



MEETING OF THE CITY COUNCIL

Agenda

Mary Casillas Salas, Mayor
John McCann, Councilmember - District 1
Jill M. Galvez, Councilmember - District 2
Stephen C. Padilla, Councilmember - District 3
Mike Diaz, Councilmember - District 4

Gary Halbert, City Manager
Glen R. Googins, City Attorney
Kerry K. Bigelow, City Clerk

Tuesday, March 26, 2019

5:00 PM

**Council Chambers
276 4th Avenue, Building A
Chula Vista, CA 91910**

SPECIAL MEETING OF THE HOUSING AUTHORITY MEETING JOINTLY WITH THE CITY COUNCIL OF THE CITY OF CHULA VISTA

Notice is hereby given that the Mayor of the City of Chula Vista has called and will convene a special meeting of the Housing Authority meeting jointly with the City Council on Tuesday, March 26, 2019, at 5:00 p.m. in the Council Chambers, located at 276 Fourth Avenue, Building A, Chula Vista, California to consider items on this agenda.

CALL TO ORDER

ROLL CALL:

Councilmembers Diaz, Galvez, McCann, Padilla and Mayor Casillas Salas

PLEDGE OF ALLEGIANCE TO THE FLAG AND MOMENT OF SILENCE

SPECIAL ORDERS OF THE DAY

- A. [19-0115](#) PRESENTATION ANNOUNCING THE CITY OF CHULA VISTA'S PARTICIPATION IN THE NATIONAL MAYOR'S CHALLENGE FOR WATER CONSERVATION
- B. [19-0171](#) SPECIAL RECOGNITION OF VARIOUS REBELS SOCCER CLUBS INCLUDING: TWO GIRLS 2001 TEAMS, BOYS 2004 TEAM, BOYS 2005 TEAM, AND BOYS 2006 TEAM AND THEIR COACHES RYAN MARQUEZ, GIO MEDINA, EDDIE FONBON, BRIAN HIATT, AND GABRIEL GAMBOA FOR WINNING NUMEROUS CHAMPIONSHIPS

CONSENT CALENDAR (Items 1 - 12)

The Council will enact the Consent Calendar staff recommendations by one motion, without discussion, unless a Councilmember, a member of the public, or staff requests that an item be removed for discussion. If you wish to speak on one of these items, please fill out a "Request to Speak" form (available in the lobby) and submit it to the City Clerk prior to the meeting. Items pulled from the Consent Calendar will be discussed immediately following the Consent Calendar.

1. [19-0194](#) APPROVAL OF MINUTES of October 23 and November 13, 2018.

Recommended Action: Council approve the minutes.

2. [18-0518](#) A. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA DECLARING ITS INTENTION TO ESTABLISH COMMUNITY FACILITIES DISTRICT NO. 14M-2 (EASTERN URBAN CENTER/MILLENIA) AND TO AUTHORIZE THE LEVY OF A SPECIAL TAX THEREIN TO FINANCE CERTAIN SERVICES AND SETTING THE PUBLIC HEARING TO CONSIDER THE ESTABLISHMENT OF THE PROPOSED DISTRICT

B. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ADOPTING A BOUNDARY MAP SHOWING THE BOUNDARIES OF THE TERRITORY PROPOSED FOR THE INCLUSION IN PROPOSED COMMUNITY FACILITIES DISTRICT NO. 14M-2 (EASTERN URBAN CENTER/MILLENIA)

Department: Development Services Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council adopt the resolutions.

3. [19-0026](#) ACCEPTANCE OF THE HOUSING ELEMENT 2018 ANNUAL PROGRESS REPORT & HOUSING SUCCESSOR ANNUAL REPORT FOR FISCAL YEAR 2017/18

Department: Development Services Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council/Authority accept the report.

4. [19-0025](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING THE 2019 ANNUAL REPORT FOR THE DOWNTOWN CHULA VISTA PROPERTY-BASED BUSINESS IMPROVEMENT DISTRICT AND DIRECTING STAFF TO CONDUCT A SURVEY OF EXISTING BUSINESSES AND PROPERTY OWNERS

Department: Economic Development Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council adopt the resolution.

