

**LANCASTER  
CITY COUNCIL/SUCCESSOR AGENCY/  
FINANCING/POWER AUTHORITY  
MINUTES  
August 9, 2016**

**CALL TO ORDER**

Mayor/Chair Parris called the meeting of the Lancaster City Council/Successor Agency/Financing/Power Authority to order at 5:01 p.m.

**ROLL CALL**

**PRESENT:** Council Members/Agency Directors/Authority Members: Malhi, Mann, Underwood-Jacobs, Vice Mayor/Vice Chair Crist, Mayor/Chair Parris

**STAFF**

**MEMBERS:** City Manager/Executive Director; Deputy City Manager/Deputy Executive Director; City Attorney/Agency/Authority Counsel; City Clerk/Agency/Authority Secretary; Assistant to the City Manager; Development Services Director; Parks, Recreation & Arts Director; Public Safety Director; Assistant Finance Director; Housing Director.

**INVOCATION**

Jeremy Johnson

**PLEDGE OF ALLEGIANCE**

Vice Mayor Crist

**PRESENTATIONS**

1. Recognition of Deputy Mitch Speed  
Presenter: Mayor Parris
2. Presentation from Kids Charities to local Charities  
Presenters: Mayor Parris, Ron and Yvette Emard
3. Antelope Valley Fair Update  
Presenter: Tim Fuller, President, Antelope Valley Fair Association
4. Los Angeles County Air Show  
Presenter: Al Hoffman

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**M 1. MINUTES**

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council/Successor Agency/Financing/Power Authority approved the City Council/Successor Agency/Financing/Power Authority Meeting Minutes of July 26, 2016, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

**CONSENT CALENDAR**

Council Member Malhi stated he needed to recuse himself from Item No. CC 6 due to the proximity of the project to property he owns and left the dais at this time.

On a motion by Vice Mayor Crist and seconded by Council Member Underwood-Jacobs, the City Council approved Item No. CC 6, by the following vote: 4-0-1-0; AYES: Mann, Underwood-Jacobs, Crist, Parris; NOES: None; RECUSED: Malhi; ABSENT: None

Council Member Malhi returned to the dais at this time.

On a motion by Vice Mayor Crist and seconded by Council Member Malhi, the City Council approved the Consent Calendar with the exception of Item No. CC 6, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, 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 July 10, 2016, through July 23, 2016 in the amount of \$11,096,593.59.

**CC 3. SUBDIVISION UNDERTAKING AGREEMENT**

Approved the Subdivision Undertaking Agreement submitted by Lancaster Palms, LLC - American Premiere Homes, Inc. ("Subdivider"), for Tract Map No. 060428, located on the southwest corner of 40<sup>th</sup> Street West and Avenue J-6 and authorized the City Engineer to execute the agreement upon the receipt of updated Improvement Securities.

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**CC 4. PUBLIC WORKS CONSTRUCTION PROJECT NO. 13-027, AVENUE L AND CHALLENGER WAY ROUNDABOUT, HSIPL-5419(033)**

Approved Change Orders Nos. 1-12, and increased the total amount of the contract with ANM Construction & Engineering of Lancaster, California, for **Public Works Construction Project No. 13-027, Avenue L and Challenger Way Roundabout, HSIPL-5419(033)**, by \$1,250.05 for a total revised contract amount of \$1,186,250.05, plus a 10% contingency.

Accepted the work constructed by ANM Construction & Engineering, for **Public Works Construction Project No. 13-027, Avenue L and Challenger Way Roundabout, HSIPL-5419(033)**, and directed the City Clerk to file the Notice of Completion for the project. Retention on this project has been disbursed in accordance with California Public Contract Code.

**CC 5. AWARD OF BID NO. 630-16, NEIGHBORHOOD STABILIZATION PROGRAM**

Awarded **Housing and Neighborhood Revitalization Neighborhood Stabilization Program Construction Project No. 630-16** to Hiesl Construction, Inc. of Acton, California, in the amount of \$313,890.00 (plus a 10% contingency) and authorized the City Manager, or his designee, to sign all documents.

