

**City Council Meeting
November 14, 2017**

1. CALL TO ORDER:

Regular Meeting called to order at 6:00pm by Mayor LeBarre.

2. FLAG SALUTE:

The flag salute was led by Mayor Pro Tem Victoria.

3. ROLL CALL:

City Manager Adams conducted roll call.

City Council: Darlene Acosta, Robert Cullen, Carlos DeLeon, Mayor Michael LeBarre, Mayor Pro Tem Carlos Victoria.

City Staff: City Manager Steven Adams; City Attorney Shannon Chaffin; Police Chief Robert Masterson; Admin. Asst./Deputy City Clerk, Erica Sonne

4. CLOSED SESSION ANNOUNCEMENTS:

None

5. PRESENTATIONS:

- A. Housing Authority Presentation by Commissioners Kathleen Ballesteros (Chairperson) and Elizabeth Williams

For 75 years the Housing Authority has been providing affordable housing for people in Monterey County. Affordable housing however is still in need. The Commissioners wanted to make aware to the Council and the King City Community what Housing Authority Projects are happening currently and what is possible in King City. They are always open to new development for affordable housing. They build Low, Very low, Farmworker housing and Market Rate.

6. PUBLIC COMMUNICATIONS:

Benjamin Martinez, homeowner at San Antonio Gardens, would like to see if Council can help with their water bill. He feels there needs to be some meters put in. They have a defunct homeowner's association.

7. COUNCIL COMMUNICATIONS:

Council Member DeLeon nothing to report.

Council Member Acosta stated Four Cities for Peace is on hiatus until after the first of the year.

Mayor Pro Tem Victoria had an AMBAG last week and they are using King City as a model for what we are doing with our streets. He thanked everyone for their help with the block parties. He feels they were a great success.

Council Member Cullen stated that the art installation in Town Square is by a local artist Chris Nelson. Monterey Pops concert was a great event. King City Community Recycling Event 8a.m. City wide clean-up 8-9a.m. this Saturday November 18, 2017.

Mayor LeBarre on November 2, attended the Annual CALACT Conference and was a guest panelist. He also attended the California Transit Association (CTA) Annual Conference in Riverside.

8. CITY STAFF REPORTS AND COMMENTS:

City Manager Adams attended the MBASIA conference and King City is in good standing now. City Hall and Police Department is supporting the Monterey County Food Bank for the Holiday Food Drive. Security cameras, are getting close to installing the last cameras. A dedication to this system is coming. King City in Bloom is installing planters in front of City Hall.

City Attorney Shannon Chaffin nothing to report at this time.

9. CONSENT AGENDA

- A. Meeting Minutes of October 24, 2017 Council Meeting
- B. Meeting Minutes of November 6, 2017 Special Council Meeting
- C. City Check Register
- D. Consideration: Memorandum of Understanding for Greenfield-King City Major Crimes Unit
- E. Consideration: Entering into a Pipeline Crossing Agreement with Union Pacific Railroad Company and Granting the City Manager Signature Authorization
- F. Consideration: Second Reading and Adoption of An Ordinance of the City Council of the City of King Authorizing the Implementation of a Community Choice Aggregation Program; Including Associated CEQA Determinations Under Categorical Exemption Class Seven (7)

Action: Motion to approve consent agenda with corrected minutes by Acosta and seconded by Cullen.

AYES: Council Members: Mayor LeBarre, Acosta, Cullen, DeLeon and Mayor Pro Tem Victoria

NOES: Council Members:

ABSENT: Council Members:

ABSTAIN: Council Members:

Mayor spoke to Item E this piece of pipe helps get more housing.

Council Member Acosta spoke to Item D congratulated the Police Chief and City Manager on the Major Crimes Unit.

10. PUBLIC HEARINGS:

- A. Consideration: Submittal of a Community Development Block Grant (CDBG) Application

City Manager Adams introduced this item.

Lorie Adams further introduced this item.

Mayor LeBarre opened the Public Hearing,

Karen Jernigan spoke in support of the sidewalk improvement portion of the grant. She walks around town a lot and she has had people down at the hospital where we need sidewalk repairs and places for wheelchairs to be able to go. She believes sidewalks build a community with more people walking.

