



CITY COUNCIL  
HOUSING AUTHORITY AND  
SUCCESSOR AGENCY TO THE EL CAJON  
REDEVELOPMENT AGENCY

Council Chamber  
200 Civic Center Way  
El Cajon, CA 92020

## Agenda

MARCH 28, 2023, 3:00 p.m.

Bill Wells, Mayor

Steve Goble, Deputy Mayor

Gary Kendrick, Councilmember

Michelle Metschel, Councilmember

Phil Ortiz, Councilmember

Graham Mitchell, City Manager

Vince DiMaggio, Assistant City Manager

Morgan Foley, City Attorney

Angela Cortez, City Clerk

**CALL TO ORDER: Mayor Bill Wells**

**ROLL CALL: City Clerk Angela Cortez**

**PLEDGE OF ALLEGIANCE TO THE FLAG AND MOMENT OF SILENCE**

**POSTINGS:** The City Clerk posted Orders of Adjournment of the March 14, 2023 and March 21, 2023 Special Joint Meetings, and the Agenda of the March 28, 2023, Meeting in accordance to State Law and City Council/Housing Authority/Successor Agency to the Redevelopment Agency Policy.

**PRESENTATIONS:**

**AGENDA CHANGES:**

## CONSENT ITEMS:

Consent Items are routine matters enacted by one motion according to the RECOMMENDATION listed below. With the concurrence of the City Council, a Council Member or person in attendance may request discussion of a *Consent Item* at this time.

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

RECOMMENDATION:

That the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency approves Minutes of the March 14, 2023 Meeting and the Special Joint Meeting of March 21, 2023, of the El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency.

2. Warrants

RECOMMENDATION:

That the City Council approves payment of Warrants as submitted by the Finance Department.

3. Approval of Reading Ordinances by Title Only

RECOMMENDATION:

That the City Council approves the reading by title and waives the reading in full of all Ordinances on the Agenda.

4. 2022 State Homeland Security Grant Program Funding

RECOMMENDATION:

That the City Council adopts the next Resolution, in order, authorizing the City Manager or designee to accept and appropriate the FY 2022 State Homeland Security Grant funds in the amount of \$70,915, and to execute any grant documents and agreements necessary for the receipt and use of these funds.

5. Reject & Re-Bid of Bid No. 011-22 – Public Safety Center Renewable Energy

RECOMMENDATION:

That the City Council adopts the next Resolution, in order, to:

1. Consent to the withdrawal of California Solar Integrators, Inc. (CSII) bid submission;
2. Reject all bids and authorize re-bidding of the project; and
3. Consent to the prohibition of CSII from participating in further bidding on the project re-bid.

6. Declaration of Emergency for Wells Park Restroom Conditions; Authorization to Waive Bidding

**RECOMMENDATION:**

That the City Council:

1. Adopts the next Resolution, in order, to establish a Declaration of Emergency and determine that the public interest and necessity require the immediate expenditure of public money to safeguard life, health, or property as required by the Public Contract Code section 22050; and
2. Approves the reallocation of \$250,000 from the ARPA Economic Development Expenditure Category to a new ARPA project with the Expenditure Category 6 - Revenue Replacement, that will cover the cost of the emergency work.

**PUBLIC COMMENT:**

At this time, any person may address a matter within the jurisdiction of the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency that is not on the Agenda. Comments relating to items on today's docket are to be taken at the time the item is heard. State law prohibits discussion or action on items not on the Agenda; however, Council, Authority and Agency Members may briefly respond to statements or questions. An item may be placed on a future Agenda.

**WRITTEN COMMUNICATIONS:**

**PUBLIC HEARINGS:**

**ADMINISTRATIVE REPORTS:**

7. Update on Regulating the Use of El Cajon Lodging Establishments – Ensuring Responsible Guests Requirements

**RECOMMENDATION:**

That the City Council:

1. Receives the report and provides feedback on various initiatives; and
2. Directs the Planning Commission to amend Zoning Code Chapter 17.212 (Deemed Approved Lodging Establishment) to include "Emergency Housing Placement Program" guidelines and considers changes to "Nuisance Activities and Performance Standards."

8. Potential County Misuse of Taxpayer Funds in the Various Homeless Housing Placement Programs

**RECOMMENDATION:**

That the City Council receives the report from staff as an informational item.

9. 2022 General Plan Annual Progress Report

RECOMMENDATION:

That the City Council:

1. Accepts the 2022 General Plan Annual Progress Report; and
2. Directs staff to forward the report to the Governor's Office of Planning and Research (OPR), the State Department of Housing and Community Development (HCD), and the San Diego Association of Governments (SANDAG).

10. Annual Comprehensive Financial Report for the Fiscal Year Ended June 30, 2022, and Other Written Communication from the City's Independent Auditor

RECOMMENDATION:

That the City Council receives and accepts the Annual Comprehensive Financial Report and other written communication from the independent accounting firm of Rogers, Anderson, Malody & Scott, LLP, for the fiscal year ended June 30, 2022.

11. Intention to Conduct Appraisal of Travelodge at 425 W. Main Street for Possible Acquisition

RECOMMENDATION:

No action is required by the City Council. This is provided as an informational item.

**COMMISSION REPORTS:**

**ACTIVITIES REPORTS/COMMENTS OF MAYOR WELLS**

SANDAG (San Diego Association of Governments) Board of Directors.

12. Council Activity Report

**ACTIVITIES REPORTS/COMMENTS OF COUNCILMEMBERS:**

13. **DEPUTY MAYOR 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.

14. **COUNCILMEMBER GARY KENDRICK**

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

15. **COUNCILMEMBER MICHELLE METSCHEL**

Harry Griffen Park Joint Steering Committee; METRO Commission/Wastewater JPA – Alternate; Heartland Communications – Alternate; Heartland Fire Training JPA – Alternate.

16. **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.

**JOINT COUNCILMEMBER REPORTS:**

**GENERAL INFORMATION ITEMS FOR DISCUSSION:**

**ORDINANCES: FIRST READING**

**ORDINANCES: SECOND READING AND ADOPTION**

**CLOSED SESSIONS:**

17. Closed Session - Conference with Labor Negotiators pursuant to Government Code section 54957.6:

Agency Designated Representatives:  
Graham Mitchell, City Manager  
Vince DiMaggio, Assistant City Manager  
Clay Schoen, Director of Finance  
Marisol Thorn, Director of Human Resources  
Megan Blake, Senior Management Analyst

Employee Organization:  
El Cajon Professional Firefighters Association - Local 4603 (ECPFF)

**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 28th day of March 2023, is adjourned to Tuesday, April 11, 2023, at 3:00 p.m.**