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City of El Cajon

City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency



Agenda

March 8, 2016

Bill Wells

Mayor

Tony Ambrose

Mayor Pro Tem

Star Bales

Councilmember

Gary Kendrick

Councilmember

Bob McClellan

Councilmember

Douglas Williford

City Manager

Morgan Foley

City Attorney

Majed Al-Ghafry

Assistant City Manager

Belinda Hawley

City Clerk



AGENDA



March 8, 2016
3:00 p.m.

The Agenda contains a brief general description of each item to be considered and most items have a *RECOMMENDATION* from Staff or a Commission, which Council will consider when making a final decision.

Copies of written documentation relating to each item of business on the Agenda are on file in the City Clerk's Office and in the Agenda Book next to the podium in the Council Chambers.

PLEASE COMPLETE A "REQUEST TO SPEAK" FORM FOR EACH ITEM PRIOR TO THE COMMENCEMENT OF THE MEETING AND SUBMIT IT TO THE CITY CLERK if you wish to speak about an Item on the Agenda or under Public Comment.

- **CALL TO ORDER:** Mayor Bill Wells
- **ROLL CALL:** City Clerk Belinda Hawley



PLEDGE OF ALLEGIANCE TO FLAG AND MOMENT OF SILENCE

- **POSTINGS:** The City Clerk posted Orders of Adjournment of the February 23, 2016, Meetings and the Agenda of the March 8, 2016, Meetings in accordance to State Law and Council/Authority/Successor Agency to the Redevelopment Agency Policy.
- **PRESENTATIONS:**
 - **RECOGNITION:** Toyota of El Cajon
- **AGENDA CHANGES:**

*Backup Information Available – Housing Authority and Successor Agency Items are identified.

CONSENT ITEMS: (1.1 – 1.10)

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.

***1.1 MINUTES OF CITY COUNCIL/HOUSING AUTHORITY/SUCCESSOR AGENCY TO THE EL CAJON REDEVELOPMENT AGENCY MEETINGS**

RECOMMENDATION: That the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency approve Minutes of the February 23, 2016 Meetings of the El Cajon City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency.

1.2 WARRANTS

RECOMMENDATION: That the City Council approve payment of Warrants as submitted by the Finance Department.

1.3 APPROVAL OF READING BY TITLE AND WAIVER OF READING IN FULL OF ORDINANCES ON AGENDA

RECOMMENDATION: That the City Council approve the reading by title and waive the reading in full of all Ordinances on the Agenda.

***1.4 PROGRESS REPORT – DECLARATION OF EMERGENCY – STORM DAMAGE 2016 (Report: Majed Al-Ghafry, Assistant City Manager)**

RECOMMENDATION: That the City Council:

- Determine that there continues to be a state of emergency to facilitate repairs at various locations throughout the City; and
- Waive bid requirements for emergency repairs in accordance with El Cajon Municipal Code section 3.20.010 (C).

***1.5 RETIREMENT/RELINQUISHMENT OF POLICE DEPARTMENT SERVICE DOG “FRITZ” (Report: Jeff Davis, Chief of Police)**

RECOMMENDATION: That the City Council transfer sole ownership of El Cajon Police Service Dog “Fritz” to Officer Darrow, his experienced handler.

CONSENT ITEMS: (Continued)

***1.6 COMMUNITY EVENT – DINNER AND A CONCERT
(Sara Ramirez, Director of Recreation)**

RECOMMENDATION: That the City Council approve the 2016 “Dinner and a Concert” series, subject to conditions.

***1.7 COMMUNITY EVENT IN THE RIGHT-OF-WAY, CAJON CLASSIC
CRUISE (Sara Ramirez, Director of Recreation)**

RECOMMENDATION: That the City Council approve the use of the public right-of-way for the 2016 “Cajon Classic Cruise” series, subject to conditions.

***1.8 REJECTION OF REQUEST FOR PROPOSAL (RFP) 1410-16A AND
BIDDING PROCESS FOR DISTRICT ELECTION CONSULTANTS
(Report: Douglas Williford, City Manager)**

RECOMMENDATION: That the City Council:

- Reject RFP 1410-16A;
- In accordance with Municipal Code 3.20.010(C)(5), waive the bidding procedures for the selection of District Election Consultants.

***1.9 SUBDIVISION AGREEMENT (PUBLIC IMPROVEMENTS) AND FINAL
MAP FOR TENTATIVE SUBDIVISION MAP (TSM) 604,
LEGACY TOWNHOMES, ENGINEERING JOB NO. 3020
(Report: Dennis Davies, Deputy Director of Public Works)**

RECOMMENDATION: That the City Council approve the Subdivision Agreement and Final Map for Tentative Subdivision Map (TSM) 604 on South Anza Street, south of East Washington Avenue, and authorize execution of the Agreement.

