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**CITY OF BLUE LAKE**

**C A L I F O R N I A**

111 Greenwood Road

P.O. Box 458

Blue Lake, CA 95525

## Blue Lake City Council Minutes

Tuesday, August 23<sup>rd</sup>, 2022 ~ 6:30 p.m. ~Regular Council Meeting  
Skinner Store Building-111 Greenwood Road, Blue Lake-Behind City Hall

***Unless Otherwise Noted, All Items on the Agenda are Subject to Action.***

**Meeting Called to Order at 6:30PM**

### **1. Pledge of Allegiance and Establish a Quorum of the Council**

**Council Members Present:**

Adelene Jones, Mayor

Chris Curran

Benjamin McCreath

Alice Finen – Via Zoom

**Council Members Absent:** Elaine Hogan

**Staff Present:**

Amanda Mager, City Manager/City Clerk

Emily Wood, Economic Development Planner

**Public Present:**

Kent Sawatzky

Dan Comer

Jean Lynch

Lin Glen

### **2. Approve Agenda**

**Motion:** To Approve the Agenda, moving Closed Session after Item 10.

**Motion by:** Councilmember Curran, **Second:** Councilmember McCreath

**There were no comments from the Council or public.**

**Vote: Ayes:** Jones, Curran, Finen, McCreath **Nays:** None **Absent:** Hogan

**Motion Summary:** Motion Passed

### **3. Public Comment** – *The Public is invited to present petitions, make announcements, or provide other information to the City Council that is relevant to the scope of authority of the City of Blue Lake that is not on the Agenda. The Council may provide up to 15 minutes for this public input session. To assure that each individual presentation is heard, the Council may uniformly impose time limitations*

*of 3 minutes to each individual presentation. The public will be given the opportunity to address items that are on the agenda at the time the Council takes up each specific agenda item.*

**Kent Sawatzky:** Appreciates putting closed session at the end of the meeting. Looks forward to having the list of City Council candidates published and would support a debate between the candidates; thanks to Council members for their service and dedication to the public.

**4. Review and Consider for Approval – Exclusive Negotiating Agreement (ENA) with Dan and Lacey Comer Regarding City Parcel’s APN #025-201-009 and 025-201-019 - Discussion/Action**

**Mayor Jones:** Reads the staff report

**City Manager Mager:** Explains what the exclusive negotiating agreement is and what it allows the parties to do.

**Councilmember Curran:** Questions the option to sell the property versus leasing the property.

**Mayor Jones:** How large is this parcel(s)?

**City Manager Mager:** 1.9 Acres, although a portion of the parcel may be affected due to a tax split.

**Mayor Jones:** At what point does an appraisal come?

**City Manager Mager:** Any price negotiation will include an authorized appraisal.

**Public Comment:**

**Kent Sawatzky:** Would recommend the City gets a grant to get an appraisal of the property if the ENA does not move forward. Was there an appraisal with DANCO? Suggests that if the City proceeds with a lease; it should be equal to the lease terms with DANCO.

**Mayor Jones:** Pacific Builders was interested in a separate parcel – the DANCO property.

**City Manager Mager:** The City has had an appraisal in the past although an updated appraisal will be required as part of the negotiating process.

**Jean Lynch:** Is this zoned a public facility?

**City Manager Mager:** No, it is zoned Opportunity.

**Jean Lynch:** How many units in the housing project? Have you set your negotiators?

**City Manager Mager:** The number of units for this proposal has not been discussed. Yes, the City has appointed their negotiators.

**Jean Lynch:** What is considered recreational goods? Are firearms included in what’s being sold in Blue Lake?

**Mayor Jones:** The City and Council have already stated that firearm sales will not be tolerated in Blue Lake and the Comers have expressed no interest in selling firearms or ammunition in Blue Lake. The proposal includes a market with various recreational goods such as fishing, hiking, camping, and other outdoor gear.

**Lin Glen:** What is the plan for the Corporation Yard functions? Where will the new Corp Yard be?

**Mayor Jones:** City staff do not believe that a corporation yard of the current size is required; and the City is confident that other City properties can absorb Public Works Equipment and Operations.

**City Manager Mager:** We are consolidating a lot of our equipment and supplies, and trying to get rid of legacy items that the City doesn’t need. The City is confident that Public Works can be absorbed in other City locations.

**Motion:** To Authorize the City to approve the Exclusive Negotiating Agreement with Dan and Lacey Comer

**Motion by:** Councilmember Curran, **Second:** Councilmember McCreath

**Vote: Ayes:** Jones, Curran, Finen, McCreath **Nays:** None **Absent:** Hogan

**Motion Summary:** Motion Passed

## **5. City of Blue Lake Heritage and Arts Commission Formation – Discussion/Action**

**City Manager Mager:** Explains the intent of the commission and the various opportunities for their interaction with the Council, the commissions and the community.

