

# Agenda



**Date:** Wednesday, June 12, 2024  
**Time:** 5:15 p.m.  
**Location:** City Hall, Bldg. A, Executive Conference Room #103  
276 Fourth Avenue, Chula Vista, CA

## Board of Ethics Special Meeting

**Public Comments:** Public comments may be submitted to the Board of Ethics in the following ways:

- **In-person comments during the meeting.** Join us for the Board of Ethics meeting at the time and location specified on this agenda to make your comments. Each person will be allotted three (3) minutes to address the Board.
- **Submit an eComment.** Visit [www.chulavistaca.gov/boardmeetings](http://www.chulavistaca.gov/boardmeetings), locate this meeting, and click the comment bubble icon. Click on the item you wish to comment on, then click "Leave Comment."
- **Email comments.** Submit comments via email to [BOE@chulavistaca.gov](mailto:BOE@chulavistaca.gov).

The commenting period will close three (3) hours before the meeting. All comments will be made available to the Board and the public.

**Accessibility:** *Individuals with disabilities are invited to request modifications or accommodations in order to access and/or participate in a Board of Ethics meeting by contacting the City Attorney's Office at [BOE@chulavistaca.gov](mailto:BOE@chulavistaca.gov) (California Relay Service is available for the hearing impaired by dialing 711) at least forty-eight hours in advance of the meeting.*

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1. **CALL TO ORDER**
2. **ROLL CALL**  
Board Members Barragan, Gersten, Hurst, Maisonet, Salas, Torres, Velissaropoulos
3. **PRESENTATION**
  - 3.1 **Presentation by Deputy City Manager Courtney Chase: Keeping Chula Vista Safe, Clean and Well-Maintained, A Status Update on Measure P** 4  
**Recommended Action:**  
Hear presentation.
  - 3.2 **Presentation by Assistant City Attorney Megan McClurg on Board and Commission Meeting Notice Requirements Under the Brown Act**  
**Recommended Action:**  
Hear presentation.
4. **ACTION ITEMS**  
*The Item(s) listed in this section of the agenda will be considered individually by the Board and are expected to elicit discussion and deliberation. If you wish to comment on one of these items, you may do so at [www.chulavistaca.gov/boardmeetings](http://www.chulavistaca.gov/boardmeetings). or submit an electronic comment per the instructions on page one of this agenda.*
  - 4.1 **Approval of April 17, 2024 Meeting Minutes** 29
  - 4.2 **Written Communications** 32  
Communication from Board Member William Gersten requesting an excused absence from the April 17, 2024, Board of Ethics meeting.  
**Recommended Action:**  
Consider request for excused absence as appropriate.
  - 4.3 **Continued Discussion and Possible Action on Board of Ethics Work Plan for Fiscal Year 2023 - 2024**  
Update on ad hoc subcommittees work plan for the following projects:  
  
Group A: Lobbying Ordinance - Board Members Isidro Barragan, Leslie Hurst and Bobby Ray Salas  
  
Group B: Ex Parte Communications Policy - Board Members William Gersten, Jose Torres and Bobby Ray Salas  
  
Group C: Amendments to Code of Ethics - Board Members Alexia Velissaropoulos, Leslie Hurst and Robert Maisonet  
  
**Recommended Action:**  
Discuss ad hoc subcommittee work and/or goals and take other action as appropriate.

**OTHER BUSINESS**

5. **STAFF COMMENTS**
6. **CHAIR'S COMMENTS**
7. **BOARD MEMBERS' COMMENTS**
8. **ADJOURNMENT**  
to the regular meeting on July 17, 2024 at 5:15 p.m.

*Materials provided to the Board of Ethics related to any open-session item on this agenda are available for public review by contacting the City Attorney's Office at [BOE@chulavistaca.gov](mailto:BOE@chulavistaca.gov).*



Presented by:  
Courtney Chase, Deputy City Manager

# Keeping Chula Vista Safe, Clean and Well-Maintained

A Status Update on Measure P

# Background on Measure P

## Key Highlights

- ▶ ½ Cent Sales Tax on Retail Sales
- ▶ Voter Approved on November 8, 2016
- ▶ Collection Began April 1, 2017
- ▶ 10-Year Period, Set to Expire in 2027
- ▶ Instituted the **Citizens' Oversight Committee**
- ▶ Established the ***Infrastructure, Facilities and Equipment Expenditure Plan*** which established the most critical priority items for funding

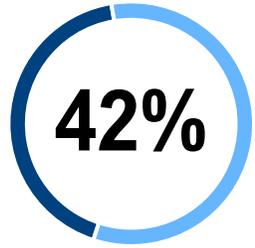


# Evaluation of City Infrastructure

# Background on Measure P

## Approved Expenditure Plan Priorities

- ▶ Pave, maintain and repair residential streets and fix potholes
- ▶ Upgrade or replace aging police, fire and 911 emergency response facilities, vehicles and equipment
- ▶ Replace storm drains to prevent sinkholes
- ▶ Upgrade irrigation systems to conserve water and save energy
- ▶ Make essential repairs to older libraries, senior center and recreation centers
- ▶ Improve our Traffic Signal Systems



# City Infrastructure Projects



## Rohr Park Renovation

Measure P has funded a multitude of much-needed upgrades and repairs at Chula Vista's largest park, covering nearly 60 acres, including reconstruction of the basketball courts, bleachers, picnic benches, and drinking fountains; expansion of ADA access; and new restroom facilities.



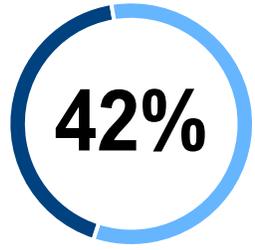
## Residential Street Rehab & Repair

Over 300 residential street segments were in failing condition and required major rehabilitation and repairs at costs significantly more than typical preventative maintenance. Measure P funding allowed for major asphalt replacement and rehabilitation on these streets placing them into a sustainable cycle of preventative maintenance for years to come.



