

**ORDINANCE 2022-001**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAN PABLO AMENDING CHAPTER 15.52 OF THE SAN PABLO MUNICIPAL CODE REGARDING HEALTH AND SAFETY INSPECTIONS OF RESIDENTIAL PROPERTY; CHAPTER 8.02 REGARDING PROPERTY MAINTENANCE AND ABATEMENT OF NUISANCES; AND CHAPTER 15.04.020 REGARDING BUILDING CODE BOARD OF APPEALS.**

The City Council of the City of San Pablo does ordain as follows:

**SECTION 1.** Chapter 15.52 of the San Pablo Municipal Code is hereby amended in its entirety to read as follows:

**Chapter 15.52**

**RESIDENTIAL HEALTH AND SAFETY ORDINANCE**

- 15.52.010 Short title.**
- 15.52.020 Definitions.**
- 15.52.030 Certificate required for occupancy.**
- 15.52.040 Resale certificate of compliance - Transfer of residential unit.**
- 15.52.050 Resale certificate of compliance – Contents and duration.**
- 15.52.060 Temporary resale certificate of compliance.**
- 15.52.070 Temporary resale certificate of compliance – Contents and duration.**
- 15.52.080 Rental certificate of compliance - Non-owner-occupied unit.**
- 15.52.090 Noncompliance with existing codes – Correction of violations.**
- 15.52.100 Rental certificate of compliance – Contents and duration.**
- 15.52.110 Fees established by council resolution.**
- 15.52.120 Availability of property for inspection.**
- 15.52.130 Appeals.**
- 15.52.140 Enforcement and implementation of regulations.**
- 15.52.150 Code violations – Tenant’s right to request inspection.**
- 15.52.160 Violation – Penalty.**

**15.52.010 Short title.**

This chapter shall be cited as “The residential health and safety ordinance.”

**15.52.020 Definitions.**

The following words and phrases, whenever used in this chapter, shall be construed as defined in this section:

“Administrator” means the building official for the city.

“Buyer” means the buyer or transferee, or authorized agent, who has entered into a real estate transaction agreement with the owner.

“Change in use” means to occupy a unit for other than a residence in accordance with the zoning code for the city.

“City” means the city of San Pablo, California.

“Inspector” means a qualified individual who has been deputized to perform inspections for the city.

“Extended stay” means those motels and hotels that advertise and are typically occupied by individuals for over 30 days.

“Non-owner-occupied” means any unit whose most recent occupant was not the owner.

“Occupant” means any person who occupies a unit whether as an owner, tenant or permittee of the owner.

“Owner” means the owner of record as shown on the last equalized assessment roll or the authorized agent of the owner.

“Person” means an individual, partnership, corporation or association, or rental agent of any of the foregoing.

“Representative” means an individual who has been authorized to represent the owner such as a property manager or is in lawful control of the property.

“Unit” means a dwelling unit in a single-family, two-family, or multiple-family residence building, including accessory dwelling units, extended-stay motels and hotels, boardinghouses, and similar living accommodations.

#### **15.52.030 Certificate required for occupancy.**

No person shall occupy, change the use of or sell, exchange, rent, lease or otherwise permit any non-owner-occupied unit more than three years from the original construction date, or any owner-occupied unit more than ten years from the original construction date, to be occupied until a resale certificate of compliance, rental certificate of compliance, or temporary resale certificate of compliance is issued by the administrator, as provided in this chapter. Failure to obtain any certificate required by this chapter or any other violation of this chapter shall constitute a violation of local codes dealing with health, safety or building within the meaning of California Revenue and Taxation Code Sections 17274 and 24436.5, which do not allow a tax deduction for substandard housing.

#### **15.52.040 Resale certificate of compliance - Transfer of residential unit.**

- A. When a residential single-family, owner-occupied unit more than ten years old, or a residential non-owner-occupied unit more than three years old, is being sold, transferred, assigned, by operation of law or otherwise, the owner shall file with the administrator a written application for resale certificate of compliance on a form to be prescribed by the administrator, accompanied by the fee therefor, unless as exempted under Section 15.52.040C.
- B. Within five working days after the application is received the owner shall request an inspection and the administrator shall cause an inspection of the property to be made for compliance with the city's codes so as to remove or mitigate potential threats to the health and safety of the occupants or future occupants. Units that are being sold and in escrow will have first priority to be inspected. If the unit is not determined to be unsafe in accordance to the California Building Codes, the administrator shall issue a resale certificate of compliance.
- C. If a residential unit has a current, valid rental certificate of compliance, and has not been sold, transferred, assigned, by operation of law or otherwise within the past twelve months, then a resale certificate of compliance is not needed.

