



Minutes of the Regular Meeting of the San Pablo City Council/ Local Successor Agency/Housing Successor Agency

Tuesday, September 4, 2018

ROLL CALL

The meeting convened in the Council Chambers at 5:25 pm. Present were Vice Mayor Paul Morris and Councilmembers Rich Kinney and Cecilia Valdez. Absent were Mayor Genoveva Garcia Calloway and Councilmember Arturo Cruz. Also present were City Manager Matt Rodriguez, City Attorney Lynn Tracy Nerland, Community & Economic Development Director Charles Ching, and Deputy City Clerk Lehny Corbin.

Councilmember Kinney disclosed that although he is an employee of the West Contra Costa Unified School District as a substitute teacher, there appears to be no conflict of interest in the Closed Session agenda #2, as he is not involved with the Finance or Utility Departments of the District. City Attorney Nerland announced the Closed Session items. No one from the public spoke on the Closed Session items, and the meeting recessed to the Council Conference Room at 5:27 pm.

CLOSED SESSION (5:15 PM)

1. CLOSED SESSION OF SAN PABLO LOCAL SUCCESSOR AGENCY (#18-293)
CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to Govt. Code Section 54956.8:
PROPERTY: Monte Vista Senior Apartments, 13728 San Pablo Avenue
(APN 417-120-025)
AGENCY NEGOTIATORS: Matt Rodriguez, Reina Schwartz, Charles Ching
NEGOTIATING PARTIES: San Pablo Housing Investors, LP
UNDER NEGOTIATION: Price and terms of payment of existing Agency note
2. CLOSED SESSION (#18-291)
CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to California Government Code Section 54956.9(d)(2): Claim of West Contra Costa Unified School District for refund of Utility Users Tax

ROLL CALL

The meeting convened in the Council Chambers at 6:10 pm. Present were Vice Mayor Paul Morris and Councilmembers Rich Kinney and Cecilia Valdez. Absent were Mayor Genoveva Garcia Calloway and Councilmember Arturo Cruz. Also present were City Manager Matt Rodriguez, City Attorney Lynn Tracy Nerland, Police Chief Ron Raman, Administrative Services Director Kelly Sessions, Public Works Director Jill Mercurio, City Treasurer Viviana Toledo, City Clerk Elizabeth Pabon-Alvarado, and Deputy City Clerk Lehny Corbin.

City Attorney Nerland reported that the City Council gave direction to the real property negotiators and counsel on the Closed Session agenda matters.

ORAL COMMUNICATIONS

Cordell Hindler spoke regarding suggested future agenda items: (1) Marcus Walton of the School District to give the City Council an overview on the Trustee Area map; and (2) Community Violence Solutions to speak on human trafficking. He also expressed concern about the Childhood Obesity Task Force speakers from the previous Council meeting.

Richard Stollings spoke regarding a traffic stop he witnessed and his request for information and video footage.

The following also spoke regarding problems with homeless encampments, trash, theft, and fires in their neighborhood of Vale Road and Ridge Road:

Patrice Stone
Reginald Ali
Clayton Mitchell
Linda Lavigne
Anna Smith
Allan Moskowitz
Adriana Betti

Vice Mayor Morris indicated that the City Manager would look into the issues presented.

CITY MANAGER REMARKS

City Manager Rodriguez announced regarding the following:

- Childhood Obesity Prevention Advisory Group application process and invited any residents to serve on the committee
 - Safety Commission vacancies and inviting applications
 - September 8, 2018 Back to School Closet event at Davis Park
 - September 8, 2018 Dumpster Day

CONSENT CALENDAR

It was moved by Councilmember Kinney, seconded by Councilmember Valdez, and passed by vote of those present to approve all items in the Consent Calendar. The motion passed as follows:

AYES: Valdez, Kinney and Morris
NOES: None
ABSENT: Cruz and Calloway
ABSTAIN: None

MINUTES

3. By adoption of the Consent Calendar, the Minutes of the meeting of August 6, 2018 were approved. (#18-276)

PERIODIC REPORTS

4. By adoption of the Consent Calendar, the Vendor Check Register Report for the month of July 2018 was approved. (#18-288)
5. By adoption of the Consent Calendar, the Investment Report / Treasurer's Report for the month of July 2018 was received and filed. (#18-290)

GRAND JURY REPORTING

6. By adoption of the Consent Calendar, the response to the Contra Costa County Jury Report 1808, "Joint Powers Authorities" by the 2017-2018 Contra Costa Grand Jury was authorized by Minute Order for transmittal to the Grand Jury. (#18-175)

LIABILITY CLAIMS

7. By adoption of the Consent Calendar, the liability claim of E. Jason Zamira (DOL 6/28/18) was denied. (#18-283)

PROCLAMATIONS

8. By adoption of the Consent Calendar, the ratification of the issuance of Certificate of Special Recognition recognizing August 26, 2018 as *Women's Equality Day* was approved by Minute Order. (#18-309)

