

CITY OF SOLEDAD

JOINT CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY  
REGULAR MEETING AGENDA

WEDNESDAY, NOVEMBER 07, 2018

5:30 P.M.

The public meeting will open at 5:30 and, after taking public comment for closed session items, the Board will immediately recess to closed session.

6:00 P.M.

The regular public open meeting will begin at 6:00, or as soon thereafter as the Closed Session is concluded, and any reportable action taken during the Closed Session will be reported out at that time.

CITY COUNCIL CHAMBERS  
248 MAIN STREET  
SOLEDAD, CALIFORNIA

*WELCOME*

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Welcome to your City of Soledad City Council/Successor Agency Meeting. Your City Councilmembers/Agencymembers are:

Mayor/Chair Fred J. Ledesma  
Mayor Pro Tem/Vice Chair Alejandro Chavez  
Councilmember/Agencymember Christopher Bourke  
Councilmember/Agencymember Carla Stewart  
Councilmember/Agencymember Anna Velazquez

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**I. CALL TO ORDER**

**II. ROLL CALL**

**III. PUBLIC COMMENT- CLOSED SESSION ITEMS**

At this time any member of the public may address the Council/Agency on Closed Session items appearing on the agenda. Speakers shall have limited time of three (3) minutes. Please be brief and to the point.

**IV. CLOSED SESSION**

A Closed Session will be held immediately prior to the open public meeting, and will begin at 5:30 p.m. The open public meeting will begin at 6:00 p.m., or as soon thereafter as the Closed Session is concluded or adjourned for consideration and conclusion at the end of the open public meeting.

1. The City Council will recess to closed session to consider personnel matters pursuant to Government Code Section 54957(b)(1)-continued employment/evaluation of City Manager.
2. The City Council will recess to closed session to meet with its designated representatives regarding labor relations matters pursuant to Government Code Section 54956.9 the unrepresented employee is the City Manager.
3. The City Council will recess to closed session pursuant to Government Code Section 54956.8 to give instructions to the City's negotiator concerning the lease of property located at 137 Soledad Street (Assessor Parcel Number 022-026-002).
4. The City Council will recess to closed session pursuant to Government Code Section 54956.8 to give instructions to the City's negotiator concerning the sale/exchange/lease of property located at 183 Soledad Street (Assessor Parcel Numbers 022-026-001, -002, and -017). Instructions will include price and terms of payment.

**V. CLOSED SESSION REPORTS**

**VI. PLEDGE OF ALLEGIANCE**

**VII. PEACEBUILDERS' PLEDGE**

**VIII. ADDITIONS/MODIFICATIONS TO THE AGENDA**

Items of business may be added to the agenda upon a motion adopted by a minimum 2/3 vote finding that there is a need to take immediate action and that the need for action came to the attention of the City subsequent to the agenda being posted. Items may be deleted from the agenda upon request of staff or upon action of the Council.

**IX. MAYOR/COUNCIL PRESENTATIONS**

1. A Proclamation of the City Council of the City of Soledad Honoring the Association of Monterey Bay Area Governments to be commended on the celebration of its fiftieth anniversary of service to the local community on November 14, 2018.

2. A Proclamation of the City Council of the City of Soledad in Honor and Recognition of Public Works Supervisor Frank P. Trevino for His Dedicated Service to the City of Soledad.
3. A Proclamation of the City Council of the City of Soledad in Honor and Recognition of Lisa Jo Duffy for Her Dedicated Service to the City of Soledad.

**I. PUBLIC COMMENT**

At this time any member of the public may address the City Council on items not appearing on the agenda and items of interest to the public that are within the jurisdiction of the Council. Speakers shall have limited time of three (3) minutes. Please be brief and to the point. No action or discussion shall be taken on an item not appearing on the agenda, except that Councilmembers may briefly respond to statements made or questions posed by members of the public.

**II. MAYOR'S REPORT**

**III. COUNCILMEMBERS' ANNOUNCEMENTS AND REPORTS**

Announcements and Reports on meetings attended by Councilmembers at City of Soledad expense as required by State law (AB1234).

**IV. COUNCILMEMBERS' PRAISE**

**V. PRESENTATIONS**

- None

**VI. CONSENT CALENDAR**

All matters listed under the Consent Calendar are considered routine by the City Council and will be adopted by one action of the Council unless any Councilmember has any questions or wishes to make a statement or discuss an item. In that event, the Mayor will remove the item from the Consent Calendar for separate consideration.