## City Network Upgrade

Replacement of the City network & upgrades to telecommunications has allowed for Smart City functionality which reduces traffic congestion and associated carbon emissions, enhances energy savings in City buildings, provides advanced citizen engagement through the capabilities of virtual City Hall, and enables enhanced security at City parks and other locations.



# City Infrastructure Projects



## Drainage

Measure P funding has allowed for the rehabilitation of more than 160 Corrugated Metal Pipe (CMP) locations including storm drain repairs of over 19,000 linear feet outside the right of way.



## Sidewalks

Funding from Measure P has been utilized to repair over 7,640 damaged sidewalk locations exhibiting moderate-to-small heave displacements including the replacement of 130 sidewalk panels throughout the city.



## Traffic Signals

Measure P funding has allowed for traffic signal modifications and upgrades to 11 existing signalized intersections. These upgrades improve visibility, provide for protected left turn movements, and replaced failing and outdated traffic signals at various locations citywide.



# Public Safety Projects

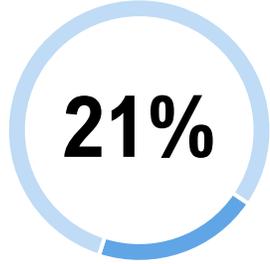


## Fire Facilities and Equipment

\$30 million in Measure P funding has facilitated major rehabilitation of Fire Stations throughout the City-Including the design and construction of new Fire Stations 3 and 5 and reconstruction of Fire Station 1, improving emergency services and response times in the community.

## Police Dispatch Center

Funding from Measure P has secured a new \$1.4 million PremierOne Computer Aided Dispatch (CAD) System, a critical component of the 911 emergency service framework, ensuring that the system remains stable and reliable with expanded technological capabilities directly impacting response times and officer safety.



# Public Facility Renovations



## Loma Verde Community Center

The Loma Verde Community Center underwent a \$22.5 million renovation and has a new multi-purpose gymnasium, dance rooms, crafts room, fitness room, game room, restrooms, two new pools and splash pad, shower/changing rooms, and classrooms.

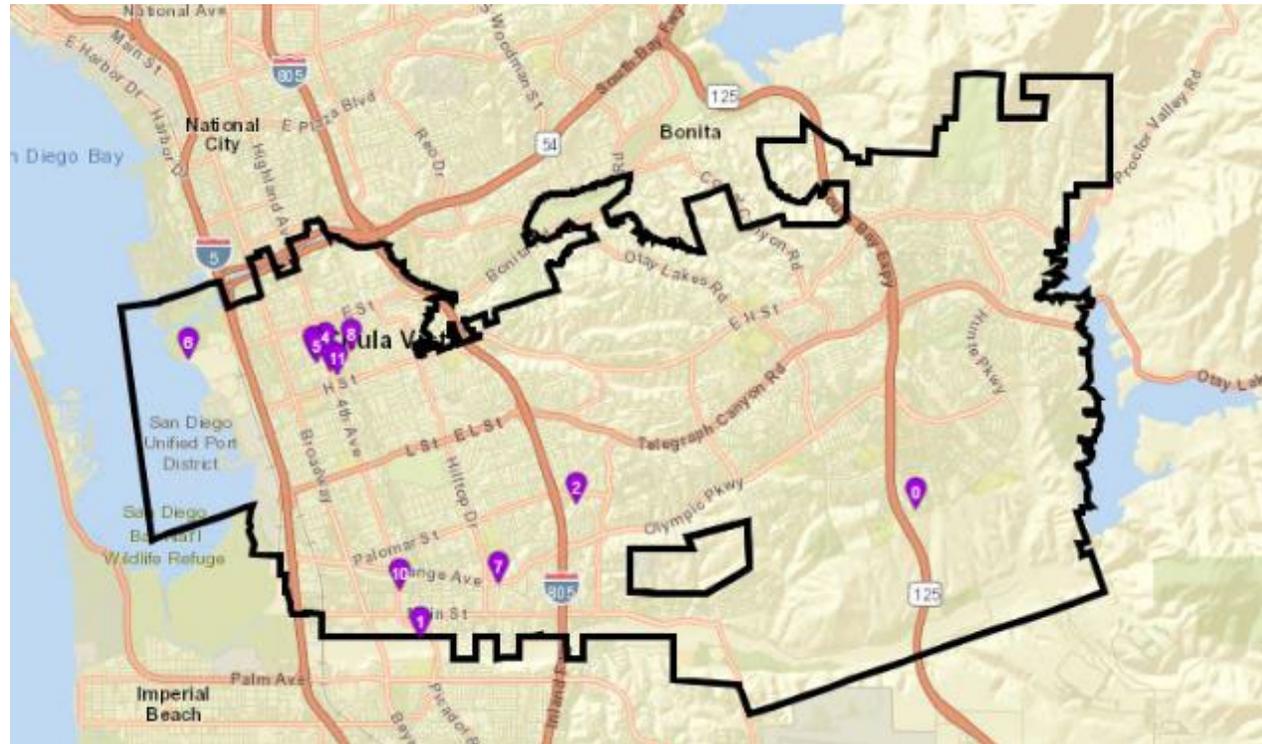


## Civic Center Library

The Chula Vista Civic Center Library opened its doors in 1976, and thanks to Measure P, the City has been able to address significant infrastructure repairs including replacing the roof, restroom renovations for ADA access, and electrical/HVAC upgrades. All with the focus of increasing access to services and materials for the public.

