



**REGULAR CITY COUNCIL AND SUCCESSOR AGENCY TO THE  
REDEVELOPMENT AGENCY, AND HOUSING AUTHORITY  
MAY 2, 2023 – 6:00 P.M. - MINUTES**

**CALL TO ORDER** –The Closed Session meeting was called to order by Mayor Stephens at 4:00 p.m.

**ROLL CALL**

Present: Council Member Chavez, Council Member Gameros, Council Member Harper, Council Member Marr, Council Member Reynolds, Mayor Pro Tem Harlan, and Mayor Stephens.

Absent: None.

**PUBLIC COMMENTS – NONE.**

**CLOSED SESSION ITEMS:**

**1. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION  
THREE CASES**

Pursuant to California Government Code Section 54956.9 (d)(2)

City Council recessed at 4:03 p.m. for Closed Session.

Closed Session adjourned at 5:50 p.m.

**CALL TO ORDER** –The Regular City Council and Successor Agency to the Redevelopment Agency, and Housing Authority meeting was called to order by Mayor Stephens at 6:01 P.M.

**NATIONAL ANTHEM AND PLEDGE OF ALLEGIANCE**

A video was played of the National Anthem and Mayor Stephens led the Pledge of Allegiance.

**MOMENT OF SOLEMN EXPRESSION** - Led by Pastor David Manne.

**ROLL CALL**

Present: Council Member Chavez, Council Member Gameros, Council Member Harper, Council Member Marr, Council Member Reynolds, Mayor Pro Tem Harlan, and Mayor Stephens.

Absent: None.

**CITY ATTORNEY CLOSED SESSION REPORT** – No reportable action.

## **PRESENTATIONS:**

Mayor Stephens recognized the Vanguard University Men's Volleyball National Championship.

Mayor Stephens recognized the Vanguard University Women's Beach Volleyball National Championship.

## **PUBLIC COMMENTS – MATTERS NOT LISTED ON THE AGENDA**

Sue Lester spoke on the City supporting the Wetlands & Wildlife Center, spoke on a fundraiser on May 20<sup>th</sup> and thanked staff and Council for the Earth Day event.

Speaker, thanked the City and West Coast Arborist for caring for the trees along Fair Drive.

Jay Humphrey spoke on an Inclusionary Housing Ordinance.

Juana Trejo thanked Mayor Stephens and Council Member Marr for meeting and walking with them, thanked council and staff for resource fairs, requested collaboration with the Police Department, and spoke on treating people with respect.

Kim Hendricks spoke in memory of Dr. Mehren.

Cynthia McDonald, Costa Mesa, spoke on signage at Triangle Square, and repairs needed at Triangle Square.

Ida Wolf thanked City staff for repairs at the Senior Center, requested a microwave, and to open at 8:00 a.m. instead of 9:00 a.m.

Speaker, spoke in support of flying field at Fairview park.

Larry Courter spoke in memory of Dr. Mehren, and spoke on Fairview Park.

Speaker, spoke on maintenance problems at apartments, and rental increases.

Speaker, spoke on Measure K, local control for development, and on Ourneighborhoodvoices.com.

Jenn Tanaka spoke on traffic calming measures, and mode-share statistics.

Hank Castignetti, representing Orange County Model Engineers, spoke on free train rides, spoke on the beauty at Fairview Park, and spoke in memory of Dr. Mehren.

## **COUNCIL MEMBER COMMITTEE REPORTS, COMMENTS, AND SUGGESTIONS**

Council Member Chavez recognized Families Forward on receipt of housing awards, spoke on the Shalimar Park community event, and spoke on housing options.

Council Member Gameros spoke on rental needs and livable wages.

Council Member Harper thanked citizens and students for attending the council meeting, spoke on being involved in government, requested an update on the Tennis Center Request For Proposal.

Council Member Marr thanked staff for the Earth Day event, spoke on SB 567, the OC Marathon on Sunday and spoke on street closures.

Council Member Reynolds spoke on youth and community involvement, the Walk and Roll Festival on May 27, provided an update on the Mobile Home Committee, spoke on community leaders and connecting people with resources, thanked the Costa Mesa Alliance for Better Streets, spoke on Project Food Box for people on Medi-Cal, requested an update on Measure K planning schedule and visioning.

