

**VALLEJO CITY COUNCIL
REGULAR MEETING MINUTES**

FEBRUARY 12, 2019

1. CALL TO ORDER

The meeting was called to order at 7:02 p.m.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Present: Mayor Sampayan, Vice Mayor Dew-Costa, Councilmembers Brown, McConnell, Miessner, Sunga, and Verder-Aliga

Absent: None

Staff present: City Manager Nyhoff, City Attorney Quintana and City Clerk Abrahamson

4. PRESENTATIONS AND COMMENDATIONS

Action: Presentations were made by Mayor Sampayan and Karen Palmiter (CDA Foundation).

A. PRESENTATION OF A PROCLAMATION HONORING KOREAN AMERICAN DAY

B. PRESENTATION BY THE CALIFORNIA DENTAL ASSOCIATION ON THE MARCH 2019 CDA CARES IN VALLEJO

5. FIRST COMMUNITY FORUM

Speakers: Kahdijah Sadeea, Mario Saucedo (Solano Aids Coalition), Richard Fisher, TJ Walkup, and John Kenney.

6. PUBLIC COMMENT REGARDING CONSENT CALENDAR ITEMS

Speakers: None.

7. CONSENT CALENDAR AND APPROVAL OF AGENDA

Action: Moved by Vice Mayor Dew-Costa and carried unanimously, unless otherwise noted, approval of the Agenda and the Consent Calendar with the removal of Item 7C, 7D and 7E making them Items 7.1, 7.2 and 7.2 respectfully, and the reordering of the

Action Calendar as follows:

- 1) 8D – Councilmember Brown to add agenda item re: Re-instituting Commission on Aging
- 2) 8E – Councilmember Miessner to add an agenda item re: Creating a Vacant Lot Ordinance
- 3) 8C – Approval and Notice of Intent to Amend Budget for Acquisition of Property
- 4) 8B – Study Session on Marijuana Business License Tax
- 5) 8A – Amendment to General Plan 2040

A. **APPROVAL OF MINUTES**

Recommendation: Approve City Council minutes for the meetings of 1) January 22, 2019 (special); 2) January 22, 2019 (regular); and 3) January 29, 2019 (special)

Contact: Dawn G. Abrahamson, City Clerk (707) 648-4528

Dawn.Abrahamson@cityofvallejo.net

Action: Approved minutes.

B. **PAYMENT OF CLAIMS: DECEMBER**

Recommendation: Ratify the payment of claims for the period December 1, 2018 through December 31, 2018.

Contact: Rekha Nayar, Acting Finance Director (707) 648-4592

Rekha.Nayar@cityofvallejo.net

Action: Ratified payment of claims for the period of December 1-31, 2018.

C. **CITY TREASURER'S INVESTMENT REPORT**

Recommendation: Accept the City Treasurer's Investment Report for the quarter ended December 31, 2018.

Contact: Rekha Nayar, Acting Finance Director (707) 648-4592

Rekha.Nayar@cityofvallejo.net

Action: item was removed from the Consent Calendar.

Staff responded to questions from Councilmembers.

Action: Moved by Vice Mayor Dew-Costa and carried unanimously to accept the Treasurer's Investment Report for quarter ended December 31, 2018.

D. **STATEMENT OF INVESTMENT POLICY AND DELEGATING INVESTMENT AUTHORITY**

Recommendation: Adopt a Resolution approving the revised Statement of Investment Policy (Attachment 2), and renew the delegation of investment authority to the City Finance Director, serving as City Treasurer, for the period March 1, 2019, through February 28, 2020.

Contact: Rekha Nayar, Acting Finance Director (707) 648-4592

Rekha.Nayar@cityofvallejo.net

Action: item was removed from the Consent Calendar.

Speakers: Anna Proctor, Richard Fisher, Elam Blackman, Jean Likover, Jason Kishineff, John Kennedy, Angela Vincent, Carol Cullun, Brad Beltane, Ryan Messano, and Ken Szutu.

Staff responded to questions from Councilmembers. Councilmembers provided comment.

Action: Moved by Vice Mayor Dew-Costa and carried unanimously to adopt Resolution No. 19-006 N.C. and to direct staff to return with a study session at the time the next quarterly investment report is presented to the City Council, or sooner if possible, to include the City's investment advisor. The Study Session should address all of Council's input received this evening.

E. **AMENDING LEGISLATIVE PRIORITIES AND ADVOCACY PROCEDURES**

Recommendation: Receive an update on completed 2018 legislative advocacy and adopt a Resolution (Attachment 1) amending legislative priorities and advocacy procedures for state and federal legislation for 2019.

Contact: Joanna Altman, Assistant to the City Manager, (707) 648-4362

joanna.altman@cityofvallejo.net

Action: item was removed from the Consent Calendar.

