

**CALL TO ORDER**

Mayor Krause called the meeting to order 6:05 p.m.

**ROLL CALL**

Councilmember Gabino Aguirre, Councilmember Ray C. Luna, Councilmember John T. Procter, Vice Mayor Richard C. Cook, and Mayor Mary Ann Krause responded to roll call. City Manager Wally Bobkiewicz, City Attorney Karl H. Berger, and City Clerk Josie G. Herrera were also present.

**PUBLIC COMMENT**

No Public Comment.

**ORDER OF BUSINESS**

A. Appointment of Real Property Negotiator

It was moved by Councilmember Luna, seconded by Councilmember Procter, to appoint City Manager Wally Bobkiewicz and City Attorney Karl H. Berger as the City's Real Property Negotiators relating to real property located at 113 N. Ojai Street. The Real Property Negotiators may negotiate the terms and conditions of purchase or lease of property. All were in favor, and the motion carried.

**CLOSED SESSION**

Mayor Krause announced that the Closed Session would be to discuss:

- A. Conference with Real Property Negotiator - Pursuant to *Government Code §54956.8*. Property Address: 113 N. Ojai Street. Negotiating Parties: Nicolas and Elvira Esquivel. City Negotiators: City Manager Wally Bobkiewicz and City Attorney Karl H. Berger. Under negotiation: Both price and terms.

Mayor Krause recessed the City Council at 6:06 p.m.

Mayor Krause reconvened the City Council at 6:20 p.m. No reportable action taken.

Mayor Krause recessed the Council at 6:20 p.m.

**RECONVENE AND CALL TO ORDER**

Mayor Krause reconvened the City Council at 6:36 p.m. Katie English, Universalist Unitarian Church, offered the Invocation, and Councilmember Luna led the Flag Salute

**ROLL CALL**

Councilmember Gabino Aguirre, Councilmember Ray C. Luna, Councilmember John T. Procter, Vice Mayor Richard C. Cook, and Mayor Mary Ann Krause responded to roll call. City Manager Wally Bobkiewicz, City Attorney Karl H. Berger, and City Clerk Josie G. Herrera were also present.

**CLOSED SESSION REPORT**

No reportable action taken.

**PUBLIC COMMENT**

Pastor Johnny Flores invited everyone to attend an event in front of City Hall on September 15, 2005, at 7:00 p.m., to commemorate the hurricane disaster in the Gulf States.

**PRESENTATIONS**

- A. Presentation by City Manager Wally Bobkiewicz on Yearly Roundtable Meeting with Local Organizations, September 20, 2005, 6:30 p.m., Community Center

City Manager Wally Bobkiewicz encouraged local organizations to make a presentation of their programs at the Roundtable Meeting on September 20, 2005.

- B. Proclamation Recognizing the 25<sup>th</sup> Anniversary of Child Development Resources

Mayor Krause presented a proclamation to Jeanette Herrera-Ortega recognizing Child Development Resources 25<sup>th</sup> Anniversary.

**PUBLIC COMMENT**

Rodney Fernandez, representing Cabrillo Economic Development Corporation, invited everyone to attend the Ventura County Housing Conference on September 15, 2005, at the Four Points Sheraton in Ventura.

Dora Crouch, 739 Yale Street, thanked the City Council for its support of the Labor Day Parade, and asked the City Council to consider farmworker housing when deliberating the proposed Fagan Canyon development project.

John Wisda, 550 Monte Vista, representing We CARE Santa Paula, stated that he was pleased to hear the City Council's concerns at the July 18, 2005 Council Meeting regarding the proposed Fagan Canyon development project.

Eric Barragan, representing Latino Town Hall and One Santa Paula, distributed a flyer announcing the Padres Adelante workshops. He also stated that members of One Santa Paula and We CARE Santa Paula plan to meet on September 10, 2005, to come to a common ground regarding the proposed Fagan Canyon development project.

### **CITY COUNCIL, STAFF COMMUNICATIONS**

City Manager Wally Bobkiewicz noted that a new camera was being used at the rear of the Council Chambers, and that staff would be installing an automatic playback system.

Councilmember Procter stated that he was pleased to be back after the summer recess.

