



City of Santa Fe Springs

AGENDA

FOR THE ADJOURNED MEETINGS OF THE:
COMMUNITY DEVELOPMENT COMMISSION
CITY COUNCIL

Council Chambers
11710 Telegraph Road
Santa Fe Springs, CA 90670

NOVEMBER 9, 2009

6:00 P.M.

Luis M. Gonzalez, Mayor
Betty Putnam, Mayor Pro Tem
William K. Rounds, Councilmember
Joseph D. Serrano, Sr., Councilmember
Gustavo R. Velasco, Councilmember

Public Comment: *The public is encouraged to address City Council on any matter listed on the agenda or on any other matter within its jurisdiction. If you wish to address the City Council, please complete the card that is provided at the rear entrance to the Council Chambers and hand the card to the City Clerk or a member of staff. The City Council will hear public comment on items listed on the agenda during discussion of the matter and prior to a vote. The City Council will hear public comment on matters not listed on the agenda during the Oral Communications period.*

Pursuant to provisions of the Brown Act, no action may be taken on a matter unless it is listed on the agenda, or unless certain emergency or special circumstances exist. The City Council may direct staff to investigate and/or schedule certain matters for consideration at a future City Council meeting.

Americans with Disabilities Act: *In compliance with the ADA, if you need special assistance to participate in a City Council meeting or other services offered by the City, please contact the City Clerk's Office at (562) 868-0511. Notification of at least 48 hours prior to the meeting or time when services are needed will assist City staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.*

Please Note: *Staff reports are available for inspection at the City Clerk's office during regular business hours 7:30 a.m. – 5:30 p.m. Monday – Friday. City Hall is closed every other Friday.*

1. **CALL TO ORDER**

2. **ROLL CALL**

William K. Rounds, Commissioner/Councilmember
Joseph D. Serrano, Commissioner/Councilmember
Gustavo R. Velasco, Commissioner/Councilmember
Betty Putnam, Vice-Chairperson/Mayor Pro Tem
Luis M. Gonzalez, Chairperson/Mayor

COMMUNITY DEVELOPMENT COMMISSION

3. **REPORT OF THE CITY MANAGER AND EXECUTIVE DIRECTOR**

4. **CONSENT AGENDA**

Consent Agenda items are considered routine matters that may be enacted by one motion and roll call vote. Any item may be removed from the Consent Agenda and considered separately by the Commission.

Minutes

- A. Minutes of the Community Development Commission Meeting of October 22, 2009

Recommendation: That the Commission approve the Minutes as submitted.

NEW BUSINESS

5. Resolution No. 240-09 – Approving the Use of Community Development Commission Funds for the Modification of the Traffic Signal at Slauson Avenue and Norwalk Boulevard

Recommendation: That the Commission adopt Resolution No. 240-09 finding that the modification of the traffic signal at Slauson Avenue and Norwalk Boulevard benefits the Consolidated Redevelopment Project Area and that no other reasonable means to complete the financing of this project is available within the community; and transfer \$8,560 from Account No. 484-R514 to Account No. 484-R555 to complete the funding for this project.

6. Resolution No. 245-09 – Approving the Use of Community Development Commission Funds for the Acquisition of Certain Real Property Interests for the Valley View Grade Separation Project

Recommendation: That the Commission adopt Resolution No. 245-09 finding that the Valley View Grade Separation Project benefits the Consolidated Redevelopment Project Area and that no other reasonable means to complete the financing of the project is available within the community; appropriate the indicated amount from 2006 tax exempt bond proceeds to cover the probable just compensation established by the City Council and required by law for issuance of the Order for Possession; and authorize the City Manager, or

his designee, to execute all necessary documents and authorize the City Attorney's office and CDC staff to take all necessary steps to deposit said funds with the court.

7. Resolution No. 246-09 – Approving the Use of Community Development Commission Funds for the Four Corners Landscaping (Telegraph Road/Santa Fe Springs Road) Project

Recommendation: That the Commission review and approve the design for the Four Corners Landscaping Project; amend the Adopted Capital Improvement Program for FY 2006-07 through FY 2011-12 to include the Four Corners Landscaping Project; adopt Resolution No. 246-09 finding that the Four Corners Landscaping Project benefits the Consolidated Redevelopment Project Area and that no other reasonable means to complete the financing of this project is available within the community; appropriate \$160,000.00 from unallocated 2006 CDC bond funds from Account No. 484-350 to 484-R553 to complete the funding for this project; accept the bids for the Four Corners Landscaping; and award a contract to Belaire West Landscape, Inc. of Buena Park, California in the amount of \$78,286.00.

