



CITY OF OCEANSIDE AGENDA

Joint Meetings of the Oceanside City Council, Oceanside Small Craft Harbor District Board of Directors, Oceanside Community Development Commission, and Oceanside Public Financing Authority

Information for the May 3, 2023 City Council Meeting

Members of the public have the option to watch the meeting on KOCT Cox Channel 19 (live streaming service available at www.koct.org/channel-19) or watch via Zoom or attend in person.

Zoom Information:

To watch the meeting via Zoom please use the URL below. Please note that this is for viewing only; if you wish to make comments on any of the items in the agenda you must attend in person.

<https://us02web.zoom.us/j/89601148809?pwd=S1I3MytlaTQ5VDReUx4bEh5UTY4QT09>

Zoom Meeting ID: **896 0114 8809**

Passcode: **249647**

Phone Information:

To join the meeting by phone, dial **669-900-9128**.

Zoom Meeting ID: **896 0114 8809**

Passcode: **249647**

If you wish to provide a comment to the City Council, but are not interested in speaking during the meeting, you may email your comments to the City Clerk (CityClerk@OceansideCA.org). All comments must be sent via email by 4 PM on the day of the meeting. All timely received comments will be provided to the City Council prior to the meeting and made a part of the record of the meeting. ***Please note that these comments will not be read aloud during the meeting.***



CITY OF OCEANSIDE AGENDA

**Joint Meetings of the Oceanside City Council,
Oceanside Small Craft Harbor District Board of Directors,
Oceanside Community Development Commission, and
Oceanside Public Financing Authority**

Wednesday, May 3, 2023

City Council Chambers
300 North Coast Highway, Oceanside, California 92054

- 3:30 p.m. Call to order and commence Closed Session**
**5:00 p.m. City Council/Harbor District Board of Directors (HDB)/
Community Development Commission (CDC)/Oceanside
Public Financing Authority (OPFA) Regular Business**
6:00 p.m. Commence Public Hearings, if applicable

Mayor
HDB President
CDC Chair
OPFA Chair
Esther Sanchez

City Clerk
HDB Secretary
CDC Secretary
OPFA Secretary
Zeb Navarro

Deputy Mayor
HDB Vice President
CDC Vice Chair
OPFA Vice Chair
Ryan Keim

City Treasurer/HDB/CDC/OPFA Treasurer
Victor Roy

Councilmembers
HDB Directors
CDC Commissioners
OPFA Directors
Eric Joyce
Rick Robinson
Peter Weiss

City Manager
HDB Administrative Officer
CDC Executive Director
OPFA Executive Director
Jonathan Borrego

City Attorney
HDB Attorney
CDC General Counsel
OPFA General Counsel
John P. Mullen

The Mayor and City Council also serve as the Small Craft Harbor District Board of Directors, the Community Development Commission, and the Oceanside Public Financing Authority

MEETING AGENDA

May 3, 2023

OCEANSIDE CITY COUNCIL, HARBOR DISTRICT BOARD OF DIRECTORS (HDB), COMMUNITY DEVELOPMENT COMMISSION (CDC), and OCEANSIDE PUBLIC FINANCING AUTHORITY (OPFA) REGULAR BUSINESS

Mayor
HDB President
CDC Chair
OPFA Chair
Esther Sanchez

Deputy Mayor
HDB Vice President
CDC Vice Chair
OPFA Vice Chair
Ryan Keim

Councilmembers
HDB Directors
CDC Commissioners
OPFA Directors
Eric Joyce
Rick Robinson
Peter Weiss

City Clerk
HDB Secretary
CDC Secretary
OPFA Secretary
Zeb Navarro

City Treasurer
HDB/CDC/OPFA Treasurer
Victor Roy

3:30 P.M. – ROLL CALL

CITY COUNCIL, HDB, CDC, OPFA CLOSED SESSION ITEMS

Closed Session to discuss litigation, property acquisition, labor relations and personnel matters

1. **CONFERENCE WITH LABOR NEGOTIATOR ON STATUS OF NEGOTIATIONS PREVIOUSLY AUTHORIZED IN OPEN SESSION (SECTION 54957.6)**

