



## MINUTES

Regular Meeting of the Lompoc City Council  
Tuesday, March 2, 2021  
City Hall, 100 Civic Center Plaza, Council Chamber

THE COUNTY OF SANTA BARBARA HAS DETERMINED THAT IN-PERSON PUBLIC ATTENDANCE AT A CITY COUNCIL MEETING IS A PROHIBITED GATHERING IN VIOLATION OF COUNTY HEALTH ORDER 2021-12.2, EFFECTIVE FEBRUARY 11, 2021. THEREFORE:

### **THE CITY COUNCIL CHAMBER WILL BE CLOSED TO THE PUBLIC**

*Pursuant to the Governor's Executive Order N-29-20 dated March 17, 2020, the City Council is authorized to close the City Council chamber to the public and to make meetings accessible telephonically or electronically to all members of the public seeking to observe and to address the City Council. All Brown Act provisions that require the physical presence of the public for City Council meetings are waived.*

The City Council meeting will be broadcast live on Comcast Channel 23 and the radio at KPEG 100.9 FM, and livestreamed on the internet at [www.cityoflomdoc.com](http://www.cityoflomdoc.com) (Click the "City Council" button, and then "View City Council Meeting Videos").

If you wish to make a comment during oral communications or on a specific agenda item, you may call (805) 875-8201 before the close of public comment on the agenda item. You will be provided 3 minutes to give your public comment.

Alternatively, you may submit comments via email to [s\\_haddon@ci.lompoc.ca.us](mailto:s_haddon@ci.lompoc.ca.us) not later than 4:00pm on Tuesday, March 2, 2021.

Pursuant to State Law, any member of the public may address the City Council concerning any Item on the Agenda. Please be aware that Items on the Consent Calendar are considered to be routine and are normally enacted by one vote of the City Council. If you wish to speak on a Consent Calendar Item, please do so during "Public Comment on Consent Calendar Items".

Regular City Council meetings will be videotaped and available for review on the City's website by the end of the day on the Thursday following the City Council Meeting. **The Agenda and related Staff reports are available on the City's web site: [www.cityoflomdoc.com](http://www.cityoflomdoc.com) the Friday before Council meetings between 9:00 a.m. and 5:00 p.m.**

Any documents produced by the City and distributed to a majority of the City Council regarding any item on this agenda will be made available the Friday before Council meetings at the City Clerk's Office at City Hall, 100 Civic Center Plaza, Monday through Friday between 9 a.m. and 5 p.m. and at the Information Desk at the Lompoc Library, 501 E. North Avenue, Lompoc, California, Monday - Thursday between 10 a.m. and 7 p.m. and Friday and Saturday between 1 p.m. and 5 p.m. The City may charge customary photocopying charges for copies of such documents.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, including review of the Agenda and related documents, please contact the City Clerk at (805) 875-8241 as soon as possible prior to the meeting. This will allow time for the City to make reasonable arrangements to ensure accessibility to the meeting.

### **CLOSED SESSION**

#### **OPEN SESSION – 6:15 P.M. – Council Chamber**

**Council Members Present:** Victor Vega, Dirk Starbuck, Gilda Cordova, Jeremy Ball, and Mayor Jenelle Osborne.

**Staff Present:** City Manager Jim Throop, City Clerk Stacey Haddon, and City Attorney Jeff Malawy.

**ORAL COMMUNICATIONS:** None

**CLOSED SESSION – City Council Conference Room**

**BUSINESS ITEM:**

**1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS:**

Property: APN 085-121-016 (Parking lot at/near 123 North H Street)  
Agency negotiators: Jim Throop, City Manager; Jeff Malawy, City Attorney  
Negotiating parties: Cox, Terrill F, & Lorraine M Trust; City of Lompoc  
Under negotiation: Price and terms of payment

**OPEN SESSION - 6:30 P.M. – Council Chamber**

**Council Members Present:** Victor Vega, Dirk Starbuck, Gilda Cordova, Jeremy Ball, and Mayor Jenelle Osborne.

**Staff Present:** City Manager Jim Throop, City Clerk Stacey Haddon, City Attorney Jeff Malawy, and Interim Fire Chief Brian Federmann.

**REPORT ON ACTION TAKEN DURING CLOSED SESSION:**

City Attorney Jeff Malawy announced Council Member Starbuck recused himself from the Closed Session Business Item due to a conflict of interest regarding real property, Mr. Starbuck owns property within 500 feet of the parking lot at/near 123 North H Street, Lompoc, and stated no reportable action was taken during Closed Session.

