



## 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  
Andrea Cardenas - Councilmember - District 4

Maria V. Kachadoorian, City Manager  
Glen R. Googins, City Attorney  
Kerry K. Bigelow, City Clerk

**Tuesday, March 16, 2021**

**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 16, 2021, at 5:00 p.m. via teleconference and in the Council Chambers, located at 276 Fourth Avenue, Building A, Chula Vista, California to consider items on this agenda.*

*PURSUANT TO THE GOVERNOR OF THE STATE OF CALIFORNIA'S EXECUTIVE ORDER N-29-20, AND IN THE INTEREST OF THE PUBLIC HEALTH AND SAFETY, MEMBERS OF THE CITY COUNCIL AND STAFF MAY PARTICIPATE IN THIS MEETING VIA TELECONFERENCE. IN ACCORDANCE WITH THE EXECUTIVE ORDER, THE PUBLIC MAY VIEW THE MEETING ON TELEVISION AND/OR ONLINE AND NOT IN THE COUNCIL CHAMBERS.*

*HOW TO WATCH: Watch the meeting via livestream at <https://chulavista.legistar.com/Calendar.aspx>, on AT&T U-verse channel 99 (throughout the County), and on Cox Cable channel 24 (only in Chula Vista). Recorded meetings are also aired on Wednesdays at 7 p.m. (both channels) and are archived on the City's website.*

*HOW TO SUBMIT COMMENTS: Visit the online eComment portal for this meeting at: <https://chulavista.legistar.com/Calendar.aspx>. The commenting period will be open shortly after the agenda is published will remain open through the meeting. All comments will be available to the public and the City Council using the eComment portal. Comments must be received prior to the time the Mayor calls for the close of the commenting period. Comments received after such time will not be considered by the City Council. If you have difficulty or are unable to submit a comment, please contact the City Clerk's Office at [cityclerk@chulavistaca.gov](mailto:cityclerk@chulavistaca.gov) or (619) 691-5041.*

*ACCESSIBILITY: Individuals with disabilities are invited to request modifications or accommodations in order to access and/or participate in a City meeting by contacting the City Clerk's Office at [cityclerk@chulavistaca.gov](mailto:cityclerk@chulavistaca.gov) or (619) 691-5041 (California Relay Service is available for the hearing impaired by dialing 711) at least forty-eight hours in advance of the meeting.*

*\*\*\*The City of Chula Vista is relying on commercial technology to livestream and accept public comments via Granicus, Inc. With the increase of virtual meetings, most platforms are working to scale their systems to meet the new demand. If we have technical difficulties, we will resolve them as quickly as possible. City staff will take all possible measures to ensure a publicly accessible experience. \*\*\**

**CALL TO ORDER****ROLL CALL:**

*Councilmembers Cardenas, Galvez, McCann, Padilla and Mayor Casillas Salas*

**PLEDGE OF ALLEGIANCE TO THE FLAG AND MOMENT OF SILENCE****SPECIAL ORDERS OF THE DAY**

- A. [21-0058](#) COVID-19 UPDATE BY CITY OF CHULA VISTA  
EMERGENCY SERVICES COORDINATOR MARLON KING

**CONSENT CALENDAR (Items 1 - 8)**

*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 comment on one of these items, do so at <https://chulavista.legistar.com/Calendar.aspx>*

1. [21-0073](#) APPROVAL OF MINUTES of November 17, December 1, and 3, 2020.

*Recommended Action:* Council approve the minutes.

2. [21-0057](#) ORDINANCE OF THE CITY OF CHULA VISTA AMENDING VARIOUS SECTIONS OF CHULA VISTA MUNICIPAL CODE CHAPTER 2.52 TO ADJUST THE CAMPAIGN CONTRIBUTION LIMIT FOR ANY ELECTION HELD ON OR AFTER JANUARY 1, 2022 (SECOND READING AND ADOPTION)

*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 adopt the ordinance.

3. [20-0569](#) ACCEPTANCE OF THE HOUSING ELEMENT 2020 ANNUAL PROGRESS REPORT & HOUSING SUCCESSOR ANNUAL REPORT FOR FISCAL YEAR 2019-2020

*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 and Authority, as Successor Housing Agency, accept the report.

