

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



MINUTES

CITY OF EL CAJON EL CAJON, CALIFORNIA

September 13, 2022

A Regular Joint Meeting of the El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency, held Tuesday, September 13, 2022, 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, Kendrick, and Ortiz
Council/Agencymembers absent:	None
Deputy Mayor/Vice Chair present:	Metschel
Mayor/Chair present:	Wells
Other Officers present:	Mitchell, City Manager/Executive Director DiMaggio, Assistant City Manager Foley, City Attorney/General Counsel Cortez, City Clerk/Secretary

PLEDGE OF ALLEGIANCE TO FLAG led by Mayor Wells and MOMENT OF SILENCE.

POSTINGS: The City Clerk posted Orders of Adjournment of the August 9, 2022, meetings and the Agenda of the September 13, 2022, meetings in accordance with State Law and El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency Policy.

PRESENTATIONS:

- Presentation: Retirement of Police K9 Jester
- Proclamation: National Preparedness Month – September 2022

AGENDA CHANGES:

CONSENT ITEMS: (1 – 12)

1. Minutes of El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency Meetings

Approve Minutes of the August 9, 2022, Meetings of the El Cajon City Council/ Housing Authority/Successor Agency to the El Cajon Redevelopment Agency.

2. Warrants

Approve payment of Warrants as submitted by the Finance Department.

3. Approval of Reading Ordinances by Title Only

Approve the reading by title and waives the reading in full of all Ordinances on the Agenda.

4. FY 2022 U.S. Department of Justice Byrne Memorial Justice Assistance Grant (JAG) Application

Receives the FY 2022 JAG application document as an informational item as required by the grant guidelines. If the Police Department is awarded FY 2022 JAG funding, a separate City Council action will be required to accept and appropriate the actual grant award.

PULLED FOR DISCUSSION:

5. Approval of the Adjustments to the American Rescue Plan Act Funds

RECOMMENDATION:

That the City Council adopts the next Resolution, in order, to approve the re-allocation of residual American Rescue Plan Act funding, discussed at the July 26, 2022 meeting.

CONSENT ITEMS: (Item 5 - Continued)

DISCUSSION

In response to a question by Councilmember Goble, City Manager Mitchell stated that the Item is only to formalize the previously allocated funds.

Councilmember Goble requested that \$25,000.00 of the funds be allocated towards the emergency sleeping cabins being built by Amikas. The same amount will be deducted from the Fire ladder fund.

MOTION BY GOBLE, SECOND BY KENDRICK, to APPROVE Consent Items 1 to ADOPT Resolution No. 083-22 to approve the re-allocation of residual American Rescue Plan Act funding, discussed at the July 26, 2022 meeting, reducing the Fire Ladder fund amount by \$25,000.00 and allocating the same amount to the Amikas' Emergency Sleeping Cabin project.

MOTION CARRIED BY UNANIMOUS VOTE.

6. San Ysidro Health Public Outreach Project

Adopt Resolution No. 084-22 authorizing the City Manager or designee to accept, appropriate, and expend funds in the amount of \$10,000, and to execute any documents and agreements necessary for the receipt and use of these funds.

7. 2021 State Homeland Security Grant Program Funding

Adopt Resolution No. 085-22 authorizing the City Manager or designee to accept and appropriate the FY 2021 State Homeland Security Grant funds in the amount of \$77,623, and to execute any grant documents and agreements necessary for the receipt and use of these funds.

8. Authorization to Accept, Appropriate, and Expend the Clean California Grant for the Oakdale Alameda Gateway Beautification Project

Adopt Resolution No. 086-22 to Accept, Appropriate, and Expend \$5.0 million on the Clean California Grant for the purpose of funding the Oakdale Alameda Gateway Beautification project; and increase the Oakdale Alameda Gateway Beautification project by \$5.0 million.

CONSENT ITEMS: (Continued)

9. Contract Amendment for Measure P Voter Informational Outreach Services

Adopt Resolution No. 087-22 to increase the Agreement for Professional Services with Probolsky Research, LLC (PRLLC), for Measure P voter informational outreach services in the not-to-exceed amount of \$55,000.

