

MINUTES
CITY OF CAMARILLO CITY COUNCIL
REGULAR MEETING
WEDNESDAY, JANUARY 13, 2016

CALL TO ORDER/ROLL CALL

Mayor Morgan called the meeting to order at 5:05 p.m.

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

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

I. AMENDMENTS TO THE AGENDA

Item III L was pulled for discussion.

II. PRESENTATIONS – NONE

III. CONSENT CALENDAR

Councilmember Little moved, seconded by Councilmember Craven, to approve Consent Calendar Items A through K.

A. Minutes

Approved the minutes of the City Council meetings held December 6 and 16, 2015, as presented.

B. Resolution – Approval of Disbursements

Adopted Resolution No. 2016-2 approving disbursements dated on or before January 6, 2016.

C. Re-advertise Vehicle Bid

Directed staff to re-advertise for AS-2015-1, 2016 Front Wheel Drive SUVs as no bids were received.

D. Rejection and Re-advertise Vehicle Bids

Authorized staff to reject and re-advertise AS-2015-2 as inadequate bids were received and directed staff to re-advertise AS-2015-3, AS-2015-4, and AS-2015-5 as

no bids were received.

E. Extend Agreement No. 2012-69 HVAC Full Service Maintenance Contract at Police Facility

Authorized a three-year extension to the Agreement (No. 2012-69A) with EMCOR Service/Mesa Energy Systems at an annual cost of \$12,600.

F. Agreement for Project Management and Entitlement Processing Services

Authorized the City Manager to execute Professional Services Agreement No. 2016-1 with Charles Abbott Associates for project management and entitlement processing services.

G. Application to the U.S. Department of Interior – Bureau of Reclamation WaterSmart Grant for Reclaimed Water Storage Reservoir WT-14-03

Adopted Resolution No. 2016-3 authorizing the City Manager to submit a grant application for the design and construction of project WT-14-03.

H. Maintenance Contract - Professional Tree Maintenance Services MC-2015-1

Authorized the City Manager to sign Maintenance Contract No. 2016-2 with West Coast Arborist, Inc., for professional tree maintenance services.

I. Alcoholic Beverage License (ABC) – Hampton Inn

Indicated the City does not wish to protest issuance of the license for Hampton Inn.

J. Request to Sell Alcoholic Beverages – Food Truck Festival

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 each of the monthly Food Truck events at the Camarillo Ranch.

K. Senate Bill 341 Annual Report for Fiscal Year 2014-15

Authorized the City, in its capacity as the successor agency for housing to the City of Camarillo Community Development Commission, to receive and file the Senate Bill 341 Annual Report for Fiscal Year 2014-15.

L. Financial Analysis of Lease Offers - North Pleasant Valley Groundwater Desalter Project

Pulled for discussion as V A.

Motion carried 5-0.

IV. CITY COUNCIL

A. Update on Startup Weekend Ventura County

City Attorney Pierik provided an update on the request for the City to consider funding award money for a competition designed to promote startup businesses in Camarillo.

Administrative Services Director Petropulos stated the Russell Fisher Trust Foundation determined this purpose did not meet the criteria of the trust and therefore could not be used to fund the award.

City Attorney Pierik indicated the award would serve a public purpose, namely promoting economic development and job creation.

Councilmember Craven would like to see the request addressed through the City's regular grant process.

Councilmember Little moved, seconded by Councilmember Kildee, to approve two \$10,000 grants from economic development funds, with the condition that the businesses remain in the City of Camarillo for at least one year following the award of the grant.

Councilmember Kildee supported using economic development funding because he felt Camarillo needed to start promoting higher paying jobs so people can afford to live here.

Vice Mayor McDonald felt the City should fund only one prize the first year to see if the program is successful. Additionally, the requestor indicated he already has enough funds for the second prize.

Motion failed (Craven, McDonald, and Morgan dissenting).

Vice Mayor McDonald moved, seconded by Councilmember Craven, to appropriate a \$10,000 grant from economic development funds, with the condition that the business remain in the City Camarillo for at least one year following the award of the grant.

Motion carried 4-1 (Little dissenting).

V. FINANCE

A. Financial Analysis of Lease Offers - North Pleasant Valley Groundwater Desalter Project (formerly Item III L)

City Manager Feng indicated the City received two proposals which are extensive and require significant financial analysis.

Councilmember Little moved, seconded by Councilmember Craven, to authorize an additional appropriation of \$28,000 to account 860-3601-436.32-01 and authorize the City Manager to execute Agreement No. 2016-3 with Raftelis Financial Consultants, Inc., for financial analysis of lease offers for the North Pleasant Valley Groundwater Desalter project.

Motion carried 5-0.

