



Regular Meeting Agenda July 21, 2015

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

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.

Chad P. Wanke
Mayor

Jeremy B. Yamaguchi
Mayor Pro Tem

Craig S. Green
Council Member

Scott W. Nelson
Council Member

Constance M. Underhill
Council Member

Patrick J. Melia
City Clerk

Kevin A. Larson
City Treasurer

Damien R. Arrula
Acting City Administrator

Andrew V. Arczynski
City Attorney

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 the 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.

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**PLACENTIA CITY COUNCIL
PLACENTIA CITY COUNCIL AS SUCCESSOR TO THE
PLACENTIA REDEVELOPMENT AGENCY
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY
REGULAR MEETING AGENDA – CLOSED SESSION
July 21, 2015
5:30 p.m. – City Council Chambers
401 E. Chapman Avenue, Placentia, CA**

CALL TO ORDER:

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

ORAL COMMUNICATIONS:

At this time the public may address the City Council and Boards of Directors concerning any items on the Closed 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 Closed Session proceedings.

CITY COUNCIL:

1. Pursuant to Government Code Section 54956(b)(1):
PERFORMANCE EVALUATION
Title: City Administrator
2. Pursuant to Government Code Section 54956.8:
CONFERENCE WITH REAL PROPERTY NEGOTIATOR
Property: 207-209 W. Crowther Ave APN: 339-402-05; 07; 08; 11
Agency Negotiator: Damien R. Arrula, Acting City Administrator
Negotiating Parties: Patrick Helgeson, Newport Equities
Under Negotiations: Price and Terms of Payment
3. Pursuant to Government Code Section 54957.6:
CONFERENCE WITH CITY LABOR NEGOTIATOR
Agency Designated Representatives: Damien R. Arrula, Acting City Administrator
Steve Pischel, Dir. Administrative Services
Employee Organizations: Placentia Police Officers Association (PPOA), Placentia Police Management Association (PPMA), and Placentia City Employees Association (PCEA)
4. Pursuant to California Government Code Section 54956.9
Pending Litigation: Case No. LA-CE-986-M

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

**PLACENTIA CITY COUNCIL
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PLACENTIA REDEVELOPMENT AGENCY
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY
REGULAR MEETING AGENDA
July 21, 2015
7:00 p.m. – City Council Chambers
401 E. Chapman Avenue, Placentia, CA**

CALL TO ORDER:

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

INVOCATION: Police Chaplain Kenneth Curry

PLEDGE OF ALLEGIANCE:

PRESENTATIONS:

- a. **City Recognition to Republic Services Inc. Employee**
Recipient: Ramiro Salgado
Presenter: Mayor Wanke
- b. **Presentation- Republic Services Donation**
Recipients: Mayor Wanke and Director of Community Services Director Nicks
Presenter: Mark McGee, Republic Services Representative
- c. **One OC Presidential Volunteer Service Awards**
Presenter: Maria Lemus, One OC

CLOSED 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.

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

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.

- 1.a. **Consideration to Waive Reading in Full of all Ordinances and Resolutions**
Fiscal Impact: None
Recommended Action: Approve.

- 1.b. **Minutes**
City Council/Successor/ICDA Regular Meeting – June 16, 2015 and July 7, 2015
Recommended Action: Approve.
- 1.c. **City Fiscal Year 2014-15 Check Register for July 21, 2015**
Fiscal Impact: \$506,696.06
Recommended Action: It is recommended that the City Council:
1) Receive and file.
- 1.d. **City Fiscal Year 2015-16 Check Register for July 21, 2015**
Fiscal Impact: \$347,834.74
Recommended Action: It is recommended that the City Council:
1) Receive and file.
- 1.e. **Amendments/Updates to the Facility Use and Athletic Facility Use and Allocation Policy Sections of the City of Placentia Policy and Procedure Manual**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:
1) Adopt Resolution No. R-2015-37, A Resolution of the City Council of the City of Placentia, California, Approving and Adopting Amendments to the City of Placentia Policy and Procedure Manual Regarding Facilities, Equipment and Property.
- 1.f. **Agreement with All City Management Services, Inc. for Crossing Guard Services**
Fiscal Impact: \$52,888.50 Expenditure of General Funds to Provide Crossing Guard Services (Account No.: 103047-6290) Fiscal Year 2015-2016 Budget
Recommended Action: It is recommended that the City Council:
1) Approve the Agreement for Crossing Guard Services with All City Management Services, Inc. for an amount not to exceed \$52,888.50; and
2) Authorize the Acting City Administrator and/or his designee to execute all the necessary documents, in a form approved by the City Attorney.
- 1.g. **Extension of Traffic Signal Maintenance Services Contract**
Fiscal Impact: Expense: \$160,000.00 Traffic Signal Maintenance Services
Revenue: \$160,000.00 Gas Tax & Measure M2 Funds
Budgeted: \$160,000.00 (Account No.: 103652-6099 & 333552-6185)
Recommended Action: It is recommended that the City Council:
1) Approve Amendment No. 1 to Maintenance Services Agreement with Siemens Industry, Inc. extending the Traffic Signal Maintenance Services Agreement for an additional one (1) year through August 20, 2016; and
2) Authorize the Acting City Administrator to execute the necessary documents, in a form approved by the City Attorney.
- 1.h. **Acceptance of Construction Work for the Pedestrian Accessibility Improvement Project Phase III**
Fiscal Impact: Expense: \$49,585.00 Construction Management & Inspection, \$361,774.75 Construction
Revenue: \$420,000.00 CDBG Funds & Gas Tax Funds
Budgeted: \$420,000.00 (Account No.: 333552-6185 J/L 62001)
Recommended Action: It is recommended that the City Council:
1) Accept the work performed by CLS Constructors, for construction of the Pedestrian Accessibility Phase III Project in the total amount of \$361,774.75; and

