

CALL TO ORDER

Mayor Luna called the meeting to order at 6:00 p.m.

ROLL CALL

Councilmember Gabino Aguirre, Councilmember Ralph J. Fernandez, Vice Mayor John T. Procter, and Mayor Ray C. Luna responded to roll call. Councilmember Robert S. Gonzales was absent. City Manager Wally Bobkiewicz, City Attorney Karl H. Berger and City Clerk Josie G. Herrera were also present. Deputy City Clerk Lorena Alvarez was also absent.

PUBLIC COMMENT

No Public Comment.

CLOSED SESSION

- A. Conference with Real Property Negotiator – Pursuant to *Government Code § 54956.8*. Property address: Assessor's Parcel Numbers 101-0-214-145, 101-0-214-135, 101-0-214-125, 101-0-214-115, 101-0-214-105, 101-0-214-095, 101-0-214-085. Negotiating Parties: Florence Elwell Trust, Jesus Mora Trust Estate, Adan and Patricia Sandoval. Agency Negotiators: Executive Director Wally Bobkiewicz and Agency Attorney Karl H. Berger. Under Negotiation: Both Prices and Terms.
- B. Liability Claims (Workers Compensation): – Pursuant to *Government Code § 54956.95*. Claim Against: City of Santa Paula. Claimants: Louis Medina and Edward Vasquez.
- C. Conference with Legal Counsel: Initiation of Litigation – *Government Code §54956.9 (b)*. Initiation of Litigation. Number of Potential Cases: Two.

Mayor Luna recessed the City Council to a Closed Session at 6:00 p.m., and reconvened the City Council at 6:30 p.m. No reportable action. Mayor Luna recessed the City Council at 6:30 p.m.

CALL TO ORDER

Mayor Luna called the meeting to order at 6:50 p.m. Reverend Lupita Alonzo from the Santa Paula Ministerial Association led the Invocation, and Mayor Luna led the Flag Salute.

ROLL CALL

Councilmember Ralph J. Fernandez, Councilmember Gabino Aguirre, Vice Mayor John T. Procter, and Mayor Ray C. Luna responded to roll call. Councilmember Robert S. Gonzales was absent. City Manager Wally Bobkiewicz, City Attorney Karl H. Berger and City Clerk Josie G. Herrera were also present. Deputy City Clerk Lorena Alvarez was also absent.

PRESENTATIONS

- A. Presentation of Proclamation to Public Works Director/ City Engineer Clifford G. Finley in Recognition of Public Works Week May 20 – 26, 2007

Councilmember Fernandez presented a Proclamation to Public Works Director/ City Engineer Clifford G. Finley in recognition of Public Works Week.

- B. Presentation by Cabrillo Economic Development in Regards to Santa Paula Neighborworks Week Project

Katherine Benner, Community Builder for Cabrillo Economic Development spoke in regards to the annual Santa Paula Neighborworks Week Project and the type of projects they complete every year during Neighborworks Week.

Alex Garcia from Cabrillo Economic Development spoke in regards to this year's Neighborworks Week Project, which will take place on Santa Ana Street in the City of Santa Paula during June 2nd and June 9th, and asked the City Council to support the project by covering the cost of trash removal.

- C. Introduction of New Employees: Fred Rizzo, Capital Projects Engineer; Frank Garcia, Public Safety Dispatcher; Gabriel Valenzuela, Equipment Mechanic I

Chief Stephen MacKinnon introduced new Public Safety Dispatcher, Frank Garcia.

Public Works Director/ City Engineer Clifford G. Finley introduced the new Capital Projects Engineer Fred Rizzo and Equipment Mechanic I Gabriel Valenzuela.

City Manager Wally Bobkiewicz communicated to the City Council that City employees won 1st place in the Ventura Corporate Game Challenge.

Regular City Council/Redevelopment Agency Meeting
Monday, May 21, 2007
City Hall Conference Room and Council Chambers

Assistant Finance Director Sandy Easley presented photographs of events won during the Corporate Game Challenge.

