

**CITY COUNCIL MEETING  
INCLUDING THE ANTIOCH CITY COUNCIL  
ACTING AS HOUSING SUCCESSOR TO THE  
ANTIOCH DEVELOPMENT AGENCY**

**Regular Meeting  
7:00 P.M.**

**October 24, 2017  
Council Chambers**

**6:30 P.M. - CLOSED SESSION**

1. **CONFERENCE WITH REAL PROPERTY NEGOTIATORS** pursuant to California Government Code section 54956.8; Property – Humphrey’s Restaurant: City Negotiator; City Manager. Under negotiation: price and terms.
2. **PUBLIC EMPLOYEE PERFORMANCE EVALUATION: City Manager.** This closed session is authorized pursuant to Government Code section 54957.

Interim City Attorney Cole reported the City Council had been in Closed Session and gave the following report: **#1 CONFERENCE WITH REAL PROPERTY NEGOTIATORS**, Direction given to City Manager; and, **#2 PUBLIC EMPLOYEE PERFORMANCE EVALUATION**, No reportable action.

Mayor Wright called the meeting to order at 7:02 P.M., and City Clerk Simonsen called the roll.

Present: Council Members Wilson, Thorpe, Tiscareno, Ogorchock and Mayor Wright

**PLEDGE OF ALLEGIANCE**

Mayor Wright led the Council and audience in the Pledge of Allegiance.

**1. PROCLAMATIONS**

*Red Ribbon Week, October 23 – 31, 2017*  
*Extra Mile Day, November 1, 2017*

On motion by Councilmember Thorpe, seconded by Councilmember Wilson the Council unanimously approved the Proclamations.

Mayor Wright presented the *Red Ribbon Week* proclamation to Jennifer Faddis, East County Alcohol Policy Coordinator for the Center for Human Development who highlighted the issue of underage drinking and announced a coalition meeting would be held in January 2018.

Mayor Wright acknowledged Beverly Knight, Sandra Kelly, Michael Pohl and Denise Cantrell for their individual efforts and the Council presented *Extra Mile Day* proclamations to each recipient. Mayor Wright thanked everyone who served the community.

---

## **ANNOUNCEMENTS OF CIVIC AND COMMUNITY EVENTS**

Director of Parks and Recreation Kaiser announced the Veteran's Day Celebration would take place on November 11, 2017 and include a Disc Golf Demo Day from 1:00 P.M. – 3:00 P.M. at the Community Center, Youth Basketball Clinic at the Community Center, and Birding by Kayak at the Antioch Marina.

Shannon Skinner, Somersville Towne Center, invited the community to Halloween at the mall with trick-or-treating from 6:00 P.M. – 8:00 P.M. on October 31, 2017 and an Alzheimer's Senior Walk hosted by Councilmember Ogorchock from 9:00 A.M. - 11:00 A.M. on November 3, 2017. She acknowledged all the volunteers in the community and announced upcoming events included Santa's arrival and Black Friday shopping.

Antioch Council of Teens announced that they would be raising funds to support the North Bay Fire Relief Fund, sponsored by the Redwood Credit Union Community Fund on October 26, 2017 at the Antioch Community Center and 100 percent of the proceeds would be going to the charity to provide relief for fire victims.

Mayor Wright thanked the Antioch Council of Teens for their leadership.

J.R. Wilson, Veteran's Day Committee, announced the following Veteran's Day event schedule; Opening Ceremonies and Battle of the Bands at 9:30 A.M. at the Veteran's Memorial on "L" Street, parade beginning at 11:11 A.M. at the Veteran's Memorial, barbeque at 12:00 P.M. at the V.F.W and Battle of the Big Bands at 2:00 P.M. at the El Campanil. He thanked the City Council, staff and the community who supported and contributed to the event. He announced the Antioch Veteran's Day Committee along with the VFW, American Legion and Delta Veteran's group had selected a Veteran of the Year who would serve as the Grand Marshall of the Veteran's Day event and be recognized by the City at a future meeting.

