



# City of San Juan Bautista

*The "City of History"*

[www.san-juan-bautista.ca.us](http://www.san-juan-bautista.ca.us)

## **AGENDA**

### **REGULAR CITY COUNCIL MEETING**

**TUESDAY ~ SEPTEMBER 21, 2021 ~ 6:00 P.M.**

**~ PUBLIC PARTICIPATION BY ZOOM ONLY ~**

**Join Zoom Webinar <https://zoom.us/j/83326418725>**

**or call 1 (669) 900-6833  
Webinar ID: 833 2641 8725**

# 4. B Hazard Mitigation Plan



Introducing Kris Mangano, OES Director

# 4.D City Manager's Report

Water issues and COVID State of Emergency Issues are covered later in this Agenda. Following is a summary of the other issues being addressed!

**1. Round-About** – last minute revisions to the final agreement are occurring with a start date of October 4, 2021

**2. California Legislation Update-** (laws recently signed by the Governor)

**SB9-** a new housing law that allows lots zoned for single family homes to be sub-divided into 4 lots

**AB361-** (Rivas!) Allows a continuation of distance Public Meetings after the expiration of the Executive Order September 30, 2021

# 4.D City Manager's Report

**3. ARPA Funds-** Presentation last month, awaiting Federal Treasury's "Final Rule." Began talking with School District and other stakeholders about basketball

**4. Infrastructure Bill-** eager to sign this Bill in September as part of the Federal Budget. Great Potential

**5. Office Assistant-** Good Interviews Monday, hope to offer employment within a week

**6. Verutti and the Park at Franklin Circle-** Out to bid, due October 15<sup>th</sup>. Constriction to begin in November (Prop 68 funded)

**7. Luck Park Master Plan-** completed tonight

# 4.D City Manager's Report

**8. Power Safety Shut-Offs** - [www.pge.com/wildfiresafety](http://www.pge.com/wildfiresafety). Many have occurred through-out the State and City Manager receives prior notices regarding which Counties are effected. Today for the 1<sup>st</sup> time all year, San Benito County was on the list



# 4.D City Manager's Report

**9. Grant Opportunities** California Consulting is working more than a dozens grants for the City since signing up last month.

## Wastewater & Water-

Proposition 1- Ground Water submitted 9.7.2021

“SRF” Very Low interest Loans for Drinking Wastewater

USDA – for Wastewater (20% grant, 80% very loan interest Loan)

CDBG (“Grant”) forWwastewater (estimated at \$3.5 Million)

## Parks-

Proposition 68 “per capita grants” to pay for a portion of the Park at Franklin Circle and Verutti Restrooms- recently sent bid package to State

# 4.D City Manager's Report

## 9. Grant Opportunities (continued)

### Streets

**Rubberized Slurry Seal Grant-** will help expand our PMP projects this year by close to double the amount

**Traffic Safety-** Application for lighted sidewalks, radar signs and other tools to increase driver awareness

**Highway Cleanup-** Cal-Trans Grants to help clean up highway and adjacent areas (December)

# 4.D City Manager's Report

10. City Engineer on Leave starting next week until December

11. Community Development-

Parklets and ADU's on this Agenda

Re-Starting the UGB Ad Hoc Committee

Casa Rosa Under Construction

Gas Station – made good progress with Cal Trans last month

12. Safety Ad-Hoc Subcommittee

13. ICMA Conference October 2- 6



# 5.A PUBLIC HEARINGS

Accessory Dwelling Units, ACM/DCC Brian Foucht



# 6 - Action Items

6 A. Economic Development Corporation CEDS

Marc Fontes, Director

6 B. Luck Park Master Plan

Melanie Mills, RRM Group

# 7.A – Water and Wastewater Projects

## Wastewater

MOU with Hollister signed September 7

Placed Industrial users on Notice

Adjusting Schedules with the EPA for Compliance

Remain on target to be 30% complete on Design by October

Completed Environmental Studies in October

Completed Rate Study (Draft due Monday now tomorrow?)

