

CITY OF ESCONDIDO
January 10, 2018
3:30 P.M. Meeting Minutes

Escondido City Council

CALL TO ORDER

The Regular Meeting of the Escondido City Council was called to order at 3:30 p.m. on Wednesday, January 10, 2018 in the City Council Chambers at City Hall with Mayor Abed presiding.

ATTENDANCE:

The following members were present: Councilmember Olga Diaz, Councilmember Ed Gallo, Deputy Mayor John Masson, Councilmember Michael Morasco, and Mayor Sam Abed. Quorum present.

ORAL COMMUNICATIONS

CLOSED SESSION: (COUNCIL/SUCCESSOR AGENCY/RRB)

MOTION: Moved by Deputy Mayor Masson and seconded by Councilmember Morasco to recess to Closed Session. Motion carried unanimously.

- I. CONFERENCE WITH LABOR NEGOTIATOR (Government Code §54957.6)**
- a. **Agency Negotiator:** Sheryl Bennett and Jeffrey Epp
 - Employee Organization:** Escondido Firefighters' Association
 - b. **Agency Negotiator:** Sheryl Bennett and Jeffrey Epp
 - Employee Organization:** Escondido Police Officers' Association
- II. CONFERENCE WITH LEGAL COUNSEL-- EXISTING LITIGATION (Government Code 54956.9(d)(1))**
- a. **Case Name:** Jay Norris v City of Escondido
 - b. **Case Name:** Joseph Howard v City of Escondido
Case No: ADJ10131584
- III. CONFERENCE WITH REAL PROPERTY NEGOTIATOR (Government Code §54956.8)**
- a. **Property:** Municipal Parking Lot #1 (APN 229-421-26) and Municipal Parking Lot #4 (APN 233-081-26)
 - City Negotiator:** Jeffrey Epp, City Manager
 - Negotiating Parties:** Touchstone Communities
 - Under Negotiation:** Price and Terms of Agreement

DEPUTY MAYOR MASSON ABSTAINED FROM ITEM III. A. AND LEFT THE CLOSED SESSION ROOM.

ADJOURNMENT

Mayor Abed adjourned the meeting at 4:32 p.m.

MAYOR

CITY CLERK

DEPUTY CITY CLERK

CITY OF ESCONDIDO
January 10, 2018
4:30 P.M. Meeting Minutes
Escondido City Council
and as Successor Agency to the CDC

CALL TO ORDER

The Regular Meeting of the Escondido City Council was called to order at 4:36 p.m. on Wednesday, January 10, 2018 in the City Council Chambers at City Hall with Mayor Abed presiding.

MOMENT OF REFLECTION

FLAG SALUTE

Police Color Guard presented the colors and Chief Carter led the flag salute.

ATTENDANCE:

The following members were present: Councilmember Olga Diaz, Councilmember Ed Gallo, Deputy Mayor John Masson, Councilmember Michael Morasco, and Mayor Sam Abed. Quorum present.

Also present were: Jeffrey Epp, City Manager; Michael McGuinness, City Attorney; Mike Strong, Assistant Director of Planning; Julie Procopio, Director of Engineering Services; Diane Halverson, City Clerk; and Jennifer Ekblad, Deputy City Clerk.

PRESENTATIONS

Badge Presentation to Captain Justin Murphy

ORAL COMMUNICATIONS

CONSENT CALENDAR

MOTION: Moved by Councilmember Gallo and seconded by Councilmember Diaz to approve all Consent Calendar items. Motion carried unanimously.

- 1. AFFIDAVITS OF PUBLICATION, MAILING AND POSTING (COUNCIL/SUCCESSOR AGENCY/RRB)**
- 2. APPROVAL OF WARRANT REGISTER (Council/Successor Agency)**
- 3. APPROVAL OF MINUTES: A) Regular Meeting of December 6, 2017 B) Regular Meeting of December 20, 2017**
- 4. FISCAL YEAR 2016-2017 URBAN AREA SECURITY INITIATIVE (UASI) GRANT AND BUDGET ADJUSTMENT -**

Request the City Council approve accepting \$92,392 in Federal grant funding from the San Diego Office of Homeland Security for the FY 2016-2017 Urban Area Security Initiative grant; authorize the Chief of Police or his designee to execute grant documents on behalf of the City; and approve budget adjustments needed to spend grant funds. (File No. 0480-70)

Staff Recommendation: **Approval (Police Department: Craig Carter)**

5. **2018 LOCAL PARTNERSHIP PROGRAM GRANT APPLICATION -**
Request the City Council approve authorizing the Director of Engineering Services or her designee to complete an application for the Citracado Parkway Extension Project to the California Transportation Commission 2018 Local Partnership Program grant program. (File No. 0480-70)

Staff Recommendation: **Approval (Engineering Services Department: Julie Procopio)**

RESOLUTION NO. 2018-03

6. **SALE OF PROPERTY: 1750 CITRACADO PARKWAY, LOT NO. 118 AT MOUNTAIN SHADOWS MOBILE HOME PARK -**

Request the City Council approve authorizing the Real Property Manager to execute documents necessary to complete the sale of 1750 W. Citracado Parkway, Lot No. 118 at Mountain Shadows Mobile Home Park. (File No. 0690-20)

Staff Recommendation: **Approval (Engineering Services Department: Julie Procopio)**

RESOLUTION NO. 2018-04

CONSENT – RESOLUTIONS AND ORDINANCES (COUNCIL/SUCCESSOR AGENCY/RRB)

The following Resolutions and Ordinances were heard and acted upon by the City Council/Successor Agency/RRB at a previous City Council/Successor Agency/Mobilehome Rent Review meeting. (The title of Ordinances listed on the Consent Calendar are deemed to have been read and further reading waived.)

