



**Regular Meeting Agenda  
17 de abril de 2018**

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

Chad P. Wanke  
Mayor

Rhonda Shader  
Mayor Pro Tem

Craig S. Green  
Councilmember

Ward L. Smith  
Councilmember

Jeremy B. Yamaguchi  
Councilmember

Patrick J. Melia  
City Clerk

Kevin A. Larson  
City Treasurer

Damien R. Arrula  
City Administrator

Christian L. Bettenhausen  
City Attorney

**City of Placentia  
401 E. Chapman Avenue  
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](http://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.

**PLACENTIA CITY COUNCIL  
PLACENTIA CITY COUNCIL AS SUCCESSOR TO THE  
PLACENTIA REDEVELOPMENT AGENCY  
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY  
REGULAR MEETING AGENDA - CLOSED SESSION  
17 de abril 2018  
5:00 p.m. – City Council Chambers  
401 E. Chapman Avenue, Placentia, CA**

**CALL TO ORDER:**

**ROLL CALL:** Councilmember/Board Member Green  
Councilmember/Board Member Smith  
Councilmember/Board Member Yamaguchi  
Mayor Pro Tem/Board Vice Chair Shader  
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.

1. Pursuant to Government Code Section 54956.9(d)(1):  
**CONFERENCE WITH LEGAL COUNSEL- EXISTING LITIGATION**  
Name of Case: Pike v. City of Placentia; Case CV-08-08586 DSF
2. Pursuant to Government Code Section 54956.8:  
**CONFERENCE WITH REAL PROPERTY NEGOTIATOR**  
Property: APN: 346-241-02  
Agency Negotiator: Damien R. Arrula, City Administrator  
Negotiating Parties: Orange County Flood Control District & Mercy Housing California  
Under Negotiation: Price and Terms of Payment
3. Pursuant to Government Code Section 54956.9(d)(1):  
**CONFERENCE WITH LEGAL COUNSEL- EXISTING LITIGATION**  
Name of Case: 567 Melrose Street, LLC vs City of Placentia, et al;  
Case 30-2017-00909817-CU-EI-CXC
4. Pursuant to Government Code Section 54956.9(d)(2):  
**CONFERENCE WITH LEGAL COUNSEL – Anticipated Litigation**  
Significant exposure to litigation: (2 Cases)
5. Pursuant to Government Code Section 54956.9(d)(1):  
**CONFERENCE WITH LEGAL COUNSEL – Existing Litigation**  
Alexander vs City of Placentia, Case: WCAB No. ADJ10180909
6. Pursuant to Government Code Section 54956.9(d)(1):  
**CONFERENCE WITH LEGAL COUNSEL – Existing Litigation**  
Madrigal vs City of Placentia, Case: WCAB No. ADJ10597025

**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  
17 de abril de 2018  
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 Smith  
Councilmember/Board Member Yamaguchi  
Mayor Pro Tem/Board Vice Chair Shader  
Mayor/Board Chair Wanke

**INVOCATION:** Chaplain Kenneth Milhander

**PLEDGE OF ALLEGIANCE:**

**PRESENTATION:**

**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.

**CITY COUNCIL/BOARD MEMBER COMMENTS:**

**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.

1.a. **Consideration to Waive Reading in Full of all Ordinances and Resolutions**

Fiscal Impact: None

Recommended Action: Approve.

1.b. **City Fiscal Year 2017-18 Register for April 17, 2018**

**Check Register**

Fiscal Impact: \$2,253,987.00

**Electronic Disbursement Register**

Fiscal Impact: \$659,400.35

Recommended Action: It is recommended that the City Council:

1) Receive and file.