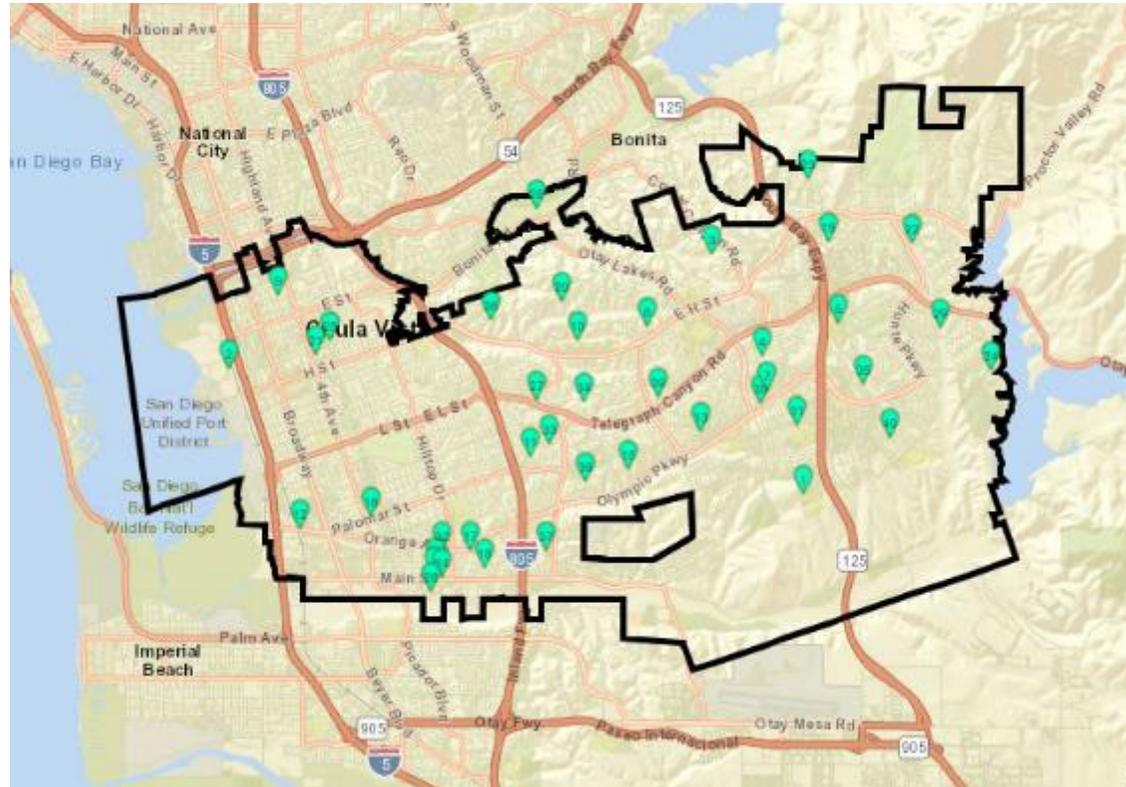
# Community Facilities

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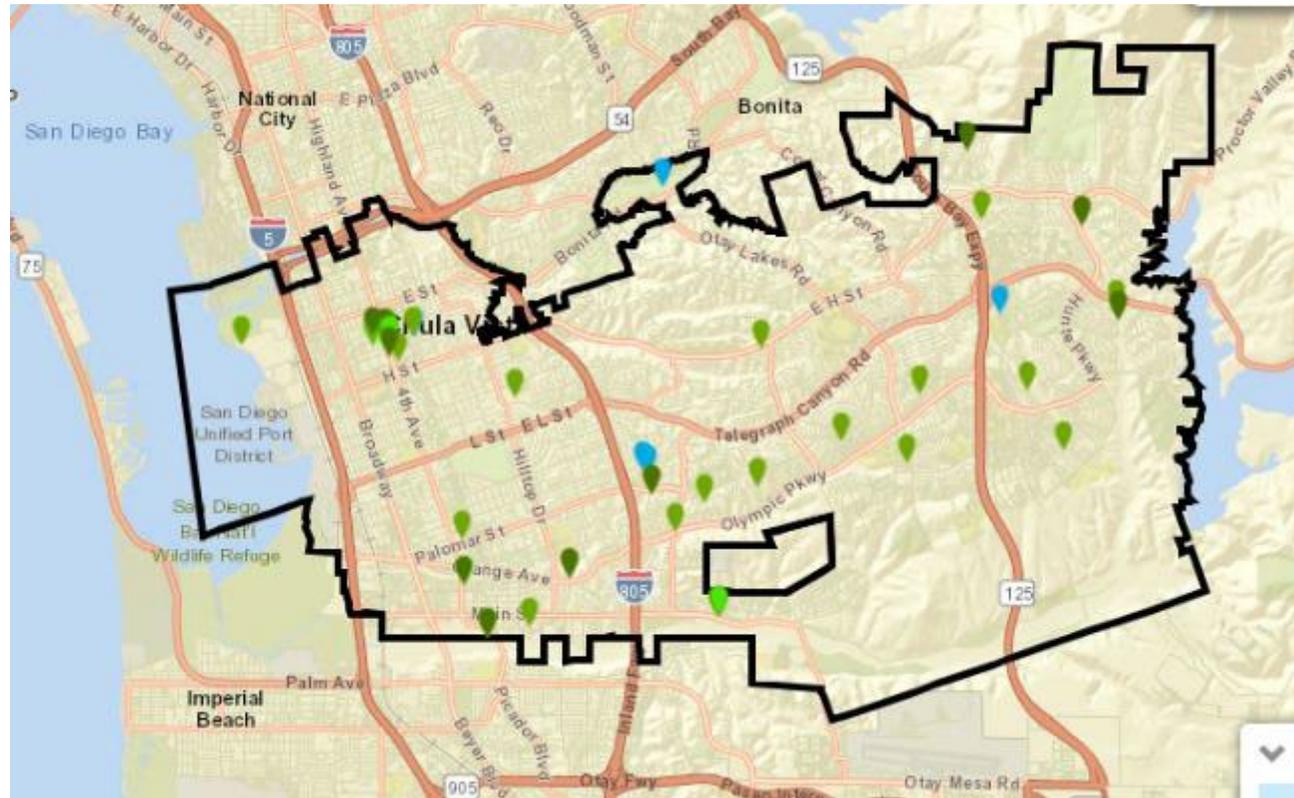
# Parks, Fields & Courts