5. [19-0059](#) A. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA WAIVING THE COMPETITIVE BIDDING REQUIREMENT AND APPROVING THE DISPATCH SERVICES AGREEMENT - SAN DIEGO/CHULA VISTA, BETWEEN THE CITY AND THE CITY OF SAN DIEGO

B. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING THE ATTACHMENT 2: DATA SHARING AGREEMENT, WHICH IS A COMPONENT OF THE DISPATCH SERVICES AGREEMENT - SAN DIEGO/CHULA VISTA, BETWEEN THE CITY AND THE CITIES OF SAN DIEGO, CORONADO, IMPERIAL BEACH, NATIONAL CITY AND POWAY

Department: Fire Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council adopt the resolutions.

6. [19-0110](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ACCEPTING BIDS AND AWARDDING A CONTRACT FOR SERVICES TO WESTERN AUDIO VISUAL FOR THE PURCHASE, INSTALLATION, AND MAINTENANCE OF CITY COUNCIL CHAMBERS ELECTRONIC EQUIPMENT AND DISPLAYS, AND APPROPRIATING FUNDS THEREFOR (4/5 VOTE REQUIRED)

Department: Information Technology Department

Environmental Notice: The Project qualifies for a Categorical Exemption pursuant to the California Environmental Quality Act State Guidelines Section 15301 Class 1 (Existing Facilities) and Section 15061(b)(3).

Recommended Action: Council adopt the resolution.

7. [19-0050](#) A. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA AWARDING A DESIGN-BUILD AGREEMENT FOR THE DESIGN AND PRECONSTRUCTION PHASE (PHASE 1) WITH EC CONSTRUCTORS, INC. FOR THE DESIGN OF FIRE STATIONS 5 AND 9 PROJECT (CIP NO. GGV0230)
- B. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA AMENDING THE FISCAL YEAR 2018/19 CIP PROGRAM BUDGET BY ESTABLISHING A NEW CIP PROJECT, "ORANGE PARK PARKING LOT IMPROVEMENTS (CIP# PRK0335)"; AND TRANSFERRING \$270,000 IN CIP FUND APPROPRIATIONS FROM REC0314 TO PRK0335 (4/5 VOTE REQUIRED)
- C. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA AMENDING THE FISCAL YEAR 2018/19 BUDGET AND APPROPRIATING FUNDS FOR APPROVED LAND ACQUISITION COSTS FOR THE FIRE STATION 9 SITE (4/5 VOTE REQUIRED)

Department: Engineering Department

Environmental Notice: The proposed Project has been reviewed for compliance with the California Environmental Quality Act (CEQA) and it has been determined that the Project qualifies for a Categorical Exemption pursuant to the California Environmental Quality Act State Guidelines Section 15303 Class 3 (New Construction or Conversion of Small Structures); Section 15332 Class 32 (In-Fill Development Projects); and Section 15061(b)(3) because the proposed project would not result in a significant effect on the environment, create a cumulative impact, damage a scenic highway, be located on a site pursuant to Section 65962.5, or cause a substantial adverse change in the significance of a historical resource. Thus, no further environmental review is required.

Recommended Action: Council adopt the resolutions.

8. [19-0066](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ACCEPTING GRANT FUNDS FROM THE CALIFORNIA DEPARTMENT OF PARKS AND RECREATION HABITAT CONSERVATION FUND PROGRAM IN THE AMOUNT OF \$100,000; APPROVING AN AGREEMENT WITH LIVING COAST DISCOVERY CENTER TO PROVIDE A COMMUNITY PROGRAM TO ENCOURAGE URBAN FAMILIES TO HIKE, EXPLORE, AND PROTECT LOCAL HABITATS AND WILDLIFE; AND APPROPRIATING THE FUNDS ACCORDINGLY (4/5 VOTE REQUIRED)

Department: Community Services Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required. In addition, notwithstanding the foregoing, the "Project" also qualifies for an Exemption pursuant to Section 15061(b)(3) of the California Environmental Quality Act State Guidelines.

Recommended Action: Council adopt the resolution.

9. [19-0177](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING AN AGREEMENT WITH HDL COMPANIES TO PROVIDE COMMERCIAL CANNABIS APPLICATION REVIEW SERVICES; WAIVING CITY'S CONSULTANT SELECTION PROCESS IN CONNECTION WITH SAME; APPROPRIATING \$539,500 OUT OF THE GENERAL FUND, NON-DEPARTMENTAL, TO FUND THE AGREEMENT; AND AUTHORIZING THE CITY MANAGER TO FINALIZE AND EXECUTE THE FORMAL CONTRACT WITH HDL COMPANIES ON BEHALF OF THE CITY (4/5 VOTE REQUIRED)

Department: Finance Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required. Notwithstanding the foregoing, the activity qualifies for an Exemption pursuant to Section 15061(b)(3) of the California Environmental Quality Act State Guidelines.

