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MVB

**LANCASTER
CITY COUNCIL/SUCCESSOR AGENCY/
FINANCING/POWER AUTHORITY
MINUTES
June 24, 2014**

CALL TO ORDER

Mayor/Chair Parris called the meeting of the City Council/Successor Agency/Financing/Power Authority to order at 5:00 p.m.

ROLL CALL

PRESENT: Council Members/Agency Directors/Authority Members: Mann, Smith, Vice Mayor/Vice Chair Crist, Mayor/Chair Parris

EXCUSED: On a motion by Vice Mayor/Vice Chair Crist and seconded by Council Member/Agency Director/Authority Member Smith, the City Council/Agency/Authority excused Council Member/Agency Director/Authority Member Johnson from the meeting, by the following vote: 4-0-0-1; **AYES:** Mann, Smith, Crist, Parris; **NOES:** None; **ABSTAIN:** None; **ABSENT:** Johnson

ABSENT: Council Member/Agency Director/Authority Member Johnson

STAFF

MEMBERS: City Manager/Executive Director; Deputy City Manager/Deputy Executive Director; City Attorney/Agency/Authority Counsel; Assistant to the City Manager; Assistant City Clerk/Agency/Authority Secretary; Associate Planner; Public Works Director; Parks, Recreation and Arts Director; Finance Director; Economic Development Director; Housing Director; Human Resources Director

INVOCATION

Dr. Tom Shepherd, Lancaster Baptist Church

PLEDGE OF ALLEGIANCE

Council Member/Agency Director/Authority Member Smith

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PRESENTATIONS

1. 2014 Global Leadership Summit
Presenter: David Parker, Senior Pastor; Desert Vineyard Fellowship
2. Recognition of the Spanish GED Graduate Class
Presenter: Mayor Parris
3. S.O.A.R. (Students On Academic Rise) High School Students of the Month–Bryce Redmann. Mr. Redmann received a \$1,000 Mayor’s Scholarship.
Presenter: Mayor Parris

It was the consensus of the City Council to discuss Item No. CA 1 at this time.

CA 1. APPOINTMENT TO LANCASTER MUSEUM PUBLIC ART FOUNDATION BOARD

Mayor Parris requested consideration of the nomination/appointment of Josh Mann to the Lancaster Museum and Public Art Foundation Board of Directors (LMPAF).

On a motion by Mayor Parris and seconded by Vice Mayor Crist, the City Council approved the appointment of Josh Mann to the Lancaster Museum and Public Art Foundation Board of Directors (LMPAF), by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

The Assistant City Clerk administered the Oath of Office to Josh Mann.

M 1. MINUTES

On a motion by Vice Mayor/Vice Chair Crist and seconded by Council Member/Agency Director/Authority Member Smith, the City Council/Agency/Authority approved the City Council/Successor Agency/Financing/Power Authority Special Meeting minutes of June 10, 2014, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

Mayor Parris requested that Item No. CC 22 be pulled for discussion

Addressing the City Council on Item No.’s CC 2, 4, 5, 6, 7, 8 and 9:

Michael Rives – discussed bids listed on the Check and Wire Register, the number of foreclosed homes in the City’s possession and the costs associated with those homes.

CONSENT CALENDAR

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council approved the Consent Calendar with the exception of CC 22 by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

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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 May 25, 2014 through June 7, 2014 in the amount of \$1,355,323.05.

CC 3. INVESTMENT REPORT

Accepted and approved the May 2014, Monthly Report of Investments as submitted.

CC 4. ANNEXATION OF LANCASTER BUSINESS PARK INTO LMD

Approved a “yes” vote to indicate the City of Lancaster’s support for the annexation of the Lancaster Business Park into Landscape Maintenance District No.1 (LMD) and authorized the City Manager or his designee to execute all related documents.

CC 5. NEIGHBORHOOD STABILIZATION PROGRAM (NSP3)

Approved an agreement for the acquisition of real property between the City of Lancaster and Daniel Santos for property located at 869 West Holguin Street, as part of the approved Neighborhood Stabilization Program (NSP 3).

CC 6. NEIGHBORHOOD STABILIZATION PROGRAM (NSP3)

Approved an agreement for the acquisition of real property between the City of Lancaster and Clinton Cody for property located at 45634 Fig Avenue, as part of the approved Neighborhood Stabilization Program (NSP 3).

CC 7. NEIGHBORHOOD STABILIZATION PROGRAM (NSP3)

Approved an agreement for the acquisition of real property between the City of Lancaster and Federal National Mortgage Association for property located at 44044 Raysack Avenue, as part of the approved Neighborhood Stabilization Program (NSP 3).

