

**MINUTES**  
**CITY OF CAMARILLO CITY COUNCIL**  
**REGULAR MEETING**  
**WEDNESDAY, MARCH 25, 2015**

CALL TO ORDER/ROLL CALL

Mayor Little called the meeting to order at 5:01 p.m.

Councilmembers Present: Bill Little, Mayor  
Mike Morgan, Vice Mayor  
Charlotte Craven, Councilmember  
Kevin Kildee, Councilmember  
Jeanette McDonald, Councilmember

Staff Present: Bruce Feng, City Manager  
Ronnie Campbell, Finance Director  
Tom Fox, Public Works Director  
Jeffrie Madland, City Clerk  
Monica McGrath, Police Department Commander  
Dave Norman, Assistant City Manager  
Richard Petropulos, General Services Director  
Brian Pierik, City Attorney  
Joe Vacca, Interim Community Development Director

- I. AMENDMENTS TO THE AGENDA – NONE
- II. PRESENTATIONS
  - A. 2014-2015 City of Camarillo California State University Channel Islands Scholarship Recipients

Eva Gomez, Assistant Director of Development, CSU Channel Islands, introduced three of the 2014-2015 recipients.
- III. CONSENT CALENDAR

Councilmember Craven moved, seconded by Vice Mayor Morgan, to approve Consent Calendar Items A through I.

  - A. Minutes

Approved the minutes of the City Council meeting held March 11, 2015, as presented.
  - B. Resolution – Approval of Disbursements

Adopted Resolution No. 2015-27 approving disbursements dated on or before March 18, 2015.
  - C. Ordinance No. 1109, an Ordinance of the City Council of the City of Camarillo, California, Repealing Certain Definitions Related to Wireless Communication Facilities in Chapter 19.04 as Well as References to Such Uses in Chapters 19.21, 19.22 and 19.62, and Adding a New Chapter 19.76 (Wireless Communication

Facilities) to Title 19 (Zoning) of the Camarillo Municipal Code that Establishes Comprehensive Development Standards, Permitting Procedures and Operation Requirements for Wireless Communication Facilities

Adopted Ordinance No. 1109, which constituted reading of the title as stated in the agenda, and waiver of reading of the Ordinance.

D. Request to Sell Alcoholic Beverages

Indicated the Council does not object to the issuance of a one-day beer and wine permit by the Department of Alcoholic Beverages Control for Loving Heart Hospice Foundation's fundraiser at the Camarillo Ranch.

E. Cooperative Purchase - Sewer TV Inspection Truck

Authorized purchase of a 2015 Cues sewer TV inspection truck system through the National Joint Powers Alliance Cooperative Contract No. 022014-AMI from Atlantic Machinery, Inc., at the total delivered cost of \$219,896.63.

F. Cooperative Purchases for Copiers

Authorized purchase of two Konica Minolta copiers from X-Tech Systems and one Toshiba copier from Streamline Office Solutions at the total cost of \$26,204.19.

G. Financial Reports - February 2015

Received and filed the following financial reports pursuant to the City's Investment Policy and State law:

1. Investment Report dated February 28, 2015
2. Chronological Investment Activity Report for the Month Ended February 28, 2015
3. General Fund Comparative Balance Sheet, December 31, 2014 and January 31, 2015, and January 31, 2014
4. Minutes of the February 23, 2015 Investment Committee Meeting

H. Request for Proposal - Combined Water and Sewer Rate Studies

Authorized staff to solicit proposals.

I. Resolution Approving the Final Pay Estimate and Accepting Improvements - WT-12-01 Pancho Road Reclaimed Pipeline

Adopted Resolution No. 2015-28 approving the final pay estimate to Toro Enterprises, Inc., accepting improvements, and authorizing the Mayor to sign the Notice of Completion.

Motion carried 5-0.

IV. CITY COUNCIL – NONE

V. FINANCE – NONE

VI. PUBLIC WORKS – NONE

VII. COMMUNITY DEVELOPMENT

A. 2015 Old Town Association Classic Car Sunday Cruise

Planning Technician Torres reviewed a PowerPoint on the proposed special event permit that includes approval for parking on the former courthouse and Studio Channel Islands parking lots, and street parking along Ventura Boulevard, between Fir and Elm Streets, from 1 p.m. to 5 p.m., on the fourth Sunday afternoon of each month starting April 26, 2015. This year the applicant requested the addition of a beer garden on the front grass area of the school property.

Jonathan Boring, President, Old Town Association, stated their decision to move the event from Friday night to Sunday afternoon was to make it easier for families to attend and Sunday is a slower day for businesses on the boulevard. The churches, businesses, and Studio Channel Islands Art Center are supportive of the change. They will ensure the event complies with the City's smoking regulations and the permit's noise conditions.