PUBLIC COMMENT

Dora Crouch, 739 Yale Street Apt. 6B, Chair of the House Farm Worker Group, spoke to the City Council in support of the 10-year Strategy to End Homelessness in Ventura County.

James Robles, 812 Teague Drive, thanked the City Council for recognizing the hard work of city employees. Mr. Robles expressed the need for better wages for the city employees and asked the City Council to support the employees during salary negotiations.

STAFF COMMUNICATIONS

City Manager Wally Bobkiewicz reminded the City Council of the scheduled Special Meeting on Thursday, May 31, 2007.

Mayor Luna commended Isbell School for a job well done in putting together the car show.

APPROVAL OF FINAL AGENDA

City Manager Wally Bobkiewicz recommended to the City Council that Item 11A be continued to the Regular City Council Meeting of June 4, 2007.

It was moved by Mayor Luna, seconded by Vice Mayor Procter to the open public hearing and continue Item 11A to the Regular City Council Meeting of June 4, 2007. All were in favor under roll call vote and the motion carried.

City Manager Wally Bobkiewicz recommended to the City Council that Item 11B be continued to the Regular City Council Meeting of June 4, 2007.

It was moved by Councilmember Aguirre, seconded by Vice Mayor Procter to open the public hearing and continue Item 11B to the Regular City Council Meeting of June 4, 2007. All were in favor under roll call vote and the motion carried.

City Manager Wally Bobkiewicz recommended to the City Council that Item 12A be continued to the Regular City Council Meeting of June 4, 2007.

It was moved by Councilmember Aguirre, seconded by Councilmember Fernandez that Item 12A be continued to the Regular City Council Meeting of June 4, 2007.

City Manager Wally Bobkiewicz suggested to the City Council that Item 10E be moved to the first Item under order of business.

Vice Mayor Procter moved the approval of the final agenda as amended. Mayor Luna seconded. All were in favor under roll call vote and the motion carried.

CONSENT CALENDAR

City Manager Wally Bobkiewicz asked that Items 10C and 10G be pulled. Mayor Luna asked that Item 10E be pulled. It was moved by Councilmember Aguirre, seconded by Vice Mayor Procter to approve the Consent Calendar as amended. All were in favor under roll call vote and the motion carried.

- A. Waiver of Reading of Ordinances and Resolutions – Waive reading of Ordinances and Resolutions appearing on the Agenda.
- B. Receive and File Reimbursement Reports - In accordance with Government Code §§ 53232.2, 53232.3, and Resolution No. 6258, receive and file reimbursement reports as specified.
- D. Approval of Contract with Rincon Consultants, Inc. for Preparation of an Environment Impact Report (EIR) and Specific Plan Regarding a Proposed 74 Lot Residential Subdivision Located at the Northwest Corner of Peck and Foothill Road, Tentative Tract 5475, (Project No. 2005-CDP-04) – It is recommended that the City Council; (1) Approve an Agreement for Services with Rincon Consultants Inc., for \$112,273; (2) Authorize the City Manager to execute an Agreement on behalf of the City in form approved by the City Attorney; and (3) Take such additional related actions that maybe desirable. Planning Director Janna Minsk's report dated April 9, 2007.
- F. Amendments to the Position Control Listing and Position and Classification and Compensation Plan for 2006-2007 – It is recommended that the City Council adopt Resolution No. 6407, amending the City's Position Control Listing and Position Classification and Compensation Plan in the adopted FY 06-07 Budget to: (1) Reclassify the Senior Engineer/ Senior Plan Check Engineer to Plan Check Engineer; (2) Amend the Salary Range for the Assistant Finance Director from Salary Range 457 to 481. **RESOLUTION NO. 6407** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA PAULA TO AMEND THE

POSITION CLASSIFICATION AND COMPENSATION PLAN. Human Resources Manager Kathy Campbell's report dated May 9, 2007.