Mayor Krause invited everyone to attend the Economic Summit on September 10, 2005, at 9:00 a.m., at the high school cafeteria. She also invited everyone to attend the Ventura County Housing Conference. Lastly, she stated that she would ask the City Council to adjourn the meeting in honor of those suffering in the Gulf States and in memory of those who succumbed in the hurricane

### **APPROVAL OF FINAL AGENDA**

It was moved by Councilmember Luna, seconded by Councilmember Aguirre, to move up Item 12E prior to Item 12A. All were in favor, and the motion carried.

### **CONSENT CALENDAR**

It was moved by Vice Mayor Cook, seconded by Councilmember Procter, to approve the Consent Calendar as presented. Councilmember Aguirre and Councilmember Luna abstained from Item 12E because they were not present at the meeting. All were in favor, and the motion carried.

- A. Waiver of Reading of Ordinances and Resolutions – Waived reading of Ordinances and Resolutions appearing on the Agenda.
- B. Warrants and Certifications – Reviewed, approved, and filed the attached warrants and certifications. Finance Director Alvertina Rivera's report dated August 29, 2005.

Regular City Council Meeting  
 Tuesday, September 6, 2005  
 City Hall Administration Conference Room and Council Chambers

Invoices	07/29/05	\$ 393,458.06
Wire Transfers	07/29/05	\$ 643,793.19
Invoices	08/04/05	\$ 201,917.72
Wire Transfers	08/03/05	\$ 53,324.89
Invoices	08/12/05	\$ 119,949.20
Wire Transfers	08/11/05	\$ 5,630.53
Invoices	08/18/05	\$ 338,584.19
Wire Transfers	08/17/05	\$ 44,534.55
Invoices	08/26/05	\$ 216,091.58
Wire Transfers	08/25/05	\$ 5,972.58
Salaries	07/29, 08/12, & 08/26/05	<u>\$ 973,121.38</u>
<b>TOTAL</b>		<b><u>\$2,996,377.87</u></b>

- C. Minutes – Adopted the Minutes of the Regular City Council Meeting of June 20, 2005.
- D. Minutes – Adopted the Minutes of the Special City Council/Redevelopment Agency Meeting of June 27, 2005.
- E. Minutes – Adopted the Minutes of the Regular City Council/Redevelopment Agency Meeting of July 5, 2005.
- F. Minutes – Adopted the Minutes of the Special City Council/Planning Commission Meeting of July 13, 2004.
- G. Minutes – Adopted the Minutes of the Regular City Council/Redevelopment Agency Meeting of July 18, 2005.
- H. Adoption of Action Minutes – Adopted Resolution No. 6211 adopting a policy of action minutes. **RESOLUTION NO. 6211**, A RESOLUTION APPROVING THE USE OF ACTION MINUTES FOR RECORDING ACTIONS TAKEN DURING PUBLIC MEETINGS OF THE CITY COUNCIL AND ALL OTHER CITY BOARDS, COMMISSIONS, AND COMMITTEES. City Clerk Josie G. Herrera’s report dated August 29, 2005.
- I. Declaration of Intent to Authorize the Assignment of Pipeline Franchise – Adopted a resolution declaring the City’s intent to consider awarding an oil pipeline franchise to Crimson California Pipeline LP, and scheduled a public hearing for October 3, 2005. **RESOLUTION NO. 6209**, A RESOLUTION DECLARING THE CITY’S INTENT TO AUTHORIZE THE ASSIGNMENT OF CRIMSON CALIFORNIA PIPELINES LP FRANCHISE. City Clerk Josie G. Herrera’s report dated August 29, 2005.

- J. Destruction of City Records – Adopted Resolution No. 6208 approving the destruction of City Attorney Files and City Commission Files described in Exhibit A. **RESOLUTION NO. 6208**, A RESOLUTION APPROVING DESTRUCTION OF CITY ATTORNEY FILES AND CITY COMMISSION FILES. City Clerk Josie G. Herrera's report dated August 29, 2005.
- K. Investment Report for the Quarter Ending June 30, 2005 – Received and filed the Investment Report for the Quarter Ending June 30, 2005. City Treasurer Sandra K. Easley's report dated August 22, 2005.
- L. Adoption of Multi-Jurisdictional Hazard Mitigation Plan for Ventura County, California – Approved Resolution No. 6210 adopting the Multi-Jurisdictional Hazard Mitigation Plan for Ventura County, California as Santa Paula's plan and road map to a more disaster resistant community, in compliance with the Federal Disaster Mitigation Act of 2000. **RESOLUTION NO. 6210**, A RESOLUTION APPROVING THE DISASTER MITIGATION ACT 2000 (DMA) MULTI-JURISDICTIONAL HAZARD MITIGATION PLAN FOR VENTURA COUNTY, CALIFORNIA. Fire Chief Paul L. Skeels' report dated August 30, 2005.
- M. Professional Services Agreement with Rincon Consultants, Inc. – Approved the Agreement for Services with Rincon Consultants, Inc., and authorized the City Manager to execute the Agreement on behalf of the City. Planning Director Janna Minsk's report dated August 29, 2005.

