

CITY COUNCIL MEETING MINUTES CITY OF SANTA MARIA, CALIFORNIA

**January 16, 2024, 5:30 p.m.
City Hall Council Chambers
110 East Cook Street
Santa Maria**

Roll Call: Mayor Alice Patino, Councilmember Maribel Aguilera-Hernandez, Councilmember Mike Cordero, Councilmember Carlos Escobedo

Members Absent: Councilmember Gloria Soto

Staff Present: Interim City Manager Alex Posada, City Attorney Thomas Watson, Interim Assistant City Manager Chuen Wu, Interim Chief Human Resources Officer Dawn Jackson, Fire Chief Bradley Dandridge, Director of Public Works Brett Fulgoni, Interim Director of Finance Xenia Bradford, Chief Information Officer Jeffrey Marecic, Interim Director of Recreation and Parks Angela Oslund, Chief of Police Marc Schneider, Director of Utilities Shad Springer, Chief Deputy City Clerk Sarah Lansburgh, Assistant City Clerk Alexandra Valadez

CLOSED SESSION

1. CALL TO ORDER

Mayor Patino called the meeting to order at 4:32 p.m.

ROLL CALL:

MEMBERS PRESENT:

Councilmembers Maribel Aguilera-Hernandez, Mike Cordero, Carlos Escobedo, and Mayor Alice Patino.

MEMBERS ABSENT:

Councilmember Gloria Soto

STAFF MEMBERS PRESENT:

Interim City Manager Posada, City Attorney Watson, and Chief Deputy City Clerk Lansburgh (for roll call only).

2. PUBLIC COMMENT PERIOD

Mayor Patino invited public comment. Speaking from the public was Jeremy Mace and Isaac Berumen.

3. RECESS-CLOSED SESSION

3.a Conference with Labor Negotiators, Pursuant to California Government Code §54957.6

Mayor Patino recessed to a Closed Session at 4:37 p.m.

3.b Public Employment Recruitment - City Manager, Pursuant to California Government Code §54957(b)(1)

3.c Real Property Negotiators, Pursuant to California Government Code §54956.8

4. RECONVENE TO OPEN SESSION

OPEN SESSION - 5:30 P.M.

5. INVOCATION

Pastor Israel Gonzales with Central City Church gave the Invocation.

6. PLEDGE OF ALLEGIANCE

Councilmember Aguilera-Hernandez led the Pledge of Allegiance.

7. CALL TO ORDER

Mayor Patino convened the meeting and called the meeting to order at 5:40 p.m.

8. REPORT BY THE CITY ATTORNEY FROM CLOSED SESSION

City Attorney Watson reported that instructions were provided to the City staff for items 3.a and 3.b; and information was provided to the City Council for item 3.c.

9. PROCLAMATIONS

9.a Proclamation – “Respect for Life” – January 21, 2024, through January 27, 2024

The City Council presented a Proclamation recognizing January 21, 2024, through January 27, 2024, as “Respect for Life Week” in the City of Santa Maria. Jon Lindgren accepted the Proclamation on behalf of Right to Life of the Central Coast.

Mayor Patino invited public comment. Speaking from the public was Pam Gates and Cliff Solomon.

9.b Proclamation – “Human Trafficking Awareness Month” – January 2024

The City Council presented a Proclamation recognizing January 2024, as “Human Trafficking Awareness Month” in the City of Santa Maria. Ann McCarty accepted the Proclamation on behalf of the North County Rape Crisis & Child Protection Center.

9.c Presentation – Businesses of the Quarter – January to March 2024

The City Council presented certificates to the featured Businesses of the Quarter (January to March 2024) – Casa Bonita Furniture and Budget Blinds of Santa Maria. Accepting on behalf of the Casa Bonita Furniture was Benjamin Davalos; accepting on behalf of Budget Blinds was Shawn & Sunday Ballas.

10. PUBLIC COMMENT PERIOD (Not to exceed 15 Minutes)

Mayor Patino invited public comment. Speaking from the public was Matt Chircop, Nicole Bryant, Daniel Vegezzi, Cody Graybehl, Luis Magallon, Natalia Heredia, Joe Hall, Darryl Scheck, Scott Bramsen, and Isaac Berumen.

11. PRESENTATIONS

11.a Presentation – Trauma Center Program Update

The City Council received a presentation from Marian Regional Medical Center regarding the Trauma Center Program.

12. CONSENT CALENDAR

Consent Calendar Items 12.a.1 through 12.f.1 (except 12.d.1) were approved as presented, including the adoption of Resolution Nos. 2024-01, 2024-02, 2024-03, 2024-04, 2024-05, 2024-06, 2024-07, and 2024-08. The recorded vote appears with each item below.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopt the Consent Calendar as submitted.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.a CITY MANAGER/CITY CLERK DEPARTMENT

12.a.1 Ordinances and Resolutions

Waived the reading in full of all Ordinances and Resolutions. Ordinances on the Consent Agenda will be adopted by the same vote cast at the first meeting, unless City Council indicates otherwise.