CONFERENCE WITH LABOR NEGOTIATOR – Negotiator: City Manager; employee organizations: Oceanside Police Officers' Association (OPOA), Oceanside Police Officers' Association – Non-Sworn (OPOA-NS), Oceanside Firefighters' Association (OFA), Oceanside Police Management Association (OPMA), Management Employees of the City of Oceanside (MECO), Oceanside City Employees' Association (OCEA), Oceanside Fire Management Association (OFMA), Oceanside Marine Safety Employees' Association (OMSEA), Western Council of Engineers (WCE), and Unrepresented

ROLL CALL

INVOCATION – Dr. Kadri J. Webb, Pastor, St. John Church

PLEDGE OF ALLEGIANCE

PROCLAMATIONS AND PRESENTATIONS

Proclamation in Honor of National Asian American, Native Hawaiian, & Pacific Islander Heritage Month 2023

Proclamation in Honor of Water Safety Month, with Parks & Recreation Director Manuel “Manny” Gonzalez

Mayor’s Business Spotlight – Kevin Shin, Switchboard Restaurant & Bar, With Scott Ashton, Executive Director, Oceanside Chamber of Commerce

Proclamation in Honor of Miss Oceanside 2022, Miss Teen Oceanside 2022, & Their Princesses, with Oceanside Sea Lions Club

CLOSED SESSION REPORT

2. Closed Session report by City Attorney

CONSENT CALENDAR ITEMS

All items listed on the Consent Calendar are considered to be routine matters or formal documents covering previous City Council/HDB/CDC/OPFA instructions. The items listed on the Consent Calendar may be enacted by a single vote. There will be no separate discussion of any Consent Calendar items unless requested by members of the City Council/HDB/CDC/OPFA or the public through submittal of Request to Speak form prior to the commencement of this agenda item.

3. [City Council/Harbor/CDC/OPFA](#): Approval to waive reading of the text of all ordinances and resolutions considered at this meeting and provide that ordinances shall be introduced after a reading only of the title(s)
4. [City Council/Harbor/CDC/OPFA](#): Acceptance of City Clerk’s Action Minutes of the Small Craft Harbor District Board of Directors, Community Development Commission, City Council, and Oceanside Public Financing Authority of the April 19, 2023 Regular Meeting
5. [City Council](#): Approval of a purchase order to Weatherproofing Technologies, Inc., in the amount of \$826,901, for materials and supplies for the roof repair at the City Operation Center Building “A” Re-roofing Project; authorization for the procurement through the California Multiple Award Schedules purchasing; and authorization for the Financial Services Director, or designee, to execute the purchase order
6. [City Council](#): Approval of a purchase order, in an amount not-to-exceed \$283,200, to Technical Systems Inc., for the purchase of new Programmable Logic Controllers for the La Salina Wastewater Treatment Plant; and authorization for the Financial Services Director, or designee, to execute the Purchase Order