CC 8. NEIGHBORHOOD STABILIZATION PROGRAM (NSP3)

Approved an agreement for the acquisition of real property between the City of Lancaster and Federal National Mortgage Association for property located at 44503 Palm Vista Avenue, as part of the approved Neighborhood Stabilization Program (NSP 3).

CC 9. NEIGHBORHOOD STABILIZATION PROGRAM (NSP3)

Approved an agreement for the acquisition of real property between the City of Lancaster and Federal National Mortgage Association for property located at 44044 Buttercup Way, as part of the approved Neighborhood Stabilization Program (NSP 3).

CC 10. RESOLUTION 14-29

Adopted Resolution No. 14-29, ordering judicial foreclosure of delinquent special assessments in Community Facilities District 89-1.

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CC 11. RESOLUTION 14-30

Adopted Resolution No. 14-30, ordering judicial foreclosure of delinquent special assessments in Community Facilities District 90-1.

CC 12. RESOLUTION 14-31

Adopted Resolution No. 14-31, ordering judicial foreclosure of delinquent special assessments in Community Facilities District 91-1.

CC 13. RESOLUTION 14-32

Adopted Resolution No. 14-32, ordering judicial foreclosure of delinquent special assessments in Community Facilities District 91-2.

CC 14. RESOLUTION 14-33

Adopted Resolution No. 14-33, ordering judicial foreclosure of delinquent special assessments in Assessment District 92-101.

CC 15. RESOLUTION 14-34

Adopted Resolution No. 14-34, ordering judicial foreclosure of delinquent special assessments in Assessment District 92-101R.

CC 16. RESOLUTION 14-35

Adopted Resolution No. 14-35, ordering judicial foreclosure of delinquent special assessments in Assessment District 93-3.

CC 17. L.A. COUNTY ARTS COMMISSION

Approved allocation of funds for the L.A. County Arts Commission Free Concerts in Public Places grant.

CC 18. ACCEPTANCE OF STREETS

Approved the developer constructed streets and accepted the streets for maintenance by the City for Director's Review No. 08-100, located on the southeast corner of 37th Street East and Avenue J-4. Owner: Eastside Elementary School.

CC 19. COMPLETED WATER SYSTEM

Approved the completed water system installed by the developer for Tract No. 53102-02, located on the northwest corner of Avenue J-12 and 45th Street West. Owner: Magnolia, LP.

CC 20. AWARD OF BID – PWCP 11-018

Awarded **Public Works Construction Project No. 11-018, Rural Intersection Enhancements, HSIPL-5419(035)**, to Sterndahl Enterprises, Inc. of Sun Valley, California, in the amount of \$285,340.00 plus a 10% contingency, to install/upgrade signs, striping and markings at thirty-nine (39) rural intersections and authorized the City Manager, or his designee, to sign all documents. This contract is awarded to the lowest responsible bidder per California Public Code Section 22038 (b).

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CC 21. EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT

Approved filing for the 2014 Edward Byrne Memorial Justice Assistance Grant (JAG) in the amount of \$71,312.

CC 22. ORDINANCE NO. 998

Adopted **Ordinance No. 998**, an ordinance of the City Council of the City of Lancaster, California, amending Title 2 (“Administrative and Personnel”) of the Lancaster Municipal Code by amending Sections 2.08.060 and 2.44.010 and by repealing existing and adding new Sections 2.04.020, 2.04.040 and 2.24.020, to update and revise miscellaneous administrative provisions.

The City Attorney presented the staff report regarding this matter.

Council and staff discussed portions of Section 2.04.040 (C) as it relates to the makeup of the Council and the possibility of a seven member Council. Additionally discussion took place regarding the position of the Vice Mayor essentially being the Mayor’s successor in the event the Mayor is unable to complete his term for any reason. The Mayor requested the issue be clarified in a future Ordinance to ensure a smooth/unequivocal succession in the event the Mayor’s seat becomes vacant.

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council approved Item No. CC 22 by the following vote: 3-1-0-1; AYES: Mann, Crist, Parris; NOES: Smith; ABSTAIN: None; ABSENT: Johnson

CB 1. FISCAL YEAR 2014/15 BUDGET AND FIVE-YEAR CAPITAL IMPROVEMENT PROGRAM

The City Manager presented the staff report regarding this matter.

Addressing the City Council on this matter:

Michael Rives – stated the entire budget should be presented to the public, discussed the increased cost related to law enforcement, bids for law enforcement services and the reduction of the budget related to the City Attorney.

Jason Zink – stated Los Angeles County Waterworks’ rebate program does not include synthetic grass; discussed including money in the budget for summer jobs for youth in the community, perhaps taking care of landscape.

