



## MEETING OF THE CITY COUNCIL

# Agenda

Mary Casillas Salas, Mayor  
Patricia Aguilar, Councilmember  
Pamela Bensoussan, Councilmember  
John McCann, Councilmember  
Steve Miesen, Councilmember

Gary Halbert, City Manager  
Glen R. Googins, City Attorney  
Donna R. Norris, City Clerk

**Tuesday, October 4, 2016**

**5:00 PM**

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

### REGULAR MEETING OF THE CITY COUNCIL

#### CALL TO ORDER

#### ROLL CALL:

*Councilmembers Aguilar, Bensoussan, McCann, Miesen and Mayor Casillas Salas*

#### PLEDGE OF ALLEGIANCE TO THE FLAG AND MOMENT OF SILENCE

#### SPECIAL ORDERS OF THE DAY

- A. [16-0464](#) OATH OF OFFICE  
Jose Torres, Veterans Advisory Commission
- B. [16-0460](#) PRESENTATION OF A PROCLAMATION TO SENIOR  
RECYCLING SPECIALIST MANUEL MEDRANO, SENIOR  
PROJECT COORDINATOR CRAIG RUIZ AND PROJECT  
COORDINATOR MARIANA GARCIA PROCLAIMING  
OCTOBER 4TH, 2016 AS NATIONAL MANUFACTURING  
DAY IN THE CITY OF CHULA VISTA

- C. [16-0457](#) PRESENTATION OF A PROCLAMATION TO SOUTH BAY COMMUNITY SERVICES' DIRECTOR OF COMMUNICATIONS & EXTERNAL AFFAIRS PATTY CHAVEZ, DECLARING OCTOBER AS "DOMESTIC VIOLENCE AWARENESS MONTH" AND SOUTH BAY COMMUNITY SERVICES' ACKNOWLEDGMENT OF "CHANGE THEIR LIVES" AND "DINE AGAINST DOMESTIC VIOLENCE" AS EVENTS TO RAISE AWARENESS OF DOMESTIC VIOLENCE AND SUPPORT SERVICES THAT HEAL AND END THE CYCLE OF VIOLENCE

### CONSENT CALENDAR (Items 1 - 5)

*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. [16-0461](#) APPROVAL OF MINUTES of September 13, and 20, 2016.  
*Staff Recommendation:* Council approve the minutes.
  
2. [16-0428](#) RESOLUTION NO. 2016-195 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA WAIVING THE COMPETITIVE FORMAL BID REQUIREMENT TO RECEIVE SERVICES FROM DION INTERNATIONAL TRUCKS AND FROM SOUTH COAST EMERGENCY VEHICLE SERVICES FOR REPAIRS TO FIRE-FIGHTING TRUCKS  
*Department:* Public Works 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.  
*Staff Recommendation:* Council adopt the resolution.

3.     [16-0439](#)     RESOLUTION NO. 2016-196 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING YEAR THREE OF A SUB-AWARD AGREEMENT WITH COMMUNITY HEALTH IMPROVEMENT PARTNERS FOR THE RACIAL AND ETHNIC APPROACHES TO COMMUNITY HEALTH PROJECT, AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND THE CITY MANAGER TO EXECUTE ALL OTHER DOCUMENTS NECESSARY TO IMPLEMENT THE AGREEMENT, AND APPROPRIATING FUNDS THEREFOR (4/5 VOTE REQUIRED)

*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.

*Staff Recommendation:* Council adopt the resolution.

4.     [16-0274](#)     A. RESOLUTION NO. 2016-197 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.18M (OTAY RANCH VILLAGE 3)

B. RESOLUTION NO. 2016-198 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA DECLARING ITS INTENTION TO ESTABLISH COMMUNITY FACILITIES DISTRICT NO. 18M (OTAY RANCH VILLAGE 3), AUTHORIZE THE LEVY OF A SPECIAL TAX THEREIN TO FINANCE CERTAIN SERVICES, SET THE PUBLIC HEARING TO CONSIDER THE ESTABLISHMENT OF THE PROPOSED DISTRICT, AND ORDER THE PREPARATION OF A CFD REPORT

C. RESOLUTION NO. 2016-199 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ADOPTING A BOUNDARY MAP SHOWING TERRITORY PROPOSED TO BE AUTHORIZED FOR ANNEXATION IN THE FUTURE INTO COMMUNITY FACILITIES DISTRICT NO.18M (OTAY RANCH VILLAGE 3)

D. RESOLUTION NO. 2016-200 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA DECLARING ITS INTENTION TO AUTHORIZE THE ANNEXATION IN THE FUTURE TO COMMUNITY FACILITIES DISTRICT NO. 18M (OTAY RANCH VILLAGE 3)

**Department:** Development Services Department

**Environmental Notice:** The Project was adequately covered in previously adopted/certified Final Environmental Impact Report (EIR 13-01) for the Otay Ranch University Villages Project Comprehensive Sectional Planning Area (SPA) Plan Amendment.