7. [City Council](#): Approval of a purchase order, in the amount of \$61,175, to CS-amsco for eight replacement valves and actuators for primary raw sludge removal for the Water Utilities Department; approval of the procurement as a sole source; and authorization for the Financial Services Director, or designee, to execute the purchase order
8. [City Council](#): Approval of an increase to the purchase order, in an amount not to exceed \$24,055, for a grand total of \$288,290, to Inland Kenworth for one crane truck for the Water Utilities Department; and authorization for the Financial Services Director, or designee, to execute the change order
9. [City Council](#): Appropriation of funds in the amount of \$100,000 from the Water Fixed Asset Replacement fund unrestricted fund balance; approval of Amendment 2 to the Professional Services Agreement with Hoch Consulting, in the amount of \$122,060, for construction management and inspection services for the Water Utilities Department; and authorization for the City Manager to execute the Amendment upon receipt of all supporting documents
10. [City Council](#): Approval of Amendment 3 to the Percentage Lease Agreement with Adam Lockwood, dba Oceanside Pier Bait Store on the Oceanside Municipal Pier, extending the term of the agreement from May 1, 2023 to April 30, 2028, for a five-year minimum total revenue of \$36,563; and authorization for the City Manager to execute the amendment
11. [City Council](#): Approval of Amendment 3 to the Property Lease Agreement with the YMCA of San Diego County at Jim Wood Park at Rancho Del Oro, which extends the term for twenty-five years, commencing on May 6, 2023 and expiring on May 5, 2048; and authorization for the City Manager to execute the Amendment
12. [HDB](#): Approval of Amendment 4 to the Percentage Property Lease Agreement with Charles Brammer, dba Chic's Custom Canvas, for the leased premises at 1400 Harbor Drive North, Suites "A", "B" & "C", for a two-year minimum total revenue of \$35,896; and authorization for the Administrative Officer to execute the amendment
13. [City Council](#): Approval of Amendment 4, in an amount not to exceed \$43,984, to the Professional Services Agreement with Healthcare Systems Management Group, Inc., for a revised contract amount of \$300,218 for Annual Citywide Document Imaging System Licensing and Technical Support, extending the terms of the agreement for one year from July 1, 2023, to June 30, 2024; and authorization for the City Manager to execute the amendment
14. [City Council](#): Approval of the following for the continuation of the Motel Voucher Program through July 31, 2023: approval of Amendment 5 to the Professional Service Agreement (PSA) with Vista Group Inc., in an amount not to exceed \$250,000, for the provision of motel rooms for unsheltered residents needing temporary shelter; approval Amendment 2 to the PSA with San Diego Rescue Mission, in an amount not to exceed \$136,797, for on-site supportive services; approval of Service Agreement extension with Rancho Santa Fe Protective Services Inc., in an amount not to exceed \$92,000, for security services; approval of Service Agreement extension with Coastal Building Services Inc., in an amount not to exceed \$21,340, for janitorial services, and; approval of an appropriation of \$500,137 from the Inclusionary In-Lieu Fund reserves and authorize the City Manager or designee to execute all associated agreements
15. [City Council](#): Approval of a subrecipient agreement with Olivenhain Municipal Water District; acceptance of and appropriation of up to \$6,280,336 in grant funding from the United States Bureau of Reclamation, Title XVI funding program; authorization for the Water Utilities Director, or designee, to execute the agreement; and authorization for the City Manager, or his designee, to act on behalf of the City of Oceanside as signatory to accept grant funding

16. [City Council](#): Approval of the FY 2023-24 Police and Fire Commission Workplan
17. [City Council](#): Adoption of the following resolutions for each of the City's eleven Landscape Maintenance Districts initiating the proceedings for renewal of the districts: 1) directing the City Engineer to prepare a report regarding the improvements and the proposed assessments for FY 2023-24; 2) approving the Engineer's Reports as prepared or modified for FY 2023-24; and 3) declaring an intent to levy and collect assessments for FY 2023-24 and setting a public hearing for June 7, 2023, at 6:00 p.m. in the City Council Chambers regarding the proposed assessments
18. [City Council](#): Adoption of the following resolutions for the Oceanside Lighting District, Assessment District No. 2-1991 so as to initiate the proceedings for the renewal thereof by: 1) directing the City Engineer to prepare an Engineer's Report; 2) approving the Engineer's Report as prepared or modified; 3) declaring the intent to levy and collect assessments for FY 2023-24 and setting a public hearing for June 7, 2023, at 6:00 p.m. in the City Council Chambers regarding the proposed assessments
19. [City Council](#): Adoption of a resolution authorizing the Water Utilities Department to accept up to \$34,604,302 in grant funds from the California Department of Water Resources Urban Community Drought Relief Program for the recycled water use expansion and disadvantaged community water use efficiency projects; and authorization for the City Manager to act on behalf of the City as signatory to accept grant funding

GENERAL ITEMS

General Items are normally heard after any 6:00 p.m. Public Hearing Items. However, if time permits, some General Items may be heard prior to any 6:00 p.m. Public Hearing Items, following the Consent Calendar. Ordinances may be introduced at this time. The City Council/HDB/CDC/OPFA has adopted a policy that it is sufficient to read the title of ordinances at the time of introduction and adoption, and that full reading of ordinances may be waived. After the City Attorney has read the titles, the City Council/HDB/CDC/OPFA may introduce the ordinances in a single vote.