#### **15.52.050 Resale certificate of compliance - Contents and duration.**

- A. The resale certificate of compliance shall state:
  - 1. The date of issuance;
  - 2. The length of time the certificate shall be considered current;
  - 3. The legal use and occupancy of the unit;
  - 4. The address of the building;
  - 5. The name of the person to whom it is issued; and
  - 6. The certification that the unit complies with the provisions of applicable codes and ordinances.
- B. The resale certificate of compliance shall expire upon the completion of sale, transfer, or assignment; or twelve months from the date of issuance; whichever is earlier.
- C. If a residential single-family, owner-occupied unit is under ten years of age or a nonowner occupied unit is under three years of age, the administrator shall issue a letter of exemption in lieu of a resale certificate of compliance upon request of the owner.

**15.52.060 Temporary resale certificate of compliance.**

- A. If the owner cannot complete all work needed to remove or mitigate potential threats to the health and safety of the occupants or future occupants, as specified in Section 15.52.040B, before the anticipated date of close of escrow, the buyer may file with the administrator a written application for a temporary resale certificate of compliance. Upon approval of the application and issuance of a temporary resale certificate of compliance by the administrator to the buyer, the buyer shall assume all obligations of the owner as specified in Sections 15.52.040B and 15.52.070, and shall comply with the city's codes so as to remove or mitigate, the potential threats to the health and safety of the occupants or future occupants.
- B. If the potential threats to health and safety are not remedied before the close of escrow, the unit shall remain unoccupied until occupancy is allowed by the building official.
- C. If the unit remains unoccupied or the remaining violations are not deemed an immediate hazard to the occupants as determined by the City, the required permit shall be obtained within 15 days of the close of escrow and the work will follow the permit timeline in accordance with current applicable codes and department polices.

**15.52.070 Temporary resale certificate of compliance - Contents and duration.**

- A. The temporary resale certificate of compliance shall state:
  - 1. The date of issuance;
  - 2. The length of time the certificate shall be considered current;
  - 3. The legal use and occupancy of the unit;
  - 3. The address of the building; and
  - 5. The name of the person to whom it is issued.
- B. All temporary resale certificates of compliance shall be signed by the buyer and notarized. The notarized certificate and applicable documents will be recorded on the property until full compliance is achieved.
- C. The temporary resale certificate of compliance shall expire upon the completion of all work needed to remove or mitigate potential threats to the health and safety of the occupants or future occupants as specified in Section 15.52.040B, or sixty days from close of escrow, whichever occurs sooner. In a case by case basis, the administrator may grant extensions, the extension shall be requested in writing and specify a valid reason for the request.

- D. It is a violation of this chapter and a public nuisance to rent, lease, sublet a unit that does not have a valid temporary certificate of compliance or rental certificate of compliance.

**15.52.080 Rental certificate of compliance - Non-owner-occupied unit.**

- A. All non-owner-occupied units more than three years old shall require a rental certificate of compliance, unless as exempted under Section 15.52.080B. When a unit has not previously had a rental certificate of compliance or when the period indicated on the current rental certificate of compliance has less than thirty days to expiration, the owner shall file with the administrator a written application for a rental certificate of compliance on a form to be prescribed by the administrator, accompanied by the fee.
- B. If a residential non-owner-occupied unit is under three years old, the administrator shall issue a letter of exemption in lieu of a certificate of compliance upon request of the owner.
- C. If the residential unit has been sold, transferred, assigned, by operation of law or otherwise within the past twelve months, and a valid resale certificate of compliance or temporary resale certificate of compliance was issued, then a rental certificate of compliance is not required for twelve months after the close of escrow, or until the expiration date of a valid rental certificate of compliance; whichever is later.
- D. Within a reasonable time, not to exceed thirty days, after the application is received, the owner shall request an inspection and the administration shall cause an inspection of the unit to be made for compliance with health and safety codes. If the unit is found to be in compliance with the code and ordinances, the administrator shall issue a rental certificate of compliance. If the unit is not found to comply, then section 15.52.090 applies.

