

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 24, 2024

An Adjourned Regular Joint Meeting of the El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency, held Tuesday, September 24, 2024, 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 Metschel
Council/Agencymembers absent:	None
Deputy Mayor/Vice Chair absent:	Ortiz
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 10, 2024, meetings and the Agenda of the September 24, 2024, meeting in accordance with State Law and El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency Policy.

Deputy Mayor Ortiz joined the meeting at 3:05 p.m.

PRESENTATIONS:

- Proclamation: German American Month
- Proclamation: Human Resources Professional Day

AGENDA CHANGES: None

CONSENT ITEMS: (1 – 7)

MOTION BY WELLS, SECOND BY METSCHEL, to APPROVE Consent Items 1 to 7.

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 10, 2024, 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. Continuation of Emergency for Storm Damage Repairs to Public Facilities

Adopt Resolution No. 146-24 proclaiming the Continuation of Emergency for Storm Damage Repairs to Public Facilities.

CONSENT ITEMS: (Continued)

5. Continuation of Emergency for Sewer System Repairs

Adopt Resolution No. 147-24 proclaiming the Continuation of Emergency for Sewer System Repairs.

6. Youth League Utility Support Fiscal Year 2024/2025

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

7. Contract Amendment for SB 1383 Compliance Services

Adopt Resolution No. 148-24 authorizing the Purchasing Agent to:

1. Waive the bidding requirements in accordance with El Cajon Municipal Code section 3.20.010(C)(5); and
2. Extend the term of the Professional Services Agreement with Solana Center for Environmental Innovation (SCEI) for Inspections and Commercial Edible Food Generator SB 1383 (SB 1383) Compliance Services for a period of one year and to increase compensation in the not-to-exceed amount of \$200,000 through March 31, 2026.

PUBLIC COMMENT:

Brenda Hammond spoke about her German heritage.

WRITTEN COMMUNICATIONS: None

PUBLIC HEARINGS:

8. Consideration to Vacate existing City property and the Dedication of Grossmont Union High School District property (1100 Murray Drive)

RECOMMENDATION:

That the City Council:

1. Opens the Public Hearing and receives testimony;
2. Closes the Public Hearing;
3. Adopts the next Resolution, in order, to approve the vacation of City property at the entrance to Grossmont Union High School District (GUHSD) (1100 Murray

PUBLIC HEARINGS: (Item 8 – Continued)

- Drive) as described by deed recorded February 27, 1946, document no. 21899, County of San Diego Records for public street purposes; and
4. Adopts the next Resolution, in order, to accept the dedication of property from the Grossmont Union High School District at the entrance to Grossmont High School (1100 Murray Drive) as described by deed recorded February 27, 1946, document no. 21899, County of San Diego Records for public street purposes.

DISCUSSION

City Engineer, Mario Sanchez, provided a summary of the Item.

Mayor Wells opened the Public Hearing.

No public comment was received for the Item.

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

MOTION CARRIED BY UNANIMOUS VOTE.

MOTION BY GOBLE, SECOND BY ORTIZ, to ADOPT Resolution No. 149-24 to approve the vacation of City property at the entrance to Grossmont Union High School District (GUHSD) (1100 Murray Drive) as described by deed recorded February 27, 1946, document no. 21899, County of San Diego Records for public street purposes; and ADOPT Resolution No. 150-24, to accept the dedication of property from the Grossmont Union High School District at the entrance to Grossmont High School (1100 Murray Drive) as described by deed recorded February 27, 1946, document no. 21899, County of San Diego Records for public street purposes.

MOTION CARRIED BY UNANIMOUS VOTE.

9. FY 2023-2024 Consolidated Annual Performance and Evaluation Report (CAPER) and Initiation of FY 2025-2026 One Year Action Plan

RECOMMENDATION:

That the City Council:

1. Opens the public hearing;
2. Accepts public testimony for the FY 2023-2024 Consolidated Annual Performance and Evaluation Report and initiation of the FY 2025-2026 One Year Action Plan;

PUBLIC HEARINGS: (Item 9 – Continued)

3. Closes the public hearing;
4. Approves the FY 2023-2024 Consolidated Annual Performance and Evaluation Report as presented and authorizes the City Manager or designee to submit to the U.S. Department of Housing and Urban Development and to make any necessary or needed corrections; and
5. Approves initiation of the FY 2025-2026 One Year Action Plan.

DISCUSSION

Senior Management Analyst, Deyanira Pelayo, provided a summary of the Item.

Mayor Wells opened the Public Hearing.

