



# City of Fort Bragg

416 N Franklin Street  
Fort Bragg, CA 95437  
Phone: (707) 961-2823  
Fax: (707) 961-2802

## Meeting Agenda City Council

**THE FORT BRAGG CITY COUNCIL MEETS CONCURRENTLY AS  
THE FORT BRAGG MUNICIPAL IMPROVEMENT DISTRICT NO. 1  
AND THE FORT BRAGG REDEVELOPMENT SUCCESSOR  
AGENCY**

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Monday, September 28, 2020

6:00 PM

Via Video Conference

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### AMENDED

#### CALL TO ORDER

#### PLEDGE OF ALLEGIANCE

#### ROLL CALL

#### PLEASE TAKE NOTICE

*DUE TO THE PROVISIONS OF THE GOVERNOR'S EXECUTIVE ORDERS N-25-20 AND N-29-20 WHICH SUSPEND CERTAIN REQUIREMENTS OF THE BROWN ACT, AND THE ORDER OF THE HEALTH OFFICER OF THE COUNTY OF MENDOCINO TO SHELTER IN PLACE TO MINIMIZE THE SPREAD OF COVID-19, CITY COUNCIL MEMBERS AND STAFF WILL BE PARTICIPATING BY VIDEO CONFERENCE IN THE CITY COUNCIL MEETING OF MONDAY, SEPTEMBER 28, 2020.*

*In compliance with the Shelter-in-Place Orders of the County and State, this meeting will be closed to the public. The meeting will be live-streamed on the City's website at <https://city.fortbragg.com/> and on Channel 3. Public Comment regarding matters on the agenda may be made in any of the following ways: (1) By joining the Zoom video conference, (2) Through the City's online eComment agenda feature, (3) Emailed to City Clerk June Lemos, [jlemos@fortbragg.com](mailto:jlemos@fortbragg.com), (4) Written comments delivered through the drop-box for utility payments to the right of the front door at City Hall, 416 N. Franklin Street, or (5) Voice mail comments called in to (707) 961-1694 by 5:00 PM on the day of the meeting.*

*Comments can be made at any time prior to the meeting, in real-time while the item is being considered by the Council and up to 12:00 PM on Tuesday, September 29, 2020. The Clerk will read aloud all eComments or emails received before or during the meeting that have not been published with the agenda packet. Public comments are restricted to three minutes. Written comments on agenda items and those exceeding three minutes will be included in the public record as part of the agenda packet the next business day after the meeting.*

*We appreciate your patience and willingness to protect the health and wellness of our community and staff. If you have any questions regarding this meeting, please contact the City Clerk at (707) 961-1694 or [jlemos@fortbragg.com](mailto:jlemos@fortbragg.com).*

#### ZOOM WEBINAR INVITATION

*You are invited to a Zoom webinar.*

*When: Sep 28, 2020 06:00 PM Pacific Time (US and Canada)*

Topic: City Council Meeting

Please click the link below to join the webinar:

<https://zoom.us/j/98845971783>

Or iPhone one-tap :

US: +16699009128,,98845971783# or +13462487799,,98845971783#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 669 900 9128 or +1 346 248 7799 or +1 253 215 8782 or +1 301 715 8592 or +1 312 626 6799  
or +1 646 558 8656

Webinar ID: 988 4597 1783

International numbers available: <https://zoom.us/u/adhrN3TUsM>

TO SPEAK DURING PUBLIC COMMENT PORTIONS OF THE AGENDA VIA ZOOM, PLEASE JOIN THE MEETING AND USE THE RAISE HAND FEATURE WHEN THE MAYOR OR ACTING MAYOR CALLS FOR PUBLIC COMMENT ON THE ITEM YOU WISH TO ADDRESS.

## **AGENDA REVIEW**

### **1. MAYOR'S RECOGNITIONS AND ANNOUNCEMENTS**

### **2. PUBLIC COMMENTS ON: (1) NON-AGENDA, (2) CONSENT CALENDAR & (3) CLOSED SESSION ITEMS**

*MANNER OF ADDRESSING THE CITY COUNCIL: All remarks and questions shall be addressed to the City Council; no discussion or action will be taken pursuant to the Brown Act. No person shall speak without being recognized by the Mayor or Acting Mayor.*

*TIME ALLOTMENT FOR PUBLIC COMMENT ON NON-AGENDA ITEMS: Thirty (30) minutes shall be allotted to receiving public comments. If necessary, the Mayor or Acting Mayor may allot an additional 30 minutes to public comments after Conduct of Business to allow those who have not yet spoken to do so. Any citizen, after being recognized by the Mayor or Acting Mayor, may speak on any topic that may be a proper subject for discussion before the City Council for such period of time as the Mayor or Acting Mayor may determine is appropriate under the circumstances of the particular meeting, including number of persons wishing to speak or the complexity of a particular topic. Time limitations shall be set without regard to a speaker's point of view or the content of the speech, as long as the speaker's comments are not disruptive of the meeting.*

*BROWN ACT REQUIREMENTS: The Brown Act does not allow action or discussion on items not on the agenda (subject to narrow exceptions). This will limit the Council's response to questions and requests made during this comment period.*

### **3. STAFF COMMENTS**

### **4. MATTERS FROM COUNCILMEMBERS**

### **5. CONSENT CALENDAR**

*All items under the Consent Calendar will be acted upon in one motion unless a Councilmember requests that an individual item be taken up under Conduct of Business.*

- 5A. [20-858](#)** Adopt City Council Resolution Approving a Loan Agreement with Fort Bragg South Street LP, a California Limited Partnership for which Danco Communities Serves as a Co-Administrative General Partner, to Assist

with the Development of The Plateau, an Affordable Housing Project Located at 441 South Street and Authorizing City Manager to Execute Same (Amount Not To Exceed: \$3,250,000; Account No. 329-6123-0319 in amount of \$3,000,000 and Account No. 176-4810-0607 in amount of \$250,000)

