

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



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

March 28, 2017

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, March 28, 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/Agency members present:	Goble, Kalasho and Kendrick
Council/Agency members absent:	None
Mayor Pro Tem/Vice Chair present:	McClellan
Mayor/Chair present:	Wells
Other Officers present:	Williford, City Manager/Executive Director Hawley, City Clerk/Secretary Foley, City Attorney/General Counsel Mitchell, 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 March 14, 2017, meetings and the Agenda of the March 28, 2017, meeting in accordance with State Law and Council/Authority/Successor Agency to the Redevelopment Agency Policy.

PRESENTATIONS:

- Montgomery Middle School Students – Science Fair Projects

AGENDA CHANGES: None

CONSENT ITEMS: (1.1 – 1.8)

MOTION BY McCLELLAN SECOND BY KENDRICK, to APPROVE Consent Items 1.1 to 1.5, and 1.7 to 1.8, pulling item 1.6, as requested by a member of the public.

MOTION CARRIED BY UNANIMOUS VOTE.

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

Approve Minutes of the March 14, 2017 Meetings 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 COMMUNITY EVENT IN THE RIGHT-OF-WAY – CAJON CLASSIC CRUISE (Report: Sara Ramirez, Director of Recreation)

Approves the use of the public right-of-way for the 2017 “Cajon Classic Cruise” series, subject to conditions.

CONSENT ITEMS: (Continued)

**1.5 COMMUNITY EVENT – DINNER AND A CONCERT
(Report: Sara Ramirez, Director of Recreation)**

Approves the 2017 “Dinner and a Concert” series, subject to conditions.

1.6 PULLED FOR DISCUSSION:

**1.7 RESOLUTION: AWARD OF BID NO. 021-17, PARKS ELECTRICAL
MAINTENANCE AND REPAIR
(Report: Nahid Razi, Purchasing Agent)**

Adopt RESOLUTION NO. 024-17 to award the bid to the lowest, responsive, responsible bidder, Neal Electric Corp., in the amount of \$27,519.72.

**1.8 PROGRESS REPORT–DECLARATION OF EMERGENCY FOR STORM
DAMAGE (Report: Dennis Davies, Deputy Director of Public Works)**

- Determine there continues to be a State of Emergency to facilitate repairs at various locations throughout the City; and
- Waives bid requirements for emergency repairs in accordance with El Cajon Municipal Code Section 3.20.010(C).

ITEM PULLED FOR DISCUSSION:

**1.6 FISCAL YEAR 2016-17 MID-YEAR REPORT AND FIVE-YEAR BUSINESS
PLAN UPDATE (Report: Clay Schoen, Finance Director)**

RECOMMENDATION: That the City Council:

- Receive and accept the Fiscal Year 2016-17 Mid-Year Report and Five-Year Business Plan update; and
- Increase or modify Fiscal Year 2016-17 appropriations in the net amount of \$551,300.00 for additional needs as detailed in this report; and

CONSENT ITEMS: (Item 1.6 – Continued)

- Approve amendments with Architects Mosher Drew and Walt Conwell Architect to increase the contractual amounts by \$10,000.00 and \$2,000.00, respectively, for reimbursable expenses.

DISCUSSION

Robert Laatsch, Representing the El Cajon Professional Fire Fighters, spoke in support of the proposed appropriations for the 2016-17 Fiscal Year, and purchase of a light duty response vehicle.

No further comments were offered.

(This Item was approved by the Motion and Vote listed on page 95 of the Minutes).

PUBLIC COMMENT:

Sunshine Horton, resident of El Cajon for over 40 years, shared ideas to keep the city clean, and involve local students in the process.

Bonnie Price stated that she favors the idea brought forward by Jennifer Mendoza from Lemon Grove, during the previous Council meeting, to hold an annual planning event for Councilmembers and the public to bring ideas forward, in an effort to reduce the amount of items being put on the agenda. In answer to a question by **Ms. Price**, **Mayor Wells** said there will be a new citizen naturalization ceremony at American on Main Street event in May.

Richard Graydon stated that citizens are willing to donate money to open the El Cajon Performing Arts Center (ECPAC). He also commented on bringing new jobs to El Cajon which would help the local homeless population.

Alexis Frost spoke in support of the upcoming community events: Cajon Classic Cruise, and Dinner and a Concert events.