Recommended Action: Council adopt the resolution.

10. [19-0179](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING THE FIRST AMENDMENT TO THE MEMORANDUM OF UNDERSTANDING (SIDE LETTER) BETWEEN THE CITY OF CHULA VISTA AND INTERNATIONAL ASSOCIATION OF FIRE FIGHTERS, LOCAL 2180 REGARDING SQUADS

Department: Human Resources Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council adopt the resolution.

11. [19-0176](#) A. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA AMENDING EMPLOYER-PAID MEMBER CONTRIBUTIONS FOR EMPLOYEES IN CLASSIFICATIONS REPRESENTED BY LOCAL 2180 INTERNATIONAL ASSOCIATION OF FIRE FIGHTERS AFL-CIO (IAFF)

B. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING CESSATION OF PAYMENT, ON EMPLOYER SIDE, FOR OPTIONAL BENEFITS BY EMPLOYEES IN CLASSIFICATIONS REPRESENTED BY LOCAL 2180 INTERNATIONAL ASSOCIATION OF FIRE FIGHTERS AFL-CIO (IAFF) AS A RESULT OF TERMINATION OF EMPLOYER-PAID MEMBER CONTRIBUTIONS FOR SAID EMPLOYEES

Department: Human Resources Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council adopt the resolutions.

12. [19-0113](#) ORDINANCE OF THE CITY OF CHULA VISTA AMENDING VARIOUS SECTIONS OF THE CHULA VISTA MUNICIPAL CODE (CVMC) TO CLARIFY PROVISIONS REGARDING ILLEGAL COMMERCIAL CANNABIS CONDUCT AND PENALTIES, INCLUDING CVMC SECTIONS 1.04.010, DEFINITION OF RESPONSIBLE PARTY, 1.41.110, CIVIL PENALTIES, 5.19.020, DEFINITIONS, AND 5.19.280, ENFORCEMENT AND PENALTIES (FIRST READING)

Department: City Attorney

Environmental Notice: The activity is not a "project" as defined under section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required. Notwithstanding the foregoing, the activity qualifies for an exemption pursuant to Section 15061(b)(3) of the California Environmental Quality Act State Guidelines.

Recommended Action: Council place the ordinance on first reading.

ITEMS REMOVED FROM THE CONSENT CALENDAR

PUBLIC COMMENTS

Persons speaking during Public Comments may address the Council on any subject matter within the Council's jurisdiction that is not listed as an item on the agenda. State law generally prohibits the Council from discussing or taking action on any issue not included on the agenda, but, if appropriate, the Council may schedule the topic for future discussion or refer the matter to staff. Comments are limited to three minutes.

PUBLIC HEARINGS

The following item(s) have been advertised as public hearing(s) as required by law. If you wish to speak on any item, please fill out a "Request to Speak" form (available in the lobby) and submit it to the City Clerk prior to the meeting.

13. [19-0052](#) A. ORDINANCE OF THE CITY OF CHULA VISTA AMENDING CHAPTER 15.06 OF THE CHULA VISTA MUNICIPAL CODE (ADMINISTRATIVE PROVISIONS FOR THE TECHNICAL BUILDING CODES) TO COMPLY WITH STATE LAW (FIRST READING)

B. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA AMENDING CERTAIN SECTIONS OF CHAPTER 10 (BUILDING FEES) OF THE CITY'S MASTER FEE SCHEDULE RELATING TO PLAN CHECK AND PERMIT EXTENSIONS

Department: Development Services

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council conduct the public hearing, place the ordinance on first reading, and adopt the resolution.

ACTION ITEMS

The Item(s) listed in this section of the agenda will be considered individually by the Council and are expected to elicit discussion and deliberation. If you wish to speak on any item, please fill out a "Request to Speak" form (available in the lobby) and submit it to the City Clerk prior to the meeting.

