

# MINUTES

## City of Guadalupe Regular Meeting of the Guadalupe City Council

Tuesday, January 26, 2021 at 6:00 pm  
City Hall, 918 Obispo Street, Council Chambers

### ROLL CALL:

Council Member Liliana Cardenas  
Council Member Gilbert Robles  
Council Member Eugene Costa Jr.  
Mayor Pro Tempore Tony Ramirez  
Mayor Ariston Julian

*All present*

### MOMENT OF SILENCE

### PLEDGE OF ALLEGIANCE

### AGENDA REVIEW

### PRESENTATIONS

1. Rachel Couch, Coastal Conservancy - Draft Guadalupe to the Beach Multi-use Trail Feasibility Study.

*Ms. Rachel Couch from the Coastal Conservancy gave a very good presentation about the Draft Guadalupe to Beach Multi-Use Trail Feasibility Study. Ms. Couch said that the trail and street improvements have the potential to support additional General Plan Updates and community-wide goals, such as:*

- *Providing safer walking and bicycling connections to destinations within Guadalupe;*
- *Supporting health benefits through active transportation and recreation;*
- *Enhancing opportunities to learn about nature, culture, and history;*
- *Expanding opportunities for new linear parks and green infrastructure along the Santa Maria River;*
- *Connecting to regional bicycle routes; and*
- *Stimulating the local economy.*

*Mayor Ariston Julian asked if the Draft Trail Study would include cost estimates to build the trail along the alignments. Ms. Couch's answer was the consultants, MIG, were planning to include*

*this in the Study, either at the end of the report or as an Appendix, a "Preliminary Cost Estimate," which would just be done at the order of magnitude level, since actual costs cannot be estimated until we have more specific plan and/or design. It is still too early in the process to estimate costs very accurately. The document and the Preliminary Cost Estimate will come at the end of Chapter 4, before the Appendices.*

*Ms. Denna Zamaron stated that she is a new resident to the City of Guadalupe and expressed how positive this proposed project will be for the City and the surrounding area.*

*City Councilmember Gilbert Robles told everyone that he will pass this information onto the Guadalupe Business Association (GBA) so that they are better informed about the Draft Guadalupe to Beach Multi-Use Trail Feasibility Study.*

## **COMMUNITY PARTICIPATION FORUM**

### **CONSENT CALENDAR**

The following items are presented for City Council approval without discussion as a single agenda items in order to expedite the meeting. Should a Council Member wish to discuss or disapprove an item, it must be dropped from the blanket motion of approval and considered as a separate item.

2. Waive the reading in full of all Ordinances and Resolutions. Ordinances on the ConsentCalendar will be adopted by the same vote cast as the first meeting, unless City Council indicates otherwise.
3. Payment of warrants for the period ending January 21, 2021 to be approved for payment by the City Council.
4. Approve the Minutes of the City Council regular meeting of January 12, 2021 to be ordered filed.
5. Adopt Resolution No. 2021-03 approving a contract with Willdan Financial Services in the amount of \$38,875.00 for the development of the 2021 Utility Rate Study and authorizing the Mayor to sign the contract on behalf of the City.
6. Adopt Resolution No. 2021-04 authorizing the City Administrator to execute a quitclaim deed to relinquish a small portion of City land on Guadalupe Street to Caltrans to accommodate proposed Santa Maria River bridge improvements.
7. Adopt Resolution No. 2021-05 approving budget adjustments to accommodate City facility paving, and adopt Resolution No. 2021-06 authorizing the City to enter into an agreement with R. Burke Corporation in the amount of \$60,084.00 to perform said paving, authorizing the Mayor to sign this agreement, and authorizing the City Administrator to pay up to 15% more than the bid amount.

### **8. MONTHLY REPORTS FROM DEPARTMENT HEADS**

- a. Police and Fire Department Report for December 2020
- b. City Treasurer's Report for December 2020

c. Recreation and Parks Report for December 2020

*Items pulled: 5, 6 and 8a.*

**Item 5:**

*Ms. Shirley Boydston asked multiple questions regarding the status of current water/wastewater funds and impacts of the new study. Public Works Director Ms. Shannon Sweeney stated the new study will evaluate all costs and make sure that the rates are sufficient to meet needs.*

**Item 6:**

*City Councilmember Liliana Cardenas was unable to figure out what section of Highway 1 we are relinquishing. Public Works Director Ms. Shannon Sweeney said that we are relinquishing the section marked 12253 – 1, a triangle of the land located on the east side of Highway 1 mostly north of 12<sup>th</sup> Street. This is the area where the City monument sign is located.*

**Item 8a:**

*Ms. Shirley Boydston raised concern about the Guadalupe Police Department December Monthly Report pertaining to the noticeable rising number of theft and vehicle theft with very few recoveries. Ms. Boydston stated that this is something to keep an 'eye on' into the future.*

