

MINUTES OF THE ADJOURNED JOINT MEETING OF THE MONTCLAIR CITY COUNCIL AND MONTCLAIR HOUSING CORPORATION BOARD HELD ON THURSDAY, JUNE 22, 2023, AT 6:00 P.M. IN THE CITY COUNCIL CHAMBERS, 5111 BENITO STREET, MONTCLAIR, CALIFORNIA

I. CALL TO ORDER

Mayor/Chair Dutrey called the meeting to order at 6:00 p.m.

II. ROLL CALL

Present: Mayor/Chair Dutrey; Mayor Pro Tem/Vice Chair Johnson; Council Members/Directors Ruh, Martinez, and Lopez

City Manager/Executive Director Starr; Finance Director Kulbeck; Human Services Director Richter; Community Development Director Diaz; City Clerk Myrick

III. COUNCIL/MHC BOARD WORKSHOP

A. Fiscal Year 2023–24 Preliminary Budget Review Presentation

Finance Director Kulbeck discussed the FY 2023–24 Preliminary Budgets for the City of Montclair and the Montclair Housing Corporation with the aid of a PowerPoint presentation.

During the first segment of her presentation, Finance Manager Kulbeck noted a \$3,785,229 surplus exists in the preliminary General Fund Revenues Budget, and the General Unassigned Reserve is at \$8 million—approximately 22.45 percent of the preliminary General Fund Operating Appropriations Budget, nearing compliance with the Council’s Unassigned Reserve Ratio goal of 25 percent. She reviewed significant revenue components of the budget, including property, sales and use, and transactions and use taxes. She then presented the 2023–24 Preliminary Budget Appropriations for the departments and General Fund transfers.

Council Member Lopez received information about which Fire Station would be using the LifePak and what area would be enclosed for the Community Development Department.

Council Member Ruh received clarification from City Manager Starr that betterments would have to come from the City from the Gold Line Betterment Fund, and that the County of San Bernardino does not provide assistance. Council Member Ruh asked if there are plans to build something within the City for homelessness, and it was explained that it would be decided at a later time dependent on available land and funding.

In the next segment of the presentation, Finance Director Kulbeck discussed personnel services for the upcoming Fiscal Year including reclassification of the Deputy Fire Chief to Fire Chief, and reactivation of the Medic Squad.

In the portion titled “Building a Better Montclair,” Finance Director Kulbeck discussed efforts the City has undertaken and future strategies identified to improve fiscal and quality of life conditions in the City including:

- Forming a new Transactions and Use Tax District with the passage of Measure L at the 2020 Election, which significantly improved revenues;
- Evaluating service contracting for specified programs for cost savings; considering a Proposition 64 Commercial Cannabis Compliance program including potentially bringing forth a ballot measure at the 2022 General Municipal Election;
- Promote Development in North Montclair pursuant to the Amended North Montclair Specific Plan (NMDSP).

At 6:48 p.m., Mayor Dutrey left City Council Chambers.

At 6:50 p.m., Mayor Dutrey returned to City Council Chambers.

Other goals discussed for “Building a Better Montclair” included:

- The Expanding Role in Promoting Economic Development, by the Montclair Economic Development Agency (EDA), which plans to provide and enhance the City through the Economic Development Assets Fund (EDAF) which has a balance of \$5,623,917 after a proposed transfer in of \$785,229. These funds will be used to provide and enhance funding within the EDA for real property acquisition, affordable housing development, homeless assistance, and economic development activities.

At 7:06 p.m. Council Member Lopez left City Council Chambers.

- In April 2022, the Montclair Housing Authority (MHA) became the beneficiary of \$3.2 million in repaid residual receipt loans that had been provided to Augusta Communities. These funds are restricted for affordable housing programs.

At 7:10 p.m. Council Member Lopez returned to City Council Chambers.

- In 2021 there was an issuance of Lease Revenue Bonds, these were slated to be used in the following four years to complete infrastructure projects identified by City Council for improvement including; Reeder Ranch Park, Parks Master Plan, Flashing Stop Sign Replacement Program

At 7:14 p.m. Council Member Ruh left City Council Chambers.

Mayor Dutrey asked for clarification on improvements to the Saratoga Park baseball field amenities.

At 7:16 p.m. Council Member Ruh returned to City Council Chambers.

City Manager Starr said LD King is working on the proposal.

Council Member Martinez inquired about Opportunity Zones, and City Manager Starr provided clarification on the program.

Council Member Ruh expressed his concerns about how he believes the homelessness issue will be handled by the City.

Mayor Dutrey stated that addressing homelessness issues within the City should be executed at the County level.

In the final segment of her presentation on the City’s budget, Finance Director Kulbeck reviewed Special Purpose Funds established to address current and future liabilities, programs, projects, and goals requiring a commitment of funds not incorporated in the General Fund Operation Budget; and debt service on the 2014 and 2021 issues of Lease Revenue Bonds and 2021 Pension Obligation Bonds.

Council Member Lopez wanted to know if parking would be including in the \$5.6 million request for the Gold Line Betterment Fund. He also noted concerns about the installation of new bike lanes reducing or restricting street parking for residents who do not have driveways.

Mayor Dutrey noted during his absence from the June 19th City Council meeting, the City Council discussed Juneteenth and gave direction to staff. He advised this is a matter that requires a meet and confer process with represented employees and requested the City Council discuss the addition of Juneteenth as a recognized City holiday in a future closed session under labor negotiations.

ACTION	
ACTING:	City Council
MOTION:	Place an item on the agenda to discuss the inclusion of Juneteenth as an official City holiday under labor negotiations during a future regular meeting closed session.

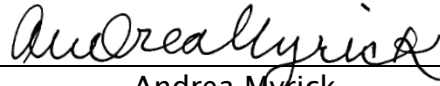
ACTION	
MADE BY: SECOND BY:	Mayor Dutrey Council Member Ruh
AYES: NOES: ABSTAIN: ABSENT:	Lopez, Martinez, Ruh, Johnson, Dutrey None None None
RESULT:	Motion carried 5-0.

IV. PUBLIC COMMENT — None

V. ADJOURNMENT

At 7:59 p.m., Mayor/Chair Dutrey adjourned the City Council and Montclair Housing Corporation Board, and announced a special meeting would be held on Thursday, June 29, 2023, at 6:00 p.m. in the City Council Chambers to consider adoption of the Fiscal Year 2023-24 City and MHC Budgets and to consider actions on other related matters.

Submitted for City Council/Montclair Housing Corporation Board approval,



Andrea Myrick
City Clerk