

Minutes

City of Soledad Joint
City Council/Successor Agency
Regular Meeting

November 18, 2020

CALL TO ORDER

Mayor Ledesma called the City Council/Successor Agency Meeting to order at 5:31 p.m.

ROLL CALL

The Following Councilmembers/Agencymembers were present when the meeting was called to order:

Mayor/Chair	Fred Ledesma
Mayor Pro Tem/Vice Chair	Alejandro Chavez (6:35 p.m.)
Councilmember/Agencymember	Carla Strobridge Stewart
Councilmember/Agencymember	Marisela Lara
Councilmember/Agencymember	Anna Velazquez

THE FOLLOWING COUNCILMEMBER WAS ABSENT

- None

PUBLIC COMMENT ON CLOSED SESSION ITEMS

- None

MEETING RECESS FOR CLOSED SESSION

Mayor Ledesma recessed to Closed Session at 5:33 p.m.

MEETING RECONVENED

Mayor Ledesma reconvened from Closed Session at approximately 6:06 p.m.

CLOSED SESSION ITEMS

1. The City Council of the City of Soledad will recess to closed session pursuant to Government Code Section 54957(b)(1) to discuss the Interim City Manager Evaluation.

CLOSED SESSION REPORTS

1. City Attorney Michael Rodriguez reported with respect to item no. 1, the council met and performed three-quarters of the Interim City Manager's evaluation. No other reportable action taken. Direction was provided to the City Attorney to convey some of the information from the evaluation to the Interim City Manager.

PLEDGE OF ALLEGIANCE was led by Ivan Ibarra

ADDITIONS/MODIFICATIONS TO THE AGENDA

- None

PUBLIC COMMENT

- None

MAYOR'S REPORT

Mayor Ledesma reported that the Mayor's meetings have been about Covid and the numbers in Monterey County and Statewide. He does hope to be more involved with the facilities that the City has. He also attended the Veterans Day Banner celebration on 11/11. He thanked Sherie Colesberry, Chief Damon Wasson, Tony Virrueta and American Legion.

COUNCILMEMBER'S ANNOUNCEMENTS AND REPORTS

Councilmember Strobridge Stewart reported 2 items:

1. She attended the Veterans Day Banner celebration on 11/11. She thanked Sherie Colesberry, Chief Damon Wasson, Tony Virrueta and American Legion.
2. She thanked Interim City manager Slama and the Public Works Department for accommodating the SnipBus on 11/16, 65 South County animals were altered.

Councilmember Velazquez reported 1 item:

1. She attended the Veterans Day Banner celebration on 11/11. She also thanked Sherie Colesberry, Chief Damon Wasson, Tony Virrueta and American Legion.

2. The Celebration Foundation will be coming to Soledad on Sunday, 11/22, from 12:00 to 4:00 p.m. They will be at the Soledad Community Center and distributing turkeys, other food, and toiletries.

CITY MANAGER'S REPORT

Interim City Manager Slama presented oral highlights of his written report.

1. He thanked the Public Works Supervisor Joel Alvarez; he put in a lot of extra time in putting up the Veterans Day banners.
2. The Monterey County Elections Department hopes to certify the election by next week which would allow the City of Soledad to move forward with the 12/02 meeting as planned.

YOUTH COUNCIL REPORT

Soledad Youth Commissioners Amber Solorio and Marcela Perez gave a brief verbal update.

PRESENTATIONS

1. Vice President of Advancement and Development and Hartnell College Foundation Jackie Cruz and the Director of Equity Programs at Hartnell College Bronwyn Moreno gave a brief PowerPoint presentation report of Salinas Valley Promise.

Councilmember Velazquez thanked Ms. Cruz and Ms. Moreno for the presentation. She wanted to clarify the 2019 numbers reflected the City of Soledad are assisting in 20% of the Soledad students are being aided by the Salinas Valley Promise Grant?

Ms. Cruz clarified the information, the actual laptop, the textbooks and the Leadership program for the students was paid by the Promise grant, not the tuition.