**15.52.090 Noncompliance with existing codes - Correction of violations**

- A. Where an inspection discloses that the property contains code violations that threaten the health and safety of current or future occupants, the administrator shall give written notice of each violation to the owner within five days of inspection completion. Each violation in meeting a code requirement may be deemed a demerit as set for the in Section 15.52.100 and administrative procedures.
- B. No resale certificate of compliance or rental certificate of compliance shall be issued to the owner until all health and safety violations are corrected.
- C. If the owner fails to correct all such violations within six months after the original application was filed, a new application and fee shall be required. If a temporary resale

certificate of compliance was issued and the new owner fails to correct all such violations within sixty days after the close of escrow, a new application and fee shall be required. The acceptance of such new application shall not waive the city's right to proceed with any civil or criminal remedy for previous failures to comply with this chapter.

**15.52.100 Rental certificate of compliance - Contents and duration.**

A. The rental certificate of compliance shall state:

1. The date of issuance;
2. The length of time the certificate shall be considered current;
3. The legal use and occupancy of the unit;
4. The address of the building;
5. The name of the person to whom it is issued; and
6. The certification that the unit complies with the provisions of applicable codes and ordinances.

B. Rental certificates of compliance for non-owner-occupied units shall be good for periods of twelve, twenty-four, thirty-six, forty-eight and sixty months, depending on the number of demerits a property receives at time of original inspection. The following schedule of demerit points has been established by the administrator to determine the duration of the rental certificates of compliance as follows:

1. Single Family/Condominium/Townhouse:

Less than 8 points	5 years
Between 8-14	4 years
Between 15-21	3 years
Between 22-28	2 years
More than 29 points	1 year

2. Multiple Units: \*

Less than 8 points	5 years**
Between 8-14	4 years**
Between 15-21	3 years**
Between 22-28	2 years**
More than 29 points	1 year**

\*A parcel with more than one unit is considered a multiple unit.

\*\* Multiple units are evaluated by using the average of all points for the units and adding the points for the common areas.

For example; a duplex that has 12 demerits on unit A, 6 demerits on unit B and 2 on the common area (everything outside of the living units), the average of the two units is 9 and we add the 2 demerits from the common area for a total of 11 demerits. Based on the breakdown above, this property should have a certificate of compliance for 4 years.

- C. The rental certificate of compliance shall be void upon a change of the use of property, or upon expiration.
- D. If a residential non-owner-occupied unit is under three years old, the administrator shall issue a letter of exemption in lieu of a certificate of compliance upon request of the owner.

**15.52.110 Fees established by council resolution.**

All applicable fees shall be as established by resolution of the city council.

**15.52.120 Availability of property for inspection.**

- A. The owner shall be responsible for payment and scheduling of the inspection. The initial fees shall include one (1) initial inspection and one (1) reinspection.
- B. The owner shall be responsible for making the property available for inspection by the city by being present or by having a representative present at the time of inspection. If, due to an unforeseen circumstance, the inspection needs to be rescheduled, the owner or representative shall cancel the inspection at least 48 hours in advance in order to avoid a cancellation fee.
- C. Should access to any unit be denied by the tenant because of illness, law or any other verifiable, legitimate reason, the owner shall reschedule the inspection at no cost to the owner.
- D. If an inspection is scheduled and entry is thereafter refused or cannot be obtained, the inspector shall have recourse to every remedy provided by law to secure lawful entry and inspect the premises, including but not limited to, securing an inspection warrant pursuant to California Code of Civil Procedure Sections 1822.50 through 1822.57. The inspector shall provide notice that a warrant has been issued to both the owner/representative and the tenant or occupant at least twenty-four hours before the warrant is executed, unless the judge finds that immediate execution is reasonably necessary under the circumstances shown.

### **15.52.130 Appeals.**

- A. Any person aggrieved by the determination of the administrator under this chapter related to violations of the Building Code may appeal as described in Chapter 15.04.
- B. Any person aggrieved by the determination of the administrator under this chapter related to non-Building Code violations of the Municipal Code or to general nuisance violations may appeal as described in Chapter 8.02.

### **15.52.140 Enforcement and implementation of regulations.**

The administrator may promulgate written rules and regulations pertaining to the enforcement, interpretation, and implementation of this chapter. Nothing in this chapter shall prevent the administrator, in emergency situations, from taking such temporary action within the spirit and intent of this chapter and adopted rules and regulations.