10. Award of Bid No. 003-23 – Wells Park Improvements - Basketball Courts

Adopt Resolution No. 088-22, to Approve Plans and Specifications for Wells Park Improvements – Basketball Courts, Bid No. 003-23; Find the first, and third through sixth apparent low bidders non-responsive for the reasons set forth in the agenda report; and Adopt Resolution No. 089-22 to award the bid to the lowest responsive, responsible bidder, R.L. Lee Construction, Inc., in the amount of \$242,771.

11. Police Canine Donation from the Animal Center for Education and Services (ACES) Foundation to the El Cajon Police Department via the El Cajon Canine Officers Association (ECCOA)

Authorize the City Manager or designee to accept the donation of a police canine and the associated POST certified training costs from the El Cajon Canine Officers Association (ECCOA). The funding was provided to the ECCOA from the ACES Foundation for the sole purpose of purchasing a new canine and the associated POST certified training.

12. Authorize the Purchase of Five Ford Police Interceptors

Adopt Resolution No. 090-22 to Authorize the purchase of five 2023 Ford Police Interceptors from Downtown Ford Sales, in Sacramento; and Appropriate carryover funding of \$284,008.85 from previously approved Capital Outlay to be expended in Fiscal Year 2022-23.

MOTION BY WELLS, SECOND BY ORTIZ, to APPROVE Consent Items 1 through 4, and 6 through 12.

MOTION CARRIED BY UNANIMOUS VOTE.

PUBLIC COMMENT: None

WRITTEN COMMUNICATIONS: None

PUBLIC HEARINGS:

13. Fifth Amendment to FY 2019-20 One-Year Action Plan to Approve and Re-Allocate CDBG Funds and Second Amendment to FY 2021-22 One-Year Action Plan to Approve and Re-Allocate CDBG Funds and Allocate HOME-ARP Funds

RECOMMENDATION:

Staff recommends that the City Council:

1. Opens the public hearing and accepts public testimony for the Fifth Amendment to FY 2019-20 One-Year Action Plan and Second Amendment to FY 2021-22 One-Year Action Plan;
2. Closes the public hearing; and
3. Adopts the next Resolution, in order, amending the FY 2019-20 and FY 2021-22 One-Year Action Plans to:
 - a) Approve and re-allocate \$430,000 in Community Development Block Grant (CDBG) funds from the Wells Park Comprehensive Improvements Project to a Stoney Park-Senior Fitness Equipment project, Housing Services and COVID-19-related public services or capital improvement projects; COVID-19-related public services or capital improvement projects;
 - b) Approve and re-allocate \$525,000 in CDBG funds from the Broadway Creek Restoration Project to the Neighborhood Street Lights Improvements Project;
 - c) Approve, appropriate and adopt pre-award costs of \$109,463.60 associated with preparation of the spending plan using one-time funding from the HOME Investment Partnerships Act Program (HOME) from the American Rescue Plan (ARP); and
 - d) Make the necessary changes to the One-Year Action Plans, and submit all required documentation to the U.S. Department of Housing and Urban Development (HUD).

DISCUSSION

Housing Manager, Jose Dorado introduced Housing Specialist, Deyanira Pelayo-Brito who provided detailed information of the Item.

Mayor Wells opened the Public Hearing.

No public comment was received.

PUBLIC HEARINGS: (Item 13 – Continued)

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

MOTION CARRIED BY UNANIMOUS VOTE.

Discussion ensued among Council and Staff concerning the following:

- COVID-19 related services;
- The City Council approves the allocation of funds;
- Exercise equipment for the Senior community;
- Concern that the exercise equipment may attract homeless population; and
- Definition of who is homeless in El Cajon.

