



# AGENDA

## CITY COUNCIL/ CITY COUNCIL AS SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY/ SUCCESSOR HOUSING AGENCY

**Regular Meeting  
June 18, 2013**

**CLOSED SESSION MEETING - 11:30 A.M.  
OPEN SESSION MEETING - 6:00 P.M.**

**El Centro City Hall, City Council Chambers  
1275 Main Street, El Centro, CA 92243**

***Mayor & Council Members may be reached at (760) 336-8989***

<b>Mayor:</b>	<b>Benjamin James Solomon, III</b>	<b>City Manager: Ruben Duran</b>
<b>Mayor Pro-Tem:</b>	<b>Cheryl Viegas-Walker</b>	<b>City Attorney: Kris Becker</b>
<b>Council Members:</b>	<b>Efrain Silva</b>	<b>City Clerk: L. Diane Caldwell</b>
	<b>Jason Jackson</b>	
	<b>Sedalia Sanders</b>	

**11:30 A.M. Closed Session - Conference Room "B"**

Closed Session Meeting Call to Order

Roll-Call by City Clerk

### **CITY COUNCIL CLOSED SESSION:**

#### **LABOR RELATIONS NEGOTIATIONS**

The City Council will recess to closed session pursuant to Government Code §54957.6 to meet with **Ruben Duran, City Manager** and **Teri Brownlee, Human Resources Director** for the purpose of reviewing the City's position and instructing its representative(s) regarding matters of salaries, salary schedules, compensation paid in the form of fringe benefits, or, as applicable, other matters dealing with mandatory subjects within the scope of representation pursuant to Government Code §3504 with **All Department Heads; Unrepresented Confidential; Unrepresented Management; Unrepresented Fire Safety Management; Unrepresented Police Management; Firefighters Association.**

## **NEGOTIATIONS REGARDING ACQUISITION/DISPOSITION OF REAL PROPERTY**

The City Council will recess to closed session pursuant to Government Code §54956.8 to give instructions to the City's negotiators **Ruben Duran, City Manager**, **Marcela Piedra, Economic Development Director** and **Norma Villicaña, Community Development Director** regarding negotiations with **Roberta Kaplan, Trustee, et al., C/O Stewart Default Services** which instructions will concern price, terms of payment or both, including use restrictions, development obligations and other monetary related considerations concerning the purchase, sale, exchange, and/or lease of the property located at **609 North Imperial Avenue, El Centro, California, APNs 044-391-60-01 and 044-391-61-01**.

### **SUCCESSOR AGENCY CLOSED SESSION:**

*No scheduled business*

## **RECONVENE FOR OPEN SESSION – 6:00 P.M.**

#### **NOTICE TO THE PUBLIC**

This is a public meeting, any person wishing to address the City Council, Successor Agency to the RDA & Housing Agency is asked to complete a blue "Speaker Slip" and submit it to the City Clerk prior to the start of the meeting. When the item is announced and your name is called by the Mayor, please come forward to the microphone and address yourself to the City Council. Unless the Mayor extends the time, there is a three (3) minute time limit for each public presentation. If you wish to address the City Council on any subject matter within the City Council's jurisdiction that is not listed on the agenda, you may do so during the public comment portion of the agenda. Any information provided on the "Speaker Slip" will be public record.

**6:00 P.M.            Open Session – COUNCIL CHAMBERS**

**ALL TIMES ARE APPROXIMATE AND MAY VARY**

#### **CALL TO ORDER:**

*Call to order a meeting of the City Council, also serving as the Successor Agency to the Redevelopment Agency (SA) and Successor Housing Agency (HA).*

**ROLL CALL BY CITY CLERK**

**PLEDGE OF ALLEGIANCE**

**INVOCATION**

**6:05-6:10    *CITY ATTORNEY REPORT ON CLOSED SESSION***

**6:10-6:10    PRESENTATIONS AND ANNOUNCEMENTS BY MAYOR**

## **6:10-6:20 SCHEDULED PUBLIC COMMENTS (Not to exceed 3 minutes each)**

*Item(s) appearing under this section have submitted a written request to the City Clerk a minimum of one week prior to the regular meeting.*

1. Introduction of IVROP Interim Superintendent Edwin Obergsell.
2. Presentation by Friends of the Library regarding donation to the Library.

