



AGENDA

**REGULAR MEETINGS
OF THE
SANTA FE SPRINGS
PUBLIC FINANCING AUTHORITY
WATER UTILITY AUTHORITY
HOUSING SUCCESSOR
SUCCESSOR AGENCY
AND CITY COUNCIL**

**December 14, 2017
6:00 P.M.**

Council Chambers
11710 Telegraph Road
Santa Fe Springs, CA 90670

***William K. Rounds, Mayor
Jay Sarno, Mayor Pro Tem
Richard J. Moore, Councilmember
Juanita Trujillo, Councilmember
Joe Angel Zamora, 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. City Council will hear public comment on items listed on the agenda during discussion of the matter and prior to a vote. 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 meeting or other services offered by this City, please contact the City Clerk's Office. Notification of at least 48 hours prior to the meeting or time when services are needed will assist the City staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.

Please Note: Staff reports, and supplemental attachments, are available for inspection at the office of the City Clerk, City Hall, 11710 E. Telegraph Road during regular business hours 7:30 a.m. – 5:30 p.m., Monday – Thursday and every other Friday. Telephone (562) 868-0511.

City of Santa Fe Springs
Regular Meetings

December 14, 2017

1. CALL TO ORDER

2. ROLL CALL

Richard J. Moore, Councilmember
Juanita Trujillo, Councilmember
Joe Angel Zamora, Councilmember
Jay Sarno, Mayor Pro Tem
William K. Rounds, Mayor

PUBLIC FINANCING AUTHORITY

3. CONSENT AGENDA

Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the Public Financing Authority.

Approval of Minutes

- a. Minutes of the November 20, 2017, Public Financing Authority Meeting

Recommendation: That the Public Financing Authority approve the minutes as submitted.

Monthly Reports

- b. Monthly Report on the Status of Debt Instruments Issued through the City of Santa Fe Springs Public Financing Authority (PFA)

Recommendation: That the Public Financing Authority receive and file the report.

4. NEW BUSINESS

- a. Resolution PFA-2017-001 – Authorizing Official Actions and Execution of Documents Related to the Redemption of Its 2005 Water Refunding Revenue Bonds, Series A

Recommendation: That the Public Financing Authority:

- Approve the attached Resolution No. PFA-2017-002 authorizing official actions and execution of documents related to the redemption of its 2005 Water Refunding Revenue Bonds, Series A.

WATER UTILITY AUTHORITY

5. CONSENT AGENDA

Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the Water Utility Authority.

Approval of Minutes

- a. Minutes of the November 20, 2017 Water Utility Authority Meeting

Recommendation: That the Water Utility Authority:

- Approve the minutes as submitted.

Monthly Reports

- b. Monthly Report on the Status of Debt Instruments Issued through the City of Santa Fe Springs Water Utility Authority (WUA)

Recommendation: That the Water Utility Authority:

- Receive and file the report.

- c. Status Update of Water-Related Capital Improvement Projects

Recommendation: That the Water Utility Authority:

- Receive and file the report.

NEW BUSINESS

6. a. Resolution WUA-2017-002 – Approving the Issuance and Delivery of the Santa Fe Springs Water Utility Authority 2018 Subordinate Water Revenue Bonds, Approving a Second Amendment to the Water Enterprise Lease Agreement, an Indenture of Trust, and a Bond Purchase Contract and Authorizing Official Actions and Execution of Documents Related Thereto

Recommendation: That the Water Utility Authority:

- Approve the proposed financing and adopt the attached Resolution No. WUA-2017-002 approving the issuance of refunding bonds to refund outstanding 2005 Water Revenue Bonds and the execution of necessary financing documents.

HOUSING SUCCESSOR

7. Minutes of the November 9 and November 20, 2017 of the Housing Successor Agency.

Recommendation: That the Housing Successor approve the minutes as submitted.

SUCCESSOR AGENCY

8. Minutes of the November 9 and November 20, 2017 of the Successor Agency.

Recommendation: That the Successor Agency approve the minutes as submitted.

CITY COUNCIL

9. **CONSENT AGENDA**

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

- a. Minutes of the November 9 and November 20, 2017 City Council Meetings

Recommendation: That the City Council:

- Approve the minutes as submitted.

- b. Community Facilities District No. 2002-1 (Bloomfield-Lakeland) – Annual Special Tax Levy Report for Fiscal Year 2016-17

Recommendation: That the City Council:

- Receive and file the Special Tax Levy Annual Report for Community Facilities District 2002-1 for Fiscal Year 2016-17.