**C-1 Approval of Minutes**

Joint City Council/Successor Agency Regular Meeting Minutes of October 3, 2018

**COUNCIL/AGENCY ACTION:** \_\_\_\_\_

**C-2 Approval of Warrants**

# 036811 - 037018

**COUNCIL ACTION:** \_\_\_\_\_

[C-3](#) Resolution No. 5448, A Resolution of the City Council of the City of Soledad Approving a Temporary Use Permit, Street Closure of Front Street and Authorizing Sponsorship of the Annual Soledad-Mission Chamber of Commerce Christmas Parade and Festivities along with the Provision of In-kind Support Services at an Estimated Cost of \$3,608.04.

**COUNCIL ACTION:** \_\_\_\_\_

[C-4](#) Resolution No. 5449, A Resolution of the City Council of the City of Soledad Approving the Soledad Warriors Youth Football and Cheer Organization's Request for Use of the Soledad Community Center on November 18, 2018.

**COUNCIL ACTION:** \_\_\_\_\_

[C-5](#) Resolution No. 5450, A Resolution of the City Council of the City of Soledad Approving a Third Amendment to a Consulting Services Agreement for Engineering Services with Yamabe & Horn Engineering, Inc., and Authorizing the City Manager to Execute Said Amendment on Behalf of the City of Soledad.

**COUNCIL ACTION:** \_\_\_\_\_

[C-6](#) Resolution No. 5451, A Resolution of the City Council of the City of Soledad Ratifying Approval of an Amendment to the Existing Salary Ranges for Certain Unrepresented Classifications Effective June 30, 2018.

**COUNCIL ACTION:** \_\_\_\_\_

[C-7](#) Resolution No. 5452, A Resolution of the City Council of the City of Soledad Ratifying Approval of a Cost of Living Salary Adjustment for Certain Executive Management Positions Effective June 30, 2018.

**COUNCIL ACTION:** \_\_\_\_\_

[C-8](#) Resolution No. 5453, A Resolution of the City Council of the City of Soledad Ratifying Approval of the Job Classification of Human Resources Coordinator, Adopting a Job Description and Establishing a Salary Range, Effective June 30, 2018.

**COUNCIL ACTION:** \_\_\_\_\_

[C-9](#) Resolution No. 5454, A Resolution of the City Council of the City of Soledad to Express Its Strong Opposition to the Addition of a Citizenship Question to Census 2020.

**COUNCIL ACTION:** \_\_\_\_\_

C-10 Review of First Quarter Financial Progress Report

**COUNCIL ACTION:** \_\_\_\_\_

C-11 Receive and Accept City of Soledad Monthly Department Activity Reports.

**COUNCIL ACTION:** \_\_\_\_\_

**VII. PUBLIC HEARING NO. PH-1 TO PH-7**

- Receive the Staff report
- Open the Public Hearing
- Close the Public Hearing
- Council Action

PH-1 to PH-7 Resolutions of the City Council of the City of Soledad Certifying an Addendum to the Certified Miravale III Specific Plan EIR, Adopting a Mitigation Monitoring and Reporting Program, Approving a General Plan Amendment, Specific Plan, Rezoning, Vesting Tentative Map, and Initiating a Sphere of Influence Amendment and Reorganization and Annexation Request for the Miramonte Specific Plan and Vesting Tentative Map Project (Formally Miravale III Specific Plan).

PH-1 Resolution No. 5431, A Resolution of the City Council of the City of Soledad Certifying the Addendum to the Certified Miravale III Specific Plan EIR and adopting a Statement of Overriding Considerations Based on the Findings and Conclusions as Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached Hereto as Attachment A;

**COUNCIL ACTION:** \_\_\_\_\_

PH-2 Resolution No. 5432, A Resolution of the City Council of the City of Soledad Adopting the Mitigation Monitoring Program Based on the Findings and Conclusions Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached Hereto as Attachment B;

**COUNCIL ACTION:** \_\_\_\_\_

PH-3 Resolution No. 5433, A Resolution of the City Council of the City of Soledad Approving an Amendment to the City of Soledad General Plan as Described and Approve the Miramonte Specific Plan Based on the Findings and Conclusions Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached hereto as Attachment C;

**COUNCIL ACTION:** \_\_\_\_\_

PH-4 Resolution No. 5434, A Resolution of the City Council Initiating a 647.9 -acre Sphere of Influence Amendment request with LAFCO Subject to the Findings and Conclusions as Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached Hereto as Attachment D;

**COUNCIL ACTION:** \_\_\_\_\_

PH-5 Resolution No. 5435 , A Resolution of the City Council Initiating a 647.9-acre Annexation Request with LAFCO Subject to the Findings and Conclusions as Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached Hereto as Attachment E;

**COUNCIL ACTION:** \_\_\_\_\_

PH-6 Ordinance No. 718, Introduction and First Reading of an Ordinance of the City of Soledad Approving a Prezone of the 647.9-acre Miramonte Specific Plan Area Based on the Findings and Conclusions Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached Hereto as Attachment F; and

PH-7 Resolution No. 5436, A Resolution of the City Council of the City of Soledad Conditionally Approving the Tentative Subdivision Map based on the Findings and Conclusions Set Forth in the Resolution and Exhibits Incorporated Herein by Reference and Attached Hereto as Attachment G, and Subject to LAFCO Approval of the Requested Sphere of Influence Change and Reorganization.