## **6:20-6:25 CONSENT AGENDA**

*Consent agenda items are approved by one motion. Council members or members of the public may pull consent items to be considered separately at a time determined by the Mayor.*

3. Approval of the City Council Minutes for May 21, 2013 and June 4, 2013.
4. Approval of the Warrants and Payroll for May 2013.
5. Approval of the Treasurer's Report for May 2013.
6. 2<sup>nd</sup> Reading and Adoption of, Ordinance No. 13-22, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EL CENTRO AMENDING CHAPTER 29 OF THE CODE OF THE CITY OF EL CENTRO BY AMENDING SUBSECTION (h) TO TABLE 29-61.1 OF SECTION 29-61, DIVISION 3, ARTICLE II ENTITLED COMMERCIAL ZONES USE REGULATIONS waive reading and adopt by title only.
7. 2<sup>nd</sup> Reading and Adoption of Ordinance No. 13-23, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EL CENTRO AMENDING CHAPTER 29 OF THE CODE OF THE CITY OF EL CENTRO BY AMENDING SUBSECTION (g) TO TABLE 29-116.1 OF SECTION 29-116, DIVISION 3, ARTICLE III ENTITLED SETBACK REGULATIONS waive reading and adopt by title only.
8. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO FOR THE CONDITIONAL ACCEPTANCE OF OFF-SITE IMPROVEMENTS FOR EIGHTH STREET INDUSTRIAL PARK SUBDIVISION UNIT 1.
9. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO APPROVING THE FINAL MAP FOR THE DESERT VILLAGE WEST UNIT NO. 5 SUBDIVISION.
10. Approval of the Imperial Avenue Rehabilitation Project No. STPL-5169(034) plans and specifications and authorize city staff to proceed with public competitive bidding.
11. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO DECLARING LOST OR UNCLAIMED PROPERTY TO BE NEEDED FOR A PUBLIC USE AND AUTHORIZING ITS DONATION TO THE CENTINELA STATE PRISON

**RECOMMENDATION:** Approval of the Consent Agenda as presented.

**FINAL ACTION:**

## 6:25-6:40 PUBLIC HEARING

12. Public Hearing for the purpose of considering the following applications for property located at the northeast corner of Cruickshank Drive and Waterman Avenue, further identified by APN 064-442-001: General Plan Amendment No. 12-03 an amendment from general commercial to high-medium density residential and Negative Declaration No. 12-05(a) has been prepared and will also be considered. Change of Zone No. 12-03, a change of zone from CG, general commercial to R3, multiple-family residential and Negative Declaration No. 12-05(b) has been prepared and will also be considered.

**PRESENTATION:** Norma M. Villicaña, AICP, Community Development Director

- RECOMMENDATION:** a. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO APPROVING GENERAL PLAN AMENDMENT NO. 12-03 TO CHANGE THE LAND USE DESIGNATION FROM GENERAL COMMERCIAL TO HIGH-MEDIUM DENSITY RESIDENTIAL USAGE FOR A 4.33-ACRE PARCEL OF VACANT LAND LOCATED ON THE NORTHEAST CORNER OF WATERMAN AVENUE AND CRUICKSHANK DRIVE, FURTHER IDENTIFIED BY APN 064-442-001, AND DECLARING SAME TO BE THE THIRD GENERAL PLAN AMENDMENT FOR CALENDAR YEAR 2013
- b. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO ADOPTING NEGATIVE DECLARATION NO. 12-05(a) WITHOUT MONITORING PLAN FOR GPA NO. 12-03.
- c. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO ADOPTING NEGATIVE DECLARATION NO. 12-05(b) WITHOUT MONITORING PLAN FOR COZ NO. 12-03
- d. Approval of Ordinance No. 13- , AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EL CENTRO AMENDING THE ZONING MAP OF THE CITY OF EL CENTRO PERTAINING TO APPROVED ZONE CHANGE - CHANGE OF ZONE NO. 12-03

**FINAL ACTION:**

## 6:40-7:00 NEW BUSINESS

13. Discussion and any necessary action regarding CR&R's request of annual rate adjustments for Solid Waste and Recycling.