- c. Community Facilities District No. 2004-1 (Bloomfield-Florence) Annual Special Tax Levy Report for Fiscal Year 2016-17

Recommendation: That the City Council:

- Receive and file the Special Tax Levy Annual Report for Community Facilities District 2004-1 for Fiscal Year 2016-17.

- d. Reclassification of Full-Time Position and Creation of New Part-Time (non-benefitted) position

Recommendation: That the City Council:

- Eliminate one Full-time Public Relations Specialist position in the City Manager's Office
- Reclassify one Full-time Administrative Clerk II position (in the City Manager's Office) to Secretary to the City Manager and City Council;
- Create one Part-time Public Affairs Intern Position in the City Manager's Office
- Adopt a revised Citywide Salary Schedule inclusive of the above personnel actions.

- e. Approval of Resolution No. 9566 – A Resolution of the City Council of the City of Santa Fe Springs Setting the Monthly Amount of Reimbursement for Use of Private Vehicles

Recommendation: That the City Council:

- Approve Resolution No. 9566.

MAYOR REQUESTED ITEM

10. Consider Adding a Traffic Enforcement Officer Detail on a Six Months Pilot Basis

Recommendation: That the City Council:

- Consider adding a Whittier Police Officer overtime detail for traffic enforcement, Monday through Friday (20 to 40 hours per week), on a six month pilot basis.
- Direct staff to develop the costs of labor and equipment for this detail.
- Direct staff to bring this matter back to the City Council on a future agenda for final consideration.

COUNCIL MEMBER REQUESTED ITEM

11. Annual City-Wide Yard Sale

Recommendation: That the City Council:

- Discuss and consider an annual Community Yard Sale.

PUBLIC HEARING

12. Alcohol Sales Conditional Use Permit Case No. 73

A request for approval of Alcohol Sales Conditional Use Permit Case No. 73 to allow the operation and maintenance of an alcoholic beverage use involving the wholesale distribution of wine, at Bronco Wine Company, located within the Heavy Manufacturing

(M-2) Zone at 9911 Romandel Avenue. (Bronco Wine Company)

Recommendation: That the City Council:

- Open the Public Hearing and receive any comments from the public regarding Alcohol Sales Conditional Use Permit Case No. 73, and thereafter close the Public Hearing.
- Approve Alcohol Sales Conditional Use Permit Case No. 73 subject to the conditions of approval contained within this report.

PUBLIC HEARING

13. Resolution No. 9567 – Approving the issuance of revenue bonds by the California Municipal Finance Authority (CMFA) for the benefit of Pioneer Gardens Venture LP (Borrower), or a partnership created by MRK Partners (Developer) for the acquisition, rehabilitation, improvement and equipping of a 141-unit multifamily rental housing project located at 11011 Cultura Street, Santa Fe Springs, generally known as Pioneer Gardens and located in the R-3-PD, Multiple-Family Residential-Planned Development Overlay, Zone

Recommendation: That the City Council:

- Open the Public Hearing and receive any comments from the public regarding the City the issuance of revenue bonds by the CMFA for the benefit of Pioneer Gardens Venture LP (Borrower), or a partnership created by MRK Partners (Developer) for the acquisition, rehabilitation, improvement and equipping of a 141-unit multifamily rental housing project located at 11011 Cultura Street, Santa Fe Springs, generally known as Pioneer Gardens.
- Conduct the Public Hearing under the requirements of the Tax and Equity Fiscal Responsibility Act (TEFRA) and the Internal Revenue Code of 1986, as amended (the Code).
- Adopt Resolution 9567, approving the issuance of the Bonds by the CMFA for the benefit of Pioneer Gardens Venture LP (Borrower), or a partnership created by MRK Partners (Developer) for the acquisition, rehabilitation, improvement and equipping of a 141-unit multifamily rental housing project located at 11011 Cultura Street, Santa Fe Springs, generally known as Pioneer Gardens, such adoption is solely for the purposes of satisfying the requirements of TEFRA, the Code and the California Government Code Section 6500 (and following)
- Authorize the Mayor or designee thereof to execute the Agreement Regarding TEFRA Hearing.