- H. Adoption of a Resolution Reciting the Fact of a Municipal Election and Declaring the Results Thereof – It is recommended that the City Council Adopt Resolution No. 6411, reciting the fact of the Municipal Election held on May 8, 2007, and declaring the results and such other matters as provided by law. **RESOLUTION NO. 6411** – A RESOLUTION DECLARING THE RESULTS OF THE SPECIAL MUNICIPAL ELECTION HELD MAY 8, 2007. City Clerk Josie G. Herrera's report dated May 14, 2007.

CONSENT CALENDAR (SEPARATE ACTION ITEMS)

- C. Request for Real Estate Signage for the Ridgeview at Vista Glen Development

Planning Director Janna Minsk's report dated May 10, 2007.

Bob Comstock, representing Comstock Homes, spoke in regards to his project by the hospital, informed the City Council that model homes are scheduled to have a grand opening after Labor Day weekend, and commended Planning staff for their professionalism.

It was moved by Vice Mayor Procter, seconded by Councilmember Aguirre to approve staff recommendations and adopt Resolution No. 6406. All were in favor under roll call vote and the motion carried

RESOLUTION NO. 6406

A RESOLUTION ALLOWING CERTAIN REAL ESTATE SIGNS TO BE PLACED AT DESIGNATED AREAS WITHIN THE CITY'S PUBLIC RIGHT-OF-WAY IN ACCORDANCE WITH ORDINANCE NO. 1137 AND WITH GENERAL REFERENCE TO SANTA PAULA MUNICIPAL CODE CHAPTER 16.48.

- E. Report on the 10 – Year Strategy to End Homelessness for Ventura County

Assistant City Manager Elisabeth V. Amador's report dated May 10, 2007.

Kathy Bermicki, Executive Director for Ventura County Homeless and Housing Coalition, spoke in regards to the homeless count that was completed through Ventura County and encouraged the City Council to join her team in the regional

effort that has been identified in the 10–year Strategy to End Homelessness in Ventura County.

It was moved by Vice Mayor Procter, seconded by Councilmember Aguirre to receive and file report, and direct the Mayor to forward a letter to the Ventura County Board of Supervisors. All were in favor under roll call vote and the motion carried.

G. 2004-CDP-06 Keats Apartment Complex 720 East Main Street

Planning Director Janna Minsk’s and Associate Planner Anna Arroyo’s report dated May 10, 2007.

It was moved by Councilmember Aguirre, seconded by Councilmember Fernandez to adopt Resolution No. 6246 approving a Planned Development Overlay, Conditional Use Permit, Planned Development Permit, Design Review, and six Growth Management Allocations to allow the construction of a six dwelling unit apartment at the rear of an existing mixed use, residential and commercial, developed parcel, subject to the Conditions of Approval identified within the ordinance and resolution of approval. All were in favor under roll call vote and the motion carried.

RESOLUTION NO. 6246

A RESOLUTION APPROVING A CONDITIONAL USE PERMIT, PLANNED DEVELOPMENT PERMIT, DESIGN REVIEW, AND GROWTH MANAGEMENT ALLOCATIONS FOR A PROPOSED APARTMENT COMPLEX AT 720 EAST MAIN STREET, APN 103-0-092-045.

It was moved by Councilmember Aguirre, seconded by Councilmember Fernandez to introduce and waive first reading of Ordinance No. 1153 amending the City’s zoning map to change the zoning designation for Assessor’s Parcel Number 103-0-092-045 located at 720 E. Main Street, from C-G to C-G PD, and schedule second reading and adoption for June 4, 2007. All were in favor under roll call vote and the motion carried.

ORDINANCE NO. 1153

AN ORDINANCE APPROVING A ZONE CHANGE FROM GENERAL COMMERCIAL (C-G) ZONE TO GENERAL COMMERCIAL PLANNED DEVELOPMENT (C-G PD) ZONE FOR PROPERTY LOCATED AT 720 E. MAIN STREET, APN 103-0-092-045 (PROJECT #2004-CDP-06).

PUBLIC HEARING

C. Hillsborough Open Space Maintenance District Resolution No. 6390

Public Works Director/ City Engineer Clifford G. Finley's report dated April 26, 2007.