Councilmember Craven moved, seconded by Vice Mayor Morgan, to authorize staff to issue a special event permit with the recommended conditions of approval.

Motion carried 5-0.

VIII. CITY ATTORNEY – NONE

IX. CITY MANAGER

A. City Policy 7.01, General Plan Amendments (Non-City Initiated)

Assistant City Manager Norman stated the Policy Committee recommended revisions to Policy 7.01 General Plan Amendment (GPA) Referrals to require an annual update and a triennial review with an option to continue or rescind the referral.

Councilmember Craven requested a change to the policy, Section F to read: "Triennial Review and Decision Whether to Rescind: Every three years after the date . . ." to address referrals that continue beyond the three years.

Vice Mayor Morgan and Councilmembers Kildee and McDonald supported the policy.

Mayor Little did not support the three year review because the referrals that took longer than normal were typically due to the economy. The annual review should be sufficient and anytime a referral changes significantly, it should be brought before the Council.

Councilmember Craven moved, seconded by Councilmember McDonald, to approve amendments to City Council Policy 7.01, General Plan Amendments (Non-City Initiated) with the requested revision.

Motion carried 4-1 (Little dissenting).

B. City Policy 7.09, Inclusionary Housing

Assistant City Manager Norman stated the Policy Committee recommended revisions to Policy 7.09 Inclusionary Housing to update and add language to address the design and dispersal of affordable housing in new developments. This policy will

only apply to voluntary inclusionary housing.

Councilmember McDonald expressed concern about the exception for dispersing the units if it would make the development economically infeasible. Assistant City Manager Norman stated the applicant would have to provide documentation showing the project is infeasible for this determination.

Councilmembers Craven and Vice Mayor Morgan supported the Policy. The wording used to be in the City's General Plan.

Councilmember McDonald moved, seconded by Councilmember Craven, to approve amendments to City Council Policy 7.09, Inclusionary Housing.

Motion carried 5-0.

C. Agreements with Kosmont Companies and Kosmont Realty Corporation

City Manager Feng recommended entering into an Exclusive Authorization to Sell agreement for the former Fire Station property. It will provide an incentive to successfully complete a transaction for sale/lease of the property for the proposed restaurant use. If successful, the City Council will have final authority to approve the sell and, if not successful, the City Council has the ability to consider a different use. The First Amendment to the Agreement changes the compensation for the services for the Former Fire Station Building to commission and adds services to advise the City on the Cedar Oak Project located on Ventura Boulevard.

The Council requested a written update on Kosmont's recent re-evaluation of the proposed uses.

Councilmember Kildee stated he would support the agreements but reiterated his concerns about the proposed restaurant use at the former Fire Station. Mayor Little concurred.

Councilmember Craven moved, seconded by Vice Mayor Morgan, to authorize the City Manager to execute Agreement 2014-77A First Amendment with Kosmont Companies and Agreement No. 2015-13 Exclusive Authorization to Sell with Kosmont Realty Corporation.

Motion carried 5-0.

- X. CITY CLERK – NONE
- XI. GENERAL SERVICES – NONE
- XII. CLOSED SESSION – NONE

RECESS/RECONVENE TO THE ADMINISTRATIVE CONFERENCE ROOM

The Council recessed to a Study Session at 6:06 p.m. The Mayor called the Study Session to order at 6:12 p.m.

XIV. STUDY SESSION

A. Community Service Grants

Finance Director Campbell provided an update on the application reviews.

B. Single Room Occupancies (Joint with Planning Commission)

Interim Community Development Director Vacca presented a PowerPoint on the proposed Single Room Occupancy (SRO) Zoning Code Amendment to comply with new state law.

C. Library Young Adult Expansion Project

James Nardini, CWA/AIA, Inc., presented a PowerPoint with cost estimates for various proposals for the expansion project.

RECESS/RECONVENE/CALL TO ORDER/ROLL CALL

The Study Session recessed at 7:22 p.m. The Mayor reconvened the regular meeting of the City Council at 7:30 p.m.

FLAG SALUTE

Vice Mayor Morgan led the Pledge of Allegiance to the Flag.

AMENDMENTS TO AGENDA – NONE

XV. PRESENTATIONS

A. 2014-2015 City of Camarillo California State University Channel Islands Scholarship Recipients

This item was heard at 5:00 p.m.

XVI. PUBLIC SAFETY/INFORMATION – NONE

XVII. PUBLIC COMMENTS

Jill Ingram requested a commendation for Ralphs Grocery store manager Ted Murray for contributions to community causes and consideration of a benefit for the Jean-Michel Cousteau Ocean Futures Society.