7. **ZONING CODE AMENDMENT AND CONDITIONAL USE PERMIT REGARDING INCUBATOR USES (AZ 17-0003 AND PHG 17-0009) -**

Approved on December 20, 2017 with a vote of 5/0/1, Masson absent (File No. 0810-20)

ORDINANCE NO. 2017-16 (Second Reading and Adoption)

PUBLIC HEARINGS

8. **EXTENSION AND REVISION OF A TENTATIVE SUBDIVISION MAP, MASTER DEVELOPMENT PLAN, DEVELOPMENT AGREEMENT, PREZONE, AND ANNEXATION - NORTH AVENUE ESTATES PROJECT PROPOSAL (SUB 17-0007, PHG 17-0034, AND ENV 17-0011) -**

Request the City Council conduct a public hearing on the North Avenue Estates Project proposal, which includes a total of 34 residential lots and five open space lots on approximately 17.2 acres of property located on the north side of North Avenue, between Laurashawn Lane and Kaywood Drive; approve an extension and revision of a Tentative Subdivision Map for the North Avenue Estates residential development, an application to the Local Agency Formation Commission for the initiation of proceedings for the annexation/reorganization of the development site and three additional properties (632, 644, and 714 North Avenue), and certification of an Addendum to an Amended Mitigated Negative Declaration and adoption of a Mitigation Monitoring and Reporting Program; and approve a Master Development Plan for the residential development site, a Development Agreement for the development site, and a Prezone of 632 and 644 North Avenue to RE-20 (Residential Estates - 20,000 SF minimum lot size). (File No. 0800-10)

Staff Recommendation: **Approval (Community Development Department: Bill Martin)**

A) RESOLUTION NO. 2018-01 B) ORDINANCE NO. 2018-02 (First Reading and Introduction)

Deputy Mayor Masson abstained and left the dais.

Ann Dolmage, Associate Planner, presented the staff report utilizing a PowerPoint presentation.

Mayor Abed opened the public hearing and asked if anyone would like to speak on this issue in any way.

David Ferguson, Applicant's representative, shared the history of the project and the new proposed changes.

Joseph Vettel, Applicant's representative and president of GeoCon, Inc., shared information regarding ground water and impacts to septic systems surrounding the proposed project.

Casey Johnson, Applicant for North Avenue Estates, addressed concerns of property owners adjacent to the proposed project.

Kathy Jones, Escondido, shared concerns regarding build ups, buffer areas, and septic liabilities for the proposed project.

Rodney Jones, Escondido, shared concerns regarding impacts of drainage and ground water.

Robert Scolonmeyer, Escondido, spoke in favor of the proposed project and shared concerns with improvements that will impact his property.

Patricia Borchmann, Escondido, commented regarding deficiencies and fees for the proposed project and spoke in opposition to the development agreement for the proposed project.

Hugo Santos, Escondido, spoke in opposition to the proposed project.

Mayor Abed asked if anyone else wished to speak regarding this item. No one asked to be heard; therefore, he closed the public hearing.

MOTION: Moved by Councilmember Gallo and seconded by Councilmember Morasco to approve an extension and revision of a Tentative Subdivision Map for the North Avenue Estates residential development, an application to the Local Agency Formation Commission for the initiation of proceedings for the annexation/reorganization of the development site and three additional properties (632, 644, and 714 North Avenue), and certification of an Addendum to an Amended Mitigated Negative Declaration and adoption of a Mitigation Monitoring and Reporting Program; and approve a Master Development Plan for the residential development site, a Development Agreement for the development site, and a Prezone of 632 and 644 North Avenue to RE-20 (Residential Estates - 20,000 SF minimum lot size) and adopt Resolution No. 2018-01 and Ordinance No. 2018-02. Ayes: Abed, Diaz, Gallo, and Morasco; Noes: None; Abstain: Masson. Motion carried.

FUTURE AGENDA

9. FUTURE AGENDA -

The purpose of this item is to identify issues presently known to staff or which members of the City Council wish to place on an upcoming City Council agenda. Council comment on these future agenda items is limited by California Government Code Section 54954.2 to clarifying questions, brief announcements, or requests for factual information in connection with an item when it is discussed.

Staff Recommendation: **None (City Clerk's Office: Diane Halverson)**

COUNCIL MEMBERS' SUBCOMMITTEE REPORTS

Deputy Mayor Masson attended a League of California Cities meeting, was voted as second Vice President, and was appointed to sit on two committees.

Mayor Abed reported SANDAG hired CPS HR Consulting to conduct the recruitment for an executive director and shared an overview of the TransNet Ten-Year Comprehensive Program.

CITY MANAGER'S WEEKLY ACTIVITY REPORT

The most current information from the City Manager regarding Economic Development, Capital Improvement Projects, Public Safety and Community Development.

- **WEEKLY ACTIVITY REPORT -**

ORAL COMMUNICATIONS

ADJOURNMENT

Mayor Abed adjourned the meeting at 5:59 p.m.

MAYOR

CITY CLERK

DEPUTY CITY CLERK