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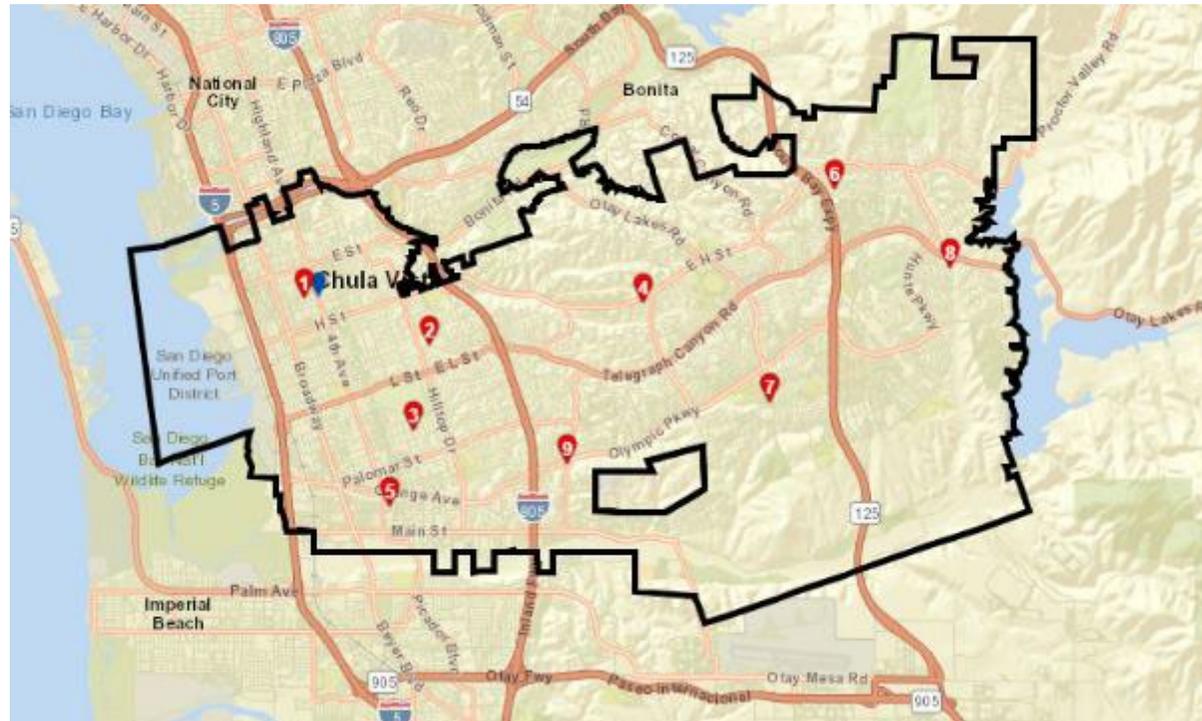
# Energy & Water

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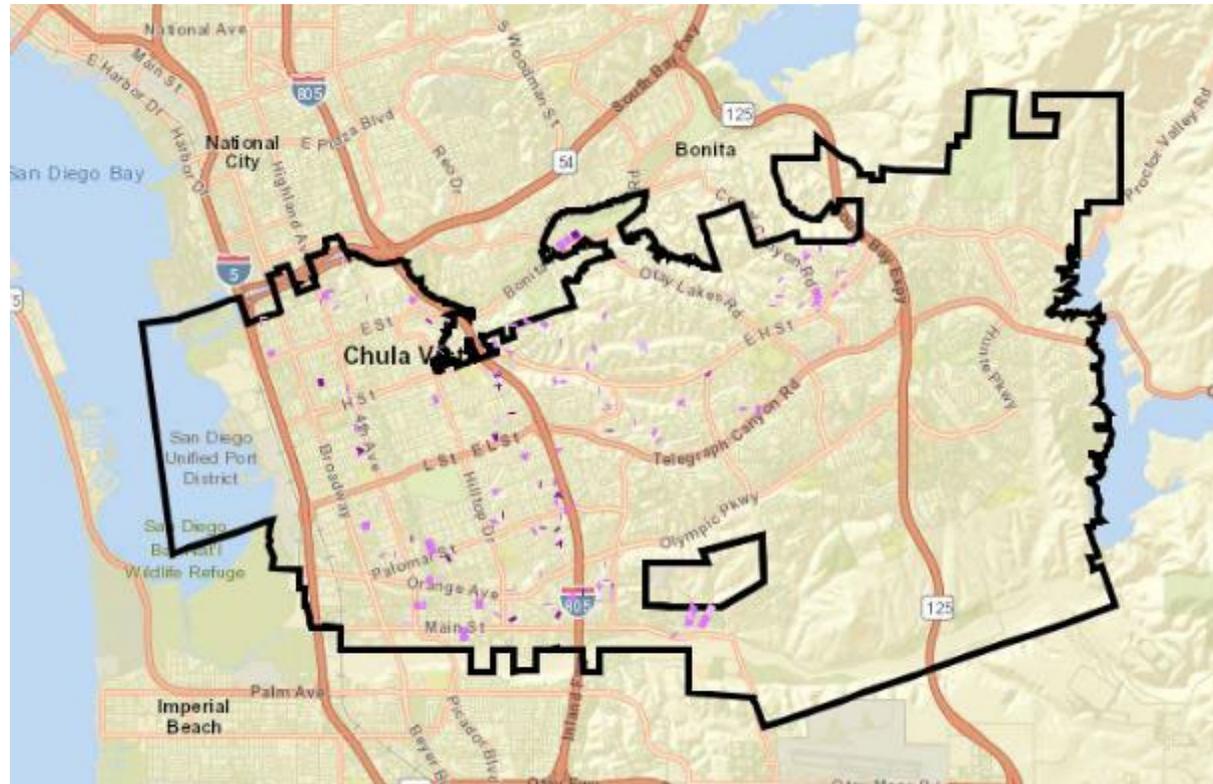
# Public Safety