### **PUBLIC HEARING**

- A. Project No. 2005-MISC-03, City-initiated Application Requesting Local Agency Formation Commission (LAFCO) Initiation of Proceedings to Reorganize Unincorporated Parcels of Felkins Road, Telegraph Road, and Lindsay Lane (County Islands) and April Lane (County Peninsula) (Continued)

City Clerk Josie G. Herrera verified proper notification and posting.

Planning Director Janna Minsk's report dated August 31, 2005. Elizabeth Cobb, representing RBF Consulting, provided a Power Point® Presentation.

Discussion included emergency response time, costs for sewer connection, and no change in school district for affected property owners.

Michael Johnson, 171 Felkins Road, expressed his concerns with the annexation, the cost to connect to the sewer system, car wash patrons blocking the entrance to Felkins

Road, possible change to the school district, and maintenance of Felkins Road. He requested that the City or developers absorb the cost for sewer connections.

Discussion included options for cost relief for sewer connections, expiration date for the conditional use permit for the car wash, and the possibility of widening Felkins Road.

Mayor Krause closed the Public Hearing at 7:35 p.m.

It was moved by Councilmember Luna, seconded by Mayor Krause, to adopt Resolution No. 6199, and to make a good faith effort in looking into the permits for the car wash and a good faith effort in looking into financing the utility connections. All were in favor, and the motion carried.

**RESOLUTION NO. 6199**

A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO FILE AN APPLICATION TO INITIATE ANNEXATION PROCEEDINGS FOR REAL PROPERTY LOCATED WITHIN ISLAND PARCELS AT FELKINS ROAD, TELEGRAPH ROAD, LINDSAY LANE ISLANDS

It was moved by Councilmember Luna, seconded by Councilmember Procter, to adopt Resolution No. 6200. All were in favor, and the motion carried.

**RESOLUTION NO. 6200**

A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO FILE AN APPLICATION TO INITIATE ANNEXATION PROCEEDINGS FOR REAL PROPERTY LOCATED WITHIN PENINSULA PARCELS AT APRIL LANE

**RECESS TO A BREAK**

Mayor Krause recessed the City Council to a break at 7:42 p.m.

**RECONVENE TO REGULAR MEETING**

Mayor Krause reconvened the City Council at 7:52 p.m.

**ORDER OF BUSINESS**

- E. Discuss Concerns from Santa Paula Union High School District Board of Trustees Regarding Location of New High School

City Manager Wally Bobkiewicz provided a Power Point® Presentation of East Area One Master Planning. He recommended the following: 1) have the East Area One Master

Plan Oversight Committee meet and develop a timeline to finalize the master plan for approval by the City Council and the Limoneira Company Board; 2) convene a meeting of the joint committee of representatives from the City Council, high school district board, and elementary school district board to discuss facility needs; 3) direct the City Manager to arrange a meeting of the Santa Paula Redevelopment/Community College Joint Powers Improvement Authority to discuss plans for a new facility in Santa Paula.

Christina Urias, President of the Santa Paula Union High School District Board of Trustees, asked for the City Council's support to help the school district acquire a 40-acre parcel for a new high school, preferably in East Area One.

Dr. David Gomez, Superintendent of the Santa Paula Union High School District, stated that the school board has concerns regarding acquiring property through eminent domain due to cost, meeting California Environmental Quality Act (CEQA) requirements, and demolition and construction costs. He also mentioned that the school board developed a long-range facilities plan in April 20, 2005, and that the school board wishes to continue discussions in a joint meeting with the City Council.

Robert Salas, representing Santa Paula Union High School Board of Trustees, stated that he believes a new high school is needed more than a new college, and that if people had an opportunity to vote on this issue that they would support a new high school.