**Staff Recommendation:** Council adopt the resolutions.

5.     [16-0447](#)     RESOLUTION NO. 2016-201 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ACKNOWLEDGING GRANT REQUIREMENTS OF SANDAG TO IMPLEMENT AN EIGHTEEN MONTH COASTAL CACTUS WREN HABITAT RESTORATION PROGRAM WITHIN THE CHULA VISTA OTAY RANCH PRESERVE MANAGEMENT AREA, AUTHORIZING ACCEPTANCE OF THE GRANT FUNDING SHOULD IT BE AWARDED FROM SANDAG, AND AUTHORIZING THE CITY MANAGER TO EXECUTE A GRANT AGREEMENT WITH SANDAG

**Department:** Development Services Department

**Environmental Notice:** The Project qualifies for a Class 4 Categorical Exemption pursuant to Section 15304 (Minor Alterations to Land) of the California Environmental Quality Act State Guidelines.

**Staff Recommendation:** Council adopt the resolution.

## 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.*

6. [16-0393](#) CONSIDERATION OF APPROVING EIR 15-0002 FOR THE SHARP OCEAN VIEW TOWER PROJECT; A PRECISE PLAN TO ALLOW A MAXIMUM HEIGHT OF 120 FEET (45 FEET MAXIMUM CURRENTLY ALLOWED) TO ACCOMMODATE THE HOSPITAL TOWER; A DESIGN REVIEW PERMIT (DR-15-0030) TO CONSTRUCT THE HOSPITAL TOWER; AND A CONDITIONAL USE PERMIT (CUP 15-0025) TO ALLOW FOR THE EXPANSION OF THE EXISTING HOSPITAL CAMPUS AT 751 MEDICAL CENTER COURT
- A. RESOLUTION NO. 2016-202 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA CERTIFYING THE FINAL ENVIRONMENTAL IMPACT REPORT (EIR 15-0002/SCH2016021010) FOR THE SHARP OCEAN VIEW TOWER PROJECT; MAKING CERTAIN FINDINGS OF FACT; AND ADOPTING A MITIGATION MONITORING AND REPORTING PROGRAM PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT
- B. ORDINANCE OF THE CITY OF CHULA VISTA APPROVING A PRECISE PLAN (MPA 15-0021) TO ALLOW A HEIGHT OF 120 FEET TO ACCOMMODATE A PROPOSED HOSPITAL TOWER TO BE LOCATED AT THE NORTHERN EDGE OF THE HOSPITAL CAMPUS LOCATED AT 751 MEDICAL CENTER COURT (FIRST READING)
- C. RESOLUTION NO. 2016-203 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA GRANTING A DESIGN REVIEW PERMIT (DR 15-0030) FOR A PROPOSED HOSPITAL TOWER ON A SITE LOCATED AT 751 MEDICAL CENTER COURT

D. RESOLUTION NO. 2016-204 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA APPROVING THE CONDITIONAL USE PERMIT (CUP 15-0025) TO PERMIT THE EXPANSION OF THE EXISTING HOSPITAL USE LOCATED AT 751 MEDICAL CENTER COURT IN THE CITY OF CHULA VISTA

*Department:* Development Services Department

*Environmental Notice:* The proposed Project may have a significant effect on the environment. Therefore, an Environmental Impact Report has been prepared.

*Staff Recommendation:* Council conduct the public hearing, adopt the resolutions and place the ordinance on first reading.

7. [16-0396](#) CONSIDERATION OF WAIVING AN IRREGULARITY IN THE BID RECEIVED FOR THE "PAVEMENT MINOR REHABILITATION FY15/16 (STL409)" PROJECT PER CITY CHARTER SECTION 1009

RESOLUTION NO. 2016-205 OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ACCEPTING BIDS, WAIVING A MINOR BID IRREGULARITY, AND AWARDED A CONTRACT FOR THE "PAVEMENT MINOR REHABILITATION FY15/16 (STL409)" PROJECT TO PAL GENERAL ENGINEERING, INC. IN THE AMOUNT OF \$1,179,402.35 AND APPROPRIATING \$29,755 FROM THE AVAILABLE BALANCE OF THE TRANSPORTATION PARTNERSHIP FUND TO STL409 (4/5 VOTE REQUIRED)

*Department:* Public Works 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.

*Staff Recommendation:* Council conduct the public hearing and adopt the resolution.

## **CITY MANAGER'S REPORTS**

## **MAYOR'S REPORTS**

## **COUNCILMEMBERS' COMMENTS**

**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).*

8. [16-0472](#) CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION PURSUANT TO GOVERNMENT CODE SECTION 54956.9 (d)(1)

Name of case: Chula Vista Animal Care Facility v. Vernon Coston, San Diego Superior Court, Case No. 37-2015-00037598-CU-FR-CTL

**ADJOURNMENT**

*to the Regular City Council Meeting on October 11, 2016, 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*

*The City of Chula Vista requests individuals who require special accommodations to access, attend, and/or participate in a City meeting, activity, or service, contact the City Clerk's Office at (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.*

*Most Chula Vista City Council meetings, including public comments, are video recorded and aired live on AT&T U-verse channel 99 (throughout the County), on Cox Cable channel 24 (only in Chula Vista), and online at [www.chulavistaca.gov](http://www.chulavistaca.gov). Recorded meetings are also aired on Wednesdays at 7 p.m. (both channels) and are archived on the City's website.*

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