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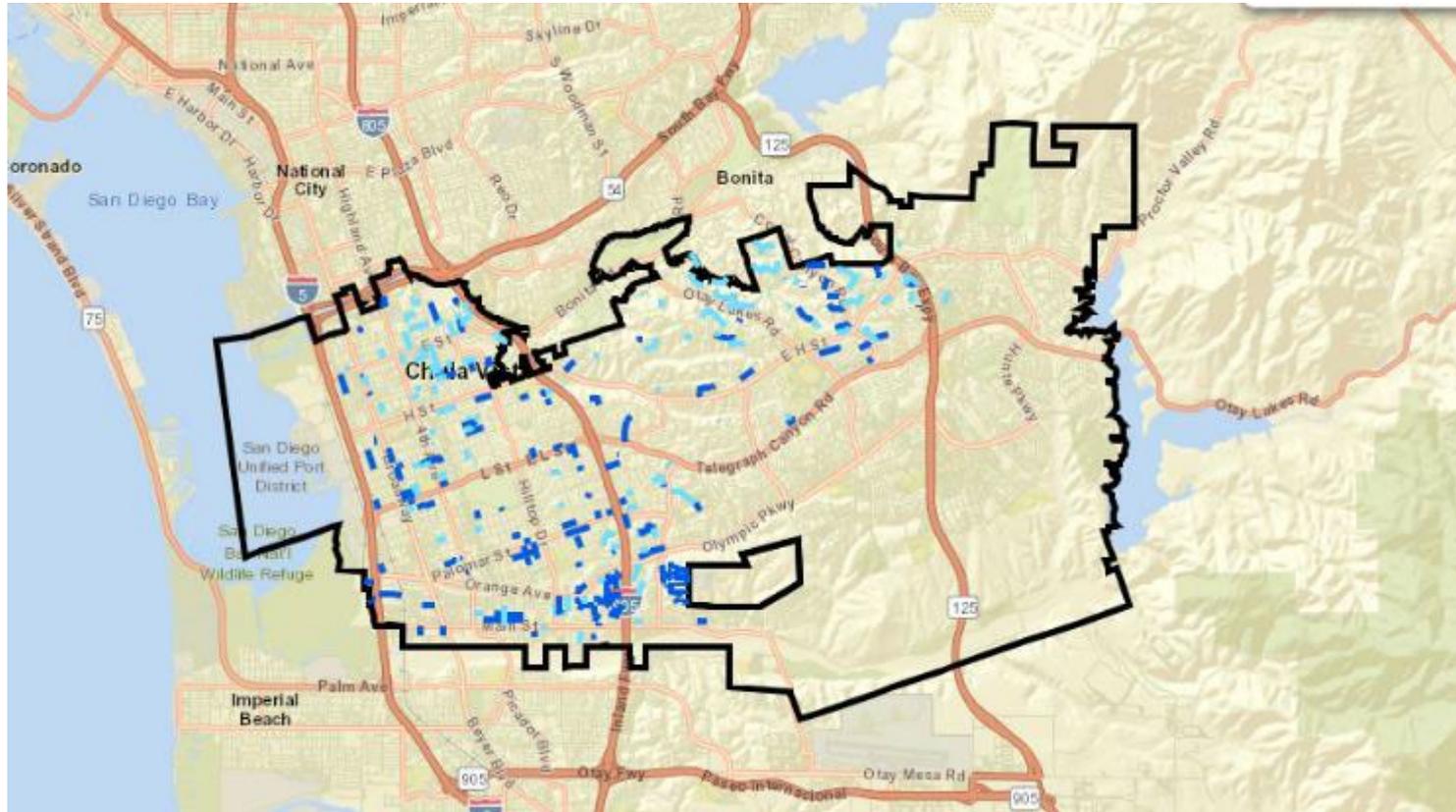


# Storm Drains

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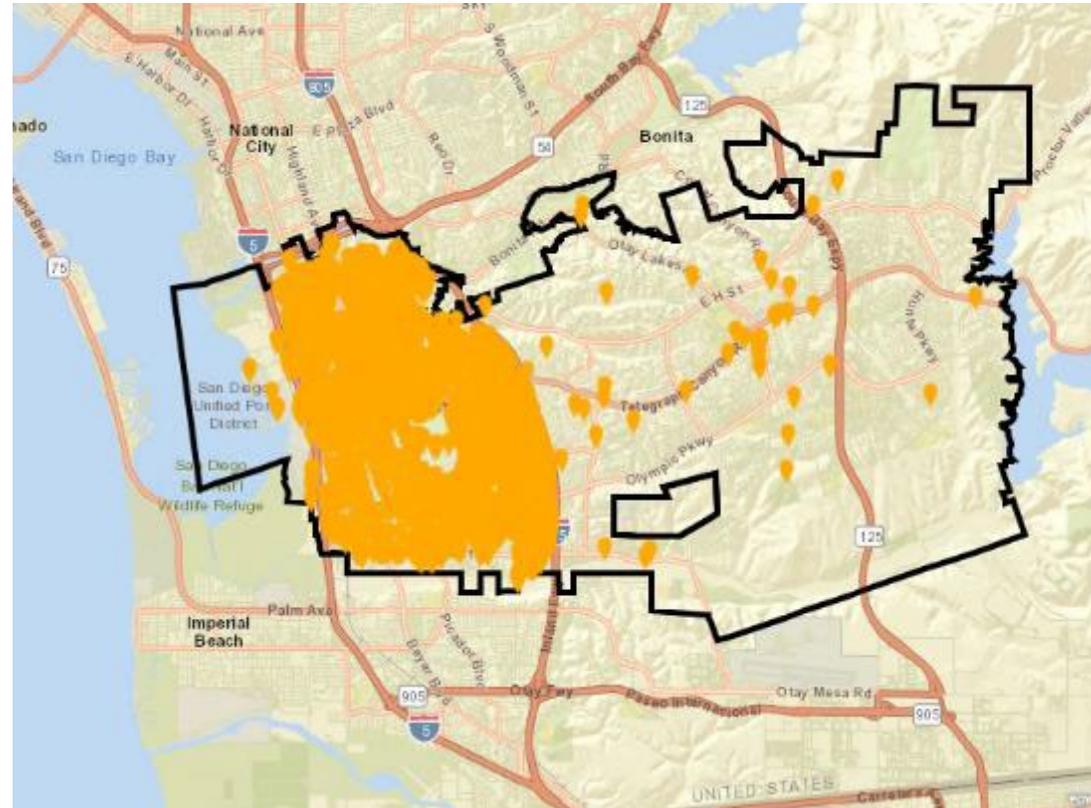