4. [21-0017](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ORDERING THE SUMMARY VACATION OF AN IRREVOCABLE OFFER OF DEDICATION FOR OPEN SPACE AND OTHER PUBLIC PURPOSES OF A PORTION OF LOT "A" PER FINAL MAP NO. 16325, CHULA VISTA TRACT NO. 12-05, OTAY RANCH VILLAGE 2 SOUTH PORTION OF NEIGHBORHOOD R-12B

*Department:* Development Services Department

*Environmental Notice:* The project was adequately covered in previously certified final second tier environmental impact report, EIR 02-02 and final supplemental environmental impact report, SEIR 12-01 for Otay Ranch Village Two sectional planning area (SPA) plan.

*Recommended Action:* Council adopt the resolution.

5. [21-0022](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING THE AMENDED MEASURE A PUBLIC SAFETY EXPENDITURE PLAN TO ADD ONE OPERATIONS SUPPORT CAPTAIN AND THREE FIREFIGHTER/EMT POSITIONS TO ENGINE 59 TO THE AUTHORIZED STAFFING OF THE FIRE DEPARTMENT IN FISCAL YEAR 2020/2021 AND AMEND THE FISCAL YEAR 2021 EXPENDITURE BUDGET FOR THE MEASURE A SALES TAX FUND TO FUND SUCH POSITIONS OUT OF MEASURE A - FIRE DEPARTMENT AVAILABLE FUND BALANCE (4/5 VOTE REQUIRED)

*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 resolution.

6. [21-0036](#) RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING A SECOND AMENDMENT TO THE AGREEMENT BETWEEN THE CITY OF CHULA VISTA AND CLEAN HARBORS ENVIRONMENTAL SERVICES, INC. FOR TURN-KEY HOUSEHOLD HAZARDOUS WASTE AND CONDITIONALLY EXEMPT SMALL QUANTITY GENERATOR WASTE MANAGEMENT SERVICES

*Department:* Economic Development Department

**Environmental Notice:** The Project qualifies for a Categorical Exemption pursuant to the California Environmental Quality Act State Guidelines Section 15308 Class 8 (Actions by Regulatory Agencies for Protection of the Environment), Section 15330 Class 30 (Minor Actions to Prevent, Minimize, Stabilize, Mitigate or Eliminate the Release or Threat of Release of Hazardous Waste or Hazardous Substances), and Section 15061(b)(3).

**Recommended Action:** Council adopt the resolution.

7.     [21-0032](#)     A. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING AN EASEMENT PURCHASE AGREEMENT WITH SDCF HOLDINGS CORPORATION IN THE AMOUNT OF \$1,370

B. ORDINANCE OF THE CITY OF CHULA VISTA AMENDING CHULA VISTA MUNICIPAL CODE SECTION 2.56 (PURCHASING SYSTEM) TO AUTHORIZE THE PUBLIC WORKS DIRECTOR OR CITY ENGINEER TO ACQUIRE INTERESTS IN REAL PROPERTY IN FURTHERANCE OF CAPITAL IMPROVEMENT PROJECTS (FIRST READING)

**Department:** Engineering 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), Section 15303 class 3 (New Construction or Conversion of Small Structures), Section 15332 Class 32 (In-Fill Development Projects), and Section 15061(b)(3).

**Recommended Action:** Council adopt the resolution and place the ordinance on first reading.

8.     [21-0065](#)     RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA RATIFYING AND CONFIRMING AMENDED EMERGENCY ORDER 004-2020 (EFFECTIVE MARCH 10, 2021) OF THE CHULA VISTA DIRECTOR OF EMERGENCY SERVICES ALLOWING FURTHER TOLLING AND EXTENSION OF DEADLINES FOR LAND USE AND BUILDING PERMIT-RELATED ACTIONS

**Department:** City Attorney, City Manager, & 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. Notwithstanding the foregoing, the activity 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.