### **15.52.150 Code violations - Tenant's right to request inspection.**

A tenant may request an inspection because of a suspected code violation, which has previously been reported in writing to the owner and/or their representative. The tenant must fill out a request for inspection form, which will be provided by the city, and the inspection will be performed at no cost to the owner. If the inspection discloses that the property is not in compliance with the code and ordinances and a current, valid certificate of compliance exists, such certificate of compliance shall become invalid until such time as all deficiencies are corrected. In such cases, the provisions of Section 15.52.090 shall be followed. The administrator's determination of noncompliance may be appealed as provided for in Section 15.52.130 and 15.04.020.

### **15.52.160 Violation - Enforcement**

- A. Violation of any provision of this chapter shall constitute an infraction, unless otherwise indicated, and subject to enforcement pursuant to Chapter 1.08 of the San Pablo Municipal Code.
- B. Violation of any provision of this chapter may be enforced through an Administrative Citation as set forth in Chapter 1.10 of the San Pablo Municipal Code.
- C. Violations of any provision of this chapter are deemed a public nuisance and may be enforced pursuant to Chapter 8.02 and Chapter 1.08.
- D. In addition to the remedies set forth above, City may pursue civil actions in the California courts to enforce this chapter and seek costs, fines and penalties.

**SECTION 2.** Section 8.02.110, "Order of abatement" of the San Pablo Municipal Code is amended in its entirety to read as follows:



### **8.02.110 Order of abatement.**

Upon the conclusion of the hearing, the hearing officer shall determine whether the activity or the premises, or any part thereof, as maintained, constitutes a public nuisance. If the hearing officer finds a nuisance does not exist, he or she shall dismiss the proceedings. If the hearing officer finds that a public nuisance does exist and that there is sufficient cause to order the abatement of the public nuisance, the hearing officer shall issue an Order of Abatement, which shall direct and order the nuisance abated within the time, and in the manner set forth in the Order. The Order shall be served in the manner set forth in Section 8.02.070(C). The decision of the hearing officer shall be final and conclusive. The decision shall include notification that, pursuant to Section 8.02.140, any action to review said decision shall be commenced not later than the thirtieth day after the date the order is issued.

**SECTION 3.** Sections 8.02.120 and 8.02.130 of the San Pablo Municipal Code shall be deleted and shown as follows:

8.02.120 [reserved]

8.02.130 [reserved]

**SECTION 4.** Section 8.02.140, "Limitation of Filing Judicial Action" of the San Pablo Municipal Code is amended in its entirety to read as follows:

### **8.02.140 Limitation of Filing Judicial Action.**

Any action appealing the Hearing Officer's decision and order, or the City Council's decision confirming the costs of abatement pursuant to Section 8.02.160, shall be commenced within thirty (30) calendar days of the date of service of such decision. Otherwise all objections to such decisions shall be deemed waived.

**SECTION 5.** Section 8.02.160, "Lien Procedure" of the San Pablo Municipal Code is amended in its entirety to read as follows:

### **8.02.160 Lien Procedure.**

A. Record of Cost of Abatement. The Code Enforcement Officer or authorized representative shall keep an itemized account of the costs incurred by the City in the abatement of any public nuisance under this chapter. The property owner may be invoiced for such costs. If payment is not received within fifteen (15) days of the invoice date, the Code Enforcement Officer shall render an itemized report in writing to the City Clerk showing the cost of abatement. Any such report may include the abatement costs for any number of properties and abatements, whether or not such properties are contiguous.

B. Notice of Hearing. The abatement cost report shall be considered by the City Council at a regular or special meeting. Pursuant to California Government Code section 38773.5, a Notice of the hearing shall be mailed to the property owner in the manner set forth in § 8.02.050C 8.02.070(C) and by certified mail not less than ten (10) days prior to the hearing. The Notice shall contain:

1. the time and place that the Council will hear and pass upon the report;
2. a copy of the report;
3. a description of the property sufficient to enable the persons served to identify it;
4. a statement that the Council will hear any objections or protests which may be raised by any person liable to be assessed for the abatement costs; and
5. a statement that the property may be sold after three years by the tax collector for unpaid delinquent assessments.

Proof of service of such notice shall be filed with the City Council.