# Streets



# Sidewalks

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# Measure P Financials

- ▶ Sales Tax Revenues were originally estimated to generate \$16 million per year
- ▶ Updated 2023 revenue estimates are projected to generate >\$25 million per year
- ▶ The *Infrastructure, Facilities and Equipment Plan* includes long-term financing of approximately \$70.8 million from the issuance of bonds via Resolution 2017-089 on June 6, 2017, in order to expedite the most critically needed repairs or replacements of citywide infrastructure.
- ▶ City has paid down the bond debt principal by 49% (\$34.7 million) as of FY22-23

## Actual v. Projected Revenues



## Current Expenditure Allocation



# Measure P Citizens' Oversight Committee

The committee is comprised of nine members consisting of five At-Large members, with at least one from each Council district, and four Designated members selected from candidates brought forward by select nominating authorities.

The main function of the Measure P Citizens' Oversight Committee (COC) is to review and report on City compliance with the provisions of Measure P, particularly with respect to the City's accounting and expenditure of Measure P revenues.

**Meeting:** 4th Thursday  
Quarterly

(Jan, Apr, Jul, Oct)

June 12, 2024 Agenda

**Chair:** David Garcias  
(Term Exp. 2025)

# Measure P Citizens' Oversight Committee

**Meeting:** 4th Thursday  
Quarterly

(Jan, Apr, Jul, Oct)

June 12, 2024 Agenda

**Chair:** David Garcias  
(Term Exp. 2025)

## About Board of Ethics

The committee is comprised of nine members appointed to four-year terms, consisting of five At-Large members, with at least one from each Council district, and four Designated members selected from candidates nominated by the following Nominating Authorities:

- ▶ Chula Vista Chamber of Commerce
- ▶ Alliance of Californians for Community Empowerment
- ▶ San Diego & Imperial Counties Labor Union
- ▶ San Diego Taxpayers Association
- ▶ Parks and Recreation Commission
- ▶ Sustainability Commission

## Role & Function

The main function of the Measure P Citizens' Oversight Committee (COC) is to review and report on City compliance with the provisions of Measure P, particularly with respect to the City's accounting and expenditure of Measure P revenues.

*Specific duties include:*

- ▶ Review and comment on each year's Finance Department Report, Measure P Spending Plan, and Auditor Report.
- ▶ Prepare an annual report regarding the Finance Department Report for presentation to the City Council at a Public Meeting
- ▶ Work with City staff to identify and apply 'best practices' for tracking and reporting on Measure P revenues and expenditures relative to other City revenue and expenditures.

# Maintaining Local Funding without Raising Taxes

- ▶ Funding is set to expire, unless voters choose to renew it.
- ▶ To continue upgrading and maintain streets, underground storm drains and other local infrastructure the City is considering a November 2024 ballot measure to renew this source of funding for an additional 10 years at the current rate, without raising taxes.

# Continued Funding Could be Used To:

- ▶ Fix potholes and pave and maintain local streets
- ▶ Clean up trash and litter along streets sidewalks and in other public areas
- ▶ Keep existing parks and recreations facilities safe, clean, and well-maintained
- ▶ Repair infrastructure including sidewalks, curbs and storm drains
- ▶ Make improvements to roads and intersections to better manage traffic congestion on City streets
- ▶ Repair or replace aging underground stormwater pipes that are at risk of collapse and creating sinkholes
- ▶ Address homeless encampments and increase cleanup efforts

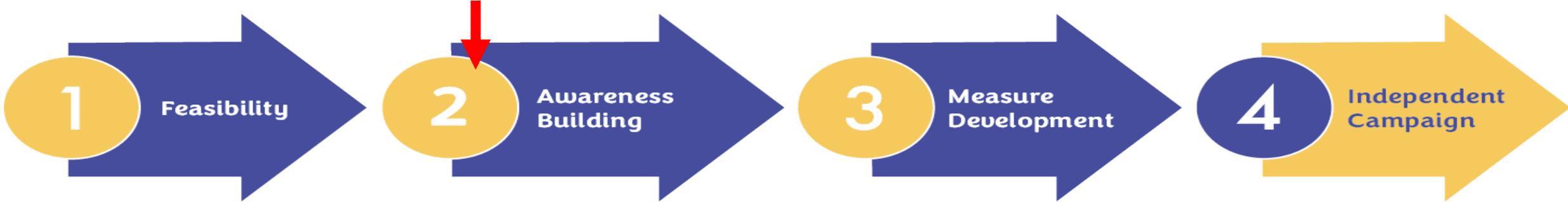
# Fiscal Accountability and Local Control

*Any local funding measure would include fiscal accountability requirements, including:*

- ▶ Required public disclosure of all spending
- ▶ Essential purchases such as groceries, prescription medicine, diapers, and feminine hygiene products would continue to be exempt from sales tax
- ▶ All funds must stay local in Chula Vista and no funds can be taken away by the State
- ▶ Renewal of local funding at current rates, with no increase to local sales tax

# TCX Ballot Measure Planning

**We are Here**



- ✓ Voter Survey
- ✓ Election Timing
- ✓ Tax Rate
- ✓ Political Landscape

- ✓ Non-Advocacy Communication
- ✓ Existing comms
- ✓ Informational mailers / digital ads
- ✓ Internal and external audiences
- ✓ Seek feedback
- ✓ Refine proposal
- ✓ Community readiness?

