

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



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

January 10, 2017

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, January, 2017, was called to order by Mayor/Chair Bill Wells at 3:02 p.m., in the Council Chambers, 200 Civic Center Way, El Cajon, California.

ROLL CALL

Council/Agencymembers present:	Goble, Kalasho and Kendrick
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	McClellan
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 December 13, 2016, meeting and the Agenda of the January 10, 2017, meetings in accordance with State Law and Council/Authority/Successor Agency to the Redevelopment Agency Policy.

PRESENTATIONS:

- **RECOGNITION: Mother Goose Parade Association**

AGENDA CHANGES: None

CONSENT ITEMS: (1.1 – 1.8)

City Clerk Hawley stated that a corrected copy of the December 13, 2016 Minutes was submitted to acknowledge the attendance of former **Mayor Joan Shoemaker** at the meeting.

MOTION BY WELLS, SECOND BY McCLELLAN, to APPROVE Consent Items 1.1 to 1.8, including the changes to the December 13, 2016 Minutes.

MOTION CARRIED BY UNANIMOUS VOTE.

1.1 MINUTES OF CITY COUNCIL/REDEVELOPMENT AGENCY MEETINGS

Approve Minutes of the December 13, 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 AWARD OF REQUEST FOR PROPOSAL (RFP) NO. 018-17, PLAN REVIEW AND INSPECTION SERVICES
(Report: Dan Pavao, Building Official/Fire Marshal)**

Authorizes the City Manager to enter into an Agreement for Professional Services, including any necessary amendments for plan review services with EsGil Corporation, for a one-year term with the option to renew for four (4) additional one-year terms.

**1.5 AWARD OF RFP NO. 019-17, CITYWIDE TRAFFIC COUNT SERVICES
(Report: Yazmin Arellano, City Engineer)**

Authorizes the City Manager to enter into an Agreement for Professional Services, including any necessary amendments for Traffic Count Services with Field Data Services of Arizona, Incorporated, for a one-year term with the option to renew for four (4) additional one-year terms.

**1.6 RunEC HALF-MARATHON, SPECIAL EVENT REQUEST FOR SUPPORT
(Report: Sara Ramirez, Director of Recreation)**

Support RunEC by providing a \$20,000.00 donation and in-kind City services for the 2017 St. Patrick's Day Half-Marathon/5K.

**1.7 SUPPORT OF 2017 MISS EL CAJON SCHOLARSHIP PROGRAM
(Report: Brett Channing, Deputy Director of Administrative Services)**

Designate \$1,500.00 from the City Council contingency Budget for the Miss El Cajon Scholarship Program.

1.8 COMPREHENSIVE ANNUAL FINANCIAL REPORT FOR THE FISCAL YEAR ENDED JUNE 30, 2016, AND OTHER WRITTEN COMMUNICATION FROM THE CITY'S INDEPENDENT AUDITOR (Report: Clay Schoen, Director of Finance)

Receive and accept the Comprehensive Annual Financial Report and other written communication from the independent accounting firm of Rogers, Anderson, Malody & Scott, LLP, for the fiscal year ended June 30, 2016.

PUBLIC COMMENT:

Stephanie Harper questioned the \$40 fee charged by the Police Department on a towing incident. **Police Chief, Jeff Davis**, clarified that the \$40 is a clerical fee for processing the paperwork.

City Manager Williford asked **Ms. Harper** to contact his office for further clarification.

Mayor Wells requested that Staff prepare a comprehensive report on the fees charged for a towing incident, to be presented at a future Council meeting.

Denice Riddle shared her concern about the homeless problem in El Cajon, specifically a homeless family in her neighborhood. She reached out to offer help to them, but they refused anything other than a monetary contribution.

Mayor Wells acknowledged the growing problem of homeless people in the City, and invited **Ms. Riddle** to meet with him, to further discuss her concerns.

Discussion amongst **Ms. Riddle, Council** and **Staff** ensued, regarding:

- Homeless children not attending school;
- Homeless parents refusing work, as they make more money by panhandling;
- Contacting Child Protective Services

City Manager Williford stated that he has noted the details and locations of the speakers concerns. He will contact the Police Department, and bring a report back to Council.

Councilmember Kalasho stated that Item 9.3 will address some of the concerns brought forward by the speaker.

