

# 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

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#### September 27, 2022

An Adjourned Regular Joint Meeting of the El Cajon City Council/Housing Authority/ Successor Agency to the El Cajon Redevelopment Agency, held Tuesday, September 27, 2022, 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:	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 THE FLAG led by Mayor Wells and MOMENT OF SILENCE.

**POSTINGS:** The City Clerk posted Orders of Adjournment of the September 13, 2022, meetings and the Agenda of the September 27, 2022, meeting in accordance with State Law and El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency Policy.

## **PRESENTATIONS:**

- **Proclamation: German American Month**
- **Presentation: Recognition - Years of Service for Mike Anderson**
- **Proclamation: National Fire Prevention Week: 10/9/22 - 10/15/22**
- **Proclamation: Parkway Plaza 50th Anniversary**

## **AGENDA CHANGES:**

City Manager Mitchell recommended that the order of the Administrative Reports be changed to: Item 12; Item 13 and Item 11.

## **CONSENT ITEMS: (1 – 10)**

**MOTION BY WELLS, SECOND BY GOBLE, to APPROVE Consent Items 1 to 10.**

**MOTION CARRIED BY UNANIMOUS VOTE.**

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

Approve Minutes of the September 13, 2022, Meetings, and the Joint Special Meeting of September 15, 2022 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. Youth League Utility Support Fiscal Year 2022/2023

Approve the Recreation Council's recommendation to provide utility support, in the amount of \$2,100 per league, to eight Executive Member youth leagues.

## **CONSENT ITEMS: (1 – 10)**

### 5. El Cajon Housing Authority Annual Report (Fiscal Year 2021-2022)

Acting as the El Cajon Housing Authority approve the 2021-2022 Annual Report; and Authorizes the Executive Director to transmit it, in a form substantially as presented, to the California Department of Housing and Community Development as required by State law.

### 6. Fiscal Year 2022-23 Annual Budget Amendments

Modify Fiscal Year 2022-23 appropriations as detailed in the report; Establish Stoney Park Fitness Equipment Project (2337978PRCP); and Appropriate \$24,353 of CDBG Program Income funds and \$20,377 of HOME Program Income funds for program administration costs.

### 7. Capital Outlay Authorization

That the City Council authorizes the City Manager, or approved designee, to use the Wildfire and Forest Resilience Program (WEAP21) grant funds to purchase a compact track loader for approximately \$100,000, a trailer for approximately \$70,000, and a brush cutter for approximately \$15,000.

### 8. FY 2021 Urban Area Security Initiative (UASI) Grant - Police Department

That the City Council adopts the next Resolution, in order, authorizing the City Manager or designee to accept, appropriate, and expend the FY2021 Urban Area Security Initiative (UASI) Grant funding in the amount of \$40,000, and execute any grant documents and agreements necessary for the receipt and use of these funds.

### 9. Mother Goose Parade Association Sponsorship and In-Kind Support

That the City Council approves the request from the Mother Goose Parade Association to participate as a sponsor and provide in-kind support for the 2022 Mother Goose Parade 'Fest.

### 10. Conflict of Interest Code - Biennial Review

That the City Council adopts the next Resolution, in order, approving changes to the designated employee and official positions required to be filed under the City's Conflict of Interest Code.

**PUBLIC COMMENT:**

Ibrahim Ahmed shared information about the County of San Diego's Capital Emergency Housing Solutions Grant Program.

**WRITTEN COMMUNICATIONS:** None

**PUBLIC HEARINGS:** None

**ADMINISTRATIVE REPORTS:**

Order of Items changed by City Manager Mitchell, under Agenda Changes.

12. Update on The Magnolia's Financial Performance

**RECOMMENDATION:**

That the City Council receives an update on The Magnolia's financial performance.

**DISCUSSION**

Assistant to the City Manager, David Richards, and the Magnolia's General Manager, Paris Landen provided detailed information on the Item.

Discussion ensued among Council and Staff concerning the following:

- Great outcome of partnership with Live Nation; and
- Extension of the agreement expected due to the Covid-19 closure.

No public comment was received (or insert speakers).

No motion required for the Item.

13. Update on County of San Diego's Motel Voucher Program and City of El Cajon's Response

**RECOMMENDATION:**

That the City Council receives the report and appoints two members of the City Council to serve on a subcommittee to assist in drafting regulatory policy for motels operating with homeless vouchers.