C. Hearing and proceedings. At the time and place fixed for receiving and considering said report, the City Council shall hear and pass upon the evidence, consisting of the report of such cost of abatement, together with any objections or protests. The City Council may make such revision, correction or modification in the report as it may deem just, after which, by motion, the report as submitted, or as revised, corrected or modified, shall be confirmed. The decision of the City Council on all protests and objections which may be made shall be final and conclusive.

D. Assessment Lien. The total cost for abating such nuisance, as so confirmed by the City Council, shall constitute a personal debt and a special assessment against the respective lot or parcel of land to which it relates, and upon recordation in the office of the County Recorder of a Notice of Lien, as so made and confirmed, shall constitute a lien on said property for the amount of such assessment.

E. Transmission to the Tax Collector. After confirmation of the report, a copy thereof shall be transmitted to the Contra Costa tax collector, whereupon it shall be the duty of the tax collector to add the amount of the assessment, or assessments, to the next regular bills of taxes levied against the respective lots and parcels of land for municipal purposes; and thereafter the amounts shall be collected at the same time and in the same manner as ordinary municipal taxes are collected, and shall be subject to the same penalties and the same procedure for foreclosure and sale in case of delinquency as provided for ordinary municipal taxes. All laws applicable to the levy, collection and enforcement of municipal taxes shall be applicable to the special assessment.

F. Notice of Special Assessment and Lien. The Notice of Special Assessment and Lien for recordation shall be in a form substantially as follows:

NOTICE OF SPECIAL ASSESSMENT AND LIEN  
(Claim of City of San Pablo)

Pursuant to the authority vested by the provisions of Chapter 8.02 of the San Pablo Municipal Code, the Code Enforcement Officer of the City of San Pablo did on or about the \_\_\_\_ day of \_\_\_\_\_, 20\_\_, cause the abatement of a public nuisance on the real property described below; and the City Council of the City of San Pablo did on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_, assess the cost of such abatement upon the real property hereinafter described; and these costs have not been paid nor any part thereof; and that said City of San Pablo does hereby claim a special assessment and lien for such abatement in the amount of said assessment, the sum of \$\_\_\_\_\_; and the same shall be a special assessment and lien upon said real property until it has been paid in full and discharged of record.

The real property upon which a lien is claimed, is that certain parcel of land lying and being in the City of San Pablo, County of Contra Costa, State of California, and particularly described as follows:

(description including the Assessor's Parcel Number)

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
City Clerk  
City of San Pablo

**SECTION 6.** Section 15.04.020 "Other codes adoption by reference" of the San Pablo Municipal Code is amended in its entirety to read as follows:

**15.04.20 Building Board of Appeals.**

- A. **Establishment.** In order to hear and decide appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of the California Building Codes, there is established a Building Board of Appeals. The Building Board of Appeals shall be appointed by the City Council and shall hold office at their pleasure but in no event shall serve longer than four years without reappointment by the City Council.
- B. **Limitation of responsibilities.** The responsibilities and authority of the Board of Appeals shall be limited as provided in accordance with state law and the City of San Pablo Building Code. Specifically, the authority of the Board of Appeals shall not include legal interpretation of the administrative provisions of the City of San Pablo Building Code and shall not include authority to grant appeals which waive requirements of state law or the City of San Pablo Building Code or grant variances from state law or the City of San Pablo Building Code.

- C. **Number.** The Board of Appeals shall consist of five members and two alternates appointed by the City Council. The alternates shall be called by the Board chairperson to hear appeals during the absence or disqualification of a member. Alternate members shall possess the qualifications required for Board membership. The Building Official shall be an ex officio member of the Board of Appeals but shall have no vote on any matter before the Board.
- D. **Qualifications.** The Board of Appeals shall consist of members who are qualified by experience and training to pass on matters pertaining to the City of San Pablo Building and Construction Code and are not employees of the city. Appointees shall be qualified in and specifically knowledgeable in the City of San Pablo Building and Construction Code and applicable local ordinances.
- E. **Chairperson.** The Board of Appeals shall annually select one of its members to serve as chairperson.
- F. **Disqualification of member.** A member shall not hear an appeal in which that member has a personal, professional, or financial interest, or a conflict of interest under the Fair Political Practices Act. A disqualified Board of Appeals member shall declare his or her disqualification to the Building Official, who shall arrange for an alternate member to serve in place of the disqualified member and shall make the disqualification part of the hearing record.
- G. **Secretary.** The City Manager shall designate a qualified clerk to serve as secretary to the Board of Appeals. The secretary shall file a detailed record of all proceedings in the City Clerk's office.
- H. **Compensation of members.** Members of the Board of Appeals shall serve without compensation.
- I. **Quorum.** A quorum shall consist of three members and/or alternates.
- J. **Open hearing.** The Board of Appeals shall have no regular meetings; all meetings shall be special meetings noticed pursuant to California Government Code Section [54956](#). All hearings before the Board of Appeals shall be open to the public. The appellant, the appellant's representative, the Building Official, and any person whose interests are affected shall be given an opportunity to be heard.

