



Regular Meeting Agenda February 18, 2014

Placentia City Council
Placentia City Council as Successor to the
Placentia Redevelopment Agency
Placentia Industrial Commercial
Development Authority

Scott W. Nelson
Mayor

Joseph V. Aguirre
Mayor Pro Tem

Constance M. Underhill
Council Member

Chad P. Wanke
Council Member

Jeremy B. Yamaguchi
Council Member

Patrick J. Melia
City Clerk

Craig S. Green
City Treasurer

Troy L. Butzlaff, ICMA-CM
City Administrator

Andrew V. Arczynski
City Attorney

City of Placentia
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Placentia, CA 92870

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Mission Statement

The City Council is committed to keeping Placentia a pleasant place by providing a safe family atmosphere, superior public services and policies that promote the highest standards of community life.

Vision Statement

The City of Placentia will maintain an open, honest, responsive and innovative government that delivers quality services in a fair and equitable manner while optimizing available resources.

Copies of all agenda materials are available for public review in the Office of the City Clerk, online at www.placentia.org, and at Placentia Library Reference Desk. Persons who have questions concerning any agenda item may call the City Clerk's Office, (714) 993-8231, to make inquiry concerning the nature of the item described on the agenda.

Procedures for Addressing the Council/Board Members

Any person who wishes to speak regarding an item on the agenda or on a subject within the City's jurisdiction during the "**Oral Communications**" portion of the agenda should fill out a "**Speaker Request Form**" and give it to the City Clerk BEFORE that portion of the agenda is called. Testimony for Public Hearings will only be taken at the time of the hearing. Any person who wishes to speak on a Public Hearing item should fill out a "**Speaker Request Form**" and give it to the City Clerk BEFORE the item is called.

The Council and Board members encourage free expression of all points of view. To allow all persons the opportunity to speak, please keep your remarks brief. If others have already expressed your position, you may simply indicate that you agree with a previous speaker. If appropriate, a spokesperson may present the views of an entire group. To encourage all views, the Council and Board discourage clapping, booing or shouts of approval or disagreement from the audience.

PLEASE SILENCE ALL PAGERS, CELL PHONES, AND OTHER ELECTRONIC EQUIPMENT WHILE COUNCIL AND BOARD MEMBERS ARE IN SESSION.

Special Accommodations

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (714) 993-8231. Notification 48 hours prior to the meeting will generally enable City Staff to make reasonable arrangements to ensure accessibility.
(28 CFR 35.102.35.104 ADA Title II)

In compliance with California Government Code § 54957.5, any writings or documents provided to a majority of the City Council regarding any item on this agenda that are not exempt from disclosure under the Public Records Act will be made available for public inspection at the City Clerk's Office at City Hall, 401 East Chapman Avenue, Placentia, during normal business hours.

Study Sessions are open to the public and held in the City Council Chambers or City Hall Community Room. Executive Sessions are held in the Council Caucus Room. While the public may be in attendance during oral announcements preceding Executive Sessions, Executive Sessions are not open to the public.

**PLACENTIA CITY COUNCIL
PLACENTIA CITY COUNCIL AS SUCCESSOR TO THE
PLACENTIA REDEVELOPMENT AGENCY
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY
REGULAR MEETING AGENDA – EXECUTIVE SESSION
FEBRUARY 18, 2014
5:30 p.m. – City Council Chambers
401 E. Chapman Avenue, Placentia, CA**

CALL TO ORDER:

ROLL CALL: Councilmember/Board Member Underhill
Councilmember/Board Member Wanke
Councilmember/Board Member Yamaguchi
Mayor Pro Tem/Board Vice Chair Aguirre
Mayor/Board Chair Nelson

ORAL COMMUNICATIONS:

At this time the public may address the City Council and Boards of Directors concerning any items on the Executive Session Agenda only. There is a five (5) minute time limit for each individual addressing the City Council and Boards of Directors.

The City Council and Boards of Directors will recess to the City Council Caucus Room for the purpose of conducting their Executive Session proceedings.

