



Regular Meeting Agenda March 21, 2023

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

Mayor Ward L. Smith
District 5

Mayor Pro Tem Jeremy B. Yamaguchi
Councilmember
District 3

Kevin Kirwin
Councilmember
District 2

Rhonda Shader
Councilmember
District 1

Chad P. Wanke
Councilmember
District 4

Robert S. McKinnell
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, 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 ACTING AS SUCCESSOR AGENCY TO THE
PLACENTIA REDEVELOPMENT AGENCY
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY
PLACENTIA PUBLIC FINANCING AUTHORITY
REGULAR MEETING AGENDA - CLOSED SESSION
March 21, 2023
5:00 p.m. – City Council Chambers
401 E. Chapman Avenue, Placentia, CA**

CALL TO ORDER:

ROLL CALL: Councilmember/Board Member Kirwin
Councilmember/Board Member Shader
Councilmember/Board Member Wanke
Mayor Pro Tem/Board Vice Chair Yamaguchi
Mayor/Board Chair Smith

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 54957.6
CONFERENCE WITH LABOR NEGOTIATORS
Agency Designated Representatives: Damien Arrula, City Administrator
Alice Burnett, Director of Human Resources
Employee Organizations: Placentia City Employees Association (PCEA)
Placentia Firefighters Association (PFA)
Placentia Police and Fire Management Association (PPFMA)
Placentia Police Officers Association (PPOA)
Unrepresented Employees
2. Pursuant to Government Code Section 54956.9(d)(1)
CONFERENCE WITH LEGAL COUNSEL – Existing Litigation
Case: City of Placentia, et al v. Purdue Pharma L.P., et al; USDC, Northern District of California
(Case No. 19-cv-02325-JST, transferred to USDC, Northern District of Ohio, MDL No. 2)
3. Pursuant to Government Code Section 54956.9(d)(1)
CONFERENCE WITH LEGAL COUNSEL – Existing Litigation
Case: Arcadia, et al. v. So. Cal. Edison Corp., Santa Barbara Superior Court Case
No. 20 CV 02026SCE
4. Pursuant to Government Code Section 54956.8
CONFERENCE WITH REAL PROPERTY NEGOTIATOR
Property: 207 W. Chapman Avenue
Agency Negotiator: Damien R. Arrula, City Administrator
Negotiating Party: James and Nedra Crocker
Under Negotiations: Price and Terms

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
PLACENTIA PUBLIC FINANCING AUTHORITY
REGULAR MEETING AGENDA
March 21, 2023
7:00 p.m. – City Council Chambers
401 E. Chapman Avenue, Placentia, CA**

CALL TO ORDER:

ROLL CALL: Councilmember/Board Member Kirwin
Councilmember/Board Member Shader
Councilmember/Board Member Wanke
Mayor Pro Tem/Board Vice Chair Yamaguchi
Mayor/Board Chair Smith

INVOCATION: Chaplain Sterling Bennett

PLEDGE OF ALLEGIANCE: Officer Zachary King

PRESENTATION:

- a. **Proclamation** March 29, 2023 as National Vietnam War Veterans Day
Presenter: Mayor Smith
Recipient: Craig S. Green

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.i.):

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 2022-23 Registers for March 21, 2023**
Check Register
Fiscal Impact: \$2,059,882.98
Electronic Disbursement Register
Fiscal Impact: \$ 649,192.17
Recommended Action: It is recommended that the City Council:
1) Receive and file