Marie Little stated that the community will be attending future Council Meetings to discuss the District Attorney's decision to bring no charges against Police Officer Gonzalez, for the deadly shooting of Alfred Olango. She also mentioned she did not approve of the stipend received by City employees.

Humbert Cabrera, Citizen of the Year, complimented the employees of the City of El Cajon, and expressed his approval of the stipend given to employees.

Cheyenne Marie was not present in the Chambers, when called forward to speak.

2. WRITTEN COMMUNICATIONS: None

3. PUBLIC HEARINGS:

**3.1 SUBSTANDARD ABATEMENT AT 704 EL MONTE ROAD
(Report: Dan Pavao, Building Official/Fire Marshal)**

RECOMMENDATION: That the City Council:

- Opens the public hearing and receives testimony;
- Closes the public hearing;
- Declares as appropriate the Building Official/Fire Marshal's actions in this case; and
- Takes appropriate action in this case based on recommendations from a verbal report by the Building Official/Fire Marshal on the current condition of the property.

DISCUSSION

Building Official/Fire Marshal, Dan Pavao, gave a summary of the Item, and showed a Power Point presentation of the dwelling.

Discussion ensued among **Council** and **Staff** concerning the following:

- Standards of Sanitation;
- Unsanitary living conditions that have been removed;
- Health hazards that have been abated;
- Air quality and soil effects.

Building Official/Fire Marshal, Dan Pavao, recommended that **Council** directs **Staff** to monitor the renovation work, assess staff time, and administrative costs in the amount of \$1,107.48, and proceed with a final resolution on the case.

Mayor Wells opened the public hearing.

Robert Moses, owner of 704 El Monte Road, stated he had no knowledge of the condition of the property. He asked **Council** to consider not accessing any penalties as this is a financial hardship for him.

Discussion amongst **Council** and **Mr. Moses** ensued regarding the clean-up efforts on the property. **Mayor Wells** clarified that penalty fees will be considered after the clean-up is completed.

No further comments were offered.

PUBLIC HEARINGS: (Item 3.1 – Continued)

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

MOTION CARRIED BY UNANIMOUS VOTE.

MOTION BY McCLELLAN, SECOND BY KALASHO, to DEEM APPROPRIATE the Building Official/Fire Marshal's actions in this case; direct Staff to monitor the renovation work, present the Item to Council within 30 days for a final resolution on the case, and assess penalties if appropriate.

MOTION CARRIED BY UNANIMOUS VOTE.

4. ADMINISTRATIVE REPORTS:

- 4.1 REQUEST FOR FUNDING PARTNERSHIP WITH CAJON VALLEY UNION SCHOOL DISTRICT FOR COUNTY OF SAN DIEGO'S NEIGHBORHOOD REINVESTMENT PROGRAM GRANT
(Report: Brett Channing, Deputy Director of Administrative Services)**

RECOMMENDATION: That the City Council appropriate \$35,000.00 as a community partner to the Cajon Valley Union School District for the installment of grass and irrigation at the Montgomery Middle School Field.

DISCUSSION

City Manager Williford gave a summary of the Item.

David Miyashiro, Tamara Otero, and Scott Buxbaum spoke in support of the monetary request to install grass and irrigation at the Montgomery Middle School Field.

Discussion ensued among **Council** and **Mr. Buxbaum** concerning usage and scheduling of the field, and the importance of keeping the local youth involved in sports.

Edgar Moscoso, President of the East County Amateur Softball Association, spoke in support of the proposed funding for the Montgomery Middle School Field.

No other comments were offered.

ADMINISTRATIVE REPORTS: (Item 4.1 – Continued)

MOTION BY McCLELLAN, SECOND BY KALASHO, to APPROPRIATE \$35,000.00 as a community partner to the Cajon Valley Union School District for the installment of grass and irrigation at the Montgomery Middle School Field.

MOTION CARRIED BY UNANIMOUS VOTE.

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

6.3 COUNCIL ASSIGNMENTS:

RECOMMENDATION: That the City Council consider and approve council assignments to the various boards and commissions giving El Cajon input on matters important to this region as follows:

Mayor Bill Wells: 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.

