



**CITY OF WATSONVILLE  
CITY COUNCIL MEETING**

**Location:  
City Council Chambers  
275 Main Street, Top Floor  
Watsonville, CA 95076**

**Tuesday, October 25, 2022, 4:30 p.m.**

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**1. ROLL CALL**

**1.a. MOTION TO EXCUSE ABSENT COUNCIL MEMBER(S) (If any)**

**2. NEW BUSINESS**

**2.a. WATSONVILLE SIGNAGE & WAYFINDING MASTER PLAN (Recommended by City Manager Mendez)**

- 1) Staff Report by Brandon Reeves, Senior Planner, and India Howlett, Design Director, at Selbert Perkins Design
- 2) City Council Clarifying & Technical Questions
- 3) Public Input
- 4) Motion
- 5) City Council Deliberation on Motion
- 6) Action on Resolution Approving the City of Watsonville Signage & Wayfinding Master Plan & Providing Direction to Staff to Implement a Phased Installation Plan

**2.b. FIRST AMENDMENT TO CONTRACT WITH IRWIN IVAN ORTIZ FOR EMPLOYMENT AS CITY CLERK**

- 1) Staff Report
- 2) City Council Clarifying & Technical Questions
- 3) Public Input
- 4) Motion
- 5) City Council Deliberation on Motion
- 6) Action on Resolution Approving First Amendment to Employment Contract with Irwin Ivan Ortiz for Employment as City Clerk

**CITY COUNCIL RESUMES AT 6:30 P.M.**

**3. ROLL CALL**

**3.a. MOTION TO EXCUSE ABSENT COUNCIL MEMBER(S) (If any)**

**4. PLEDGE OF ALLEGIANCE**

**5. INFORMATION ITEMS**

**5.a. REPORT OF DISBURSEMENTS**

**5.b. MISCELLANEOUS DOCUMENTS REPORT**

**5.c. WRITTEN REPORTS BY COUNCIL MEMBERS REGARDING ACTIONS TAKEN ON THEIR REGIONAL COMMISSIONS/BOARD MEETINGS THAT MAY AFFECT THE CITY OF WATSONVILLE (IF ANY)**

**6. PRESENTATIONS & ORAL COMMUNICATIONS**

This time is set aside for members of the general public to address the Council on any item not on the Council Agenda, which is within the subject matter jurisdiction of the City Council. No action or discussion shall be taken on any item presented except that any Council Member may respond to statements made or questions asked, or may ask questions for clarification. All matters of an administrative nature will be referred to staff. All matters relating to Council will be noted in the minutes and may be scheduled for discussion at a future meeting or referred to staff for clarification and report.

ALL SPEAKERS ARE ASKED TO FILL OUT A SPEAKER CARD & LEAVE IT AT THE PODIUM. SPEAKERS ARE ASKED TO ANNOUNCE THEIR NAME AND DISTRICT IN WHICH THEY LIVE IN ORDER TO OBTAIN AN ACCURATE RECORD FOR THE MINUTES.

**6.a. ORAL COMMUNICATIONS FROM THE PUBLIC (2 MINUTES EACH)**

**6.b. ORAL COMMUNICATIONS FROM THE COUNCIL (2 MINUTES EACH)**

**6.c. WATSONVILLE ACADEMY GRADUATION**

**6.d. MAYOR'S PROCLAMATION RECOGNIZING FELIPE HERNANDEZ FOR HIS MILITARY SERVICE**

MAYOR'S PROCLAMATION RECOGNIZING FELIPE HERNANDEZ FOR HIS SERVICE TO OUR COUNTRY & HIS EXEMPLARY DEDICATION TO OUR COMMUNITY

**6.e. MAYOR'S PROCLAMATION RECOGNIZING BARBARA ANN STRINGARI ADAMSKI FOR HER MILITARY SERVICE**

MAYOR'S PROCLAMATION RECOGNIZING BARBARA ANN STRINGARI ADAMSKI FOR HER MANY YEARS OF SERVICE TO OUR COUNTRY & DEDICATION TO OUR COMMUNITY

**7. CONSENT AGENDA**

*All items appearing on the Consent Agenda are recommended actions which are considered to be routine and will be acted upon as one consensus motion. Any items removed will be considered immediately after the consensus motion. The Mayor will allow public input prior to the approval of the Consent Agenda.*

