

Blue Lake City Council Minutes

Tuesday, October 26, 2021 ~ 6:30 p.m. ~

<https://us02web.zoom.us/j/83288014153?pwd=c3hOb0NHeldEbGhEdmhKUTU2ZThldz09>

Meeting ID: 832 8801 4153 * Passcode: 385441*

Dial by your location: +1 669 900 6833 US (San Jose)

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

2. **Establish a Quorum of the Council
Council Members and Staff Present:**

Adelene Jones, Mayor
Summer Daugherty, Mayor Pro-Tem
Chris Curran
Elaine Hogan
Benjamin McCreath

Amanda Mager, City Manager/City Clerk
Trevor Pumnea, Parks Director

3. **Approve Agenda**

Motion: To approve the agenda with the following change: Move the Closed Session item after Item Number 14

Motion by: Councilmember Daugherty; **Second:** Councilmember Curran

There were no comments from the Council or public.

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

Motion Summary: Motion Passed

Public Comment: No Public Comment

4. **Public Hearing-Unmet Transit Needs**

Mayor Jones opened the public hearing on the City of Blue Lake's Unmet Transit Needs; Stephen Luther, representative from HCAOG, gave an overview of the public hearing. No public comments were received. Mayor Jones closed the public hearing.

5. **Mad River Alliance Presentation on the Powers Creek Restoration Project:** Representatives from Mad River Alliance were unable to access the meeting via the Zoom link; the presentation was rescheduled.

6. **City of Blue Lake Water Service Deposit Policy Discussion/Direction:** City Manager Mager provided an overview of the City's current policy and requested Council's direction to bring back a revised policy for future consideration. The current policy does not have a mechanism for returning a customer's service deposit outside of the service cancellation process. This has resulted in long term resident's deposits remaining in the City's deposit account for numerous years. Staff are recommending that the policy be updated to include language allowing a customer's deposit to be returned on the basis of timely payments over a yet to be determined timeframe. This would incentivize on-time payments and would allow the City to clear long-term deposits from the City's accounts. Council directed staff to bring a draft policy back for future consideration.

7. **Discussion Regarding Acquisition Strategies for Assessor Parcel Number 025-161-010 (501**

Hatchery Road): The City Manager provided an update to the City Council on the current status of the property and conversations taking place between the City and the property owners. City staff have been working to develop acquisition options in order to facilitate new development on the property. The property owner has concerns regarding long term liability issues and the City Manager has been discussing liability exposure with the City's attorney. Mayor Jones clarified that the City does not own the property. Council directed the City Manager to continue to develop term sheet options and bring back an update at the November meeting.

8. **Resolution Number 1191: *A Resolution of the City Council Declaring Certain City-Owned Properties as Surplus Land in Accordance with the Requirements Set Forth in the Surplus Lands Act*:** The City Manager presented the resolution and explained why the State of California is requiring cities to take the action proposed in the resolution. The City Manager explained that the City is not obligated to sell or lease property, but they are required to negotiate in good faith in the event that a developer proposes an affordable housing development project. The City will be required to provide this notice on a yearly basis for all properties that are undeveloped. The City Manager explained that the language in the resolution is the language recommended by the State of California.

Mayor Pro-Tem Daugherty proposed revisions to the language in the resolution; the proposed language would revise the description of the properties and would add clarifying statements that acknowledged the community value of the properties and better refine the definition of "surplus" to make it more reflective of the community and Council's sentiment toward the property. Clarifying language would also be added to the resolution stating the Council's intention to lease the properties, rather than sell. The Council discussed the proposed revisions and agreed that clarifying the Council's intentions and revising the description of the properties were important changes.

Mayor Jones opened the item for Public Comment:

Lisa Hoover: It feels like this is being rushed and needs to step back; not sure what the ramifications are; as a member of the community, I'm concerned about the public trust and concerned that CEQA is not being followed.

Mayor Pro-Tem Daugherty: CEQA is not being disregarded; although the language is somewhat shocking, it's not unexpected. The Surplus Lands Act was discussed at a previous meeting and the reasons for taking this action were explained.

Barbara Lane: Will the public be able to see the revised resolution?