8. Request for Assistance by and Agreement with Frederick J. Hanshaw Regarding Installation and Use of Electronic Readerboard Sign

Recommendation: That the Commission approve Resolution No. 244-2009; approve the use of CDC funds to assist in the cost to install a replacement electronic readerboard sign and approve an appropriation from CDC funds in an amount not to exceed 50% of the total cost, or \$45,000, whichever is less; and authorize the Executive Director to effectuate the provisions of Resolution No. 244-2009 and execute the Agreement.

CITY COUNCIL

9. **CONSENT AGENDA**

Consent Agenda items are considered routine matters which may be enacted by one motion and roll call vote. Any item may be removed from the Consent Agenda and considered separately by the City Council.

Minutes

A. Minutes of the City Council Meeting of October 22, 2009

Recommendation: That the City Council approve the Minutes as submitted.

PUBLIC HEARING

10. Consideration of Adoption of Resolutions of Necessity Nos. 9224, 9225 and 9226 for the Acquisition by Eminent Domain of Certain Real Property Interests for Public Purposes for the Valley View Grade Separation Project

Recommendation: That the City Council separately consider Resolution Nos. 9224, 9225 and 9226; conduct a Public Hearing on the adoption of the proposed Resolutions of

Necessity, receive from staff the evidence stated and referred to in the Agenda report, take testimony from any person wishing to be heard on issues A, B, C, and D as stated in the report, consider all evidence to determine whether to adopt each proposed Resolution of Necessity; and if the City Council finds that the evidence warrants the necessary findings with respect to each of the proposed Resolutions of Necessity, then staff recommends that the City Council, in the exercise of its discretion, adopt proposed Resolution Nos. 9224, 9225 and 9226 (each of which require a 4/5 vote of the entire Council) and authorize the City Attorney's office to file an eminent domain proceeding to acquire the subject real property interests; authorize the City Attorney's office and City staff to take all necessary steps to deposit with the court the amount of probable compensation required by law for issuance of the Order for Possession; and authorize the City Manager, or his designee, to execute all necessary documents.

PUBLIC HEARING

11. Resolution No. 9228 – Approval of the I-5 (Valley View Avenue to San Gabriel River) Freeway Agreement

Recommendation: That the City Council conduct the Public Hearing; and adopt Resolution No. 9228 approving the I-5 (Valley View Avenue to San Gabriel River) Freeway Agreement and authorize the Mayor to sign the Agreement.

PUBLIC HEARING

12. General Plan Amendment No. 23
Resolution No. 9229

Request to amend the land use map of the City's General Plan from the existing land use designation of "Business Park" to "Multi-Family Residential" on three existing parcels at 9830 Jersey Avenue, 9841 Alburdis Avenue and 9851 Alburdis Avenue

Recommendation: That the City Council conduct the Public Hearing; and adopt Resolution No. 9229 approving General Plan Amendment Case No. 23.

PUBLIC HEARING

13. Zone Change Case No. 131
Ordinance No. 1005

Request for approval to change the zoning designation for three existing parcels at 9830 Jersey Avenue, 9841 Alburdis Avenue, and 9851 Alburdis Avenue from ML, Limited Manufacturing Administration and Research, Zone to R-3-PD, Multiple-Family Residential-Planned Development, Zone

Recommendation: That the City Council conduct the Public Hearing; find that Zone Change Case No. 131 satisfies the criteria and conditions set forth in Section 155.825 et seq. of the City Code for the granting of a change of zone; find that Zone Change Case No. 131 is consistent with the City's General Plan as amended by General Plan Amendment Case No. 23; find that the 2.67 plus acres of property is suitable for the requested change of zone; and introduce and waive further reading of Ordinance No. 1005.

ORDINANCE FOR INTRODUCTION

14. Ordinance No. 1006 – Amending Section 130.04 of the City Code Banning Smoking within Public Parks

Recommendation: That the City Council waive further reading and introduce Ordinance No. 1006, an ordinance amending Section 130.04 of the City Code to make it unlawful to smoke within public parks.

NEW BUSINESS

15. Resolution No. 9230 – Approving the Use of Community Development Commission Funds for the Modification of the Traffic Signal at Slauson Avenue and Norwalk Boulevard

Recommendation: That the City Council adopt Resolution No. 9230 finding that the modification of the traffic signal at Slauson Avenue and Norwalk Boulevard benefits the Consolidated Redevelopment Project Area and that no other reasonable means to complete the financing of the project is available within the community.

16. Resolution No. 9231 – Request for Parking Restriction on Arctic Circle

Recommendation: That the City Council adopt Resolution No. 9231, which would prohibit parking of vehicles weighing over 6,000 pounds on the south side of Arctic Circle beginning at a point 1,600 feet east of the centerline of Shoemaker Avenue to a point 2,000 feet east of the centerline of Shoemaker Avenue and implement a tow-away zone for vehicles that violate the restriction.