# 7.A – Water and Wastewater Projects

## RATE STUDY –

Required to Receive Grant and Loan Funding from State and Federal Agencies

Has to be drafted as a “worst case scenario”

Has to demonstrate the City’s ability to pay debt (“debt ratio”)

If approved, will effectively pay to the City to exit wastewater treatment process under any scenario

# 7.A – Water and Wastewater Projects

## RATE STUDY –

Have not increased wastewater rates since 2019

Rates are Increased in Five Year Increments

Use of “EDU” system and a flat rate (currently \$83.61)

EDU’s take the average daily household and apply it to large volume customers to assure equity

Negotiating now with the three industrial users

# 7.A – Water and Wastewater Projects

## RATE STUDY –

Table A  
City of San Juan Bautista  
Recommended Sewer Rates  
Sewer Rate Study

Rates	FY 19-20	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY 25-26
	<i>Existing</i>	<i>Proposed</i>	<i>Proposed</i>	<i>Proposed</i>	<i>Proposed</i>	<i>Proposed</i>
<b>Residential Sewer Rates</b>						
Monthly Fixed Rate	\$83.61	\$95.62	\$109.01	\$124.27	\$141.67	\$148.75
<b>Commercial Sewer Rates</b>						
Min. Monthly Base Charge	\$84.03	\$95.62	\$109.01	\$124.27	\$141.67	\$148.75
<b>Volumetric Rates</b>						
Standard Strength \$/1,000 gal	\$9.10	\$14.51	\$16.54	\$18.86	\$21.50	\$22.57
Moderate Strength \$/1000 gal	\$13.35					
High Strength \$/1,000 gal	\$18.18					

# 7.A – Water and Wastewater Projects

## RATE STUDY –

Originally estimated to be 15% for five-years

Further analysis reduced it to 14% for 4 years, plus 5% for the 5<sup>th</sup> year

Worst case Scenario (if grants and loans arrive, increase will be reduced)

Estimates 2.5% conventional financing

Doubles the closing cost for conventional financing

Strategy is to attract State and Federal Lenders

Currently lending at 1% or below

Provide 20% grant matches as well

Does not include Federal \$1 million earmark

Does not include Infrastructure Bill

# 7.A – Water and Wastewater Projects

## RATE STUDY –

Requires a proposition 218 Voting Process

Ballots mailed to each subscriber

Requires a majority vote to be approved

Ballots mailed October 7, 2021

45-days to return votes, opened in a public

Town Hall Meeting October 7

City Council discussion October 21



# 7.A – Water and Wastewater Projects

## RATE STUDY –

Critical next step toward transforming the City's wastewater infrastructure

Super-Important process to understand-

- Meeting the Approved EPA compliance Objective

- Getting out from under the discharge of Effluent into the Creek

- Ends industrial waste from entering town

- No more fines, no more regulatory oversight

FOREVER

# 7.A – Water and Wastewater Projects

## WATER –

SBCWD is on time to meet the design goals of 30% complete in October

Secured Right-of-Way and Easements

Environmental studies are underway

Seeking grant and loan funding to help

No Rate increase at this time, but perhaps necessary in the future (3-4 years)

# 7.B COVID- State of Emergency

Muni Code Section 5-33-040(A)

- The Director shall request the City Council to review at least every twenty-one (21) days, until the local **emergency** is terminated, the need for continuing the local **emergency**; and to proclaim the termination of the local **emergency** at the earliest possible date that conditions warrant.

Per SB County Public Health today-

- 88 Active cases (down from 123 in August)
- 16 new cases today
- 290 Hospitalized- non vaccinated
- 4 hospitalized - vaccinated

# 7.B COVID- State of Emergency

September 20, 2021

**California Small Business Covid-19 Relief Grant Program: Round 9 is OPEN**

**Dedicated California Small Business Portal and Opening of Round 9:  
California Small Business Covid-19 Relief Grant Program \$5,000 to  
\$25,000**

Round 9 of the California Small Business Covid-19 Relief Grant Program is open and available to existing waitlisted small businesses and/or nonprofit organizations and those that were not selected in previous rounds (these applicants do not need to reapply).

In addition, new applicants that meet the definition of “qualified small business” or “eligible nonprofit cultural institution” can apply at <https://CAReliefGrant.com>. Not served on a “First Come First Serve Basis”

The application portal for new applicants will open on September 9, 2021, and **will close September 30, 2021**,

**Round 8: Nonprofit cultural institutions only:**

Application window: Friday, August 27th EXTENDED through Thursday, September 30th.

**Eligible applicants: Only non-profit cultural institutions with any revenue size that meet eligibility criteria found at [CAReliefGrant.com](https://CAReliefGrant.com)**

**Eligible grant award: \$5,000 – \$25,000**