

CITY OF SANTA FE SPRINGS
MINUTES FOR THE ADJOURNED MEETINGS OF THE
COMMUNITY DEVELOPMENT COMMISSION
CITY COUNCIL
NOVEMBER 9, 2010

1. **CALL TO ORDER**

Mayor Putnam called the Adjourned Community Development Commission and City Council Meetings to order at 6:07 p.m.

2. **ROLL CALL**

Present: Councilmembers González, Rounds, Trujillo, Mayor Pro Tem Serrano, and Mayor Putnam

Also present: Fred Latham, City Manager; Anita Jimenez, Deputy City Clerk; Steve Skolnik, City Attorney; Paul Ashworth, Director of Planning and Community Development; Don Jensen, Director of Public Works; Fernando Tarin, Director of Police Services; Carole Joseph, Director of Parks and Recreation Services; Jose Gomez, Director of Finance & Administrative Services; Mike Crook, Fire Department

COMMUNITY DEVELOPMENT COMMISSION

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

City Manager Fred Latham had no report.

Director of Planning and Community Development Paul Ashworth had no report.

4. **CONSENT AGENDA**

Approval of Minutes

- A. Minutes of the Regular Community Development Commission Meeting October 28, 2010

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

Commissioner Rounds moved the approval of Item 4A. Vice-Chairperson Serrano seconded the motion, which carried unanimously.

5. **UNFINISHED BUSINESS**

Neighborhood Center Renovation and Modernization Project

Recommendation: That the Community Development Commission receive and file the update on the status of the Neighborhood Center (NHC) Renovation and Modernization Project.

Vice-Chairperson Serrano moved the approval of Item 5. Commissioner Trujillo seconded the motion, which carried unanimously.

NEW BUSINESS

6. Selection of Reconstruction Alternative for the HARP Property at 9257 Miller Grove Drive and Authorization for Preparation of Conceptual Architectural Plans

Recommendation: That the Community Development Commission: 1) Select Alternative Two involving both two-story, three-bedroom, two-bathroom homes fronting on Broad Street; and, 2) Authorize the Executive Director to execute the Consultant Agreement with Ovalle Architects for the preparation of architectural drawings and project construction oversight, said Consultant Agreement will be funded by the approved FY 2010-11 HARP Program Budget (Activity 4250).

Vice-Chairperson Serrano moved the approval of Item 6. Commissioner González seconded the motion, which carried unanimously.

7. Update on the Status of Community Development Commission-Funded Projects Included in the Approved 2006-2012 Capital Improvement Program

Recommendation: That the City Council take the following actions: 1) Consider the Updated Report on the status of Community Development Commission funding for projects included in the 2006-2012 Capital Improvement Program; 2) Authorize Community Development Commission-funded projects to be put on hold as recommended by the City Manager subject to any modifications by the Commission; and, 3) Direct the City Manager to update the Commission by April 30, 2011, as to the need to modify the Capital Improvement Program to reflect funding availability and project changes that may be needed.

Commissioner Rounds moved the approval of Item 7. Vice-Chairperson Serrano seconded the motion, which carried unanimously.

The City Manager stated that this item had been requested by the Council and that the Director of Public Works, Don Jensen, was prepared to answer any questions the Council might have. There were no questions from the Council.

CITY COUNCIL

8. CONSENT AGENDA

Approval Minutes

A. Minutes of the Regular City Council Meeting of October 28, 2010

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

Mayor Pro Tem Serrano moved the approval of Item 8. Councilmember Rounds seconded the motion, which carried unanimously.

9. ORDINANCE FOR INTRODUCTION

Ordinance 1020 – Adopting the 2010 Edition of the California Fire Code and Repealing Ordinance 984 of the City of Santa Fe Springs and All Other Ordinances and Parts of the Ordinances in Conflict Therewith

Recommendation: That the City Council waive further reading and introduce Ordinance 1020.

Steve Skolnik read the Ordinance for Introduction by title. Mayor Pro Tem Serrano moved to waive further reading and introduce Ordinance No. 1020. Councilmember González seconded the motion, which carried unanimously.

Councilmember Rounds asked for a clarification on the effective date of January 1, 2010. Mr. Skolnik stated that the Ordinance could have been previously adopted by the State or it could be a typing error. Division Chief Crook stated that it was his understanding that the Ordinance would be effective in Santa Fe Springs on January 1, 2011.

Mayor Pro Tem Serrano asked if the Ordinance would apply to residential buildings. The City Manager stated that it would apply to new construction or a change of occupancy. Paul Ashworth stated that the Ordinance would not apply to a change of ownership alone but, would apply if a Building Permit were issued.

10. AWARD OF CONTRACT

Rosecrans Avenue & Valley View Avenue Street Improvements

Recommendation: That the City Council accept the bids for the subject project and award the contract to the lowest responsible bidder, if acceptable.

The Mayor stated that there was a supplemental report. The City Manager stated that bids were opened after the agenda was posted.