**Mayor Jones:** Would like to see Blue Lake history included in the scope of the commission, along with historic building preservation; thinks historic buildings in town deserve protection and recognition with this commission.

**Councilmember Curran:** Would like this Commission to be separated from Economic Development.

**Councilmember McCreath:** This commission will fill a niche that Blue Lake doesn't have yet.

**Councilmember Finen:** Would like to see the commission develop a mentorship program for youth.

### **Public Comment:**

**Jean Lynch:** Likes to oil paint and make jewelry; attended College of the Redwoods adult education classes; there are other teachers in the community. Humboldt State has a great art program; it would be advantageous to look at Cal Poly opportunities.

**Lin Glen:** Would like to see Blue Lake go in the direction of seeing what Calpoly Humboldt and CR has available within their art programs; and making those possible connections with local schools.

**Kent Sawatzky:** Is adept at commissions and how they work; commissions get filled at first but then get harder to fill later; strongly recommends that the Commission is not limited to immediate Blue Lake residents but expanded to surrounding areas, such as Glendale and Korbel.

**Council directs staff to continue the development of an Arts and Heritage Commission framework/description and bring it back to Council for future consideration.**

## **6. Consent Agenda:**

a. **Warrants and Disbursements**

b. **Council Meeting Minutes:** June 28, 2022 and July 7, 2022

### **Motion to Accept the Consent Agenda as Presented:**

**Motion:** Councilmember McCreath **Seconded:** Councilmember Curran

**Vote: Ayes:** Jones, Curran, Finen, McCreath **Nays:** None **Absent:** Hogan

**Motion Summary:** Motion Passed

## **7. Council Correspondance:**

Received notice from Altice Company that they are changing their name to Optimum.

## 8. Reports from Council and Staff:

**Councilmember Finen:** Attended Public Safety meeting and viewed RV Park Presentation, discussed work plan and volunteer list.

**Councilmember McCreath:** Nothing to report.

**Mayor Jones:** HTA received 38 million dollars to fund new buses and transportation infrastructure. 101 Corridor project has been put out to bid. Will cost 50 million and last 600 days (3 seasons). City Wide yard sale had 34 houses that participated in annual sale; donating \$100 to the Blue Lake Resource Center. The Chamber meeting was cancelled and rescheduled to September 12<sup>th</sup>.

**Councilmember Curran:** RCEA will be getting an update on offshore wind on Thursday, 8/25.

**City Manager Mager:** Had a successful first Sunday Market. Due to fires in Willow Creek, some vendors were unable to attend the first market. The City is confident that the market will grow to make a large footprint in Blue Lake.

RV Park & Campground proforma numbers have been received – being presented to Commissions for feedback.

Blue Lake has received a lot of interest in various development opportunities and feels future plans will be palatable for the community.

Bike Park is moving forward and working closely with the Humboldt Skate Collective to put a half pipe in the park. The City is confident that construction will start in the fall. The City has received a commitment from North Fork Lumber to donate supplies for the halfpipe.

The Roller Rink is being renovated weekly including painting, lighting, sound, flooring, and kitchen upgrades.

Town Square will be moving forward and the City would like to go to construction this fall, likely using SHN for construction and landscaping blueprints.

**Question from Kent Sawatzky:** Will the general public receive updates on the Blue Lake RV Park?

**City Manager Mager:** The City has recently received new imagery and proformas and is looking forward to sharing these updates with the community and surrounding tourism, hospitality, and investment partners. The City will continue to refine items for a Community Presentation.

## 9. Future Agenda Items:

- Heritage & Arts Commission Update
- October 18<sup>th</sup> – Special Meeting (Water/Sewer Rates)

## 10. Closed Session: Public Employee Performance Evaluation (Government Code 54957)

**Title:** City Manager, Amanda Mager

**Motion:** To Move into Closed Session at 7:36 PM

**Motion by:** Councilmember Curran, **Second:** Councilmember McCreath

**There were no comments from the Council or public.**

**Vote:** Ayes: Jones, Finen, Curran, McCreath **Nays:** None **Absent:** Hogan

**Motion Summary:** Motion Passed

**Motion:** To come out of closed session; nothing to report

**Motion by:** Councilmember Curran, **Second:** Councilmember Finen

**There were no comments from the Council or public.**

**Vote:** Ayes: Jones, Finen, Curran, McCreath **Nays:** None **Absent:** Hogan

**Motion Summary:** Motion Passed

**Motion:** To Adjourn

**Motion by:** Councilmember Finen, **Second:** Councilmember Curran

**There were no comments from the Council or public.**

**Vote:** Ayes: Jones, Finen, Curran, McCreath **Nays:** None **Absent:** Hogan

**Motion Summary:** Motion Passed