

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



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

November 15, 2016

A 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, November 15, 2016, was called to order by Mayor/Chair Bill Wells at 3:03 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 Aguirre, Deputy City Clerk 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 October 25, 2016, meeting and the Agenda of the November 15, 2016, meetings in accordance with State Law and Council/Authority/Successor Agency to the Redevelopment Agency Policy.

PRESENTATIONS:

- **OATH OF OFFICE – Fire Chief Colin Stowell**
- **Heartland Fire Poster Contest Winners**

AGENDA CHANGES: None

CONSENT ITEMS: (1.1 – 1.14)

**MOTION BY MCCLELLAN, SECOND BY BALES, to APPROVE
Consent Items 1.1 to 1.14.**

MOTION CARRIED BY UNANIMOUS VOTE.

1.1 MINUTES OF CITY COUNCIL/REDEVELOPMENT AGENCY MEETINGS

Approve Minutes of the October 25, 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.

**1.4 REQUEST FOR TIME EXTENSION OF TENTATIVE PARCEL MAP (TPM)
634, 1984 VALLEY VIEW BOULEVARD, ENGINEERING JOB NO. 3113
(Report: Yazmin Arellano, City Engineer)**

Grants a one-year time extension for TPM 634, 1984 Valley View Boulevard, Engineering Job No. 3113, and sets the new expiration date to be December 19, 2017, in accordance with Municipal Code Section 16.12.110.

CONSENT ITEMS: (Continued)

1.5 APPROVAL OF SIDE LETTER OF AGREEMENT FOR NON-MANAGEMENT STAFF IN THE POLICE COMMUNICATIONS CENTER (Report: Douglas Williford, City Manager)

Approve the Side Letter of Agreement between the El Cajon Municipal Employees' Association (ECMEA) and the City, increasing the salary of the Supervising Police Dispatcher, Police Dispatcher and Public Safety Communications Operator classifications by 3.0% effective the first full pay period January 2017.

1.6 RESOLUTION: AWARD OF RFQ NO. 400220, INSTALLATION OF STREET LIGHTS (LED PROGRAM) (Report: Nahid Razi, Purchasing Agent)

- Finds the seventh low bidder non-responsive for the reason set forth in the agenda report: and
- Adopts RESOLUTION NO. 099-16 awarding the project to the lowest responsive, responsible bidder, C.T.E. Inc., in the amount of \$13,845.00.

1.7 RESOLUTION: JOHNSON AVENUE SEWER RELIEF PROJECT PHASE II, WW3250-2, MOU WITH CAJON VALLEY UNION SCHOOL DISTRICT AND JKC PALM SPRINGS AUTOMOTIVE, INC. (Report: Majed Al-Ghafry, Assistant City Manager)

- Adopts RESOLUTION NO. 100-16 approving a three-party Memorandum of Understanding (MOU) with Cajon Valley Union School District (CVUSD) and JKC Palm Springs Automotive, Inc. (Team Kia), which itemizes the terms for the acquisition of new sewer easements; and
- Authorizes the City Manager to execute the MOU with CVUSD and Team Kia.

1.8 JULY – SEPTEMBER 2016 QUARTERLY TREASURER'S REPORT (Report: Clay Schoen, Director of Finance and Treasurer)

Receives the Treasurer's Report for the quarter ending September 30, 2016.

CONSENT ITEMS: (Continued)

1.9 JOHNSON AVENUE SEWER RELIEF PROJECT-PHASE II (JASRP-II) PROFESSIONAL SERVICES CONTRACT AMENDMENT FOR MATERIAL TESTING SERVICES

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

- Authorizes the City Manager to negotiate and execute an amendment to the existing Professional Services Agreement (PSA) with Kleinfelder for material testing services for the Johnson Avenue Sewer Relief Project-Phase II; and
- Appropriates \$255,000.00 from the Wastewater Fund for material testing services for JASRP-II.

1.10 ACCEPTANCE OF UPGRADE TRAFFIC SIGNALS - AVOCADO AVENUE/BALLANTYNE STREET, PW3515, BID NO. 029-16

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

- Accepts the Upgrade Traffic Signals - Avocado Avenue/Ballantyne Street, PW3515, Bid No. 029-16; and
- Authorizes the City Clerk to record a Notice of Completion and release the bonds in accordance with the contract terms.

