

**CITY OF AVALON CITY COUNCIL AND
AVALON HOUSING AUTHORITY
TUESDAY, OCTOBER 4, 2016
ACTIONS**

CITY COUNCIL CALL TO ORDER 6:05 p.m.

ROLL CALL - Mayor Anni Marshall, Mayor Pro Tem Oley Olsen, Councilmembers Cinde Cassidy, Richard Hernandez, and Joe Sampson. Also present City Manager David Jinkens, Chief Administrative Officer/City Clerk Denise Radde and City Attorney Scott Campbell.

PRESENTATIONS

1. Catalina Island Chamber of Commerce & Visitors Bureau Annual Report was presented by CEO Jim Luttjohann.
2. A proclamation from Supervisor's Knabe was read by Jim Luttjohann and will be presented to Art Good, founder of the famous Catalina Island JazzTrax Festival.

CONSENT CALENDAR

There were four items on the Consent Calendar. The City Clerk noted a correction to Item #1, Actions from the September 20, 2016 meeting, page 5, was corrected to reflect that Councilmembers Hernandez and Cassidy abstained from the item.

1. Actions
Approved actions from the September 20, 2016 regular City Council meeting.
2. Proposal for Architectural Design, Construction Documents and Construction Administration for the CDBG Funded Beacon Hill Senior Apartments Lift Project
 1. Determined that the City's procurement process was fully and openly competitive and satisfies state and local requirements.
 2. Authorized the City Manager to execute a professional services agreement with Vanderpool and Associates in an amount not-to-exceed \$12,000 for Architectural Design, Construction Documents and Construction Administration for the Beacon Hill Senior Apartments Lift Project.
3. Resolution Amending the Compensation and Benefits for Management, Exempt and Other Unrepresented Employees
Adopted Resolution 16-36 amending Compensation and Benefits for Management, Exempt and Other Unrepresented Employees to correct the section described as *Part V 4(e) Longevity for Management and Unrepresented Safety Employees* to reflect actual compensation since May 19, 2010.
4. Volvo Outdrive Purchase
Authorized the Harbor Master to purchase one Volvo Penta DPS-B D3 outdrive from Harry's Marine in the amount of \$7,771.68 and one Volvo Penta DPS-B D3 outdrive from Outdrive Exchange Inc. in the amount of \$7,771.68 for a total expenditure of \$15,543.36.

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GENERAL BUSINESS

5. Casino Dock Café Lease Terms: Discussion and Direction

Due to this item being discussed previously in Closed Session the City Council waived their privilege for confidentiality and to allow for public discussion of matters that were discussed in Closed Session. Motion by Cinde Cassidy, seconded by Oley Olsen. (All Ayes) Comments were received from the tenants and after much discussion the City Council approved the following.

- Base rent of \$4,000/month
- 8% of gross receipts
- Yearly CPI
- 15 year lease with two 5 year extensions
- Open 9 months out of the year
- Property tax or possessory Interest Tax if other City leases had this.

Additionally, the Chief Administrative Officer was asked to supply the true square footage and charge \$2.17 a sq. ft. for the actual square footage utilized. Staff can negotiate any remaining items that were not covered. Motion by Oley Olsen, seconded by Joe Sampson. (All Ayes)

Break from 9:00 – 9:08 p.m.

6. Results of the Community Wide Income Survey and Next Steps

Audra McDonald, Administrative Analyst provided the report and results from the Community Wide Income Survey performed by Michael Baker International. Motion to accept the report and directed Staff to follow up with additional work to assist the City in qualifying for funding due to the survey results. Motion by Cinde Cassidy, seconded by Richard Hernandez. (All Ayes)

7. Transportation Concepts contract for the Operation of Avalon Transit and a Request to Reduce the Hours of Operation for the Dial-a-Ride Service

Audra McDonald, Administrative Analyst gave an explanation of the item.

Transportation Concepts was in the audience and answered several questions from the Council.

1. Authorize Transportation Concepts' request to modify their contract through the remainder of the Fiscal Year and
2. Authorize changing the Dial-a-Ride hours of operation to end at 6:00 p.m.

Motion by Oley Olsen, seconded by Joe Sampson. (All Ayes)

8. Shore Boat Service

This item was removed from the agenda to discuss at a later date.

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9. Ebus Charging Infrastructure
Public Works Director Dennis Jaich explained the report and went over the three options. Staff was directed to go out for an expedited Public Bid to install a concrete pad. Other items to place on this pad, i.e. walls, roof, electrical, plumbing, etc. will be discussed, determined and approved at a later date. Motion by Richard Hernandez, seconded by Oley Olsen. (All Ayes)

Next Item in General Business is the City of Avalon City Council acting as the Housing Authority.

10. Revision of Bylaws for the City of Avalon Housing Authority
City Manager David Jinkens provided a summary of the item. Motion by Oley Olsen, seconded by Joe Sampson to approve the revised and updated bylaws for the Housing Authority of the City of Avalon. (All Ayes)

ADJOURN

Mayor Marshall adjourned the City Council meeting at 10:23 p.m.

I, Denise Radde, City Clerk of the City of Avalon, do hereby certify that the DVD videotape of the City Council Meeting on October 4, 2016, is the official record of that Council Meeting and is on file and maintained in City Hall.

Denise A. Radde, City Clerk / Chief Administrative Officer