



AGENDA

City Council/Public Financing Authority

Tuesday, November 1, 2022

2:30 PM Closed Session / 3:00 PM Study Session

6:00 PM Regular Meeting

Special Meeting of the Housing Authority

****Revised - Closed Session #3 Added****

MAYOR AND CITY COUNCIL

BARBARA DELGLEIZE, Mayor
MIKE POSEY, Mayor Pro Tem
RHONDA BOLTON, Councilmember
KIM CARR, Councilmember
DAN KALMICK, Councilmember
NATALIE MOSER, Councilmember
ERIK PETERSON, Councilmember

Council Chambers

2000 Main Street
Huntington Beach, CA 92648

--or--

Virtual via Zoom Webinar

STAFF

AL ZELINKA, City Manager
MICHAEL E. GATES, City Attorney
ROBIN ESTANISLAU, City Clerk
ALISA BACKSTROM, City Treasurer

IN-PERSON PUBLIC PARTICIPATION/ZOOM ACCESS: Members wishing to attend the meeting in person are encouraged to wear a face covering.

Assembly Bill 361 (AB 361) authorizes public meetings to take place via teleconference (i.e., virtual using Zoom), or in person if in part, State and Local officials continue to recommend measures to promote social distancing. In addition to this hybrid format, alternate ways to view City Council meetings live or on-demand remain: livestreamed on HBTB Channel 3 (replayed on Wednesday's at 10:00 a.m. and Thursday's at 6:00 p.m.); live and archived meetings for on-demand viewing accessed from <https://huntingtonbeach.legistar.com/calendar>; or, from any Roku, Fire TV or Apple device by downloading the Cablecast Screenweave App and searching for the City of Huntington Beach channel.

PUBLIC COMMENTS: Individuals wishing to provide a comment on agendized or non-agendized items, including Study Session, Closed Session, and Public Hearing, may do so in person by completing a **Request to Speak** form delivered to the City Clerk, or from a virtual location by entering **Zoom Webinar ID 971 5413 0528** via computer device, or by phone at **(669) 900-6833**. The **Zoom Webinar** can be accessed here: <https://huntingtonbeach.zoom.us/j/97154130528>. Instructions for those utilizing computer devices to request to speak are provided in each section of the agenda where public comments are accepted.

Members of the public unable to personally participate in the meeting but interested in communicating with the City Council on agenda-related items are encouraged to submit a written (supplemental) communication via email at SupplementalComm@Surfcity-hb.org, or City.Council@surfcity-hb.org. Supplemental Communications are public record, and if received by 2:00 PM on the day of the meeting, will be distributed to the City Council prior to consideration of agenda-related items, posted to the City website, and announced, but not read, at the meeting. Communications received following the 2:00 PM deadline will be incorporated into the administrative record.

MEETING ASSISTANCE NOTICE: In accordance with the Americans with Disabilities Act, services are available to members of our community who require special assistance to participate in public meetings. If you require special assistance, 48-hour prior notification will enable the City to make reasonable arrangements for an assisted listening device (ALD) for the hearing impaired, American Sign Language interpreters, a reader during the meeting and/or large print agendas. Please contact the City Clerk's Office at (714) 536-5227 for more information.

2:30 PM - COUNCIL CHAMBERS

CALL TO ORDER

ROLL CALL

Peterson, Bolton, Posey, Delgleize, Carr, Moser, Kalmick

City Clerk Robin Estanislau has requested permission to be absent pursuant to City Charter Section 310 (a)

ANNOUNCEMENT OF SUPPLEMENTAL COMMUNICATIONS PERTAINING TO CLOSED SESSION ITEMS (Received After Agenda Distribution)

PUBLIC COMMENTS PERTAINING TO CLOSED SESSION ITEMS (3 Minute Time Limit) - At approximately 2:30 PM, individuals wishing to provide a comment on item(s) scheduled for Closed Session may do so either in person by filling out a Request to Speak form delivered to the City Clerk, via computer through Zoom Webinar ID 971 5413 0528, or Zoom Webinar by phone by calling (669) 900-6833. Once the Mayor opens Public Comments, in-person participants will be called to speak first. Zoom Webinar participants wishing to speak will be provided a 15-minute window to select the "Raise Hand" feature in the Webinar Controls section. Attendees entering the Webinar and requesting to speak by phone can enter *9 to enable the "Raise Hand" feature, followed by the *6 prompt that unmutes their handheld device microphone. Individuals will be prompted to speak when the Clerk announces their name or the last three digits of their phone number. After a virtual speaker concludes their comment, their microphone will be muted. All speakers are encouraged, but not required to identify themselves by name. Each speaker may have up to 3 minutes unless the volume of speakers warrants reducing the time allowance.