MISCELLANEOUS

9. By adoption of the Consent Calendar, **Resolution 2018-116** was adopted, a Resolution of the City Council of the City of San Pablo amending the City's Classification & Compensation Plan for FY 2018/19 to add two positions in the Police Department as follows: one Police Officer and one Police Services Technician, which will be funded for the first two years by the Tobacco Enforcement Grant recently received by the City to develop an effective, comprehensive and strategic approach to combat illegal tobacco use among minors. (#18-278)
10. By adoption of the Consent Calendar, **Resolution 2018-117** was adopted, a Resolution of the City Council of the City of San Pablo ratifying the Lease and Full-Service Maintenance Agreement with Eclipse Office Technology to lease nine multi-function copier/printers at an approximate 5-year total cost of \$277,200. (#18-287)
11. By adoption of the Consent Calendar, **Resolution 2018-118** was adopted, a Resolution of the City Council of the City of San Pablo authorizing the Mayor to sign the Bay Area Air Quality Management District's "Diesel Free by '33" Statement of Purpose. (#18-295)
12. By adoption of the Consent Calendar, **Resolution 2018-119** was adopted, a Resolution of the City Council of the City of San Pablo declaring October 3, 2018 as California Clean Air Day. (#18-298)

******END OF CONSENT CALENDAR******

ORDINANCES

13. ELECTED OFFICIAL COMPENSATION AND BENEFITS: (#18-267)
 1. Ordinance of the City Council of the City of San Pablo amending Chapter 2.40 of the San Pablo Municipal Code to increase the salaries of elected officials
 2. Resolution memorializing compensation and benefits for elected officials

City Manager Rodriguez introduced the item on compensation for elected officials that the City Council had directed staff to bring forward. City Attorney Nerland gave a PowerPoint presentation of the background and overview of the elected officials' salaries and benefits, and the formula used to arrive at the proposed salaries and benefits. There was discussion regarding the salaries and benefits for the City Clerk and City Treasurer. City Attorney Nerland explained that the Municipal Code establishes that the elected City Clerk and City Treasurer do not receive benefits. . If that were to change, then another ordinance would be required.

It was moved by Councilmember Kinney, seconded by Councilmember Valdez, to waive the first reading of the Ordinance, as presented, and bring back to the next meeting for adoption on the consent calendar with no redlines.

It was moved by Councilmember Kinney, seconded by Councilmember Valdez, to adopt **Resolution 2018-120**, a Resolution of the City Council of the City of San Pablo memorializing the compensation and benefits for Elected Officials, and to bring back to a future City Council meeting an item to discuss the salary and benefits for the City Clerk and City Treasurer. The motion passed as follows:

AYES: Valdez, Kinney and Morris

NOES: None

ABSENT: Cruz and Calloway

ABSTAIN: None

RESOLUTIONS

14. City Manager Rodriguez introduced the item and gave a brief background on the disposition of Block E at Plaza San Pablo. Community & Economic Development Director Ching gave a PowerPoint presentation on the property owned by the Housing Successor Agency with the timelines involved in the proposed sale to City Ventures Homebuilding. There would be 26 market-rate homes with a two-car garage with the initial sale having a one-year owner occupancy requirement. The developer announced that there will be ongoing maintenance of the property would occur through a homeowners' association, with dues projected to be between \$100 to \$150 per month. It was moved by Councilmember Valdez, seconded by Councilmember Kinney, and passed by vote of those present to adopt **Resolution 2018-121**, a Resolution of the City Council of the City of San Pablo approving and authorizing execution of a Disposition and Development Agreement with City Ventures Homebuilding, LLC, for the sale and development of Block E (2812 Chattleton Lane in the vicinity of Church Lane and San Pablo Avenue) in the mixed-use Center south area (formerly known as Circle S). The motion passed as follows: (#18-296)

AYES: Valdez, Kinney and Morris

NOES: None

ABSENT: Cruz and Calloway

ABSTAIN: None

MAYOR AND CITY COUNCIL ASSIGNMENTS REPORTS

No reports were made.

Vice Mayor Morris made a motion, seconded by Councilmember Kinney, to bring back an item to consider reviewing and revising the sign ordinance. The motion passed as follows:

AYES: Valdez, Kinney and Morris

NOES: None

ABSENT: Cruz and Calloway

ABSTAIN: None

ADJOURNMENT

The meeting adjourned at 7:01 pm to Monday, September 17, 2018 at 6:00 pm.

Respectfully submitted,

Elizabeth Pabon-Alvarado, City Clerk

Genoveva Garcia Calloway, Mayor