

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

CALL TO ORDER/ROLL CALL

Mayor Morgan called the meeting to order at 5:08 p.m.

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

Staff Present: Dave Norman, City Manager
 Misty Cheng, Interim Finance Director
 Tom Fox, Assistant City Manager
 Dave Klotzle, Public Works Director
 Jeffrie Madland, City Clerk
 Monica McGrath, Police Department Commander
 Richard Petropulos, Administrative Services Director
 Brian Pierik, City Attorney
 Joe Vacca, Community Development Director

- I. AMENDMENTS TO THE AGENDA – NONE
- II. PRESENTATIONS – NONE
- III. CONSENT CALENDAR

Councilmember Craven moved, seconded by Councilmember Kildee, to approve Consent Calendar Items A through H.

A. Minutes

Approved the minutes of the City Council meeting held June 22, 2016, as presented.

B. Resolution - Disbursements

Adopted Resolution No. 2016-82 approving disbursements dated on or before July 6, 2016.

C. Youth Employment Service Quarterly Activity Report - April, May and June 2016

Received and filed the activity report.

D. Agreement for Production of CityScene TV

Authorized the City Manager to execute Agreement No. 2016-31 for a two-year period with Infinity Video Productions at an annual cost not-to-exceed \$26,400.

E. General Reciprocal Agreement with the County of Ventura

Authorized the City Manager to sign Agreement No. 2016-32 with the County of

Ventura, Public Works Agency, Transportation Department for maintenance, construction and repair work.

F. Request for Qualifications (RFQ) for Design Services - Calleguas Creek Lynnwood Slope Restoration SD-16-01

Authorized staff to issue a RFQ for professional design services.

G. Request for Qualifications (RFQ) for Design Services - Reservoir No. 2 Retaining Wall and Site Improvements WT-16-01

Authorized staff to issue a RFQ for professional design services.

H. Agreement for Materials Testing Services - ST-15-04 Annual Slurry Seal Program

Authorized the City Manager to sign Agreement No. 2016-33 with Fugro Consultants for an amount not-to-exceed \$198,130.

Motion carried 5-0.

IV. CITY COUNCIL

A. Ordinance 1125, an Ordinance of the City Council of the City of Camarillo Amending Section 2.08.040 of the Camarillo Municipal Code Relating to the Compensation of City Councilmembers

City Clerk Madland stated Ordinance No. 1125 was introduced on June 22, 2016, providing for an increase to Council compensation of 1.5% in 2017 and 1.5% in 2018.

City Attorney Pierik read the title of Ordinance 1125.

Councilmember Craven moved, seconded by Councilmember Kildee, to adopt Ordinance No. 1125 amending Section 2.08.040 of the Camarillo Municipal Code relating to councilmember compensation.

Motion carried 4-1 (McDonald dissenting).

V. FINANCE – NONE

VI. PUBLIC WORKS

A. Agreement for Design Services - ST-04-01 Daily Drive Monument/Landscaping

Public Works Engineer Matsuoka presented a PowerPoint reviewing the proposed project for a six-foot sound wall, landscaping, and a new City of Camarillo monument sign.

Councilmember Craven moved, seconded by Councilmember Little, to authorize the City Manager to sign Agreement No. 2016-34 with Jordan, Gilbert, and Bain Landscape Architects Inc. for an amount not-to-exceed \$82,075.50.

Motion carried 5-0.

B. Agreement for Design Services - ST-15-02 Carmen Drive Median Turf Replacement

Public Works Engineer Matsuoka presented a PowerPoint reviewing the proposed project. He stated the median work would allow the City to add additional plants in the future if desired.

Councilmember Kildee moved, seconded by Mayor Morgan, to authorize the City Manager to sign Agreement No. 2016-35 with Jordan, Gilbert, and Bain Landscape Architects Inc. for an amount not-to-exceed \$70,049.

Motion carried 5-0.

C. Amendment to Agreement - Water Conservation Credit Program

Deputy Director Public Works McGovern presented a PowerPoint reviewing the status of the water conservation credit program and the proposed Fixture Replacement Program to focus on installation of Ultra-High Efficiency Toilets (UHET), low-flow showerheads and faucet aerators. The program will help achieve the identified water use reduction goal of 68 acre-feet per year to offset the anticipated water demand of the development projects that have contributed to the program.

Councilmember Craven moved, seconded by Councilmember Kildee, to authorize the City Manager sign Agreement No. 2016-21A with WaterWise Consulting Inc. for an amount not-to-exceed \$719,120.

Motion carried 5-0.

Vice Mayor McDonald excused herself due to a conflict of interest for Items VII A and VIII A as the items involved clients of her employer. She left the dais.