CLOSED SESSION ANNOUNCEMENT(S)

1. [22-928](#) **Mayor Delgleize to Announce: Pursuant to Government Code § 54957.6., the City Council takes this opportunity to publicly introduce and identify labor negotiators: Al Zelinka, City Manager; also in attendance: Brittany Mello, Director of Administrative Services, and Bob Longmire, Public Sector Personnel Consultants, regarding the following: Huntington Beach Municipal Teamsters (HBMT), Management Employees' Organization (MEO), Police Officers' Association (POA), Police Management Association (PMA), Huntington Beach Firefighters' Association (HBFA), Fire Management Association (FMA), Marine Safety Management Association (MSMA), Surf City Lifeguard Employees' Association (SCLEA), and Non-Represented (Non-Associated) Employees (NA)**

RECESS TO CLOSED SESSION

CLOSED SESSION

2. [22-927](#) **CONFERENCE WITH LABOR NEGOTIATORS (Gov. Code section 54957.6.)**
Agency designated representatives: Al Zelinka, City Manager; also in attendance: Brittany Mello, Director of Administrative Services, and Bob Longmire, Public Sector Personnel Consultants.
Employee Organization: Huntington Beach Municipal Teamsters (HBMT), Management Employees' Organization (MEO), Police Officers' Association (POA), Police Management Association (PMA), Huntington Beach Firefighters' Association (HBFA), Fire Management Association (FMA), Marine Safety Management Association (MSMA), Surf City Lifeguard Employees' Association (SCLEA), and Non-Represented (Non-Associated) Employees (NA).
3. [22-946](#) **CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION (Gov. Code section 54956.9(d)(2).): One (1) - Air Show.**

3:00 PM STUDY SESSION - COUNCIL CHAMBERS

RECONVENE CITY COUNCIL/PUBLIC FINANCING AUTHORITY MEETING

ROLL CALL

Peterson, Bolton, Posey, Delgleize, Carr, Moser, Kalmick

City Clerk Robin Estanislau has requested permission to be absent pursuant to City Charter Section 310 (a)

ANNOUNCEMENT OF SUPPLEMENTAL COMMUNICATIONS PERTAINING TO STUDY SESSION ITEM (Received After Agenda Distribution)

4. [22-906](#) **Housing Element**
1. **Staff Report**
 2. **Councilmember Questions**
 3. **Public Comments regarding Study Session Item**
 4. **Councilmember Wrap-up Comments**

RECESS

6:00 PM – COUNCIL CHAMBERS

RECONVENE CITY COUNCIL/PUBLIC FINANCING AUTHORITY MEETING

ROLL CALL

Peterson, Bolton, Posey, Delgleize, Carr, Moser, Kalmick

City Clerk Robin Estanislau has requested permission to be absent pursuant to City Charter Section 310 (a)

PLEDGE OF ALLEGIANCE

INVOCATION

In permitting a nonsectarian invocation, the City does not intend to proselytize or advance any faith or belief. Neither the City nor the City Council endorses any particular religious belief or form of invocation.

5. [22-753](#) **Kelly Frankiewicz of Leisure World Community Church in Seal Beach and member of the Greater Huntington Beach Interfaith Council**

CLOSED SESSION REPORT BY CITY ATTORNEY

AWARDS AND PRESENTATIONS

6. [22-883](#) **Mayor Delgleize to call on Victoria Alberty to present the Adoptable Pet of the Month**
7. [22-785](#) **Mayor Delgleize to proclaim November as National Gratitude Month**
8. [22-884](#) **Mayor Delgleize to proclaim November as National Native American Heritage Month**
9. [22-905](#) **Mayor Delgleize to present a commendation to Jim Christiano for his 16 years of volunteer service in the Senior Center transportation program**
10. [22-796](#) **Mayor Delgleize to present the October Mayor's HB Excellence Award to Christany Edwards with the Community and Library Services Department**

ANNOUNCEMENT OF SUPPLEMENTAL COMMUNICATIONS (Received After Agenda Distribution)