20. [City Council](#): Approval of the FY 2023-24 Annual Action Plan of the Consolidated Plan for Housing and Community Development for submission to the U.S. Department of Housing and Urban Development; Authorization for the City Manager to submit the Plan to the U.S. Department of Housing and Urban Development for funds under the Community Development Block Grant and HOME Investment Partnership Programs; Authorization for the City Manager to sign and execute required forms and documents for the grant funds; and Authorization for the Housing and Neighborhood Services Director to sign agreements with subrecipients
 - A) Report by Cecilia Barandiaran, Management Analyst
 - B) Discussion
 - C) Recommendation – approve plan
21. [City Council](#): Approval of a Purchase and Sale Agreement with Alta Loma Creekside Property, LLC, in the amount of \$1,475,000, for the purchase of 3141 Oceanside Boulevard for potential use for various general-purpose City services; authorization for budget appropriations, in an amount not to exceed \$1,525,000, for the acquisition of real property and due diligence expenditures; authorization for the City Manager to execute the agreement upon receipt of all supporting documents; authorization for the City Clerk to accept the Grant Deed for the property; and authorization for staff to open escrow and consummate the closing of the transaction upon receipt of all supporting documents
 - A) Report by Vicki Gutierrez, Real Estate Manager

- B) Discussion
- C) Recommendation – approve agreement

6:00 P.M.

PUBLIC HEARING ITEMS

Public hearing items are "time-certain" and are heard beginning at 6:00 p.m. Due to the time-certain requirement, other items may be taken out of order on the agenda to accommodate the 6:00 p.m. public hearing schedule.

- 22. [City Council](#): Adoption of a resolution adjusting the maximum solid waste user rates; approval of Waste Management's annual request for Consumer Price Index adjustment under the City's solid waste service contract; approval of Waste Management's request for an extraordinary adjustment on solid waste disposal rates; and direction to staff to implement the user rates and franchise service provider charges
 - A) Mayor opens public hearing
 - B) Mayor requests disclosure of Councilmembers and constituent contacts and correspondence
 - C) Clerk presents correspondence and/or petitions
 - D) Testimony beginning with Colleen Foster, Environmental Officer
 - E) Recommendation – adopt resolution, approve requests, and direct staff

PUBLIC COMMUNICATIONS ON OFF-AGENDA ITEMS

No action will be taken by the City Council/HDB/CDC/OPFA on matters in this category unless it is determined that an emergency exists or that there is a need to take action that became known subsequent to the posting of the agenda. The presiding officer may hear non-agenda items at any time after the 5:00 p.m. meeting is called to order.

- 23. [Advance written request to reserve time to speak](#):
 - a. Sandra Martinez – Introducing a local platform to examine local issues and encourage civic participation
 - b. Richard Newton – Council procedures regarding public comments
- 24. Communications from the public regarding items not on this agenda

MAYOR AND/OR COUNCILMEMBER ITEMS

- 25. [Request by Councilmember Joyce and Mayor Sanchez](#) to direct staff to bring back an ordinance to protect our beaches. The ordinance will expand the state's single-use plastic bag ban and add a ban on polystyrene foam sales in the City of Oceanside. The plan should include a pathway for businesses who need more time to comply and city provided logistical supports during the transition

GENERAL COUNCILMEMBER COMMENTS

ADOPTION OF ORDINANCES

The following items are ordinances for adoption by the City Council/HDB/CDC/OPFA. Ordinances are laws of the City of Oceanside and require introduction and adoption at two separate City Council meetings (urgency ordinances are an exception, and may be introduced and adopted at one meeting as an emergency measure). The City Council/HDB/CDC/OPFA has adopted a policy that it is sufficient to read the title of ordinances at the time of introduction and adoption, and that full reading of ordinances may be waived. After the City Attorney has read the titles, the City Council/HDB/CDC/OPFA may adopt the ordinances below in a single vote. There will be no discussion of the items unless requested by members of the City Council/HDB/CDC/OPFA or the public through submittal of a Request to Speak form prior to the commencement of this agenda item.

None

ADJOURNMENT

The next regularly scheduled meeting is at 3:30 p.m. on Wednesday, May 17, 2023.

