



CITY OF ATASCADERO CITY COUNCIL

MINUTES

Tuesday, June 28, 2022

City Hall Council Chambers, 4th floor
6500 Palma Avenue, Atascadero, California

City Council Regular Session:

6:00 P.M.

REGULAR SESSION – CALL TO ORDER: 6:00 P.M.

Mayor Moreno called the meeting to order at 6:00 p.m. and Council Member Bourbeau led the Pledge of Allegiance.

ROLL CALL:

Present: Council Members Bourbeau, Dariz, and Funk (by teleconference), Mayor Pro Tem Newsom (by teleconference) and Mayor Moreno

Absent: None

Others Present: None

Staff Present: City Manager Rachelle Rickard, Administrative Services Director Jeri Rangel, Community Development Director Phil Dunsmore, Fire Chief Casey Bryson, Police Chief Bob Masterson, Public Works Director Nick DeBar, City Attorney Brian Pierik, Deputy City Manager/City Clerk Lara Christensen, Senior Planner Kelly Gleason, Public Works Analyst Ryan Betz, and IT Manager Luke Knight

APPROVAL OF AGENDA:

- MOTION:** By Council Member Bourbeau and seconded by Council Member Dariz to:
1. Approve this agenda; and,
 2. Waive the reading in full of all ordinances appearing on this agenda, and the titles of the ordinances will be read aloud by the City Clerk at the first reading, after the motion and before the City Council votes.
- Motion passed 5:0 by a roll-call vote.*

CLOSED SESSION – REPORT (IF ANY)

1. June 14, 2022

City Attorney Pierik noted that there was no reportable action.

A. CONSENT CALENDAR:

1. City Council Draft Action Minutes – June 14, 2022

- Recommendation: Council approve the June 14, 2022 Draft City Council Regular Meeting Minutes. [City Clerk]

2. May 2022 Accounts Payable and Payroll

- Fiscal Impact: \$2,292,110.85.
- Recommendation: Council approve certified City accounts payable, payroll and payroll vendor checks for May 2022. [Administrative Services]

**MOTION: By Council Member Dariz and seconded by Council Member Bourbeau to approve the Consent Calendar.
*Motion passed 5:0 by a roll-call vote.***

UPDATES FROM THE CITY MANAGER:

Deputy City Manager Christensen gave an update on projects and events within the City.

COMMUNITY FORUM:

The following persons spoke in-person, by telephone or through the webinar: Frank Rimkus, Geoff Auslen, and Sierra Steele

B. PUBLIC HEARINGS:

1. Adopting Sewer Service Charges to be Added to the 2022-2023 Property Tax Rolls

- Fiscal Impact: The City estimates it will collect \$3,925,563 in sewer service charges for Fiscal Year 2022-2023.
- Recommendations: Council:
 1. Conduct a public hearing to receive verbal testimony regarding the proposed sewer service charges to be levied onto property tax rolls.
 2. Adopt Draft Resolution approving sewer charges to be added to the 2022-2023 property tax rolls. [Public Works]

Ex Parte Communications: None.

Public Works Analyst Betz gave the staff report.

PUBLIC COMMENT:

The following citizens spoke on this item: None.

Mayor Moreno closed the Public Comment period.

MOTION: By Council Member Bourbeau and seconded by Council Member Dariz to adopt Resolution No. 2022-062 approving sewer charges to be added to the 2022-2023 property tax rolls.
Motion passed 5:0 by a roll-call vote.

2. Del Rio Marketplace (AMND19-0063)

- Fiscal Impact: The commercial portion of the project will have a positive impact on City revenues and will provide synergy for increased development throughout the area. Additionally, the development is required to annex into the Citywide CFD. With annexation into the CFD, overall, the project will be fiscally positive.
- Recommendations: Council adopt Draft Resolution approving a Conditional Use Permit Amendment, Tentative Parcel Map (AT22-0011), and Environmental Impact Report (EIR) Addendum for the Del Rio Marketplace, subject to findings and conditions of approval. [Community Development]

Ex Parte Communications:

Council Member Funk reported speaking with Sierra Steele. Mayor Pro Tem Newsom noted that this project came before her on the DRC. No other Council Members had anything to report.