## **ANNOUNCEMENTS OF BOARD AND COMMISSION OPENINGS**

City Clerk Simonsen announced the following Board and Commission openings:

- *Board of Administrative Appeals: One (1) Alternate Member vacancy; deadline date is November 9, 2017*

He reported applications would be available in Council Chambers, online at the City's website and at the City Clerk's and Deputy City Clerks offices.

## **PUBLIC COMMENTS**

Bob Atlas, Battalion Chief Contra Costa County, gave an update on fire department activities in Antioch for the month of September and recognized Contra Costa County Fire District personnel who deployed to assist in relief efforts for hurricanes Harvey and Irma. He reported Firefighter

Andrade met with the recipient of his bone marrow who thanked him for his life saving donation. He announced the Fire Academy began on October 2, 2017 with 30 new recruits.

Lucas Stuart-Chilcote, Antioch resident, thanked Mayor Wright and Councilmember Wilson for participating in an informational interview.

Moses De Los Reyas announced Iglesia Ni Cristo Church of Christ in Antioch was participating in World Wide Aid to Humanity from 9:00 A.M. – 3:00 P.M. on October 28, 2017 at Antioch Chapel. He invited the community to attend and receive free medical services, food, clothing, and care packages.

Daniel Pardo, representing his mother, expressed concern that their cat had been killed by a speeding vehicle in front of their home which was directly across the street from Mission Elementary School. He reported that witnesses indicated the driver intended to strike their cat. He requested the City consider installing traffic calming measures in the area since he did not want another animal or child to become a victim and he asked if protective measures were installed, that they be named after his cat, "Chloe".

Denise Cantrell, Antioch resident, expressed concern regarding the reappearance of the donation bins along Lone Tree Way/ A Street, which had caused blight in the area.

Mayor Wright requested City Manager Bernal direct this issue to Code Enforcement.

Daniel Gutierrez, Antioch resident, reported he received a call requesting that he participate in a survey that asked if he would oppose an increase in sales tax. He expressed concern that a sales tax increase would negatively impact economic development in the City.

## **COUNCIL SUBCOMMITTEE REPORTS**

Councilmember Wilson reported on her attendance at the Transportation Expo in Atlanta with representatives from Tri Delta Transit.

Councilmember Thorpe reported on his attendance at the Transportation Expo in Atlanta with representatives from Tri Delta Transit.

Councilmember Ogorchock reported she had attended the Barbershop Forum with Councilmember Wilson and City Manager Bernal hosted by Chief Brooks. She requested Chief Brooks post the dates of future forums on social media.

Mayor Wright reported on his attendance at the Delta Diablo meeting.

## **MAYOR'S COMMENTS**

Mayor Wright congratulated Councilmember Ogorchock and Councilmember Wilson for participating in Youth Intervention Training (YIN) and the Citizen's Police Academy. He reported

Councilmember Wilson hosted the Red Sand Project to bring awareness on Human Trafficking. He reported on his attendance at the EC2 Economic Development Summit which was recorded and would be replayed throughout November. He thanked everyone involved.

**2. COUNCIL CONSENT CALENDAR for City /City as Housing Successor to the Antioch Development Agency**

**A. APPROVAL OF COUNCIL MINUTES FOR OCTOBER 10, 2017**

**B. APPROVAL OF COUNCIL WARRANTS**

**City of Antioch Acting as Housing Successor to the Antioch Development Agency**

**C. APPROVAL OF HOUSING SUCCESSOR WARRANTS**

On motion by Councilmember Tiscareno, seconded by Councilmember Ogorchock, the City Council unanimously approved the Council Consent Calendar.

**PUBLIC HEARING**

**3. ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ANTIOCH ADDING SECTION 5 TO CHAPTER 7 OF TITLE 5 OF THE ANTIOCH MUNICIPAL CODE PROHIBITING THE HOURLY RENTALS OF LODGING UNITS WITHIN CITY LIMITS**

City Manager Bernal introduced Public Hearing Item #3.

Interim City Attorney Cole presented the staff report dated October 24, 2017 recommending the City Council introduce an Ordinance adding Section 5 to Chapter 7 of Title 5 of the Antioch Municipal Code Prohibiting the Hourly Rentals of Lodging Units within City Limits.

Mayor Wright opened and closed the public hearing with no members of the public requesting to speak.