1.11 ACCEPTANCE OF TRAFFIC SIGNAL SYSTEM UPGRADES 2016, PW3549, BID NO. 020-16

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

- Accepts the Traffic Signal System Upgrades 2016, PW3549, Bid No. 020-16; and
- Authorizes the City Clerk to record a Notice of Completion and release the bonds in accordance with the contract terms.

1.12 RESOLUTION: AWARD OF BID NO. 014-17, MAINTENANCE OF BUS STOPS AT VARIOUS LOCATIONS

(Report: Nahid Razi, Purchasing Agent)

- Finds the first low bidder non-responsive for the reason set forth in the agenda report; and
- Adopts RESOLUTION NO. 101-16 awarding the bid to the lowest responsive, responsible bidder, St. Madeleine Sophie's Center, in the estimated amount of \$36,698.00 the first year, with the option to renew for four (4) additional one-year periods.

CONSENT ITEMS: (Continued)

1.13 TRAVEL EXPENSES TO ATTEND THE LEAGUE OF CALIFORNIA CITIES ANNUAL CONFERENCE

(Report: Brett Channing, Deputy Director of Administrative Services)

Review and approve the Claim for Advance/Reimbursement of Travel Expense form for Mayor Bill Wells and Councilmember Star Bales submitted in accordance with City Council Policy G-1.

1.14 RESOLUTION: ON-SITE FLEET PARTS PROGRAM CONTRACT INCREASE (Report: Nahid Razi, Purchasing Agent)

Adopts RESOLUTION NO. 102-16 and increases the estimated annual contract amount by \$170,000.00 for the On-Site Fleet Parts Program with County Motor Parts Co., Incorporated.

PUBLIC COMMENT:

Sharon LaHaye, a long-time El Cajon resident and business owner, spoke about problems at 1201 Broadway, including broken windows, trash and debris, and people living in the building. In March of 2016, her staff cleaned up the property and disposed of the trash, debris, clothing and mattresses, and she had her landscaper trim back the weeds. Since then, the same problems have recurred. She asked if something could be done to require the property owner to secure the building and maintain the area outside the building.

City Manager Williford indicated that he would meet with the City Attorney and Police Chief on this matter. He will keep the speaker informed on the status and inform **Council** on the options.

Councilmember Kendrick requested that **Staff** report to **Council** within 30 days, and suggested that **Council** may want to consider an ordinance addressing this type of issue.

Richard Graydon spoke about the East County Performing Arts Center, which has not yet been finished. He commented on the 700 homeless people in the City asking for money and food. As the Parkway Sports Center seems to be out of business, he suggested building apartments at that location to house the homeless.

PUBLIC COMMENT: (Continued)

Thomas Carr, Director of Programming at St. Madeleine Sophie's Center, appeared on behalf of CEO Debra Emerson, and thanked **Council** for their support and allowing them to do the work they perform in the community.

Mohammed Tuama, an El Cajon resident and homeowner, thanks **Council** and **Staff** for their help in welcoming newcomers to the East County.

City Manager Williford stated that **Mr. Tuama** has been a tremendous help in the last few months, serving as a translator at the workshops on district elections.

Jamie Plesetz spoke concerning the sewer bill for 1314 Clarke Drive and requested that a lien not be placed on the property taxes. She stated that a double billing has occurred, which has created a financial hardship for her family. She is making payments on the balance, and does not feel a lien is warranted at this time.

City Manager Williford indicated he would personally look into this account.

PUBLIC COMMENT ON DISTRICT ELECTIONS:

Mayor Wells announced that Measure S appears to have passed, and that a special Public Comment section relating to District Elections will continue on the agenda. He invited any interested persons to come forward to speak.

No one came forward to speak.

City Manager Williford discussed the next steps in the process, including outreach to the public regarding formation of the districts. The process should be completed by early summer.

