



MINUTES

Wednesday, July 5, 2023

5:00 P.M. Closed Session

6:30 P.M. Open Session

REGULAR MEETING

**CITY COUNCIL, AIRPORT COMMISSION,
MARINA ABRAMS B NON-PROFIT CORPORATION, PRESTON PARK
SUSTAINABLE COMMUNITY NON-PROFIT CORPORATION, SUCCESSOR
AGENCY OF THE FORMER MARINA REDEVELOPMENT AGENCY AND MARINA
GROUNDWATER SUSTAINABILITY AGENCY**

THIS MEETING WILL BE HELD IN PERSON AND VIRTUALLY (HYBRID).

Council Chambers
211 Hillcrest Avenue
Marina, California

AND

Zoom Meeting URL: <https://zoom.us/j/730251556>

Zoom Meeting Telephone Only Participation: 1-669-900-9128 - Webinar ID: 730 251 556

PARTICIPATION

You may participate in the City Council meeting in person or in real-time by calling Zoom Meeting via the weblink and phone number provided at the top of this agenda. Instructions on how to access, view and participate in remote meetings are provided by visiting the City's home page at <https://cityofmarina.org/>. Attendees can make oral comments during the meeting by using the "Raise Your Hand" feature in the webinar or by pressing *9 on your telephone keypad if joining by phone only.

The most effective method of communication with the City Council is by sending an email to marina@cityofmarina.org. Comments will be reviewed and distributed before the meeting if received by 5:00 p.m. on the day of the meeting. All comments received will become part of the record. Council will have the option to modify their action on items based on comments received.

1. CALL TO ORDER
2. ROLL CALL & ESTABLISHMENT OF QUORUM: (City Council, Airport Commissioners, Marina Abrams B Non-Profit Corporation, Preston Park Sustainable Communities Nonprofit Corporation, Successor Agency of the Former Redevelopment Agency Members and Marina Groundwater Sustainability Agency)

MEMBERS PRESENT: Liesbeth Visscher, Brian McCarthy, Kathy Biala, Mayor Pro-Tem/Vice Chair Cristina Medina Dirksen, Mayor/Chair Bruce C. Delgado
3. PUBLIC COMMENT ON CLOSED SESSION: None

4. CLOSED SESSION:**a. Real Property Negotiation (Govt. Code Section 54956.8)****i. Property: Los Animas Concrete, 499 9th Street, Marina, CA****Negotiating Party: Paul J. Bruno****Negotiator(s): City Manager****Terms: Price and Terms****ii. Property: Desert Star Systems****Negotiating Party: Marco Flagg****Negotiator(s): City Manager****Terms: Price and Terms****iii. Property: Commercial Property at southeast corner of Del Monte Blvd. and Palm Ave. (APN:031-303-038)****Negotiating Party: George Powell****Negotiator(s): City Manager****Terms: Price and Terms****~~iv. Property: Marina Municipal Airport, APN: 031-111-036-000~~****~~Negotiating Party: Central Coast Community Energy (3CE)~~****~~Negotiator(s): City Manager~~****~~Terms: Price and Terms~~****6:30 PM - RECONVENE OPEN SESSION AND REPORT ON ANY ACTIONS TAKEN IN CLOSED SESSION.**

Heidi Quinn, Interim City Attorney reported out Closed Session: Council met in Closed Session regarding three items listed under Real Property Negotiations 4a(i), 4a(ii) and 4a(iii). The council received information, provided direction and no reportable action was taken. Item 4a(iv) was not discussed.

5. MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE (Please stand)**6. SPECIAL PRESENTATIONS:****a. July 4th Post Report-out Presentation****b. Joby Aero Inc. Update****c. Certificate of Adjournment – Lenore Masterson****7. COUNCIL AND STAFF ANNOUNCEMENTS:**

- Brian McMinn, Public Works Director – Announced on Saturday, July 15, 2023 from 11:30-2:15PM at the corner of Imjin Road and Abrams Drive will be the Imjin Road Widening-Roundabout Kick-off.

8. PUBLIC COMMENT: *Any member of the public may comment on any matter within the City Council's jurisdiction that is not on the agenda. This is the appropriate place to comment on items on the Consent Agenda. Action will not be taken on items not on the agenda. Comments are limited to a maximum of three (3) minutes. General public comment may be limited to thirty (30) minutes and/or continued to the end of the agenda. Any member of the public may comment on any matter listed on this agenda at the time the matter is being considered by the City Council. Whenever possible, written correspondence should be submitted to the Council in advance of the meeting, to provide adequate time for its consideration.*

- Denise Turley – Commented on the noise after 11:00pm on the 4th of July.

