

**Community & Library Services
Commission
Wednesday, August 9, 2023
6:00 PM – Regular Meeting
Minutes**



**City of Huntington Beach
2000 Main Street
Huntington Beach, CA 92648
City Council Chambers**

STAFF:

ASHLEY WYSOCKI, Acting Director

CHRIS COLE, Acting Deputy Director

CHARLENE GOMEZ, Sr. Admin. Assistant
Community & Library Services

AUSTIN EDELL, Chair

LOLLY MCHARDY, Vice-Chair

CEASON BAKER, Commissioner

LISA-LANE BARNES, Commissioner

LAURA COSTELLOE, Commissioner

DR. RICHARD HARRISON, Commissioner

TARYN PALUMBO, Commissioner

CALL TO ORDER – Chair Edsell called the meeting to order at 6:07 pm, at which time a quorum was met.

PLEDGE OF ALLEGIANCE – Led by Commissioner Palumbo

ROLL CALL

Baker, Barnes, Costelloe, Edsell, Harrison, McHardy, Palumbo

Staff Present: Wysocki, Cole, Framson, Vergara, Gomez, Sunny Han, Chris Tanio

SUPPLEMENTAL COMMUNICATIONS

Gomez announced 10 written supplemental communications were received (2-Meadowlark Golf Course; 8-Oak View Master Plan)

PUBLIC COMMENTS

Chair Edsell asked for public comments. Wysocki announced the need for an interpreter to assist the Spanish-speaking community members who had signed up to speak. Staff member, Ruby Vergara, would interpret for the benefit of Commissioners and the public. Wysocki also explained that in effort of fairness, the 3:00 minute time limit would be in place while the speaker was speaking, however, upon commencement of the interpretation, the timer would be paused. Chair Edsell asked Gomez to call the speakers.

Neven Motasovic, an engineer, spoke on safety concerns at Meadowlark Golf Course. Mr. Motasovic stated that it would take more than 3 minutes to provide adequate information and asked that the Commission meet with the local residential group regarding the safety concerns.

Mark Izzo, resident near Meadowlark Golf Course, spoke regarding safety concerns at the golf course, incidents that have taken place on his private property, and the golf course design. Mr. Izzo stated that the City has been put on notice of liability. Further, Mr. Izzo requested a meeting between the Commission and the residents' committee.

Amory Hanson, resident, support in support of the Oak View master plan, and said he is especially in favor of the new culinary area within the plan.

Joclyn Rabbit-Sire, resident, spoke in support of the Oak View master plan, and the inadequate space of the current resource center.

Adela Cardoza, a resident of the Oak View neighborhood, spoke in support of the Oak View master plan. Ms. Cardoza provided information on how she uses the Family Resource Center (FRC) resources and how important they are to her and her family.

Paula Ramirez, a resident with children and grandchildren in the community the Oak View community for 20 years, spoke on her and her family's use of services of from the FRC including the food distribution services and programs. Mr. Ramirez feels the new design would help students with the services they need.

Mariana Gil, resident of the Oak View neighborhood for 11 years, spoke of her children and the family's use of services provided. Ms. Gil has volunteered for over 6 years at the Oak View Library. She and her children enjoy the programs, including workshops on parenting. Ms. Gil stated that the renovation would show the children that there is hope in their community. Ms. Gil felt that a renovation would bring the community together, including giving the teens somewhere to go and keep them off the streets.

Nancy Marquez, resident, spoke of her family and experience with the community center, stating they have been in the community for 10 years. She stated that residents are very appreciative of the programs and enjoy learning with their children. The library allows the teens to feel safe, and working parents to know their children are in a safe place. Ms. Marquez said a larger facility would allow more programs to help the community. Aside from the safety the facilities provide to the residents, when there is an incident, the FRC and Library are there as a resource of information for the residents.

Teffany Nowell spoke as a worker for the FRC and provided background on the partnerships and human services provided. Ms. Nowell hopes to have a teaching kitchen in the new design in order to provide nutritional classes, in addition to instruction on crisis intervention, CPR/first aid and other safety classes. Due to the small size of the current facility, they are not able to provide many of the services that the FRC would like to provide.

Mark Pravconmgviengkham, former police officer, who grew up in Huntington Beach, but moved away, and has now returned, spoke about bringing his family back to the City he enjoys. He also spoke of the volunteer opportunity his 12-year-old son has undertaken at the Oak View Library assisting residents with learning math and English. Mr. Pravconmgviengkham supports the expansion of the Library and community center. He said the new design would not only help the residents, but would bring other children, teens, and adults to the community through volunteerism and new programming.

Janet Pena, resident of the Oak View neighborhood for over 20 years, supports the FRC and Boys & Girls Club, which is part of the community center. Ms. Pena was in support of a larger library and said it would benefit the citizens.