Motion carried unanimously

12.a.2 Approval of Minutes

Approved the Minutes of the regular City Council meeting of December 19, 2023.

Motion carried unanimously

12.a.3 Approval of Minutes

Approved the Minutes of the Special City Council meeting of January 4, 2024.

Motion carried unanimously

12.b FINANCE DEPARTMENT

12.b.1 Payment of Warrants

Order ratified subject to having been certified as being in conformity with the budget and having been approved for payment by the Director of Finance.

Motion carried unanimously

12.b.2 Payment of Payroll

Order ratified subject to having been certified by the proper Department Directors, as shown on records on file in the Department of Finance, and having been approved for payment by the Director of Finance.

Motion carried unanimously

12.c POLICE DEPARTMENT

12.c.1 Adoption of a Resolution Authorizing an Application for the California Office of Safety Selective Traffic Enforcement Program Grant

Action: Adopted as Resolution No. 2024-01.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution authorizing the submission of an application for the 2025 Grant Program Cycle of the California Office of Traffic Safety Selective Traffic Enforcement Program Grant.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.d PUBLIC WORKS DEPARTMENT

12.d.1 Adoption of a Resolution Awarding Bid No. 2023-17 to V. Lopez Jr & Sons G.E.C., Inc. for the 2023-2024 Citywide Pedestrian Safety and Accessibility Improvement Project

Item 12.d.1 was pulled from the agenda and was not voted upon.

12.d.2 Adoption of a Resolution Awarding Bid No. 2023-16 to Main Line Engineering for the McClelland Waterline Replacement Project

Action: Adopted as Resolution No. 2024-02.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution awarding a bid to Main Line Engineering, in the amount of \$1,209,295, for the construction of the McClelland Waterline Replacement Project, Bid No. 2023-16.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.d.3 Adoption of a Resolution Approving the Just BOBA Five-Year Payment Plan for Growth Mitigation Impact Fees

Action: Adopted as Resolution No. 2024-03.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution approving the deferral of Traffic Growth Mitigation Impact Fees to be paid over a five-year period for the Just BOBA development, located at 1954 South Broadway.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.d.4 Adoption of a Resolution Establishing No Parking Zones on Bluebird Street

Action: Adopted as Resolution No. 2024-04.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution establishing No Parking Zones on the northerly and southerly way of Bluebird Street, beginning at the northeast intersection of School Street and Bluebird Street to the northerly boundary of the Driftwood Gardens Neighborhood and east of the centerline of School Street continuing east, then continuing south to the northerly boundary of the Driftwood Gardens Neighborhood.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.d.5 Adoption of a Resolution Establishing a No Stopping Zone on Concepcion Avenue

Action: Adopted as Resolution No. 2024-05.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution establishing a No Stopping Zone on Concepcion Avenue, along the easterly curb face, beginning at the northeasterly intersection of Concepcion Avenue and Main Street continuing north for a length of 15 linear feet.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.d.6 Adoption of a Resolution Establishing a No Stopping Zones on Morrison Avenue

Action: Adopted as Resolution No. 2024-06.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution establishing a No Stopping Zones on Morrison Avenue along the southerly curb face, beginning at the westerly curb return of the western driveway continuing west, and beginning at the easterly curb return of the western and eastern driveway continuing east.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.e RECREATION & PARKS DEPARTMENT

12.e.1 Adoption of a Resolution for the Annexation and Assessment of the Maxco Packaging Warehouse Project into the Southwest Landscape Maintenance District

Action: Adopted as Resolution No. 2024-07.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Escobedo

Adopted a Resolution for the annexation and assessment for the Maxco Packaging Warehouse projects that are within the respective Southwest Landscape Maintenance Districts.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

12.f UTILITIES DEPARTMENT

12.f.1 Adopt a Resolution Authorizing Use of California Department of Resources Recycling and Recovery Local Assistance Grant Funds Used for Reimbursement of Food Recovery-Related Equipment Purchases by Eligible Food Recovery Organizations within Santa Maria

Action: Adopted as Resolution No. 2024-08.

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Cordero

Adopted a Resolution authorizing the use of California Department of Resources Recycling and Recovery Local Assistance Grant funds awarded to the City of Santa Maria to be used for the reimbursement of food recovery-related equipment purchases by eligible food recovery organizations within the City of Santa Maria.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

13. PUBLIC HEARING

13.a Adoption of a Resolution to Amend the Santa Maria Airport Business Park Specific Plan; Introduction of an Ordinance to Amend the Santa Maria Airport Business Park Specific Plan; Adoption of a Resolution Approving Planned Development Permit PD 2022-0017

Principal Planner Frank Albro Jr. presented the staff report and presentation.