14. [19-0060](#) A. RESOLUTION OF THE CHULA VISTA HOUSING AUTHORITY AUTHORIZING THE EXECUTION AND DELIVERY OF TAX-EXEMPT MULTI-FAMILY HOUSING REVENUE NOTES IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$21,400,000 FOR THE PURPOSE OF FINANCING THE ACQUISITION AND REHABILITATION OF THE ST. REGIS PARK APARTMENTS MULTI-FAMILY RENTAL HOUSING PROJECT; APPROVING AND AUTHORIZING THE EXECUTION AND DELIVERY OF ANY AND ALL DOCUMENTS NECESSARY TO EXECUTE AND DELIVER THE NOTES, COMPLETE THE TRANSACTION AND IMPLEMENT THIS RESOLUTION; AND RATIFYING AND APPROVING ANY ACTION HERETOFORE TAKEN IN CONNECTION WITH THE NOTES

B. RESOLUTION OF THE CHULA VISTA HOUSING AUTHORITY, IN ITS CAPACITY AS THE SUCCESSOR HOUSING ENTITY WITHIN THE MEANING OF HEALTH AND SAFETY CODE SECTION 34176; APPROVING THE ASSUMPTION OF EXISTING HOUSING AUTHORITY LOAN TOTALING APPROXIMATELY \$1,275,778 IN ACCRUED INTEREST WITH AMENDED LOAN TERMS, AND AUTHORIZING THE DIRECTOR TO EXECUTE ALL RELATED LOAN DOCUMENTS BY AND BETWEEN THE CHULA VISTA HOUSING AUTHORITY AND ST. REGIS PARK CIC, LP FOR ST. REGIS PARK MULTI-FAMILY AFFORDABLE RENTAL APARTMENTS

Department: Development Services Department

Environmental Notice: The project qualifies for a Class 1 Categorical Exemption pursuant to Section 15301 Existing Facilities of the California Environmental Quality Act State Guidelines because it involves the acquisition and rehabilitation of existing facilities which would not result in an expansion of the existing uses.

Recommended Action: Authority adopt the resolutions.

**15. [19-0117](#) PRESENTATION AND DISCUSSION OF THE CITY'S
FISCAL YEAR 2020 BASELINE BUDGET**

Department: Finance Department

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council receive the report and provide feedback as appropriate.

**16. [19-0166](#) A. DELIBERATION AND NOMINATIONS OF APPLICANTS
TO BE INTERVIEWED TO FILL THE CURRENT VACANCY
ON THE PLANNING COMMISSION**

APPLICANTS: Angelica Carillo, Rodney Caudillo, Heather Diaz-Tran, Alonso Gonzalez, Delfina Gonzalez, Victor Ibarra, Patrick Macfarland, David Potter, Robert Quinlivan, Jerome Torres, Jim Trotter, Monika Tuncbilek, Isabel Tutiven Ubilla, and Alex Welling

B. SELECTION OF DATE AND TIME OF OPEN MEETING
OR MEETINGS AS MAY BE NECESSARY TO CONDUCT
INTERVIEWS OF APPLICANTS RECEIVING TWO OR
MORE NOMINATIONS FOR THE VACANCY ON THE
PLANNING COMMISSION

Department: City Clerk

Environmental Notice: The activity is not a "Project" as defined under Section 15378 of the California Environmental Quality Act State Guidelines; therefore, pursuant to State Guidelines Section 15060(c)(3) no environmental review is required.

Recommended Action: Council nominate applicants to be interviewed to fill the vacant seat and select a date and time for an open meeting or meetings to conduct interviews of applicants receiving two or more nominations.

CITY MANAGER'S REPORTS

MAYOR'S REPORTS

**17. [19-0183](#) RATIFICATION OF APPOINTMENT OF ADRIANA GUEVARA
GLUYAS TO THE SUSTAINABILITY COMMISSION**

18. [19-0178](#) CONSIDERATION OF CITY ENDORSEMENT OF THE SOUTH BAY LATIN MUSIC FESTIVAL AT BAYSIDE PARK IN CHULA VISTA

COUNCILMEMBERS' COMMENTS

CITY ATTORNEY'S REPORTS

CLOSED SESSION

Announcements of actions taken in Closed Session shall be made available by noon on Wednesday following the Council meeting at the City Attorney's office in accordance with the Ralph M. Brown Act (Government Code 54957.7).

19. [19-0184](#) CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION PURSUANT TO GOVERNMENT CODE SECTION 54956.9 (d)(1)

Name of case: Leilani Kaloha v. City of Chula Vista, San Diego Superior Court, Case No. 37-2018-00004635 -CU-PO-CTL.

ADJOURNMENT

to the regular City Council meeting on April 2, 2019, at 5:00 p.m., in the Council Chambers.

Materials provided to the City Council related to any open-session item on this agenda are available for public review at the City Clerk's Office, located in City Hall at 276 Fourth Avenue, Building A, during normal business hours.

*In compliance with the
AMERICANS WITH DISABILITIES ACT*

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