CITY COUNCIL:

1. Pursuant to Government Code Section 54956.9(d)(2) for Conference with Legal Counsel Regarding Anticipated Litigation – One (1) Item
2. Pursuant to Government Code Section 54956.9(d)(4) for Conference with Legal Counsel Regarding the Initiation of Litigation – One (1) Item
3. Pursuant to Government Code Section 54957.6 Conference with City Labor Negotiator Concerning Labor Negotiations with the following groups:
 - a. Placentia Police Officers Association (PPOA)
 - b. Placentia Police Management Association (PPMA)
 - c. Placentia City Employees Association (PCEA)

City Representatives: Troy L. Butzlaff, City Administrator
Steve Pischel, Dir. Administrative/Community Services
4. Pursuant to Government Code Section 54957 for Public Employee Performance Evaluation
 - a. City Administrator
5. Pursuant to Government Code Section 54956.8 Conference with Real Property Negotiator:
 - a. Property: Vacant 0.0631 Acre Parcel, APN 339-102-01
City Negotiator: Troy L. Butzlaff, City Administrator
Negotiating Parties: Suburban Propane, L.P.
Under Negotiations: Price and Terms of Payment

- b. Property: 207-209 W. Crowther Ave APN: 339-402-05; 07; 08; 11
City Negotiator: Troy L. Butzlaff, City Administrator
Negotiating Parties: Patrick Helgeson, Province Group
Under Negotiations: Price and Terms of Payment

SUCCESSOR AGENCY:

- 1. Pursuant to Government Code Section 54956.8 Conference with Real Property Negotiator:
 - a. Property: 132 Crowther Avenue, APN 339-091-08
Agency Negotiator: Troy L. Butzlaff, Executive Director
Negotiating Parties: Mark McEwen, DMWP, LLC
Under Negotiations: Price and Terms of Lease

ICDA:

- 1. Pursuant to Government Code Section 54956.8 Conference with Real Property Negotiator:
 - a. Property: 120 South Bradford Avenue, APN 339-052-23
Agency Negotiator: Troy L. Butzlaff, Executive Director
Negotiating Parties: Noah Furie, Budget Capital Corporation
Under Negotiations: Price and Terms of Payment

RECESS: The City Council and Boards of Directors will recess to their 7:00 p.m. Regular Meeting.

**PLACENTIA CITY COUNCIL
PLACENTIA CITY COUNCIL AS SUCCESSOR TO THE
PLACENTIA REDEVELOPMENT AGENCY
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY
REGULAR MEETING AGENDA
February 18, 2014
7:00 p.m. – City Council Chambers
401 E. Chapman Avenue, Placentia, CA**

CALL TO ORDER:

ROLL CALL: Councilmember/Board Member Underhill
Councilmember/Board Member Wanke
Councilmember/Board Member Yamaguchi
Mayor Pro Tem/Board Vice Chair Aguirre
Mayor/Board Chair Nelson

INVOCATION: Police Chaplain Gary Drabek

PLEDGE OF ALLEGIANCE:

PRESENTATIONS: None

EXECUTIVE SESSION REPORT:

CITY ADMINISTRATOR REPORT:

ORAL COMMUNICATIONS:

At this time the public may address the City Council and Boards of Directors concerning any agenda item, which is not a public hearing item, or on matters within the jurisdiction of the City Council and Boards of Directors. There is a five (5) minute time limit for each individual addressing the City Council and Boards of Directors.

CITY COUNCIL/BOARD MEMBERS COMMENTS AND REPORTS:

The purpose of these reports is to provide information on projects and programs that are discussed at interagency board, committee, and commission meetings. No decisions are to be made on these issues. If a Council or Board Member would like formal action on any of the discussed items, it will be placed on a future Council or Board Agenda.

1. CONSENT CALENDAR (Items 1.a. through 1.g.):

All items on the Consent Calendar are considered routine and are enacted by one motion approving the recommended action listed on the Agenda. Any Member of the City Council and Boards of Directors or City Administrator may request an item be removed from the Consent Calendar for discussion. All items removed shall be considered immediately following action on the remaining items.