Councilmember Cordero asked about the possibility of increased noise in the neighborhood because of the business. Principal Planner Albro Jr. expressed that this issue was addressed in the Planned Development Permit process, and they do not foresee that issue.

Mayor Patino invited public comment and opened the public hearing at 7:04 p.m. Speaking from the public was Eric Justenson and Glenn Morris. Mayor Patino closed the public hearing at 7:11 p.m.

Action: Adopted as Resolution No. 2024-09

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Cordero

Adopted a Resolution for General Plan consistency to amend the Santa Maria Airport Business Park Specific Plan to add “Heavy Retail Business” as a permitted land use in the Planned Development/Light Industrial/Public Facilities - Airport (PD/LI/PF-A) zone district, and to modify the Foxenwood Lane roadway design; and

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

Action: Introduced as Ordinance No. 2024-01

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Cordero

Introduced an Ordinance for zoning consistency to amend the Santa Maria Airport Business Park Specific Plan to add “Heavy Retail Business” as a permitted land use in the Planned Development/Light Industrial/Public Facilities-Airport (PD/LI/PF-A) zone district, and to modify the Foxenwood Lane Roadway design; and

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

Action: Adopted as Resolution No. 2024-10

Moved by: Councilmember Aguilera-Hernandez

Seconded by: Councilmember Cordero

Adopted a resolution approving a Planned Development Permit (PD2022-0017) for a 101,450-square-foot Mini-Warehouse Facility on a five acre site within a PD/M-1/PF-A (Planned Development/Light Manufacturing/Public Facilities) Zone District of the Santa Maria Airport Business Park Specific Plan.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

14. REGULAR BUSINESS

14.a Adoption of a Resolution Approving a Sales and Disposition Agreement between the City of Santa Maria and Burt Fugate/Burt E. Fugate Trust for the Cook Street Mixed-Use Apartment Project

The City Council considered adopting a Resolution approving a Sales and Disposition Agreement between the City of Santa Maria and Brett Fugate / Burt E. Fugate Trust, which includes the sale of surplus land located at the northeast corner of Cook and McClelland Streets.

Mayor Patino invited public comment. Speaking from the public was Laurie Tamaura.

Action: Adopted as Resolution No. 2024-11

Moved by: Councilmember Escobedo

Seconded by: Councilmember Cordero

Adopted a Resolution approving a Sales and Disposition Agreement (SDA) between the City of Santa Maria and Burt Fugate / Burt E. Fugate Trust, which includes the sale of surplus land located at the northeast corner of Cook and McClelland Streets, an approximately 11,000 square-foot portion of Assessor's Parcel Number 125-320-009.

For (4): Mayor Patino, Councilmember Aguilera-Hernandez, Councilmember Cordero, and Councilmember Escobedo

Absent (1): Councilmember Soto

Motion carried by a recorded vote (4 to 0)

14.b Receive a Status Update on the Mobile Home Model Lease Program

The City Council received a status update on the mobile home model lease program from Interim Assistant City Manager Wu.

There was a brief discussion with questions from Councilmember Cordero and Councilmember Escobedo.

Mayor Patino invited public comment. Speaking from the public was Gary Hall, Jared Gonzalez, Lisa Toke, Darren McGee, and Mike Judge.

15. REPORT BY INTERIM CITY MANAGER

Interim City Manager Posada reported that the next City Council Meeting would be February 6th. Items on the agenda would include a Closed Session on Labor, Proclamations for Black History Month and 2-1-1 Day, Presentations for Code Compliance Annual Report and Hometown Heroes, a donation of gas

mask equipment, Purchase/Sales Agreement for Blosser Ranch Park, Pledge of Revenue Agreement with CalRecycle, and Annual Fire Department Report.

16. ORAL REPORTS OF COUNCILMEMBERS AND OFFICERS (INCLUDING AB1234 REPORTS)

Councilmember Cordero reported that he attended CommUnify, Martin Luther King Jr Celebration at the Santa Maria Public Library, Central Coast Water Authority Special Meeting.

Councilmember Escobedo reported that he attended a meeting regarding Airport Business Park Specific Plan.

Councilmember Aguilera-Hernandez reported that she attended the Community Services Board Meeting for Marian Hospital and a Women Lawyers Association Event.

Mayor Patino reported that she attended a Badge Pinning Ceremony at the Santa Maria Police Department, The Longest Night Event, Cal Cities Policy Committee Orientation, two California Alliance of Local Electeds, North County Subregional Planning Committee, Martin Luther King Jr Celebration at the Santa Maria Public Library, and a Civil Grand Jury interview.

17. ADJOURNMENT

There being no further business before the City Council, Mayor Patino declared the City Council meeting adjourned at 8:05 p.m.

Sarah Lansburgh, Chief Deputy City Clerk

Alice M. Patino, Mayor