VII. COMMUNITY DEVELOPMENT

A. Extend Exclusive Negotiation Agreement (ENA) - Cedar Oak Mixed-use Project

Bob Burrow, Charles Abbott and Associates, stated the 90-day extension to the ENA will allow time for the City and Aldersgate to complete the negotiation of various issues related to project financing, development requirements, property transfer, timing of development, and minor design modifications.

Councilmember Kildee moved, seconded by Councilmember Craven, to authorize an extension of 90 days to the Exclusive Negotiation Agreement No. 2015-93B with Aldersgate Investment LLC.

Motion carried 4-0-1 (McDonald absent).

VIII. CITY ATTORNEY

A. Quitclaim Deed - Pearson, Challinor, Selleck

Assistant City Attorney Davis stated this is a request to quitclaim the mineral rights which were inadvertently transferred with the parcel to the City.

Councilmember Craven moved, seconded by Councilmember Little, to authorize the City Manager to execute the remaining Quitclaim Deed for the mineral rights on behalf of the City.

Motion carried 4-0-1 (McDonald absent).

Vice Mayor McDonald returned to the meeting.

IX. CITY MANAGER – NONE

X. CITY CLERK – NONE

XI. ADMINISTRATIVE SERVICES – NONE

XII. CLOSED SESSION

Matt Lorimer stated he felt the City should consider the offer by the Catholic Church to acquire the former fire station property.

Closed Session

The City Council recessed at 6:05 p.m. to Closed Session to consider the following items:

A. Conference with Legal Counsel – Existing Litigation

Pursuant to paragraph (1) of subdivision (d) of Government Code Section 54956.9; Name of Case: *Wayne Davey and Calleguas Land Co. v. Jeffrie Madland, City Clerk, et al.*, Ventura County Superior Court Case No. 56-2016-00483686 CUWMVTA.

B. Conference with Legal Counsel – Anticipated Litigation

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

C. Conference with Legal Counsel – Anticipated Litigation

Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Government Code Section 54956.9; Number of Cases: one.

D. Conference with Real Property Negotiator

1. Authority – Government Code Section 54956.8
2. Property – former fire station, 2474 Ventura Boulevard; APN 162-0-160-230 and 160-0-160-445
3. Agency Negotiators – City Attorney, City Manager, Assistant City Manager, Community Development Director, Administrative Services Director, and Interim Finance Director
4. Negotiating Parties – Qualified buyers and/or lessees
5. Under Negotiation – Price and terms of payment

E. Conference with Real Property Negotiator

1. Authority – Government Code Section 54956.8
2. Property – former library, 3100 Ponderosa; APN 166-0-020-315
3. Agency Negotiators – City Attorney, City Manager, Assistant City Manager, Administrative Services Director, Community Development Director, and Interim Finance Director
4. Negotiating Parties – Qualified buyers and/or lessees
5. Under Negotiation – Price and terms of payment

RECESS/RECONVENE TO THE ADMINISTRATIVE CONFERENCE ROOM

The Mayor called the Study Session to order at 7:00 p.m.

XIV. STUDY SESSION

A. Bond Refunding

Curt de Crinis, CM de Crinis & Company, reviewed a PowerPoint regarding the proposed 2016 Refunding Program for Redevelopment Bonds.

C. CDBG Funding Concept

Community Development Director Vacca reviewed a PowerPoint regarding Unallocated CDBG Funds and Apartment Façade Rehabilitation.

RECESS/RECONVENE/CALL TO ORDER/ROLL CALL

The Study Session recessed at 7:25 p.m. The Mayor reconvened the regular meeting of the City Council at 7:30 p.m.

FLAG SALUTE

Councilmember Kildee led the Pledge of Allegiance to the Flag.

AMENDMENTS TO AGENDA – NONE

XV. PRESENTATIONS – NONE

XVI. PUBLIC SAFETY/INFORMATION – NONE

XVII. PUBLIC COMMENTS

Matt Lorimer expressed concerns about the Fireworks contract and technical difficulties resulting in the cancellation of the show, requested more city funding for senior programs, and city recognition of the slain officers in Dallas.

Terry Bray expressed concerns about the long-term leases at Lamplighter Mobile Home Park and indicated she was waiting to hear the status of reinstatement of CDBG funding for Habitat for Humanity.

XVIII. PUBLIC HEARINGS

A. 2016 Public Health Goals Report

Deputy Director Public Works McGovern reviewed the requirements and results of the 2016 Public Health Goals report that is required every three years by California's Health and Safety Code.

PUBLIC HEARING OPENED

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

Councilmember Kildee moved, seconded by Councilmember Craven, to adopt Resolution No. 2016-83 approving the 2016 Public Health Goals Report.

Motion carried 5-0.