COUNCIL/SUCCESSOR AGENCY/ICDA CONSENT CALENDAR:

- a. **Consideration to Waive Reading in Full of all Ordinances and Resolutions**
Financial Impact: None
Recommended Action: Approve
- b. **Minutes**
City Council/Successor/ICDA Regular Meeting – February 4, 2014
Recommended Action: Approve

- c. **City Fiscal Year 2013-14 Warrant Register for February 5, 2014 through February 18, 2014**
Financial Impact: \$404,704.25
Recommended Action: Approve

COUNCIL CONSENT CALENDAR:

- d. **Recommendation to Approve Professional Services Agreement with Charles Rangel for Contract Planning and Development Services**
Financial Impact: Expense: Not to exceed \$46,000
Budgeted In: (Account No: 102531-6001)
Recommended Action: It is recommended that the City Council:
1) Approve the Professional Services Agreement with Charles Rangel to provide professional services related to the Planning Department
2) Authorize the City Administrator to execute the agreement on behalf of the City, in a form approved by the City Attorney
- e. **Approval of Plans and Specifications and Award of Contract to Steiny and Company Inc., for Richfield Road at Orchard Drive Traffic Signal Project**
Financial Impact: Expense: \$240,994.60 for construction services
Offsetting Revenue: \$150,000 OCTA, \$20,000 Yorba Linda, \$70,994.60 Placentia
Budgeted: \$240,994.60 (Account No.: 333552-6185 J/L 61117)
Recommended Action: It is recommended that the City Council:
1) Approve plans and specifications prepared by Willdan Engineering dated December 6, 2013, for the Richfield Road & Orchard Drive Traffic Signal Project
2) Award construction contract to the lowest responsive and responsible bidder, Steiny and Company Inc., in a form approved by the City Attorney, for an amount not to exceed \$219,086
3) Reject all other bids
4) Authorize the City Administrator, or his designee, to approve construction change orders pursuant to the requirements set forth in the construction contract in an aggregate amount not to exceed 10% of the project construction cost
5) Authorize the City Administrator to execute contract documents on behalf of the City, in a form approved by the City Attorney
- f. **Recommendation to Approve Award of Contract to Nickey Petroleum Company Inc., for Providing Bulk Fuel Services and Lubricants**
Financial Impact: Expense: \$300,000
Budgeted In: (Account No. 433658-6345 & 433658-6301)
Recommended Action: It is recommended that the City Council:
1) Award an agreement, in a form approved by the City Attorney, to Nickey Petroleum Company Inc., for providing bulk fuel services and lubricants
2) Authorize the City Administrator to sign the required documents, in a form approved by the City Attorney
- g. **Acceptance of Construction Work by J. Kim Electric Inc., for the Kraemer Middle School Athletic Field Lighting Repair Project**
Financial Impact: Expense: \$41,948 Construction
Offsetting Revenue: \$41,948 Park Development & PYLUSD/sports group contributions
Budgeted: \$44,068 (Account No.: 333554-6185 J/L 61129-6185)

Recommended Action: It is recommended that the City Council:

- 1) Accept the contract work by J. Kim Electric Inc. for the Kraemer Middle School Athletic Field Lighting Repair Project in the total amount of \$41,948
- 2) Authorize the City Administrator or designee to file a Notice of Completion with the Office of the Orange County Clerk-Recorder for the Project
- 3) Authorize the City Administrator or his designee to release the retention in accordance with the terms of the contract

SUCCESSOR AGENCY CONSENT CALENDAR: None

ICDA CONSENT CALENDAR: None

2. PUBLIC HEARINGS:

COUNCIL/SUCCESSOR AGENCY/ICDA: None

COUNCIL:

- a. **Adopt Resolution of Formation to Establish City of Placentia Community Facilities District No. 2014-01 (Public Services); Call the Election; First Reading of an Ordinance to Authorize the Levy of Special Taxes; Approve Form of Notice of Special Tax Lien and Establish the Appropriations Limits for the Proposed Community Facilities District**

Financial Impact: None

Recommended Action:

- 1) Hold a public hearing inviting interested parties to speak for or against the establishment of the CFD, the extent of the CFD, or furnishing of the specified services; approve a resolution of Formation No. R-2014-10, A Resolution of the City Council of the City of Placentia, establishing Community Facilities District No. 2014-01 (Public Services); calling an election for the purpose of submitting the question of the levy of the proposed special tax to the qualified electors of the proposed Community Facilities District; authorizing the levy of special taxes; and establishing the appropriations limit for the proposed Community Facilities District; to establish the proposed City of Placentia Community Facilities District No. 2014-01 (Public Services) (CFD No. 2014-01), authorize the levy of special tax therein to finance certain services (Exhibit "A") and establish the Appropriations Limit (Gann) for the CFD
- 2) Accept Ballot(s) from the landowner(s), tabulate the votes for and against the establishment of the CFD and certify the election results
- 3) Approve the form of Notice of Special Tax Lien for recordation with the Orange County Recorder to provide appropriate notice to purchasers of property within the CFD; and waive full reading, reading by title only, and introduce for first reading Ordinance No. O-2014-03, An Ordinance of the City Council of the City of Placentia, acting in its capacity as the Legislative Body of the City of Placentia Community Facility Facilities District No. 2014-01 (Public Services) authorizing the levy of a special tax therein; authorizing the levy of collection of special taxes by Community Facilities District No. 2014-01 and the furnishing of the specified services (Exhibit "B")

SUCCESSOR AGENCY: None

ICDA: None

3. OLD BUSINESS:

COUNCIL/SUCCESSOR AGENCY/ICDA OLD BUSINESS: None

COUNCIL OLD BUSINESS:

- a. **Second Reading and Adoption of Zoning Code Amendment 2014-01, an Ordinance Amending Title 23 (Zoning Ordinance) of the Placentia Municipal Code § 23.90.197 to Chapter 23.90 of Title 23 of the Placentia Municipal Code Allowing Digital and Static Advertising Displays on City-Owned Property**

CEQA Determination: Addendum to Initial Study/Mitigated Negative Declaration 2013-01

Financial Impact: Not Applicable

Recommended Action:

- 1) Waive full reading, read by title only, and conduct second reading and adopt Ordinance O-2014-01, an Ordinance of the City Council of the City of Placentia adding Section 23.90.197 to Chapter 23.90 of Title 23 of the Placentia Municipal Code allowing digital and static advertising displays on city-owned property (Zoning Code Amendment 2014-01)

SUCCESSOR AGENCY OLD BUSINESS: None

ICDA OLD BUSINESS: None

4. NEW BUSINESS:

COUNCIL/SUCCESSOR AGENCY/ICDA NEW BUSINESS: None

COUNCIL NEW BUSINESS:

- a. **First Reading and Introduction of Ordinance O-2014-02 Repealing Ordinance O-2013-09 Allowing Digital and Static Advertising Displays on City-Owned Property**

CEQA DETERMINATION: Not applicable

Financial Impact: Not applicable

Recommended Action:

- 1) Waive full reading, reading by title only, and introduce for first reading, Ordinance O-2014-02, entitle An Ordinance of the City Council of the City of Placentia, repealing Ordinance O-2013-09, Zoning Code Amendment 2014-01

SUCCESSOR AGENCY NEW BUSINESS:

- b. **Recognized Obligation Payment Schedule (ROPS 2014-15A) for July 1, 2014 through December 31, 2014**

Financial Impact: Expenditures: RPTTF \$963,431, ACA \$222,050

Recommended Action:

- 1) Approve Resolution RSA-2014-01, A Resolution of the City Council of the City of Placentia, California, Acting as the Successor Agency to the Redevelopment Agency of the City of Placentia, adopting the Recognized Obligation Payment Schedule (ROPS 14-15A) of the period covering July 1, 2014 through December 31, 2014

ICDA NEW BUSINESS: None

CITY COUNCIL/BOARD MEMBERS REQUESTS:

Council/Board Members may make requests or ask questions of Staff. If a Council/Board Member would like to have formal action taken on a requested matter, it will be placed on a future Council or Board Agenda.

ADJOURNMENT:

The City Council/Successor Agency/ICDA Agency Board of Directors will adjourn to March 4, 2014 at 5:30 p.m.

CERTIFICATION OF POSTING

I, Tania Moreno, Deputy City Clerk for the City of Placentia and Assistant Secretary of the Industrial Commercial Development Authority and Successor Agency, hereby certify that the Agenda for the February 18, 2014 meetings of the City Council, Successor Agency, and Industrial Commercial Development Authority was posted on February 13, 2014.

Tania Moreno, Deputy City Clerk