- 1.c. **Resolution Adopting Fiscal Year 2018-19 Project List For Compliance With SB 1, The Road Repair and Accountability Act Of 2017**  
Fiscal Impact: There is no fiscal impact associated with the recommended actions.  
Recommended Action: It is recommended that the City Council:  
 1) Approve Resolution No. R-2018-21, A Resolution of the City Council of the City of Placentia, California, Adopting the List of Projects for Fiscal Year 2018-19 Funded By SB-1: The Road Repair and Accountability Act; and  
 2) Direct Staff to submit the project list to the California Transportation Commission.
- 1.d. **Acceptance of Grant Deeds from the Orange County Transportation Authority for the Lakeview Boulevard Grade Separation Project**  
Fiscal Impact: There is no fiscal impact with the associated recommended actions.  
Recommended Action: It is recommended that the City Council:  
 1) Accept the thirty (30) right-of-way Grant Deeds, Public Utility Easement Deeds, Maintenance Easement Deeds and Subsurface Foundation Easement Deeds as listed and described in the table; and  
 2) Authorize the Mayor to sign the Certificates of Acceptance for the Grant Deeds and Easement Deeds on behalf of the City; and  
 3) Direct the City Clerk to record the Grant Deeds and Public Utility Easement Deeds with the Orange County Clerk-Recorder's Office.
- 1.e. **Second Reading of Ordinance No. O-2018-01 Approving the Formation of Community Facilities District No. 2018-01 (TOD Maintenance Services) To Fund Certain Public Services for the Transit Oriented District (TOD) Area**  
Fiscal Impact: There is no immediate direct fiscal impacts to the City's budget associated with the recommended actions. The establishment of a new Community Facilities District within the Transit Oriented Development/Packinghouse District will not have an immediate impact on new or expanded revenues to the City until Fiscal Year 2019-20.  
Recommended Action: It is recommended that the City Council:  
 1) Waive full reading, by title only, and adopt Ordinance No. O-2018-01, An Ordinance of the City Council of the City of Placentia Levying Special Taxes Within Community Facilities District No. 2018-01.
- 1.f. **Letter of Support for National Priority Listing of the Orange County North Basin Site**  
Fiscal Impact: There is no fiscal impact associated with the recommended actions.  
Recommended Action: It is recommended that the City Council:  
 1) Authorize the Mayor to sign and send a letter in support for National Priority Listing of the Orange County North Basin Site.
- 1.g. **Purchase New Police Explorer Van With Board of State and Community Corrections (BSCC) Funds Awarded Under The North Orange County Public Safety Task Force**  
Fiscal Impact: Expense: \$65,515.08 Not-to-Exceed  
 Revenue: \$65,515.08 2017-18 Explorer Fund  
 BSCC North OC Public Safety Task Force  
Recommended Action: It is recommended that the City Council:  
 1) Approve the purchase of a new 2018 Ford Transit 350 Passenger Wagon XLT from National Auto Fleet Group, which is part of Wondries Fleet Group in Alhambra. The vehicle purchase price is not-to-exceed \$42,015.08; and  
 2) Approve the use of West Coast Lights and Sirens, Inc. as the designated provider for the purchase and installation of the required emergency equipment and custom graphics, in an amount not-to-exceed \$12,000; and

- 3) Approve a purchase amount not-to-exceed \$11,500 for a Motorola vehicle radio and installation; and
- 4) Authorize the City Administrator and/or his designee to execute all necessary documents, in a form approved by the City Attorney.

## **2. PUBLIC HEARING:**

### **2.a. Public Hearing on Resolution of Necessity**

Fiscal Impact: None

Recommended Action: It is recommended that the City Council:

- 1) The City Attorney recommends that the public hearing be tabled and taken off the calendar.

### **2.b. Continuance of Public Hearing on the Comprehensive Fee Schedule Adjusting Rates and Charges for Various City Services and Related Resolutions**

Fiscal Impact: None

Recommended Action: It is recommended that the City Council:

- 1) Continue the public hearing from today to May 1, 2018 at 7:00 p.m. to provide further opportunity for fee adjustment discussions between the City and Revenue Costs Specialist, LLC.

### **2.c. Continuance of Public Hearing On Solid Waste Handling Services Rate Adjustment and Related Resolutions for Fiscal Year 2018-19**

Fiscal Impact: None

Recommended Action: It is recommended that the City Council:

- 1) Staff is recommending a brief continuance of the public hearing from today to May 1, 2018, at 7:00 p.m. to allow the City Attorney's Office to provide further legal review of the proposed amendments and rate adjustments.

### **2.d. Continuación de la Audiencia Pública No. 4 en lo que concierne a la transición de las Elecciones Generales a Elecciones por Distrito y la Introducción de una Ordenanza que enmienda el Código Municipal de Placentia para establecer los límites de distrito del Concejo Municipal**

Impacto fiscal: A determinarse

Acción recomendada: Se recomienda que el Concejo Municipal:

- 1) Se recomienda que la audiencia prosiga a la reunión del Concejo Municipal del 1º de mayo de 2018 a las 7:00 p.m. para permitir tiempo adicional para la revisión de los mapas propuestos recientemente presentados.

## **3. REGULAR AGENDA:**

### **3.a. Study Session Regarding SC Placentia, LP Development**

Fiscal Impact: Approximately \$136,000 total in annual sales tax, property tax and community facility district revenues

Recommended Action: It is recommended that the City Council:

- 1) Staff recommends that the City Council provide policy direction on the development terms and development standards for the proposed project.

## **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 Tuesday, May 1, 2018 at 5:00 p.m.

**TENTATIVE AGENDA FORECAST**

The Tentative Agenda Forecast is subject to change up until the posting of the Agenda for the Council Meeting listed below:

- Agreement with Spectraturf for Rubberized Surfacing Repairs at Kraemer And McFadden Parks
- Acceptance of Construction Work and Notice of Completion for the Placentia Police Station Lobby Ada Improvement Project, Project No. Pw 2016-20
- OCTA Project X Grant Application Resolution – Catch Basin Phase V
- Amend Agreement with RBI Traffic for Consultant Traffic Engineer Services
- Award Construction Contract for Residential Slurry Seal Project
- Presentation of Local Circulator Transit Study
- Presentation of Get Healthy Placentia – A 5-Year Strategic Initiative to Create a Culture of Health and Complete Parks Resolution
- Update to Development Impact Fees

**CERTIFICATION OF POSTING**

I, Rosanna Ramirez, 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 April 17, 2018 meetings of the City Council, Successor Agency, and Industrial Commercial Development Authority was posted on April 12, 2018.

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Rosanna Ramirez, Acting Director of Administrative Services/  
Chief Deputy City Clerk