- 2) Approve and authorize the Acting City Administrator to execute Contract Amendment No. 1 with Onward Engineering for additional Construction Management & Inspection Services, in the amount of \$26,835 in a form approved by the City Attorney; and
- 3) Authorize the Acting City Administrator or designee to file a Notice of Completion with the Orange County Clerk Recorder's Office for the project; and
- 4) Authorize the Acting City Administrator or designee to file a Notice of Completion with the Orange County Clerk Recorder's Office for the project; and
- 5) Authorize the Acting City Administrator of designee to release retention funds in accordance with the terms of the contract.

1.i. **Contract with CASC Engineering and Consulting for Establishment of Commercial Overlay Zone to Develop Commercial Retail at Crowther & Placentia**

Fiscal Impact: Expenditure: Not-To-Exceed \$40,000 from July 31, 2015 to June 30, 2016

Budgeted: \$40,000 (Account No.: 109595-6999)

Recommended Action: It is recommended that the City Council:

- 1) Approve a Professional Services Agreement with CASC, Inc. for planning and land use entitlements services for an amount not-to-exceed \$40,000 from July 31, 2015 to June 30, 2016 with a one (1) year extension option; and
- 2) Authorize the Acting City Administrator to execute the necessary documents, in a form approve by the City Attorney.

1.j. **Additional Appropriations for Patrol Overtime Budget to Participate in the Office of Traffic Safety Grant- "Selective Traffic Enforcement Program (STEP) for 2015-2016"**

Fiscal Impact: Expense: \$91,280.00

Offsetting Revenue: \$91,280.00

Recommended Action: It is recommended that the City Council:

- 1) Accept the Office of Traffic Safety grant in the form presented and direct the Chief of Police or his designee to complete the necessary documents; and
- 2) Adopt Resolution No. R-2015-38, A Resolution of the City Council of the City of Placentia, California, Authorizing a Budget Amendment in Fiscal Year 2015-16 in the Aggregate Amount of \$91,280.00 in compliance with City Charter § § 1206 and 1209 Pertaining to Appropriations for Actual Expenditures.

1.k. **Amendment to Position Allocation and Compensation Plan for Chief Deputy City Clerk Position**

Fiscal Impact: \$6,970

Recommended Action: It is recommended that the City Council:

- 1) Adopt Resolution No. R-2015-39, A Resolution of the City Council of the City of Placentia, Amending the Positon Allocation Plan and Compensation Plan for Fiscal Year 2015-16.

1.l. **Policy No. 616 Revision to Include Parkway Design Guide**

Fiscal Impact: None

Recommended Action: It is recommended that the City Council:

- 1) Adopt a Resolution No. R-2015-40, A Resolution of the City Council of the City of Placentia, Approving and Adopting Amendment to the City of Placentia Policy and Procedure Manual Regarding Parkway Design.

