



Council Minutes

September 21, 2021, 5:30 p.m.
Teleconference - Broadcast via Webinar

Council Members Present: Mayor Heidi Harmon, Vice Mayor Erica A. Stewart, Council Member Carlyn Christianson, Council Member Jan Marx, Council Member Andy Pease

City Staff Present: Derek Johnson, City Manager, Christine Dietrick, City Attorney, Teresa Purrington, City Clerk

1. CLOSED SESSION - 5:30 P.M.

Public Comment:

None

--End of Public Comment--

1.a CONFERENCE WITH REAL PROPERTY NEGOTIATORS

City Attorney Christine Dietrick reported that Council met with real property negotiators on a matter as outlined above. Council provided direction on price and terms of payment. There were no further reportable actions.

1.b ADJOURN CLOSED SESSION

Closed Session adjourned at 5:43 p.m. to the Regular Meeting of the City Council.

2. CALL TO ORDER

A Regular Meeting of the San Luis Obispo City Council was called to order on September 21, 2021 at 6:04 p.m. by Mayor Harmon, with all Members present via teleconference.

3. PLEDGE OF ALLEGIANCE

Mayor Harmon led the Council in the Pledge of Allegiance.

4. PRESENTATIONS

4.a CITY MANAGER REPORT

City Manager Derek Johnson provided a report on upcoming projects and a status update on COVID-19.

4.b DRIVE ELECTRIC WEEK PROCLAMATION

Mayor Harmon presented a proclamation declaring September 25 to October 3, 2021 as "Drive Electric Week" to Barry Rands on behalf of the SLO Climate Coalition.

4.c INTRODUCTION OF MEG BUCKINGHAM, ADMINISTRATIVE ANALYST

Community Development Director Michael Codron introduced Meg Buckingham, Administrative Analyst for Community Development.

5. PUBLIC COMMENT PERIOD FOR ITEMS NOT ON THE AGENDA

Public Comment:

None

--End of Public Comment--

6. CONSENT AGENDA

Motion By Council Member Christianson

Second By Council Member Marx

To approve Consent Calendar Items 6a to 6g.

Ayes (5): Mayor Heidi Harmon, Vice Mayor Stewart, Council Member Christianson, Council Member Marx, and Council Member Pease

CARRIED (5 to 0)

6.a WAIVE READING IN FULL OF ALL RESOLUTIONS AND ORDINANCES

Waive reading of all resolutions and ordinances as appropriate.

6.b MINUTES REVIEW - SEPTEMBER 7, 2021 COUNCIL MINUTES

Approve the minutes of the City Council meeting held on September 7, 2021.

6.c APPROVE AN EXCLUSIVE NEGOTIATING AGREEMENT FOR ROSA BUTRON DE CANET ADOBE

Approve an Exclusive Negotiating Agreement between the City of San Luis Obispo, Ecologistics as fiscal sponsor for The Peace Project, and Smart Share Housing Solutions, for adaptive reuse and rehabilitation of the Rosa Butron de Canet Adobe and grounds, in a final form satisfactory to the City Attorney.

6.d APPROVE AN EXTENSION TO THE ORACLE ERP PROJECT MANAGEMENT SERVICES CONTRACT WITH ARCHER STREET, LLC

Approve a contract extension with Archer Street, LLC for Oracle ERP Project Management Services in the amount of \$80,000.

6.e FISCAL YEAR 2020-21 4TH QUARTER BUDGET REVIEW (YEAR-END)

Receive and file the FY 2020-21 4th Quarter Budget Review and unaudited year-end results.

6.f ADVISORY BODY APPOINTMENT FOR UNSCHEDULED VACANCY

Confirm the appointment of Brian Kragh to the Mass Transportation Committee (MTC) as recommended by the Advisory Body Council Liaison Subcommittee.

6.g REQUEST FOR PROPOSALS FOR INVESTMENT ADVISOR SERVICES

1. Approve the Request for Proposal (RFP) documents for investment advisor services and authorize their release.
2. Authorize the City Manager to enter into contract with the selected consultant.

7. PUBLIC HEARING AND BUSINESS ITEMS

7.a 2020-21 ANNUAL REPORT OF THE TOURISM BUSINESS IMPROVEMENT DISTRICT

Deputy City Manager Greg Hermann, Tourism Manager Molly Cano and Tourism Business Improvement District Chair John Conner provided an in-depth staff report and responded to Council questions.