2. WRITTEN COMMUNICATIONS: None

(Remainder of this page intentionally left blank)

3. PUBLIC HEARINGS:

***3.1 RESOLUTIONS: DELINQUENT REFUSE COLLECTION CHARGES (Report: Dennis Davies, Deputy Director of Public Works)**

RECOMMENDATION: That the City Council:

- Opens the Public Hearing and receives testimony;
- Closes the Public Hearing;
- Adopts the next RESOLUTIONS in order confirming the list of property owners as delinquent in the payment of their mandatory trash service bills; and
- Authorizes the City Clerk to record the amount owed as a lien on the property and forwards a list to the County Tax Assessor for billing on the next property tax bill.

DISCUSSION

Assistant City Manager Al-Ghafry gave a summary of the Item, indicating the number of delinquent accounts has decreased to 411 accounts.

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.

MOTION BY MCCLELLAN, SECOND BY AMBROSE, to ADOPT RESOLUTION NOS. 103-16A through 103-16F confirming 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 forwards a list to the County Tax Assessor for billing on the next property tax bill.

MOTION CARRIED BY UNANIMOUS VOTE.

***3.2 RESOLUTIONS: DELINQUENT SEWER SERVICE CHARGES
(Report: Yazmin Arellano, City Engineer)**

RECOMMENDATION: That the City Council

- Opens the Public Hearing and receives testimony;
- Closes the Public Hearing;
- Adopts the next RESOLUTIONS in order confirming the charges and levying the assessments on the next regular tax bill; and
- Authorizes 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.

DISCUSSION

City Engineer Yazmin Arellano gave a summary of the Item, indicating the number of delinquent accounts has gone from 980 to 490 accounts.

Mayor Wells opened the public hearing.

No one came forward to speak.

MOTION BY MCCLELLAN, SECOND BY AMBROSE, to CLOSE the Public Hearing.

MOTION CARRIED BY UNANIMOUS VOTE.

MOTION BY MCCLELLAN, SECOND BY AMBROSE, to ADOPT RESOLUTION NOS. 104-16A through 104-16G 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.

MOTION CARRIED BY UNANIMOUS VOTE.

Remainder of this page intentionally left blank.

***3.3**

PUBLIC HEARING OF ORDINANCES ADOPTING BY REFERENCE THE CALIFORNIA BUILDING CODE 2016 EDITION, THE CALIFORNIA ELECTRICAL CODE 2016 EDITION, THE CALIFORNIA MECHANICAL CODE 2016 EDITION, THE CALIFORNIA PLUMBING CODE 2016 EDITION, THE CALIFORNIA RESIDENTIAL CODE 2016 EDITION, THE CALIFORNIA FIRE CODE 2016 EDITION, THE CALIFORNIA GREEN BUILDING STANDARDS CODE 2016 EDITION, THE CALIFORNIA HISTORICAL BUILDING CODE 2016 EDITION, THE CALIFORNIA EXISTING BUILDING CODE 2016 EDITION, AND EXPANDING THE SCOPE OF EL CAJON MUNICIPAL CODE SECTION 15.92 TO INCLUDE EXPEDITED PERMIT PROCESSING FOR ELECTRIC VEHICLE CHARGING STATIONS AND ADVANCED ENERGY STORAGE SYSTEMS (Report: Dan Pavao, Building Official/ Fire Marshal)

RECOMMENDATION: That the City Council:

- Opens the public hearing and receives testimony;
- Closes the public hearing;
- Conducts separate, sequential, public hearings and thereafter approve or deny, by separate votes and adopting by reference the following building standards for use within the City of El Cajon: the California Building Code 2016 Edition, the California Electrical Code 2016 Edition, the California Mechanical Code 2016 Edition, the California Plumbing Code 2016 Edition, the California Residential Code 2016 Edition, the California Fire Code 2016 Edition, the California Green Building Standards Code 2016 Edition, the California Historical Building Code 2016 Edition, the California Existing Building Code 2016 Edition, and to expand the scope of El Cajon Municipal Code section 15.92 to include expedited permit processing for electric vehicle charging stations and advanced energy storage systems; and
- If approved, directs the City Clerk to recite the titles of the ordinances for the Second Reading.

DISCUSSION

City Attorney Foley gave a summary of the Item.