Senior Planner Gleason gave the report and answered questions from the Council. Community Development Director Dunsmore also answered questions from the Council.

*Due to technical difficulties, Mayor Moreno recessed the Meeting at 7:07 p.m.
Mayor Moreno reconvened the Meeting at 7:27 p.m. with all present.*

Mayor Pro Tem Newsom joined the Meeting in person.

PUBLIC COMMENT:

The following citizens spoke on this item: Patti Whelan, Greg King, Scott Martin, Derek Williams Terry McClain, Susan Silva, Sierra Steele, Geoff Auslen, Paul, Kathryn Love, and Clint Pierce

Mayor Moreno closed the Public Comment period.

*Mayor Moreno recessed the Meeting at 9:29 p.m.
Mayor Moreno reconvened the Meeting at 9:35 p.m. with all present.*

MOTION: By Council Member Bourbeau and seconded by Council Member Dariz to adopt Resolution No. 2022-063 approving a Conditional Use Permit Amendment, Tentative Parcel Map (AT22-0011), and Environmental Impact Report (EIR) Addendum for the Del Rio Marketplace, subject to findings and conditions of approval with the following changes:

- **Update the number of units in Section 3(2) Finding C from 82 to 92**
- **Added Section 3(4), Findings for Approval of Additional Height, to include the following findings:**
 - The additional height provides architectural interest and adds to a varied roofline.
 - The added features will not block solar access to adjacent properties.
- **Updated Exhibit A (Conditions of Approval):**
 - **Amend Condition 29 to read: Second finished floor elevation of the exchange buildings shall be a minimum of 16-feet from the finished floor elevation of the ground floor.**
 - **Add Condition to read: No balconies shall be permitted on the north elevation of Exchange Building 1.**
 - **Add Condition to read: Landscaping along the northern portion of the property shall be limited to species that will not grow to a natural height that will impact solar exposure on adjacent residential properties.**
 - **Add Condition to read: Architectural roof features on the Exchange 1 building that are above that shown in the solar modeling (35-foot occupied building height with gable roof peak at 45-feet) may only be added if it can be shown that solar shading onto adjacent residential properties will not be increased.**
 - **Add Condition to read: Perimeter landscaping along the Del Rio Road and El Camino Real frontage, in addition to landscaping along the north property line, shall be installed with phase 1 of the development, to the extent feasible, without necessitating removal for future construction, subject to the approval of the Community Development Director.**

Motion passed 5:0 by a roll-call vote.

C. MANAGEMENT REPORTS

1. Integrated Waste Management Authority – Amended and Restated Joint Powers Agreement

- Fiscal Impact: None.
- Recommendations: Authorize the Mayor to execute the San Luis Obispo Integrated Waste Management Authority Second Amended and Restated Joint Powers Agreement. [City Manager]

Deputy City Manager Christensen gave the staff report and answered questions from the Council.

PUBLIC COMMENT:

The following citizens spoke on this item: None.

Mayor Moreno closed the Public Comment period.

MOTION: By Council Member Bourbeau and seconded by Council Member Dariz to authorize the Mayor to execute the San Luis Obispo Integrated Waste Management Authority Second Amended and Restated Joint Powers Agreement.
Motion passed 5:0 by a roll-call vote.

D. COUNCIL ANNOUNCEMENTS AND COMMITTEE REPORTS:

The following Council Members gave brief update reports on their committees since their last Council meeting:

Mayor Moreno

1. County Mayors Round Table

Mayor Moreno also reported that those with Galaxy Theater gift cards and vouchers should contact Galaxy Theater directly at (888) 407-9874 with all questions and concerns.

Council Member Bourbeau

1. Integrated Waste Management Authority (IWMA)

Council Member Funk

1. Atascadero Basin Ground Water Sustainability Agency (GSA)
2. Homeless Services Oversight Council

E. INDIVIDUAL DETERMINATION AND / OR ACTION: None

F. ADJOURNMENT

Mayor Moreno adjourned the meeting at 10:04 pm.

MINUTES PREPARED BY:



Lara K. Christensen
City Clerk

APPROVED:

July 12, 2022