New Recommendation: That the City Council take the following actions: 1) Accept the bids for the Rosecrans Avenue and Valley View Avenue Street Improvements; 2) Award a contract to Sully Miller Contracting Co. of Brea, California, in the amount of \$668,149.00; and, 3) Authorize staff to post Categorical Exemption per Section 15301

Class 1 (c) existing highways and streets, sidewalks, gutters, bicycle and pedestrian trails, and similar facilities of the C.E.Q.A. guidelines.

Councilmember González moved the approval of Item 10. Councilmember Rounds seconded the motion, which carried unanimously.

11. **UNFINISHED BUSINESS**

Stipulation to Interlocutory Judgment in Condemnation – Ordered Steps, Inc. dba Curves/Valley View Grade Separation Project (APN 8069-006-042)

Recommendation: That the City Council take the following actions: 1) Approve the Stipulation to Interlocutory Judgment in Condemnation for Ordered Steps, Inc. dba Curves (APN 8069-006-042); and, 2) Authorize the City Manager to execute the Stipulation and to take all actions required by the Stipulation to complete this transaction.

Councilmember González asked for a definition of “Interlocutory.” City Attorney Steve Skolnik stated that it meant preliminary and that Final Judgment would come later. Councilmember González asked why the City was taking this action instead of Caltrans. Don Jensen stated that since it is our City’s project, we will incur the costs, but that the State will reimburse the City. Councilmember Gonzalez stated that he does not like doing condemnations. Mr. Skolnik stated that we are well into the project at this point. Mr. Skolnik added that there would be affected properties in both La Mirada and Santa Fe Springs and that, hopefully, settlements would be forthcoming but, that a trial still may occur in the future.

Mayor Pro Tem Serrano moved the approval of Item 11. Councilmember Trujillo seconded the motion, which passed unanimously.

NEW BUSINESS

12. Omega Plume Remedial Action Plan

Recommendation: That the City Council take the following actions: 1) Endorse the City Staff comments presented in this report; and, 2) Authorize the Mayor to submit City Council and staff comments to the United States Environmental Protection Agency (USEPA) regarding the Proposed Plan for OU-2 Groundwater Contamination for the Omega Chemical Corporation Superfund Site.

The City Manager stated that the Council had asked staff to prepare a response to the EPA and to work with the EPA to hold a public hearing in Santa Fe Springs or Norwalk on this subject. A letter was sent to the EPA from both cities requesting that such hearing occur prior to November 22. On November 8, the City received a letter from the EPA denying the request. Staff from the two cities met to discuss an approach that should be taken with the EPA. It was proposed that a letter, signed by the Mayors of both Santa Fe Springs and Norwalk, be sent to the EPA and copied to Assemblywoman Grace Napolitano expressing the dissatisfaction felt by both cities due to the opinion of the EPA that a public hearing in Whittier was sufficient to provide adequate response opportunity for the residents of Santa Fe Springs and Norwalk. The letter would further request that the EPA reconsider our request.

Mayor Pro Tem Serrano moved the approval of Item 12 with the addition of the approval of sending the letter as outlined by the City Manager. Councilmember Rounds seconded the motion, which passed unanimously.

At 6:30 p.m., the City Manager stated that the Mayor would like to make an announcement.

Mayor Putnam stated that after much consideration and discussion with her family, due to health and financial challenges, she was announcing her retirement effective December 9, 2010. She stated that although she loved serving her community, her family needed her now. Mayor Putnam thanked her colleagues on the Council, the City Manager, City staff, and her friends for their support and friendship, especially during the last few years.

The City Manager stated that a reception will be held at 5:00 p.m., prior to the Mayor's final City Council meeting on December 9. He offered his congratulations to the Mayor.

Councilmember González thanked Mayor Putnam for her service to the community.

13. High Speed Rail Project

Recommendation: That the City Council receive and file the report.

The City Manager called on the Director of Public Works, Don Jensen, for an update on the High Speed Rail Project. Mr. Jensen introduced Yvette Kirrin, Executive Director of the I-5 Joint Powers Authority and he also introduced Dave Berger and Mike Gillam.

Ms. Kirrin gave a PowerPoint presentation detailing the project options.

Mayor Pro Tem Serrano moved the approval of Item 13. Councilmember González seconded the motion, which passed unanimously.

The City Manager referenced a letter sent to the High Speed Rail Authority (HSRA) stating the impacted cities' unwillingness to incur additional costs for this project.

Paul Ashworth stated that in many areas of the City, the rail would be at ground level which would require substantial property acquisition, lowering property values and reducing the City's tax increment. He stated that the HSRA would not respond to the City's requests to meet on these issues or discuss how the City would be compensated for lost revenue.

Mayor Pro Tem Serrano asked if the City could obtain details concerning properties that would be impacted. The City Manager stated that it was difficult because these issues involved confidentiality regarding property acquisition. Don Jensen stated that the City's consultants had projected these impacts and could provide that information to the Council.

Councilmember González asked if homeowners whose homes would be taken would be compensated. The City Manager said yes, but that the City would not be compensated for its lost revenue. He further stated that affected cities should have the opportunity to minimize the impact to their own cities.