Maria Gonzales, resident of the Oak View neighborhood, spoke in support of the projected master plan. Ms. Gonzales as a child used the Boys & Girls Club service through the FRC

and their programs. The programs impacted her as a child and now her own children are using the services provided at the FRC.

Maria Cerda, Oak View neighborhood resident of 19 years, said she is the mother of 4 children who use the Boys & Girls Club through the FRC and the programs offered. Ms. Cerda said she was very happy about the new plan and hoped for approval. If the facilities were improved and enlarged, Ms. Cerda said there would be more programs so that local kids would not wander the streets.

Oscar Rodriguez, resident of the Oak View neighborhood, spoke in support of the master plan as a benefit to the City of Huntington Beach. Mr. Rodriguez said that the Oak View neighborhood is part of the City and the construction of a new facility would bring jobs to the community through the construction phase, in addition to the programs. Mr. Rodriguez provided feedback during the public input process. He offered to work with the architect and City to source funding for the project.

Ruth Dominguez, an Oak View neighborhood resident for 33 years, stated that she has been visiting the Library for that amount of time and it has never changed. She spoke of libraries in other cities and benefits they offer. Ms. Dominguez spoke in support of the proposed plan and the importance of the new design to the community. Ms. Dominguez addressed the value the classes bring to the community, including English classes. As a recent widow, she has utilized some of the programs offered to help her and her family manage their loss.

Laura Lavin thanked those in the audience who were there to help support the beautiful Oak View community. Ms. Lavin said Oak View is part of Huntington Beach, not a separate city. She noted that the facilities were a place where the community would come to together. Ms. Lavin said that although the community is of low economics, it does not mean they should not be valued, and the new facilities would be very important to them. If a new facility is built it will attract others to use the facilities and services. Ms. Lavin spoke of how new facilities would help the community with needed programs and resources, including learning English. Ms. Lavin said that if the City could afford other big ticket items, like the Air Show, then they could afford to invest in their residents.

Joan Gillinger, spoke in support of Oak View Library, the welcoming atmosphere, the positivity and support it provides the community. Ms. Gillinger volunteers for the Library as a literacy instructor, and hoped the City could find the funds to develop the facilities.

APPROVAL OF MINUTES

1. Request approval of the July 12, 2023 meeting minutes.

MOTION: Motion by Commissioner Costelloe, second by Commissioner Baker.

AYES: Baker, Barnes, Costelloe, Edsell, Harrison, McHardy, Palumbo

NOES: None

ABSTAIN: None

PRESENTATION

1. Park Development Budget Overview – Wysocki introduced Sunny Han, CFO and Chris Tanio, Principal Civil Engineer for the Public Works Department, who provided a presentation on the CIP providing information on 39 projects scheduled for this fiscal year, some of which include drainage/water quality, facilities sewer, water, neighborhoods, streets and transportation, parks and beaches. Tanio provided the process of developing the CIP, stating that projects begin with the departments, and then are reviewed by Public Works, who in turn finalizes the list with the Finance Department before it goes to City Council for final approval. Not all projects are approved due to various reason. The funding of CIP projects come from various funding sources, with the current 2023/24 set at \$41M. Funds are budgeted for specific expenditures and may not be used for anything other than those that are specified.

Chair Edsell inquired on how cities pay to replace a building. Tanio responded that a city would typically proceed according to their master plan, which prioritizes the buildings to be repaired or replaced. If an identified item were considered a life or safety concern, it would take priority. Chair Edsell asked if in the future a fund could be created at the time a building is designed in order to help fund future repair/replacement later. Han responded that funding is set aside in the infrastructure fund. Discussion continued on how the City's funds are set and used for projects, and the approval process.

Commissioner Baker inquired about the projected budget in 2026. Han said the City anticipates a \$4 million deficit. Han cited the CalPERS unfunded liability and other items as reasons for the deficit. Han also reported the Public Works Department was going through an infrastructure report card process and there may be potential for grant funds. The review may take up to a year to complete. Detailed discussion ensued on infrastructure and funding of CIP projects.

Commissioner Barnes asked about the threshold of when a project goes into the CIP. Tanio stated that if a project is above \$50,000, it goes into the CIP. If it were below \$50,000, it would go through a different process, which would include on-call maintenance contractors for smaller projects. Discussion continued on how grant funds are matched.

ADMINISTRATIVE ITEMS

1. Oak View Library & Community Center – Staff and Johnson Favaro, LLC presented the proposed master plan for the redesign of Oak View Community Center and Branch Library.

Recommended Action:

Approve the master plan for redevelopment of the Oak View Branch Library, Community Center and Gymnasium and forward to City Council for consideration.

