

Alturas City Council

Regular Meeting

City Hall Council Chambers

September 17, 2019 2:00 p.m.

The meeting was called to order by Mayor Pro-Tem Steffek at 2:00 p.m. **Councilmembers present:** Mark Steffek, Loni Lewis, Cheryl Nelson and Jim Irvin. **Councilmembers absent:** Mayor Bobby Ray. **Staff present:** City Clerk Macey Binning, City Treasurer Dorothy Long, City Attorney Jeff Hedlund, Police Chief Sid Cullins, Fire Chief Keith Jacques and Fire Marshal Eric Hunter. **Public attending:** 7. All present joined together in the Pledge of Allegiance.

No comments under the public forum.

Alturas Future Farmers of America (FFA) Chapter Community Service Committee representatives Peyton Gardiner, Cody Sphar, and Deigo Mendez offer their service and time for community projects the City may have.

City Council commends the Alturas Future Farmers of America (FFA) Chapter. City Council has a lot of projects that could be completed. They recommend the students coordinate with Jason Diven the Director of Public works and even Eric Hunter Fire Marshal of the Alturas Fire Department.

Planning Director Jenn Andersen recommends the committee to provide a list of services the members can provide.

MOTION by Councilmember Irvin, **SECONDED** by Councilmember Nelson to approve the waiver of use permit fees for new off-site signage to replace Golf Course pole sign currently located at the corner of HWY 299 and Warner Street. **ALL AYES.**

Planning Director Jenn Andersen updates City Council on the progress of the Housing Element. Ms. Andersen recently conducted a work session on the Housing Element September 11, 2019, to gather the community's input. The attendance of this work session was outstanding. The idea is to demonstrate to the State that the City is planning for all levels of the community in terms of housing. Ms. Andersen announced at the work session that the City is not required to build housing. The Housing Element is a very complicated document, full of statistical information. With this document the State predicts the City of Alturas should have 7 new units in the near future. However, with the information Ms. Andersen is gathering preserving housing would also meet the States requirement. It is important for the City to implement the Housing Element. If the City does not comply the State will cut funding. However, if the City does comply the City will be awarded a non-competitive \$125,000 grant. Although the State prefers that communities use these funds to encourage the construction of new housing, it can also be applied to preserving housing, which is the focus of the City. Ms. Andersen conducted a recent windshield survey revealed that just over 40% of the homes in Alturas are in poor or worse condition (meaning they show signs of significant deferred maintenance, and, in the worst cases, are beyond repairing). While Alturas has plenty of affordable housing at nearly every economic level, it is the condition of the housing stock that is the problem. If owners do not invest in preserving their properties, a large portion of our housing stock will soon be uninhabitable. Ms. Andersen recommends the following be identified in the Housing Element to help maintaining and improving our current housing. 1.) Residential rental safety inspection

program; 2.) Residential code enforcement program; 3.) Mobile home and R.V. parks code enforcement; 4.) Renovation enhancement program; and 5.) Opportunities sites. Ms. Andersen plans on creating committees consisting of citizens and staff to review and propose how to implement programs. Ms. Andersen hopes to have a rough draft of the Housing Element submitted for the States review by the end of September, and hopefully feedback from the State on what needs to be completed for a finished document. After the State reviews, it will proceed to the Planning Commission for approval, and then final approval to the City Council. Ms. Andersen expects the City Council to see the final document by the November 19th City Council Meeting.

Mayor Pro-Tem Steffek attended the Housing Element workshop and heard many concerns regarding the infrastructure.

Planning Director Andersen agrees adding infrastructure would be a beneficial to add to the Housing Element as well.

Mayor Pro-Tem Steffek would also like to inquire when the Economic Vitality Committee will start meeting.

Ms. Andersen replied after the first of the year they will start conducting meetings.

MOTION by Councilmember Lewis, **SECONDED** by Councilmember Irvin to award the contract of City Attorney Services to the Law Office of Jeffery D. Hedlund, PC. **ALL AYES.**

MOTION by Councilmember Irvin, **SECONDED** by Councilmember Lewis to adopt **Resolution #2019-38** declaring four Public Works vehicles and equipment as surplus property and authorizing disposal of said vehicles and equipment. **ALL AYES.**

The City Council tabled item # 7 regarding Adopt **Resolution #2019-39** approving the General Services Contract between the City of Alturas and Pacific Power to provide services to the new ball field concessions to allow Rotary to negotiate the price of the contract with Pacific Power.