- Cheryl Swix – Commented on the passing of Lenore Masterson
- Nancy Amadeo – Commented on the passing of Lenore Masterson and announced that on July 22, 2023, at 11:00am will be a celebration of life at the American Legion Post 694.
- Francine Rodd – Commented on the passing of Lenore Masterson and the possibility of renaming a building or street for her.

9. CONSENT AGENDA FOR THE SUCCESSOR AGENCY TO THE FORMER MARINA REDEVELOPMENT AGENCY: *Background information has been provided to the Successor Agency of the former Redevelopment Agency on all matters listed under the Consent Agenda, and these items are considered to be routine and non-controversial. All items under the Consent Agenda are normally approved by one motion. Prior to such a motion being made, any member of the public or City Council may ask a question or make a comment about an agenda item and staff may provide a response. If discussion or a lengthy explanation is required, the Council may remove an item from the Consent Agenda for individual consideration. If an item is pulled for discussion, it will be placed at the end of Other Action Items Successor Agency to the former Marina Redevelopment Agency.*
10. CONSENT AGENDA: *These items are considered to be routine and non-controversial. All items under the Consent Agenda may be approved by one motion. Prior to such a motion being made, any member of City Council may ask a question or make a comment about an agenda item and staff may provide a response. If discussion or a lengthy explanation is required, Council may remove the item from the Consent Agenda and it will be placed at the end of Other Action Items.*
 - a. ACCOUNTS PAYABLE: *(Not a Project under CEQA per Article 20, Section 15378)*
 - (1) Accounts Payable Check Numbers 102633-102697, totaling \$868,496.45.
 - b. MINUTES: *(Not a Project under CEQA per Article 20, Section 15378)*
 - (1) June 20, 2022, Regular City Council Meeting
 - c. CLAIMS AGAINST THE CITY:
 - (1) Staff recommends that the City Council reject the following claim and direct sending appropriate notice of rejection to claimant: Sunny Siahatgar for a claim received on June 22, 2023.
 - d. AWARD OF BID: None
 - e. CALL FOR BIDS: None
 - f. ADOPTION OF RESOLUTIONS:
 - (1) Adopting **Resolution No. 2023-69**, authorizing staff to submit an application to AMBAG for the Regional Early Action Program Planning 2.0 (REAP 2.0) Grant Program to contribute funding toward projects designed to increase affordable housing in the city.
 - (2) Adopting **Resolution No. 2023-70**, approving the recording of a Conservation Easement to mitigate impacts of the Imjin Parkway Widening Project pursuant to California Department of Fish and Wildlife Incidental Take Permit # 2081-2019-007-04 on properties consisting of Accessor's Parcel Numbers #031-101-039, 031-101-041, and 031-101-056 for approximately 61.5± acres subject to final review by legal counsel, and authorizing the City Manager to execute all documentation on behalf of the city council subject to final review and approval by the City Attorney.

- (3) Adopting **Resolution No. 2023-71**, authorizing the acceptance of a fiscal year 2022 Assistance to Firefighters (AFG) grant #EMW-2022-FG-08889.
- (4) Adopting **Resolution No. 2023-72**, approving the relocation of public utility agreement/easement on City properties for utility improvements benefiting the Imjin Parkway Widening Project.
- g. APPROVAL OF AGREEMENTS:
- h. ACCEPTANCE OF PUBLIC IMPROVEMENTS: None
- i. MAPS: None
- j. REPORTS: (RECEIVE AND FILE): None
- k. FUNDING & BUDGET MATTERS: None
- l. APPROVE ORDINANCES (WAIVE SECOND READING):
 - (1) Read by Title Only and adopting **Ordinance No. 2023-08**, repealing and replacing Marina Municipal Code Chapter 13.22 Marina Municipal Airport and adopting Rules and Regulations and Minimum Operating Standards by reference.
- m. APPROVE APPOINTMENTS:
 - (1) Amending “Exhibit A” to Resolution No. 2022-158, approving Mayor’s 2023 recommendation for Mayor Pro Tem and City Council member assignments to various Committees/Commissions/Boards.

MCCARTHY/BIALA: TO APPROVE THE CONSENT AGENDA. 4-0-1(Delgado)-0
Motion Passes

11. PUBLIC HEARINGS: *In the Council’s discretion, the applicant/proponent of an item may be given up to ten (10) minutes to speak. All other persons may be given up to three (3) minutes to speak on the matter.*
 - a. City Council review the draft sixth cycle housing element and consider adopting **Resolution No. 2023-73**, recommending that the City Council review the Draft Sixth Cycle Housing Element and forward it to State HCD to begin a ninety-day review period.