- ✓ Ballot Resolution/ Ordinance
- ✓ 75 words
- ✓ Projects & Programs
- ✓ Ballot Argument & Signers
- ✓ Official Vote (>88 days before Election)

- ✓ Volunteer leaders
- ✓ Fundraising
- ✓ Website/Social
- ✓ Endorsements
- ✓ Grassroots
- ✓ Lawn Signs
- ✓ Mailers
- ✓ Digital Ads
- ✓ Get Out the Vote

**Nov 2024 election:  
Council Action Summer 2024**



**"By successfully leveraging and investing our Measure P revenue to fund our priority infrastructure needs, the City has delivered on their promise to maintain a stronger, safer Chula Vista and improving the quality of life for our residents and visitors. "**

-DAVID GARCIAS

CHAIR, MEASURE P CITIZENS OVERSIGHT COMMITTEE



## **Your Infrastructure Sales Tax at Work**

**City of Chula Vista**  
Measure P

# Delivering on the Promise...



## Measure P: Delivering on the Promise

Chula Vista voters approved Measure P – a temporary, ten-year, half-cent sales tax to fund high priority infrastructure needs. Collection of the sales tax began April 1, 2017. As of March 2023, the sales tax has raised \$140.1 million in revenue which has been reinvested into our City's future.

The City's Infrastructure, Facilities and Equipment Expenditure Plan has guided implementation of Measure P sales tax funds and has been successfully used to upgrade police, fire, paramedic and 9-1-1 equipment, vehicles and facilities; fund streets and sidewalks; replace storm drains to prevent sinkholes; improve parks; repair recreation facilities; and repair and replace other city infrastructure.

Read more on prominent Measure P-funded infrastructure projects that have benefited our community.



**“**By successfully leveraging and investing our Measure P revenue to fund our priority infrastructure needs, the City has delivered on their promise to maintain a stronger, safer Chula Vista and improving the quality of life for our residents and visitors.**”**

*-DAVID GARCIAS, CHAIR  
CITIZENS OVERSIGHT COMMITTEE*



## Major Projects

FUNDED BY REVENUE GENERATED FROM MEASURE P

### CITY INFRASTRUCTURE PROJECTS

**RESIDENTIAL STREET REHABILITATION & REPAIR**  
Over 300 residential street segments were in falling condition and required major rehabilitation and repairs at costs significantly more than typical preventative maintenance. Measure P funding allowed for major asphalt replacement and rehabilitation on these streets placing them into a sustainable cycle of preventative maintenance for years to come.

**ROHR PARK RENOVATION**  
Measure P has funded a multitude of much-needed upgrades and repairs at Chula Vista's largest park, covering nearly 60 acres, including reconstruction of the basketball courts, bleachers, picnic benches, and drinking fountains; expansion of ADA access; and new restroom facilities (in progress).

### PUBLIC SAFETY

**FIRE FACILITIES & EQUIPMENT**  
\$30 million in Measure P funding has facilitated major rehabilitation of Fire Stations throughout the City including the design and construction of new Fire Stations 3 and 5 and reconstruction of Fire Station 1, improving emergency services and response times in the community.

**POLICE SERVICES**  
Funding from Measure P has secured a new \$1.4 million PremierOne Computer Aided Dispatch (CAD) System, a critical component of the 911 emergency service framework, ensuring that the system remains stable and reliable with expanded technological capabilities directly impacting response times and officer safety.

### PUBLIC FACILITY RENOVATIONS

**LOMA VERDE COMMUNITY CENTER**  
The Loma Verde Community Center is currently undergoing a \$22.5 million renovation. When complete, it will have a new multi-purpose gymnasium, dance rooms, crafts room, fitness room, game room, restrooms, two new pools and splash pad, shower/changing rooms, and classrooms. (Summer 2023)

**CIVIC CENTER LIBRARY**  
The Chula Vista Civic Center Library opened its doors in 1976, and thanks to Measure P, the City has been able to address significant infrastructure repairs including replacing the roof, restroom renovations for ADA access, and electrical/HVAC upgrades. All with the focus of increasing access to services and materials for the public.

### Approved Expenditure Plan Priorities

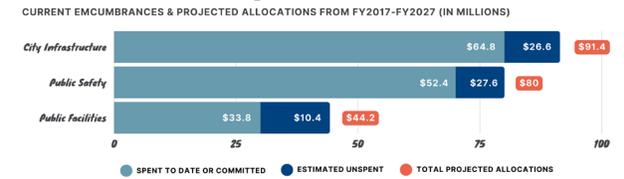
- Pave, maintain and repair neighborhood streets and fix potholes
- Improve traffic signal systems
- Replace storm drains to prevent sinkholes
- Upgrade or replace aging police, fire and 911 emergency response facilities, vehicles and equipment
- Upgrade irrigation systems to conserve water and save energy
- Make essential repairs to older libraries, senior center and recreation centers
- Repair sports fields and courts and park infrastructure

**\$22.9 MILLION**

Spent on rehabilitating and repairing 337 residential street segments with the lowest condition scores citywide.



## Measure P Expenditures



## \$244.8 Million

TOTAL REVENUE PROJECTED TO BE GENERATED FROM MEASURE P THAT WILL BE REINVESTED BACK INTO THE CITY (CURRENT 10-YEAR PROJECTION THROUGH 2027)

Category	Amount
CITY INFRASTRUCTURE UPGRADES	\$91.4 MILLION
INVESTMENT IN PUBLIC SAFETY	\$80 MILLION
PUBLIC FACILITY RENOVATIONS	\$44.2 MILLION

## City Infrastructure

- ASSETS INCLUDE OVER:
- 4,200,000 linear feet of curb & gutters
  - 54,000 public street and park trees
  - 10,000 streetlights
  - 2,000 acres of open space
  - 1,000 miles of sidewalks, trails, and paths
  - 570 acres of park land
  - 500 miles of sewer pipes
  - 550 kW of solar photovoltaics
  - 460 miles of public streets
  - 249 miles of storm drains

### CITIZENS OVERSIGHT COMMITTEE

Per CVMC3.33.160, the function of the COC is to:

1. Review and comment on each year's Finance Department Report; Measure P Spending Plan; and Audit Report.
2. Prepare an Annual Report regarding the Finance Department Report for presentation to the City Council at a Public Meeting.
3. Work with City Staff to identify and apply "best practices" for tracking & reporting on Measure P revenues and expenditures.

