



City of Salinas

200 Lincoln Ave., Salinas,
CA 93901
www.cityofsalinas.org

Meeting Minutes - Final

City Council

Mayor Kimbley Craig

Councilmembers:

*Carla Viviana González, District 1 - Tony Barrera, District 2
Jesus Valenzuela, District 3 - Orlando Osornio, District 4
Andrew Sandoval, District 5 - Anthony Rocha, District 6*

Rene Mendez, City Manager

Christopher A. Callihan, City Attorney

City Clerk's Office: (831) 758-7381

Tuesday, October 22, 2024

4:00 PM

SALINAS ROTUNDA

PLEDGE OF ALLEGIANCE

ROLL CALL

Councilmember Valenzuela arrived after Roll Call at 4:11 p.m.

Councilmember Osornio arrived after Roll Call at 4:18 p.m.

Councilmember Sandoval arrived after Roll Call at 6:17 p.m.

Present: 7 - Councilmember Tony Barrera
Councilmember Carla Viviana Gonzalez
Councilmember Orlando Osornio
Councilmember Anthony Rocha
Councilmember Jose Andrew Sandoval
Councilmember Jesus Valenzuela
Mayor Kimbley Craig

PROCLAMATIONS

The City Council proclaimed:

National Breast Cancer Awareness Month, October 2024

Flood Preparedness Week, October 19-26, 2024

Veterans Day, November 11, 2024

Library Literacy Services 40th Anniversary

GENERAL PUBLIC COMMENTS

Received public comment from members of the public in attendance and on Zoom.

CALIFORNIA GOVERNMENT CODE §84308 - LEVINE ACT

No disclosures reported.

PUBLIC HEARINGS

[ID#24-572](#)

Specific Plan Amendment 2023-002 (SPA 2023-002): Request to amend the

Gateway Center Specific Plan to allow Vehicle Washing subject to a Conditional Use Permit and other related amendments; Conditional Use Permit 2023-022 (CUP 2023-022): Request to construct and operate a 3,588 square foot Vehicle Washing building with outdoor vacuums located at 115 East Boronda Road in the Commercial Retail (CR) Zoning District and Gateway Center Specific Plan Overlay District (SP-8).

Received report from Planning Manager Courtney Grossman, regarding the proposed construction of the Quick Quack Car Wash, a 3,588 square foot Vehicle Washing building with outdoor vacuums located at 115 E. Boronda Road in the Gateway Shopping Center. The site is in the Commercial Retail Zoning District and falls under Specific Plan Overlay District 8 - Gateway Center Specific Plan Overlay. The Gateway Center Specific Plan (Specific Plan), adopted in October 2011, restricts Vehicle Washing as an accessory use to a Convenience Store use subject to a Conditional Use Permit (CUP). The Applicant is requesting an amendment to the Specific Plan to allow Vehicle Washing as a primary use subject to a CUP. Additional amendments requested include authorizing a site specific 75% (9-space) parking reduction, allowing a shift in building orientation away from the street, and modifying access driveways to accommodate Vehicle Washing traffic circulation on-site. An application for a CUP to construct and operate the proposed 3,588 square foot Vehicle Washing building with outdoor vacuums is requested. The CUP cannot be considered without approval of the Specific Plan Amendment. Report filed with the City Clerk as the official record.

The following members of the public commented on the report:

*Vance Shannon, Applicant for Quick Quack Carwash
Jose Guerra
Malcolm Mejia
Eric Petersen*

Upon motion by Councilmember Valenzuela, seconded by Councilmember Osornio, Resolution affirming the findings and finding Specific Plan Amendment 2023-002 categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15305 (Minor Alterations in Land Use Limitations) that was already analyzed through the GCSP Mitigated Negative Declaration; and approving Specific Plan Amendment 2023-002 to amend the Gateway Center Specific Plan (GCSP) as follows: allow Vehicle Washing subject to a Conditional Use Permit (CUP), authorize a site specific 75% (9-space) parking reduction, change building orientation and modify access driveways to accommodate Vehicle Washing building traffic circulation on-site; and finding Conditional Use Permit 2023-022 categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15332 (In-fill Development Projects); and approving Conditional Use Permit 2023-022 to construct and operate a 3,588 square foot Vehicle Washing building with outdoor vacuums was approved. The motion carried by the following vote:was approved. The motion carried by the following vote:

Ayes: 6 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Valenzuela and Mayor Craig

Absent: 1 - Councilmember Sandoval

Enactment No: RES 23129

ID#24-611

Salinas United Business Association (SUBA) FY 2024-2025 Annual

Assessment

Received report from Crystal Casillas, Community Development Analyst regarding the annual levy of assessment in the SUBA BIA for FY 2024-2025, and opened public hearing, received testimony and tabulated and confirm any protests. No protests were received which represent less than 50% of the assessments proposed to be levied. Staff recommend approval of a resolution which confirms the SUBA Annual Report for FY 2023-2024 ("Annual Report") and its proposed budget for FY 2024-2025, which shall constitute the levy of assessment for this fiscal year. Report filed with the City Clerk as the official record.

Received public comment from the following members of the public:

*Jose Guerra
Alejandro Chavez, SUBA Executive Director*

Upon motion by Councilmember Barrera, seconded by Councilmember Osornio, Resolution to levy and collect the annual assessment in the Salinas United Business Association ("SUBA") Business Improvement Area ("BIA") for Fiscal Year (FY) 2024-2025 was approved. The motion carried by the following vote:

Ayes: 5 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha and Councilmember Valenzuela

Absent: 1 - Councilmember Sandoval

Recused: 1 - Mayor Craig

Enactment No: RES 23130

CONSIDERATION

[ID#24-443](#)

The Salinas Broadband Master Plan and Alisal Neighborhood Broadband Fiber Network Design

Received report from Michael Gomez, Economic Development Analyst and Kimley Horn and Associates, Inc. consultants regarding the Salinas Broadband Master Plan (SBMP) to establish an equitable citywide fiber network that prioritizes under served communities and promotes local economic development opportunities. The Plan outlines an actionable strategy to achieve universal broadband access that will enable the City to pursue competitive federal, state, and local broadband funding for broadband infrastructure. Report filed with the City Clerk as the official record.

The following members of the public commented on the report:

*David Maisonneuve
Jose Guerra
Alejandra Garcia, Comcast
Malcolm Mejia*

Upon motion by Councilmember Rocha, seconded by Councilmember Osornio, Resolutions approving the Salinas Broadband Master Plan as a key strategic planning document; and approving the Alisal Neighborhood Broadband Fiber Network Design was approved. The motion carried by the following vote:

Ayes: 6 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Valenzuela and Mayor Craig

Absent: 1 - Councilmember Sandoval

Enactment No: RES 23131; 23132

ID#24-600

Ordinance Amending Section 28-14 of the Salinas Municipal Code related to General Regulations Governing the Use of Parks, Recreation areas and Facilities.

Received report from Library and Community Services Director Kristan Lundquist regarding an amendment to Chapter 28 of the Salinas Municipal Code related to the use of Recreation and Parks Services in the City of Salinas. The Ordinance as established in 1956 and has been updated as needed to address emerging issues relating to operations of the Recreation-Park Department. The last update was approved in 2009 and mended Sec. 28-14 (b) which prohibits the use of fireworks in parks, recreation areas or facilities. In order to address concerns, staff recommends amendment to Chapter 28 related to the use of the parking lots at various Recreation-Park facilities and use of parks for campaign-related activities. Report filed with the City Clerk as the official record.

The following member of the public commented on the report:

*Jose Guerra, Monte Bella resident
Malcolm Mejia, Monte Bella resident
Antonio Rebago, Monte Bella resident*

Upon motion by Councilmember Valenzuela, seconded by Councilmember Barrera, Ordinance amending Section 28-14 of the Salinas Municipal Code related to General Regulations Governing the Use of Parks, Recreation areas and Facilities was introduced. The motion carried by the following vote:

Ayes: 6 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Noes: 1 - Councilmember Osornio

Enactment No: ORD 2684

ID#24-620

Amendments to the Employment Agreement with the City Attorney; Amendments to the Compensation Plans for Department Directors, Confidential Management, and Confidential Non-Management

Received report from Human Resources Director Marina Horta Gallegos regarding proposed amendments to the employment agreement with the City Attorney and proposed changes to the Compensation Plans for Department Directors, Confidential Management, and Confidential Non-Management. Report filed with the City Clerk as the official record.