Mayor Pro Tem Harlan spoke on a Families Forward project for affordable housing, spoke on attendance at Tewinkle Park Spring Bark Fest, spoke on Walk and Bike to School event on May 3<sup>rd</sup>, requested an update on an Inclusionary Housing Ordinance, spoke on attending the ISCS conference and requested an update of the Economic Development Strategic Plan.

Mayor Stephens spoke on Earth Day and Arbor Day, spoke on collaboration with the private sector on community events, stated he will be starting the OC marathon, spoke on attending Assembly Member Cottie Petrie Noris press conference on Fentanyl, spoke on Fentanyl poisoning, spoke on the One Pill Can Kill educational program, spoke on Narcan being available over the counter, requested Narcan be available at City facilities, and spoke in memory of Dr. Mehren and Gordon Bowley.

**REPORT – CITY MANAGER** – Ms. Farrell Harrison announced Alma Reyes as Deputy City Manager, provided an update regarding the May 16<sup>th</sup> Special Joint Planning Commission and City Council Study Session meeting on an Inclusionary Housing Ordinance, spoke on an update on an economic development strategic plan, spoke on Project Food Box and staff will be meeting with them next week, and Carol Molina, Finance Director provided an update on the Tennis Center Request For Proposal.

**REPORT – CITY ATTORNEY – NONE.**

## **CONSENT CALENDAR (Items 1-9)**

**MOVED/SECOND:** Council Member Marr/Council Member Chavez

**MOTION:** Approve recommended actions for consent calendar items 1-9.

The motion carried by the following roll call vote:

Ayes: Council Member Chavez, Council Member Gameros, Council Member Harper, Council Member Marr, Council Member Reynolds, Mayor Pro Tem Harlan, and Mayor Stephens.

Nays: None.

Absent: None.

Abstain: Mayor Stephens recused himself on item 3 the Warrant Resolution due to campaign contributions received.

Motion carried: 7-0

### **1. PROCEDURAL WAIVER: WAIVE THE FULL READING OF ALL ORDINANCES AND RESOLUTIONS**

**ACTION:**

City Council, Agency Board, and Housing Authority approved the reading by title only and waived full reading of Ordinances and Resolutions.

### **2. READING FOLDER**

**ACTION:**

City Council received and filed Claims received by the City Clerk: Julie May, Britt Lisa Meyer, Robert Edmund Meyer, Suzanne Tarvin, Ken Zammit.

### **3. ADOPTION OF WARRANT RESOLUTION**

Mayor Stephens recused himself on this item due to campaign contributions received.

**ACTION:**

City Council approved Warrant Resolution No. 2698.

### **4. MINUTES**

**ACTION:**

City Council approved the Minutes of the Study Session meetings of March 14, 2023 and April 11, 2023 and Regular meetings of March 21, 2023 and April 4, 2023.

### **5. BUSINESS IMPROVEMENT AREA (BIA) REAUTHORIZATION, RESOLUTION OF INTENTION, AND REVIEW OF ANNUAL REPORT**

**ACTION:**

1. City Council approved the 2022-2023 Annual Report for the Business Improvement Area (BIA).

2. Received and filed the audited financial report for Fiscal Years Ended June 30, 2021 and June 30, 2022.

3. Adopted Resolution No. 2023-19 declaring the City's intention to levy an annual assessment for Fiscal Year 2023-24 for the Business Improvement Area covering certain Costa Mesa hotels and motels and setting the time and place for a Public Hearing on the proposal.

**6. LICENSE PLATE READER CAMERA MOBILE SYSTEM**

**ACTION:**

1. City Council authorized the use of National Cooperative Purchasing Alliance (NCPA) Contract #05-81 with IPS Group, Inc. for the purchase of a License Plate Reader Mobile System.
2. Authorized the purchase of the License Plate Reader Mobile System, in the amount of \$127,085.74 through National Cooperative Purchasing Alliance.

**7. RESOLUTION TO EXECUTE RIGHT-OF-WAY CERTIFICATIONS WITH THE CALIFORNIA DEPARTMENT OF TRANSPORTATION (CALTRANS)**

**ACTION:**

City Council adopted Resolution No. 2023-20 authorizing the Public Works Director or designee(s) to execute all Master Agreements, Program Supplemental Agreements, Fund Exchange Agreements, and/or Fund Transfer Agreements, including Right-of-Way Certifications, and any other certifications, amendments, and documents to facilitate processes related to the California Department of Transportation (Caltrans) and Federal Highway Administration (FHWA).