Mayor Wells opened the public hearing.

No one came forward to speak.

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

MOTION CARRIED BY UNANIMOUS VOTE.

ITEM 3.3 (Continued)

At the request of **Mayor Wells, City Attorney Foley** recited the title of each ordinance, followed by vote of **Council**.

#3.3-A: Chapter 15.04 – California Building Code

- AN ORDINANCE REPEALING CHAPTER 15.04 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA BUILDING CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING A NEW CHAPTER 15.04 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5044.

MOTION CARRIED BY UNANIMOUS VOTE.

#3.3-B: Chapter 15.20 – California Electrical Code

- AN ORDINANCE REPEALING SECTION 15.20.010 OF CHAPTER 15.20 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA ELECTRICAL CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING A NEW SECTION 15.20.010 TO CHAPTER 15.20 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5045.

MOTION CARRIED BY UNANIMOUS VOTE.

#3.3-C: Chapter 15.48 – California Mechanical Code

- AN ORDINANCE REPEALING CHAPTER 15.48 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA MECHANICAL CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING A NEW CHAPTER 15.48 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5046.

MOTION CARRIED BY UNANIMOUS VOTE.

ITEM 3.3 (Continued)

#3.3-D: Chapter 15.52 – California Plumbing Code

- AN ORDINANCE REPEALING CHAPTER 15.52 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA PLUMBING CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING A NEW CHAPTER 15.52 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5047.

MOTION CARRIED BY UNANIMOUS VOTE.

#3.3-E: New Chapter 15.54 – California Residential Code

- AN ORDINANCE REPEALING CHAPTER 15.54 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA RESIDENTIAL CODE, 2016 EDITION, AS AMENDED BY REFERENCE; AND ADDING A NEW CHAPTER 15.54 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5048.

MOTION CARRIED BY UNANIMOUS VOTE.

#3.3-F: Chapter 15.56 – California Fire Code

- AN ORDINANCE REPEALING CHAPTER 15.56 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA FIRE CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING A NEW CHAPTER 15.56 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5049.

MOTION CARRIED BY UNANIMOUS VOTE.

ITEM 3.3 (Continued)

#3.3-G: Chapter 15.60 – California Green Building Standards Code

- AN ORDINANCE REPEALING CHAPTER 15.60 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA GREEN BUILDING STANDARDS CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING A NEW CHAPTER 15.60 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5050.

MOTION CARRIED BY UNANIMOUS VOTE.

#3.3-H: Chapter 15.84 – California Existing Building Code

- AN ORDINANCE REPEALING SECTIONS 15.84.010 AND 15.84.015 OF CHAPTER 15.84 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA EXISTING BUILDING CODE, 2016 EDITION, AS AMENDED, BY REFERENCE; AND ADDING NEW SECTIONS 15.84.010 AND 15.84.015 TO CHAPTER 15.84 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5051.

MOTION CARRIED BY UNANIMOUS VOTE.

#3.3-I: New Chapter 15.88 – California Historical Building Code

- AN ORDINANCE ADDING A NEW CHAPTER 15.88 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE; ADOPTING THE CALIFORNIA HISTORICAL BUILDING CODE, 2016 EDITION, BY REFERENCE; TO REGULATE ALL HISTORICAL BUILDINGS AND STRUCTURES IN THE CITY OF EL CAJON

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5052.

MOTION CARRIED BY UNANIMOUS VOTE.

ITEM 3.3 (Continued)

#3.3-J: Chapter 15.92 – Expedited Processing for Small Rooftop Solar, Electric Vehicle Charging, and Advanced Energy Systems

- AN ORDINANCE REPEALING CHAPTER 15.92 OF TITLE 15 OF THE EL CAJON MUNICIPAL CODE; AND ADDING A NEW CHAPTER 15.92 TO TITLE 15 OF THE EL CAJON MUNICIPAL CODE FOR EXPEDITED PROCESSING OF PERMITTING FOR SMALL ROOFTOP SOLAR, ELECTRIC VEHICLE CHARGING STATIONS, AND ADVANCED ENERGY STORAGE SYSTEMS

MOTION BY WELLS, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5053.