OLD BUSINESS

14. Procedure for Approving and/or Denying Claims Brought Against the City

Recommendation: That the City Council:

- Adopt Resolution No. 9562 of the City Council of the City of Santa Fe Springs establishing a policy which delegates to the California Joint Powers Insurance Authority responsibility for handling claims in the amount of \$10,000 or less as authorized by Government Code Section 910 *et. seq.*

NEW BUSINESS

15. Resolution No. 9563 – Approving Use of Senate Bill 1 Funds for Greenleaf Avenue Rehabilitation Project
Recommendation: That the City Council:
- Adopt Resolution No. 9563 approving the Greenleaf Avenue Rehabilitation Project to be partially funded by Senate Bill 1-The Road Repair and Accountability Act; and
 - Authorize the Director of Public Works to submit an application to the California Transportation Commission for Road Maintenance and Rehabilitation Account (RMRA) funds.
16. Renewal and Approval of Use Agreement for Athletic Fields and Facilities with Santa Fe Springs 49ers Youth Football Sport Organization and Other Field Use Updates
Recommendation: That the City Council:
- Renew and approve the Use Agreement for Athletic Fields and Facilities with the Santa Fe Springs 49ers Youth Football sport organization.
17. Consideration of Second Extension of an Exclusive Negotiating Agreement By and Between the City of Santa Fe Springs and SFS Hospitality, LLC for Development of a Hotel or Hotels within the City of Santa Fe Springs
Recommendation: That the City Council:
- Authorize the Mayor or designee thereof, to execute all documents and take any actions necessary and appropriate to extend, for an additional 210 days, the Exclusive Negotiating Agreement with SFS Hospitality, LLC for Development of a Hotel or Hotels within the City of Santa Fe Springs.
18. Authorize the Purchase of Two (2) 2018 Altec Aerial Utility Vehicles
Recommendation: That the City Council:
- Authorize the Director of Purchasing Services to purchase two (2) 2018 Altec Aerial utility vehicles from Altec Industries, Inc. utilizing the National Joint Powers Alliance (NJPA) cooperative contract number 031014-ALT; and authorize a purchase order to be issued in the amount of \$211,861 for this transaction.
19. Clarke Estate Windows/Door Frame Restoration Project – Additional Appropriation
Recommendation: That the City Council:
- Approve appropriation funds of \$52,000 from the Bond Funded Capital Improvement Projects Fund to Activity No. 455-397-S032 to complete installation of the Clarke Estate Windows/Door Frames; and
 - Authorize the Director of Public Works to complete installation of the new Clarke Estate windows/door frames with City forces.
20. Snake Basket Fountain – Review Security Options
Recommendation: That the City Council:
- Evaluate Snake Basket Fountain security options reviewed by the Heritage Arts Advisory Committee (HAAC);

- Approve a security option for the Snake Basket Fountain;
- Approve an appropriation from the Art Fund; and
- Authorize the Director of Public Works to install the approved security option for the Snake Basket Fountain.

21. Adoption of Resolution No. 9564 – Authorizing the Library Services Division Director to accept and administer the California State Library “Libraries Illuminated” Grant

Recommendation: That the City Council:

- Approves Resolution No. 9564 authorizing the Library Services Division Director in the Department of Community Services to accept and administer the California State Library “Libraries Illuminated” grant.

22. Appointment of Representatives to the Greater Los Angeles County Vector Control District Board of Trustees

Recommendation: That the City Council:

- Appoint a Trustee to the Greater Los Angeles County Vector Control District Board of Trustees to serve as the City’s representative for a 2 or a 4 year term commencing on January 1, 2018.

23. Resolution 9565 – Approving the Issuance and Delivery of the Santa Fe Springs Water Utility Authority 2018 Subordinate Water Revenue Bonds, Approving a Second Amendment to the Water Enterprise Lease Agreement, an Indenture of Trust, and a Bond Purchase Contract and Authorizing Official Actions and Execution of Documents Related Thereto

Recommendation: That the City Council:

- Approve the proposed financing and adopt the attached Resolution 9565 approving the issuance of refunding bonds to refund outstanding 2005 Water Revenue Bonds and the execution of necessary financing documents.

Items 24 – 32 will occur in the 7:00 p.m. hour.

24. INVOCATION

25. PLEDGE OF ALLEGIANCE

26. INTRODUCTIONS

- Representatives from the Chamber of Commerce

27. ANNOUNCEMENTS

28. CITY MANAGER’S AND EXECUTIVE TEAM REPORTS

29. PRESENTATIONS

- a. Presentation from Assembly Majority Leader Ian Calderon – Legislative Update

City of Santa Fe Springs
Regular Meetings

December 14, 2017

- b. Recognition of the Santa Fe Springs Cali Kings for Winning the Xtreme Diamond State Championship.
- c. Appointment to Fire Chief Brent Hayward
- d. Presentation to Retiring Fire Chief Mike Crook

30. APPOINTMENTS TO BOARDS, COMMITTEES, COMMISSIONS

- a. Committee Appointments

31. 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.

32. 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.



Janet Martinez, CMC
City Clerk

December 8, 2017
Date