**CC 6. APPROVAL OF PARCEL MAP NO. 72266**

Approved the map and accepted the dedications as offered on Parcel Map No. 72266, located on the northeast corner of 26th Street West and Avenue L-8, Owned by Dennis and Kathleen Pursley; approved the Undertaking Agreement and Improvement Securities required as a condition of recordation of the map; made findings that this project will not violate any of the provisions of Sections 66473.5, 66474.1, and 66474.6 of the Subdivision Map Act; and instructed the City Clerk to endorse on the face of the map the certificate which embodies the approval of said map and the dedications shown thereon.

**CC 7. RESOLUTION NO. 16-45**

Adopted **Resolution No. 16-45**, a resolution of the City Council of the City of Lancaster, California, approving a disposition strategy for the sale of single-family residences acquired under the approved Neighborhood Stabilization Program.

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**PH 1. AMENDMENT TO LANCASTER LIGHTING MAINTENANCE DISTRICT ANNUAL ENGINEERS REPORT FOR FISCAL YEAR 2016-2017 AND RECONFIRM THE LEVY OF ASSESSMENTS**

Mayor Parris opened the Public Hearing.

The City Council waived the staff report for this item.

Mayor Parris closed the Public Hearing.

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council adopted **Resolution No. 16-46**, approving modifications to the Engineer's Report relating to the Lancaster Lighting Maintenance District, and approving and reconfirming the levy of assessments for said Assessment District pursuant to Part 2 of Division 15 of the Streets and Highways code of the State of California, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

**NB 1. REPORT ON PROPOSITION 57; "THE JUSTICE & REHABILITATION ACT"**

The Public Safety Director and Assistant City Attorney presented the report for this item.

Discussion among the City Council and staff included discussion of the way in which the message will be delivered to the community.

Received the report on Proposition 57

**NB 2. STATUS REPORT ON THE BLVD ASSOCIATION**

The Projects Assistant and members of The BLVD Association presented the report for this item.

Received status report on The BLVD Association

**CA 1. DISCUSSION AND POSSIBLE ACTION REGARDING PROPOSED 'METRO TAX'**

Vice Mayor Crist discussed the history of the funding related to Measure R and stated the City needs to take a stand against continued taxes until the full share of funding for Measure R is received.

Discussion took place regarding educating voters to explain the impact of the Measure on the City; education will be the focus as opposed to advocating against the Measure.

On a motion by Council Member Mann and seconded by Vice Mayor Crist the City Council agreed to oppose Measure R and to use City resources to educate the public of the impact of the proposed Measure, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

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**CR 1. COUNCIL REPORTS**

None

**LANCASTER HOUSING AUTHORITY**

No action required at this time.

**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 ANNOUNCEMENT**

The City Manager discussed the press conference for the announcement of the Lancaster Performing Art Center's upcoming season and the exhibit at the MOAH titled 'Made in America' that will be opening soon.

The Deputy City Manager discussed the ground breaking for LCE's 10 megawatt facility that will directly serve the LCE customers in the City.

**CITY CLERK / AGENCY / AUTHORITY SECRETARY ANNOUNCEMENT**

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

**PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDIZED ITEMS**

Addressing the City Council at this time:

Juan Leal – discussed experiences he's had with a Lancaster group home, experiences with the Los Angeles County Sheriff Department and his experience with City staff.

Fran Sereseres – discussed the presentations provided earlier in the meeting, the upcoming ground breaking and a business that wants to offer music at their business.

Heather Brown – discussed contaminants in rain water.

Pat Murray – discussed the proposed homeless shelter and the number of homeless in the Antelope Valley; suggests using former military bases to house the homeless because they have the necessary facilities; stated homeless would have jobs such as clearing fields and growing gardens; the food grown in the gardens would help feed the people.

