



# CITY OF PORT HUENEME

## City Council Regular Meeting Minutes Housing Authority Regular Meeting Minutes

**December 4, 2023**

**Port Hueneme City Hall  
250 North Ventura Road, Port Hueneme, CA 93041**

**6:30 PM**

*The following information was provided to the public on how to observe and/or participate in City meetings:*

- Meetings may also be viewed at: <https://porthuenemeca.suiteonemedia.com/>
  - Public comments may be submitted in person or in writing.
  - *In-Person: Complete a speaker request card located at the entrance of the Council Chamber and give it to the City/Authority Clerk. Your name will be called when it is your turn to speak. Public comment is limited to 3 minutes per speaker, unless for good cause, the Mayor amends the time limit. A speaker's time may not be transferred to another speaker.*
- Written: All written public comments should be no more than 500 words and are subject to the Public Records Request Act. Written comments should be submitted to the City/Authority Clerk by 5:00 p.m. on the day of the City Council/Housing Authority meeting by email or directly to the City/Authority Clerk's Office. Email [clerk@cityofporthueneme.org](mailto:clerk@cityofporthueneme.org) and enter "City Council (or Housing Authority) Public Comment" in the Subject line (and agenda item number if applicable). Mail or drop off written comments to the City/Authority Clerk's Office located at 250 N. Ventura Road, Port Hueneme, CA 93041. Please clearly mark envelope with "City Council (or Housing Authority) Public Comment and meeting date".*
- Additional electronic meeting guidelines can be found at the end of the agenda.

### **6:30 PM CITY COUNCIL REGULAR MEETING AGENDA**

#### **CALL TO ORDER / FLAG SALUTE**

Mayor Martinez called the meeting to order at 6:30 p.m. and led the flag salute.

#### **ROLL CALL**

Present: Councilmembers Steven A. Gama, Laura D. Hernandez (arrived at 6:58 p.m.), Martha R. McQueen-Legohn; Mayor Pro Tem Misty Perez; Mayor Roberto "Bobby" Martinez  
Absent: None

#### **INSPIRATION**

Given by Councilmember McQueen-Legohn

**PUBLIC COMMENT – None.**

#### **AGENDA APPROVAL FOR CITY COUNCIL**

##### City Council Agenda

A motion was made by Mayor Pro Tem Perez, seconded by Councilmember McQueen-Legohn, and passed 4-0-1 (Councilmember Hernandez absent) to approve the City Council Agenda of December 4, 2023.

## CONFLICT OF INTEREST DECLARATION

There were no conflicts of interest disclosed.

## RECESS CITY COUNCIL MEETING/CALL TO ORDER THE HOUSING AUTHORITY MEETING

Mayor/Chair Martinez recessed the City Council Meeting and called to order the Housing Authority Regular meeting at 6:34 p.m.

## ROLL CALL

Present: Port Hueneme Housing Authority Members Johnny Brown, Robert Blackwell, Steven A. Gama, Laura D. Hernandez (arrived at 6:58 p.m.), and Martha R. McQueen-Legohn; Vice Chair Misty Perez, and Chair Roberto "Bobby" Martinez

Absent: None

## HOUSING AUTHORITY PUBLIC COMMENT – None.

## HOUSING AUTHORITY CONSENT CALENDAR

A motion was made by Vice Chair Perez, seconded by Member Gama to approve the Consent Calendar as presented.

*Motion passed 6-0-1 as follows:*

AYES: Blackwell, Brown, Gama, McQueen-Legohn, Perez, Martinez

NOES: None; ABSENT: Hernandez; ABSTAIN: None

Authority Members:

1. [Minutes](#)

Approved the October 2, 2023, Housing Authority Regular Meeting Minutes.

2. [Register of Disbursements](#)

Received and filed the Housing Authority's register of disbursements for the period of September 23, 2023 through November 27, 2023.

3. [Fiscal Year 2022-23 Audit Update](#)

Received and filed the fiscal year 2022-23 audit update.

## HOUSING AUTHORITY BUSINESS ITEMS

4. [Rental Assistance Demonstration \(RAD\) Update](#)

*Recommendation:* Receive an update on the Rental Assistance Demonstration (RAD) and authorize staff to proceed with the formation of a non-profit organization.

Housing and Facilities Director Gabby Basua presented the report. Nathan Bondar from LIHTC Development Group, was present to provide support. Questions followed. There were no public comments.

A motion was made by Member Perez, seconded by Member Hernandez, to receive the update on the Rental Assistance Demonstration (RAD) and authorize staff to proceed with the formation of a non-profit organization.

*Motion passed 7-0 as follows:*

AYES: Blackwell, Brown, Gama, Hernandez, McQueen-Legohn, Perez, Martinez


NOES: None; ABSENT: None; ABSTAIN: None

**AUTHORITY MEMBERS' REPORTS, COMMENTS, & REQUEST FOR FUTURE AGENDA ITEMS – None.**

**ADJOURNMENT OF THE PORT HUENEME HOUSING AUTHORITY REGULAR MEETING**

The Port Hueneme Housing Authority adjourned at 7:07 p.m. to the next regular meeting scheduled for February 6, 2024, at 6:30 p.m.