MOTION by Councilmember Irvin, **SECONDED** by Councilmember Lewis to adopt **Resolution #2019-40** increasing the number of R.V. spaces available to rent monthly from four spaces to ten spaces, and with the amendment to decrease the time period from 6 months to 90 days, subject to extension at the City of Alturas' discretion. **ALL AYES.**

MOTION by Councilmember Irvin, **SECONDED** by Councilmember Nelson to adopt **Resolution #2019-41** adopting the revised Modoc County Emergency Operations Plan as the primary emergency operation plan for the City of Alturas. **ALL AYES.**

MOTION by Councilmember Irvin, **SECONDED** by Councilmember Lewis to adopt **Resolution #2019-42** approving the two-year Memorandum of Understanding between the City of Alturas and Modoc County Sheriff Office of Emergency Services, for Emergency Services in the event of locally declared emergency. **ALL AYES.**

MOTION by Councilmember Irvin, **SECONDED** by Councilmember Nelson to adopt the consent agenda as follows: a) Approve minutes of August 20, 2019 meeting; b) Approve City warrants for August, 2019 in the amount of \$315,066.75; c) Adopt **Resolution #2019-43** removing inactive water & sewer accounts in the amount of \$413.72. e.) Approve ACH reconciliation report for August, 2019 in the amount of \$159,911.55. **ALL AYES.**

COUNCIL/STAFF REPORTS:

Planning Commissioner Chair Hall has received updates on the progress of current projects from Lane Hoy with White Bear Construction. Projects have been moving smoothly. Mr. Hall is wondering when Phase 2 for the Grocery Outlet project will commence.

City Council suggests following up with Planning Director Andersen to receive an update on the project.

Fire Chief Jacques reports the new ordinance for the weed abatement was beneficial. Over 213 properties received letters, only 7 properties are remaining. Out of the 7 properties 5 owners are deceased, so only 2 will be fined. Currently the Fire Department is conducting testing on hose and hydrants to comply with Insurance Service Office (ISO). Our current ISO rating is a 3, which is astonishing. The Fire Department served 135 dinners for their annual fundraiser for the old car feed.

Police Chief Cullins reports the Alturas Police Department had 19 arrests. Out of these arrests 10 were misdemeanors. The total arrests since January is at 209, which increased 10% from last year. The Alturas Police Department has one position to fill and then they will be fully staffed.

City Attorney Hedlund updated Council on the recent vicious dog situation. Currently the dog is still located at the pound.

Councilmember Lewis contacted the Modoc Middle School regarding the “git up challenge”. Mrs. Lewis would like to target the Middle School she believes they would be receptive to Law Enforcement and Fire Department, and would benefit to hear about the dangers of vaping.

City Clerk Binning recently submitted the Risk Management Accreditation Program (RMAP) letter to participate in the 2019/2020 application period. Ms. Binning would also like to remind Council and Department Heads annual evaluations are conducted in October.

Mayor Pro-Tem gave an update on the pool project. The committee received 3 bids. The bid approval will be submitted to Council in the near future. The committee does have a final design for the pool project, and plans to begin construction spring of 2020. Mr. Steffek recently met with Director of Public Works Diven. Mr. Diven has currently been on the Waste Water Treatment Plant grant. Mr. Diven would like to see SNH Engineering to continue to the next component. Mr. Diven is also confident that he can pot hole patch this fall. Mr. Steffek also received an update on Modoc Street. Modoc Street was planned to be repaved this year. However, was delayed until 2020. The City is currently working with MCTC. Mr. Steffek asks City Treasurer if she has anymore information regarding the Modoc Street.

City Treasurer Long responds that she does not at this time. Ms. Long and Debbie Pedersen Executive Director of MCTC have been working on State Transportation Improvement Program (STIP) projects. Mr.

Hancock and Mayor Ray have been reviewing the Modoc Street Project. However, in 2020 with State Transportation Improvement Program (STIP) funding Court Street in between 1st Street and 8th Street will be repaved.

With no further business to come before Council, meeting adjourned at 3:42 p.m. to return in regular session on Tuesday, October 15, 2019 at 2:00 p.m., City Hall.

Respectfully,

A handwritten signature in cursive script that reads "Macey Binning".

Macey Binning
City Clerk