Mayor Pro Tem Bob McClellan: MTS (Metropolitan Transit System Board); Harry Griffen Park Joint Steering Committee; Heartland Communications JPA – Alternate.

Councilmember Steve Goble: 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 - Alternate.

COUNCIL ASSIGNMENTS: (Continued)

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

Councilmember Gary Kendrick: Heartland Communications JPA; Heartland Fire Training JPA.

DISCUSSION

Mayor Wells gave a summary of the Item.

Councilmember Kalasho requested information on the SANDAG, Heartland, and Public Safety Commissions, as he will attend those meetings as well.

MOTION BY WELLS, SECOND BY KENDRICK, to ACCEPT the Council Assignments as presented.

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 BOB MCCLELLAN

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.

ACTIVITIES REPORTS OF COUNCILMEMBERS: (Continued)

9.

COUNCILMEMBER BEN KALASHO

9.1 Council Activities Report/Comments

In addition to the submitted report, **Councilmember Kalasho**, stated he attended an El Cajon Newcomers Collaborative on January 10, 2017.

9.2 SIGNAGE ALLOWANCES FOR NEW BUSINESSES

RECOMMENDATION: That the **City Council** direct the City Manager to bring this issue back to the City Council for formal consideration of initiating an amendment to the Municipal Code for the purposes of allowing a longer period of time for additional signage for new businesses.

DISCUSSION

Councilmember Kalasho gave a summary of the Item.

Discussion ensued among **Council** and **Staff** concerning the following:

- Considering a change of the Municipal Code to allow a six month period for a new business sign;
- Cost of digital print;
- Past allowances for 'new business' signs have not been successful;
- Types of signs.

MOTION BY GOBLE, SECOND BY KALASHO, to DIRECT the City Manager to bring this issue back to the City Council for formal consideration of initiating an amendment to the Municipal Code for the purposes of allowing a longer period of time for additional signage for new businesses.

**MOTION CARRIED BY A 3-2 VOTE
(McCLELLAN, WELLS – NO).**

ACTIVITIES REPORTS OF COUNCILMEMBERS: (Continued)

9.3 CONSIDERATION OF A COMPREHENSIVE CITY HOMELESS PROGRAM

RECOMMENDATION: That the **City Council** direct the City Manager and City Attorney to address the items outlined in the staff report, conduct research into their viability, cost, administration and related issues and report back to the City Council for possible action.

DISCUSSION

Councilmember Kalasho gave a summary of the Item.

Discussion ensued among **Council** and **Staff** concerning the following:

- The lack of desire to work from some in the homeless community;
- Ordinances pertaining to abandoned shopping carts;
- Pan handling on City medians;
- Reaching out to retailers to prevent alcohol sale to the homeless;
- Resources offered by the County to help with seriously mentally ill citizens/homeless;
- Using the services of the El Cajon Transitional Living Center;
- Creation of City jobs to offer to homeless people;
- Creation of a sub-committee to create a plan for a homeless program.

DISCUSSION

Stephanie Harper thanked **Councilmember Kalasho** for bringing the issue forward, and expressed her concern if shopping carts are taken from the homeless, trash would be left all over the city. She recommends considering a program used by downtown San Diego called Transitional Storage Program, for homeless people to keep their items safe in lockers placed around the city.

Kevin Miller thanked the **Council** and **Staff** for their services. He is part of the Homeless Task Force and stated they could be of use in the proposed sub-committee.

No further comments were offered.

ACTIVITIES REPORTS OF COUNCILMEMBERS: (Item 9.3 - Continued)

MOTION BY WELLS, SECOND BY KENDRICK, to DIRECT Staff to present guidelines, to effectively develop a sub-committee for the homeless problem in the City.

**MOTION CARRIED BY A 4-1 VOTE
(KALASHO – NO).**

City Manager Williford stated that the motion passed was only on one aspect of the Item presented, and that another motion could be entertained if anyone wished to add something else.

MOTION BY KALASHO, MOTION FAILED DUE TO LACK OF A SECOND, to DIRECT Staff conduct research into their viability, cost, of creating 20 City jobs for the homeless population.

MOTION FAILED DUE TO LACK OF A SECOND.

In answer to a question by **Councilmember Goble, Mayor Wells** clarified that the possible creation of new jobs could be considered by the proposed sub-committee.