**1.10 SUBDIVISION AGREEMENT (PUBLIC IMPROVEMENTS) AND FINAL
MAP FOR TENTATIVE SUBDIVISION MAP (TSM) 660, BELLA
TERRAZZA HOMES, L.P., ENGINEERING JOB NO. 3539
(Report: Dennis Davies, Deputy Director of Public Works)**

RECOMMENDATION: That the City Council approve the Subdivision Agreement and Final Map for Tentative Subdivision Map (TSM) 660 at 1950 East Main Street, and authorize execution of the Agreement.

PUBLIC COMMENT:

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2. WRITTEN COMMUNICATIONS: None

3. PUBLIC HEARINGS:

- *3.1 **SUBSTANDARD CONDITIONS AT 771 EL CAJON BOULEVARD – VILLA SERENA MOTEL (Report: Dan Pavao, Building Official/ Fire Marshal)**

RECOMMENDATION: That the City Council:

- Open the public hearing and receive testimony;
- Close the public hearing; and,
- Authorize staff to pursue legal action in this case to abate a public nuisance due to illegal drug activities and excessive police calls for service;
- Direct staff to post a Notice to Vacate for all current tenants of the motel so that proper temporary motel occupancy can be established by the owner;
- Direct staff to monitor the cleanup and renovation of the motel with civil penalties to begin accruing for any violation not resolved within a 30 day time period;
- Direct staff to file a Notice of Restriction against the property; and,
- Direct staff to bring this case back for final resolution and assessment of civil penalties, staff time, and administrative costs when the property has been brought into compliance.

4. ADMINISTRATIVE REPORTS: None

5. COMMISSION REPORTS: None

6. ACTIVITIES REPORTS OF MAYOR WELLS/COMMENTS

SANDAG (San Diego Association of Governments); SANDAG Public Safety Committee; League of California Cities, San Diego Division; Heartland; Fire Training JPA – Alternate; Indian Gaming Local Community Benefit Committee.

***6.1 COUNCIL ACTIVITIES REPORT/COMMENTS**

***6.2 LEGISLATIVE REPORT**

ACTIVITIES REPORTS OF COUNCILMEMBERS

7.

COUNCILMEMBER GARY KENDRICK

Heartland Communications JPA; Heartland Fire Training JPA;.

***7.1 COUNCIL ACTIVITIES REPORT/COMMENTS**

8.

MAYOR PRO TEM TONY AMBROSE

SANDAG (San Diego Association of Governments) - Alternate; SANDAG Public Safety Committee – Alternate Chamber of Commerce – Government Affairs; MTS (Metropolitan Transit System Board) - Alternate; East County Economic Development Council; METRO Commission/ Wastewater JPA.

***8.1 COUNCIL ACTIVITIES REPORT/COMMENTS**

9.

COUNCILMEMBER BOB McCLELLAN

MTS (Metropolitan Transit System Board); Harry Griffen Park Joint Steering Committee; Heartland Communications JPA – Alternate.

***9.1 COUNCIL ACTIVITIES REPORT/COMMENTS**

10.

COUNCILMEMBER STAR BALES

East County Economic Development Council - Alternate; METRO Commission/ Wastewater JPA – Alternate; Indian Gaming Local Community Benefit Committee – Alternate.

***10.1 COUNCIL ACTIVITIES REPORT/COMMENTS**

11. JOINT COUNCILMEMBER REPORTS

***11.1 DISTRICT ELECTION CONSULTANTS (Report: Mayor Wells and Councilmember Kendrick)**

RECOMMENDATION: That the City Council:

- Approve the firm of National Demographics Corporation to provide mapping/demographic services to the City and that the City Council direct the City Manager to return to the City Council with a draft agreement between the City of El Cajon and National Demographics Corporation that will include a specific scope of work, time frame and a cost, for City Council consideration and approval.
- Direct the City Manager to seek additional potential candidates for public relations/public outreach, for the interview board to consider.

12. GENERAL INFORMATION ITEMS FOR DISCUSSION – None

13. ORDINANCES: FIRST READING – None

14. ORDINANCES: SECOND READING AND ADOPTION

***14.1 REPEAL SPECIFIC PLAN NO. 337 FOR SHARED PARKING**

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

An Ordinance Repealing Specific Plan No. 337 for Shared Parking at a Site Located on the west side of Front Street, at the Western Terminus of Palm Avenue, in the Manufacturing (M) Zone; APN: 487-274-09; General Plan Designation: Light Industrial (LI)

- **MOTION to adopt Ordinance Repealing Specific Plan No. 337**

15. CLOSED SESSIONS:

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

15.1 CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION – pursuant to paragraph (1) of subdivision (d) of Government Code Section 54956.9:

Name of Case: Hejran Alnikel v. City of El Cajon, et al.
San Diego Superior Court
Case No. 37-2015-00030929-CU-PA-CTL

16. RECONVENE TO OPEN SESSION:

City Attorney or Representative reports on action taken in Closed Session.