MOTION CARRIED BY UNANIMOUS VOTE.

4. ADMINISTRATIVE REPORTS:

- 4.1 RESOLUTION: AUTHORIZATION FOR THE EXECUTION OF A PROGRAM SUPPLEMENT AGREEMENT WITH CALTRANS FOR A HIGHWAY SAFETY IMPROVEMENT PROGRAM (HSIP) GRANT PROJECT, TRAFFIC SIGNAL UPGRADES, PW3581, HSIPL-5211(035)
(Report: Yazmin Arellano, City Engineer)**

RECOMMENDATION: That the City Council adopts the next RESOLUTION in order to approve Program Supplement Agreement No. 053-F for a federal aid project to upgrade traffic signals on Chase Avenue, El Cajon Boulevard, and Washington Avenue, PW3581, HSIPL-5211(035).

DISCUSSION

City Engineer Yazmin Arellano introduced the Item and **City Traffic Engineer Mario Sanchez** showed slides summarizing the scope of the upcoming project and goals

Traffic Engineer Sanchez responded to questions from **Council** concerning synchronization of traffic signals and matching of funds for the projects.

Councilmembers Kendrick and **Bales** thanked staff for obtaining millions of dollars in grants in the last few years.

ITEM 4.1 (Continued)

MOTION BY MCCLELLAN, SECOND BY BALES, to ADOPT RESOLUTION NO. 105-16 to approve Program Supplement Agreement No. 053-F for a federal aid project to upgrade traffic signals on Chase Avenue, El Cajon Boulevard, and Washington Avenue, PW3581, HSIPL-5211(035).

MOTION CARRIED BY UNANIMOUS VOTE.

***4.2 AMENDMENT TO THE HEARTLAND COMMUNICATIONS FACILITY AUTHORITY JOINT POWERS AGREEMENT
(Report: Douglas Williford, City Manager)**

RECOMMENDATION: That the City Council:

- Approve the Amended and Restated Joint Exercise of Powers Agreement for Heartland Communications Facility Authority; and
- Authorize the City's representative to the Heartland Communications Facility Commission (Councilmember Kendrick) to execute the agreement on behalf of the City.

DISCUSSION

City Manager Williford gave a summary of the Item.

Councilmember Kendrick commented that the term of 7 years will give increased stability and create great efficiency between the agencies to improve the safety of our citizens.

No further comments made.

MOTION BY MCCLELLAN, SECOND BY AMBROSE, to APPROVE the Amended and Restated Joint Exercise of Powers Agreement for Heartland Communications Facility Authority and Authorize the City's representative to the Heartland Communications Facility Commission (Councilmember Kendrick) to execute the agreement on behalf of the City.

MOTION CARRIED BY UNANIMOUS VOTE.

ADMINISTRATIVE REPORTS: (Continued)

***4.3 IMPLEMENTATION OF ONE-TIME, NON-PERSABLE STIPEND FOR ALL BENEFITTED EMPLOYEES (Report: Douglas Williford, City Manager)**

RECOMMENDATION: That the City Council approve the proposed one-time \$1,000.00 non-PERSable stipend as described in the agenda report.

DISCUSSION

City Manager Williford gave a summary of the Item.

Councilmembers expressed thanks to all employees for their hard work.

MOTION BY MCCLELLAN, SECOND BY KENDRICK, to APPROVE the proposed one-time \$1,000.00 non-PERSable stipend as described in the agenda report.

Eric Burney felt the money should be used for further training of police officers. He added that people who are protesting have been suppressed, even though they are walking on the sidewalks. They want to help the City grow, however; the major issue is police force.

MOTION RE-STATED BY MCCLELLAN, SECOND BY KENDRICK, TO APPROVE the proposed one-time \$1,000.00 non-PERSable stipend as described in the agenda report.

MOTION CARRIED BY UNANIMOUS VOTE.

*Recess called at 4:08 p.m.
Meeting called back to order at 4:13 p.m.*

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 RECOMMENDED ACTION.