- 1.m. **Development of City Economic Development Website**
Fiscal Impact: \$8,000 (Account No.: 102534-6225)
Recommended Action: It is recommended that the City Council:
- 1) Approve a Consulting Services Agreement with CivicPlus for the development and maintenance of City Economic Development website in amount of \$8,000; and
 - 2) Authorize the Acting City Administrator to execute the necessary documents, in a form approved by the City Attorney.
- 1.n. **Developer Requested Amendment No. 3 to the ENA with Newport Equities, LLC, Extending the Term Until October 7, 2015**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:
- 1) Approve Amendment No. 3 to the Exclusive Negotiating Agreement ("ENA") with Newport Equities LLC., extending the term until October 7, 2015 to allow the parties to continue their negotiations and to facilitate the preparation of a Purchase and Sale Agreement for the Packing House site; and
 - 2) Authorize the Mayor to execute Amendment No. 3 to the ENA in a form approved by the City Attorney.
- 1.o. **Resolution of Support to Establish the "North Orange County Cities Energy Partnership"**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:
- 1) Adopt Resolution No. R-2015-41, A Resolution of the City Council of the City of Placentia declaring support for an Energy Partnership between Southern California Edison Company, Southern California Gas Company and the City of Brea to be known as "North Orange County Cities Energy Partnership".

2. PUBLIC HEARING:

- 2.a. **VTTM 17775, DA 2015-01, and Related Environmental Determination Regarding a Ten (10) Unit Condominium Project Located North of Orangethorpe Avenue, West of Van Buren Street at 1548 Spruce Street**
Fiscal Impact: Revenue: +\$151,670.00 (Public Benefits)
Recommended Action: It is recommended that the City Council:
- 1) Open the Public Hearing, receive public testimony and close Public Hearing; and
 - 2) Adopt Resolution No. R-2015-42, A Resolution of the City Council of the City of Placentia, California, Approving a Vesting Tentative Tract Map No. 17775 and Adopt a Mitigated Negative Declaration of Environmental Impacts MND-2015-01 for the Development of 10 Units on the 0.52- Acre Property Located at 1548 Spruce Street by Villa Picae, LLC; and
 - 3) Waive full reading, read by title only, and introduce for first reading, Ordinance No. O-2015-02, An Ordinance of the City Council of the City of Placentia, Approving that Document Entitled "Development Agreement DA-2015-01 Concerning Property Located at 1548 Spruce Street, Placentia, California" and Authorizing the Mayor and City Clerk to Execute the Same on Behalf of the City of Placentia.

3. REGULAR AGENDA:

- 3.a. **Approval of Final Parcel Map No. 2011-140**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:

- 1) Adopt Resolution No. R-2015-43, A Resolution of the City Council of the City of Placentia, Approving Parcel Map No. 2011-140 for Property Located at 1022, 1034, and 1042 North Bradford Avenue; and
- 2) Find that recording of Parcel Map No. 2011-140 will not be in violation of any of the provisions of §§66474, 66474.1 or 66474.2 of the Subdivision Map Act (California Government Code §66400, *et seq.*); and
- 3) Find that the proposed development, together with the provisions for its design and improvement, is consistent with the General Plan required by Article 5 (commencing with §65300) of Chapter 3 of Division 1 of the California Government Code, or any specific plan adopted pursuant to Article 8 (commencing with §65450) of Chapter 3 of Division 1 of the California Government Code; and
- 4) Direct the City Clerk to endorse on the face of Parcel Map No. 2011-140, the certificate which embodies the approval of said map, and submit the map to the County Recorder of Orange County for recording.

3.b. **Agreement for Legal Services with Jones & Mayer**

Fiscal Impact: Estimated Expenditures for General Legal Services: \$ 339,000

Recommended Action: It is recommended that the City Council:

- 1) Terminate existing Legal Services Agreement with Andrew V. Arczynski and Burke, Williams & Sorenson, LLP; and
- 2) Authorize the Mayor to enter into an Agreement for Legal Services with Jones & Mayer, on behalf of the City.

3.c. **Setting the Annual Special Tax Rate for Fiscal Year 2015-16 for Community Facilities District No. 2014-01**

Fiscal Impact: Maximum of \$26,224.00

Recommended Action: It is recommended that the City Council:

- 1) Adopt Resolution R-2015-44, A Resolution of the City Council of the City of Placentia, California setting the levy of an Annual Special Tax for Community Facilities District No. 2014-01 (Public Services); and
- 2) Authorize inclusion of the Annual Special Tax for Community Facilities District No. 2014-01 (Public Services) for Fiscal Year 2015-2016 on the Orange County Secured Property Tax Roll.

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 August 4, 2015 at 5:30 p.m.

In Memory of

Harry H. Haaversen, Long Time Placentia Resident and World War II Veteran

CERTIFICATION OF POSTING

I, Rosanna Ramirez, Interim Chief Deputy City Clerk of the City of Placentia and Assistant Secretary of the Industrial Commercial Development Authority and Successor Agency, hereby certify that the Agenda for the July 21, 2015 meetings of the City Council, Successor Agency, and Industrial Commercial Development Authority was posted on July 16, 2015.

Rosanna Ramirez,
Interim Chief Deputy City Clerk