Mayor Jenelle Osborne led the **Pledge of Allegiance**.

**PRESENTATIONS:**

Steve Bridge a member of the Lompoc Valley Parks Recreation and Pool Foundation gave a brief presentation on current Foundation activities.

**CITY MANAGER REPORT:** (Information only)

- **List of City expenditures**
  - January 25 – 29, 2021 - \$1,955,013.33
  - February 1 - 5, 2021 - \$215,201.93
  - Payroll February 5, 2021 - \$1,501,454.15

City Manager Jim Throop announced the new playground at Beattie Park will be open beginning March 3, 2021; the nesting season for the Snowy Plover bird began on March 1, 2021, and this will mean the nesting areas at Surf Beach will be closed off to the public during the season; the Recreation Division is hosting an Easter Egg Drive Thru on April 3, 2021 at Ryon Park and is offering an **Egg My Yard** visit from the Easter Bunny all information is available from the Recreation Division at (805) 875-8100; and the Lompoc Fire Department has completed the outfitting of equipment on a new frontline rescue vehicle.

**PUBLIC COMMENT ON CONSENT CALENDAR ITEMS (Max of 3 Minutes):** None

**CONSENT CALENDAR**

Council Member Vega commented all the changes being enacted by Ordinance No. 1679(21) will be positive for the public.

**ACTION:** Motion/Second: Vega/Cordova. By a 5-0 vote, Council:

1. **Adoption of Resolution No. 6386(21) Authorizing Supplemental Appropriations to Complete Cypress and A Sidewalk Infill and Pedestrian Railroad Crossing Project.**

Adopted Resolution No. 6386(21), authorizing supplemental appropriations and supplemental resources to fulfill the terms of the Cooperative Agreement for FY-21-S-1 Cypress Ave and A St Sidewalk Infill & Pedestrian Railroad Crossing Project.

**CONSENT CALENDAR:** (cont'd)

2. **Authorize the City Manager to sign an Access Agreement with Pacific States Marine Fisheries Commission.**

Authorized the City Manager to sign an Access Agreement with Pacific States Marine Fisheries Commission to utilize a portion of the Airport to place a monitoring trailer to conduct DIDSON monitoring activities.

3. **Adoption of Resolution No. 6387(21) Updating Certain Public Comment Provisions in the City Council Handbook**

Adopted Resolution No. 6387(21) in order to update the public comment provisions in the City Council Handbook.

4. **Adoption of Ordinance No. 1679(21), Amending Title 17 (Zoning) of the Lompoc Municipal Code, and Revisions to the Architectural Review Guidelines, Relating to Permit Requirements for Certain Restaurant Alcohol Service, Regulations on Mobile and Sidewalk Vendors and Small Housing Development Projects, Outdoor Storage Height Regulations, Bicycle Parking for Certain Multi-Family Housing Developments, Street Side Yard Setback Fence Height, Temporary Sign Regulations, and Minor Changes to Code Terminology.**

Adopted Ordinance No. 1679(21) that will make the following text amendments to Title 17 of the Lompoc Municipal Code (LMC) and revisions to the City's Architectural Review Guidelines:

- i. Allow restaurant uses to serve alcohol in the Convenience Center (CC) zone without a Minor Use Permit;
- ii. Removal and revision of certain application requirements and regulations for sidewalk and mobile vendor permits;
- iii. Exempt residential developments of six or fewer units from the requirement for Architectural Design and Site Development Review when located in the R-2, R-3 or MU zones and not part of a subdivision map, and delete certain design guidelines related to massing and setbacks for multiple story infill development;
- iv. Increase the height limit for permanent outdoor storage in the Industrial (I) and Business Park (BP) zones when certain parameters are met;
- v. Bicycle parking exemptions for multi-family housing projects with four or fewer units,
- vi. Increase the limit on fence height in the street side yard setback;
- vii. Edits to outdated or incorrect terminology and code references;
- viii. Minor amendments to the City's Architectural Review Guidelines for consistency with proposed Zoning Code Text amendments related to architectural design/site development review; and
- ix. Various revisions to temporary sign regulations.

**STAFF PRESENTATIONS/ANNOUNCEMENTS/REQUESTS:**

Interim Fire Chief Brian Federmann presented a Power Point Presentation on the history of Fire Station 51 (previously named Station 1).