Mayor Pro Tem thanked Ms. Cruz and Ms. Moreno for presenting the information.

Councilmember Lara thanked everyone who participated in creating the Salinas Valley Promise.

Mayor Fred Ledesma thanked Ms. Cruz and Ms. Moreno for the presentation.

CONSENT CALENDAR

Councilmember Velazquez said she wanted to clarify that Exhibit B to Business item B-4 was not included with the agenda and would like access to that information. Public Works Director Oscar Antillon said he will email the Exhibit B to the Exhibit A of Item No. B-4, to council.

Motion: Mayor Pro Tem Chavez made motion to approve items C-1 through C-5. Motion was seconded by Mayor Ledesma and carried by Unanimous vote:

Action:

Ayes: Chavez, Ledesma, Strobridge Stewart, Velazquez and Lara
Noes: None
Abstain: None
Absent: None

C-1. Approval of Minutes

Joint City Council/Successor Agency Regular Meeting Minutes of November 04, 2020.

C-2. Warrants

042501 – 042643

C-3. Resolution No. 5652, 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 Christmas Parade and Festivities Along With the Provision of In-Kind Support Services at the Estimated Cost of \$3,608.04

C-4. Resolution No. 5653, A Resolution of the City Council of the City of Soledad Approving and Authorizing the City Manager to Execute a “Amendment to Communications Site Lease Agreement” Between the City of Soledad and T-Mobile West LLC., A Delaware Limited Liability Company, For the Addition of a Diesel Generator.

C-5. Resolution No. 5654, A Resolution of the City Council of the City of Soledad Authorizing and Approving Amendment #9 to the Contract for Professional Services With EMC Planning Group, Inc. in an Amount Not-to-Exceed \$173, 432 to Provide Contract Planning Services for the Miramonte (Former Miravale III) Project.

PUBLIC HEARING NO.

- None

BUSINESS

B-1. Resolution No. 5655, A Resolution of the City Council of the City of Soledad Entering Into a Deferred Development Impact Fee Agreement With Premiere Cinemas.

Interim City Manager Slama presented the staff report.

City of Soledad Finance Director Mike Howard was present and available to answer any questions.

Owner of Premiere Cinemas Mr. Ted Intravia also presented information and was available to answer any questions. He shared there are many financial issues happening behind the scenes because of Covid-19.

Mayor Pro Tem Chavez thanked Mr. Ted Intravia for continuing to move forward with the project despite the current situation. He hopes that the City can be a help and support to the project at this time.

Mayor Ledesma agreed with Mayor Pro Tem Chavez.

Councilmember Velazquez asked for clarification regarding the 2% annual interest and the 60 monthly installments; will the 2% begin at the first installment? And all is due and payable in 2026?

Finance Director Mike Howard said the 2% begin at occupancy. The interest starts accruing at occupancy, but the first payment will be deferred for 6 months. All is due and payable in 2026 would be correct assuming that there is a month of March certificate of occupancy and payments are started in September. Those dates may be fluid based on when construction is finished.

Motion: Mayor Pro Chavez made motion to approve Resolution No. 5655. Motion was seconded by Councilmember Velazquez and carried by Unanimous vote:

Action:

Ayes: Chavez, Velazquez, Strobridge Stewart, Lara, and Ledesma
Noes: None
Abstain: None
Absent: None

- B-2. Resolution No. 5656, A Resolution of the City Council of the City of Soledad to Consider the Recommendation of the City's Affordable Housing Subcommittee on an Affordable Housing Agreement for the 1904 Monterey Street Multifamily Housing Project and Consider Approval of the Same.

Interim City Manager Slama left the meeting due to a Conflict of Interest as he is related to the owner of the property.

City Attorney Mike Rodriquez presented the staff report.

Motion: Councilmember Velazquez made motion to approve Resolution No. 5655. Motion was seconded by Mayor Ledesma and carried by Unanimous vote:

Action:

Ayes: Velazquez, Ledesma, Strobridge Stewart, Lara, and Chavez
Noes: None
Abstain: None
Absent: None

Interim City Manager Slama returned to the meeting.