- K. **Hearing procedure.** The hearing shall be informal and shall not require compliance with the rules of evidence. At the hearing, the Board of Appeals shall hear and consider all relevant evidence.
- L. **Postponed hearing.** Continuances of the hearing may be granted by the City Manager on request of the appellant or the appellant's representative for good cause shown, or on the City Manager's own motion.
- M. **Board decision.** The Board of Appeals shall decide the appeal by a majority vote of the members present.
- N. **Appeals procedure.** Any person aggrieved by the determination of the Building Official under this chapter may appeal in the manner provided in this section.
1. The Building Official's decision may be appealed by filing with the City Clerk within ten (10) days from the date of service of such decision, a written, dated appeal containing:
    - a. A specific identification of the property which is the subject of the proceeding.
    - b. A caption reading: "Appeal of \_\_\_\_\_" giving the names of all appellants participating in the appeal.
    - c. A brief statement setting forth the legal interest of each of the appellants in the building or the land involved in the notice and order.
    - d. A statement in ordinary and concise language of the specific order or action protested, together with any material facts supporting the contentions of the appellant.
    - e. The signatures of all parties named as appellants and their official mailing addresses.
    - f. The verification of at least one appellant as to the truth of the matter stated in the appeal.
  2. An appeal shall be deemed filed upon receipt by the City Clerk's office. The City Manager shall set a date in which the Building Board of Appeals shall hear the appeal, which shall not be less than ten (10) days from the date the appeal was filed. Written notice of the time and place of the appeal hearing shall be given at least five (5) days prior to the date of the hearing to each appellant, either by causing a copy of such notice to be delivered to the appellant personally or by mailing a copy thereof, postage prepaid, addressed to the appellant at his address shown on the appeal. Service is complete at the time of such deposit. Continuances of the hearing may be granted for good cause.
  3. A failure to file such appeal shall be deemed a failure to exhaust administrative remedies, and shall act as a bar to any legal proceeding challenging City abatement of the public nuisance.

**SECTION 7. Severability.** If any sections, subsections, sentences, clauses, phrases or portions of his ordinance are for any reason held invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this ordinance. The City Council hereby declares that It would have passed this and each section, subsection, phrase or clause of this ordinance whether or not any one or more sections, subsections, phrases or clauses may be declared invalid or unconstitutional on their face or as applied.

**SECTION 8. CEQA.** This ordinance is not a project under CEQA pursuant to Guidelines Section 15378(b)(5): Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment.

**SECTION 9. Effective Date.** Publication. This ordinance shall become effective thirty (30) days following its adoption.

**SECTION 10. Publication.** The City Clerk’s Office shall publish and post the ordinance in accordance with California Government Code section 36933 to the extent possible given the Federal, State and County Declarations of Emergency due to COVID-19 pandemic, as well as the City Council of the City of San Pablo Resolution 2020-034 adopted on March 16, 2020 proclaiming the existence of a local emergency due to the Novel Coronavirus (COVID-19) pandemic.

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First read at a regular meeting of the City Council of the City of San Pablo on December 20, 2021, and finally passed and adopted at a regular meeting of said City Council held on January 18, 2022 by the following votes:

AYES:	COUNCILMEMBERS:	Pabon-Alvarado, Cruz, Ponce, Pineda and Xavier
NOES:	COUNCILMEMBERS:	None
ABSENT:	COUNCILMEMBERS:	None
ABSTAIN:	COUNCILMEMBERS:	None

ATTEST: APPROVED:

/s/ Dorothy Gantt  
Dorothy Gantt, City Clerk

/s/ Rita Xavier  
Rita Xavier, Mayor