**COUNCIL ACTION:** \_\_\_\_\_

**VIII. PUBLIC HEARING NO. PH-8**

- Receive the Staff report
- Open the Public Hearing
- Close the Public Hearing
- Council Action

PH-8 Consider Adoption of Ordinance No. 721, An Ordinance of the City Council of the City of Soledad Adding New Chapter 8.28-Non-Medical Marijuana Regulations to Title 8-Health and Safety of the Soledad Municipal Code. (*Second Reading and Adoption*)

**COUNCIL ACTION:** \_\_\_\_\_

**IX. PUBLIC HEARING NO. PH-9**

- Receive the Staff report
- Open the Public Hearing
- Close the Public Hearing
- Council Action

PH-9 Planned Development No. PD-2018-01/Resolution No. 5455, Consideration of an Appeal Submitted By Soledad 92 LP of the Planning Commission Denial of an Application for a Planned Development Permit and a Tentative Tract Map to Allow the Creation of 92 Residential Units on A 4.96 Acre Vacant Site (APN: 022-441-011) Zoned R-3 (High Density Residential) Located Between San Antonio Drive and Gabilan Drive Immediately East of Jack Franscioni Elementary School.

**COUNCIL ACTION:** \_\_\_\_\_

**X. PUBLIC HEARING NO. PH-10**

- Receive the Staff report
- Open the Public Hearing
- Close the Public Hearing
- Council Action

PH-10 Closeout Report of the City of Soledad's 2013 State Community Development Block Grant Project Number 13-CDBG-8952.

**COUNCIL ACTION:** \_\_\_\_\_

**XI. BUSINESS**

B-1 Resolution No. 5456, A Resolution of the City Council of the City of Soledad to Update the Fee Schedule for the Regional Development Impact Fees.

**COUNCIL ACTION:** \_\_\_\_\_

B-2 Review and Discussion Regarding Solicitors, Peddlers and Transient Vendors.

**COUNCIL ACTION:** \_\_\_\_\_

B-3 Receive Presentation From Harris & Associates Regarding Findings of the Recently Completed Reclaimed Water Distribution Facilities Planning Report.

**COUNCIL ACTION:** \_\_\_\_\_

**B-4** Resolution No. 5457, A Resolution of the City Council of the City of Soledad Amending a Contract for Professional Services with CSG Consultants, Inc. to provide Building Official and Other Related Services.

**COUNCIL ACTION:** \_\_\_\_\_

**B-5** Resolution No. 5458, A Resolution of the City Council of the City of Soledad Approving Construction Services Agreement Change Order #2-A through #7 with Graniterock Construction in an Amount Not-to-Exceed \$37,097 for the Soledad Regional Recharge Project and Authorizing the City Manager to Execute Said Change Order on Behalf of the City of Soledad.

**COUNCIL ACTION:** \_\_\_\_\_

**XII. CITY MANAGER'S REPORT**

- Report of November 7, 2018

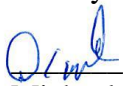
**XIII. COUNCILMEMBERS' ITEMS AND FUTURE AGENDA ITEMS**

Comments from the Councilmembers on general items of concern and on matters that they wish to put on future agendas.

**XIV. ADJOURNMENT**

**XV. CERTIFICATION**

I, Michael McHatten, City Clerk of the City of Soledad, do hereby certify that a copy of the foregoing Joint City Council/Successor Agency Regular Meeting Agenda was posted at City Hall by Friday, November 2, 2018, at 5:00 p.m.

  
\_\_\_\_\_  
Michael McHatten, City Clerk/Secretary

11/02/2018  
Date

In compliance with the American with Disabilities Act, if you need special assistance to participate in this meeting, please contact City Clerk Michael McHatten at (831) 223-5014. Notification of at least 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (RCRF 35.102-35.104).

“Any writing or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection at City Hall located at 248 Main Street, Soledad, California during normal business hours.”

En caso que usted necesite ayuda en leer o en entender este aviso de Junta Publica, usted puede ponerse en contacto con la oficina del Edificio Municipal en 248 Calle Main o llamar al número (831) 223-5014, y el aviso será traducido para usted.