- 1.c. **Acceptance of Resignation from the Heritage Festival Committee**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:
 1) Accept the resignation of Manpreet Chadha from the Heritage Festival Committee; and
 2) Update the City’s master Commission/Committee vacancy list to include the vacancy on the Committee indicated above.
- 1.d. **Tentative Tract Map (TTM) No. 19183: A Proposed Tract Map to Subdivide an Approximately 1.3-Acre Site with 39 Residential Townhome Condominium Units Located at 1952 & 1958 East Veterans Way within the High Density Residential (R-3) Zoning District**
Fiscal Impact:
 Revenue: \$653,568 Development Impact Fees
Recommended Action: It is recommended that the City Council:
 1) Adopt Resolution No. R-2023-14, A Resolution of the City Council of the City of Placentia, California, adopting a Categorical Exemption pursuant to the California Environmental Quality Act (Public Resources Code §§ 21000-21177 and §15000 et seq. of Title 14 of the California Code Of Regulations) (CEQA) and approving Tentative Tract Map (TTM) 19183 pertaining to the subdivision of property located at 1952 and 1958 East Veterans Way for 39 residential townhome units for condominium purposes on the subject 1.3-acre property located within the High Density Residential (R-3) Zoning District and making findings in support thereof.
- 1.e. **Consideration of a Resolution Authorizing Application to, and Participation in the Prohousing Designation Program with The State Department of Housing and Community Development (HCD); and Consideration of a Resolution Authorizing Application for, and Receipt of Prohousing Incentive Pilot Program Funds**
Fiscal Impact: No immediate impact, could result in receipt of \$1,000,000 in State Funding
Recommended Action: It is recommended that the City Council:
 1) Adopt Resolution No. R-2023-15, a Resolution of the City Council of the City of Placentia, California, authorizing application to and participation in the Prohousing Designation Program; and
 2) Adopt Resolution No. R-2023-16, a Resolution of the City Council of the City of Placentia, California, authorizing application for, and receipt of, Prohousing Incentive Pilot Program funds.
- 1.f. **Annual Housing Report**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:
 1) Receive and file the 2022 Housing Element Annual Progress Report.
- 1.g. **Extension of Lease Agreement with Kappe Terracina, LLC for 166 E. La Jolla Avenue**
Fiscal Impact:
 Expense: \$39,479 Monthly Base Rent Lease Extension
 Budget: FY 2023-24 Operating Budget (103043-6160)
Recommended Action: It is recommended that the City Council:
 1) Approve a three-month term extension with Kappe Terracina, LLC, for 166 E. La Jolla Avenue, Placentia for a monthly base rent of \$39,479; and
 2) Authorize the City Administrator to execute the term extension in a form approved by the City Attorney.

- 1.h. **Amended and Restated City Administrator Employment Agreement**
Fiscal Impact: FY22/23- \$30,375 (101511-5001)
Recommended Action: It is recommended that the City Council:
 1) Approve the amended and restated City Administrator’s Employment Agreement, to be executed by the Mayor, in a form approved by the City Attorney.
- 1.i. **Lease Agreement for New Copiers and Managed Print Services**
Fiscal Impact:
 Expense: \$14,394 (April – June 2023)
 Budget: \$14,500 (109595-6175)
Recommended Action: It is recommended that the City Council:
 1) Approve the Agreement with Century Business Services (CBS) for Managed Print Services and the replacement of eight (8) copier machines and forty (40) office printers throughout various City locations for a total amount of \$57,600 annually, for five years; and
 2) Authorize the City Administrator or their designee to execute all necessary documents, in a form approved by the City Attorney.

2. PUBLIC HEARINGS:

- 2.a. **CDBG Grant Funding for Proposed Programs for FY 2023-24**
Fiscal Impact: CDBG Funds in the amount of \$377,237 for Fiscal Year 2023-24
Recommended Action: It is recommended that the City Council:
 1) Open the Public Hearing to consider proposed programs and activities for the Community Development Block Grant Funding for Fiscal Year 2023-24; and
 2) Receive the Staff report, consider all public testimony, ask any questions of Staff; and
 3) Close the Public Hearing; and
 4) Authorize the City Administrator to submit an application to the County of Orange to receive CDBG Funds to support public service programs, public facilities improvements, housing rehabilitation needs, and administrative expenses for Fiscal Year 2023-24; and
 5) Authorize the City Administrator to execute all necessary documents, in a form approved by the City Attorney.