B-3. Direction on the Future of Parks and Recreation and Community Engagement.

Interim City Manager Slama presented the staff report and PowerPoint presentation.

Mayor Pro Tem Chavez said he would like to wait for the new council to be seated before getting too far into the discussion and input.

Councilmember Velazquez acknowledged that a lot of work has been done in the community through the Parks and Recreation Committee and the survey that was done. The City has heard a lot from the community in terms of the priorities. She would like to be able to move forward and be able to look further into the proposed budget. We can move forward with the priorities and a phased budget so the City can see the true numbers especially considering the two new positions at the community center.

Councilmember Lara said she is excited for the future of the community.

Councilmember Strobridge Stewart would like to know what the anticipated recruitment timeline is for the two positions of the Community Engagement Manager and the Recreation Manager.

Interim City Manager Slama said timing is critical. He would like to have the two positions job descriptions come back to the council to be approved the beginning of December. There will not be a shortage of applicants. There will be a good recruitment for about 3 weeks and then do interviews. He would like to have this done in two months. He is acting that the council move sooner than later.

Councilmember Strobridge Stewart would like to know when will the recruitment start for members of the Measure S Citizens Oversight Committee begin.

Interim City Manager Slama said that will be discussed at the next city council agenda of 12/02/2020. The council will need to adopt the procedure that will be used for the Measure S Committee.

Councilmember Strobridge Stewart asked if there a possibility of having an ad-hoc committee of the council to help with the bi-laws and draft application for Measure S.

Interim City Manager Slama said that would be up to the council. The City does have what is used for Measure Y so council can look at that and make changes.

Mayor Ledesma said do not ever be afraid. Make a calculated risk and move forward. Every council has opportunities. This is the council's opportunity to do what needs to be done. Continue

to move the City in the right direction. Interim City Manager Slama has the right idea and vision and the opportunity for Soledad is happening right now. The money is there, be diligent with the money. Move forward cautiously.

Mayor Pro Tem Chavez asked if there was anyone in the public that would like to say anything on the matter.

Ivan Ibarra Mora said he is glad that there have been initiatives put in place to bridge the digital divide and hopes that Measure N and Measure S can somehow collaborate in taking Soledad forward.

Mayor Pro Tem Chavez wanted to clarify that the council is giving direction to Interim City Manager Slama and the staff to start the process on the necessary documents to start the recruitment process for the new positions and allowing for the new council to look at the information before it goes out so that the City starts the recruitment process as soon as possible if that is the direction that the new council wants to go in.

Mayor Ledesma agreed with Mayor Pro Tem Chavez.

Ben Jimenez congratulated the council on the passing of Measure S.

Interim City Manager Slama understands that staff will begin to work on all the items presented in item B-3. Everything is going to happen very quickly. The two positions will have job descriptions for council to look at.

Marcela Perez said that the youth council is happy to provide perspective and input on anything that comes up in the future.

No Action taken for this item
Information was received and direction was given.

Mayor Ledesma said that he appreciates all the time that has been spent together. He is proud of the work that has been done with this council and the last council. He said people move to communities for three reasons; 1. Because the community is safe and Soledad has a phenomenal police department; 2. Because the city has recreation and 3. Because the city has good schools, which Soledad has. He is confident that the Council will do a great job.

Mayor Pro Tem Chavez thanked Mayor Ledesma for his service over the last ten years. He said there were many tough decisions that needed to be made and none of what has been accomplished will have been able to be done without Mayor Fred Ledesma.

Councilmember Strobridge Stewart also thanked Mayor Ledesma for his service.

ADJOURNMENT

Mayor Ledesma adjourned the Regular meeting at 7:58 p.m.

Minutes Approved: December 02, 2020



FRED LEDESMA, Mayor/Chairman



BRENT SLAMA, Interim City Clerk/Agency Secretary