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**LANCASTER CITY COUNCIL
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
February 22, 2011**

CALL TO ORDER

Mayor/Chairman Parris called the regular meeting of the City Council/Redevelopment Agency/Financing Authority meeting to order at 5:04 p.m.

ROLL CALL

Present: Council Members/Agency Directors/Authority Members: Mann, Marquez; Vice Mayor/Vice Chairman Smith; Mayor/Chairman Parris

Absent: None

Staff

Members: City Manager/Executive Director; Deputy City Manager/Deputy Executive Director; City Attorney/Agency/Authority Counsel; City Clerk/Agency/ Authority Secretary; Planning Director; Public Works Director; Parks, Recreation and Arts Director; Finance Director; Economic Development Director; Housing Director; Human Resources Analyst

INVOCATION

The invocation was not given.

PLEDGE OF ALLEGIANCE

Vice Mayor/Vice Chairman Smith

PRESENTATION

Mayor's Athlete of the Month - Tyler Grenier, Paraclete High School
Presenter: Mayor Parris

AGENDA ITEMS TO BE REMOVED

None

AGENCY CONSENT CALENDAR

No action required at this time.

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

APPROVAL OF MINUTES

On a motion by Vice Mayor/Vice Chairman Smith and seconded by Council Member/Agency Director Crist, the City Council/Redevelopment Agency approved the City Council/Redevelopment Agency/Financing Authority Regular Meeting minutes of February 8, 2011, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

M 1. MINUTES

Approved the City Council/Redevelopment Agency/Financing Authority Regular Meeting minutes of February 8, 2011.

APPROVAL OF CITY COUNCIL CONSENT CALENDAR

On a motion by Vice Mayor Smith and seconded by Council Member Marquez, the City Council approved the Council Consent Calendar by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

CC 1. ORDINANCE WAIVER

Waived further reading of any proposed ordinances. (This permits reading the title only in lieu of reciting the entire text.)

CC 2. WARRANT REGISTER

Approved the Check and Wire Registers for January 23, 2011 through February 5, 2011 in the amount of \$9,965,156.34.

CC 3. TAX SHARING RESOLUTION

Adopted the Tax Sharing Resolution for proposed Annexation No. 413, requesting sewer service for this property into Los Angeles County Sanitation District No. 14.

CC 4. APPROPRIATION OF FUNDS

Appropriated estimated revenues of \$2,364,566.00 in Account No. 363-3200-100 for funds allocated by the U.S. Department of Housing and Urban Development for the Neighborhood Stabilization Program (NSP) pursuant to the Wall Street Reform and Consumer Protection Act of 2010 (Dodd-Frank Act) and approved an appropriation of the same amount for the City's Neighborhood Stabilization Program III expenditures in Account No. 363-4542-771.

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

CC 5. FUNDING FOR THE WASTE TIRE PROGRAM

A. Authorized the City Manager to execute a standard agreement, any amendments, and/or related documents to receive such funds and to take other actions necessary to facilitate the proposed California Department of Resources Recycling and Recovery ("Cal Recycle") for Waste Tire Recycling, Clean Up and Enforcement Programs ("WASTE TIRE") in its entirety.

B. Adopted **Resolution No. 11-09**, a resolution of the City Council of the City of Lancaster regarding its intention to implement the WASTE TIRE Program within the City of Lancaster, in conjunction with Cal Recycle, which is intended to decrease blight, illegal dumping and health and safety hazards within the community, relating to active and non-active waste tire businesses.

JPH 1. AGREEMENT FOR EXCHANGE OF REAL PROPERTY BETWEEN THE LANCASTER REDEVELOPMENT AGENCY AND SE ACQUISITIONS OF LANCASTER, CA, INC.

Mayor/Chairman Parris opened the Joint Public Hearing. It was the consensus of the City Council/Redevelopment Agency to waive the presentation regarding this matter.

Hearing no further testimony, Mayor/Chairman Parris closed the Joint Public Hearing.

