

**LANCASTER
CITY COUNCIL/SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/
CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
September 11, 2018**

CALL TO ORDER

Vice Mayor/Vice Chair Crist called the meeting of the Lancaster City Council/Successor Agency/Financing/ Housing/ Power/California Choice Energy Authority to order at 5:03 p.m.

ROLL CALL

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

ABSENT: Mayor/Chair Parris

ROLL CALL

PRESENT: Housing Authority Members: Malhi, Mann; Vice Chair Crist; Chair Szeto

ABSENT: Authority Member Harvey

STAFF MEMBERS:

City Manager/Executive Director; Deputy City Manager/Deputy Executive Director; City Attorney/Agency/Authority Counsel; City Clerk/Agency/Authority Secretary; Administrative and Community Services Director, Development Services Director; Parks, Recreation and Arts Director; Public Safety Director, Finance Director; Housing Director

INVOCATION

John Irving

PLEDGE OF ALLEGIANCE

Council Member Malhi

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HA CONSENT CALENDAR

On a motion by Vice Chair Crist and seconded by Authority Member Mann, the Lancaster Housing Authority approved Item No. HA CC 1, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Crist, Szeto; NOES: None; ABSTAIN: None; ABSENT: Harvey

HA CC 1.

LOAN AGREEMENT WITH WHEN LIFE HANDS YOU MORE LEMONS, LP, A CALIFORNIA LIMITED PARTNERSHIP

Approved the Loan Agreement between the Lancaster Housing Authority and When Life Hands You More Lemons, LP, a California Limited Partnership for the construction of the proposed Kensington II Multifamily Residential Project located at the proposed 32nd Street West and Avenue I.

M 1. MINUTES

On a motion by Council Member Mann and seconded by Council Member Underwood-Jacobs the City Council/Successor Agency/Financing/Power/California Choice Energy Authority approved the City Council/Successor Agency/Financing/Power/California Choice Energy Authority Regular Meeting Minutes of August 14, 2018, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

CITY COUNCIL CONSENT CALENDAR

Item No.'s CC 4 and CC 5 were removed for separate discussion.

Vice Mayor Crist stated he needs to recuse himself from Item No. CC 5 due to the proximity of the project to his residence.

Addressing the City Council on Item No. CC 4:

Fran Sereseres – discussed the expenses associated with this project and the ‘grand opening’ of the remodeled center.

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council approved the Consent Calendar with the exception of Item No. CC 5, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

Vice Mayor Crist left the dais at this time.

Addressing the City Council on Item No. CC 5:

Fran Sereseres – discussed the accidents at this intersection and slowing the flow of traffic from 20th Street West to 10th Street West on Lancaster Blvd.

On a motion by Council Member Malhi and seconded by Council Member Underwood-Jacobs, the City Council approved Item No. CC 5, by the following vote: 3-0-1-1; AYES: Malhi, Mann, Underwood-Jacobs; NOES: None; RECUSED: Crist; ABSENT: Parris

Vice Mayor Crist returned to the dais at this time.

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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. CHECK REGISTERS

Approved the Check and Wire Registers for July 29, 2018, through August 25, 2018 in the amount of \$27,852,132.03.

CC 3. INVESTMENT REPORT

Accepted and approved the July 2018, Monthly Report of Investments as submitted.

CC 4. PUBLIC WORKS CONSTRUCTION PROJECT NO. 16-003, ANTELOPE VALLEY SENIOR CENTER RENOVATION PROJECT, BUILD PHASE

- a. Approved Change Order No.s' 1 and 2, and increase the total amount of the contract with Sawyer Construction & Associates of Mojave, California, for Public Works Construction Project No. 16-003, Antelope Valley Senior Center Renovation Project, Build Phase, by \$51,452.04, for a total revised contract amount of \$1,262,823.73.
- b. Accepted the work constructed by Sawyer Construction & Associates for Public Works Construction Project No. 16-003, Antelope Valley Senior Center Renovation Project, Build Phase, 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. PUBLIC WORKS CONSTRUCTION PROJECT NO. 17-006 – LANCASTER BOULEVARD AND 15TH STREET WEST ROUNDABOUT, HSIPL-5419(043)

Rejected all bids for **Public Works Construction Project No. 17-006 – Lancaster Boulevard and 15th Street West Roundabout, HSIPL-5419(043)**. All bids significantly exceeded the project budget and included bid schedule anomalies resulting in technical response irregularities. Project will be reviewed, re-scoped, and re-solicited in the Fall of 2018.

CC 6. PUBLIC WORKS CONSTRUCTION PROJECT NO. 17-007 – LANCASTER BOULEVARD AND 15TH STREET EAST ROUNDABOUT HSIPL-5419(047)

Rejected all bids for **Public Works Construction Project No. 17-007 – Lancaster Boulevard and 15th Street East Roundabout HSIPL-5419(047)**. All bids exceeded the project budget and included bid schedule anomalies resulting in technical response irregularities. Project will be reviewed, re-scoped, and re-solicited in the Fall of 2018.