VI. PUBLIC WORKS – NONE

VII. COMMUNITY DEVELOPMENT – NONE

VIII. CITY ATTORNEY – NONE

IX. CITY MANAGER

A. Regional Feasibility Study for Community Choice Aggregation

Management Analyst Pichardo presented a request from the County of Ventura to participate in a regional feasibility study for Community Choice Aggregation, which allows cities and counties to aggregate the buying power of individual customers within a defined jurisdiction to purchase electricity as an alternative to investor-owned

utility power supply. The study will evaluate the potential benefits and risks of a regional Community Choice Aggregation program. It is important for the City to have a seat on the advisory working group.

Sue Hughes, County of Ventura, County Executive Office, stated the feasibility study would be completed by the end of the calendar year.

Councilmember Kildee supported participation in the study for many reasons including the potential for increasing the City's access to renewable energy, lowering electrical costs, and the City's ability to partner regionally with the other cities.

Councilmember Craven supported the cost to provide the City a vote in the process.

Councilmember Craven moved, seconded by Councilmember Kildee, to approve participation in the feasibility study for the Community Choice Aggregation program with the Counties of Santa Barbara, Ventura, and San Luis Obispo at a cost not-to-exceed \$25,000 and authorize the City Manager to sign all documents necessary for the City's participation in the study.

Motion carried 5-0.

- X. CITY CLERK – NONE
- XI. ADMINISTRATIVE SERVICES – NONE

RECESS/RECONVENE TO THE ADMINISTRATIVE CONFERENCE ROOM

The Council recessed to a Study Session at 6:05 p.m. The Mayor called the Study Session to order at 6:08 p.m.

XIV. STUDY SESSION

A. Unattached Trailer Ordinance

Assistant Community Development Director Moe presented a PowerPoint on proposed changes to the Municipal Code to address unattached trailers on streets which are negatively impacting neighborhoods and street parking.

XII. CLOSED SESSION

The City Council recessed at 6:30 p.m. to Closed Session to consider the following items:

A. Conference with Legal Counsel - Anticipated Litigation

Significant exposure to litigation pursuant to Government Code Section 54956.9(d)(2); Number of Cases: seven.

B. Conference with Real Property Negotiator

1. Authority – Government Code Section 54956.8
2. Property – hotel conference center, Ventura Boulevard; APN 229-0-010-090, -110, -150, -590, -610 & -630
3. Agency Negotiators – City Attorney, City Manager, Assistant City Manager, Community Development Director, Finance Director and Bob Burrow
4. Negotiating Parties – Qualified buyers, The Mian Companies

5. Under Negotiation – Price and terms of payment

C. Conference with Real Property Negotiator

1. Authority – Government Code Section 54956.8
2. Property – Cedar Oak 2000-2028 Ventura Blvd.; APNs 162-0-104-010, 162-0-135-050, 162-0-135-060
3. Agency Negotiators – City Attorney, City Manager, Assistant City Manager, Community Development Director, Finance Director, and Bob Burrow
4. Negotiating Parties – Qualified buyers, Aldersgate Investment, LLC
5. Under Negotiation – Price and terms of payment

D. Conference With Real Property Negotiator

1. Authority – Government Code Section 54956.8
2. Property – former courthouse building, 2220 Ventura Boulevard, APN 162-0-070-280
3. Agency Negotiators – City Attorney, City Manager, Assistant City Manager, Community Development Director, and Finance Director
4. Negotiating Parties – Ventura County Transportation Commission
5. Under Negotiation – Price and terms of payment

E. Conference with Real Property Negotiator

- a. Authority – Government Code Section 54956.8
- b. Property – former library, 3100 Ponderosa; APN 166-0-020-315
- c. Agency Negotiators – City Attorney, City Manager, Assistant City Manager, Administrative Services Director, Community Development Director, Finance Director and Bob Burrow
- d. Negotiating Parties – Qualified buyers
- e. Under Negotiation – Price and terms of payment

F. Public Employee Appointment

1. Authority - Government Code Section 54957
2. Titles - City Manager

G. Conference with Labor Negotiators

1. Authority – Government Code Section 54957.6
2. Agency designated representatives - City Attorney
3. Unrepresented employee - City Manager

RECESS/RECONVENE/CALL TO ORDER/ROLL CALL

The Mayor reconvened the regular meeting of the City Council at 7:25 p.m. with no action to report from Closed Session.

FLAG SALUTE

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

AMENDMENTS TO AGENDA – NONE

XV. PRESENTATIONS

- A. Recognized the Adolfo Camarillo High School Varsity Football Team for Their Exceptional Season
- B. Recognized the Camarillo Roadrunner Gremlin Football Team for Winning the Superbowl

XVI. PUBLIC SAFETY/INFORMATION – NONE

XVII. PUBLIC COMMENTS

Dr. Kim Stephenson, Adolfo Camarillo High School, reported on the high school's recent accomplishments.

Matt Lorimer thanked the City for recognizing the youth. He felt the City should not use taxpayer money for police services at the Camarillo Premium Outlet during Black Friday. He felt there are issues facing the City that need improvement.

The following people thanked the Council for the work on the Camarillo Springs debris barrier project. They were thrilled the project was completed before the first rain of the season. They expressed a special thank you to Rick Nack for the professional manner in which he managed the project and the personal attention and responsiveness he provided to the Camarillo Springs residents.