Respectfully Submitted:

  
Georgianna Nicole Alvarez, MMC, CPMC  
Authority Clerk

Approved this 2<sup>nd</sup> day of April, 2024:

  
Misty Perez, Chair

**RECONVENE CITY COUNCIL REGULAR MEETING**

Mayor Martinez reconvened the City Council Regular Meeting at 7:07 p.m.

**PRESENTATIONS**

5. Ventura County Broadband Strategic Project

Vivian Vázquez, Economic Development Collaborative Workforce and Economic Strategies Senior Associate and Bill Simmons, Broadband Consortium, Pacific Coast, gave a presentation providing an update on the Ventura County Broadband Strategic Project.

**CONSENT CALENDAR**

Mayor Martinez requested to pull Consent Calendar Item No. 10 for discussion. Councilmember McQueen-Legohn requested to pull Consent Calendar Item No. 11 and 12 for discussion.

A motion was made by Mayor Martinez, seconded by Mayor Pro Tem Perez, to approve Consent Calendar Item Nos. 6 – 9, as presented.

*Motion passed 5-0 as follows:*

AYES: Gama, Hernandez, McQueen-Legohn, Perez, Martinez

NOES: None; ABSENT: None; ABSTAIN: None

City Council:

6. Minutes

Approved the November 20, 2023, City Council Regular Meeting Minutes.

7. Register of Disbursements

Received and filed the City's register of disbursements for the period of November 4, 2023 through November 27, 2023.

8. [Authorization for Out of State Travel – Conference](#)  
Authorized the Finance Director and Deputy Finance Director to attend the Government Finance Officers Association (GFOA) Conference in Orlando, Florida, from June 9 – 12, 2024.
9. [Authorization for Out of State Travel – Training](#)  
Authorized Property and Evidence Supervisor Frank Montelongo to attend the 2024 Axon Accelerate Conference in Miami Beach, Florida, from April 22 – 26, 2024.

#### **CONSENT CALENDAR ITEM(S) PULLED FOR DISCUSSION**

10. [2024 City Council Meeting Schedule](#)  
*Recommendation:* Approve the proposed 2024 City Council meeting schedule.  
  
Discussion followed.  
  
A motion was made by Mayor Martinez, seconded by Mayor Pro Tem Perez, to approve Consent Calendar item No. 10, as presented.  
  
*Motion passed 5-0 as follows:*  
AYES: Gama, Hernandez, McQueen-Legohn, Perez, Martinez  
NOES: None; ABSENT: None; ABSTAIN: None

11. [756 Thayer Lane Funding Request](#)  
*Recommendation:* Authorize a funding request of \$80,000.00 for the demolition and other maintenance/administrative expenses for the Property located at 756 Thayer Lane.  
  
Questions and discussion followed.  
  
A motion was made by Councilmember Hernandez, seconded by Mayor Pro Tem Perez, to approve Consent Calendar item No. 11, as presented.  
  
*Motion passed 4-1 as follows:*  
AYES: Hernandez, McQueen-Legohn, Perez, Martinez  
NOES: Gama; ABSENT: None; ABSTAIN: None

12. [Authorization to Procure Goods and Services for the Bubbling Spring Renovation Project](#)  
*Recommendation:* Approve and authorize the City Manager to execute any agreements/contracts and change orders/amendments related to the Bubbling Springs Renovation project in amounts more than \$25,000.00 but no more than \$250,000.00.  
  
A clarifying question followed.  
  
A motion was made by Councilmember McQueen-Legohn, seconded by Councilmember Hernandez, to approve Consent Calendar item No. 12, as presented.  
  
*Motion passed 5-0 as follows:*  
AYES: Gama, Hernandez, McQueen-Legohn, Perez, Martinez  
NOES: None; ABSENT: None; ABSTAIN: None

**PUBLIC HEARINGS – None.**

## BUSINESS ITEMS

### 13. Potential Prohibition of Smoking in Multi-Unit Residences

*Recommendation:* Receive a report on the City's current smoking prohibition and potential options to prohibit smoking in multi-unit residences, and provide direction.

City Manager James Vega presented the report. Questions followed.

Public comments were provided in person by the following:

- Gabe Teran
- Hayden Stiles
- Arely Garcia
- Estrella Garcia
- Daniel Gonzalez
- Meaghan Salas
- Jesselyn Banos
- Kendy Banos
- Javier Garnica
- Luis Mendez

Public comments were submitted via email and read by City Clerk Georgianna Alvarez by the following:

- Ventura County Supervisor Vianey Lopez
- Ector Flores-Garcia

A motion was made by Councilmember Hernandez, seconded by Mayor Martinez, to receive a report on the City's current smoking prohibition and potential options to prohibit smoking in multi-unit residences, and provide direction for staff to move forward in researching a solution that strikes a balance so that people in our community could breathe healthy air, including talking to and surveying the property owners.

