



AGENDA

Consolidated Regular Meeting

City Council Chamber - 1243 National City
Boulevard, National City, CA

Ron Morrison, Mayor

Ditas Yamane, Vice-Mayor – District 3

Marcus Bush, Councilmember

Luz Molina, Councilmember- District 1

Jose Rodriguez, Councilmember

Benjamin A. Martinez, City Manager

Barry J. Schultz, City Attorney

Shelley Chapel, MMC, City Clerk

R. Mitchel Beauchamp, City Treasurer

The City Council also sits as the City of National City Community Development Commission, Housing Authority, Joint Powers Financing Authority, and Successor Agency to the Community Development Commission as the National City Redevelopment Agency

Thank you for participating in local government and the City of National City Council Meetings.

Meetings: Regular City Council Meetings are held on the first and third Tuesday of the month at 6:00 p.m. Special Closed Session Meetings and Workshops may be same day, the start time is based on needs. Check Special Agendas for times.

Location: Regular City Council Meetings are held in the Council Chamber located at City Hall, 1243 National City Boulevard, National City, CA 91950, the meetings are open to the public.

Agendas and Material: [Agendas and Agenda Packet](#) for items listed are available on the City website, and distributed to the City Council no less than 72 hours before the City Council Meeting. Sign up for [E-Notifications](#) to receive alerts when items are posted.

Public Participation: Encouraged in a number of ways as described below. Members of the public may attend the City Council Meeting in person, watch the City Council Meeting via [live](#) web stream, or participate remotely via [Zoom](#). [Recording of Meetings](#) are archived and available for viewing on the City's website.

Public Comment: Persons wishing to address the City Council on matters not on the agenda may do so under Public Comments. Those wishing to speak on items on the agenda may do so when the item is being considered. Please submit a Speaker's Slip to the City Clerk before the meeting or immediately following the announcement of the item. All comments will be limited up to three (3) minutes. The Presiding Officer shall have the authority to reduce the time allotted to accommodate for a large number of speakers. *(City Council Policy 104)*

EFFECTIVE JANUARY 1, 2023

All Contributions to Candidates and Current Elected Officials are required to self-report a Declaration of Campaign Contribution to a Councilmember of more than \$250 within the past year (effective Jan 1, 2023). This report may be included on the Public Comment Speaker Slip to be completed prior to the City Council Meeting.

If you wish to submit a written comment [email](#) to the City Clerk's Office at least 4 hours before the City Council Meeting to allow time for distribution to the City Council.

Spanish Interpretation Services: Spanish Interpretation Services are available; please contact the City Clerk before the start of the meeting for assistance.

American Disabilities Act Title II: In compliance with the American Disabilities Act of 1990, persons with a disability may request an agenda in appropriate alternative formats as required by Title II. Any person with a disability who requires a modification or accommodation to participate in a meeting should direct such request to the City Clerk's Office (619) 336-4228 at least 24 hours in advance of the meeting.



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Gracias por participar en las reuniones del gobierno local y del Consejo de la Ciudad de National City.

Reuniones: Las reuniones regulares del Consejo Municipal se llevan a cabo el primer y tercer martes del mes a las 6:00 p.m. La reunión especial de sesión privada y los talleres pueden ser el mismo día, la hora de inicio se basa en las necesidades. Consulte las agendas especiales para conocer los horarios.

Ubicación: Las reuniones regulares del Concejo Municipal se llevan a cabo en la Cámara del Consejo ubicada en el Ayuntamiento, 1243 National City Boulevard, National City, CA 91950, las reuniones están abiertas al público.

Agendas y Material: Las Agendas y el Paquete de Agenda para los temas enumerados están disponibles en el sitio web de la Ciudad y se distribuyen al Concejo Municipal no menos de 72 horas antes de la Reunión del Concejo Municipal. Regístrese para recibir notificaciones electrónicas cuando se publiquen artículos.

Participación pública: Se fomenta de varias maneras como se describe a continuación. Los miembros del público pueden asistir a la Reunión del Concejo Municipal en persona, ver la Reunión del Concejo Municipal a través de la transmisión web en vivo o participar de forma remota a través de Zoom. Las grabaciones de las reuniones están archivadas y disponibles para su visualización en el sitio web de la Ciudad.