**ITEMS REMOVED FROM THE CONSENT CALENDAR****PUBLIC COMMENTS**

*Persons commenting 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. If you wish to comment, you may do so at <https://chulavista.legistar.com/Calendar.aspx>*

9. [21-0059](#) PUBLIC COMMENTS RECEIVED for March 16, 2021

**BOARD AND COMMISSION REPORTS**

*The Item(s) listed in this section of the agenda have been brought forward by a City board, commission, or committee and will be considered individually by the Council. If you wish to comment on any item, do so at <https://chulavista.legistar.com/Calendar.aspx>*

10. [20-0535](#) CONSIDERATION OF APPROVAL OF CONSULTANT SERVICES AGREEMENTS FOR REDISTRICTING DEMOGRAPHER AND OUTREACH SERVICES

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING CONSULTANT SERVICES AGREEMENTS FOR REDISTRICTING DEMOGRAPHIC CONSULTANT SERVICES BETWEEN THE CITY AND NATIONAL DEMOGRAPHICS CORPORATION AND FOR REDISTRICTING OUTREACH CONSULTANT SERVICES BETWEEN THE CITY AND SOUTHWEST STRATEGIES, LLC

**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.

**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 comment on one of these items, you may do so at <https://chulavista.legistar.com/Calendar.aspx>*

11. [20-0551](#) CONSIDERATION OF THE ISSUANCE OF SPECIAL TAX BONDS AND OTHER RELATED DOCUMENTS FOR COMMUNITY FACILITIES DISTRICT NO. 16-I (MILLENIA) IMPROVEMENT AREA 2

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ACTING FOR ITSELF AND IN ITS CAPACITY AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT NO. 16-I (MILLENIA), AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF SPECIAL TAX BONDS FOR IMPROVEMENT AREA NO. 2 OF SUCH COMMUNITY FACILITIES DISTRICT, APPROVING THE FORM OF BOND INDENTURE, BOND PURCHASE AGREEMENT, PRELIMINARY OFFICIAL STATEMENT AND OTHER DOCUMENTS RELATED THERETO AND AUTHORIZING CERTAIN ACTIONS IN CONNECTION WITH THE ISSUANCE OF SUCH BONDS

**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 resolution.

12. [21-0579](#) CONSIDERATION OF EXTENDING THE TERM OF ANNEXATION OF PROPERTY IN COMMUNITY FACILITIES DISTRICT NO. 17-1 (WESTERN CHULA VISTA DIF FINANCING PROGRAM)

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ACTING IN ITS CAPACITY AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT NO. 17-I (WESTERN CHULA VISTA DIF FINANCING PROGRAM), EXTENDING THE TERM OF ANNEXATION OF PROPERTY INTO SUCH COMMUNITY FACILITIES DISTRICT AND TAKING CERTAIN OTHER ACTIONS RELATING THERETO

**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 resolution.

**13.     [21-0055](#)                   PRESENTATION OF A REPORT AND REQUEST FOR CITY COUNCIL DIRECTION REGARDING SHORT-TERM/VACATION RENTALS**

**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 hear the report, discuss, and provide direction to staff, as appropriate.

**CITY MANAGER'S REPORTS**

**MAYOR'S REPORTS**

**COUNCILMEMBERS' COMMENTS**

**CITY ATTORNEY'S REPORTS**

**CLOSED SESSION**

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

**14.     [21-0053](#)                   CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION PURSUANT TO GOVERNMENT CODE SECTION 54956.9 (d)(1)**

Name of case:

A) Kimone Nunis, as Successor-in-Interest to Decedent Oral Nunis, et al. v. City of Chula Vista, San Diego Superior Court, Case No. 37-2020-00045571-CU-WM-CTL; and

B) Estate of Oral W. Nunis, Sr., et al. v. City of Chula Vista, San Diego Superior Court, Case. No. 37-2020-00043271-CU-CR-CTL

15. [21-0054](#) CONFERENCE WITH LEGAL COUNSEL--ANTICIPATED LITIGATION  
Significant exposure to litigation pursuant to Government Code Section 54956.9d)(2) [or](3): One [1] Case. Claim presented 07/17/20.

**ADJOURNMENT**

*to the regular City Council meeting on March 23, 2021, 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, please contact the Office of the City Clerk at [cityclerk@chulavistaca.gov](mailto:cityclerk@chulavistaca.gov) or (619) 691-5041.*

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