**INFORMATION TO THE PUBLIC CONCERNING THE CITY COUNCIL/
HARBOR DISTRICT BOARD OF DIRECTORS (HDB)/
COMMUNITY DEVELOPMENT COMMISSION (CDC)/
OCEANSIDE PUBLIC FINANCING AUTHORITY (OPFA) MEETING**

1. GENERAL INSTRUCTIONS TO PERSONS WISHING TO ADDRESS THE CITY COUNCIL/HDB/CDC/OPFA

- A. Request to Speak Submittals – Individuals wishing to address the City Council/HDB/CDC/OPFA on matters on the agenda other than Public Hearing items must sign up to speak at the Speaker Kiosk (iPad) or submit a "Request to Speak" form in person to the City Clerk.

You may request to speak at any time following the start of the meeting, but the request must be submitted prior to the initiation of the portion of the agenda containing the item you wish to address (e.g., Consent Calendar, Public Communications, General Items).

When the presiding officer invites public input, the City Clerk will call the names of those who submitted requests to speak which will also appear on the screen. As your name is called and appears on the screen, please approach either of the public podiums.

- B. Addressing the City Council/HDB/CDC/OPFA – The presiding officer may request that each person addressing the City Council/HDB/CDC/OPFA state their name for the record and state if they represent an organization or other persons. All remarks shall be addressed to the governing body as a whole. Questions shall not be asked of the governing body or staff without obtaining permission from the presiding officer. Visual aids (slides and photographs, etc.) may be used as part of your presentation but must be confined within the time allowed per speaker. Hard copies of the presentation materials may be provided to the City Clerk for distribution to the Council at the meeting.

No flash drives may be utilized on City-owned devices. PowerPoint presentations and other materials to be presented electronically must be emailed to the City by 10:00 a.m. the Wednesday one week prior to the Council meeting. The file size may not exceed 5mb and should be emailed to: Presentation@oceansideca.org

- C. Time Limits for Speakers – There is a 3-minute limit for all persons addressing the City Council/HDB/CDC/OPFA, except as noted below. Speakers may not cede their time to another speaker. There is a series of three lights at each speaker's podium. When the speaker begins, the green light is lit. When only one minute remains for speaking, the yellow light appears. This indicates that it is time for the speaker to conclude his or her comments. When the speaker time has expired, a red flashing light will appear.

- D. Written Communications Concerning Matters on the Agenda – Written comments or correspondence on agenda items received at least 4 hours prior to the beginning of the meeting will be distributed to the City Council/HDB/CDC/OPFA and made part of the record. It is their policy, however, that such correspondence shall not be read aloud at the meeting. Any correspondence should be mailed or delivered to the City Clerk, as well as the Mayor and City Council, City of Oceanside, 300 N. Coast Highway, Oceanside, CA 92054, or emailed to CityClerk@oceansideca.org

- E. Lobbyist Registration – If you are speaking before Council to try to influence a municipal decision and you are being paid to represent a client in the matter, you may need to register as a lobbyist and identify yourself as such before the City Council. See the City Clerk's information about lobbying or review Chapter 16C of the City Code. Both can be found on the City's Web site at www.ci.oceanside.ca.us.

2. **PUBLIC HEARING ITEMS**

Certain actions of the City Council/HDB/CDC/OPFA require public hearings. These can include land use and zoning matters, nuisance abatements, and items concerning bond financing. Public hearings typically involve a staff presentation, followed by testimony by the appellant(s) and applicant(s), where applicable. Following that, public testimony is invited.

Persons who wish to testify on a public hearing item do NOT need to fill out a "Request to Speak" form. After the hearing is opened for public testimony, the presiding officer will invite speakers to the podium. Each individual is limited to speak for no more than three minutes. If multiple speakers are present, however, the time allotted per speaker may be less than three minutes in order to accommodate everyone wishing to speak.

Where applicable, public hearing applicants and appellants will each be given 20 minutes total time to speak, including rebuttal. In cases where there are multiple applicants and/or appellants, a total of 30 minutes for all appellants and 30 minutes time for all applicants will be allowed. In such cases, the time will be divided equally, unless otherwise divided by mutual consent of the applicants or appellants.

Public Hearing items are "time-certain" and are heard beginning at 6:00 p.m., regardless of how far the City Council has progressed with its other agenda items. Due to the time-certain requirement, other items may be taken out of order on the agenda to accommodate the public hearing schedule.