**PUBLIC INPUT (2 MINUTES EACH)**

**7.a. MOTION APPROVING MINUTES OF OCTOBER 11, 2022**

**7.b. FIRST AMENDMENT TO LEASE WITH SPECIALIZED HELICOPTERS INC., FOR PROPERTY AT 150 AVIATION WAY (Recommended by Airport Director Williams)  
RESOLUTION APPROVING FIRST AMENDMENT TO LEASE WITH SPECIALIZED HELICOPTERS, INC., FOR THE USE OF 290 SQUARE FEET OF ADDITIONAL OFFICE SPACE FOR CITY-OWNED PROPERTY LOCATED AT 150 AVIATION WAY, WATSONVILLE, CALIFORNIA**

- 7.c. **LEASE WITH LUCIA A. PEREZ, AN INDIVIDUAL, FOR COMMERCIAL SPACE LOCATED AT 346 RODRIGUEZ STREET (Recommended by City Manager Mendez)**  
RESOLUTION APPROVING A FIVE-YEAR LEASE WITH ONE (1) THREE YEAR OPTION TERM WITH LUCIA A. PEREZ, AN INDIVIDUAL, FOR 346 RODRIGUEZ STREET, WATSONVILLE, CALIFORNIA, & AUTHORIZING & DIRECTING THE CITY MANAGER TO EXECUTE SAME & ANY AMENDMENTS THERETO OF A NON-SUBSTANTIVE NATURE SUBJECT TO LEGAL APPROVAL
- 7.d. **ONE YEAR FACILITY USE CONTRACT WITH PVUSD AT THE GHWR YOUTH CENTER TO PROVIDE PROGRAMMING TO STUDENTS OF PVUSD'S SELPA PROGRAM (Recommended by Parks & Community Services Director Calubaquib)**  
RESOLUTION APPROVING A ONE YEAR FACILITY USE CONTRACT WITH PÁJARO VALLEY UNIFIED SCHOOL DISTRICT FOR USE OF CITY PROPERTY LOCATED AT 30 MAPLE AVENUE, (GENE HOULARIS WALDO RODRIGUEZ YOUTH CENTER), TO PROVIDE PROGRAMMING TO STUDENTS OF PVUSD'S SELPA PROGRAM, COMMENCING ON AUGUST 15, 2022, AND ENDING JUNE 2, 2023
- 7.e. **ACCEPTING & APPROPRIATING THE FY 2022 EDWARD BYRNE JUSTICE ASSISTANCE GRANT PROGRAM IN THE AMOUNT OF \$22,238 (Recommended by Police Chief Zamora)**  
RESOLUTION AUTHORIZING & DIRECTING THE CITY MANAGER TO ACCEPT THE UNITED STATES DEPARTMENT OF JUSTICE, BUREAU OF JUSTICE ASSISTANCE, FOR THE EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT PROGRAM FOR FISCAL YEAR 2022 IN THE AMOUNT OF \$22,238 TO FUND CRIME ANALYSIS SOFTWARE, TO EXECUTE A STANDARD AGREEMENT AND ANY AMENDMENTS THERETO AND ANY NECESSARY DOCUMENTS; AND APPROPRIATING SUCH FUNDS TO THE SPECIAL GRANTS FUND (0260)
- 7.f. **RESOLUTION ACCEPTING & APPROPRIATING \$12,000 GRANT FROM PACIFIC LIBRARY PARTNERSHIP (Recommended by Library Director Martinez)**  
RESOLUTION ACCEPTING A \$12,000 GRANT FROM PACIFIC LIBRARY PARTNERSHIP FOR A CREATIVE CAFE AT THE FREEDOM BRANCH LIBRARY; AUTHORIZING & DIRECTING THE CITY MANAGER TO EXECUTE ANY NECESSARY GRANT DOCUMENTS; AND APPROPRIATING SUCH FUNDS TO THE SPECIAL GRANTS FUND [0260]
- 7.g. **APPLICATION FOR \$827,853.38 IN GRANT FUNDING FROM THE CALIFORNIA NATURAL RESOURCES AGENCY (CNRA) FOR GREEN INFRASTRUCTURE FEATURES AT RAMSAY PARK (Recommended by Public Works & Utilities Director Di Renzo)**  
RESOLUTION AUTHORIZING & DIRECTING THE CITY MANAGER ON BEHALF OF THE CITY OF WATSONVILLE TO SUBMIT A GRANT APPLICATION IN THE AMOUNT OF \$827,853.38 FOR THE URBAN GREENING PROGRAM FOR THE DESIGN & CONSTRUCTION OF GREEN INFRASTRUCTURE FOR THE NEW EXPLORATION CENTER AT RAMSAY PARK, AND IF AWARDED, TO NEGOTIATE AND EXECUTE ALL AGREEMENTS AND ANY AMENDMENTS THERETO & ANY NECESSARY DOCUMENTS WHICH MAY BE NECESSARY FOR THE COMPLETION OF THE PROJECT; & APPROPRIATING SUCH FUNDS TO THE SPECIAL GRANTS FUND [0260]
- 7.h. **RESOLUTION CONDEMNING ACTS OF VIOLENCE AGAINST WOMEN & SUPPORTING**