Mayor Jones: The public will be noticed of the meeting to address the revised resolution.

Mayor Jones closed the public comment.

Council Motion: To direct the City Manager to revise the resolution, in consultation with the City Attorney, and bring it back for Council review and consideration at the November 2, 2021 meeting.

Motion by: Councilmember Curran; **Second:** Councilmember Daugherty

Public Comment: No comment

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

Motion Summary: Motion Passed

9. **Humboldt County Sheriff's Department Contract Approval:** The City Manager introduced the item and explained the effects of the contract terms. The terms of the agreement reflect the level of service that the Humboldt County Sheriff feels that they can provide to the City of Blue Lake; the

level of service does not provide for dedicated deputies. The City Manager explained that the City has not received dedicated service for some time, as the Sheriff Department has been understaffed and the future projections for additional staff are not favorable for increased service. The new terms better reflect the services provided and reduce the contract amount by over \$100,000.00.

Mayor Pro-Tem Daugherty summarized the call statistics for the City of Blue Lake, which were provided by the Sheriff. The City Manager clarified that the contract amount is based upon a full-time, benefitted, Deputy II position.

Motion: It was moved to direct the City Manager to execute the contract with the Humboldt County Sheriff.

Motion by: Councilmember Daugherty; **Second:** Councilmember Curran

Public Comment: No comment

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

Motion Summary: Motion Passed

10. **Council Correspondence:** No correspondence

11. **Consent Agenda:** September 2021 Meeting Minutes and Warrants and Disbursements

Motion: It was moved to approve the Consent Agenda

Motion by: Councilmember Daugherty; **Second:** Councilmember Hogan

Public Comment: No comment

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

Motion Summary: Motion Passed

12. **Reports of Council and Staff:**

Mayor Pro-Tem Daugherty – Reported on the Redwood Region Economic Development Commission meeting, including an update on AB 857-California Banking Law related to cannabis. RREDC’s possible participation could be impacted as RREDC receives federal funding and cannabis is not legal under federal law. Mayor Pro-Tem Daugherty also provided an update on the activities of the Public Safety Commission; remarked that the commission is very proactive and is taking on the community surveillance program and the observe and report walking groups. Stated that a webinar will take place on October 27th regarding sea-level rise along the 101 corridor.

Mayor Jones-The HCAOG meeting was held via Zoom; passed AB 361, which allows continuance of the Zoom meetings; an extensive report was provided by Caltrans on the Eureka-Arcata Project; the project will have to be re-bid as no bids were acceptable; Caltrans will need a time extension and there will possibly be increased costs. The HCAOG board approved the Regional Transportation Plan and a letter of support for the City of Eureka’s bike plan.

Councilmember Hogan – Reported that HWMA is undertaking a second phase waste characterization study on behalf of the local jurisdictions; this will provide good data to aid in the AB 1383 discussions. A lot of the trash generated locally has market potential. Still waiting on the hiring of the new Executive Director for HWMA.

Councilmember Curran-RCEA has not met yet; the City's EDC is meeting tomorrow to start business and downtown visioning

Councilmember McCreath – Nothing to report.

City Manager – Provided an update on the City's projects, will provide a tracking mechanism with the next report.

Public Comment:

Lin Glen: What is the status of the County's re-districting process; is the City participating?

City Manager Mager: Staff is meeting with the County to talk about the process and how the City can participate.

13. Future Agenda Items

- Mad River Restoration Project Presentation
- Re-districting
- Powers Creek District-Placeholder item
- Future Meeting Dates: November 2, 2021-Special Meeting/December 14, 2021

14. Closed Session @ 8:17 PM

Motion: It was moved to enter closed session

Motion by: Councilmember Daugherty; **Second:** Councilmember Hogan

Public Comment: No comment

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

Motion Summary: Motion Passed

15. Motion: It was moved to come out of closed session at 9:15 PM

Motion by: Councilmember Curran; **Second:** Councilmember Hogan

Public Comment: No comment

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

Motion Summary: Motion Passed-No reportable actions

16. Adjourn at 9:15 PM

Motion by: Councilmember Daugherty; **Second:** Councilmember Curran