Ted Elliott
Hal Hyman
Barbara Williams
Barry Gilbert

XVIII. PUBLIC HEARINGS

- B. Introduction of an Ordinance Amending Camarillo Municipal Code (CMC) Sections 19.12.145, 19.14.135, 19.16.175, and 19.44.030 Pertaining to Second Dwelling Unit Requirements

Community Development Director Vacca stated the proposed amendments to Camarillo Municipal Code (CMC) Sections 19.12.145, 19.14.135, 19.16.175, and 19.44.030 would allow second dwelling units up to 1,200 square feet in size, or up to 30 percent of the existing living area, whichever is less, with up to two bedrooms and require one off-street parking space per bedroom be provided on lots a minimum of one acre in size in the RE (Rural Exclusive), R-1 (Single-Family Residential), and RPD-5U (Residential Planned Development) Zones, subject to plan review approval.

PUBLIC HEARING OPENED

Hearing no requests to speak, either for or against the item, the Mayor declared the PUBLIC HEARING CLOSED.

City Attorney Pierik read the title of Ordinance No. 1119.

Councilmember Craven moved, seconded by Councilmember Little, to waive further reading and introduce Ordinance No. 1119 amending Sections of Title 19 (Zoning) of the Camarillo Municipal Code related to allowable square footage and parking

space requirements for second dwelling units.

Motion carried 5-0.

A. Introduction of an Ordinance Amending Camarillo Municipal Code (CMC) Chapter 19.55 to Add Regulations Prohibiting Marijuana Cultivation and other Commercial Cannabis Activities and Making Other Non-Substantive Amendments

City Attorney Pierik stated the proposed amendments to Camarillo Municipal Code (CMC) would update the City's existing medical marijuana regulations to prohibit marijuana cultivation and other commercial cannabis activities within City limits, and make other non-substantive changes for clarity and to ensure consistency with the CMC.

PUBLIC HEARING OPENED

Debra Sortomme stated medical cannabis is a necessary drug for her inflammation and pain and many other sick residents at Leisure Village.

Commander McGrath reviewed the impacts of medicinal marijuana. She indicated there are no stringent safeguards to ensure safety without the ban. Marijuana cultivation is difficult to regulate and control.

Jameson Lingl expressed concern his mother who suffers with chronic pain would be forced to drive to Los Angeles to get her medication. He felt an exception should be made so that certain people should be able to cultivate their own marijuana.

Matt Lorimer felt medical marijuana dispensaries should not be allowed in the City but did not feel the City needed to regulate what occurred in the privacy of someone's home.

Peter Hisler felt cannabis was a safe alternative to opiate use.

Hearing no further requests to speak, either for or against the item, the Mayor declared the PUBLIC HEARING CLOSED.

Councilmember Little stated he is opposed to the use of marijuana for medical purposes. He supported the ordinance.

Vice Mayor McDonald stated the City has a window of opportunity to take local control, otherwise it will be in the hands of the State of California.

City Attorney Pierik read the title of Ordinance No. 1120.

Councilmember Little moved, seconded by Councilmember Craven, to waive further reading and introduce Ordinance No. 1120 amending Chapter 19.55 of the Camarillo Municipal Code prohibiting marijuana cultivation and other commercial cannabis activities and making other non-substantive amendments.

Motion carried 5-0.

XIX. DEPARTMENTAL – NONE

XIII. NEW BUSINESS – ORAL COMMUNICATIONS

A. City Manager – None

- 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.

First Rain Storm – Councilmember Kildee requested an update on drainage flow during the first rain storm of the season. Public Works Director Klotzle indicated there were no reported issues related to drainage.

Advertisement Sign – Vice Mayor McDonald asked if the sign located in the Springville area between the berm and the freeway advertising homes for sale at the Elacora Community was authorized. Community Development Director Vacca believed it was permitted but he would verify that.

Russell Fisher Grant – Vice Mayor McDonald requested a presentation on the Russell Fisher Trust and its parameters.

Holiday Lights – Mayor Morgan stated he would like to see more holiday lights throughout the Old Town area.

Rigo Landeros – The Council stated that Rigo started his career as a volunteer firefighter and worked his way up to become Fillmore’s Fire Chief. In recent years, while serving as the Fire Chief, Rigo was instrumental in guiding the City of Fillmore through tough financial times serving in various additional capacities including interim City Manager, Assistant City Manager, and acting Public Works Director. Rigo was a respected and influential leader. He was loved by all who knew him and will be missed.

XII. CLOSED SESSION

The City Council recessed back to Closed Session at 9:33 p.m.

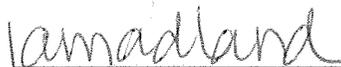
XX. ADJOURN

The meeting adjourned at 11:40 p.m. in the memory of Rigo Landeros. There was no action to report from Closed Session.

ATTEST:



Mayor



City Clerk