**PROTESTORS IN IRAN (Recommended by Mayor Parker)**

RESOLUTION SUPPORTING THE RIGHTS OF THE PEOPLE OF IRAN TO FREE EXPRESSION & STANDING IN SOLIDARITY WITH THE WOMEN AND PEOPLE OF IRAN

**7.i. FINAL ADOPTION OF ORDINANCES AMENDING WATSONVILLE MUNICIPAL CODE TO IMPLEMENT SENATE BILL 9 (SB 9) THE CALIFORNIA HOUSING OPPORTUNITY & MORE EFFICIENCY (HOME) ACT (Recommended by Community Development Director Merriam)**

1) PASS AN ORDINANCE ADDING A NEW CHAPTER 13 (URBAN LOT SPLITS) TO TITLE 13 (SUBDIVISIONS AND MAPS) OF THE WATSONVILLE MUNICIPAL CODE TO IMPLEMENT SENATE BILL 9 (SB 9) THE CALIFORNIA HOUSING OPPORTUNITY AND MORE EFFICIENCY (HOME) ACT

2) PASS AN ORDINANCE AMENDING CERTAIN SECTIONS OF CHAPTER 14-16 (DISTRICT REGULATIONS) OF TITLE 14 (ZONING) OF THE WATSONVILLE MUNICIPAL CODE TO IMPLEMENT SENATE BILL 9 (SB 9) THE CALIFORNIA HOUSING OPPORTUNITY AND MORE EFFICIENCY (HOME) ACT

3) PASS AN ORDINANCE ADDING NEW SECTIONS TO CHAPTER 14-18 (DEFINITIONS), OF TITLE 14 (ZONING) OF THE WATSONVILLE MUNICIPAL CODE TO IMPLEMENT SENATE BILL 9 (SB 9) THE CALIFORNIA HOUSING OPPORTUNITY AND MORE EFFICIENCY (HOME) ACT

4) PASS AN ORDINANCE AMENDING SECTION 14-23.110 (RESTRICTIONS) OF CHAPTER 14-23 (ACCESSORY DWELLING UNITS AND JUNIOR ACCESSORY DWELLING UNITS) OF TITLE 14 (ZONING) OF THE WATSONVILLE MUNICIPAL CODE TO IMPLEMENT SENATE BILL 9 (SB 9) THE CALIFORNIA HOUSING OPPORTUNITY AND MORE EFFICIENCY (HOME) ACT

5) PASS AN ORDINANCE ADDING A NEW CHAPTER 14-54 (TWO-UNIT DEVELOPMENTS) TO TITLE 14 (ZONING) OF THE WATSONVILLE MUNICIPAL CODE TO IMPLEMENT SENATE BILL 9 (SB 9) THE CALIFORNIA HOUSING OPPORTUNITY AND MORE EFFICIENCY (HOME) ACT

**7.j. FINAL ADOPTION OF BUILDING & FIRE CODES PER THE CALIFORNIA CODE OF REGULATIONS INCLUDING CITY OF WATSONVILLE CODE OF REGULATIONS (Recommended by Community Development Director Merriam)**

1) PASS AN ORDINANCE AMENDING CHAPTER 1 (BUILDING AND HOUSING ADMINISTRATIVE CODE) OF TITLE 8 (BUILDING REGULATIONS) OF THE WATSONVILLE MUNICIPAL CODE BY AMENDING SECTION 8-1.101 TO THE ADMINISTRATIVE PROVISIONS FOR THE ADOPTED CONSTRUCTION REGULATIONS