Stephanie Harper would like for Council to help with rent control, to make it affordable for the citizens. She spoke against limits on adding items to the agenda. In answer to a question by **Ms. Harper**, **Mayor Wells** stated that negotiations with Live Nation are in progress for ECPAC, and he gave an update on the Animal Shelter project.

Eric Lund, from the San Diego East County Chamber of Commerce, gave an update on the East County Homeless Task Force.

2. **WRITTEN COMMUNICATIONS: None**

3. **PUBLIC HEARINGS: None**

4. **ADMINISTRATIVE REPORTS:**

4.1 **DISTRICT ELECTIONS (“MEASURE S”) IMPLEMENTATION UPDATE
(Report: Brett Channing, Deputy Director of Administrative Services)**

RECOMMENDATION: That the City Council receive and file the report.

DISCUSSION

Deputy Director of Administrative Services, Brett Channing, introduced **Justin Levitt** from **National Demographics Corporation**, who gave information on the implementation phase of “Measure S”.

MOTION BY McCLELLAN, SECOND BY KENDRICK, to ACCEPT and file the report.

MOTION CARRIED BY UNANIMOUS VOTE.

4.2 **EL CAJON ELVES (Continued from February 28, 2017)
(Report: Douglas Williford, City Manager)**

RECOMMENDATION: That the City Council discuss and provide direction to staff.

DISCUSSION

City Manager Williford gave a summary of the Item.

Captain Shaun Kelsey, representing the Salvation Army, offered the services of his organization to partner with the proposed program to help the local seniors.

In answer to a question by Mayor Pro Tem McClellan, Captain Kelsey stated that help for the local seniors, from any group or organization, would be appreciated.

Humbert Cabrera stated he supports the idea of the Salvation Army partnering with the City to help the senior community.

Councilmember Kalasho presented a video of citizens supporting the proposed El Cajon Elves.

ADMINISTRATIVE REPORTS: (Item 4.2 – Continued)

City Clerk Hawley announced she received an additional speaker card.

Sunshine Horton would like to see High School Seniors help the local senior community.

Councilmember Goble shared concerns on the need for transparency, and would like to have more information on the composition of, and proposed compensation for, the Board of Directors and corporation officers. He had additional questions on who will be responsible for filing regulatory statements and whether any officers or Board members have ever filed for bankruptcy.

Councilmember Goble stated he is in favor of helping seniors, but direct aid may be better suited if the previous questions cannot be answered for the public.

Mayor Pro Tem McClellan supports the comments made by **Councilmember Goble**, and would like more information on the Board of Directors for the proposed El Cajon Elves.

Councilmember Kalasho responded to questions by **Councilmember Goble**:

- Administrative fees were mentioned, as that would be the cost to set up a 501 (c) (3);
- The Salvation Army was not named because the public may not know they service seniors;
- Naming the two organizations in the video that he felt were opposed to the proposed program;
- Naming of the Board, President and beneficiary would be part of the project as it is formed.

Councilmember Kalasho stated the video showed that citizens support the idea of El Cajon Elves.

Councilmember Kendrick would like more information on how the same amount of money would benefit a fully vetted organization.

MOTION BY KALASHO, to APPROVE the El Cajon Elves.

MOTION FAILED DUE TO LACK OF A SECOND.

In answer to a question by **Councilmember Goble**, **City Attorney Foley**, clarified that allocations to the Salvation Army cannot be made under this Agenda Item.

ADMINISTRATIVE REPORTS: (Item 4.2 – Continued)

Substitute Motion offered by **Councilmember Goble**:

MOTION BY GOBLE, SECOND BY KENDRICK to TABLE the Item, for more information on the Organization before committing public resources.

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

4.3 REPORT ON CITY COUNCIL SUB-COMMITTEE ON HOMELESS ISSUES (Report: Douglas Williford, City Manager)

RECOMMENDATION: That the City Council provide direction to staff.

DISCUSSION

City Manager Williford gave a summary of the Item.

Richard Graydon stated he would like to see results on the homeless issue.

Sunshine Horton commented that many homeless do not want to work because it's easier to ask for money.

Stephanie Harper stated that not every homeless person wants to be homeless, and shared a few stories of people who need help.

Eric Lund, from East County Chamber of Commerce, stated they are working with the Regional Task Force. He stated that a Housing Navigator/Case Manager, is needed for the East County. **Mr. Lund**, responded to questions from **Councilmember Kendrick**, indicating the Regional Task Force is formed of Police Chiefs, Sheriff Captains, faith-based community leaders, education, and the general business community, and City Council members.