Mayor LeBarre closed the public hearing.

Action: Motion to approve the resolution approving submittal of a Community Development Block Grant by Cullen and seconded by Victoria.

AYES: Council Members: Mayor LeBarre, Acosta, Cullen, DeLeon and Mayor Pro Tem Victoria

NOES: Council Members:

ABSENT: Council Members:

ABSTAIN: Council Members:

- B. Consideration: An Ordinance of the City Council of the City of King Adding and Adopting Chapter 7.65 of Title 7 of the King City Municipal Code Pertaining to Hotel, Motel and Motor Lodge Occupancy Regulations and Operational Standards

City Manager Adams introduced this item.

Mayor LeBarre opened the Public Hearing

Lance Bassetti, Elkhorn Packing, he has been working very hard to find housing for ag workers. He would like to see no cap put on until more housing is available.

Deep Desai, Keefer's Inn and Super 8, he hasn't seen any complaints, he would like to see them. Firefighters stay more than a month and there was no problem. We don't have enough housing or workers to work in the fields. He collected more tax dollar after H2A came to our town. The issue is the cap. Lawsuit for checking in and out and he wants to know if the City will take a liability to support them.

Bobby Patel, he is concerned about the cap on 75%. He stated that the ag workers are buying things around town we are going to lose this. He doesn't understand how the occupant can move out of the room just change it on paper and not have to move out for real. According to law supposed to move out for a day.

Another motel owner read a message from his daughter.

Mayor LeBarre closed the public hearing.

Council Member Cullen stated that there are two issues. The TOT tax he feels it is necessary to collect. The caps is the other issue which were designed to ease into using Hotel & Motels for the purpose they were meant for.

Mayor Pro Tem Victoria stated that the housing problem is going to affect ag worker housing. He can't support this when a business is going to not make money. Ag workers spend money in the City and he supports what the motel owners do.

Council Member Acosta she doesn't like this being pitted against the ag worker housing. She feels this is a separate issue to enforcing policy. She appreciates the motel workers and realizes they are hard workers. She feels that there needs to be a compromise. She stated that this will be revisited again if it doesn't work. She is in favor of moving this policy forward.

Mayor LeBarre stated that this is not a King City only problem. He further stated this policy will not kick out anyone. He realizes that there is not enough housing. There has to be rules and regulations and a hotel is no longer a hotel when it is more than 75% long term stay and so then it can be a used as an apartment building but will have to follow those rules. He supports this decision.

Council Member DeLeon asked the City Attorney do any of the proposals go against existing state law. City Attorney stated that the Ordinance is consistent with state law. He stated that we have a housing shortage and we have ag workers that need housing. He feels that this ordinance is a good compromise. He feels we all need to work together and we would be able to house the ag workers with in these rules and regulations. No one is kicking anybody out, no one is against anybody, 75% is a huge compromise. Converting rooms is a big cost, to turn rooms into suites will take up more of the rooms. We will revisit this in two years. He appreciates ag workers and motel owners, he knows what that struggle is. He feels this is a fair compromise.

City Attorney Chaffin explained a change in the CEQA language of the Ordinance reading it in to the record.

Action: Motion to introduce and conduct the First Reading, by title only an Ordinance adding and adopting Chapter 7.65 of the Title 7 King City Municipal Code pertaining to hotel, motel and motor lodge occupancy regulations and operational standards with the changes read into the record by the City Attorney by LeBarre and seconded by Acosta.

AYES: Council Members: Mayor LeBarre, Acosta, Cullen, DeLeon

NOES: Council Members: Mayor Pro Tem Victoria

ABSENT: Council Members:

ABSTAIN: Council Members:

11. REGULAR BUSINESS:

None

ADJOURNMENT:

There being no further business to come before the City Council, Mayor LeBarre adjourned the regular meeting at 7:01pm. to closed session reading into the record the following

A. Public Employee Performance Evaluation Pursuant to Government Code Section 54957:

Title: City Manager

Approved Signatures:



Mayor, Michael LeBarre
City of King



City Clerk, Steven Adams
City of King