**PRESENTATION:** Terry Hagen, Director of Public Works/City Engineer

- RECOMMENDATION:** a. Approval of Resolution No. 13- , RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO CONDITIONALLY RESCINDING RESOLUTION NO. 12-97 AND RE-ESTABLISHING RATES FOR THE COLLECTION TRANSPORTATION, RECYCLING, PROCESSING, AND DISPOSAL OF SOLID WASTE

**FINAL ACTION:**

14. Discussion and any necessary action regarding the submittal of an application to the California State Department of Housing and Community Development for funding under the HOME Investment Partnerships Program.

**PRESENTATION:** Marcela Piedra, Director of Economic Development

**RECOMMENDATION:** a. Approval of Resolution No. 13- , A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL CENTRO APPROVING THE SUBMITTAL OF AN APPLICATION TO THE CALIFORNIA STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT FOR FUNDING UNDER THE HOME INVESTMENT PARTNERSHIPS PROGRAM AND, IF SELECTED, APPROVING THE EXECUTION OF A STANDARD AGREEMENT, AND AMENDMENT THERETO, AND OF ANY RELATED DOCUMENTS NECESSARY TO PARTICIPATE IN THE HOME INVESTMENT PARTNERSHIPS PROGRAM

**FINAL ACTION:**

15. Discussion and any necessary action regarding the appointment of three (3) members to the El Centro Library Board of Trustees with terms ending June 30, 2016.

**PRESENTATION:** Mayor Benjamin Solomon

**RECOMMENDATION:** a. \_\_\_\_\_ b. \_\_\_\_\_ c. \_\_\_\_\_

**FINAL ACTION:**

16. Discussion and any necessary action regarding the City Council going dark the month of August 2013.

**PRESENTATION:** Mayor Benjamin Solomon

**RECOMMENDATION:**

**FINAL ACTION:**

## **INFORMATIONAL ITEMS**

17. Received and referred to Planning Department, Application for Alcoholic Beverage License regarding the following:
- a. Carinos Italian, 3203 S. Dogwood Road, El Centro, CA 92243

## **SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY**

*No scheduled business*

## **SUCCESSOR HOUSING AGENCY**

*No scheduled business*

### **7:00-7:05 (Time may vary) –PUBLIC COMMENTS**

*The City Council welcomes your input. At this time, members of the public may address the City Council on any matter not listed on the posted agenda. Pursuant to the Brown Act, no action will be taken on any issue brought forth under Public Comments. Please complete a “Speaker Slip” and submit it to the City Clerk prior to the start of the meeting. Unless the Mayor extends the time, there is a three (3) minute time limit for each public presentation.*

### **7:05-7:05 COUNCIL RECESS**

### **7:05-7:10 TASK FORCE REPORTS**

### **7:10-7:15 MAYOR AND COUNCIL MEMBERS REPORTS**

*Council Members reports on conferences or other City activities. Time limit 3 minutes.*

**ADJOURNMENT no later than 9:45 p.m:** *Unless a majority of Council has voted to continue or asked that the meeting be adjourned to another date & time. (\_\_\_\_\_).*

**Materials related to an item on this Agenda submitted to the City Council after distribution of the agenda packet will be available for public inspection at the Office of the City Clerk, 1275 Main Street, El Centro, California 92243, Monday-Friday during normal business hours.**

**In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, you should contact the office of the City Clerk at (760)337-4515. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangement to assure accessibility to this meeting.**