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**PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDIZED ITEMS CONTINUED...**

Cher Gilmore – represents Citizens Climate Lobby which is a non-profit, non-partisan organization concerned with climate change; requested the City adopt a resolution to urge Congress to pass legislation for a carbon fee and dividend program.

**COUNCIL / AGENCY COMMENTS**

Planning Commission Chair Vose discussed items to be considered by the Planning Commission at its upcoming meeting.

Mayor Parris clarified his goal regarding marijuana which is suppressed retail of marijuana; does not want it sold on the streets; if it's legal to grow it and the City can benefit from that, the Planning Commission should explore the possibilities; if there's a benefit without a detriment – it should be explored.

**RECESS**

Mayor Parris recessed the meeting at 7:01 p.m. for the purpose of conducting a Closed Session meeting regarding the following matters:

**CLOSED SESSION**

1. Conference with Legal Counsel – Anticipated Litigation: significant exposure to litigation pursuant to Government Code Section 54956.9(d) (2) – two potential cases.
2. Conference with Legal Counsel – Anticipated Litigation: consideration of initiation of litigation pursuant to Government Code Section 54956.9(d) (4) - four potential cases.
3. Conference with Legal Counsel--Existing Litigation - Government Code Section 54956.9(d) (1)
4. Patton v. City of Lancaster, LASC Case No. MC 025064
5. Estarella v. City of Lancaster, LASC Case No. BC527749
6. Wilson v. City of Lancaster, LASC MC025201
7. City of Lancaster v. Southern California Edison, PUC Case No. (C.) 16-06-006
8. ANTELOPE VALLEY GROUNDWATER CASES  
Included Actions:  
Los Angeles County Waterworks District No. 40 v. Diamond Farming Co.  
Superior Court of California, County of Los Angeles, Case No. BC325201;  
Los Angeles County Waterworks District No. 40 v. Diamond Farming Co.  
Superior Court of California, County of Kern, Case No. S-1500-CV-254-348  
Wm. Bolthouse Farms, Inc. v. City of Lancaster, Diamond Farming Co. v. City of Lancaster, Diamond Farming Co. v. Palmdale Water District  
Superior Court of California County of Riverside, consolidated actions;  
Case Nos. RIC 353 840, RIC 344 436, RIC 344 668  
Santa Clara Case No. 1-05-CV 049053

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**RECONVENE**

Mayor Parris reconvened the meeting at 7:24 p.m.

**CITY ATTORNEY ANNOUNCEMENT**

The City Attorney announced the City Council met in Closed Session and discussed item number one - two potential cases and item number seven and gave direction to the City Manager and the City Attorney.

**ADJOURNMENT**

Mayor Parris adjourned the meeting at 7:25 p.m. and stated the next regular meeting would take place on Tuesday, September 13, 2016 at 5:00 p.m.

PASSED, APPROVED and ADOPTED this 13th day of September, 2016, by the following vote:

AYES: Council Members Malhi, Mann, Underwood-Jacobs, Vice Mayor Crist,  
Mayor Parris

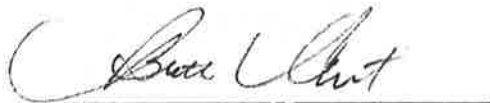
NOES: None

ABSTAIN: None

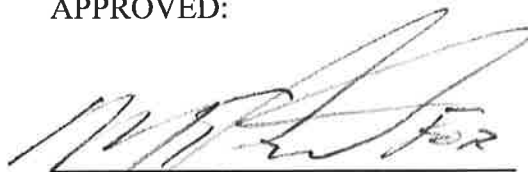
ABSENT: None

ATTEST:

APPROVED:



BRITT AVRIT, CMC  
CITY CLERK  
AGENCY/AUTHORITY SECRETARY



R. REX PARRIS  
MAYOR/CHAIRMAN

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STATE OF CALIFORNIA            }  
COUNTY OF LOS ANGELES       }ss  
CITY OF LANCASTER            }

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)

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