Barbara Williams, Camarillo Springs HOA, expressed concern on the City's responsiveness to a resident's complaint about the placement of K-rails and supported the homeowner's request to have them moved.

Phil Eads, Camarillo Springs resident, stated his home had been yellow-tagged from the Debris Flow incident and expressed concern about whether long-term solutions will be made to prevent further incidents.

Ted Elliott, Camarillo Springs resident, thanked the City for the projects that have been completed. He asked staff to review the placement of K-rails above his residence. He was concerned the current placement would direct flows towards his house causing further damage. Public Works Director Fox stated he would review the K-rail placement.

Matt Lorimer, Lamplighter HOA President, expressed concern about IPG's rent increase notice practice. He asked that the Policy Committee be scheduled in the evening so more residents could attend. He noted the drought continues to get worse and was concerned about approved housing developments.

XVIII. PUBLIC HEARINGS – NONE

XIX. DEPARTMENTAL

A. Fiscal Year 2015/2016 Community Service Grant Requests

Finance Director Campbell and Assistant Finance Director Uribe reviewed the Community Service Grant applications, recommended funding and reviewed eligibility requirements that exclude grant funding that would benefit other governmental agencies or special districts.

Karin Geiger, Studio Channel Islands Art Center (Art Center), requested reconsideration of their application for installation of a wrought-iron gate. She noted she talked to Pleasant Valley School District (PVSD) about storing the existing chain-link fence so that it could be replaced in the event the Art Center relocates.

Councilmember Craven and Mayor Little questioned whether the application could be reconsidered if the Art Center could provide written permission from PVSD. Staff noted the deadline to submit information had passed.

Councilmember Craven moved, seconded by Councilmember McDonald, to approve the Community Service Grants for Fiscal Year 2015/2016.

ACHS PTSA, After Prom Safe and Sober party	\$ 3,500
Boys & Girls Club of Camarillo	\$ 9,130
Camarillo Art Center	\$ 2,000
Camarillo Family YMCA	\$13,490
Channel Islands Choral Association	\$ 1,582
Girl Scouts of CA, Central Coast	\$ 1,115
New West Symphony Association	\$ 8,500
Pleasant Valley Historical Society	\$ 2,000
Rio Mesa High School Safe & Sober After Prom	\$ 2,000
Save Our Kids Music	\$ 3,050
Special Olympics, Ventura County	\$ 2,500
Western Foundation of Vertebrate Zoology	\$ 4,418
	<u>\$53,285</u>

Motion carried 4-1 (Little dissenting).

XIII. NEW BUSINESS – ORAL COMMUNICATIONS

A. City Manager

Update – City Manager Feng reported on the Liaison Committee, business visit at City Hall with Oasis Technology, VCTC’s architect selection for the former courthouse, and a meeting with Mary Otten, District General Manager Pleasant Valley Recreation and Park District.

B. City Attorney – None

C. Members of City Council

AB 1234 - Reports on Meetings Attended – The Councilmembers reported on attendance at outside agency and Council committee meetings.

Acorn Article - Councilmember McDonald was pleased with the article on the City’s

travel expenses and had received positive feedback from residents on the City's practices.

Online Bingo - Councilmember McDonald noted non-profits have the ability to hold online bingo fundraisers and asked staff to review the local requirements.

Dawson On-Street Parking - Councilmember McDonald noted the businesses are parking their commercial vehicles on the street rather than the parking lots, negatively impacting visibility and on-street parking. She asked staff to review.

Storage Pods - Vice Mayor Morgan noted there have been some complaints about Storage Pods in residential areas and asked staff to verify the time limit.

Edison Projects - Councilmember Craven noted several Southern California Edison projects in town. Public Works Director Fox noted Edison has several permits for improvement projects and they will receive an update on their work next week.

USA Today Article - Councilmember Craven shared an article on the drought.

Liaison Meeting - Mayor Little reported on the meeting with Pleasant Valley School District. He felt it was a positive exchange and wants to hold a similar meeting with the Oxnard Union High School District.

Drought - Mayor Little requested an update. Public Works Director Fox noted there will be a complete update on water supply and conservation at the April 8 meeting.

Homeless - Councilmember Kildee noted an increase in homeless issues and inquired about Project H.O.P.E. Commander McGrath stated the program has assisted a number of homeless people within the city, but the homeless issue is constant.

XX. ADJOURN

The meeting adjourned at 8:54 p.m.

ATTEST:

  
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Mayor

  
\_\_\_\_\_  
City Clerk