

MINUTES

City of Guadalupe
Regular Meeting of the Guadalupe City Council
Tuesday, February 9, 2021 at 6:00 p.m.
City Hall Council Chambers – 918 Obispo Street

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

There were no changes to the agenda requested by the City Council.

OATH OF OFFICE

- The appointment of Amelia M. Villegas to the vacant office of City Clerk had been approved at the City Council meeting on January 12, 2021. Ms. Villegas was sworn in this evening.

PROCLAMATION

1. Black History Month – February 2021

- *Mayor Julian read the Proclamation for Black History Month for the month of February.*

Council Member Ramirez added that he was happy to see the proclamation. He said that there is a need to proclaim many different identities for our residents, more so now. It's always been there but it's a little more evident now. We've taken some positive strides to work with our residents to try and break apart these institutional barriers. I'm excited about the Council and staff that's working to speak for the people and to see something like this happening.

Mayor Julian said that the history of Black Americans is one of many decades of struggle which leads the way for other minorities to take the same venue in a peaceful effort to make sure they're recognized as equal to all in our community and nation.

PRESENTATIONS

Michael Becker, Director of Planning, with the Santa Barbara County Association of Governments (SBCAG), presented an update on the 6th Cycle Regional Housing Needs Allocation (RHNA).

Mr. Becker stated that the Regional Housing Needs Allocation (RHNA) process occurs periodically as part of Housing Element and General Plan updates at the local level. The RHNA process quantifies the need for housing by income group within each jurisdiction during a specific planning period. The 6th cycle planning period is February 2023 to February 2031.

Over the last year, the City has been participating in a working group and participating in numerous meeting with representatives from each jurisdiction within Santa Barbara County, with the goal of developing a methodology for determining the final methodology. However, flexibility is given in terms of how they are considered and weighted. Mr. Becker discussed a draft two-step methodology involving a number of weighting factors, such as existing and forecasted jobs, and income group adjustments.

On December 17, 2020, the SBCAG Board voted to forward the recommended methodology to State Department of Housing and Community Development (HCD) for the required formal 60-day review period. Upon completion of the 60-day review by HCD, SBCAG will adopt the final RHNA methodology. Once the final methodology is adopted, local jurisdictions will be issued a draft allocation of RHNA. An appeals process will be in place if the allocation is questioned. The formal process is expected to be concluded by the end of 2021.

Mayor Julian asked when the housing data was entered into the system. How old is the data? Mr. Becker said that it is primarily based on census data. What is used now is the most recent updated data from the American Community Survey for a 5-year period ending in 2018. Mayor Julian also asked how the vacancy rate was determined. Mr. Becker said that he wasn't 100% sure but believed that the State Department of Finance tracks that information. The Mayor then made a general comment regarding the rise now in housing costs and that there will be a challenge for the lower income allocations.

Mayor Julian mentioned that decades ago, he was involved in a census count. He said, "There may have been a lot of undocumented people who weren't counted at the time. That probably still happens." The Mayor thanked Mr. Becker and stated that he appreciated the detailed data in his presentation.

Council Member Cardenas asked "What if we don't meet the lower income numbers or any of the numbers? Mr. Becker said that the City is only really required to ensure that there are adequate sites to accommodate the number of units that it is ultimately allocated. He further said that Guadalupe has gone beyond its allocation in its current number of units over the last eight years. Ms. Cardenas also asked if any of the houses in the Pasadera development will count. Mr. Becker said that the 300 or so houses would fall into the 5th cycle which we are currently in which goes through February 2023.

Todd Bodem, City Administrator, stated that he spoke to Contract Planning Director, Larry Appel, about the RHNA numbers as it pertains to Guadalupe meeting its RHNA goals. Mr. Bodem said, "The City will need to revise/amend the Housing Element prior to 2023 in order to identify 431 housing opportunities in town. One way we could make our numbers work would be to look at second floor buildings and apply a standard density for secondary housing. That added to Pasadera along with other upzones, I'm hoping that we can meet the requirements that will carry us to 2031."