### Energy Conservation Projects

- 16K LIGHTBULBS REPLACED WITH LEDS ACROSS THE CITY
- 41 ELECTRIC PLUG-IN HYBRIDS ADDED TO CITY FLEET
- 9 ENERGY EFFICIENT HVAC UPGRADES AT CITY FACILITIES
- 5 LOW FLOW RESTROOM TOILET RENOVATIONS TO CONSERVE WATER
- 1 CITYWIDE WATER EFFICIENT IRRIGATION SYSTEM INSTALLED
- 1 ELECTRIC VEHICLE CHARGING STATIONS INSTALLED

# QUESTIONS



**REGULAR MEETING OF THE BOARD OF ETHICS**

**Meeting Minutes**

April 17, 2024, 5:15 p.m.  
 City Hall, Bldg. #A, Executive Conference Room #103  
 276 Fourth Avenue, Chula Vista

Present: Members Hurst, Maisonet, Salas, Torres and Chair Barragan

Absent: Members Gersten and Velissaropoulos

Also Present: Assistant City Attorney McClurg and Secretary Cornejo

**1. CALL TO ORDER**

*A regular meeting of the Board of Ethics of the City of Chula Vista was called to order at 5:18 p.m.*

**2. ROLL CALL**

*Secretary Cornejo called the roll.*

**3. SPECIAL ORDERS**

**3.1 Welcome Newly Appointed Board Members Maisonet and Salas and Board Member Introductions**

Board Members introduced themselves and welcomed Board Members Maisonet and Salas.

**4. PRESENTATION**

**4.1 Presentation by Deputy City Manager Courtney Chase Regarding Measure P Status**

Presentation rescheduled to future Board of Ethics meeting.

**4.2 Presentation by Assistant City Attorney Megan McClurg Regarding Roles and Functions of the Board of Ethics**

Assistant City Attorney McClurg provided an overview of roles and functions of the Board of Ethics.

Discussion by the Board Members.

**5. PUBLIC COMMENTS**

**Public Comment:** Robert Johnson provided email comments regarding an audit. (5)

**Public Comment:** Robert Johnson provided email comments regarding website. (2)

**Public Comment:** Robert Johnson submitted a request to speak regarding website calendar. (1)

**6. ACTION ITEMS**

**6.1 Approval of January 17, 2024 Meeting Minutes**

**Moved by** Jose Torres

**Seconded by** Robert Maisonet

Minutes approved.

**Result: Carried Unanimously**

**6.2 Continued Discussion and Possible Action on Board of Ethics Work Plan for Fiscal Year 2023 - 2024**

Board Members updated newly appointed Board Members Maisonet and Salas on ad-hoc subcommittee group A, B and C.

Board Member Maisonet was added to group C and Board Member Salas was added to groups A and B.

**6.3 Discussion and Possible Action Regarding Solicitation of Additional Enforcement Authority Panel Members Pursuant to CVMC 2.52.140**

There was consensus to move forward with solicitation of additional enforcement authority panel members.

**OTHER BUSINESS**

**7. STAFF COMMENTS**

Assistant City Attorney McClurg welcomed the new Board Members. Secretary Cornejo welcomed the new Board Members made the Board aware of the upcoming holiday in June that will affect our June meeting.

**8. CHAIR'S COMMENTS**

Chair Barragan thanked staff for their help and welcomed new Board Members Maisonet and Salas.

**9. BOARD MEMBERS' COMMENTS**

Board Members Torres and Hurst welcomed new Board Members Maisonet and Salas.

**10. ADJOURNMENT**

*The meeting was adjourned at 6:31 p.m.*

*Minutes prepared by: Doris Cornejo, Secretary*

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Doris Cornejo, Secretary

**REQUEST FOR EXCUSED ABSENCE**

City of Chula Vista Boards, Commissions, and Committees

Name: William Gersten Date of Absence: 04/17/2024

Board/Commission/Committee: Ethics Commission

Chula Vista Municipal Code section 2.25.110 (C) allows board/commission/committee members, by a majority vote, to excuse a fellow board, commission, or committee member’s absence from a meeting for any of the reasons listed below. **A member who is absent from three consecutive, regular meetings will be deemed to have vacated his or her membership, unless the member’s absence is excused by a majority vote of the other members.** An absence is only recorded as “excused” upon receipt of a member’s request and majority vote of the board/commission/committee to excuse the absence. Accordingly, if you have been absent from a regular meeting, please complete and submit this form to the chair or secretary.

Please indicate the reason for the absence:

- 1. Illness of the member, family member of the member, or personal friend of the member;
- 2. Business commitment of the member that interferes with the attendance of the member at a meeting;
- 3. Previously scheduled vacation of the member, notice of which was provided to the respective board or commission in advance of the meeting;
- 4. Attendance of the member at a funeral, religious service or ceremony, wedding, or other similarly significant event;
- 5. Unexpected, emergency situation that prohibits the member’s attendance; or
- 6. Other reason for which the member has given notice to the secretary of his or her unavailability at least seven days in advance of the meeting.

OR

The absence was not for any of the above-listed reasons. I understand that the absence will be recorded as unexcused.

I certify the reason for the absence indicated above is true and correct.

Member’s Signature: William Gersten Date: 04/16/2024

*If completed by secretary or staff to board/commission/committee:*

Completed on member’s behalf by: \_\_\_\_\_, per member’s  Verbal  Written request  
on: \_\_\_\_\_ (date) (secretary/liaison’s name)