PUBLIC COMMENTS (3 Minute Time Limit) - At approximately 6:00 PM, individuals wishing to

provide a comment on agendized or non-agendized items may do so either in person by filling out a Request to Speak form delivered to the City Clerk, via computer through Zoom Webinar ID 971 5413 0528, or Zoom Webinar by phone by calling (669) 900-6833. Once the Mayor opens Public Comments, in-person participants will be called to speak first. Zoom Webinar participants wishing to speak will be provided a 15-minute window to select the "Raise Hand" feature in the Webinar Controls section. Attendees entering the Webinar and requesting to speak by phone can enter *9 to enable the "Raise Hand" feature, followed by the *6 prompt that unmutes their handheld device microphone. Individuals will be prompted to speak when the Clerk announces their name or the last three digits of their phone number. After a virtual speaker concludes their comment, their microphone will be muted but they may remain in Webinar attendance for the duration of the meeting. All speakers are encouraged, but not required to identify themselves by name. Each speaker may have up to 3 minutes unless the volume of speakers warrants reducing the time allowance.

While the City Council welcomes public involvement and free speech, it rejects comments from anyone that are discriminatory, defamatory or otherwise not protected speech. Those comments will not inform nor be considered by the City Council and may be cause for the Mayor to interrupt the public speaker. Such public comments will not be consented to or otherwise adopted by the City Council in its discussions and findings for any matter tonight.

COUNCIL COMMITTEE - APPOINTMENTS - LIAISON REPORTS, AB 1234 REPORTING, AND OPENNESS IN NEGOTIATIONS DISCLOSURES

CITY MANAGER'S REPORT

11. [22-693](#) Welcome to New OneHB Team Members

CITY TREASURER'S REPORT

12. [22-391](#) Receive and File the City Treasurer's September 2022 Quarterly Investment Summary Report

Recommended Action:

Motion to: Receive and File the City Treasurer's Quarterly Investment Report for September 2022, pursuant to Section 17.0 of the Investment Policy of the City of Huntington Beach.

CONSENT CALENDAR

Office of City Clerk

13. [22-891](#) Approve and Adopt Minutes

Recommended Action:

Approve and adopt the City Council/Public Financing Authority regular meeting minutes of October 18, 2022.

Office of City Manager

14. [22-885](#) **Approve and accept a notice of award/grant agreement with the U.S. Department of Health and Human Services (Substance Abuse and Mental Health Services Administration) to receive \$500,000 for the Be Well Huntington Beach Mobile Crisis Response program; approve the appropriation and expenditure of funds into the FY 2022-2023 Budget for program operations**

Recommended Action:

- A) Approve and accept the notice of award/grant agreement between SAMHSA and the City of Huntington Beach for \$500,000; and,
- B) Authorize the City Manager or his designee to fulfill the requirements of the SAMHSA grant; and,
- C) Approve appropriations and estimated revenue source in the amount of \$500,000 into the FY2022-23 Budget to support the implementation of the Be Well Huntington Beach program.

Community Development Department

15. [22-587](#) **Approve and authorize execution of a Density Bonus and Affordable Housing Agreement by and between the City of Huntington Beach and Holland Partner Group, LLC for a residential development consisting of 70 new affordable rental units located at 18750 Delaware Street**

Recommended Action:

- A) Approve the “Density Bonus and Affordable Housing Agreement by and between the City of Huntington Beach and Holland Partner Group, LLC” for the development of 70 affordable rental units at 18750 Delaware Street; and,
- B) Authorize the City Manager or their designee to implement and execute the Density Bonus and Affordable Housing Agreement for the Project, including all necessary related documents; and,
- C) Authorize the Housing Authority Executive Director or designee to execute all necessary implementing agreements and related documents.

Community and Library Services Department

16. [22-914](#) **Approve the discontinuation of Library Services overdue fines as recommended by the Community & Library Services Commission,**

and waive all accumulated unpaid overdue fines

Recommended Action:

A) Approve the discontinuation of the Children's, Regular, and Media overdue fines from the City's Master Fee and Charges Schedule (Items L-3 through L-5 on Attachment 1) as recommended by the Community & Library Services Commission; and direct staff to:

B) Waive all accumulated unpaid overdue fines; and,

C) Bring back at a later date, a revised fee resolution removing the Children's, Regular and Media overdue fines from the City's Master Fee Schedule (items L-3 through L-5 on Attachment 1).

