS, BID NO. 001-16 & 022-13 (Report: Dennis Davies, Deputy Director of Public Works)

- Increase the contract amount, Bid No. 001-16, by \$60,000 for CTE, Incorporated for traffic signal maintenance and emergency repair services. The existing contract amount is \$150,910, and the revised amount requested is \$210,910.
- Increase the contract amount, Bid No. 022-13, by \$15,000 for CTE, Incorporated for street light maintenance and emergency repair services. The existing contract amount is \$64,664.19, and the revised amount requested is \$79,664.19.

1.9 COMMUNITY EVENT IN THE RIGHT-OF-WAY – AMERICA ON MAIN STREET (Report: Sara Ramirez, Director of Recreation)

Approve the use of the public right-of-way for America on Main Street.

CONSENT ITEMS: (Continued)

PULLED FOR DISCUSSION BY MEMBERS OF THE PUBLIC:

**1.10 RESOLUTION: PROFESSIONAL SERVICES AGREEMENT WITH NATIONAL DEMOGRAPHICS CORPORATION
(Report: Brett Channing, Assistant to the City Manager)**

Adopt RESOLUTION NO. 035-16 authorizing the City Manager to execute the Professional Services Agreement (PSA) with National Demographics Corporation in the not-to-exceed amount of \$50,000.

DISCUSSION

Lori Shellenberger, representing American Civil Liberties Union of California, encouraged the City to allocate funds towards outreach and education on this issue.

City Manager Williford explained that the amount for National Demographics Corporation does not include outreach and education, but assured the speaker that resources will be allocated towards that important factor in the future.

Stephanie Harper spoke to express opposition against hiring National Demographics Corporation, and said the citizens have not decided to have districts within the City.

Wedad Schotte, representing the Iraqi Democratic Current, expressed concern about the lack of information disseminated to the citizens regarding the ballot initiative to divide the City into districts.

Mayor Wells clarified that no information has been given because it is still in the beginning stages but information will be provided as soon as it is available.

MOTION BY McCLELLAN SECOND BY AMBROSE, to APPROVE Consent Items 1.1 to 1.10.

MOTION CARRIED BY UNANIMOUS VOTE.

Per the request of **Mayor Wells**, Item 6.3 was moved ahead of Public Comment.

6.3 POTENTIAL BALLOT MEASURE FOR THE SAN DIEGO FORWARD PLAN

RECOMMENDATION: That the **City Council** discuss this important issue and provide feedback to the Mayor.

DISCUSSION

Mayor Wells gave a summary of the Item, and asked **Deputy Director of Community Development, Anthony Shute** to present a slide show with detailed information on the potential ballot measure for the San Diego Forward Plan.

Brian Clapper, Chairman of the Board for the National City Chamber of Commerce, spoke against the potential ballot measure.

Discussion ensued amongst **Gary Gallegos**, Executive Director of SANDAG, and Councilmembers regarding:

- City street enhancements;
- Allocation percentages for trolley lines;
- Regional infrastructure improvements;
- Suggestion that percentage formulas should be reconsidered to apply more money towards highways instead of trolley lines;
- Preservation and management of open spaces to prevent wild fire disasters.

Mr. Gallegos stated that if this measure is not approved, the region would not have the capital to be able to match Federal and State Grants that could be available for improvements mandated by the State of California.

In answer to a verbal poll by **Mayor Wells**, the majority of the **Councilmembers** spoke in support of adding the request to the ballot on the upcoming election with **Councilmember McClellan** voting – No.

No further comments were offered.

*Recess called at 4:37 p.m.
Meeting called back to order at 4:44 p.m.*

PUBLIC COMMENT:

JD Loveland, representing El Cajon Transitional Living Center, spoke about services provided at the center, regardless of religious beliefs.

Stephanie Harper shared findings of her research about City vehicles purchased and disposed of during the FY 15-16.

Sunshine Horton spoke about the late 'Stoney' Stone. She will be bringing flowers for the Administrative Assistants on April 28.

Monica Zech spoke about the upcoming America on Main Street Event to be held on Saturday May 21, 2016, from 12:00 p.m. to 8:00 p.m.