Councilmember Wilson stated she brought this item forward to provide an extra layer of protection against Human Trafficking. She thanked staff and Council for their support in bringing this item before Council.

Chief Brooks discussed the benefits of the ordinance and stated he supported any measure that gave the City the advantage at curtailing criminal behavior. He noted if adopted, enforcement would be complaint driven and they would take a look at best practices for agencies with similar ordinances.

Interim City Attorney Cole stated the Municipal Code required that every person engaged in providing lodging must require guest to provide names and addresses, which must be opened to

public inspection which would allow the Antioch Police Department to inspect and verify compliance.

The City Council recognized Councilmember Wilson for bringing this item forward and organizing the Red Sand Project to bring awareness of Human Trafficking.

Councilmember Thorpe suggested as a next step, the City consider capping the number of massage parlors within the City.

Councilmember Wilson thanked Council for their support and Mayor Wright and Councilmember Ogorchock for attending the Red Sand Project training. She encouraged the community to participate in future training opportunities.

On motion by Councilmember Wilson, seconded by Councilmember Ogorchock, Council unanimously introduced an Ordinance adding Section 5 to Chapter 7 of Title 5 of the Antioch Municipal Code Prohibiting the Hourly Rentals of Lodging Units within City Limits.

#### **4. REQUESTED MODIFICATIONS TO THE PROJECT APPROVAL FOR THE PROMENADE – VINEYARDS AT SAND CREEK PROJECT**

City Manager Bernal introduced Public Hearing Item #4.

Director of Community Development Ebbs presented the staff report dated October 24, 2017 recommending the City Council open the public hearing and continue the item to the November 28, 2017 City Council meeting.

Mayor Wright opened and closed the public hearing with no members of the public requesting to speak.

On motion by Councilmember Ogorchock, seconded by Councilmember Tiscareno, the Council unanimously continued the Public Hearing to the November 28, 2017 City Council Meeting.

#### **5. GENERAL PLAN LAND USE ELEMENT: SAND CREEK FOCUS AREA**

City Manager Bernal introduced Public Hearing Item #5.

Director of Community Development Ebbs presented the staff report dated October 24, 2017 recommending the City Council table the current General Plan Land Use Element update affecting the Sand Creek Focus Area.

Mayor Wright opened the public hearing.

Wendi Agluly, Antioch resident, reiterated her concerns regarding more residential development in Antioch and urged Council to proceed with caution with their decisions.

Adrienne Hubbard, Antioch resident, stated she would like the infrastructure to be in place prior to the City approving more residential development and if development is approved that the City consider larger lots and less density.

Karen Whitestone, Conservation Analyst for the East Bay California Native Plant Society, recommended the City continue the environmental impact analysis with updated information on the current environmental settings in the Sand Creek Focus Area.

Violette Skaggs, Antioch resident, discussed the importance of proper planning and making sure the environmental document addressed all impacts of additional residential development. She discussed the need for the City to attract jobs and industry.

Daniel Gutierrez, Antioch resident, agreed with Ms. Skaggs comments and her desire for a comprehensive environmental impact report.

Evan Gorman, Oakley resident, stated development in the Sand Creek Focus area was against urban planning and voiced his support for tabling this item.

Frank Sterling, Antioch resident, requested the City Council listen to the previous speakers and maintaining the Sand Creek Focus area as open space. He expressed interest in participating in future barbershop forum events.

Ben Foley, Antioch resident, thanked Council for serving the community. He urged them to protect the Sand Creek area and minimize development in the area.

Lucas Stewart Chilcote, Antioch resident, spoke in support of maintaining open space in the Sand Creek focus area and urged the City Council to table the General Plan Land Use Element.

Joel Devalcourt, Greenbelt Alliance, spoke in support of tabling the General Plan Land Use Element Update noting analysis of the area had not reflected changes that occurred in the area. He suggested letting the burden of the comprehensive environmental review fall on the development community.

Matt Francois, Rutan and Tucker on behalf of The Zeka Group, spoke in support of staff's recommendation to table the General Plan Update noting it was in need of further refinement and consideration of development yield, density, utilities infrastructure and roadway issues.