Comentario Público: Las personas que deseen dirigirse al Concejo Municipal sobre asuntos que no están en la agenda pueden hacerlo bajo Comentarios públicos. Quienes deseen hacer uso de la palabra sobre los temas del programa podrán hacerlo cuando se esté examinando el tema. Por favor, envíe una solicitud del orador al Secretario de la Ciudad antes de la reunión o inmediatamente después del anuncio del artículo. Todos los comentarios estarán limitados a tres (3) minutos. El Presidente tendrá la autoridad para reducir el tiempo asignado para dar cabida a un gran número de oradores. (Política del Concejo Municipal 104)

Si desea enviar comentarios por escrito, envíe un correo electrónico a la Oficina del Secretario de la Ciudad al menos 4 horas antes de la Reunión del Concejo Municipal para dar tiempo a la distribución al Concejo Municipal.

A PARTIR DEL 1 DE ENERO DE 2023

Todas las contribuciones a los candidatos y funcionarios electos actuales deben autoinformar una Declaración de contribución de campaña a un concejal de más de \$ 250 en el último año (a partir del 1 de enero de 2023). Este informe puede incluirse en el Recibo del orador de comentarios públicos que se completará antes de la reunión del Concejo Municipal

Servicios de interpretación en español: Los servicios de interpretación en español están disponibles, comuníquese con el Secretario de la Ciudad antes del inicio de la reunión para obtener ayuda.

Título II de la Ley de Discapacidades Americanas: En cumplimiento con la Ley de Discapacidades Americanas de 1990, las personas con discapacidad pueden solicitar una agenda en formatos alternativos apropiados según lo requerido por el Título II. Cualquier persona con una discapacidad que requiera un modificación o adaptación para participar en una reunión debe dirigir dicha solicitud a la Oficina del Secretario de la Ciudad (619) 336-4228 al menos 24 horas antes de la reunión.



AGENDA

Consolidated Regular Meeting

Tuesday, June 18, 2024, 6:00 p.m.
City Council Chamber - 1243 National City Boulevard
National City, CA

Pages

1. CALL TO ORDER

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE TO THE FLAG

4. INVOCATION

5. PUBLIC COMMENT

In accordance with State law, an item not scheduled on the agenda may be brought forward by the general public for comment; however, the City Council will not be able to discuss or take action on any issue not included on the agenda. Speakers will have up to three (3) minutes.

6. PROCLAMATIONS AND RECOGNITION

6.1 Proclamation - Alzheimer's and Brain Awareness Month

8

6.2 Employee of the Quarter - Officer Sabrina Barajas

9

7. PRESENTATION (Limited to Five (5) Minutes each)

7.1 EDCO Presentation

8. REGIONAL BOARDS AND COMMITTEE REPORTS (Limited to Five (5) Minutes each)

Per Government Code Section 53232.3(d) also known as AB1234: Members of a legislative body shall provide brief reports on meetings attended at the expense of the local agency at the next regular meeting of the legislative body.

9. CONSENT CALENDAR

The Consent Calendar may be enacted in one motion by the City Council with a Roll Call Vote without discussion unless a Councilmember, a member of the Public, or the City Manager requests an item be removed for discussion. Items removed from the Consent Calendar will be considered immediately following the adoption of the Calendar.

9.1 Approval of Reading by Title Only and Waiver of Reading in Full of Ordinance on this Agenda

9.2 Agreement with Keyser Marston Associates, Inc. for As-Needed Housing Consulting Services. 11

Recommendation:

Adopt the Resolution Entitled "Resolution of the Board of the Community Development Commission-Housing Authority of the City of National City, California, Authorizing an Agreement with Keyser Marston Associates, Inc. to Provide On-Call Consulting Services Related to Affordable and Market-Rate Housing Developments, Transaction Structuring, Financing Sources, and Policy Development and Evaluation in a Not-to-Exceed Amount of \$100,000."

9.3 Agreement with West Coast Arborists, Inc. for Specialized Urban Forestry Maintenance Services 48

Recommendation:

Adopt a Resolution Entitled, "Resolution of the City Council of the City of National City, California, Waiving the Formal Bid Process Pursuant to National City Municipal Code Section 2.60.260 Regarding Cooperative Purchasing and Authorizing the Mayor to Execute an Agreement with West Coast Arborists, Inc., to Provide Specialized Urban Forestry Maintenance Services for a Not-to-Exceed Amount of \$270,000 by Piggybacking onto the City of Norco's Agreement."