MOTION BY GOBLE, SECOND BY KENDRICK, to ADOPT Resolution No. 091-22 to Approve and re-allocate \$430,000 in Community Development Block Grant (CDBG) funds from the Wells Park Comprehensive Improvements Project to a Stoney Park-Senior Fitness Equipment project, Housing Services and COVID-19-related public services or capital improvement projects; COVID-19-related public services or capital improvement projects; Approve and re-allocate \$525,000 in CDBG funds from the Broadway Creek Restoration Project to the Neighborhood Street Lights Improvements Project; Approve, appropriate and adopt pre-award costs of \$109,463.60 associated with preparation of the spending plan using one-time funding from the HOME Investment Partnerships Act Program (HOME) from the American Rescue Plan (ARP); and Make the necessary changes to the One-Year Action Plans, and submit all required documentation to the U.S. Department of Housing and Urban Development (HUD).

MOTION CARRIED BY UNANIMOUS VOTE.

Mayor Wells acknowledged the Valhalla High School students in the audience.

ADMINISTRATIVE REPORTS:

14. Modification to the City of El Cajon Employee Wellness Incentive Program

RECOMMENDATION:

That the City Council approves and authorizes staff to modify the existing Employee Wellness Incentive Program for all benefited City employees and to retroactively implement the Physical Assessment Test incentive to July 1, 2022.

ADMINISTRATIVE REPORTS: (Item 14 – Continued)

DISCUSSION

Director of Human Resources, Marisol Thorn, provided detailed information of the Item.

No public comment was received.

MOTION BY ORTIZ, SECOND BY METSCHEL, to APPROVE and authorize staff to modify the existing Employee Wellness Incentive Program for all benefited City employees and to retroactively implement the Physical Assessment Test incentive to July 1, 2022.

MOTION CARRIED BY UNANIMOUS VOTE.

15. Capital Projects Update

RECOMMENDATION:

That the City Council receives the semi-annual report on improvements made over the previous six months and a preview of upcoming projects.

DISCUSSION

Director of Public Works, Yazmin Arellano, provided detailed information of the Item.

No public comment was received.

Discussion ensued amongst the City Council and staff regarding:

- Reflective material used on crosswalks and signs;
- The need to showcase the work being done for the public to know;
- Focus for work to be done in CDBG areas of the City; and
- Road maintenance schedules.

No motion required for the semi-annual report.

ADMINISTRATIVE REPORTS: (Continued)

16. Capital Outlay Authorization and City Council Policy B-1 Amendment

RECOMMENDATION:

That the City Council:

1. Authorizes the capital expenditure of \$8,500 as detailed in the report;
2. Waives the capital expenditure threshold of \$5,000 contained in City Council Policy B-1: Budget Adjustments and Capital Expenditures for expenditures previously approved for Fiscal Year 2022-23; and
3. Amends City Council Policy B-1: Budget Adjustments and Capital Expenditures to reflect a revised capital expenditure threshold of \$25,000, or as otherwise directed.

DISCUSSION

Director of Finance, Clay Schoen, provided detailed information of the Item.

No public comment was received.

MOTION BY ORTIZ, SECOND BY METSCHEL, to AUTHORIZE the capital expenditure of \$8,500 as detailed in the report; Waive the capital expenditure threshold of \$5,000 contained in City Council Policy B-1: Budget Adjustments and Capital Expenditures for expenditures previously approved for Fiscal Year 2022-23; and Amend City Council Policy B-1: Budget Adjustments and Capital Expenditures to reflect a revised capital expenditure threshold of \$25,000, or as otherwise directed.

MOTION CARRIED BY UNANIMOUS VOTE.

17. Commitment of Measure P Fund Allocation

RECOMMENDATION:

That the City Council consider a preliminary spending plan in the event Measure P is approved by El Cajon voters on November 8, 2022.

DISCUSSION

City Manager Mitchell provided detailed information of the Item.

No public comment was received.

ADMINISTRATIVE REPORTS: (Item 17 - Continued)

Discussion ensued amongst the City Council and staff regarding:

- Incentive for new Police Officers;
- Retention incentive for current officers;
- Homeless hotel vouchers;
- Consideration for stipends for Police officers; and
- Number one priority would be to solve the homeless situation.

City Attorney Foley reminded the City Council that they are to educate the public but not advocate for the proposed Measure.