**8. AUTHORIZE THE USE OF SOURCEWELL'S NATIONAL COOPERATIVE AGREEMENT 032119 WITH QUINN COMPANY FOR THE PURCHASE OF ONE (1) NEW CATERPILLAR INC. MODEL: 308 EXCAVATOR AND ONE (1) CATERPILLAR INC. MODEL: 262d3 SKID STEER LOADER**

**ACTION:**

City Council authorized the use of Sourcewell's Cooperative Agreement No. 032119 with Caterpillar Inc. for the purchase of one (1) Caterpillar In. Model: 308 Excavator; and one (1) Caterpillar Inc. Model: 262D3 Skid Steer Loader for \$294,235.37 from Quinn Company.

**9. MICROSOFT ® ENTERPRISE AGREEMENT LICENSING COMPLIANCE**

**ACTION:**

City Council approved the true-up of the Microsoft ® Enterprise Agreement with SoftwareONE in the amount of \$279,050.60.

-----**END OF CONSENT CALENDAR**-----

3. Approved the recommended allocation of \$549,260 for the Fiscal Year 2023-2024 HOME Investment Partnerships Grant, which includes the annual allocation of \$509,260 and \$40,000 in program income (lien/HOME loan repayments).
4. Adopted Resolution No. 2023-21 in order to:
  - a. Approve the FY 2023-2024 Annual Action Plan.
  - b. Authorize the City Manager, or the City Manager's designee, to submit the FY 2023-2024 Annual Action Plan to the U.S. Department of Housing and Urban Development.
  - c. Designate the City Manager, or the City Manager's designee, as the official representative of the City to administer the programs and to execute and submit all required agreements, certifications, and documents required by HUD, and execute all subrecipient agreements for the use of funds approved in the FY 2023-2024 Annual Action Plan.

City Council recessed into a break at 8:20 p.m.

City Council reconvened at 8:30 p.m.

#### **OLD BUSINESS:**

##### **1. AWARD OF STREET SWEEPING SERVICES**

Presentation by Mr. Ryan, Maintenance Services Manager.

Public Comments: None.

**MOVED/SECOND:** Council Member Chavez/Council Member Marr

**MOTION:** Approve recommended actions.

The motion carried by the following roll call vote:

Ayes: Council Member Chavez, Council Member Gameros, Council Member Harper, Council Member Marr, Council Member Reynolds, Mayor Pro Tem Harlan, and Mayor Stephens.

Nays: None.

Absent: None.

Abstain: None.

Motion carried: 7-0

#### **ACTION:**

1. City Council awarded a Maintenance Services Agreement (MSA) for citywide street sweeping services to Sweeping Corp of America (SCA) for an initial two-year period with three one-year renewal periods for a not to exceed annual amount of \$1,467,791.
2. Authorized a ten percent (10%) contingency annually for emergency response, special events and other unforeseen costs and approval for Consumer Price Index (CPI) escalation and de-escalation.

3. Authorized the City Manager and City Clerk to execute the agreement and future amendments to this agreement within Council authorized limits.

## **2. CONSIDERATION OF MODEL FLYING ACTIVITY AT FAIRVIEW PARK**

Presentation by Mr. Dalton, Fairview Park Administrator and Mr. Minter, Parks and Community Services Director.

Public Comments:

Larry Courter spoke in support of closing the flying field.

Jay Humphrey, Costa Mesa, spoke in support of closing the flying field.

Mat Garcia, President of Harbor Soaring Society, spoke in support of allowing glider flying.

Rob Dickson spoke in support of flying and in support of Harbor Soaring Society.

Mike Costello, past president of Harbor Soaring Society, spoke in support of allowing glider flying.

Speaker, spoke in support of allowing glider flying.

Henry Smith spoke in support of allowing glider flying.

Cynthia McDonald spoke in support of the staff recommendation and to hold off allowing flying until after an assessment.

Rhett Roback spoke in support of allowing glider flying.

Speaker, spoke in support of closing the flying field, and in support of staffs recommendation.

Kari Vozenilek spoke in support of allowing glider flying.

James Robertson spoke in support of allowing glider flying.

Speaker, spoke in support of allowing glider flying.

Richard Huffman spoke in support of closing the flying field.

Jim Erickson spoke in support of allowing glider flying.