Speaker: Ryan Messano.

Staff responded to questions from Councilmembers. Councilmembers provided comment.

Action: Adopted Resolution No. 19-007 N.C. as revised to include a new Section entitled "Community" to include the following:

- 1) Extend support of legislation that enhances children literacy and fosters career educational advocacy.
- 2) Exam legislative priorities that address the need for adult training and revocation for employment purposes.
- 3) Legislation that support the end of drug abuse.
- 4) Exam MTC's CASA Compact and how it will impact the City of Vallejo and development.

F. **AWARD CONSTRUCTION CONTRACT TO RESOURCE ENVIRONMENTAL, INC., FOR OLD POST OFFICE DEMOLITION AND ABATEMENT PROJECT**

Recommendation:

Adopt a Resolution to:

1. Approve project plans and specifications for the old Post Office Demolition & Abatement / Interim Parking Lot Project (PWUSPS) at 485 Santa Clara Street; and
2. Authorize the City Manager to execute a construction contract in the amount of \$369,700 with Resource Environmental, Inc., in accordance with the approved plans and specifications.

Contact: Melissa L. Tigbao, City Engineer/Assistant Public Works Director
(707) 648-4085

Melissa.Tigbao@cityofvallejo.net

Action: Adopted Resolution No. 19-008 N.C.

G. **CONSULTANT AND PROFESSIONAL SERVICES AGREEMENT- YORK RISK SERVICES GROUP, INC.**

Recommendation:

Authorize the City Manager to execute a Consultant and Professional Services Agreement with York Risk Services Group, Inc. in an amount not to exceed \$100,000 for Safety Training and Consulting Services.

Contact:

Erika Leahy, Acting Risk Manager (707) 648-4143

Erika.Leahy@cityofvallejo.net

Action: Authorized the City Manager to execute a Consultant and Professional Services Agreement with York Risk Services Group, Inc. in an amount not to exceed \$100,000 for Safety Training and Consulting Services.

H. **APPROVE RESOLUTION TO REALLOCATE UNSPENT PB PROJECT FUNDING**

Recommendation: Adopt a resolution reallocating \$15,000 in unspent funds from the PB Cycle 3 "School Roads Repair" to the Cycle 4 "Fixing Pets & Feral Cats for Better Health" project.

Contact: Alyssa Lane, Administrative Analyst, (707) 648-4577

alyssa.lane@cityofvallejo.net

Action: Adopted Resolution No. 19-009 N.C.

I. **CREATION OF A COUNCIL STANDING COMMITTEE FOR THE PURPOSE OF INTERVIEWING BOARD AND COMMISSION APPLICANTS**

Recommendation: Adopt a Resolution creating a Council Standing Committee to be comprised of three councilmembers that would be appointed by the Mayor, with membership to rotate bi-annually, for the purpose of conducting interviews for board and commission applicants

Contact: Dawn G. Abrahamson, City Clerk (707) 648-4528

Dawn.Abrahamson@cityofvallejo.net

Action: Adopted Resolution No. 19-010 N.C.

8. **ACTION CALENDAR**

Items were taken out of order on the Action Calendar as approved under the Consent Calendar and Approval of Agenda (Item 7). The minutes reflect agenda items in the order that they appeared on the Agenda.

A. **AMENDMENT TO GENERAL PLAN 2040**

Recommendation: Adopt a Resolution of Intention to prepare an amendment to General Plan 2040 to reduce the allowed minimum residential densities to 16 dwelling units per acre (DU/A) in four General Plan Land Use Designations: District – North Gateway, Central Corridor, Neighborhood Corridor, and Business/Limited Residential.

Contact: Rob White, DPPD, Director of Planning and Development Services,

707-648-4163

rob.white@cityofvallejo.net

Afshan Hamid, AICP, Planning Manager, 707-648-4382

afshan.hamid@cityofvallejo.net

Action: Item was rescheduled to the February 26, 2019 regular City Council meeting.

B. STUDY SESSION ON VMC CHAPTER 5.05 - MARIJUANA BUSINESS LICENSE TAX

Recommendation: Provide direction to staff on amending Vallejo Municipal Code (VMC) Chapter 5.05 Marijuana Business License Tax.

Contact: Joanna Altman, Assistant to the City Manager, (707) 648-4362

joanna.altman@cityofvallejo.net

Action: Item was rescheduled to the February 26, 2019 regular City Council meeting.