***6.3 RESOLUTION: NAMING OF NEIGHBORHOOD PARK**

RECOMMENDATION: That the City Council adopts the next RESOLUTION in order to approve the name of the park located at 201 E. Douglas Avenue to be “Stoney’s Neighborhood Park.”

DISCUSSION

Mayor Wells gave a summary of the Item.

Councilmembers agreed with the recommendation, commenting on the many ways **Mr. Stone** helped the community.

Eric Lund, CEO & President of East County Chamber of Commerce, stated that **Stoney Stone** was an iconic figure in El Cajon, and would do things such as extending credit to those in times of need.

No one else came forward to speak.

MOTION BY MCCLELLAN, SECOND BY BALES, to ADOPT RESOLUTION NO. 106-16 to approve the name of the park located at 201 E. Douglas Avenue to be “Stoney’s Neighborhood Park.”

MOTION CARRIED BY UNANIMOUS VOTE.

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

REPORT AS STATED.

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

REPORT AS STATED.

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

REPORT AS STATED.

11. **JOINT COUNCILMEMBER REPORTS: None**

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

13. **ORDINANCES: FIRST READING**

13.1 **PROPOSED URGENCY ORDINANCE TEMPORARILY PROHIBITING THE OUTDOOR CULTIVATION OF MARIJUANA PLANTS GROWN FOR PERSONAL USE (Report: Morgan Foley, City Attorney)**

RECOMMENDATION: That the City Council, by not less than a four-fifths (4/5ths) affirmative vote, adopts the proposed urgency ordinance to temporarily prohibit the outdoor cultivation of marijuana by persons in the city of El Cajon.

- **Make a MOTION, and second to introduce the Ordinance**
- **Discussion**
- **Vote**
- **If approved, the Mayor requests the City Clerk to recite the title**

DISCUSSION

City Attorney Foley introduced the Item and summarized the proposed ordinance.

Stephanie Harper stated that El Cajon became a charter city so the people could help regulate the city. She feels bigger issues, such as helping the homeless, need addressing, and that this item is an unnecessary waste of administrative time and effort.

Dana Stevens spoke in support of the ordinance, and applauded the City for taking these steps.

James Ecia stated the plants are meant to be grown outside. He is worried about the dangers that come along with requiring people to grow the plants indoors. There may be hazardous conditions, which **Council** should consider.

Philip expressed concerns about the dangers of growing the plants indoors. Chemicals are used, and kids may be exposed to them. He stated that outdoor growing is safer.

Kovu stated the plants are meant to be grown outdoors and that the City should make some requirements for outdoor growing. As the people voted for the measure, trying to place restrictions is not conducive to morale. He indicated it would be more expensive to grow indoors.

ITEM 13.1 (Continued)

City Attorney Foley commented that the suggestion made by speaker **Kovu** could be addressed during consideration of this urgency ordinance. He reiterated that the purpose of the ordinance is a means to prohibit outdoor cultivation at this time.

Kovu added that having a structure outdoors might be a feasible solution.

Discussion ensued by **Council** concerning:

- A suggestion to grow the plants in the garage rather than inside the home;
- A suggestion to review ordinances from other cities on how to handle outdoor growth; and
- That the City consider fencing requirements within yards.

MOTION BY BALES, SECOND BY MCCLELLAN, to ADOPT ORDINANCE NO. 5054 temporarily prohibiting the outdoor cultivation of marijuana by persons in the city of El Cajon.

MOTION CARRIED BY UNANIMOUS VOTE.

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

AN INTERIM URGENCY ORDINANCE OF THE CITY OF EL CAJON, ADOPTED PURSUANT TO GOVERNMENT CODE SECTION 65858, TEMPORARILY PROHIBITING THE ESTABLISHMENT OF OUTDOOR CULTIVATION OF MARIJUANA FOR PRIVATE USE, IN ALL ZONES

(Remainder of this page intentionally left blank)

14. ORDINANCES: SECOND READING AND ADOPTION

***14.1 ZONE RECLASSIFICATION NO. 2323 (673 SOUTH ANZA)**

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

AN ORDINANCE APPROVING ZONE RECLASSIFICATION NO. 2323 FOR THE REZONING OF PROPERTY LOCATED ON THE EAST SIDE OF SOUTH ANZA STREET BETWEEN REDWOOD AND EAST WASHINGTON AVENUES FROM C-G (GENERAL COMMERCIAL) ZONE TO RM-2200 (RESIDENTIAL, MULTI-FAMILY, 2,200 SQ. FT.) ZONE; APN: 488-400-02-00; GENERAL PLAN DESIGNATION: MEDIUM DENSITY RESIDENTIAL (MR)

MOTION BY MCCLELLAN, SECOND BY BALES, to ADOPT ORDINANCE NO. 5055 approving Zone Reclassification No. 2323.