COMMUNITY PARTICIPATION FORUM

Prior to the approval of the consent agenda, Ms. Shirley Boydston asked the following questions specific to the warrants listed in Item #3:

Page 3: Price of business cards: the cost of \$100 for 500 business cards purchased through Bob's Rubber Stamps. She commented that "perhaps another vendor could be looked at with a more reasonable pricing fee schedule. We need to save where we can."

Page 5: the \$800 paid for labor for "Armando Carrillo" for the Police Department. Finance Director Lorena Zarate said that the security gate at the Police Department had a control panel installed. Mr. Carrillo was an outside contractor doing the labor.

Page 6: the amount of \$2,453 with an expensive late fee was for which card? Ms. Zarate said that there were no warrants for the first meeting in January. The payment for the City's credit card was late resulting in the late fee.

Page 7: a warrant shows \$12,985 spent but has no description to whom or for what department. Ms. Zarate explained that that was for water payments for City property.

Page 15: for the Fire Department, a cost of \$7,200 for "smoke jumper boots and pants". Ms. Boydston questioned the need for smoke jumper boots. Ms. Zarate deferred to Chief Cash who was not in attendance.

Page 18: paper clips and stapled for \$269 ordered from Quill seemed pricey. Ms. Boydston asked if there were other vendors that the City could use for these office supplies. Ms. Zarate said that some of those supplies were ordered for Sonia Rios-Ventura with RCDCC and the City would be reimbursed. She further said that the City can also use Amazon Business for such supplies.

Page 20: cost of \$672 for uniforms for new Emergency Preparedness Officer, Zack Jones. Ms. Zarate deferred the question to Chief Cash.

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 Consent Calendar 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 February 4, 2021 to be approved for payment by the City Council.
4. Approve the Minutes of the City Council regular meeting of January 26, 2021 to be ordered filed.
5. Approve correction of Clerical error in Resolution No. 2020-86.
6. **MONTHLY REPORTS FROM DEPARTMENT HEADS**
 - a. Planning Department Report January 2021
 - b. Building Department Report January 2021
 - c. Public Works / City Engineers Report January 2021

Item #7c. was pulled.

Council Member Cardenas said she had been seeing information about nets and how their use might benefit debris and trash for storm runoff. She asked if the City would benefit from use of nets in the storm drains. Public Works Director Shannon Sweeney said that use of nets was one way to keep trash out of storm drains. She further stated that the Regional Water Control Board had issued regulations called "trash amendments". She said that there were two different options to consider. One would be a physical barrier put in and the other would be non-structural items, such as street sweeping, etc. She said that storm drain inserts need to be installed by 2030 and it is estimated that \$180,000 will need to be spent to install these devices in key locations. Ms. Sweeney said she was budgeting \$18,000 per year for 10 years to accomplish this goal. Unfortunately, this year the money has been repurposed for facilities paving so she will be budgeting double next year to catch up. Council Member Cardenas asked if that would help with water flowing in the City's sewer system. Ms. Sweeney said it would not necessarily help.

Mayor Julian asked whether there was a provision in the contract for work at LeRoy Park for "rain delays". Ms. Sweeney said that rain days don't count as working days. The number of rain days get added to the number of days at end of the contract. Todd Bodem, City Administrator, asked what if the workers are working on a rainy day. Ms. Sweeney said that that would be a decision left up to the contractor.

Mayor Julian also asked about the Obispo Street project and has the work started now. Ms. Sweeney said there had been some delays but that the grinding had already started but, per the contractor, it won't affect the food distribution on Thursdays. The contractor had put in a request for Thursdays not be counted as working days and Ms. Sweeney granted the request.

Council Member Ramirez had recently attended an Air Pollution Control District meeting where electric school buses were discussed. He asked whether or not the City could also look at City vehicles being electric. Ms. Sweeney said she would look at any grant opportunities for our vehicles to become electric. Mayor Julian then asked if the electric vehicle station on Guadalupe Street was

working now. Ms. Sweeney said that it was as of about two weeks ago. Repairs were made and the station has since been checked to see if it was still operational and it is.

Motion made by Council Member Cardenas and 2nd by Council Member Ramirez to approve balance of the Consent Calendar. 5/0 passed.