Andy Campbell spoke in support of no flying and in support of the staff recommendation.

Cassius Rutherford spoke on the process and spoke on the groups being engaged.

## **PUBLIC HEARINGS:**

### **1. FISCAL YEAR (FY) 2023-2024 ANNUAL ACTION PLAN IDENTIFYING FUNDING PRIORITIES FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) AND HOME INVESTMENT PARTNERSHIPS GRANT (HOME) PROGRAMS**

Staff Presentation by Ms. Daily, Grant Administrator.

Discussion ensued on the Mercy House application, funding of the case management position, TBRA rules, CDBG eligible areas, low to moderate income population, mobile home programs, application process for housing rehabilitation assistance programs, funding for the fire engine, and utilizing ARPA funds.

Public Comments:

Speaker, a member of the Housing and Public Service Grant Committee, thanked the applicants, spoke on the Committees recommendation, and spoke on the factors for the decision making.

Christine Nolf requested to reconsider the allocation to Labors of Love projects.

Michelle Silva with Families Forward, expressed appreciation for the support of the Council.

Reina Cuthill, spoke on Love Costa Mesa and requested additional funding.

Speaker, spoke in support of additional funding for Labors of Love.

**MOVED/SECOND:** Mayor Stephens/Council Member Marr

**MOTION:** Approve staff recommendation and to use \$40,000 in ARPA monies to supplement the CDBG Public Service funds requests.

The motion carried by the following roll call vote:

Ayes: Council Member Chavez, Council Member Gameros, Council Member Harper, Council Member Marr, Council Member Reynolds, Mayor Pro Tem Harlan, and Mayor Stephens.

Nays: None.

Absent: None.

Abstain: None.

Motion carried: 7-0

**ACTION:**

1. City Council held a Public Hearing regarding the FY 2023-2024 Annual Action Plan.
2. Approved the recommended allocation of \$1,689,303 for FY 2023-2024 Community Development Block Grant, which includes the annual allocation of \$1,010,506, \$78,797 in prior year(s) uncommitted program funds, and \$600,000 in re-programmed CDBG funds and supplement CDBG funding requests with \$40,000 in ARPA funds.



**MOVED/SECOND:** Mayor Stephens/Mayor Pro Tem Harlan

**MOTION:** Receive and file the report, with additional direction to staff to develop policies and procedures regarding permitting of flyers; training of flyers; enforcement of the rules that are put into place; monitoring of the flying; limitations on use including the conditions of the field; the timing of use; and general rules of use.

Council Member Reynolds spoke in opposition to the motion because the focus of staff's attention should be on implementing the Fairview Park Master Plan.

Discussion ensued on completion of the policy, and staff indicated 30 – 45 days.

**MOVED/SECOND:** Mayor Stephens/Mayor Pro Tem Harlan

**MOTION:** Receive and file the report, with additional direction to staff to develop policies and procedures regarding permitting of flyers; training of flyers; enforcement of the rules that are put into place; monitoring of the flying; limitations on use including the conditions of the field; the timing of use; and general rules of use.

The motion carried by the following roll call vote:

Ayes: Council Member Chavez, Council Member Gameros, Council Member Harper, Council Member Marr, Mayor Pro Tem Harlan, and Mayor Stephens.

Nays: Council Member Reynolds.

Absent: None.

Abstain: None.

Motion carried: 6-1

**ACTION:**

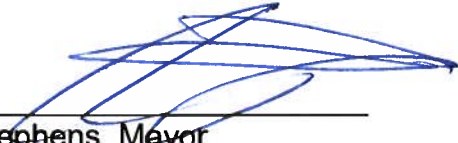
City Council received and filed the report, with additional direction to staff to develop policies and procedures regarding permitting of flyers; training of flyers; enforcement of the rules that are put into place; monitoring of the flying; limitations on use including the conditions of the field; the timing of use; and general rules of use.

**NEW BUSINESS: NONE.**

**ADDITIONAL COUNCIL/BOARD MEMBER COMMITTEE REPORTS, COMMENTS, AND SUGGESTIONS – NONE.**

**ADJOURNMENT** –The Mayor adjourned the meeting at 9:37 p.m.

**Minutes adopted on this 6<sup>th</sup> day of June, 2023.**



\_\_\_\_\_  
John Stephens, Mayor

ATTEST:



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Brenda Green, City Clerk