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council adopted **Resolution No. 14-36**, adopting the proposed City of Lancaster Fiscal Year 2014-15 General Fund Operating Budget, Special Funds Budget, and Capital Improvements Budget, as specified in the Budget Document, as amended in Attachment A of the report by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

CB 1. FISCAL YEAR 2014/15 BUDGET AND FIVE-YEAR CAPITAL IMPROVEMENT PROGRAM CONTINUED...

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council adopted **Resolution No. 14-37**, establishing the annual Appropriations Limit for Fiscal Year 2014-15 by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council awarded Request for Proposal (RFP) 581-14 in favor of CalPERS, as a California Employers' Retiree Benefit Trust Fund (CERBT), by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council approved Agreement and Election of City of Lancaster to Prefund Other Post-Employment Benefits (OPEB) through CalPERS (Attachment 1), by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council approved Declaration of Authority for Disbursements from the OPEB Trust (Attachment 2), by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

PH 1. LANCASTER DRAINAGE BENEFIT ASSESSMENT DISTRICT

Mayor Parris opened the Public Hearing. It was the consensus of the City Council to waive the staff report regarding this matter.

Hearing no further testimony Mayor Parris closed the Public Hearing.

On a motion by Vice Mayor Crist and seconded by Council Member Smith, the City Council adopted **Resolution No. 14-38**, confirming the diagram and assessment and ordering the levying of an assessment in Lancaster Drainage Benefit Assessment District for Fiscal Year 2014-2015, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

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PH 2. LANCASTER LANDSCAPE MAINTENANCE DISTRICT NO. 1

Mayor Parris opened the Public Hearing. It was the consensus of the City Council to waive the staff report regarding this matter.

Hearing no further testimony Mayor Parris closed the Public Hearing.

On a motion by Vice Mayor Crist and seconded by Council Member Smith, the City Council adopted **Resolution No. 14-39**, confirming the diagram and assessment and ordering the levying of an assessment in Lancaster Landscape Maintenance District No. 1 for Fiscal Year 2014-2015, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

PH 3. LANCASTER LIGHTING MAINTENANCE DISTRICT

Mayor Parris opened the Public Hearing. It was the consensus of the City Council to waive the staff report regarding this matter.

Hearing no further testimony Mayor Parris closed the Public Hearing.

On a motion by Vice Mayor Crist and seconded by Council Member Smith, the City Council adopted **Resolution No. 14-40**, confirming the diagram and assessment and ordering the levying of an assessment in Lancaster Lighting Maintenance District for Fiscal Year 2014-2015, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

NB 1. CAPITAL ASSET POLICY

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

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council accepted and approved the Capital Asset Policy, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

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NB 2. CALIFORNIA HOME ENERGY RENOVATION OPPORTUNITY PROGRAM

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

On a motion by Vice Mayor Crist and seconded by Council Member Smith, the City Council adopted **Resolution No. 14-41**, consenting to the inclusion of properties within the City's jurisdiction in the California Home Energy Renovation Opportunity (HERO) Program to finance distributed generation renewable energy sources, energy and water efficiency improvements, and electric vehicle charging infrastructure and approving an amendment to a certain Joint Powers Agreement related thereto. Authorized the City Manager, or his designee, to execute all documents and make any non-substantive changes necessary to complete the transaction, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

On a motion by Vice Mayor Crist and seconded by Council Member Smith, the City Council adopted **Resolution No. 14-42**, authorizing the City to join the CaliforniaFIRST Program and authorizing the California Statewide Communities Development Authority (CSCDA) to accept applications from property owners, conduct contractual assessment proceedings, and levy contractual assessments within the jurisdiction of the City. Authorized the City Manager, or his designee, to execute all documents and make any non-substantive changes necessary to complete the transaction., by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

On a motion by Vice Mayor Crist and seconded by Council Member Smith, the City Council adopted **Resolution No. 14-43**, authorizing the City to join the Figtree Property Assessed Clean Energy (PACE) Program and authorizing the California Enterprise Development Authority (CEDA) to conduct contractual assessment proceedings and levy contractual assessments within the jurisdiction of the City. Authorized the City Manager, or his designee, to execute all documents and make any non-substantive changes necessary to complete the transaction, by the following vote: 4-0-0-1; AYES: Mann, Smith, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Johnson

CA 2. RESOLUTION 14-44

The Mayor requested this item be removed at this time.

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CR 1. REPORT ON THE ACTIVITIES OF THE BOARD OF DIRECTORS FOR THE ANTELOPE VALLEY TRANSIT AUTHORITY (AVTA)

Addressing the City Council on this matter:

Michael Rives – discussed moving the bus shelter from 15th Street West and Avenue J to Avenue J and 10th Street West and suggested the AVTA Board request a feasibility study to provide a connector line between the County Health facility on 3rd Street East and AV Hospital.