B. Introduction of Ordinance Amending CMC Chapter 14.12 Water Conservation Measures, Consideration of a Resolution Amending the Water Demand Credit Program, and a Resolution Establishing a Water Demand Offset Program

Assistant City Manager Fox presented a PowerPoint reviewing the proposed amendments to the City's Water Conservation Ordinance to add permanent conservation measures, including a water impact study for significant new development projects, requirement to offset new water demands, prohibition on outdoor landscape irrigation within 48 hours of measureable rainfall, and prohibition on use of potable water for turf in medians. The resolutions regarding the Water Demand Credit and Water Demand Offset Programs would be considered at the next City Council meeting.

PUBLIC HEARING OPENED

Alfred Fraijo, attorney representing Amara Shopping Center, stated his client is eligible for the Water Demand Credit program, but felt the proposed deadlines would not allow them to participate due to delays from modifications and development in phases. He requested the Council consider extending the deadline.

Assistant City Manager Fox stated the Water Demand Credit program was created as a temporary fix for the developers that had been granted entitlements who were close to approvals. He noted the Amara project brings up a unique issue since their development would be completed in phases. Staff could review and present information at the next meeting to address phased projects.

Vice Mayor McDonald felt the temporary credit program had been extended past its original intent and supported making developers responsible to handle the offset of their water use rather than contributing money to a credit program.

City Attorney Pierik read the title of Ordinance 1126.

Councilmember Craven moved, seconded by Councilmember Kildee, to waive further reading and introduce Ordinance 1126 amending Municipal Code Chapter 14.12 Water Conservation Measures.

Motion carried 5-0.

The Council supported staff reviewing how to address deadlines for phased developments that are eligible for the Water Demand Credit program.

The Mayor continued the hearing to July 27, 2016.

XIX. DEPARTMENTAL

A. Award of Contract – ST-15-04 Annual Slurry Seal Program

Public Works Engineer Matsuoka presented a PowerPoint reviewing the proposal to award the contract to the lowest responsive bidder, Pavement Coatings Company.

Vice Mayor McDonald questioned why a slurry seal was proposed for a portion of Las Posas Road rather than rubberized asphalt overlay. Assistant City Manager Fox explained the condition of the road did not warrant an overlay at this time.

Councilmember Craven moved, seconded by Councilmember Little, to approve a transfer of \$400,000 from the Article 8 TDA Fund Account No. 208-9999-499.98-41 to the CIP Fund Account No. 410-9999-399.98-08 and an appropriation of \$400,000 in the CIP Fund Account No. 410-8510-485.92-41 Project ST-15-04.

Motion carried 5-0.

Councilmember Craven moved, seconded by Councilmember Little, to waive minor bid irregularities in the Pavement Coatings Company bid and authorize the City Manager to execute the contract with Pavement Coatings Company for the Base Bid and Alternate Bids 1, 2, 3, 4 and 5 totaling \$3,151,572.75.

Motion carried 4-1 (McDonald dissenting).

Vice Mayor McDonald stated she didn't support awarding a bid to a contractor whose bid contained irregularities.

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.

Sandwich Board – Councilmember Kildee requested an amendment to the City's sign ordinance to expand the use of sandwich boards throughout the city.

Jordan Dobson – Councilmember Little requested the meeting adjourn in memory of Jordan Dobson. Jordan comes from a long-time Camarillo family. He was a wonderful, very bright young man who passed away after a three-year fight with cancer.

JLUS Recommendations - Community Development Director Vacca stated he will inquire into the implementation of recommendations from the report.

Military Jets – Vice Mayor McDonald noted there has been an increase in activity in military jets over Mission Oaks. She asked staff to contact them to remind them to notify the City when they will be conducting maneuvers.

Marquee Sign Repair – Administrative Services Director Petropulos stated the vendor anticipated having the sign repaired within a month.

City Information – Vice Mayor McDonald stated residents should contact the City directly to assure they have the correct information about city issues.

Dallas Police Officers - Vice Mayor McDonald asked the meeting be adjourned in the memory of the five slain police officers from Dallas and for the Mayor to send a letter to the Mayor in Dallas expressing the City's condolences.

Under the Streetlamp Concert - Vice Mayor McDonald stated the next concert in the

park is cast members from the Broadway show the Jersey Boys.

Camarillo Fiesta – Mayor Morgan reported on a successful event.

RECESS/RECONVENE TO THE ADMINISTRATIVE CONFERENCE ROOM

The Council recessed back to Study Session at 9:47 p.m. The Mayor called the Study Session to order at 9:55 p.m.

XIV. STUDY SESSION

B. School Resource Officer - Study with a Cop Program

Commander McGrath reviewed a PowerPoint on the Study with a Cop Program proposed for the Library.

XII. CLOSED SESSION

The City Council recessed back to Closed Session at 10:15 p.m.

XX. ADJOURN

With no information to report from Closed Session, the meeting adjourned at 11:30 p.m. in the memory of Jordan Dobson and the slain police officers in Dallas.

ATTEST:


Mayor



City Clerk