Public Comments:

None

---End of Public Comment---

Motion By Council Member Christianson

Second By Council Member Marx

1. As recommended by the Tourism Business Improvement District (TBID) Board, receive and approve the TBID Board's annual report for FY 2020-21; and
2. Adopt Resolution No. 11276 (2021 Series) entitled, "A Resolution of the City Council of the City of San Luis Obispo, California, declaring its intention to continue the San Luis Obispo Tourism Business Improvement District, to continue the basis for and to levy the assessment for the district, and to set a date for the Public Hearing on the district and the assessment for 2021-22."

Ayes (5): Mayor Heidi Harmon, Vice Mayor Stewart, Council Member Christianson, Council Member Marx, and Council Member Pease

CARRIED (5 to 0)

7.b 2021 ADVISORY BODY HANDBOOK AND BYLAWS UPDATE

Deputy City Manager Greg Hermann and Deputy City Clerk Kevin Christian provided an in-depth staff report and responded to Council questions.

Public Comments:

None

---End of Public Comment---

Motion By Council Member Christianson

Second By Council Member Pease

Adopt Resolution No. 11277 (2021 Series) entitled "A Resolution of the City Council of the City of San Luis Obispo, California, amending the bylaws of certain advisory bodies and adopting a revised Advisory Body Handbook."

With the changes proposed by staff in the agenda correspondence and following changes:

- Leave the term for Chair as is
- Under Cultural Heritage Committee keep 7 members but remove: "However, the Council may make appointments of up to two persons with desired professional expertise in cultural resources who are residents and registered voters of the county."

Ayes (5): Mayor Heidi Harmon, Vice Mayor Stewart, Council Member Christianson, Council Member Marx, and Council Member Pease

CARRIED (5 to 0)

8. STUDY SESSION

8.a STRATEGIES TO SUPPORT LOCAL CONTRACTORS, VENDORS, AND LABOR ON PUBLIC PROJECTS

Assistant City Manager Shelly Stanwyck, Justin Pickard, WSC and Interim City Engineer Brian Nelson provided an in-depth staff report and responded to Council questions.

Public Comments:

Autumn Brown	Erich
Eric Christian	Marshall James
Justin Bradshaw	Joshua Medrano
Jim Dantona	Eric Veium
Armando Delgado	Lisa Jouet
Jesse Brooks	David Baldwin
Barry Price	Tim Jouet
Manley McNinch	

---End of Public Comment---

1. Receive a presentation on potential strategies to support local contractors, local vendors, and local labor on public projects; and
2. Provide preliminary direction to staff to guide alternatives evaluation, project plan, and policy development.

By consensus the Council provided the following directions:

- Yes, the identified (CWAs, alternative project delivery, and local purchasing policies) align with Council's objective of supporting local workers and local businesses.
- Yes Council wants staff to further evaluate each method discussed, there were no specific or additional methods that Council wanted to include within the scope of further consideration and analysis.
- Council indicated they would like to review and take action individually on these methods based upon resources available to implement, with local purchasing policies and CWA's running concurrently and then alternative project delivery.

- Council would like to consider pursuing a City Charter amendment if required to implement alternative project delivery however would like staff to further evaluate and check with other jurisdictions who have done this and find out the results they have seen.
- Council supports implementation of local purchasing policies for equipment, goods, and services when appropriate.
- Council's primary objective in expanding the scope of CWA application is that CWAs be used to require employment of local residents – both union and non-union.
- Council's objective in pursuing a CWA increased participation in the City's public projects by workers.
- The WRRF CWA is a good model to start with, Council would like staff to look at what threshold should be used for the projects. Look at ways to including veterans, Cuesta grads and women.
- Other stakeholders Council suggested to include in the evaluation are AIA, all local colleges, Central Coast Labor Council and Women in Construction.

9. LIAISON REPORTS AND COMMUNICATIONS

Vice Mayor Stewart provided an update on the Countywide Mayors meeting held on Friday. At the meeting, Dave Mullinax, Cal Cities indicated they will be having a series of housing webinars regarding recently passed bills.

Council Member Pease updated the Council on the Groundwater Sustainability Plan and indicated the comment period has ended. The next Groundwater Sustainability Committee meeting is October 6, 2021 at 2:00 PM.

Council Member Marx updated the Council on IWMA and the County's decision to end their participation in IWMA on November 15, 2021.

All Council Members thanked Mayor Harmon for her service to the City and wished her well in her new position.

10. ADJOURNMENT

The meeting was adjourned at 10:50 p.m. The next Regular City Council Meeting is scheduled for October 5, 2021 at 6:00 p.m., via teleconference.

APPROVED BY COUNCIL: XX/XX/2021