



## DRAFT MINUTES

Regular Meeting of the Lompoc City Council  
Tuesday, August 1, 2023  
City Hall, 100 Civic Center Plaza, Council Chamber

The City Council meeting will be broadcast live on Comcast Channel 23 and on the radio at KPEG 100.9 FM

Or video livestreamed via this link:

<https://www.cityoflom poc.com/government/committees-boards/city-council/live-webcast>

Or internet radio via this link:

<https://www.cityoflom poc.com/government/departments/utilities/media-center/kpeg-radio>

If you choose not to attend in-person but 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 for your 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, August 1, 2023.

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.cityoflom poc.com](http://www.cityoflom poc.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 at least 48 hours prior to the meeting. This will allow time for the City to make reasonable arrangements to ensure accessibility to the meeting. To request a Spanish translator, please call (805) 875-8241 by 4P.M. on the Friday before the Council Meeting, to allow time for the City to coordinate a translator.

De conformidad con la ley estatal, cualquier miembro del público puede dirigirse al Concejo Municipal con respecto a cualquier tema de la agenda. Tenga en cuenta que los elementos del Calendario de consentimiento se consideran de rutina y normalmente se decreta con un voto del Municipio. Si desea hablar sobre un artículo particular del calendario de consentimiento, hágalo durante "Comentarios públicos sobre artículos del calendario de consentimiento".

Las reuniones regulares del Concejo Municipal se grabarán en video y estarán disponibles para su revisión en el sitio web de la Ciudad al final del día del jueves siguiente a la reunión del Concejo Municipal. **La agenda y los informes relacionados del personal están disponibles en el sitio web de la ciudad: [www.cityoflom poc.com](http://www.cityoflom poc.com) el viernes antes de las reuniones del consejo entre las 9:00 a.m. y las 5:00 p.m.**

Cualquier documento producido por la ciudad y distribuido a la mayoría del concejo municipal con respecto a cualquier tema en esta agenda estará disponible el viernes antes de las reuniones del concejo en la oficina del Secretario de la Ciudad en el Ayuntamiento, 100 Civic Center Plaza, de lunes a viernes entre las 9 a.m. y 5 p.m. y en el mostrador de información de la biblioteca de Lompoc, 501 E. North Avenue, Lompoc, California, de lunes a jueves de 10 a.m. a 7 p.m. y viernes y sábado entre la 1 p.m. y 5 p.m. La Ciudad puede cobrar los costos habituales de fotocopiado por copias de documentos anteriormente mencionados.

De conformidad con la ley de Estadounidenses con Discapacidades, si necesita asistencia especial para participar en esta reunión, incluyendo la revisión de la agenda y los documentos relacionados, comuníquese con el Secretario de la Ciudad al (805) 875-8241 al menos 48 horas antes de la reunión. Esto le dará tiempo a la Ciudad para hacer arreglos razonables para asegurar la accesibilidad a la reunión. Para solicitar un traductor de español, llame al (805) 875-8241 antes de las 4 p.m. el viernes antes de la reunión del consejo, para dar tiempo a la ciudad para coordinar un traductor.

## CLOSED SESSION

### OPEN SESSION – 5:30 P.M. – Council Chamber

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

**Staff Present:** City Manager Dean Albro, 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: 127 South I Street (APN: 091-103-008) Agency negotiator: Dean Albro, City Manager; Christie Alarcon, Community Development Director; Brian Halvorson, Planning Manager; Jeff Malawy, City Attorney; Negotiating parties: Dez Development LLC and City of Lompoc Under negotiation: Price and terms of payment.
2. **CONFERENCE WITH REAL PROPERTY NEGOTIATORS:** Property: approximately 82 acres including and adjacent to Ken Adam Park (APN: 095-070-008). City negotiators: City Manager Dean Albro, City Attorney Jeff Malawy. Negotiating parties: City of Lompoc and Pale Blue Dot Ventures, Inc. Under negotiation: Price and terms of payment.
3. **CONFERENCE WITH LABOR NEGOTIATORS:** City Designated Representatives: Christine Donnelly, Dean Albro, Gabriel Garcia, Jeff Malawy, Che Johnson. Employee Organization: International Association of Firefighters Local 1906 (IAFF).