**ORAL COMMUNICATIONS (3 Minutes Maximum):** (via phone)

1. Marcia Wertz complained about a low hum vibrational noise, she believes emanates from agricultural fields neighboring the City of Lompoc.

**APPOINTMENTS:**

5. **Council Appointment to the Library Commission.**

**ACTION:** Motion/Second: Cordova/Vega. By a 5-0 vote, Council appointed Olivia Magana as an At-Large member of the Library Commission with a term ending 1/2024.

**COUNCIL REQUESTS:**

6. **Direction Regarding Complaint from Lompoc Citizens about Noise Emanating from Private Property within the County of Santa Barbara; Approval to Send Letter to County to Address Noise Impacts.**

City Manager Jim Throop presented the Staff report and recommendations.

Council discussed this matter at length.

Public Comment:

- 1. (Name Unknown) expressed his exasperation regarding noise emitted from the agriculture fields on La Purisima Road.

**ACTION:** Motion/Second: Cordova/Mayor Osborne. By a 4-1 vote (Council Member Starbuck voted NO), Council directed the City Manager to send the proposed letter to the Santa Barbara County Executive Officer.

**UNFINISHED BUSINESS:**

7. **Discussion Concerning Formation of a Nonprofit Organization to Benefit the City of Lompoc.**

City Manager Jim Throop provided the Staff report and recommendations.

Council discussed this matter at great length.

Public Comment: None

**ACTION:** Motion/Second: Mayor Osborne/Ball. By a 3-2 vote, (Council Members Starbuck and Vega voted NO), Council directed Staff to return at a future meeting a draft of a charter for a Nonprofit Organization (NGO) to Benefit the City of Lompoc with the following items to be included in that charter: The NGO will be a seven member board consisting of the Chairperson person from the City’s Beautification & Appearance Commission, the Library Commission, the Parks & Recreation Commission, the Public Safety Commission, one City Council Member, and two persons from the local business community; the NGO will follow the Brown Act and hold a minimum of 2 meetings per calendar year in the City Council Chamber; an annual report will be delivered to the City Council, which will include the number of meetings held, the number of grants applied for and received, and number of projects funded.

**WRITTEN COMMUNICATIONS:** None

**ORAL COMMUNICATIONS (2 Minutes Maximum):** None

**COUNCIL COMMENTS, AND MEETING REPORTS:**

Council Member Ball announced a pet wellness event will be held at Ryon Park on March 7, 2021; Vandenberg Air Force Base will be hosting their State of Vandenberg Address electronically on March 4, 2021 at 11:30am; and requested Staff return with information for Council regarding housing in the City that could begin to address homelessness in the City. Community Development Director Christie Alarcon stated Staff has scheduled items to be brought forward in March and April, including a presentation from the County regarding the Regional Housing Needs Assessment (RHNA).

**COUNCIL COMMENTS, AND MEETING REPORTS:** (cont'd)

Council Member Cordova requested Staff provide a status report on cannabis tax to include the tax received from the different commercial cannabis use industries, the impacts this industry has had on City departments and or divisions; and the successes the City has realized with cannabis industry. City Manager Jim Throop stated these items will be included in the upcoming Staff report reviewing the City's Municipal Code regarding commercial cannabis, which is scheduled to be delivered to Council for review and discussion in April 2021.

Mayor Osborne announced she attended the Northern California Power Agency (NCPA), the Transmission Agency of Northern California (TANC), and the Santa Barbara County Association of Governments (SBCAG) monthly meetings; reminded everyone some sections of Surf Beach and Ocean Park are now restricted from public traffic and use due to the Snowy Plover nesting season, but the beach is not closed; the Vons grocery store has announced it will be closing its operation in May 2021; invited all community members who are interested in serving on a Board, Commission, or Committee, please send in your applications as soon as possible, the Council will be making appointments via districts to the Beautification & Appearance Commission, the Human Services Commission, the Parks & Recreation Commission, the Planning Commission, the Public Safety Commission, and the Utilities Commission on March 16, 2021.

**ADJOURNMENT:** At 8:30 P.M. Mayor Osborne adjourned the Lompoc City Council to a Regular Meeting on March 16, 2021 at 6:30 P.M., in City of Lompoc Council Chamber.

Respectfully, submitted to Council for review on April 1, 2021 by:

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Stacey Haddon, City Clerk