*Motion passed 5-0 as follows:*

AYES: Gama, Hernandez, McQueen-Legohn, Perez, Martinez

NOES: None; ABSENT: None; ABSTAIN: None

### 14. Port Hueneme Historical Museum Update

*Recommendation:* Receive an update on the status of the Museum rehabilitation efforts and approve an alternate approach to facilitate the reopening of the museum, which includes a reduction to the scope and budget for Capital Improvement Project FA2302, from \$75,000 to \$25,000.

Deputy City Manager Charles Peretz presented the report. Questions followed.

Public comment was provided in person by:

- Tom McClain

Public comment was submitted via email and read by City Clerk Georgianna Alvarez by:

- Beverly Kelley

A motion was made by Mayor Pro Tem Perez, seconded by Councilmember Hernandez, to receive an update on the status of the Museum rehabilitation efforts and approve an alternate approach to facilitate the reopening of the museum, which includes a reduction



to the scope and budget for Capital Improvement Project FA2302, from \$75,000 to \$25,000. Comments followed.

*Motion passed 5-0 as follows:*

AYES: Gama, Hernandez, McQueen-Legohn, Perez, Martinez

NOES: None; ABSENT: None; ABSTAIN: None

15. Mural Artist Selection Sub-Committee

*Recommendation:* Hear from the Mural Committee representative and then each select, by no later than December 31, 2023, an artistically-inclined member of the Port Hueneme community to serve on a sub-committee to review qualifications for the mural artist.

City Manager James Vega presented the report. Questions and comments followed. There were no public comments.

A motion was made by Mayor Pro Tem Perez, seconded by Councilmember McQueen-Legohn, to hear from the Mural Committee representative and then each select, by no later than December 31, 2023, an artistically-inclined member of the Port Hueneme community to serve on a sub-committee to review qualifications for the mural artist

*Motion passed 5-0 as follows:*

AYES: Gama, Hernandez, McQueen-Legohn, Perez, Martinez

NOES: None; ABSENT: None; ABSTAIN: None

**CITY MANAGER COMMENTS AND REPORTS**

City Manager James Vega provided comments and reports regarding the following topics:

- Bubbling Springs walking path closure and Creek Clearing Project
- Styrofoam ban
- Upcoming City Council meeting topics

**COUNCILMEMBERS' REPORTS AND COMMENTS**

Council provided comments and reports regarding the following topics:

Councilmember McQueen-Legohn:

- Gold Cost Transit 8<sup>th</sup> Annual Holiday Bus
- Regional Defense Partnership (RDP) special board meeting and article
- VCTC (Ventura County Transportation Commission) Commissioner appointment to the Metrolink

Councilmember Gama:

- Hueneme Beach Clean Up
- Bubbling Springs Creek Clearing Project and erosion
- Upcoming BEACON (Beach Erosion Authority for Clean Oceans and Nourishment) meeting

Councilmember Hernandez:

- Attended Ventura County Regional Energy Alliance
- Thanked staff and all who participated in the Tree Lighting event
- Attended Southern California Edison Advisory Committee meeting
- Upcoming Southern California Association of Governments Economic Summit
- Requested that Councilmember McQueen-Legohn attend the upcoming VRSD (Ventura Regional Sanitation District) meeting on her behalf and to present a certificate of recognition on behalf of Council

- Licensing of the military wives
- John Sharkey Day and requested to adjourn the meeting in his memory
- Upcoming BEACON meeting

Mayor Pro Tem Perez:

- Upcoming meetings: EDC Executive Team meeting and Boys and Girls Club of Oxnard and Port Hueneme meeting
- Shout out to staff for tree lighting ceremony

Mayor Martinez:

- Tree lighting ceremony
- Boys and Girls Club Gym
- Oxnard parade
- Upcoming Sister City Committee meeting
- Upcoming Joint City/Port Committee meeting to be determined

Council:

- Senior Holiday Luncheon

### REQUEST FOR FUTURE AGENDA ITEMS

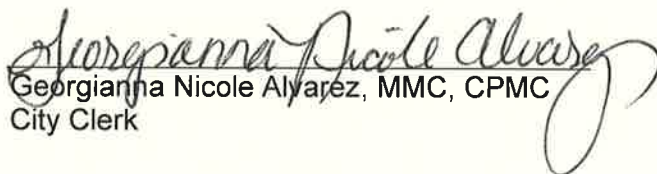
Councilmember Gama:

1. Requested an item be added to a future Council agenda regarding the research of safety ordinances for pedestrians at night. Motion failed for lack of second.

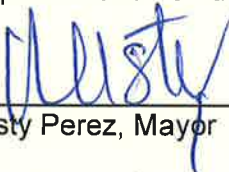
### ADJOURNMENT

The City Council adjourned in memory of John Sharkey at 8:44 p.m. to its next regular meeting scheduled for Monday, December 18, 2023, at 6:30 p.m.

Respectfully Submitted:

  
Georgianna Nicole Alvarez, MMC, CPMC  
City Clerk

Approved this 18<sup>th</sup> day of December, 2023:

  
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Misty Perez, Mayor