Discussion included resolving outstanding issues prior to any issues going before the voters, and suggestion that the school board meet with representatives from Limoneira Company.

Dr. Luis Villegas, Superintendent of the Santa Paula Elementary School District, stated that the elementary school district met with Limoneira Company representatives regarding needed school facilities. He also stated that he believes an agreement and resolution to all issues could be reached by working with a partnership among the school district, the City Council, and Limoneira Company.

Discussion included requesting a copy of the high school long-range facilities plan and any documents regarding the current site and its re-use or expansion, and a copy of the final list of bullet points from the School District/City Council Subcommittee meeting.

It was moved by Councilmember Luna for the City Council to meet jointly with the Santa Paula Union High School District Board of Trustees in September instead of the School Districts/City Council Joint Committee meeting in October.

Discussion included having a school consultant familiar with various school models and sizes at the meeting and the process for acquiring land and building new schools.

Councilmember Procter seconded the motion. All were in favor, and the motion carried.

Discussion included holding the meeting in the Council Chambers, televising, providing Spanish translation, and asking the high school district to share the costs.

It was the consensus of the City Council to also have the East Area One Master Plan Oversight Committee meet and develop a timeline to finalize the master plan for approval by the City Council and the Limoneira Company Board, and direct the City Manager to arrange a meeting of the Santa Paula Redevelopment/Community College Joint Powers Improvement Authority to discuss plans for a new facility in Santa Paula.

### **RECESS TO A BREAK**

Mayor Krause recessed the City Council to a break at 9:18 p.m.

### **RECONVENE TO REGULAR MEETING**

Mayor Krause reconvened the City Council at 9:31 p.m.

A. Public Works Management Audit Presentation

City Manager Wally Bobkiewicz's report dated August 30, 2005.

Steve Bucknam provided a Power Point<sup>®</sup> Presentation.

It was moved by Vice Mayor Cook, seconded by Councilmember, to receive the management audit of the Public Works Department, and to direct staff to bring back an implementation plan. All were in favor, and the motion carried.

Due to the late hour, City Manager Wally Bobkiewicz suggested that Items 12B and 12C be postponed to the September 12, 2005 City Council Meeting.

B. Water Softening Facility - Source Control Study Updates and Authorization for Preparation of Project Report – Item continued to September 12, 2005.

C. Wastewater Treatment Plant Operations and Maintenance – Item continued to September 12, 2005.

D. Amendment to the Santa Paula-City of Ventura-County Greenbelt Agreement

City Attorney Karl H. Berger declared a conflict of interest because he was the previous Assistant City Attorney for the City of Ventura. He recused himself and exited the Council Chambers at 10:39 p.m.

Associate Planner Anna Arroyo's report dated July 27, 2005.

It was moved by Vice Mayor Cook, seconded by Councilmember Procter, to adopt Resolution No. 6204 to amend the Santa Paula, City of San Buenaventura, and the County of Ventura Greenbelt Agreements to define the north and south boundaries of the existing greenbelt and change the west and east boundaries to coincide with Santa Paula's General Plan Sphere of Influence to the west of the City (*Adams Canyon and West Area 2*) and the City of Ventura's growth boundaries to their east; and 2) direct staff to forward the proposed resolution to the reciprocal agencies. All were in favor, and the motion carried.

**RESOLUTION NO. 6204**

A JOINT RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA PAULA,  
THE CITY COUNCIL OF THE CITY OF SAN BUENAVENTURA, AND THE BOARD OF  
SUPERVISORS FOR THE COUNTY OF VENTURA APPROVING A CHANGE IN THE  
ESTABLISHED GREENBELT BETWEEN THE CITY OF SANTA PAULA AND THE  
CITY OF SAN BUENAVENTURA

**CITY/AGENCY COMMUNICATIONS**

City Manager Wally Bobkiewicz noted the following upcoming City Council meetings: September 12, 2005; September 19, 2005; October 3, 2005; and the beginning of the Fagan Canyon hearings in October.

**FUTURE AGENDA ITEMS**

No Future Agenda Items.

**ADJOURNMENT**

Mayor Krause adjourned the meeting at 10:55 p.m. in honor of the people suffering in the Gulf States and in memory of those who died.

ATTEST:

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Josie G. Herrera  
City Clerk