*The following members of the public in attendance commented on the report:
Eric Petersen*

Upon motion by Councilmember Rocha, seconded by Councilmember Sandoval, Resolution approving amendments to the employment agreement with the City Attorney; and a Resolution approving amendments to the Compensation Plans for Department Directors, Confidential Management, and Confidential Non-Management was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23133; 23134

ADMINISTRATIVE REPORTS

ID#24-613

City Project Dashboards and Map

Received report from Community Relations Manager Sophia Rome regarding opportunities to share information with the community more effectively through innovation and technology. City staff started building out a transparency webpage with access to project dashboards and the City's Open Data Portal. In addition to the new project dashboards, the City's Geographic Information Systems (GIS) team developed an interactive project map as a tool for residents to learn about and visualize where specific projects located across Salinas. Report file with the City Clerk as the official record.

Receive a report on the City's project dashboards and interactive project map; no action required.

CONSENT AGENDA

ID#24-621

Minutes

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, the minutes of October 8, 2024 were approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

ID#24-612

Financial Claims

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, the financial claims report was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

ID#24-563

Rejection of bids for the 2024 Pavement Crack Treatment on Various Streets Project No. 9981

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, Resolution rejecting all bids received on August 13, 2024, for the 2024 Pavement Crack Treatment on Various Streets Project No. 9981 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23135

ID#24-565

Third Amendment with Environmental Systems, Inc. for HVAC Maintenance

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, Resolution authorizing the City Manager to execute Third Amendment with Environmental Systems, Inc. for City-Wide HVAC Maintenance services; and increasing the annual compensation by \$100,000 for a revised not to exceed amount of \$170,750 to cover other work was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23136

ID#24-573

Salinas Fire Station No. 1 Renovation Project

Upon motion by Councilmember Gonzalez, seconded by Councilmember Rocha, Resolution authorizing the Mayor of Salinas to execute an agreement, on behalf of the City, with Kent Construction for the renovation of Fire Station No. 1, in an amount not to exceed the base bid and bid alternate sum plus a 20% contingency in the total amount of \$4,238,699.92; and authorizing the City Manager to approve necessary ancillary costs and agreements up to \$860,000 to facilitate project completion, bringing the total project cost to not exceed \$5,098,699.92; and approving the reallocation of \$949,263.28 from CIP 9984 and \$1,894,482.87 from CIP 9626 to CIP 9235 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23137

ID#24-584

Emergency Sherwood Hall HVAC Control System Replacement

Upon motion by Councilmember Rocha, seconded by Councilmember Gonzalez, Resolution authorizing the City Manager to execute a contract with Environmental Systems, Inc. (ESI) for Emergency Sherwood Hall HVAC Control System Replacement in the amount of \$196,312 to include a 20% (\$39,262) contingency for a total amount not to exceed \$235,574 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23138

ID#24-591

Rejection of bids for the Salinas Municipal Airport Taxilane Rehabilitation Project - Phase 1, CIP 9354

No action, this item was canceled.

ID#24-594

First Amendment with Griffin Structures for Labor Compliance Services

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, Resolution authorizing the City Manager to execute First Amendment with Griffin Structures for labor compliance services during the Hebron Family

Center Revitalization Project construction in an amount not to exceed \$40,374 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23139

ID#24-598 **Sale of Surplus Aerial Fire Apparatus**

Upon motion by Councilmember Gonzalez, seconded by Councilmember Rocha, Resolution authorizing the sale of one surplus aerial firefighting apparatus to the City of Hollister for the sum of \$500 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23140

ID#24-599 **Emergency Pipe Repair - Lake Street Lift Station**

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, Resolution authorizing the City Manager to execute and Agreement with Ellison Environmental, Inc. dba Fluid Resource Management for the emergency pipe repairs at the Lake Street Lift Station in an amount not to exceed \$59,360; and an Agreement with Green Line Liquid Waste for the emergency response to the pump house flooding in an amount not to exceed \$2,240 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23141

ID#24-607 **ESRI Software Maintenance Renewal**

Upon motion by Councilmember Osornio, seconded by Councilmember Gonzalez, Resolution authorizing the Purchasing Agent to purchase the renewal of various ESRI GIS products in an amount not to exceed \$61,424.52 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23142

ID#24-608 **Agreement with Salinas Valley TVB, Inc. for the operation of the Salinas California Welcome Center**