2) PASS AN ORDINANCE AMENDING TITLE 8 (BUILDING REGULATIONS) BY ADOPTING CERTAIN CHAPTERS PERTAINING TO THE ADOPTION BY REFERENCE OF THE 2022 EDITION OF THE CALIFORNIA BUILDING CODE VOLUMES 1 AND 2 AND AMENDING THIS CODE AS IDENTIFIED HEREIN, THROUGH EXPRESS FINDINGS OF LOCAL NECESSITY IN CHAPTER 2 (BUILDING CODE), CHAPTER 2.5 (RESIDENTIAL CODE), CHAPTER 3 (ELECTRICAL CODE), CHAPTER 4 (MECHANICAL CODE), CHAPTER 5 (PLUMBING CODE), CHAPTER 15 (GREEN BUILDING STANDARDS

CODE), CHAPTER 17 (CALIFORNIA ENERGY CODE), CHAPTER 18 (CALIFORNIA HISTORICAL BUILDING CODE) CHAPTER 19 (CALIFORNIA REFERENCED STANDARDS CODE) OF THE WATSONVILLE MUNICIPAL CODE

3) PASS AN ORDINANCE AMENDING SECTION 8-9.101 OF CHAPTER 9 (FIRE CODE) OF TITLE 8 (BUILDING REGULATIONS) OF THE WATSONVILLE MUNICIPAL CODE PERTAINING TO THE ADOPTION OF THE 2022 EDITION OF THE CALIFORNIA FIRE CODE

**8. ITEMS REMOVED FROM CONSENT AGENDA**

**9. PUBLIC HEARINGS, ORDINANCES, & APPEALS**

**9.a. ACCEPTANCE OF CANNABIS EQUITY ASSESSMENT & MODIFICATION OF CANNABIS EQUITY PROGRAM ORDINANCE (Recommended by Community Development Director Merriam)**

- 1) Staff Report by Associate Planner Carmona
- 2) City Council Clarifying & Technical Questions
- 3) Public Comments
- 4) Motion
- 5) City Council Deliberation on Motion
- 6) By Motion, Introduce for First Reading, by Title Only, Waiving the Full Reading of the Text, an Ordinance Amending Chapter 49 (Cannabis Equity Program) of Title 5 (Public Welfare, Morals, and Conduct) of the Watsonville Municipal Code to Incorporate the Recommendations of the Cannabis Equity Assessment

**9.b. ORDINANCE REPEALING & REPLACING CHAPTER 2 (SIDEWALKS, DRIVEWAYS, CURBS, AND GUTTERS) OF TITLE 7 (PUBLIC WORKS) OF THE MUNICIPAL CODE REGARDING SIDEWALK MAINTENANCE & LIABILITY (Recommended by Public Works & Utilities Director Di Renzo)**

- 1) Staff Report by Assistant Public Works & Utilities Director Rodriguez
- 2) City Council Clarifying & Technical Questions
- 3) Public Comments
- 4) Motion
- 5) City Council Deliberation on Motion
- 6) Pass an Ordinance Repealing & Replacing Chapter 2 (Sidewalks, Driveways, Curbs, and Gutters) of Title 7 (Public Works) of the Watsonville Municipal Code Regarding Maintenance Responsibilities & Liability for Failure to Maintain Sidewalks, Driveways, Curbs, & Gutters

**10. NEW BUSINESS**

**10.a. UPDATE ON THE DOWNTOWN WATSONVILLE SPECIFIC PLAN & PRELIMINARY FINDINGS ON THE INITIAL STUDY (Recommended by Community Development Director Merriam)**

- 1) Staff Report by Principal Planner Meek and Simran Malhotra of Raimi & Associates
- 2) City Council Clarifying & Technical Questions
- 3) Public Input
- 4) Motion
- 5) City Council Deliberation on Motion
- 6) Motion Accepting the Final Draft of the Downtown Watsonville Specific Plan (DWSP)

and Directing Staff to Complete the Environmental Impact Report (EIR) for the Downtown Watsonville Specific Plan

11. **EMERGENCY ITEMS ADDED TO AGENDA**
12. **REQUESTS & SCHEDULING FUTURE AGENDA ITEMS**
13. **ADJOURNMENT**

This agenda was posted in accordance with the California Brown Act. The agenda packet can be accessed on the City of Watsonville website at <https://www.cityofwatsonville.org/2123/City-Council-Agendas-Minutes> and available for public inspection in the City Clerk's Office (275 Main Street, 4th Floor) during normal business hours). Any materials related to an item on this Agenda submitted to the Council after distribution of the agenda packet will be made available to the public in accordance with Government Section 54957.5.