The general Oral Communications periods are reserved for persons desiring to address the Lompoc City Council on any subject within the jurisdiction of the City Council. Closed Session and Consent Calendar Oral Communications periods are limited to the subjects of the closed session/consent calendar agenda items.

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

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

**Staff Present:** City Manager Dean Albro, City Clerk Stacey Haddon, City Attorney Jeff Malawy, and Human Services Director Gabriel Garcia.

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

City Attorney Jeff Malawy reported the Council discussed all listed Closed Session business items were discussed, Council Member Starbuck recused himself from Closed Session Item No. 2 due to a conflict of interest regarding real property; Council provided direction to Staff on Items 2, 3, & 4 and with a vote of 4-1 (Council Member Vega voted No), Council directed the City Attorney's Office to initiate litigation on the first case of Item No. 1 and with a vote of 5-0, Council directed the City Attorney's Office to initiate litigation on the second case of Item No. 1, the details of the two cases will be made public when the litigations are filed in Court.

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

#### **PRESENTATIONS:**

Mayor Osborne presented certificates of recognition to local student artists who contributed to the City of Lompoc 135<sup>th</sup> Birthday Logo; and reminded everyone of the upcoming celebration events for the City of Lompoc's 135<sup>th</sup> Birthday to be held on August 11, 12, & 13, 2023 in Old Town.

## CITY MANAGER REPORT: (Information only)

- **List of City expenditures**

- June 26 – 30, 2023 - \$1,303,565.51
- July 3 – 7, 2023 - \$1,077,677.72
- Payroll July 7. 2-23 - \$1,945,045.90

City Manager Dean Albro recognized and congratulated Gabriel Garcia as the newly appointed Human Resources Director. Mr. Garcia thanked Council and Staff for the new appointment and stated he is looking forward to continuing to serve the employees, the Council, and the citizens in this new position. Council Member Cordova thanked Mr. Garcia for his professionalism and continuous work to ensure the City has a vibrant workforce.

## PUBLIC COMMENT ON CONSENT CALENDAR ITEMS (Max of 3 Minutes):

1. Nick Nickelenko spoke in favor of Consent Calendar Item No. 5 and the Council's opposition Senate Bill 423 and Assembly Bill 309.

## CONSENT CALENDAR:

Council Member Starbuck asked Staff to speak about the possibility of the Airport Enterprise needing to take a loan from the City's Water Enterprise Fund to ensure the project described in Consent Calendar Item No. 4 is completed. Management Services Director Christie Donnelly stated Staff does not foresee the need for such a loan, the request is included in the Staff recommendations just in case something unforeseeable does happen.

Council Member Ball asked Staff to provide a brief description of Consent Calendar Item No. 3. Administrative Analyst Steven Valle stated this program is beneficial to the City and its citizens to conserve water and this grant will be helpful to allow the City to continue to detect and repair water leaks in customer-owned buildings and homes as well as in City-owned facilities, all in the aim to conserve as much water as possible. City Attorney Jeff Malawy stated there was a revision to the agreement after the Agenda was posted, that revised document was provided to the Council and to the public, and Staff recommendations are to approve the item with the revised agreement.

1. Approved the Minutes of the Lompoc City Council Regular Meeting of May 16, 2023.
2. **Adoption of Resolution No. 6595(23) Approving an Amended 2023-2029 Capital Improvement Program.**

Christie Donnelly, Management Services Director  
[c\\_donnelly@ci.lompoc.ca.us](mailto:c_donnelly@ci.lompoc.ca.us)

Adopted Resolution No. 6595(23) approving an amended 2023-2029 Capital Improvement Program.

3. **Adoption of Resolution No. 6597(23) Authorizing Receipt of Integrated Regional Water Management Implementation Grant Program Subgrant Award through the Santa Barbara County Water Agency from the California Department of Water Resources to Fund Water Leak Detection and Repair Programs and Services**

Adopted Resolution No. 6597(23), which will authorized the City Manager, or designee, to execute all documents necessary to receive and utilize a subgrant award of \$449,993 from the Santa Barbara County Water Agency (SBCWA) through the Round 2 Integrated Regional Water Management Implementation Grant Program (IRWM-IGP) to fund supply-side water leak detection and repair activities, and supplement the existing demand-side Water Leak Detection and Repair Rebate Program offered by City's Utility Department.