On a motion by Vice Chairman Smith and seconded by Agency Director Mann, the Redevelopment Agency adopted **Resolution No. 04-11**, a resolution of the Lancaster Redevelopment Agency approving an agreement for exchange of Real Property between the Lancaster Redevelopment Agency and SE Acquisitions of Lancaster, CA, Inc, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

On a motion by Vice Mayor Smith and seconded by Council Member Marquez, the City Council adopted **Resolution No. 11-10**, a resolution of the City Council of the City of Lancaster approving an agreement for exchange of Real Property between the Lancaster Redevelopment Agency and SE Acquisitions of Lancaster, CA, Inc, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

JPH 2. DISPOSITION STRATEGY FOR PROPERTIES ACQUIRED BY THE LANCASTER REDEVELOPMENT AGENCY UNDER THE NEIGHBORHOOD FORECLOSURE HOMEOWNERSHIP PRESERVATION PROGRAM AND THE NORTH DOWNTOWN TRANSIT VILLAGE VISION PLAN INFILL DEVELOPMENT HOUSING PROJECT

Mayor/Chairman Parris opened the Joint Public Hearing. It was the consensus of the City Council to waive the presentation regarding this matter.

Hearing no further testimony, Mayor/Chairman Parris closed the Joint Public Hearing.

On a motion by Vice Chairman Smith and seconded by Agency Director Crist, the Redevelopment Agency adopted **Resolution No. 05-11**, a resolution of the Lancaster Redevelopment Agency approving a disposition strategy for the sale of single-family residences acquired under the Neighborhood Foreclosure Home Preservation Program and North Downtown Transit Village Vision Plan Infill Development Housing Project, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

On a motion by Vice Mayor Smith and seconded by Council Member Crist, the City Council adopted **Resolution No. 11-11**, a resolution of the City Council of the City of Lancaster approving a disposition strategy for the sale of single-family residences acquired under the Neighborhood Foreclosure Home Preservation Program and North Downtown Transit Village Vision Plan Infill Development Housing Project, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

JNB. 1 APPROVAL OF COOPERATION AGREEMENT BETWEEN CITY AND AGENCY

It was the consensus of the City Council to waive the presentation regarding this matter.

On a motion by Vice Chairman Smith and seconded by Council Member Mann, the Redevelopment Agency approved the Revised Cooperation Agreement between the City of Lancaster and the Lancaster Redevelopment Agency related to reimbursement for administrative costs, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

On a motion by Vice Mayor Smith and seconded by Council Member Crist, the City Council approved the Cooperation Agreement between the City of Lancaster and the Lancaster Redevelopment Agency related to reimbursement for administrative costs, by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

CA 1. CONSIDERATION OF NOMINATIONS / APPOINTMENTS / RE-APPOINTMENTS BY MAYOR PARRIS TO THE FOLLOWING COMMISSIONS:

Mayor Parris presented the following names for Council's consideration to the Commissions.

Planning Commission

Randy Hall
Cassandra Harvey
Daniel Jacobs
Rajprabhjot (Raj) Malhi
Fabian Terracciano
James Vose
Kaveh Elihu

Architectural/Design Planning Commission

April Bartlett
Andrew Mercy
Sandra Pursley
Courtney Stallworth
Timothy M. Wiley

Lancaster Criminal Justice Commission

Mark Brown
Tim Fuller
Jim Gaupel
Dennis Greer
Concepción Harris
Sandy Smith
David Vierra

Lancaster Neighborhood Vitalization Commission

Bret Banks
Steven Derryberry
Larry Grooms
Lisa Moulton
Lewis Stults
Tim Sturtevant
Howard Harris

On a motion by Vice Mayor Smith and seconded by Council Member Mann, the City Council approved the aforementioned names to the various City Commissions by the following vote: 5-0-0-0; AYES: Crist, Mann, Marquez, Smith, Parris; NOES: None; ABSTAIN: None; ABSENT: None

CR 1. REPORT ON THE ACTIVITIES OF THE ANTELOPE VALLEY AIR QUALITY MANAGEMENT DISTRICT

Council Member Marquez presented the following information:

The Governing Board met as regularly scheduled on February 15, 2011, discussed and/or approved the following significant items:

- A public hearing to adopt Rule 315 necessary to comply with US EPA, the Federal Clean Air Act, and avoid further potential local sanctions and penalties. Required to be in attainment with the Federal ozone standard by 2007, the District is a passive receptor of air emissions including ozone from bordering regions. The intent is to provide an opportunity for the formulation of a regional ozone attainment and sanction strategy that will not cripple local industry, which is ultimately not the source of excess ozone in the Antelope Valley.

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

**CR 1. REPORT ON THE ACTIVITIES OF THE ANTELOPE VALLEY AIR QUALITY
MANAGEMENT DISTRICT (continued)**

- Update and discussion surrounding the Palmdale Power Plant (PPP) and the current process of review by the California Energy Commission (CEC). The CEC is the ultimate permitting authority for the PPP, and is conducting an Evidentiary Hearing on March 2nd. From recent CEC discussions, a question regarding the need for an offset rule organic to AVAQMD has arisen. Both Staff and the Governing Board are requesting clarification and input from the CEC to determine next step(s). This issue will be put on the agenda to provide for CEC participation and further discussion at the March meeting.

LANCASTER FINANCING AUTHORITY

No action required at this time.

CITY MANAGER / EXECUTIVE DIRECTOR ANNOUNCEMENT

The City Manager stated that staff is busily preparing for the Poppy Festival which will take place in April. Additionally, he stated that this Saturday, February 26, 2011 is the Lancaster Museum Fundraiser at the museum just off of Lancaster Blvd. It promises to be a great event and there are a few tickets still available if anyone would like to purchase one.

Mayor Parris agreed and stated that this is one of his favorite events and if citizens want to have a great time, this is the event to come to; it is well worth the effort.

CITY CLERK / AGENCY/AUTHORITY SECRETARY ANNOUNCEMENT

The City Clerk provided the public with the procedure to address the City Council/Redevelopment Agency regarding non-agendized items.

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDIZED ITEMS

Addressing the City Council at this time:

Diana Reeves – owner of Perk Place Coffeehouse in Lancaster; the BLVD. Association has approved her request to have a Mardi gras on March 26, 2011. It will be off the BLVD on Cedar, Milling and Beech. There will be bands; children's entertainment; Cedar Street Theater will be performing plays; it will be a big block party and will help to bring awareness to the businesses off the BLVD. Funding is being provided strictly by sponsorship and any extra money will go back to the BLVD Association which is a non-profit organization.

Cesar Almeraz – Stated that at a previous meeting he suggested that Council consider a Disc Golf Course at the parks. He provided information regarding the sport and stated that he will be providing a formal report at a later date and encouraged the Mayor and Council to look at the information. He understands that budgets are tight and he is considering offering the equipment through Parks and Recreation to help initiate interest in the sport.

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDIZED ITEMS (continued)

David Paul – Stated that hard times are coming; harder times than we expected and change is accelerating very fast. As all of these conflicts ensue, we must stand together as a City and he appreciates what has been accomplished and everything that is going on. He proposed that the City consider having a festival where everyone would examine what would happen if for 3 days, governmental goods and services just disappeared. Brainstorm this; have a fun festival; bring people together and decide what we are going to do if the worst happens. If this idea takes off and spreads across the country, it may be the jolt everyone needs to prepare for what is coming.

COUNCIL / AGENCY COMMENTS

Council Member Mann stated that he wanted to bring it to everyone's attention, that Thursday, February 24, 2011 at 9 a.m. there will be a Sanitation meeting here in the Council Chambers. He appreciates Vice Mayor Smith taking the lead on this issue. Two weeks ago Vice Mayor Smith met with the Chamber of Commerce and several restaurant owners and there are a lot of people who are naïve about what is coming down the pipeline and there is going to be substantial increases that everyone is going to have to pay. With Vice Mayor Smith representing the City and all the citizens, he is a good watchdog to help keep this to a minimum.