**Motion made by Council Member Ramirez and 2<sup>nd</sup> by Council Member Costa Jr. to approve the balance of the Consent Calendar.**

**5/0 passed**

**Motion made by Council Member Ramirez and 2<sup>nd</sup> by Council Member Cardenas to approve items 5, 6 and 8a of the Consent Calendar.**

**5/0 passed**

**CITY ADMINISTRATOR REPORT:** (Information Only) *Nothing significant to report.*

**DIRECTOR OF PUBLIC SAFETY REPORT:** (Information Only) *City Administrator Todd Bodem spoke on behalf of the Public Safety Director Michael Cash about the following:*

- *COVID-19 Response – the Emergency Preparedness Director Mr. Zachary Jones is working with the Human Resources Director Ms. Emiko Gerber on the City response to COVID-19 and reopening planning.*
- *Santa Barbara County Fire Chiefs Association and Santa Barbara Public Health are working on providing trained, qualified Fire personnel to assist with vaccinations. Fire Captain Mr. Fernando Garcia will work together with Mr. Jones, Ms. Gerber, and Community Health Centers (CHC) to coordinate this.*
- *Tobacco Retailers License – information packets with a license application form and educational material have been mailed out to our eight (8) tobacco retailers in town. The new ordinance to have a Guadalupe Tobacco Retailers License goes into enforcement on*

*January 28, 2021. The businesses have had prior written notice and a six (6) month grace period to comply with the City ordinance.*

- *AMTRAK Station – police staff continue to patrol and check the Amtrak facility every morning before 6:30 a.m. for any illegal lodging. If area is found unsanitary, police personnel are to contact the Public Works Department. The Code Compliance Officer will be working on obtaining homeless and mental health outreach information to pass along to person (s) in need.*
- *Mr. Jones was contacted by the Federal Emergency Management Agency (FEMA) and they advised that the City could apply for a grant to support a COVID-19 vaccination POD for Guadalupe.*
- *Our Fire personnel spoke with Santa Barbara County Health Manager Mr. Matt Higgs. Mr. Higgs said there is not Emergency Medical Technicians (EMTs) or optional skills personnel authorized in the County to give COVID-19 vaccinations. The best thing for FFD to do is to tie in with Community Health Centers (CHC) as they are already authorized to administer the vaccinations and setup a POD. The City will assist them.*
- *Police/Fire supervision and Emergency Preparedness are to act as on scene incident commanders' and take the necessary precautions and actions to ensure public safety. They will form a working group to collectively address any potential emergencies facing the City.*
- *Finally, the City submitted a statement on January 26, 2021 that the City will experience heavy rainfall over the next several days that may result in localized flooding. If you have concerns about flooding at your residence or business the City of Guadalupe is offering free sandbags to be picked up at the Guadalupe Fire Department located at 918 Obispo Street.*

## **PUBLIC HEARING**

### **9. Public Hearing to consider minor modifications (photo voltaics) to the approved Riverview Apartments, 2020-107-DR, located at 235 Calle Cesar Chavez (APN 113-030-055).**

Written Report: Larry Appel, Contract Planning Director

Recommendation: That the City Council:

1. Receive a presentation from staff;
2. Conduct a public hearing, including: a) an opportunity for the applicant to present the proposed project, and b) receive any comments from the public; and
3. Adopt Resolution No. 2021-07 approving the minor Design Review to the Riverview Apartment project (2020-107-DR).

*Contract City Planner Bill Scott provided an overview and asked the City Council to consider a request from Spectrum Energy Development, Inc. (on behalf of Riverview Apartments) to process a minor Design Review for ground-mounted photo voltaic system at the existing 80-unit apartment complex*

*that was approved originally in the early 2000. A General Exemption was prepared for the project in accordance with California Environmental Quality Act (CEQA) Guidelines.*

*The Public Hearing opened at 6:50 p.m. for the City Council and the public to listen and comment regarding the proposed project.*

*Mr. Patrick Agnello, CEO from Spectrum Energy Development, Inc. approached the podium to express that every resident in Riverview Apartments will achieve an economic benefit from this federal/state private/public partnership to fund a solar project for this development resulting in energy savings for people living in the 80-unit apartment complex. He went on to say that the build-out will take two (2) months after permitting is completed and the program will start in March 2021.*

*Ms. Denna Zamaron asked how does one see the savings? Mr. Agnello replied that by dividing the utility over the 80-unit development ratio, each unit will probably see \$60 / month savings.*

*City Councilmember Liliana Cardenas asked if this would impact the Central Choice Community Energy (3Energy) and have additional savings? Mr. Agnello said he is not aware of that alternative to PG&E but will investigate it.*