17. Resolution No. 9232 – Approving the Use of Community Development Commission Funds for the Acquisition of Certain Real Property Interests for the Valley View Avenue Grade Separation Project

Recommendation: That the City Council adopt Resolution No. 9232 finding that the Valley View Grade Separation Project benefits the Consolidated Redevelopment Project Area and that no other reasonable means to complete the financing of the project is available within the community.

18. Resolution No. 9233 – Approving the Use of Community Development Commission Funds for the Four Corners Landscaping (Telegraph Road/Santa Fe Springs Road) Project

Recommendation: That the City Council adopt Resolution No. 9233 finding that the Four Corners Landscaping (Telegraph Road/Santa Fe Springs Road) benefits the Consolidated Redevelopment Project Area and that no other reasonable means to complete the financing of the project is available within the community.

19. Renewal of Concession Agreement with Ebrahim Ghaneian

Recommendation: That the City Council renew the Concession Agreement with Ebrahim (Ebie) Ghaneian to operate the kitchen at Heritage Park and grant him exclusive catering rights for weddings and large picnics at Heritage Park. This agreement shall be for a five-year period, October 1, 2009 through October 1, 2014.

20. Request for Transfer of Trucking Use Time Extension Entitlement

Recommendation: That the City Council approve the transfer of the rights and privileges granted by the Trucking Use Time Extension issued to Yellow Freight Systems, Inc. to Crown Enterprises, Inc. subject to the same terms and conditions set forth in the original Memorandum of Understanding.

21. Request for Approval of a Recyclable Materials Dealer Permit for Pivco Recycling Company

Recommendation: That the City Council approve the issuance of Recyclable Materials Dealer Permit No. 18 to Pivco Recycling for an annual renewal period set to expire on June 30, 2010, subject to the conditions of approval.

22. Review and Consideration of the San Gabriel Watershed and Mountains Special Resource Study Position Paper

Recommendation: That the City Council approve the recommendations in the Position Paper and authorize the City Manager and staff to prepare and send comments to the National Park Service regarding the San Gabriel Watershed and Mountains Special Resource Study.

23. Authorization to Sign a Memorandum of Understanding (MOU) between the City of Santa Fe Springs and the City of Norwalk to Provide Grant Administration Services for Federal Transit Administration Grant CA-04-0141

Recommendation: That the City Council authorize the City Manager to execute an MOU between the City of Santa Fe Springs and the City of Norwalk to provide grant administration services for Federal Transit Administration Grant CA-04-0141, which provides \$475,000 to the City of Santa Fe Springs for the Transportation Center Parcel B Parking Expansion Project.

24. Amendment of Water Rates and Related Charges for FY 2009-2010

Recommendation: That the City Council direct staff to initiate proceedings in accordance with Proposition 218 to consider implementing a 12.0% increase in water rates and 7.0% increase in service charges as of February 1, 2010.

UNFINISHED BUSINESS

25. Designation of Waste Hauler to Provide Solid Waste Collection and Disposal Services for the Villages at Heritage Springs Housing Development

Recommendation: That the City Council designate Serv-Wel Disposal as the provider of solid waste collection and disposal services for the Villages at Heritage Springs Housing Development; authorize staff to prepare the requisite amendments to the Franchise Agreement between Serv-Wel and the City; and maintain service with the current provider of waste disposal services at City facilities.

Please note: *Item Nos. 26 - 37 will commence in the 7:00 hour*

26. **INVOCATION**

27. **PLEDGE OF ALLEGIANCE**

INTRODUCTIONS

28. Representatives from the Youth Leadership Committee

29. Representatives from the Chamber of Commerce

30. Chamber of Commerce Citizens of the Year

31. **ANNOUNCEMENTS**

PRESENTATIONS

32. Presentation to the City Council from the American Cancer Society

33. Proclaiming November 15, 2009 as "America Recycles Day in Santa Fe Springs"

34. **APPOINTMENTS TO BOARDS, COMMITTEES, COMMISSIONS**

Committee Appointments

35. **ORAL COMMUNICATIONS**

This is the time for public comment on any Community Development Commission/City Council matter that is not on tonight's agenda. Anyone wishing to speak on an agenda item is asked to please comment at the time the item is considered by the Community Development Commission/City Council.

36. **EXECUTIVE TEAM REPORTS**

37. ADJOURNMENT

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted at the following locations: Santa Fe Springs City Hall, 11710 Telegraph Road; Santa Fe Springs City Library, 11700 Telegraph Road; and, the Town Center Plaza (Kiosk), 11740 Telegraph Road, not less than 72 hours prior to the meeting.

Barbara Earl, CMC
City Clerk

November 4, 2009
Date