17. [22-915](#) Approve the rendering of the plaque for Memorial Hall

Recommended Action:

Approve the proposed design concept plaque rendering of a memorial plaque for Memorial Hall, honoring the original Memorial Hall and relationship with American Legion Post 133, to be placed near the flagpole at 17th Street Park.

Police Department

18. [22-900](#) Approve and authorize execution of Amendment No. 2 to add additional compensation to the Agreement between Norman A. Traub & Associates, LLC and the City of Huntington Beach for background services for the Huntington Beach Police Department (HBPD)

Recommended Action:

Approve and authorize the Mayor and City Clerk to execute "Amendment No. 2 to Agreement Between the City of Huntington Beach and Norman A. Traub & Associates LLC for Background Services" to provide additional funding for the background services required to hire qualified candidates for the HBPD.

Public Works Department

19. [22-823](#) Adopt Resolution No. 2022-65 authorizing the Director of Public Works to request an escalation to a prior grant allocation from the Orange County Transportation Authority (OCTA) for the Bolsa Chica Street / Valley View Street Corridor project

Recommended Action:

Adopt Resolution No. 2022-65, "A Resolution of the City Council of the City of Huntington Beach Authorizing a Request for Escalation to Project P Prior Allocation from the Orange County Transportation Authority (OCTA) for the Bolsa Chica Street / Valley View Street Corridor Project - Project P Regional Traffic Signal Synchronization Program -

Comprehensive Transportation Funding Program.”

20. [22-918](#) **Approve a one-time budget reallocation of \$350,000 from the HB Recovery fund for the unscheduled replacement of playground equipment and rubberized surfacing at Hope View Park**

Recommended Action:

Approve the reallocation of \$350,000 of HB Recovery funds towards the replacement of playground equipment and rubberized surfacing at Hope View Park.

PUBLIC HEARING

21. [22-843](#) **Adopt Resolution No. 2022-58 approving General Plan Amendment (GPA) No. 21-001, approve for introduction Ordinance No. 4267 approving Zoning Text Amendment (ZTA) No. 21-003, and adopt Resolution No. 2022-57 approving Addendum Environmental Impact Report (EIR) No. 21-002 (Addendum No. 2 to the Village at Bella Terra Specific Plan EIR No. 07-03 (Bella Terra Residential Project))**

Recommended Action:

A) Approve Addendum Environmental Impact Report (EIR) No. 21-002 (Addendum No. 2 to the Village at Bella Terra Specific Plan Environmental Impact Report No. 07-03; Attachment No. 8) as adequate and complete in accordance with California Environmental Quality Act (CEQA) requirements by approving City Council Resolution No. 2022-57, “A Resolution of the City Council of the City of Huntington Beach Adopting Addendum No. 2 to the Village at Bella Terra Specific Plan Environmental Impact Report No. 07-03 for the Bella Terra Residential Project” (Attachment No. 2); and,

B) Approve General Plan Amendment No. 21-001 and City Council Resolution No. 2022-58, “A Resolution of the City Council of the City of Huntington Beach Approving General Plan Amendment No. 21-001” (Attachment No. 3); and,

C) Approve Zoning Text Amendment No. 21-003 with findings (Attachment No. 1) and City Council Ordinance No. 4267, “An Ordinance of the City of Huntington Beach Amending the Bella Terra Specific Plan to Revise the Zoning Boundaries and Development Standards of the Real Property Located at 7777 Edinger Avenue (Zoning Text Amendment No. 21-003)” (Attachment No. 4).

22. [22-880](#) **Consider Appeal by Adam Frankel of Lozeau Drury, LLP of the Planning Commission’s approval of Site Plan Review No. 21-002 (Bella Terra Residential Project)**

Recommended Action:

A) Find that Addendum Environmental Impact Report (EIR) No. 21-002 (Addendum No. 2 to the Village at Bella Terra EIR No. 07-03) adequately analyzes the project proposed under Site Plan Review No. 21-002 pursuant to the provisions of the California

Environmental Quality Act (CEQA); and

B) Approve Site Plan Review No. 21-002 with findings and conditions of approval (Attachment No. 1).

