

City of Capitola

City Council Meeting Minutes

Thursday, April 25, 2024 – 6:00 PM



City Council Chambers
420 Capitola Avenue, Capitola, CA 95010

Mayor: Kristen Brown

Vice Mayor: Yvette Brooks

Council Members: Joe Clarke, Margaux Morgan, Alexander Pedersen

Closed Session – 5:30 PM

- i. CONFERENCE WITH LABOR NEGOTIATORS (Gov. Code § 54957.6)
Negotiator: Mark Wilson, Labor and Employment Practice, Burke, Williams, & Sorensen, LLP
Employee Organizations: Association of Capitola Employees, Police Officers Association, Mid-Management Employees, Confidential Employees, Police Captains, and Management
- ii. CONFERENCE WITH LEGAL COUNSEL—LIABILITY CLAIMS (Gov. Code § 54956.95)
1) Mark and Nancy Nicholson
Claim against the City of Capitola
- iii. CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Gov't Code § 54956.8)
Property: Capitola Wharf Buildings, 1400 Wharf Road (APN: 034-072-01)
City Negotiator: Jamie Goldstein, City Manager
Negotiating Parties: JFS Incorporated (dba Capitola Boat and Bait)
Under Negotiation: Price and terms of payment

Regular Meeting of the Capitola City Council – 6 PM

1. **Roll Call and Pledge of Allegiance** – *The meeting was called to order at 6:04 PM. In attendance: Council Members Clarke, Morgan, Pedersen, Vice Mayor Brooks, and Mayor Brown.*
2. **Additions and Deletions to the Agenda** – *None*
3. **Presentations**
 - A. *The Mayor presented Certificates of Recognition to Capitola Local Government Academy Participants.*
 - B. *Finance Director Malberg introduced Account Clerk Kathryn Haney to the City Council.*
4. **Report on Closed Session** – *The City Council met and discussed two items on the Closed Session agenda. The City Council will reconvene at the end of the meeting to review the last Closed Session item. No reportable action was taken.*
5. **Additional Materials**
 - A. *Item 9A – Two emails were received after publication of the agenda packet.*
6. **Oral Communications by Members of the Public** – *None*
7. **Staff / City Council Comments**

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- *Community Development Director Herlihy advised the City Council and the public of the Town Hall for Wharf Temporary Uses on April 30th.*
- *Council Member Clarke congratulated staff on beginning the Park at Rispin Mansion Project.*
- *Vice Mayor Brooks requested that a change be made to the FAC Bylaws to allow recruitment of general members.*

8. Consent Items

- A. City Council Meeting Minutes
Recommended Action: Approved minutes from the regular meeting on April 11, 2024.
- B. City Check Registers
Recommended Action: Approved check registers dated March 22, 2024, March 29, 2024, April 5, 2024, and April 12, 2024.
- C. Liability Claims Against the City of Capitola
Recommended Action: Denied liability claim submitted by Mark and Nancy Nicholson.
- D. Setting Mobile Home Park Rent Stabilization Anniversary Date
Recommended Action: Adopted Resolution No. 4362 establishing July 1 as the anniversary date for rent increases for mobile home parks pursuant to Capitola Municipal Code Chapter 2.18 Mobile Home Park Rent Stabilization.
- E. Agreement for Auditing Services
Recommended Action: Authorized the City Manager to execute a five-year agreement for professional auditing services with Chavan & Associates, LLP, certified public accountants, to conduct the 2023-24 through 2027-28 fiscal year audits and required reports in an amount not to exceed \$51,000 annually, for a total contract amount not to exceed \$255,000.
- F. Opposition to the California Taxpayer Protection and Government Accountability Act
Recommended Action: Adopted Resolution No. 4363 opposing Initiative #21-0042A1, the California Taxpayer Protection and Government Accountability Act.
- G. Surplus Land Declaration
Recommended Action: Adopted Resolution No. 4364 declaring a portion of Monterey Park, comprising approximately 4,284 square feet, to be exchanged for a portion of New Brighton Middle School, comprising approximately 5,592 square feet, by and between the City of Capitola and the Soquel Union Elementary School District, as exempt surplus land pursuant to California Government Code §§ 54221 (f)(1)(C) and 54221 (f)(1)(D).

Motion to approve the Consent Calendar: Council Member Morgan

Seconded: Council Member Clarke

Voting Yea: Council Members Clarke, Morgan, Pedersen, Vice Mayor Brooks, and Mayor Brown

9. General Government / Public Hearings

- A. City Hall Needs Assessment
Recommended Action: Received presentation from Group 4 Architecture on the findings of Phase 1 of the City Hall Needs Assessment and Alternatives Analysis.

Community Development Director Herlihy and Andrea Gifford, Group 4 Architects, presented the staff report.

Public Comments:

- ***Marilyn Garrett***

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The City Council discussed the need for new City Hall facilities, the possibility of planning and leasing extra space, and next steps to establish this as a priority during the FY 2024-25 Budget. The City Council requested information about how a general obligation bond could finance the construction of a new City Hall.

B. Jade Street Park UA Playground Project

Recommended Action: Authorized the City Manager to execute Amendment 1 to the Professional Services Agreement with Verde Design in the amount of \$107,030 for final Plans, Specifications, and Estimates for the Jade Street Park Universally Accessible Playground Project.

Public Works Director Kahn presented the staff report.

Public Comments:

- **Marilyn Garrett**


The City Council commended the Friends of Santa Cruz County Parks on their fundraising efforts.

Motion to approve Amendment 1: Council Member Pedersen

Seconded: Council Member Clarke

Voting Yea: Council Members Clarke, Morgan, Pedersen, Vice Mayor Brooks, and Mayor Brown

10. Adjournment – At 7:14 PM, the City Council convened to Closed Session where they discussed one item on the Closed Session agenda with no reportable action taken. The meeting was adjourned at 8:10 PM. The next regularly scheduled City Council meeting is on May 9, 2024, at 6:00 PM.

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ATTEST:

Kristen Brown, Mayor

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Julia Gautho, City Clerk