Steve Johnson introduced himself and stated that the final project would be provided at this meeting, however, commissioners were previously provided with the final report. Mr. Johnson stated that the library is located on school property and the school parking lot is on city property, which causes an issue. The report shows the poor condition of the facilities, the small size, and lack of space for afterschool programs, to name a few, and does not meet the needs of the Community. Mr. Johnson provided statistics on income, age, ethnicity, housing, etc. in comparison to the City as a whole. The report showed that the area is #2 in income growth by neighborhood in Huntington Beach over the last 5 years. Mr. Johnson provided conceptual designs, the needs of the community, the description of hard and soft costs, and comparisons of costs due to inflation. He stated that as time passes, costs will continue to increase by \$173,000 monthly. Unfortunately, funding sources cannot be looked at until a plan is place. At that time, staff and partners can search out state, federal, and library grants.

Wysocki said the next step was to find a consensus between the Commissioners and forward a recommendation to City Council, and then construction documents would be prepared, which already have a budget allocated to complete.. Then a Measure C vote would take place, which requires significant progress towards project pre-construction items being completed. At that point, the search for funding would begin. Wysocki said that Commissions have the option of approving the plan as presented, or asking for edits.

Commissioner Barnes asked about the projected construction cost percentage annually. Discussion ensued on construction costs. Mr. Johnson referred to the Costa Mesa Library timeline as an example.

Commissioner Harrison, spoke in support of the project, who said that all communities, affluent or not, should be entitled to an adequate facility.

Palumbo agreed with Commissioner Harrison, and said she was in full support.

Commissioner Baker said that although the exterior space was wonderful and in line with the community's vision, she does not feel that the budget will sustain the cost of project as designed. In addition to construction, she cited expenses of staffing costs, which would cause more pension liability, and proposes a path forward that was more fiscally responsible. Commissioner Baker recommended scaling down the scope, moving the teen space to the Central Library, and to reconsider extravagant items, such as removing the gym, kitchen and yoga studio, to reduce costs. Commissioner Baker wants it on the record that the architect was rude and condescending and felt the City should look elsewhere for services. Dr. Harrison rebutted, saying he did not share that same experience with Johnson Favaro, and in fact, felt they were very thorough and informative in their presentation.

Chair Edsell made comments on his upbringing near the Oak View area. Chair said that there is a need for a new library and community center, however, felt there should be a replacement plan in place. Chair Edsell commented on increased services, however, recommends a smaller library at this location, and moving some services to the Central Library. Chair Edsell also recommended that staff look at moving the Family Resource Center offices (FRC) to the childcare facility, which in the plan is removed due to deterioration and the cost of repair.

Commissioner Costelloe spoke in support of the project and the density of the community. She shared statistics on children in the community, books, and the reading capabilities of children in low-income families. Commissioner Costelloe has visited the Oak View facility, and other facilities, such as the new Costa Mesa library. Commissioner Costelloe felt that a rental space for the community common areas would be an additional source of revenue.

Palumbo addressed comments about moving some amenities. She passionately spoke of saying yes to the opportunity and not hindering the future.

Discussion continued on the type of project that would be approved by City Council

MOTION:

Commissioner Baker moved to send the item back so that staff to rework the plan in order to reduce the overall footprint, to explore additional parking opportunities and more open space.

Conversation continued on downsizing the design. Wysocki provided options such as removing the gymnasium. Dialogue included the appropriateness of this Commission working with the Finance Commission and asking for their input.

The motion was discussed to ensure proper wording, and seconded by Chair Edsell. The motion passes 5-2.

AYES: Baker, Barnes, Costelloe, Edsell, Hardy

NOES: Harrison, Palumbo

INFORMATIONAL ITEMS:

1. CIP Review & Project Updates – Cole reported on the following:
 - a. Fiscal Year 2023-24 Playgrounds – Seely and Trinidad are next on the playground priority list for replacement
 - b. LeBard Park – Construction will begin the end of August or beginning of September.
2. MacAllister Plaque update – The memorial plaque is scheduled for unveiling on August 14 at Tower Zero.
3. Calendar of Events – Calendar of events for August and September were provided

in the agenda packet.

STAFF ITEMS – Not Agendized

LIAISON REPORTS

1. Carr Park – July 20, 2023 Meeting Update

Commissioner Barnes reported that she attended the community meeting at the Harbour View Clubhouse. Two designs were shown, and voting is available online.

COMMENTS – Not Agendized

Chair Edsell encouraged the community to attend such events as the 50th anniversary of the Huntington Beach Concert Band, a harbor concert, and the Overnight Family Campout in Central Park. He also announced that the fall Sands registration begins on August 15, 2023.

ADJOURNMENT – With no further business, Chair Edsell adjourned the meeting at 9:35 pm.

ATTACHMENTS

1. Minutes – July 12, 2023

The next regularly scheduled meeting of the Huntington Beach Community & Library Services Commission is Wednesday, September 13, 2023, at 6:00 PM in City Council Chambers at City Hall, 2000 Main Street, Huntington Beach, CA 92648.

Internet access to Community & Library Service Commission agenda and staff report material is available prior to the Community & Library Services Commission meetings at <https://huntingtonbeach.legistar.com/>

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