Upon motion by Councilmember Valenzuela, seconded by Councilmember Gonzalez, Resolution authorizing the City Manager to execute an Agreement with the Salinas Valley TVB, Inc to operate a California Welcome Center in Salinas not to exceed the amount the City collects through Tourism Improvement

District revenues was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23143

ID#24-609

Salinas Youth Council Pilot Program

Upon motion by Councilmember Rocha, seconded by Councilmember Gonzalez, Resolution establishing a City of Salinas Youth Council Pilot Program through July 31, 2025 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23144

ID#24-614

2023 Annual Comprehensive Financial Report

Upon motion by Councilmember Barrera, seconded by Councilmember Valenzuela, Resolution receiving and accepting the Annual Comprehensive Financial Report (ACFR) for the Fiscal Year Ended June 30, 2023 was approved. The motion carried by the following vote:

Ayes: 7 - Councilmember Barrera, Councilmember Gonzalez, Councilmember Osornio, Councilmember Rocha, Councilmember Sandoval, Councilmember Valenzuela and Mayor Craig

Enactment No: RES 23145

COUNCILMEMBERS' REPORTS, APPOINTMENTS AND FUTURE AGENDA ITEMS

Councilmember Valenzuela reported that he attended the Central Coast Community Energy meeting and the Association for Monterey Bay Area Governments meeting and noted there is a significant amount of activity along the south corridor.

Councilmember Rocha reported that he attended the CalCities Conference in Long Beach, California and highlighted a housing session he attended. Additionally, he reported that he attended the Salinas Valley Groundwater Sustainability Agency meeting. No report for Salinas Valley Recycles.

Councilmember Sandoval stated that he also attended the CalCities and found it to be very informative. He requested the City consider installing solar lights throughout the City of Salinas as a cost savings measure.

Councilmember Gonzalez reported that the prevention and wellness grants are due on October 28 at 5 p.m. with \$300,000 in funding availability for community organizations and programming. She announced upcoming community events throughout the City and invited the community to attend. Councilmember Gonzalez also commended the Alisal Center for the Fine Arts for their Dia De Los Muertos event.

Councilmember Barrera commended the community leadership academy for their participation. He requested the City Manager consider addressing the concerns that were brought up by the Leadership academy. Councilmember Barrera reported that he

participated in a ride along with the Salinas Police Department and expressed interest in doing another on Halloween Night. In closing, he commended his peers and thanked them for the great work that is being done throughout the City.

Councilmember Osornio commended the Buddhist temple on their 100th year anniversary and Tatum's Garden for their "thank a community member day" event. He reported that he attended the Salinas Valley Pride event and invited members of the public to attend the Trunk or Treat at Sherwood Hall at 5:30 p.m. on October 31, 2024.

Mayor Craig reported that she met with the Girls Scout Troop for their democracy badge. She reported that she attended the Salinas Valley Pride event and spoke to the community leadership academy regarding council priorities. Mayor Craig reported that she attended the Animal Shelter JPA meeting and noted they are working on a strategic plan for 2025. Mayor Craig reported that she served as the master of ceremonies for the ITN event.

CLOSED SESSION

Item b, Labor negotiation was canceled. The City Council recessed to closed session at 7:38 p.m. pursuant to:

ID#24-622

- a. **Existing Litigation** - California Government Code section 54956.9(a), conference with legal counsel regarding, Bryan Cupak vs. City of Salinas, Workers' Compensation Appeals Board Case Number(s): ADJ 18222644.
- b. **Labor Negotiations** - California Government Code Section §54957.6 with its designated labor representatives Rene Mendez, City Manager; Christopher A. Callihan, City Attorney; Katherine Hogan, Assistant City Attorney; Selina Andrews, Finance Director; Marina Horta-Gallegos, Human Resources Director; Sylvia Enriquez, Human Resources Manager; and Che Johnson, Liebert Cassidy Whitmore, regarding labor relations with Service Employees International Union (SEIU), SEIU Supervisors, Salinas Municipal Employees Association/SEIU, Association of Management Personnel, Police Officers Association, Police Management Association, International Association of Firefighters, Fire Supervisors Association, Confidential Non-Management Employees, Confidential Management Employees, and Department Directors.

PUBLIC DISCLOSURE

Pursuant to California Government Code section 54957.1, there were no reportable actions on closed session matters.

ADJOURNMENT

Meeting adjourned in with a moment of silence in memory of Max Garcia, Salinas resident.