23. [22-846](#) **Approval of the Mobile Home Tenant Based Rental Assistance Program Guidelines; Amendment No. 1 to the City’s Homeowner Rehabilitation Loans and Grants Program Policies and Procedures; Amendment No. 1 (Substantial) to the 2022-2023 Annual Action Plan - Resolution No. 2022-56; Amendment No. 3 (Substantial) to the 2020-2024 Consolidated Plan for Federal Community Development Block Grant and Home Investment Partnerships (HOME) Entitlement Grant Programs - Resolution No. 2022-61; and authorization to temporarily reduce rents for eligible seniors at Ocean View Estates**

Recommended Action:

Staff recommends that the City Council:

A) Conduct a public hearing for Amendment No. 1 (Substantial) to the 2022-2023 Annual Action Plan and Amendment No. 3 (Substantial) to the 2020-2024 Consolidated Plan; and,

B) Adopt Resolution No. 2022-61, “A Resolution of the City Council of the City of Huntington Beach Approving Amendment No. Three (Substantial) to the 2020-2024 Consolidated Plan;” and,

C) Adopt Resolution No. 2022-56, “A Resolution of the City Council of the City of Huntington Beach Approving Amendment No. One (Substantial) to the 2022-2023 Annual Action Plan”; and,

D) Approve the Mobile Home Tenant Based Rental Assistance Program Guidelines; and,

E) Approve the amendment to the City’s Homeowner Rehabilitation Loans and Grants Program Policies and Procedures; and,

F) Appropriate \$391,654 in 2021-2022 carryover HOME Investment Partnerships Program funding and \$143,000 in 2022-2023 unencumbered Community Development Block Grant funding to be used for the implementation of the Mobile Home Tenant Based Rental Assistance Program; and,

G) Authorize the City Manager or his designee to sign all necessary related documents for the implementation of the Substantial Amendments and the Mobile Home Tenant Based Rental Assistance Program; and,

H) Authorize the City Manager or his designee to approve temporary rent reductions for

eligible seniors at Ocean View Estates consistent with the Mobile Home Tenant Based Rental Assistance Program.

ADMINISTRATIVE ITEMS

24. [22-868](#) **Receive and File the Main Street Streetscape Schematic Design and Direct Staff to Proceed to Design Development Drawings**

Recommended Action:

Receive and file the Main Street Streetscape Schematic Design and direct staff to proceed to Design Development Drawings

25. [22-876](#) **Direct staff to draft a Zoning Text Amendment (ZTA) to delete the cannabis prohibition and to allow cannabis activities consistent with the Council's Ad Hoc Committee's recommendations**

Recommended Action:

Direct the City Manager to draft a Zoning Text Amendment (ZTA) to the Huntington Beach Zoning and Subdivision Ordinance (HBZSO) to delete the existing cannabis prohibition and add necessary language to allow cannabis activities consistent with the Council's Ad Hoc Committee's recommendations.

COUNCILMEMBER ITEMS

26. [22-911](#) **Submitted by Mayor Pro Tem Posey - Financial and Performance Audits**

Recommended Action:

Request the City Manager to begin developing a financial and performance auditing program for City Council approval in early 2023. This program should include scopes of work and professional services agreements for Year 1 auditing services.

27. [22-910](#) **Submitted by Councilmember Kalmick - Decertification of Poseidon EIR and Rescind Local Projects Approvals**

Recommended Action:

Direct the City Manager to have staff return at the next City Council meeting with an agenda item to decertify the EIR and withdraw all local approvals issued by the City for the Poseidon Project, if appropriate findings can be made. Furthermore, add to a future update the removal of Poseidon from any General Plan or other planning documents that presuppose future water supply that will not be supplied, so that the City has an accurate picture of its water supply going forward and terminate any water supply or related agreements.

28. [22-937](#) Submitted by Councilmembers Kalmick, Moser and Bolton -
Community Engagement Policy and Toolkit

Recommended Action:

Request the City Manager to direct staff to identify community engagement policies and toolkits that can serve as best practices. Staff should utilize those materials and engage a community engagement consultant to develop a toolkit that will establish a set of tools to improve information flow between the City and community members. A draft toolkit should be presented to the City Council by Spring 2023 for consideration.

COUNCILMEMBER COMMENTS (Not Agendized)

ADJOURNMENT

The next regularly scheduled meeting of the Huntington Beach City Council/Public Financing Authority is Tuesday, November 15, 2022, at 4:00 PM in the Civic Center Council Chambers, 2000 Main Street, Huntington Beach, California.

**INTERNET ACCESS TO CITY COUNCIL/PUBLIC FINANCING AUTHORITY AGENDA AND
STAFF REPORT MATERIAL IS AVAILABLE PRIOR TO CITY COUNCIL MEETINGS AT**

<http://www.huntingtonbeachca.gov>