9.4 Approval of an Agreement with Claims Management Associates, Inc. for Risk Management Liability Consulting for a not-to-exceed amount of \$160,000. 120

Recommendation:

Adopt a Resolution Entitled "Resolution of the City Council of the City of National City, California, Authorizing the Mayor to Execute an Agreement Between the City of National City and Claims Management Associates, Inc., for Risk Management Services for an Initial Term of July 1, 2024 through June 30, 2025, for the Not-to-Exceed Amount of \$160,000 and Authorizing the City Manager to Extend the Contract for Three Additional One-Year Terms."

- 9.5 Exclusive Negotiating Agreement Amendment No. 4 with Tower 999, LLC for the Disposition of City-Owned Real Property located at 921, 925, and 929 National City Boulevard. 138

Recommendation:

Adopt a Resolution Entitled, "Resolution of the City Council of the City of National City, California, Authorizing the City Manager to Execute a Fourth Amendment to the Exclusive Negotiating Agreement By and Between the City of National City and Tower 999, LLC, a Nevada Limited Liability Company, for the Disposition of City-Owned Real Property Located at 921, 925, and 929 National City Boulevard and Development of a Seven-Story, Mixed-Use Building with Approximately 9,294 Square Feet of Retail/Commercial Space and 127 Rental Dwelling Units."

- 9.6 Notice of Decision – Planning Commission approval of a Conditional Use Permit (CUP) for alcohol sales at Grocery Outlet located at 3446 Highland Avenue. 162

Recommendation:

Approval of the Sale of Beer, Wine, and Distilled Spirits for Off-Site Consumption, Subject to the Recommended Conditions in the Attached Resolution and a Determination that the Project is Exempt from CEQA. The Sale of Beer, Wine, and Distilled Spirits is a Conditionally-Allowed Use in the Major Mixed-Use District Zone and would be Accessory to the Sale of Grocery Items at the Store.

- 9.7 Ratification of a Memorandum of Agreement (MOA) with the County of San Diego for Housing Assistance Funding related to the January 22, 2024 flood. 202

Recommendation:

Adopt the Resolution Entitled "Resolution of the Board of the Community Development Commission-Housing Authority of the City of National City ("CDC-HA"), California, Authorizing 1) the Ratification of the Housing Assistance Funding Memorandum of Agreement (MOA) with the County of San Diego Office of Emergency Services to Assist Households in the Emergency Temporary Lodging (ETL) Program; 2) the Acceptance of Grant Funds Up To \$362,727; 3) a Match of Resources Equal To the Amount of Funds Received; and 4) the Establishment of the ETL Housing Assistance Fund Appropriation of \$362,727 and Corresponding Revenue Budget."

9.8	Ratification of an Addendum to a Service Agreement with Data Ticket, Inc.	213
	<p>Recommendation:</p> <p>Adopt the Resolution Entitled “Resolution of the City Council of the City of National City, California, 1) Ratifying an Addendum to a Service Agreement By and Between the City of National City and Data Ticket, Inc., for Electronic Permit Parking System Services in the Not-to-Exceed Amount of \$25,000 Per Year from Fiscal Year 2025 through Fiscal Year 2028, and 2) Authorizing an Expenditure of up to \$70,000 Per Year for the Base Service Agreement with Data Ticket, Inc., for Parking Citation Services.”</p>	
9.9	Second Amendment with San Diego Mechanical & Energy, Inc. for Facilities Maintenance Services	243
	<p>Recommendation:</p> <p>Adopt a Resolution Entitled, “Resolution of the City Council of the City of National City, California, Authorizing the Mayor to Execute a Second Amendment to the Agreement with San Diego Mechanical & Energy, Inc., Extending the Agreement by One-Year to June 30, 2025.”</p>	
9.10	Second Amendment to the agreement with San Diego Metropolitan Transit System (MTS) to provide for-hire vehicle regulation services in National City to extend for an additional 5 years.	249
	<p>Recommendation:</p> <p>Adopt a Resolution entitled, “Resolution of the City Council of the City of National City, California, Authorizing the City Manager to Execute a Second Amendment to the Agreement with San Diego Metropolitan Transit System to License and Regulate For-Hire Vehicles Operating in the City of National City at No Cost to the City.”</p>	
9.11	Second Amendment to the Agreement with Southwest Traffic Signal Service, Inc. for Traffic Signal and Streetlight Maintenance Services	320
	<p>Recommendation:</p> <p>Adopt a Resolution Entitled, “Resolution of the City Council of the City of National City, California, authorizing the Mayor to execute a Second Amendment to the Agreement with Southwest Traffic Signal Service, Inc., extending the Agreement by one year to June 30, 2025.</p>	