Discussion ensued amongst the City Council and staff regarding:

- Partnering with Meridian Church to provide more tiny homes;
- Acceptable use of CDBG funds;
- Upgrades to East County Transitional Living Center; and
- Procurement process for eligible projects.

Brenda Hammond spoke about visiting the tiny homes at Meridian Baptist Church.

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

MOTION CARRIED BY UNANIMOUS VOTE.

MOTION BY ORTIZ, SECOND BY METSCHEL, to APPROVE the FY 2023-2024 Consolidated Annual Performance and Evaluation Report as presented and authorize the City Manager or designee to submit to the U.S. Department of Housing and Urban Development and to make any necessary or needed corrections; and Approve initiation of the FY 2025-2026 One Year Action Plan.

MOTION CARRIED BY UNANIMOUS VOTE.

ADMINISTRATIVE REPORTS:

10. Engine 208 Implementation Update

RECOMMENDATION:

That the City Council receives the status update report.

ADMINISTRATIVE REPORTS: (Item 10 – Continued)

DISCUSSION

Fire Chief Koch introduced Senior Management Analyst, Barbara Watkins, who provided detailed information of the Item.

No public comment was received for the Item.

Discussion ensued among Council and Staff concerning the following:

- Project goals;
- Difference between a Firefighter EMT and a Paramedic; and
- Pre-payment of the engine locked in the price.

No Motion was required for the Item.

11. Professional Services Agreement for the “El Cajon On-Demand” Flexible Fleet Project/Clean Mobility Options Grant Project (CLMOBVOUCH)

RECOMMENDATION:

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

1. Accept, appropriate, and expend \$1.5 million in State Funded Clean Mobility Options (CLMOBVOUCH) grant funds; and
2. Authorize the City Manager to execute the Professional Services Agreement with Nomad Transit, LLC, for a two-year term in the not-to-exceed amount of \$1.5 million in State Funded Clean Mobility Options (CMO) grant funds.

City Engineer, Mario Sanchez, provided a summary of the Item.

No public comment was received for the Item.

Discussion ensued among Council, Staff and Mr. Brian Nelson, VIA representative, concerning the following:

- Hours of operation for the projects;
- Advertising options;
- Liability concerns;
- Early termination options;
- Wheelchair access option; and
- Options for booking the services.

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ADMINISTRATIVE REPORTS: (Item 11 – Continued)

MOTION BY GOBLE, SECOND BY METSCHEL, to ADOPT Resolution No. 151-24 to accept, appropriate, and expend \$1.5 million in State Funded Clean Mobility Options (CLMOBVOUCH) grant funds; and Authorize the City Manager to execute the Professional Services Agreement with Nomad Transit, LLC, for a two-year term in the not-to-exceed amount of \$1.5 million in State Funded Clean Mobility Options (CMO) grant funds.

MOTION CARRIED BY UNANIMOUS VOTE.

COMMISSION REPORTS: None

ACTIVITIES REPORTS/COMMENTS OF MAYOR WELLS:

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

12. Council Activities Report/Comments

Report as submitted.

ACTIVITIES REPORTS OF COUNCILMEMBERS:

13. 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 announced the inauguration of MTS' Copper Line, which will service rides between the cities of Santee and El Cajon.

14. 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)

15. COUNCILMEMBER 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, Councilmember Metschel shared about the groundbreaking on October 1, 2024 for the Bradley Avenue Street Widening project.

16. DEPUTY MAYOR 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: None

GENERAL INFORMATION ITEMS FOR DISCUSSION: None

ORDINANCES: FIRST READING - None

ORDINANCES: SECOND READING AND ADOPTION - None

CLOSED SESSIONS:

17. Closed Session - Conference with Real Property Negotiators - pursuant to Government Code section 54956.8:

Property:
APN 487-331-22-00
425 West Main Street, El Cajon

CLOSED SESSIONS: (Continued)

Negotiating Party:

Jala, Inc.
Hitesh C. Patel, CEO

City Negotiators:

City Manager
City Attorney

Under Negotiation:

Price and terms of payment for acquisition of property

MOTION BY WELLS, SECOND BY METSCHEL, to ADJOURN to Closed Session at 4:10 p.m.

MOTION CARRIED BY UNANIMOUS VOTE.

RECONVENED to Open Session at 4:39 p.m.

Mayor Wells did not participate in the Closed Session.

City Attorney Foley reported the following actions:

- Direction given to City negotiators.

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 24th day of September, 2024, at 4:40 p.m., to Tuesday, October 8, 2024, at 3:00 p.m.



ANGELA L. CORTEZ, CMC
City Clerk/Secretary