*City Councilmember Tony Ramirez asked if Spectrum Energy Development, Inc. has looked at other developments in the City i.e., Escalante Meadows, People's Self Help, or other proposed low-income properties? Mr. Agnello said that he has not but would entertain opportunities.*

*Closed at 6:58 pm*

***Motion made by Council Member Cardenas and 2<sup>nd</sup> by Council Member Robles to adopt Resolution No. 2021-07 approving the minor Design Review to the Riverview Apartment project (2020-107-DR).***

## **REGULAR BUSINESS**

### **10. LeRoy Park and Community Center renovation capital campaign.**

Written Report: Sonia Rios-Ventura, Community Development Manager

Recommendation: That the City Council adopt Resolution No. 2021-08 to review and approve the proposed capital campaign and associated written materials which will allow the City to collect donations needed to fill the gap in funding for the LeRoy Park and Community Center renovation project.

*Community Development Manager Ms. Sonia Rios-Ventura from the Rural Community Development Corporation of California (RCDCC) provided a report to the City Council asking them to consider the proposed capital campaign and associated written materials which will allow the City to collect donations needed to fill the gap in funding. Ms. Rios-Ventura listened and answered the following questions/comments from the City Staff, Elected officials, and Citizens as follows:*

- *Mayor Ariston Julian asked if the cost to purchase bricks will go down from \$500 to \$200? Answer: Yes, as discussed with the leadership team the price will decrease to \$200 to make it more accessible to the general city population.*
- *Councilmember Tony Ramirez suggested having a subscription donation (reoccurring). RCDCC stated that they will take this suggestion into consideration.*
- *Ms. Shirley Boydstun finds the disparity of total cost disturbing to ask citizens to fund the gap to finish the project. Mayor Julian stated that project costs go up over time (i.e., prevailing wage labor, inflation, unforeseen project discoveries/problems, material costs, etc.). With that said, community campaigns are positive and create a sense of ownership of the project to those in the community.*
- *Mayor Julian acknowledged the efforts RCDCC staff members Ms. Rios-Ventura and Mr. Thomas Brandeberry and stated they are doing a very good job on this project and the other positive City initiatives.*
- *City Councilmember Gilbert Robles asked about how many benches are needed in the park? Ms. Rios-Ventura stated she will check with Goodwin Design to answer that question.*
- *City Treasurer Anna Marie Michaud asked how large the bricks are? Ms. Rios-Ventura replied by stating they are standard size bricks and allow for only a certain amount of letter messaging.*
- *City Attorney Philip Sinco said that staff will bring a gift policy for consideration at a future City Council meeting to ensure that the City is meeting best practices. He also mentioned a note to change brick costs from \$500 to \$200 in the resolution. The gift policy will include a policy for naming rights, as well.*

***Motion made by Council Member Ramirez and 2<sup>nd</sup> by Council Member Cardenas to adopt Resolution No. 2021-08 to review and approve the proposed capital campaign and associated written materials which will allow the City to collect donations needed to fill the gap in funding for the LeRoy Park and Community Center renovation project.***

**FUTURE AGENDA ITEMS** *None mentioned.*

### **ANNOUNCEMENTS - COUNCIL ACTIVITY/COMMITTEE REPORTS**

*City Councilmember Gilbert Robles mentioned that the January 28, 2021 food distribution was canceled due to the inclement weather.*

*Councilmember Liliana Cardenas asked how the cancelation of the food distribution will get out to the recipients? Mayor Julian responded that it is on Facebook, letters, no parking signs removed, and 'word of mouth.'*

*Councilmember Tony Ramirez talked about Waste Management (WM) and need for better communication and have WM include their once-per-year newsletter mailed out with the City utility bill. He also reiterated the need for improved access to vaccinations, especially for the elderly population like the Senior Center location. More details for a clinic will-be-determined. City staff is working with the Santa Barbara County Public Health Department on next steps.*

*Mayor Julian talked about how he received 13 letters from Pasadera residences regarding lighting concerns at Obispo Street and Highway 166 signalization. Ms. Sweeney stated that parts have been ordered and will be here in one (1) week. Mayor Julian informed everyone that that the City Council needs to encourage the California Department of Transportation (Caltrans/Santa Barbara County Association of Governments (SBCAG) as a joint advisory group to keep things moving. Lastly, the Mayor mentioned that SBCAG will be making a presentation about the Regional Housing Needs Allocation (RHNA) and how Guadalupe is faring in meeting the RHNA numbers.*

**ADJOURNMENT**

***Motion made by Council Member Ramirez and 2<sup>nd</sup> by Council Member Cardenas to adjourn at 7:16 pm 5/0***

**Prepared by:**

  
\_\_\_\_\_  
**Todd Bodem, Deputy City Clerk**

**Approved by:**

  
\_\_\_\_\_  
**Ariston Julian, Mayor**