C. APPROVAL AND NOTICE OF INTENT TO AMEND FISCAL YEAR 2018-10 BUDGET FOR ACQUISITION OF PROPERTY AT 400 MARE ISLAND WAY

Recommendation:

Consistent with the City Council's Priority to Repair and Replace Key Public Safety Facilities, staff recommends the following:

1. Provide notice of intent to amend Fiscal Year 2018-18 Budget as described in the attached resolution.
2. Adopt a resolution authorizing the City Manager to execute the attached Real Property Purchase and Sale Agreement with Alsation Land Company for the purchase of the parcel at 400 Mare Island Way; and
3. Adopt the resolution expressing official intent regarding certain capital expenditures to be reimbursed with proceeds of obligations.

Contact: Anne Cardwell, Assistant City Manager, (707) 648-4579

anne.cardwell@cityofvallejo.net

City Manager Nyhoff provided introductory comments and background

information.

Police Chief Bidou discussed the current Police Station building and deficiencies that make the building ineffective for continued police operations.

Given the condition of the current building, Police Chief Bidou noted that the City has been exploring options for the Department. He introduced the proposed new headquarters, located at 400 Mare Island Way.

Assistant City Manager Cardwell outlined the components of the proposed funding of purchase and concluded with staff's recommendation.

Speakers: Ryan Messano, Anne Carr, Ken Szutu, Darrell Edwards, Susan Anthony, and Diana Lang.

Staff responded to questions from Councilmembers. Councilmembers provided comment.

Action: Moved by Vice Mayor Dew-Costa and carried (Noes: McConnell and Verder-Aliga) to:

- 1) Adopt Resolution No. 19-011 N.C., a resolution authorizing the City Manager to execute the Real Property Purchase and Sale Agreement with Alsation Land Company for the purchase of the parcel at 400 Mare Island Way to include a revision to Section 6 (Conditions Precedent) iv. (c) iii to remove the wording "*Buyer's failure to respond within the 10 day period shall deemed an election by Buyer to accept any such title exceptions.*"
- 2) Adopt Resolution No. 19-012 N.C., a resolution expressing official intent regarding certain capital expenditures to be reimbursed with proceeds of obligations.
- 3) Provide notice of intent to amend Fiscal Year 2018-19 Budget as described in the attached resolution.

The meeting recessed at 11:30 p.m. and reconvened at 11:35 p.m.

D. REQUEST FROM COUNCILMEMBER BROWN TO ADD AN AGENDA ITEM AT A SUBSEQUENT MEETING TO DISCUSS RE-INSTITUTING THE COMMISSION ON AGING

Recommendation: Consider Councilmember Browns' request and direct staff to prepare and present relevant materials

Contact: Councilmember Brown
Hakeem.Brown@cityofvallejo.net

Councilmember Brown discussed the merits of his request.

Speakers: Richard Fisher, Jean Likover, Pastor Dawn Roginski, Blaine Dixon, Barbara Gaea, Ryan Messano, Brenda Crawford, Morgan Hannigan, and Laura Lee Ryan.

Staff responded to questions from Councilmembers. Councilmembers provided comment

Action: Moved by Vice Mayor Dew-Costa and carried unanimously to direct staff to prepare and present relevant materials regarding re-instituting the Commission on Aging at a future meeting.

E. **REQUEST FROM COUNCILMEMBER MIESSNER TO ADD AN AGENDA ITEM AT A SUBSEQUENT MEETING TO DISCUSS CREATING A VACANT LOT ORDINANCE**

Recommendation: Consider Councilmember Miessner's request and direct staff to prepare and present relevant materials

Contact: Councilmember Miessner
Katy.Miessner@cityofvallejo.net

Councilmember Miessner discussed the merits of her request.

Speaker: Pastor Dawn Roginski.

Staff responded to questions from Councilmembers. Councilmembers provided comment.

Action: Moved by Vice Mayor Dew-Costa and carried unanimously to direct staff to prepare and present relevant materials regarding creating a Vacant Lot Ordinance at a future meeting.

9. INFORMATION CALENDAR – None.

10. CITY MANAGER'S REPORT

City Manager Nyhoff reported on various community events.

11. CITY ATTORNEY'S REPORT

A. QUARTERLY REPORT FOR FISCAL YEAR 2018/2019, SECOND QUARTER (OCTOBER - DECEMBER 2018)

Recommendation: Informational item only. No action is required.

Contact: Claudia Quintana, City Attorney (707) 648-4545

Claudia.Quintana@cityofvallejo.net

12. COMMUNITY FORUM

Speakers: Ryan Messano, Darrell Edwards and Daniel Boone.

13. REPORT OF THE PRESIDING OFFICER AND MEMBERS OF THE CITY COUNCIL

Councilmembers reported on various community events and meetings attended.

14. CLOSED SESSION – None.

15. ADJOURNMENT

The meeting adjourned at 12:03 a.m.


BOB SAMPAYAN, MAYOR

ATTEST:


DAWN G. ABRAHAMSON
CITY CLERK