2. WRITTEN COMMUNICATIONS: None

3. PUBLIC HEARINGS:

**3.1 SUBSTANDARD CONDITIONS AT 1050 E. LEXINGTON AVENUE
(Report: Dan Pavao, Building Official/Fire Marshal)**

RECOMMENDATION: That the City Council:

- Opens the Public Hearing and receive testimony;
- Closes the Public Hearing; and
- Makes a determination regarding staff time, administrative costs, and civil penalties in this case.

DISCUSSION

Dan Pavao, Building Official/Fire Marshal gave a summary of the Item.

Mayor Wells opened the public hearing.

No one came forward to speak.

MOTION BY WELLS, SECOND BY McCLELLAN, to CLOSE the Public Hearing.

MOTION CARRIED BY UNANIMOUS VOTE.

PUBLIC HEARINGS: (Item 3.1 – Continued)

MOTION BY McCLELLAN, SECOND BY BALES, to ASSESS staff time and administrative costs in the amount of \$2,343.26, and hold in abeyance civil penalties in the amount of \$20,200.00 for one year, to be released upon the successful completion of a follow up inspection.

MOTION CARRIED BY UNANIMOUS VOTE.

**3.2 RESOLUTION: FY 2016-2017 ONE YEAR ACTION PLAN (CDBG & HOME)
(Report: Anthony Shute, Deputy Director of Community Development)**

RECOMMENDATION: That the City Council

- Opens the Public Hearing and receive testimony;
- Closes the Public Hearing;
- Finalizes the allocations of CDBG and HOME funds as a part of the FY 2016-2017 One Year Action Plan; and
- Adopts the next RESOLUTION in order approving and adopting the FY 2016-2017 One Year Action Plan in substantially the form presented, with such non-monetary changes as approved by the City Manager, and authorizing the City Manager or designee to submit the Plan to HUD and to execute all affiliated documents.

DISCUSSION

Anthony Shute, Deputy Director of Community Development gave a summary of the Item.

Councilmember Kendrick disqualifies himself due to his spouse's employment by the Home of Guiding Hands, which is a source of income to his family, and left the Chambers at 5:06 p.m.

Mayor Wells opened the public hearing.

No one came forward to speak.

MOTION BY WELLS, SECOND BY McCLELLAN, to CLOSE the Public Hearing.

**MOTION CARRIES BY UNANIMOUS VOTE OF THOSE PRESENT.
(KENDRICK – Disqualified)**

PUBLIC HEARINGS: (Item 3.2 – Continued)

MOTION BY McCLELLAN, SECOND BY AMBROSE, to ADOPT RESOLUTION NO. 036-16 approving and adopting the FY 2016-2017 One Year Action Plan in substantially the form presented, with such non-monetary changes as approved by the City Manager, and authorizing the City Manager or designee to submit the Plan to HUD and to execute all affiliated documents.

**MOTION CARRIES BY UNANIMOUS VOTE OF THOSE PRESENT.
(KENDRICK – Disqualified)**

Councilmember Kendrick returned to the Chambers at 5:07 p.m.

REMOVED FROM THE AGENDA BY PREVIOUS ACTION.

3.3 RESOLUTION: PUBLIC HEARING FOR CONSIDERATION OF A FEE ADJUSTMENT FOR THE TRANSPORTATION UNIFORM MITIGATION FEE PROGRAM

(Report: Dennis Davies, Deputy Director of Public Works)

RECOMMENDATION: That the City Council:

- Opens the Public Hearing and receive testimony;
- Closes the Public Hearing; and
- Adopts the next RESOLUTION in order, approving an adjustment to the Regional Transportation Congestion Improvement Program (RTCIP) Fee to the new amount of \$2,357 for each newly-constructed residential unit. The new fee amount will take effect on July 1, 2016.