Motion made by Council Member Cardenas and 2nd by Council Member Ramirez to approve item #7c. of the Consent Calendar. 5/0 passed.

CITY ADMINISTRATOR REPORT: (Information Only)

Todd Bodem, City Administrator, said that Public Works Director, Shannon Sweeney had received a \$4,700 grant for electric landscaping. Ms. Sweeney explained that the Air Pollution Control Board (APCD) had offered a 60% voucher for the replacement of gas powered tools for electric tools. Purchases need to be made by April 1st for the 60% reimbursement. She also said that APCD would provide 30 credits for each tool to be destroyed. The City identified six tools to be destroyed for an additional \$180.

RCDCC advised the City that a grant has been approved to hire two 20-hours per week employees and purchase an electric vehicle for the Food Distribution Program. Although the contract has not yet been finalized and signed, interviews have already started on the hiring process. It was also mentioned that an electric vehicle station will be located at the Senior Center.

DIRECTOR OF PUBLIC SAFETY REPORT: (Information Only)

City Administrator, Todd Bodem, gave the report due to Public Safety Director Cash's absence. Public Safety and Human Resources are looking at a plan to reopen City Hall post COVID-19. Per FEMA there is the possibility of getting reimbursements at 100% versus 75% for COVID-related purchases.

FUTURE AGENDA ITEMS

Mayor Julian requested to delete "Proposition 68 Update" from "Other Unscheduled Items". Council Member Ramirez had questioned the status of the cannabis ordinance and whether or not it was going to be brought back for further consideration. Mayor Julian said that data is still being researched and the item will be brought back at a future date.

Mayor Julian asked about the Gift Policy for LeRoy Park. Philip Sinco, City Attorney, said he was drafting a comprehensive policy that would address this as well as other related issues, such as naming rights for LeRoy Park and other parks if requested to be named after a specific individual. He said he would need time to put all the pieces together to bring to the Council.

ANNOUNCEMENTS - COUNCIL ACTIVITY/COMMITTEE REPORTS

Mayor Julian talked about Thursday meetings with CalVans that conflict with the Food Distribution Program and that he was looking to have either Council Member Cardenas or Council Member Ramirez perhaps attend in his stead. The Mayor mentioned that "Veggie Rescue" would begin deliveries for the distribution program on Feb. 10th. He also requested another street barricade for the Food Distribution Program at the Senior Center. Ms. Sweeney said another barricade would be provided.

Council Member Robles asked about the slurry seal at the Senior Center. Public Works Director, Shannon Sweeney, said that paperwork and a walk-thru will take place next Thursday, Feb. 18th. She further stated that any work there would not be done on a Thursday. Also, the slurry seal project would be done at the American Legion, City Hall parking lot and O'Connell Park.

ADJOURNMENT TO CLOSED SESSION MEETING

Motion made to adjourn to closed session by Council Member Ramirez and 2nd by Council Member Robles. 5/0 passed. Meeting adjourned at 7:01 p.m. to closed session.

CLOSED SESSION

7. CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Government Code section 54956.8)

Property: 287 Mahoney Lane, Guadalupe, CA 93434.

Negotiating parties: City of Guadalupe Public Works Director Shannon Sweeney and the owner(s) of 287 Mahoney Lane.

Under negotiation: Price and terms for purchase of an easement.

ADJOURNMENT TO OPEN SESSION MEETING

Motion made to adjourn to open session by Council Member Ramirez and 2nd by Council Member Costa Jr. 5/0 passed. Meeting adjourned at 7:28 p.m. to open session.

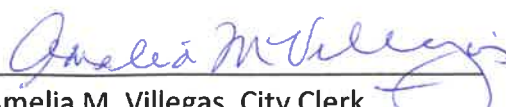
CLOSED SESSION ANNOUNCEMENT

No reportable action.

ADJOURNMENT

Motion made by Council Member Costa Jr. and 2nd by Council Member Ramirez. 5/0 passed. Meeting adjourned at 7:29 p.m.

Prepared by:


Amelia M. Villegas, City Clerk

Approved by:


Ariston Julian, Mayor