MOTION CARRIED BY UNANIMOUS VOTE.

15. CLOSED SESSION: None

Adjournment: Mayor Wells adjourned the Regular Joint Meeting of the City Council/Housing Authority/Successor Agency to the Redevelopment Agency held this 15th day of November 2016, at 4:40 p.m. to Tuesday, November 15, 2016, at 7:00 p.m.

BELINDA A. HAWLEY, CMC
City Clerk/Secretary

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



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

November 15, 2016

An Adjourned Regular Joint Meeting of the City Council/Housing Authority/Successor Agency to the Redevelopment Agency of the City of El Cajon, California, held Tuesday, November 15, 2016, was called to order by Mayor/Chair Bill Wells at 7:02 p.m., in the Council Chambers, 200 Civic Center Way, El Cajon, California. This meeting was adjourned from the Adjourned Regular Joint Meeting held at 3:00 p.m., Tuesday November 15, 2016, by order of the City Council and Redevelopment Agency.

ROLL CALL

Council/Agencymembers present:	Bales and McClellan
Council/Agencymembers absent:	Kendrick
Mayor Pro Tem/Vice Chair present:	Ambrose
Mayor/Chair present:	Wells
Other Officers present:	Hawley, City Clerk/Secretary Aguirre, Deputy City Clerk Foley, City Attorney/General Counsel Williford, City Manager/Executive Director Al-Ghafry, Assistant City Manager

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: None

PUBLIC COMMENT: None

PUBLIC HEARINGS:

100 MALLONEE CONDOMINIUM CONVERSION – PLANNED UNIT DEVELOPMENT NO. 344 AND TENTATIVE SUBDIVISION MAP NO. 665 (Report: Anthony Shute, Deputy Director, Community Development)

RECOMMENDATION: That the City Council

- Opens the public hearing and receives testimony;
- Closes the public hearing;
- Moves to ADOPT the next RESOLUTION in order APPROVING Planned Unit Development No. 344; and
- Moves to ADOPT the next RESOLUTION in order APPROVING Tentative Subdivision Map No. 665.

DISCUSSION

Deputy Director of Community Development Tony Shute provided a summary of the Item.

Councilmember McClellan asked if dual pane windows and new air conditioning units would be installed in the complex.

Deputy Director Shute responded that dual pane windows will be installed, and indicated the applicant's representative is present and available to answer any questions.

Mayor Wells opened the public hearing.

Joseph Scarlatti, Westone Management Consultants, spoke in support of the Item and stated that the air conditioning units will be replaced prior to going to market.

No one else came forward to speak.

MOTION BY MCCLELLAN, SECOND BY BALES, to CLOSE the Public Hearing.

MOTION CARRIED BY UNANIMOUS VOTE.

The consensus of **Council** agreed to add a Condition of Approval requiring replacement of all air conditioning units.

ITEM 100 (Continued)

MOTION BY BALES, SECOND BY AMBROSE, to ADOPT RESOLUTION NO. 107-16 approving Planned Unit Development No. 344 and RESOLUTION NO. 108-16 approving Tentative Subdivision Map No. 665.

MOTION CARRIED BY UNANIMOUS VOTE.

ADJOURNMENT: Mayor Wells adjourned the Adjourned Regular Joint Meeting of the City Council/Housing Authority/Successor Agency to the Redevelopment Agency held this 15th day of 2016, at 7:13 p.m. to Tuesday, December 13, 2016, at 3:00 p.m.

BELINDA A. HAWLEY, CMC
City Clerk/Secretary