Upon verification of proper notification and posting by the City Clerk, Mayor Luna opened the Public Hearing at 7:48 p.m. and closed Public Hearing at 7:49 p.m.

It was moved by Councilmember Fernandez, seconded by Vice Mayor Procter to adopt Resolution No. 6390. All were in favor under roll call vote and the motion carried.

RESOLUTION NO. 6390

A RESOLUTION PLACING A \$104.00 ASSESSMENT ON THE TAX ROLL FOR ALL 71 PARCELS IN THE HILLSBOROUGH OPEN SPACE MAINTENANCE DISTRICT IN ACCORDANCE WITH GOVERNMENT CODE 54715.

ORDER OF BUSINESS

E. Heritage Valley Tourism Bureau Annual Funding

Executive Director Wally Bobkiewicz's report dated May 16, 2007.

Tim Cohen, President of Heritage Valley Tourism Bureau, spoke in regards to the projects that the bureau completed during the past year and gave a brief overview of how the bureau's proposed budget for 2007/2008.

It was moved by Vice Chair Procter, seconded by Director Aguirre to approve the request from the Heritage Valley Tourism Bureau to increase Santa Paula's annual funding to the Bureau from \$15,000 to \$25,000 per year to three years, with two one-year options to renew funding, and direct the Agency Counsel to draft agreement pursuant to setting performance criteria for receiving the funding, and authorize the Executive Director to execute such agreement. All were in favor under roll call vote and the motion carried.

RECESS TO BREAK

Mayor Luna recessed the City Council to break at 8:02 p.m.

RECONVENE TO REGULAR MEETING

Mayor Luna reconvened the City Council at 8:15 p.m.

B. Status Report on Revising the City's Design Guidelines and Obtaining Consultants Services for Design Review of Development Applications

Planning Director Janna Minsk's report dated April 23, 2007.

It was moved by Councilmember Aguirre, seconded by Vice Mayor Procter to direct staff to move forward with the architect election process and return to the City Council with the recommended applicant and fee schedule for the cost of each project. All were in favor under roll call vote and the motion carried.

C. Follow-Up Report on Status of the General Plan

Planning Director Janna Minsk's report dated May 9, 2007

It was moved by Councilmember Aguirre, seconded by Councilmember Fernandez to direct staff to complete the Request For Proposal process to retain consulting services for the Housing Element portion of the overall General Plan. All were in favor under roll call vote and the motion carried.

D. Award of Construction Contract for the Water Main Replacement Project Phase II

Public Works Director/ City Engineer Clifford G. Finley's report dated May 15, 2007.

It was moved by Vice Mayor Procter, seconded by Mayor Luna to award contract to: 1) Allocate \$2,500,000 of approved budget from the Water Fund Balance for construction of the Water Main Replacement Project Phase II; 2) authorize the City Manager to execute the contract in a form approved by the City Attorney for construction of the Water Main Replacement Project Phase II to Majick Brothers, Inc., the apparent low bidder for the bid amount of \$2,273,440; and 3) approve a project budget of \$2,500,000 which includes a 10% contingency for construction. All were in favor under roll call vote and the motion carried.

F. Appointment of Member to Economic Development Advisory Committee

City Manager Wally Bobkiewicz's report dated May 10, 2007.

It was moved by Vice Mayor Procter, seconded by Mayor Luna to reappoint Connie Tushla and Susan Kulwicz to the Economic Development Advisory Committee. All were in favor under roll call vote and the motion carried.

COMMUNICATIONS

No Communications.

FUTURE AGENDA ITEMS

It was moved by Mayor Luna, seconded by Vice Mayor Procter to explore available programs and grants that are available for cities the size of Santa Paula that have a homeless program. All were in favor under roll call vote and the motion carried.

ADJOURNMENT

Mayor Luna adjourned meeting at 9:11 p.m.

ATTEST:

Josie G. Herrera
City Clerk/Agency Secretary