Public Hearing opened for comments:

- Alex Manis, CHISPA – Commented on CHISPA housing in Marina and complimented staff on the draft, 6 cycle housing element. Supports forwarding this to the state for a 90-day review period.
- Kalisha Webster, Housing Choices – support the proposed programs and policies. Including in the city's draft housing element. Made comment on SB812.
- Jose Torres, LandWatch Monterey County – LandWatch Monterey County supports the city’s draft housing element and moving it forward to the state for the 90-day review period.
- Jeff Markham – Asked what contributions ADU’s have on the diversity requirements of this report.

- Dixie L-B, Eden House – Commented on the two Eden House properties in Marina. Expressed their appreciation in working with staff on the component of the Housing Element. Supports moving this forward.
- Gabriel Sanders, HCD Policy for MBEP – Applaud staff for the work done on the Housing Element. Supports some of the sections of the policy and provided some suggestions/recommendations.
- Nancy Amadeo – excited to see the number of interest groups that are represented here tonight. Reminded the public that they can attend the Planning Commission to make their comments or ask questions prior to attending the Council meeting.

The council discussed the 6th Cycle Housing Element and commented on RHNA numbers and what has been built. Low-income deed restrictions sunset and provisions. Inventory of low-income Mobile Homes in Marina. Female Head of Households. Percentage of required affordable housing in Abrams and Preston Park and the selection process. Fees switched from fixed base to actual costs and adjustments. Employment by Industry, how does Joby fit into this? Gentrification of housing areas. Inclusionary housing elements and outreach to the public. ADU units. Sea Haven homes. Single-family unit development impact fees and uses. CHISPA Units. Housing Density and public safety. Childcare/Daycare in more zoning districts consistent with state law. Pro-housing designation. Owner-occupied short-term rentals for Cycle 8. Rental vacancies.

9:05 Due to technical difficulties with Access Monterey Peninsula (AMP) broadcasting, the council meeting took a 5-minute break to resolve the issue.

BIALA/MCCARTHY: TO ADOPT RESOLUTION NO. 2023-73, RECOMMENDING THAT THE CITY COUNCIL REVIEW THE DRAFT SIXTH CYCLE HOUSING ELEMENT AND FORWARD IT TO STATE HCD TO BEGIN A NINETY-DAY REVIEW PERIOD. 4-0-1(Delgado)-0 Motion Passes.

12. OTHER ACTIONS ITEMS OF THE SUCCESSOR AGENCY TO THE FORMER MARINA REDEVELOPMENT AGENCY: *Action listed for each Agenda item is that which is requested by staff. The Successor Agency may, at its discretion, take action on any items. Members of the public may be given up to three (3) minutes to speak.*
13. OTHER ACTION ITEMS: *Action listed for each Agenda item is that which is requested by staff. The City Council may, at its discretion, take action on any items. Members of the public may be given up to three (3) minutes to speak.*

Note: No additional major projects or programs should be undertaken without review of the impacts on existing priorities (Resolution No. 2006-79 – April 4, 2006).

- a. Police Chief Recruitment Update

Layne Long, City Manager, provide council an update on the recruitment process for the police chief position.

14. COUNCIL & STAFF INFORMATIONAL REPORTS:
 - a. Monterey County Mayor’s Association [Mayor Bruce Delgado]
 - b. Council reports on meetings and conferences attended (Gov’t Code Section 53232).

Council Member McCarthy – Attended a swearing-in ceremony for speaker of the California Assembly; also attended League of California Cities Policy Committee meeting in Pomona with discussion on homeless issues. Noted Cal-Cities cities, general assembly is happening on September 22, 2023, and the deadline to a point of voting delegate is August 28th.

Council Member Visscher – Attended Monterey County Regional Taxi Authority Board meeting where the approved the 2023-2024 budget, next meeting will be held on June 24, 2024

Mayor Pro Tem Medina Dirksen – Congratulated our Bronco champion Baseball for winning the California West Coast Zone Pony. Expressed the concerns a resident had about provisions of players from teams, from cities outside of Marina and about who's playing in the leagues and making sure that are concerned about who's playing in the leagues and making sure that Marina children have priority. Spoke about attending the swearing-in of California Assembly and assisting in a downed motorcyclist on Hwy 580. Attended the Friends of the Marina Library General membership meeting last week.

15. ADJOURNMENT: The meeting adjourned at 9:40 P.M. in memory of Lenore Masterson

Anita Sharp, Deputy City Clerk

ATTEST:

Cristina Medina Dirksen, Mayor Pro Temp