Juan Pablo Galvan, Land Use Manager Save Mount Diablo, spoke in support of staff's recommendation to table the General Plan Land Use plan and noted it was insufficient in the projection of open space and would conflict with the HCP/HCCP process.

Mark Maguire, Antioch resident, spoke in support of the Planning Commission recommendation to conduct a comprehensive EIR for the Sand Creek Focus Area to better understand the impacts.

Mayor Wright closed the Public Hearing.

Councilmember Thorpe clarified the item before Council was General Plan Land Use Element Update for the Sand Creek Focus Area and not the approval of residential units. He stated he appreciated everyone's input and expressed concern that staff had not addressed the issues brought forward by the stakeholders. He noted this effort was an opportunity for the City to complete the process and outcome was disappointing.

Councilmember Tiscareno stated he was also disappointed that the process had not been completed. He noted all parties should have been involved; therefore, he was in support of tabling the item and bringing it back to Council when it was developed properly.

Councilmember Wilson stated she felt the staff report was unclear and requested clarification with regards to the Planning Commission's position on the addendum.

In response to Councilmember Wilson, Director of Community Development Ebbs reported the Planning Commission had held several meetings regarding this item and there was interest from them to see results from the process. He clarified staff's recommendation to them included; approval with the addendum, tabling or development of a supplemental EIR, and the supplemental EIR was chosen. He reported interest had been expressed by Commissioner Motts for the City to work through the issues and improve upon the General Plan Lane Use Update for the Sand Creek Focus Area.

Councilmember Wilson stated she supported tabling the item to get a better understanding of how to move forward.

Director of Community Development Ebbs clarified that he was not suggesting that The Ranch project would be approved; however, some action would be taken on the project in the next 1-2 years and 551 acres in the Sand Creek Focus Area would be accounted for, which would inform better planning.

Councilmember Ogorchock stated the HCP was important for developments in the area and she agreed with staff bringing forward a recommendation to table the item to allow sufficient time to develop a comprehensive plan.

Mayor Wright stated the City should not move forward and risk spending more resources and potential litigation. He reported 1200 homes had been entitled, 1300 more were in a potential project and tabling this item to see how that project played out was prudent and fiscally responsible.

Councilmember Thorpe stated staff needed to do a better job of bringing the stakeholders together when working through these items.

On motion by Councilmember Ogorchock, seconded by Councilmember Thorpe, the Council unanimously tabled the current General Plan Land Use Element update affecting the Sand Creek Focus Area.



## **PUBLIC COMMENTS**

Fred Hoskins, Antioch resident, requested the City address The Yard and Hard House Proposals.

## **STAFF COMMUNICATIONS**

City Manager Bernal announced Contra Costa Health Housing & Homeless and the Contra Costa Library would be conducting Family CARE Center community information session on October 25, 2017 at the Antioch Library. He reported the final Food Truck Thursday would take place on October 26, 2017 at the Antioch Community Center. He announced a Special Meeting of the City Council would be held November 1, 2017 to extend the Urgency Ordinance for commercial uses of marijuana. He recognized the passing of former Antioch employee, Dave Sanderson.

## **COUNCIL COMMUNICATIONS**

Mayor Wright requested staff agendaize the hiring of an Economic Development Director.

Councilmember Ogorchock requested staff agendaize an ordinance regarding donation bins.

Councilmember Tiscareno reported he had meetings with citizens who were concerned for speeding vehicles in their neighborhoods and noted that those issues needed to be addressed. He acknowledged the Antioch Police Department for increasing patrols. He reported on his attendance at the White Pony Express church event and offered his condolences to Dave Sanderson's family.

Mayor Wright announced traffic calming measures would be on the next City Council agenda.

Councilmember Thorpe requested staff agendaize a discussion on smart growth.

Councilmember Wilson announced the Antioch Police Department was hosting a Trick-or-Treating Event from 3:30 P.M. – 6:00 P.M. on October 31, 2017.

## **ADJOURNMENT**

With no further business, Mayor Wright adjourned the meeting in honor of Dave Sanderson, at 9:22 P.M. to the next regular Council meeting on November 1, 2017.

Respectfully submitted:

Kitty Eiden  
KITTY EIDEN, Minutes Clerk