3. **PUBLIC COMMUNICATIONS**

These are items on each meeting agenda for members of the public to speak regarding matters within the jurisdiction of the City Council/HDB/CDC/OPFA, but not otherwise already on the agenda. Requests to speak may be initiated either in writing in advance to the City Manager's Office or by submitting a "Request to Speak" slip as specified in Section 1A above. Each speaker will be allowed up to 3 minutes to speak. Priority will be given to speakers in the order the requests to speak were received. The presiding officer may hear non-agenda items at any time after the 5:00 p.m. meeting is called to order.

- A. Advance Written Request to Speak must be received by the City Manager's office no later than 10:00 a.m., the Wednesday prior to the meeting.
- B. Communications on Matters not on the Agenda require applicants to complete a request to speak slip pursuant to Section 1A above.

4. **CONSENT CALENDAR ITEMS**

All items listed on the Consent Calendar are considered to be routine matters or formal documents covering previous instructions from the governing body. All of the items listed on the Consent Calendar may be enacted by a single vote. There will be no separate discussion of Consent Calendar items unless members of the governing body, the City staff or the public request discussion on specific Consent Calendar items. If a member of the public wishes to speak on a Consent Calendar item, a request to speak must be submitted **prior** to the Consent Calendar being called.

5. **REGULAR MEETING SCHEDULE**

Joint City Council/HDB/CDC/OPFA meetings are typically scheduled on two Wednesdays of each month and generally follow the format listed below. Agendas for specific meetings are available to the public prior to the meeting. Please see page iv, Section 7, for more details.

3:30 p.m.	City Council/HDB/CDC/OPFA Closed Session
5:00 p.m.	City Council/HDB/CDC/OPFA Regular Business
6:00 p.m.	City Council/HDB/CDC/OPFA Public Hearings, if applicable

Public hearing items are “time-certain” and are heard beginning at 6:00 p.m. Due to the time-certain requirement, other items may be taken out of order on the agenda to accommodate the 6:00 p.m. public hearing schedule.

Because all meetings are jointly convened, there may be business of the City Council, Harbor District Board of Directors, Community Development Commission, or Oceanside Public Financing Authority conducted at any of the scheduled times. All items will clearly identify which of the four governing bodies are acting on the item.

A complete listing of regular scheduled meetings is available from the City Clerk’s office at (760) 435-3000 or on the City of Oceanside Web site at www.ci.oceanside.ca.us.

6. **WORKSHOPS**

From time to time the City Council may schedule a specially noticed Workshop or meeting to discuss a particular topic in greater depth than would be possible at a regular meeting. All such meetings are open to the public.

At a Workshop Meeting, the City Council may vote on any properly agendized matter, and public input is provided for on the agenda.

7. **AGENDA POSTING AND AVAILABILITY**

This agenda has been posted at least 72 hours prior to the meeting at the Civic Center Plaza, 300 North Coast Highway in the kiosk near the Library. The agenda, including backup reports, will be posted on the City’s Web site at www.ci.oceanside.ca.us and will be available for public review during business hours by no later than the Monday preceding the meeting at the City Clerk’s Office, Second Floor City Hall North, 300 North Coast Highway

Written materials relating to an item on this agenda that are distributed to the City Council/HDB/CDC/OPFA within 72 hours before it is to consider the item at its regularly scheduled meeting will be made available for public inspection at the City Clerk’s Office (location above), during normal business hours. Such written materials will also be made available on the City of Oceanside’s Web site, subject to staff’s ability to post the documents before the regularly scheduled meeting.

8. **AGENDA BROADCASTS ON CHANNEL 19**

The regular City Council/HDB/CDC/OPFA meetings will be broadcast live on the Government Access Channel 19 by Oceanside Community Television (KOCT) and re-broadcast during the week following the meeting. Please refer to KOCT’s program schedule for dates and times of re-broadcasts. Videotape of this meeting is available for public reference in the Oceanside Main Library, 330 North Coast Highway.

9. **ASSISTANCE TO PERSONS WITH DISABILITIES**

If you have special needs because of a disability which make it difficult for you to participate in the meetings, please contact the City Clerk at 300 North Coast Highway, Oceanside, CA, telephone (760) 435-3000 by noon the Monday preceding the meeting. The City of Oceanside will attempt to make arrangements to accommodate your disability.