4. ADMINISTRATIVE REPORTS:

4.1 RESOLUTION: AGREEMENT WITH AMERICAN MEDICAL RESPONSE AMBULANCE SERVICE, INC., TO PROVIDE EMERGENCY MEDICAL TRANSPORT SERVICES (Report: Douglas Williford, City Manager and Morgan Foley, City Attorney)

RECOMMENDATION: That the City Council adopts the next RESOLUTION in order to approve the proposed Agreement with American Medical Response Ambulance Service, Inc. (“AMR”), to provide Emergency Medical Transport Services, substantially in the form as it is presented at this meeting, along with three (3) AMR Tenant Leases, with such changes to such documents as may be approved by the City Manager; and to authorize the City Manager or his designee to execute the agreement and leases.

ADMINISTRATIVE REPORTS: (Item 4.1 Continued)

DISCUSSION

City Manager Williford gave a summary of the Item.

Councilmember McClellan complimented **City Manager Williford** on obtaining the Agreement with AMR.

No further comments were offered.

MOTION BY McCLELLAN, SECOND BY BALES, to ADOPT RESOLUTION NO. 037-16 to approve the proposed Agreement with American Medical Response Ambulance Service, Inc. (“AMR”), to provide Emergency Medical Transport Services, substantially in the form as it is presented at this meeting, along with three (3) AMR Tenant Leases, with such changes to such documents as may be approved by the City Manager; and to authorize the City Manager or his designee to execute the agreement and leases.

MOTION CARRIED BY UNANIMOUS VOTE.

**4.2 STATUS REPORT ON HOUSING ELEMENT REZONING PROGRAM
(Report: Anthony Shute, Deputy Director of Community Development)**

RECOMMENDATION: (Information Only)

City Manager Williford gave a summary of the Item.

5. COMMISSION REPORTS: None

6. ACTIVITIES REPORTS OF MAYOR WELLS/COMMENTS

SANDAG (San Diego Association of Governments); SANDAG Public Safety Committee – Chair; League of California Cities, San Diego Division; Heartland Fire Training JPA – Alternate; Indian Gaming Local Community Benefit Committee.

6.1 Council Activities Report/Comments

REPORT AS STATED.

6.2 LEGISLATIVE REPORT - No Report

ACTIVITIES REPORTS OF COUNCILMEMBERS

7.

COUNCILMEMBER GARY KENDRICK

Heartland Communications JPA; Heartland Fire Training JPA.

7.1 Council Activities Report/Comments

REPORT AS STATED.

8.

MAYOR PRO TEM TONY AMBROSE

SANDAG – Alternate; SANDAG Public Safety Committee – Alternate; Chamber of Commerce – Government Affairs; MTS (Metropolitan Transit System Board) – Alternate; East County Economic Development Council; METRO Commission/Wastewater JPA.

8.1 Council Activities Report/Comments

In addition to the submitted report, **Mayor Pro Tem Ambrose** stated he attended a meeting of the Chamber Governmental Affairs and Legislative Committee.

9.

COUNCILMEMBER BOB McCLELLAN

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

9.1 Council Activities Report/Comments

In addition to the submitted report, **Councilmember McClellan** inquired about instituting more severe punishment for illegal pot shops. **City Attorney Foley** stated that an Item will be brought to Council after the Planning Commission modifies the zoning code.

City Manager Williford added this topic will be back on the agenda in a couple of months.

ACTIVITIES REPORTS OF COUNCILMEMBERS (Continued)

10. COUNCILMEMBER STAR BALES

East County Economic Development Council – Alternate; METRO Commission/Wastewater JPA – Alternate; Indian Gaming Local Community Benefit Committee – Alternate.

10.1 Council Activities Report/Comments

In addition to the submitted report, **Councilmember Bales** indicated she attended the Citizens' Police Academy.

11. **JOINT COUNCILMEMBER REPORTS: None**

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

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

14. **ORDINANCES: SECOND READING AND ADOPTION - None**

15. **CLOSED SESSIONS: None**

Adjournment: Mayor Wells adjourned the Adjourned Regular Joint Meeting of the City Council/Housing Authority/Successor Agency to the Redevelopment Agency held this 26th day of April 2016, at 5:20 p.m. to Tuesday, May 10, 2016, at 3:00 p.m.

BELINDA A. HAWLEY, CMC
City Clerk/Secretary