**Attachments:** [RESO Plateau Loan Agreement](#)

[Att 1 - Loan Agreement](#)

- 5B. [20-860](#)** Adopt City Council Resolution Establishing a City of Fort Bragg Master Salary Rate Compensation Plan Confirming the Pay Rates/Ranges for All City of Fort Bragg Classifications Effective September 28, 2020

**Attachments:** [RESO Compensation Plan 09282020](#)

[Exhibit A to Resolution](#)

- 5C. [20-863](#)** Approve Minutes of Special Meeting of September 21, 2020

**Attachments:** [CCM2020-09-21 Special](#)

## **6. DISCLOSURE OF EX PARTE COMMUNICATIONS ON AGENDA ITEMS**

## **7. PUBLIC HEARING**

*When a Public Hearing has been underway for a period of 60 minutes, the Council must vote on whether to continue with the hearing or to continue the hearing to another meeting.*

- 7A. [20-847](#)** Receive Recommendation from the Community Development Committee, Conduct Public Hearing, and Consider Adoption of City Council Resolution Revising the City's Fee Schedule for Various Building Permit Fees and Services

**Attachments:** [09282020 Planning and Development Fees Report](#)

[Att 1 - Current Building Permit Fees](#)

[Att 2 - Sample Fee Sheets](#)

[Att 3 - Public Hearing Notice](#)

[Att 4 - Fee Update Resolution](#)

[Att 5 - Exhibit A Proposed Fees](#)

[Public Comment 7A](#)

## **8. CONDUCT OF BUSINESS**

- 8A. [20-859](#)** Receive Report and Consider Adoption of City Council Resolution Endorsing the Strategic Plan to Address Homelessness in Mendocino County as Adopted by the Mendocino County Homeless Services Continuum of Care

**Attachments:** [09282020 CoC Strategic Plan](#)[Att.1 - RESO Endorsing CoC Strategic Plan](#)[Att.2 - Strategic Plan to Address Homeless in Mendocino County FINAL 4 27 20](#)[Att.3 - Presentation CoC Strategic Plan 081820 \(1\)](#)[Public Comment 8A](#)

- 8B. [20-862](#) Receive Report and Consider Adoption of City Council Resolution Downgrading the Stage 2 Water Conservation Measures to Stage 1 Water Conservation Measures

**Attachments:** [Staff Report Downgrade to Stage 1 Water Conservation Measures](#)[RESO Implement Stage 1 Water Conservation](#)[September Water Supply Data](#)

- 8C. [20-861](#) Receive Report and Consider Adoption of City Council Resolution Ratifying the City Manager's Execution of a Memorandum of Understanding between the City of Fort Bragg and Adventist Health Mendocino Coast Authorizing Adventist Health Mendocino Coast 's Application and Enrollment in the Section 340B of the Public Health Services Act Program

**Attachments:** [09282020 Ratify Section 340B Program MOU](#)[Att. 1 Resolution](#)[Att. 2 MOU with CFB and AHMC](#)

- 8D. [20-864](#) Receive Report and Consider Adoption of Joint City Council/Municipal Improvement District Resolution Approving Budget Amendment 2021-04 Adjusting Selected Expenditure Budgets

**Attachments:** [09282020 FY20-21 Budget Amendment 4](#)[Att. 1 - Resolution](#)[Att. 2 - Exhibit A to Resolution](#)[Public Comment 8D](#)

- 8E. [20-865](#) Receive Report and Consider Adoption of Joint City Council/Municipal Improvement District Resolution for Emergency Repair of a Sewer Main Line in Highway 1 and Authorizing the City/District Manager to Sign Related Documents

**Attachments:** [09282020 Sewer Mainline Break](#)[Att 1 - RESO Sewer Main Break](#)[Public Comment 8E](#)**9. CLOSED SESSION****ADJOURNMENT**

*The adjournment time for all Council meetings is no later than 10:00 p.m. If the Council is still in session at*

10:00 p.m., the Council may continue the meeting upon majority vote.

**NEXT REGULAR CITY COUNCIL MEETING:  
6:00 P.M., TUESDAY, OCTOBER 13, 2020**

STATE OF CALIFORNIA     )  
  )ss.  
COUNTY OF MENDOCINO    )

I declare, under penalty of perjury, that I am employed by the City of Fort Bragg and that I caused this amended agenda to be posted in the City Hall notice case on September 25, 2020.

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June Lemos, CMC  
City Clerk

**NOTICE TO THE PUBLIC:**

**DISTRIBUTION OF ADDITIONAL INFORMATION FOLLOWING AGENDA PACKET DISTRIBUTION:**

- *Materials related to an item on this Agenda submitted to the Council/District/Agency after distribution of the agenda packet are available for public inspection upon making reasonable arrangements with the City Clerk for viewing same during normal business hours.*
- *Such documents are also available on the City of Fort Bragg’s website at <https://city.fortbragg.com> subject to staff’s ability to post the documents before the meeting.*

**ADA NOTICE AND HEARING IMPAIRED PROVISIONS:**

*It is the policy of the City of Fort Bragg to offer its public programs, services and meetings in a manner that is readily accessible to everyone, including those with disabilities. Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities.*

*If you need assistance to ensure your full participation, please contact the City Clerk at (707) 961-2823. Notification 48 hours in advance of any need for assistance will enable the City to make reasonable arrangements to ensure accessibility.*

*This notice is in compliance with the Americans with Disabilities Act (28 CFR, 35.102-35.104 ADA Title II).*