Mary Case, with Crisis House, spoke in support of the City Manager's recommendation. She added that the County Housing Navigator will work with homeless who are diagnosed as severely mentally ill.

Humbert Cabrera spoke in support of the **City Manager's** recommendation, and the efforts of CASA to help the homeless population.

ADMINISTRATIVE REPORTS: (Item 4.3 – Continued)

Councilmember Kendrick thanked **Mr. Cabrera** for working with CASA, and for supporting the Deemed Approved Ordinance.

No further comments were offered.

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

- Other cities spending money on affordable housing;
- Lack of police force to help stop the local crime;
- Support for the Regional County Task Force.

Councilmember Kalasho asked if the selection of members of the sub-committee is required of this meeting.

City Manager Williford explained that direction is needed from **Council** to form the sub-committee.

Councilmember Goble stated that the cost would be high to form a sub-committee when the Chamber of Commerce is already working steadily on the same issue. He also shared information on what is currently being done by the task force.

Councilmember Kalasho stated that government and police have to be involved to solve the problem of local homelessness.

Mayor Wells reminds citizens that the City has been working with the homeless program for years. One example is the El Cajon Transitional Living Center. He stated his support of the work being done by the Chamber of Commerce's Task Force.

MOTION BY WELLS, SECOND BY KENDRICK, to WITHDRAW the proposal for a sub-committee, and request an update report from the Chamber of Commerce's Task Force Committee.

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

4.4 CLEAN EL CAJON DAY (Report: Douglas Williford, City Manager)

RECOMMENDATION: That the City Council adopt the Clean El Cajon Day program or provide alternative direction to staff.

DISCUSSION

City Manager Williford gave a summary of the Item.

ADMINISTRATIVE REPORTS: (Item 4.3 – Continued)

MOTION BY KENDRICK SECOND BY KALASHO, to ADOPT the Clean El Cajon Day program or provide alternative direction to staff.

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: OPPOSITION LETTER FOR ASSEMBLY BILL 805 (Gonzalez Fletcher)

RECOMMENDATION: That the City Council authorize the Mayor to sign a Letter of Opposition for Assembly Bill 805 (Gonzalez Fletcher).

DISCUSSION

Mayor Wells gave a summary of the Item.

MOTION BY WELLS, SECOND BY McCLELLAN, to AUTHORIZE the Mayor to sign a Letter of Opposition for Assembly Bill 805 (Gonzalez Fletcher).

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 BOB MCCLELLAN

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

8.1 Council Activities Report/Comments

REPORT AS STATED.

9.

COUNCILMEMBER BEN KALASHO

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

9.1 Council Activities Report/Comments

REPORT AS STATED.

10.

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.

10.1 Council Activities Report/Comments

In addition to the submitted report, **Councilmember Goble** stated he attended a Disabled American Veteran ribbon cutting ceremony on March 25, 2017.

11. **JOINT COUNCILMEMBER REPORTS: None**

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

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

14. **ORDINANCES: SECOND READING AND ADOPTION**

14.1 **ZONE RECLASSIFICATION NO. 2322 - KAMINSKY AUTO DEALERSHIP**

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

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

An Ordinance Approving Zone Reclassification No. 2322 for the Rezoning of Property Located at the Northwest Corner of North Marshall Avenue and Wagner Drive from M (Manufacturing) to C-M (Heavy Commercial/Light Industrial) Zone; APN: 482-190-21 and -45; General Plan Designation: Light Industrial (LI).

MOTION BY KENDRICK, SECOND BY GOBLE, to ADOPT Ordinance No. 5058.

MOTION CARRIED BY UNANIMOUS VOTE.

14.2 **ZONE RECLASSIFICATION NO. 2317 – OAKDALE RESIDENCES**

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

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

An Ordinance Approving Zone Reclassification No. 2317 For The Rezoning Of Property Located on the Northwest Corner of Oakdale Avenue and Oakdale Lane from the General Commercial (C-G) Zone to the RM-2200 (Residential, Multi-Family, 2200 SQ. FT) Zone; APN: 498-310-20; General Plan Designation: Medium Density Residential (MR).

MOTION BY WELLS, SECOND BY McCLELLAN, to ADOPT Ordinance No. 5059.

MOTION CARRIED BY UNANIMOUS VOTE.

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 28th day of March 2017, at 4:47 p.m. to Tuesday, April 11, 2017, at 3:00 p.m.

BELINDA A. HAWLEY, CMC
City Clerk/Secretary