3. REGULAR AGENDA:

- 3.a. **Introduction and First Reading of Ordinance No. 2023-01 of the City Council of the City of Placentia, California, Amending Chapter 9.20 (“Wildlife”) of Title 9 (“Animals and Fowl”) of the Placentia Municipal Code Relating to Feeding Wildlife within the City**
Fiscal Impact: None
Recommended Action: It is recommended that the City Council:
 1) Receive the staff report and consider the first reading of Ordinance No. 0-2023-01; and
 2) Find that the recommended actions are exempt from the California Environmental Quality Act (“CEQA”) pursuant to Sections 15061(b)(3) of the CEQA Guidelines, (Title 14, Chapter 3 of the California Code of Regulations). Section 21065 of the Public Resources Code, and the City of Placentia Local Guidelines for implementing CEQA.
- 3.b. **Approval of the Design Concept Plan for Playground Renovations at Koch Park (Phase II) and Approval of a Public Works Agreement with Playcore D.B.A Gametime for the Purchase and Installation of the Playground Equipment, CIP Project No. 7312**
Fiscal Impact:
 Budgeted: \$600,000.00 CIP Fund (797312-6760) Project No. 7312
 Expense: \$593,742.96 CIP Fund (797312-6760) Project No. 7312

Recommended Action: It is recommended that the City Council:

- 1) Provide Staff with input to incorporate into the design plan for the renovation of the Koch Park (Phase II) playground project; and
- 2) Approve the design concept plan for the Koch Park (Phase II) playground renovation project; and
- 3) Approve the purchase of the Koch Park (Phase II) playground equipment utilizing the budgeted CIP funding in Fiscal Year 2022-2023 for project 7312; and
- 4) Award a Public Works Agreement to PlayCore d.b.a GameTime, for the Koch Park (Phase II) playground equipment renovation project in the amount of \$593,742.96; and
- 5) Authorize the City Administrator to approve contract change orders up to a total of \$6,254.04 or a not-to-exceed total contract amount of \$600,000; and
- 6) Authorize the City Administrator and/or his designee to execute all necessary documents, in a form approved by the City Attorney

3.c. **Approval of the Design Concept Plan for Playground Renovations at Tuffree Park and Approval of Public Works Agreement with Playcore D.B.A. Gametime for the Purchase and Installation of the Playground and Shade Sails Equipment, CIP Projects No. 7301 and No. 7302**

Fiscal Impact:

Budgeted: \$300,000.00 CIP Fund (697301-6760) Project No. 7301
\$ 45,000.00 CIP Fund (697302-6760) Project No. 7302
Expense: \$338,054.12 CIP Budget Funds

Recommended Action: It is recommended that the City Council:

- 1) Provide Staff with input to incorporate into the design plan for the renovation of the Tuffree Park playground and shade sails projects; and
- 2) Approve the design concept plan for the Tuffree Park playground renovation project and addition of the shade sails; and
- 3) Approve the purchase of the Tuffree Park playground and shade sails equipment utilizing the budgeted CIP funding in Fiscal Year 2022-2023 for projects 7301 and 7302; and
- 4) Award a Public Works Agreement to PlayCore d.b.a. GameTime for the Tuffree Park playground and shade sails equipment renovation project in the amount of \$338,054.12; and
- 5) Authorize the City Administrator to approve contract change orders up to a total of \$6,945.88 or a not-to-exceed total contract amount of \$345,000; and
- 6) Authorize the City Administrator and/or his designee to execute all necessary documents, in a form approved by the City Attorney.

3.d. **2023 City Treasurer Investment Report Update**

Fiscal Impact: None

Recommended Action: It is recommended that the City Council:

- 1) Receive and file the 2023 Treasury Update.

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/PPFA Board of Directors will adjourn to a regular City Council meeting on Tuesday, April 4, 2023 at 5:30 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:

- Old Town Streetscape Improvement Project Design
- PSA: Architectural Design Services for City Hall and Police Station Office Renovation Project
- PSA: Halo Confidential Services, Amendment #1
- Second Reading: Adoption of Feeding of Wildlife Ordinance
- Enhanced Infrastructure Financing District (EIFD) Infrastructure Financing Plan (IFP) Amendment

CERTIFICATION OF POSTING

I, Carole M. Wayman, Deputy City Clerk of the City of Placentia and Assistant Secretary of the Industrial Commercial Development Authority, the Successor Agency, and the Placentia Public Financing Authority hereby certify that the Agenda for the March 21, 2023 meetings of the City Council, Successor Agency, Industrial Commercial Development Authority, and the Placentia Public Financing Authority was posted on March 16, 2023.

Carole M. Wayman
Deputy City Clerk