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 8th day of March 2016 is adjourned to Tuesday, March 8, 2016, at 7:00 p.m.

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

Tuesday, March 8, 2016
7:00 p.m.

COUNCIL CHAMBERS
200 Civic Center Way
El Cajon, California

AGENDA

- **CALL TO ORDER:** Mayor Bill Wells
- **ROLL CALL:** City Clerk Belinda Hawley

PLEDGE OF ALLEGIANCE TO FLAG AND MOMENT OF SILENCE

- **AGENDA CHANGES:**
- **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.

*Backup Information Available – Housing Authority and Successor Agency Items are identified

PUBLIC HEARINGS:

***100 QUICK TRIP – APPEAL OF PLANNING COMMISSION DECISION
(Report: Anthony Shute, Deputy Director of Community
Development)**

RECOMMENDATION: That the City Council:

- Open the public hearing and receive testimony;
- Close the public hearing; and
- Move to ADOPT the next RESOLUTION in order DENYING the appeal and APPROVING Quick Trip’s Amendment to Conditional Use Permit (CUP) No. 1805.

101 ITEMS CONTINUED FROM THE 3:00 P.M. MEETING (IF ANY)

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 8th day of March 2016, is adjourned to Tuesday, March 22, 2016, at 3:00 p.m.



Upcoming Events in El Cajon City Council Meeting For March 8, 2016



March 9 - Antique & Collectible Show at the Unity Church, which is located at 311 Highland Avenue. The event will go from 12:00 p.m. to 4:00 p.m. See an array of wonderful and interesting antiques. There is free parking and admission. For more information, please call (619) 368-2055.

March 10 - The El Cajon Farmers' Market continues every Thursday in Downtown El Cajon, from 3:00 p.m. to 6:00 p.m. at the Prescott Promenade, 201 East Main Street. Enjoy fresh fruit, vegetables, bread, vendors, music and more! Please visit www.elcajonfarmersmarket.org for more information.

March 11 and 25 - Alternate Friday closures for El Cajon City offices. Please go to www.cityofelcajon.us for a full calendar of hours for City offices during 2016.

March 12 - RUN EC's St. Patrick's Day Half Marathon. Registration is OPEN! The Half Marathon begins at 198 West Main Street, in Downtown El Cajon, next to the El Cajon Arch. This event is hosted by the Run East County Foundation. Funds raised will benefit several East County charities. For more information, please visit www.stpatricksdayhalf.com and to register, or to volunteer.

March 13 - Daylight Saving Time Begins. It's time to "spring forward" and turn clocks ahead one hour at 2:00 a.m. Sunday morning. It's also a great opportunity to check and replace the batteries in your smoke and carbon monoxide (CO) alarms in your home and/or business. Visit www.heartlandfire.org for more important safety tips!

March 22 and April 12 - El Cajon City Council Meetings are at 3:00 p.m. and 7:00 p.m., as needed. The meetings are held in the Council Chamber at 200 Civic Center Way. For more information and to view the full agenda online please visit www.cityofelcajon.us.

***The El Cajon Gateway - Spring 2016 City News and Guide to Recreation is now available!** The City Guide has been mailed to thousands of El Cajon residents and is also available online. Please go to www.cityofelcajon.us and go to "In the Spotlight." Or pick up a copy of the guide at any of the El Cajon recreation centers, local libraries, and in the lobbies of City Hall and the El Cajon Police Station. For more information, please call (619) 441-1516.

Upcoming Community Events:

May 15 - 2016 AMGEN Tour of California Coming To El Cajon! The Tour, presented by AEG, will once again bring World Champions, Olympic Medalists, top Tour de France competitors, and other elite professional cyclists to the state for this 8-day, 800 plus mile race. The first leg of the race will be in San Diego on May 15. A portion of the race will have bicyclists coming down Main Street through the City of El Cajon between 2:00 p.m. and 3:00 p.m. For more details, please visit www.amgentourofcalifornia.com/letapecalifornia.

May 21 - America on Main Street in Downtown El Cajon, with the theme "The Beach Comes East!" Bring the family to this fun, free patriotic event, planned to coincide with the nationally recognized Armed Forces Day, and celebrate the American spirit. Enjoy three stages of live entertainment, food booths, a chili cook-off, a Ferris wheel, arts & crafts, petting zoos, and more! Hours will be from 12:00 p.m. to 8:00 p.m. on East Main Street, between Magnolia Avenue and Ballantyne Street. For volunteer and sponsorship information, please call (619) 441-1762 or visit www.americaonmainstreet.org.