9.12	Side Letter Agreement between the City of National City and the National City Municipal Employees' Association exclusively represented by SEIU.	326
	<p>Recommendation:</p> <p>Adopt the Resolution Entitled, "Resolution of the City Council of the City of National City, California, Authorizing the City Manager to Execute a Side Letter Agreement between the City of National City and the National City Municipal Employees' Association, Represented by Service Employees' International Union (SEIU) Local 221, Concerning Representation of Certain Part-time/Temporary Employees."</p>	
9.13	Successor Agency Proposed Budget for Fiscal Year 2024-25	331
	<p>Recommendation:</p> <p>Adopt the Resolution Entitled: "Resolution of the Board of the Successor Agency to the Community Development Commission as the National City Redevelopment Agency, California, Adopting a Budget of \$4,250,528 for Fiscal Year 2024-25."</p>	
9.14	Temporary appointment of Phillip A. Davis, a CalPERS Retiree, Pursuant to Government Code Sections 7522.56 and 21221(h)	336
	<p>Recommendation:</p> <p>Adopt the Resolution Entitled: "Resolution of the City Council of the City of National City, California, Appointing Phillip A. Davis as Interim Finance Director per Government Code Sections 7522.56 and 21221(h)."</p>	
9.15	Annual Appropriations Limit for Fiscal Year 2025	340
	<p>Recommendation:</p> <p>Adopt the Resolution Entitled, "Resolution of the City Council of the City of National City, California, Approving and Adopting the Annual Appropriations Limit of \$83,188,455 for Fiscal Year 2025"</p>	
9.16	Warrant Register #44 for the Period of 4/26/24 through 5/02/24 in the Amount of \$1,957,721.46	343
	<p>Recommendation:</p> <p>Ratify Warrants Totaling \$1,957,721.46</p>	
9.17	Warrant Register #45 for the period of 5/03/24 through 5/09/24 in the amount of \$2,263,952.50	349
	<p>Recommendation:</p> <p>Ratify Warrants Totaling \$2,263,952.50</p>	

9.18 Warrant Register #46 for the period of 5/10/24 through 5/16/24 in the amount of \$3,531,838.37 357

Recommendation:

Ratify Warrants Totaling \$3,531,838.37

10. PUBLIC HEARING

The following item(s) have been advertised as public hearing(s) as required by law.

10.1 Public Hearing and adoption of a Resolution accepting the National City Fiscal Year 2024-2025 Tax Roll Sewer Services Fees Report. 365

Recommendation:

Hold a Public Hearing and Adopt the Resolution Entitled, "Resolution of the City Council of the City of National City, California, Accepting the National City 2024/2025 Tax Roll Sewer Service Fees Report, which Identifies by Parcel Number Each Parcel of Real Property Receiving Sewer Services and the Amount of Sewer Charges for Each Parcel for FY 2024/25 as Required by the California Health and Safety Code Section 5473, *et seq.*, Pertaining to Collection of Sewer Charges on the Tax Roll; Directing the City Clerk to File the Report with the County of San Diego Auditor and Controller; and Directing the City Engineer to Submit a Certification of the Sewer Service Charges to the County of San Diego Auditor and Controller."

10.2 Public Hearing and Adoption of an Ordinance Repealing and Replacing Chapter 15.10 of the National City Municipal Code, and Adopting the International Property Maintenance Code by Reference. 448

Recommendation:

Conduct the Public Hearing and Adopt the Ordinance entitled: "An Ordinance of the City Council of the City of National City, California, Adopting the International Property Maintenance Code and Amending Chapter 15.10 of the National City Municipal Code".

10.3 Zoning Map Amendment to Implement the Focused General Plan Update. 452

Recommendation:

Hold the Public Hearing and Adopt the Ordinance by Second Reading, Entitled, "An Ordinance of the City Council of the City of National City, California, Adopting an Amendment to the City of National City Zoning Map to Implement the Focused General Plan Update."

11. CITY MANAGER'S REPORT

12. ELECTED OFFICIALS REPORT

13. CITY ATTORNEY REPORT

14. ADJOURNMENT

Special Meeting of the City Council of the City of National City - Tuesday, August 6, 2024 - 5:00 p.m. - Council Chambers - National City, California.