Mayor Parris stated that unfortunately many people will wait until they get the bill but then it will be too late. This is a very pressing problem and people need to get involved in this matter early on because the bills will truly put some people out of business.

Vice Mayor Smith stated that four years ago there were only eight responses and now some bills have doubled or tripled.

Council requested that Vice Mayor Smith give a brief history on this issue.

Vice Mayor Smith stated that the Sanitation District created the recycled water plant to get tertiary water and everyone agreed that it was a good plan to move toward tertiary water. Tertiary water adds a treatment to the water so people can use it for other purposes other than just sewer water. They can use it for crops; water recharge; purple pipes; selling to other customers; used for watering soccer fields and such. In 2007 there was a vote to raise the rates; it was a Prop 218 vote, so for example, 7,000 ballots are mailed out and 51% must be received back saying no or the Board can pass it. The Board did pass it and it was an increase to some people as much as double if not more. Some places are paying as much \$10,000 a year in Sewer fees and now the Sanitation District has requested that an increase happen again to raise it another 34%. One item on the agenda will be to see if the rates can be lowered for anyone and restaurants can apply for a rebate. There were 76 businesses (restaurants) that were charged; 10 of them applied for the rebate and the average rebate was 46%. In other words, if a restaurant paid \$10,000 they received 46% back but they had to pay up front. There are a lot of businesses that don't know they can do this; there is a lot that we are trying to bring to everyone's attention. Other items on the agenda will be regarding management; refinancing bonds. We cannot raise the rates again; we cannot do this to the businesses out there.

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

COUNCIL / AGENCY COMMENTS (continued)

Council Member Mann agreed and said people should not be misled; this is not just a fee that affects businesses, it will affect every homeowner; every property owner in the City of Lancaster. There is no tax anywhere that is going to jump 30% and this is huge.

Mayor Parris stated that people must recognize that there is a basic inequity in the Sanitation District inasmuch, the city to the south comprises approximately 10% of the district; the City of Lancaster comprises 85% and the rest is County. The Chairman of the Sanitation District for a good number of years has been Mayor Ledford, the Mayor of Palmdale. Palmdale has less than 15% of the total area, but they are able to approve rates that are going to put our businesses out of business. It is intolerable that we have the Mayor of Palmdale controlling our sanitation rates to the point where it is putting our businesses out of business. Until this basic inequity is addressed, this is going to continue. It is a deplorable situation and there must be a way to fix it. We cannot have 85% of the district and only one third of the vote; that is insanity. To have someone with 10% of the district as the Chairman for so many years, what did we expect to have happen? When people have no accountability for their actions, we always find ourselves going down this path. He stated that he does not know what will be done and it may require getting the voters involved in this, as this is clearly a deplorable situation.

CLOSED SESSION

None

ADJOURNMENT

Mayor Parris adjourned the meeting at 5:31 p.m. and stated that the next meeting of the City Council/Redevelopment Agency/Financing Authority would take place on Tuesday, March 8, 2011 at 5:00 p.m.

**LANCASTER CITY COUNCIL/
REDEVELOPMENT AGENCY/FINANCING AUTHORITY
MINUTES
FEBRUARY 22, 2011**

PASSED, APPROVED and ADOPTED this _____day of _____, 2011, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVED:

GERI K. BRYAN, CMC
CITY CLERK/AGENCY/
AUTHORITY SECRETARY
Lancaster, CA

R. REX PARRIS
MAYOR/CHAIRMAN
Lancaster, CA

**CERTIFICATION OF MINUTES
CITY COUNCIL/REDEVELOPMENT AGENCY/FINANCING AUTHORITY**

I, _____, _____ of the City of Lancaster, CA, do hereby certify that this is a true and correct copy of the original City Council/Redevelopment Agency/Financing Authority minutes, for which the original is on file in my office.

WITNESS MY HAND AND THE SEAL OF THE CITY OF LANCASTER, CA on this _____ day of _____, _____.

(seal)