No motion required for the Item.

COMMISSION REPORTS: None

ACTIVITIES REPORTS/COMMENTS OF MAYOR WELLS:

SANDAG (San Diego Association of Governments) Board of Directors; SANDAG – Audit Committee; LAFCO.

18. Council Activities Report/Comments

Report as submitted.

ACTIVITIES REPORTS OF COUNCILMEMBERS:

19. COUNCILMEMBER STEVE GOBLE
MTS (Metropolitan Transit System Board); East County Advanced Water Purification Joint Powers Authority Board; Chamber of Commerce – Government Affairs Committee; SANDAG – Board of Directors – Alternate; SANDAG Public Safety Committee – Alternate.

Council Activities Report/Comments.

In addition to the submitted Report, Councilmember Goble shared information about the Advanced Water Purification project, the ribbon cutting for the Meridian Amikas' project, and changes to Metropolitan Transit System's orange and green lines.

ACTIVITIES REPORTS OF COUNCILMEMBERS: (Continued)

20. COUNCILMEMBER GARY KENDRICK
METRO Commission/Wastewater JPA; Heartland Communications; Heartland Fire Training JPA.

Council Activities Report/Comments.

Report as submitted.

21. DEPUTY MAYOR MICHELLE METSCHEL
Harry Griffen Park Joint Steering Committee; Heartland Communications – Alternate; Heartland Fire Training JPA – Alternate; METRO Commission/Wastewater JPA – Alternate.

Council Activities Report/Comments.

In addition to the submitted Report, Deputy Mayor Metschel mentioned she did not attend the East County Homeless Task Force.

22. COUNCILMEMBER PHIL ORTIZ
League of California Cities, San Diego Division; East County Economic Development Council; MTS (Metropolitan Transit System Board) – Alternate; East County Advanced Water Purification Joint Powers Authority Board – Alternate; Chamber of Commerce – Government Affairs Committee – Alternate.

Council Activities Report/Comments.

Report as submitted.

JOINT COUNCILMEMBER REPORTS:

23. Residential Gardening Assistance Program

That the City Council directs staff to present a program for City Council consideration regarding a Residential Gardening Assistance Program.

DISCUSSION

Mayor Wells provided detailed information of the Item.

JOINT COUNCILMEMBER REPORTS: (Item 23 – Continued)

Discussion ensued amongst the City Council and staff regarding:

- Possible food shortages;
- Community gardens;
- Opportunity for people to grow fruits and vegetables in their own homes; and
- Partnering with Grossmont Community College District for gardening tips; and
- Setting a dollar maximum amount and a sunset date for the program.

No public comment was received.

No motion required for the Item.

24. Independent Third-Party Review of City of El Cajon Finances

That the City Council directs staff to procure the services for an independent third-party review of the City's finances.

DISCUSSION

Councilmember Ortiz provided detailed information of the Item.

Discussion ensued amongst the City Council and staff regarding:

- Yearly third party audits performed;
- Request for a truly independent audit;
- Time needed for Request for Proposals (RFP);
- Timeline for the 2022 Election and for results from audit to be produced;
- Decided the scope of work for the audit; and
- Possible outcomes if Measure P is not a success.

No public comment was received.

MOTION BY WELLS, SECOND BY ORTIZ, to ALLOCATE \$20,000.00 from the General Fund Reserves and give the City Manager authority to secure a financial study for the independent third-party review of the City's finances.

**MOTION CARRIED BY 3 – 2 VOTE
(GOBLE, KENDRICK – NO).**

GENERAL INFORMATION ITEMS FOR DISCUSSION: None

ORDINANCES: FIRST READING - None

ORDINANCES: SECOND READING AND ADOPTION - None

CLOSED SESSIONS: None

Adjournment: Mayor Wells adjourned the Regular Joint Meeting of the El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency held this 13th day of September, 2022, at 5:35 p.m., to Tuesday, September 13, 2022, at 7:00 p.m.

ANGELA L. CORTEZ, CMC
City Clerk/Secretary