Vice Mayor Crist presented the following information: the AVTA Board recently discussed offering bus lines to service the City of Hope, Kaiser and MACC facilities when all the facilities have opened; AVTA is rearranging lines for routes 11 & 12 for less connecting to take place and the Board is looking at a fare recovery system related to the discrepancies between the Metrolink and AVTA commuter buses.

CR 2. COUNCIL REPORTS

Council Member Mann reported on the recent meeting of the Los Angeles County Sanitation District 14 Board; the Board awarded a bid for landscaping at a plant north of Lancaster and decided to close a local field office that was paying annual rent of \$40,000. The personnel from this office will operate out of the plant as opposed to an office. Additionally the Board discussed recent legislation that passed requiring a good faith effort beginning in 2016 to have recycling programs for food waste.

Vice Mayor Crist reported on recent actions of the Antelope Valley Air Quality Management District (AVAQMD); the annual lawn mower exchange recently took place which offers citizens the opportunity to exchange a gas lawn mower for an electric lawn mower; AB 32 which funds the high speed rail program and will include funding for transportation will be going into effect.

LANCASTER FINANCING AUTHORITY

No action required at this time.

LANCASTER POWER AUTHORITY

No action required at this time.

LANCASTER SUCCESSOR AGENCY

No action required at this time.

CITY MANAGER / EXECUTIVE DIRECTOR ANNOUNCEMENTS

None

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CITY CLERK /AGENCY/AUTHORITY SECRETARY ANNOUNCEMENT

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

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDIZED ITEMS

Addressing the City Council at this time:

Heather Brown – discussed her recent contact with the Los Angeles County Water District and stated AVEK recently released a large amount of contaminated water west of Lancaster.

Darlene Peterson – stated citizens are concerned that Fire Station #33 is cut off with the routes it must travel.

Jason Zink – suggested selling cowboy hats as a fundraiser; discussed using drone helicopters to fight fires and a hydroelectric conference taking place in Nashville in July; discussed electricity generation, expanding the Poppy Preserve and funding programs with the ½ cent sales tax increase.

Kurt Boyer – stated he sits on the Board of Directors of a local medical group; discussed a recent street fair that took place involving organizations that want to help indigent, addicted and homeless individuals; stated County Mental Health may be decreasing their overhead and the impact on the Antelope Valley is unknown.

David Paul – discussed the Spanish GED graduating class, discussed the difference between America and the Taliban; stated he enjoys participating in government, discussed his love of his city and the country.

George Beatty, Sr. – thanked the City Council for their service and dedication to the city; discussed squatters in vacant homes in the city and the deputies who respond; he is concerned with their health and exposure to raw sewage; discussed having the city require the banks who own the houses to bolt the windows shut after squatters have been removed.

Malia Rose Tui – discussed an issue with one of her mother’s neighbors and requested assistance with talking to the appropriate personnel.

Michael Rives – discussed his recent contact with City staff, discussed the lack of a sidewalk near Avenue J-8, 15th Street West and Sunnydale school; discussed his contact with the Veterans Affairs Committee.

Maria Paesano – discussed losing her home and the events leading up to it.

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COUNCIL / AGENCY COMMENTS

Mayor Parris discussed a Council directed policy of having management delegate citizen issues to staff; the City Manager and City Attorney will determine who will be the best individual to speak to citizens regarding various public issues. Elected Officials have a different obligation compared to City staff regarding meeting with the public. Additionally Mayor Parris discussed enforcing laws related to evicting people and following the law; requested follow up with the City Attorney and the Neighborhood Vitalization Commission to ensure laws are not being broken related to this issue.

CLOSED SESSION

None

ADJOURNMENT

Mayor Parris adjourned the meeting at 6:52 p.m. and stated the next meeting would take place on Tuesday, July 8, 2014 at 5:00 p.m.

The meeting was adjourned in memory of former Mayor Fred Hann. Mr. Hann served more than 10 years on the Lancaster City Council, was a firefighter and paramedic for many years. As a member of the City Council he supported the construction of the Lancaster Performing Arts Center and Lancaster City Park. He will be missed by family, friends and this community.

PASSED, APPROVED and ADOPTED this _____ day of _____, 2014, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVED:

BRITT AVRIT, CMC
ASSISTANT CITY CLERK/
AGENCY/AUTHORITY
SECRETARY

R. REX PARRIS
MAYOR/CHAIRMAN

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CERTIFICATION OF MINUTES
CITY COUNCIL/SUCCESSOR AGENCY/FINANCING/POWER AUTHORITY

I, _____, _____ of the City of Lancaster, CA, do hereby certify that this is a true and correct copy of the original City Council/Successor Agency/Financing/Power 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)
