



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

Council Chamber  
200 Civic Center Way  
El Cajon, CA 92020

## Agenda

MAY 9, 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 April 25, 2023, Meetings and the Agenda of the May 9, 2023, Meeting in accordance to State Law and City Council/Housing Authority/Successor Agency to the Redevelopment Agency Policy.

**PRESENTATIONS:**

- **Proclamation: Municipal Clerk's Week**
- **Proclamation: Water Safety and Drowning Prevention Month**
- **Presentation: Youth of the Year Award**

**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 April 25, 2023, Meetings 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. Subdivision Agreement for Public Improvements and Final Map for Tentative Subdivision Map (TSM) No. 2020-0002; 1493 Melody Lane; Engineering Job No. 3733

RECOMMENDATION:

That the City Council:

1. Approves the Final Map and Subdivision Agreement for Public Improvements for Tentative Subdivision Map (TSM) No. 2020-0002, 1493 Melody Lane, Engineering Job No. 3733;
2. Authorizes the City Manager to execute the agreements and related documentation; and
3. Authorizes the City Clerk to release cash deposit after completion of improvements.

5. New Classification Specification and Salary Setting for Parking Enforcement Officer

RECOMMENDATION:

That the City Council approves the classification specification and salary setting for the Parking Enforcement Officer.

6. Continuation of Wells Park Restroom Emergency Declaration

RECOMMENDATION:

That the City Council adopts the next Resolution, in order, proclaiming the Continuation of Emergency for Wells Park restroom conditions.

7. Continuation of Emergency for Storm Drain System Repairs - West Side of 1970 Granite Hills Drive

RECOMMENDATION:

That the City Council adopts the next Resolution, in order, to proclaim the Continuation of Emergency for Storm Drain System Repairs.

8. Award of Bid No. 001-24 – Street Light System Maintenance, Emergency Repairs, and Related Construction Services

RECOMMENDATION:

That the City Council:

1. Finds that the Street Light System Maintenance, Emergency Repairs, and Related Construction Services project is exempt from the California Environmental Quality Act (CEQA); and
2. Adopts the next Resolutions, in order, to:
  - a. Approve Plans and Specifications for Street Light System Maintenance, Emergency Repairs, and Related Construction Services for the Cities of El Cajon, La Mesa, Lemon Grove, and Santee, Bid No. 001-24; and
  - b. Award the bid to the lowest responsive, responsible bidder, Southwest Traffic Signal Service, Inc., in the amount of \$344,697 for the base bid and Additive Alternate No. 1. The City of El Cajon's portion of the award is \$152,510.

9. Award of Bid No. 015-23 – Maintenance & Repairs of Mechanical Doors & Gates

RECOMMENDATION:

That the City Council:

1. Finds that the Maintenance and Repairs of Mechanical Doors and Gates services project is exempt from the California Environmental Quality Act (CEQA);
2. Approves Plans and Specifications for Maintenance & Repairs of Mechanical Doors & Gates, Bid No. 015-23; and
3. Awards the bid to the lowest responsive, responsible bidder, Vortex Industries, LLC, in the amount of \$101,300 for the initial one-year term, with up to four additional one-year renewal options.

10. Disposal of Retired Property

RECOMMENDATION:

That the City Council declares the listed property retired and authorizes disposal in accordance with policy.

**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:**

11. Delinquent Refuse/Recycling Collection Charges

RECOMMENDATION:

That the City Council:

1. Opens the Public Hearing and receives public testimony;
2. Closes the Public Hearing;
3. Adopts the next Resolution, in order, to confirm the list of property owners as delinquent in the payment of their mandatory refuse/recycling service bills; and
4. Authorizes the City Clerk to record the amount owed for each account as a lien on the respective property and forward the list to the County Tax Assessor for billing on the next property tax bill.

12. Amendment to the 2023 Five-Year Program of Projects for the SANDAG Regional Transportation Improvement Program (RTIP No. 23-04)

RECOMMENDATION:

That the City Council:

1. Opens the Public Hearing and receives testimony;
2. Closes the Public Hearing; and
3. Adopts the next Resolution, in order, approving the amendment to the proposed five-year program of projects for the SANDAG Regional Transportation Improvement Program (RTIP No. 23-04).

13. Consideration of an Adjustment to the SANDAG Regional Transportation Congestion Improvement Program (RTCIP) Fee

RECOMMENDATION:

That the City Council:

1. Opens the Public Hearing and receives testimony;
2. Closes the Public Hearing; and
3. Adopts the next Resolution, in order, approving an adjustment to the Regional Transportation Congestion Improvement Program (RTCIP) Fee to the new amount of \$2,741.97, for each newly-constructed residential unit.

## **ADMINISTRATIVE REPORTS:**

14. Fiscal Year 2022-23 Mid-Year Report and Five-Year Business Plan Update

### **RECOMMENDATION:**

That the City Council:

1. Receives and accepts the Fiscal Year 2022-23 Mid-Year Report and Five-Year Business Plan update;
2. Increases Fiscal Year 2022-23 appropriations from fund equity in the citywide amount of \$5,888,202 for additional CalPERS contributions as detailed in the report; and
3. Increases Fiscal Year 2022-23 appropriations from fund equity or program income, as appropriate, in the amount of \$2,287,773.31 for CDBG / HOME activities as detailed in the report.

15. Urban Roots Gardening Initiative Recap

### **RECOMMENDATION:**

That the City Council receives the report on the Urban Roots Gardening Initiative Program and provides feedback.

## **COMMISSION REPORTS:**

### **ACTIVITIES REPORTS/COMMENTS OF MAYOR WELLS**

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

16. Council Activity Report

## **ACTIVITIES REPORTS/COMMENTS OF COUNCILMEMBERS:**

17. **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.

18. **COUNCILMEMBER GARY KENDRICK**

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

19. **COUNCILMEMBER MICHELLE METSCHEL**

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

20. **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**

21. Amendments to ECMC Title 5 Addressing Service Providers Operating in the City of El Cajon

**RECOMMENDATION:**

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

An Ordinance Repealing Section 5.16.030 of Chapter 5.16 of the El Cajon Municipal Code; Adding a New Section 5.16.030 to Chapter 5.16 of the El Cajon Municipal Code; and Adding a New Chapter 5.22 to Title 5 of the El Cajon Municipal Code.

This project is exempt pursuant to CEQA Guidelines Subsection 15061(b)(3), the “Common Sense,” rule which states that CEQA applies only to projects which have the potential to cause a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA. The proposed amendments are designed to ensure a safe living and business environment, inform the City of the number of service providers operating in El Cajon, and prevent nuisance activities throughout the City.

**CLOSED SESSIONS:**

22. 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

Employee Organization:

El Cajon Mid-Management and Professional Employees Group

**ADJOURNMENT: The Regular Joint Meeting of the El Cajon City Council/ El Cajon Housing Authority/Successor Agency to the El Cajon Redevelopment Agency held this 9th day of May 2023, is adjourned to Tuesday, May 23, 2023, at 3:00 p.m.**