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

4. **Adoption of Resolution No. 6598(23) Adopting the Plans and Special Provisions for Project No. FY-23-AP-1, Airfield Electrical Upgrade and Taxiway Rehabilitation Project, Authorizing Agreements for Grant Funds from the Federal Aviation Administration and State Department of Transportation, Awarding the Construction Contract to Granite Construction Company, Awarding the Consultant Services Contract for Construction Management, Inspection, and Construction Materials Testing to Kimley-Horn and Associates, and Approving Supplemental Appropriations.**

Adopted Resolution No. 6598(23):

- a) Adopting the Plans and Special Provisions for Project No. FY-23-AP-1, Airfield Electrical Upgrade and Taxiway Rehabilitation Project (Project), as required by Section 22039 of the Public Contract Code (copies of Plans and Special Provisions are on file in the City Engineer's Office);
- b) Authorizing the City Manager, Public Works Director, Assistant Public Works Director, or the Transit/Airport Administrator to execute and file the necessary documents for the purpose of obtaining financial assistance provided by the Federal Aviation Administration (FAA) for the Project;
- c) Authorizing the City Manager, Public Works Director, Assistant Public Works Director, or Transit/Airport Administrator to execute and file the necessary documents for the purpose of obtaining financial assistance provided by the California Department of Transportation for matching funds for the Project;
- d) Awarding the Construction Contract in the amount of \$4,498,791 to Granite Construction Company;
  - i. authorizing the City Manager to execute the necessary agreements for that Contract;
  - ii. authorizing the City Engineer, or designee, to approve additional construction costs and construction contract change orders in an amount not to exceed \$450,000;
- e) Awarding the Consultant Services Contract for Construction Management, Inspection, and Construction Materials Testing for a fee not to exceed \$331,215 to Kimley-Horn and Associates, Inc.;
  - i. authorizing the City Manager to execute the necessary agreements for that contract;
  - ii. authorizing the City Engineer, or designee, to approve additional consulting costs and contract change orders in an amount not to exceed \$33,200;
- f) Approving supplemental appropriations for the Project.

**STAFF PRESENTATIONS/ANNOUNCEMENTS/REQUESTS:** None

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

- 1. (Name not provided), expressed concern about the Public Safety Commission not holding meetings.
- 2. Sheri Foster spoke about the time and effort provided by volunteers to sell Safe & Sane Fireworks for non-profit organizations.
- 3. James Silva provided several comments on current crime in the City, possible addition of more lower income housing in the City, and requested future incentives for the installation of solar panels for the production of electricity.
- 4. Katie (Unknown last name), stated she has been banned from uploading videos on the internet and stated she feels this is unfair to her.
- 5. Gloria Emery asked Council provide a refund of the payments the City received from the non-profit organizations who sold Safe & Sane Fireworks, back to those organizations; and complained about the 30% increase to the electric utility rates.

**WRITTEN COMMUNICATIONS:** None

**ORAL COMMUNICATIONS (2 Minutes Maximum):**

1. James Silva suggested the City work to incentivize the installation of solar on private buildings.

**COUNCIL COMMENTS AND MEETING REPORTS:**

Council Member Starbuck requested Staff to work with the County of Santa Barbara to re-open McLaughlin Road. The request was seconded by Council Member Ball and carried by Mayor Osborne.

Mayor Osborne reported she attended several meetings and events including the Northern California Power Agency (NCPA) and the Santa Barbara County Association of Governments (SBCAG) monthly meetings, as well as the Old Town Market events on Fridays, and attended a meeting with the FUTURE organization youth members; and announced the Lompoc Aquatic Center will be closed for maintenance August 12 – 27, 2023, and the Lompoc Recreation Annual Skateboard Competition will be held on August 19, 2023.

**ADJOURNMENT:**

Lompoc City Council will adjourn to a Regular Meeting at 6:30 P.M. on August 15, 2023.

**ADJOURNMENT:** At 7:18 P.M. Mayor Osborne adjourned the Lompoc City Council to a Regular Meeting on August 15, 2023 at 6:30 P.M., in City of Lompoc Council Chamber.

Respectfully, submitted to Council for review on October 25, 2023 by: /Stacey Haddon/  
Stacey Haddon, City Clerk