## **ADMINISTRATIVE REPORTS: (Item 13 – Continued)**

### **DISCUSSION**

City Manager Mitchell provided detailed information of the Item.

Discussion ensued among Council and Staff concerning the following:

- Lack of data for those with arrest warrants requesting vouchers;
- El Cajon offers more motels than any other city; and
- Calls for Fire and Police Departments increased.

Patrick Grillot spoke about having a partnership approach with the County of San Diego, while maintaining a protective stance for the citizens of El Cajon.

Conversation continued among Council and Staff regarding:

- Using public funds for motel vouchers;
- Fair Housing laws;
- 28 day stay limit per voucher;
- Situational vs. chronic homelessness;
- Screening should be required prior to issuance of motel vouchers; and
- Drug use and mental problems in the homeless community.

Discussion to form a Council sub-committee to assist in drafting regulatory policy for motels operating with homeless vouchers.

**MOTION BY WELLS, SECOND BY KENDRICK, to APPOINT Councilmembers Goble and Ortiz to serve on a subcommittee to assist in drafting regulatory policy for motels operating with homeless vouchers.**

**MOTION CARRIED BY UNANIMOUS VOTE.**

#### 11. Update on Potential Annual Sewer Charge Postponement Program

##### **RECOMMENDATION:**

That the City Council receives the report and staff recommendation and provides direction to staff on whether to proceed with drafting guidelines for a City-run program for the postponement of annual sewer charges for qualified property owners.

### **DISCUSSION**

Associate Engineer, Blake Behringer, provided detailed information of the Item.

**ADMINISTRATIVE REPORTS: (Item 11 – Continued)**

Discussion ensued among Council and Staff concerning the following:

- Advertising for the State Program that assists with funding for annual sewer charges;
- State program is on a volunteer basis, people can opt in and out as they please;
- Interest charged on the loans; and
- Creating a City program for the same purpose would be redundant.

No public comment was received.

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.

14. Council Activities Report/Comments

Report as submitted.

**ACTIVITIES REPORTS OF COUNCILMEMBERS:**

15. 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 stated he attended the Public Works Open House event.

16. COUNCILMEMBER GARY KENDRICK

METRO Commission/Wastewater JPA; Heartland Communications; Heartland Fire Training JPA.

Council Activities Report/Comments.

Report as submitted.

**ACTIVITIES REPORTS OF COUNCILMEMBERS: (Continued)**

17. 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 stated she attended the Public Works Open House event.

18. 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.

In addition to the submitted report, Councilmember Ortiz mentioned the housing development approved in Santee and the conditions to expand I-52 prior to units being sold.

**JOINT COUNCILMEMBER REPORTS:** None

**GENERAL INFORMATION ITEMS FOR DISCUSSION:** None

**ORDINANCES: FIRST READING -** None

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

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**CLOSED SESSIONS:**

RECOMMENDATION: That the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency adjourns to Closed Session as follows:

19. Closed Session - Conference with Legal Counsel - Anticipated Litigation - Significant exposure to litigation pursuant to subdivision (b) of Government Code section 54956.9: One (1) potential case - Facts and circumstances: In response to warnings issued to seven (7) motels that they are violating the City's zoning code by exceeding the maximum amount of accessory use by establishing emergency shelters in their facilities through the use of County of San Diego motel vouchers, the State of California Department of Justice, Office of Attorney General, has notified the City that such actions violate the State's Fair Employment and Housing Act

**MOTION BY WELLS, SECOND BY KENDRICK, to ADJOURN to Closed Session at 4:56 p.m.**

**MOTION CARRIED BY UNANIMOUS VOTE.**

Recess called at 4:56 p.m.  
Meeting called back to order at 5:26 p.m.

RECONVENED to Open Session at 5:49 p.m.

City Attorney Foley reported the following actions:

- Direction given to City Attorney

**Adjournment: Mayor Wells adjourned the Adjourned Regular Joint Meeting of the El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency held this 27<sup>th</sup> day of September, 2022, at 5:50 p.m., to Tuesday, October 11, 2022, at 3:00 p.m.**

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ANGELA L. CORTEZ, CMC  
City Clerk/Secretary