Councilmember Kalasho corrected his vote to “YES” for the previous Motion by **Mayor Wells**.

10. COUNCILMEMBER STEVE GOBLE

10.1 Council Activities Report/Comments

In addition to the submitted report, **Councilmember Goble**, reported he participated on a Christmas Tree give-a-way on December 23, 2016. He thanked everyone who participated in the successful event.

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 SESSION - None

Adjournment: Mayor Wells adjourned the Regular Joint Meeting of the City Council/Housing Authority/Successor Agency to the Redevelopment Agency held this 10th day of January 2017, at 5:11 p.m. to Tuesday, January 10, 2017, 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

January 10, 2017

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, January 10, 2017, was called to order by Mayor/Chair Bill Wells at 7:01 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 January 10, 2017, by order of the City Council and Redevelopment Agency.

ROLL CALL

Council/Agencymembers present:	Goble, Kalasho and Kendrick
Council/Agencymembers absent:	None
Mayor Pro Tem/Vice Chair present:	McClellan
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 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 BENDER RESIDENCES – ZONE RECLASSIFICATION NO. 2318, PLANNED RESIDENTIAL DEVELOPMENT NO. 70 AND TENTATIVE SUBDIVISION MAP NO. 664 (Report: Anthony Shute, Deputy Director of Community Development)

RECOMMENDATION: That the City Council:

- Opens the public hearing and receives testimony;
- Closes the public hearing;

THEN

- Moves to ADOPT the next RESOLUTION in order APPROVING the CEQA exemption;
- Moves to INTRODUCE the next ORDINANCE in order APPROVING Zone Reclassification No. 2318;
- Moves to ADOPT the next RESOLUTION in order APPROVING Planned Residential Development No. 70; and
- Moves to ADOPT the next RESOLUTION in order APPROVING Tentative Subdivision Map No. 664

If approved, the **Mayor** request the **City Clerk** to recite the title of the Ordinance.

An Ordinance Approving Zone Reclassification No. 2318 for the Rezoning of Property Located on the East Side of Tres Lomas Drive Between Greenfield Drive and Savin Drive from RS-14-H to the Planned Residential Development (PRD) Low-H Zone; APN: 507-200-18; General Plan Designation: Low Density Residential (LR)

DISCUSSION

Councilmember Goble cited a conflict of interest, as his residence is in the neighborhood of the proposed residential development. He left the Chambers at 7:04 p.m.

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

PUBLIC HEARINGS: (Item 100- Continued)

Discussion ensued among **Council** and **Staff** concerning the following:

- Allowance of units per acre;
- Compatibility of development with General Plan.

Mayor Wells opened the Public Hearing.

Jeffrey Bender, Managing Member of RLM Surf LLC, spoke in support of the proposed development.

The following people spoke in opposition of the proposed development:

Larry Schulte
Margaret Maschmeier
Michael Maschmeier
John Curtis
Joannis Saridakis
Daniel Rodgers
Lindy Goble
Emmy Rodgers
Pete Saridakis
Kathie Makris
Chris Makris

The following people submitted speaker cards to state their opposition of the proposed development, but did not wish to speak:

Manousos Saridakis
Bob Coda
Carly Thomas
Bane Coda
Konstantine Makris

No further comments were offered.

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

MOTION CARRIED BY UNANIMOUS VOTE OF THOSE PRESENT. (GOBLE – Disqualified).

PUBLIC HEARINGS: (Item 100- Continued)

Councilmembers spoke in opposition of the amount of homes that the developer wants to build. They support the idea of a three (3) home addition.

**MOTION BY KENDRICK, SECOND BY KALASHO, to DENY Zone
Reclassification No. 2318.**

**MOTION CARRIED BY UNANIMOUS VOTE.
OF THOSE PRESENT (GOBLE – Disqualified).**

ADJOURNMENT: The Adjourned Regular Joint Meeting of the El Cajon City Council/El Cajon Housing Authority/Successor Agency to the El Cajon Redevelopment Agency held this 10th day of January 2017, is adjourned to Tuesday, January 24, 2017, at 8:10 p.m., in Memory of Robert L. “Bob” Cornett, former Mayor and City Council Member of the City of El Cajon.

**BELINDA A. HAWLEY, CMC
City Clerk/Secretary**