14. Reimbursement of Property Acquisition Costs Incurred by the City of La Mirada for the Valley View Grade Separation Project

Recommendation: That the City Council authorize the Director of Finance and Administrative Services to Reimburse the City of La Mirada in the amount of \$326,165 for right-of-way acquired by the City of La Mirada that is needed to construct the Valley View Grade Separation Project.

Mayor Pro Tem Serrano asked if these costs were incurred by Santa Fe Springs. Mr. Jensen stated that the costs were incurred by La Mirada and that Santa Fe Springs would reimburse La Mirada and in turn be reimbursed by the State.

15. Supplemental Project Management Services for the Valley View Avenue Grade Separation Project

Recommendation: That the City Council take the following actions:
1) Approve an extension of the contract with URS, Inc. in the amount of \$175,000 to cover the cost of supplemental project management services for the Valley View Avenue Grade Separation Project; and, 2) Authorize the Director of Public Works to execute the work order in order to incorporate these supplemental services into the contract.

Councilmember González moved the approval of Items 14 and 15. Councilmember Rounds seconded the motion which passed unanimously.

Mayor Putnam recessed the meetings at 6:55 p.m. and asked the audience to join the Council by the Veteran's Memorial Fountain for a brief ceremony.

Mayor Putnam reconvened the meeting at 7:15 PM.

16. **INVOCATION**

Mayor Pro Tem Serrano gave the Invocation.

17. **PLEDGE OF ALLEGIANCE**

VFW Post #9148 led the Pledge of Allegiance.

INTRODUCTIONS

18. Representatives from the Youth Leadership Committee

Mayor Putnam asked the members of the Youth Leadership Committee to come forward to introduce themselves.

19. Representatives from the Chamber of Commerce

Mayor Putnam introduced Kathie Fink, Executive Director of the Chamber of Commerce, Curtis Mello of Heraeus Metal Processing, and Liz Buckingham from Friendly Hills Bank.

20. **ANNOUNCEMENTS**

The City Manager called on Carole Joseph, Director of Parks & Recreation Services to make the announcements.

The City Manager announced that the Assistant Director of Police Services, Dino Torres, had been appointed by both the City Manager and Thaddeus McCormack, Acting City Manager, to replace Fernando Tarin as Director effective December 1, 2010.

Mayor Pro Tem Serrano referenced the announcement made earlier by Mayor Putnam to ensure that members of the audience who had joined subsequently were aware of the Mayor's impending retirement. He also commented on the great service that Mayor Putnam has provided to the community, especially the children.

PRESENTATIONS

21. Red Ribbon Week Community Parade and Red Ribbon Week Art Contest Winners

The Mayor called on Management Assistant Wayne Bergeron to assist with the Presentation.

The Mayor presented winners of the Red Ribbon Contest with certificates. Photos were taken with the Council.

22. Chamber of Commerce Citizens of the Year

The Mayor called on Chamber Representative Liz Buckingham to assist with the presentation.

Ms. Buckingham announced the 2010 recipients: Business and Professional Recipient – Lisa Boyajian; Residential Recipient – Jimmy Mendoza; and, a special category for this year; Visionary Award – Ted and Hedy Orden.

Ms. Buckingham reminded the audience that the awards would be presented at the Citizen of the Year Luncheon on Nov. 17 at Town Center Hall.

23. Presentation to Irene Redondo-Churchwood upon her Retirement

The Mayor called on Fred Latham to assist with the presentation. Mr. Latham stated that Ms. Churchwood had made significant contributions to families of Santa Fe Springs through the non-profit organization she founded, SPIRITT Services.

The Mayor presented Ms. Churchwood with a humanitarian award. Photos were taken with the Council.

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

No appointments were made.

25. **ORAL COMMUNICATIONS**

This is the time when comments may be made by interested persons on matters not on the agenda having to do with City business.

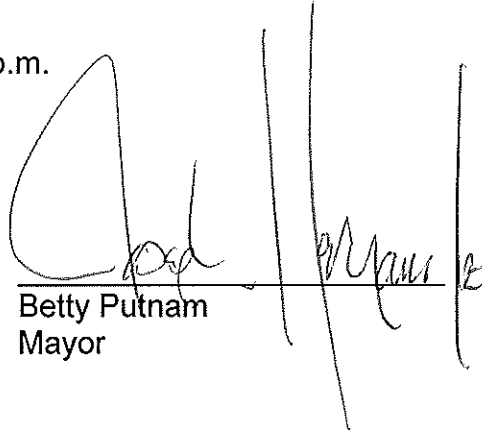
Mayor Putnam opened Oral Communications at 7:57 p.m. Having no one wishing to speak, Mayor Putnam closed Oral Communications at 7:58 p.m.

26. **EXECUTIVE TEAM REPORTS**

There were no reports.

27. **ADJOURNMENT**

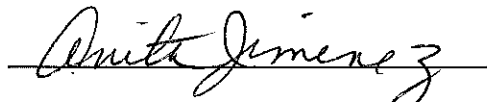
Mayor Putnam recessed the meeting at 8:00 p.m.



Betty Putnam
Mayor

ATTEST:

DATE:



Anita Jimenez, Deputy City Clerk

Nov. 24, 2010