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PH 1. ENVIRONMENTAL IMPACT REPORT NO. 16-01, GENERAL PLAN AMENDMENT NO. 16-01, ZONE CHANGE NO. 16-01, SPECIFIC PLAN NO. 15-02, TENTATIVE TRACT MAP NO. 74312, DEVELOPMENT AGREEMENT NO. 18-01 (AVANTI WEST SUBAREA: ±73 ACRES BOUNDED BY AVENUE K-4, AVENUE K-8, 70TH STREET WEST AND 75TH STREET WEST; AVANTI SOUTH SUBAREA: ±234 ACRES BOUNDED BY AVENUE L, AVENUE K-8, 62ND STREET WEST, AND 70TH STREET WEST)

It was the consensus of the City Council to waive the Staff Report for this item.

On a motion by Council Member Mann, and seconded by Council Member Malhi, the City Council adopted **Resolution No. 18-47**, certifying Environmental Impact Report No. 16-01 (SCH #2016071067) and adopting the findings and statement of overriding considerations; approving General Plan Amendment No. 16-01 to amend the General Plan land use designation on portions of the subject property from NU (Non-Urban Residential) and UR (Urban Residential) with a Specific Plan (SP) overlay to UR with an SP Overlay and Mixed-Use (MU) with an SP Overlay; approving Specific Plan No. 15-02; approving Tentative Tract Map No. 74312 to subdivide the subject property into 44 lots for financial and conveyance purposes; and approving Development Agreement No. 18-01 to establish specific development rights by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

On a motion by Council Member Mann, and seconded by Council Member Malhi, the City introduced **Ordinance No. 1047**, amending the City zoning plan for 73 acres bounded by Avenue K-4, Avenue K-8, 70th Street West and 75th Street West (Assessor's Parcel Numbers 3204-001-184 and 3204-001-195) and 12.8 acres of a 234-acre site bounded by Avenue L, Avenue K-8, 62nd Street West, and 70th Street West (Assessor's Parcel Numbers 3204-008-045 and 3204-008-047), known as Zone Change No. 16-01, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

NB 1. ECONOMIC DEVELOPMENT UPDATE

The Economic Development Manager presented the update for this item.

Received and filed the Economic Development Update.

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NB 2. RING DOORBELL AND CAMERA REBATE PROGRAM

The Energy Manager presented the staff report regarding this item.

Discussion between the City Council and staff included discussion of the simplicity to install the product, the range of vision for the cameras and associated fees.

Council Member Mann thanked Vice Mayor Crist for bringing the idea to staff to start the process for this program and thanked the Sheriff Booster's for their contribution for the program.

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Mann, the City Council approved a professional services agreement with Ring Inc. (Ring) for the Ring Doorbell and Camera Rebate Program (Rebate Program), by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Mann, the City Council approved the use of \$50,000 in City funds from account 101-4200-301 to subsidize the program for 1,000 Lancaster households, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Mann, the City Council approved a one-week initial program launch to include neighborhoods within the boundaries of Avenue H to Avenue K and 20th Street West to 30th Street East, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

NB 3. AMENDMENT TO TITLE 8 OF THE LANCASTER MUNICIPAL CODE RELATING TO SHOPPING CART CONTAINMENT, RETRIEVAL AND ABATEMENT

The Assistant City Attorney presented the staff report regarding this item.

Addressing the City Council on this item:

David Paul – discussed the blight associated with shopping carts around town.

On a motion by Council Member Mann and seconded by Council Member Underwood-Jacobs, the City Council introduced **Ordinance No. 1048**, amending Title 8 of the Lancaster Municipal Code by adding Chapter 8.62, relating to shopping cart containment, retrieval and abatement, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

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NB 4. REVISED PROFESSIONAL CONSULTING SERVICES AGREEMENT WITH FRONTIER ENERGY

It was the consensus of the City Council to waive the Staff Report for this item.

On a motion by Council Member Mann and seconded by Council Member Underwood-Jacobs, the City Council approved revised Professional Consulting Services Agreement with Frontier Energy amending the scope of work to include Energy Advisor program support, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

NB 5. ORDINANCE NO. 1049, REPEALING CHAPTER 9.44 OF THE LANCASTER MUNICIPAL CODE RELATING TO REGULATION OF REGISTERED SEX OFFENDERS

It was the consensus of the City Council to waive the Staff Report for this item.

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council introduced **Ordinance No. 1049**, repealing chapter 9.44 of the Lancaster Municipal Code relating to regulation of registered sex offenders, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

CA 1. NOMINATION AND APPOINTMENT OF DREW MERCY TO THE CRIMINAL JUSTICE COMMISSION

On a motion by Council Member Mann and seconded by Underwood-Jacobs, the City Council approved the appointment of Drew Mercy to the Criminal Justice Commission, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

CA 2. NOMINATION AND APPOINTMENT OF RUTGER PARRIS TO THE LANCASTER PLANNING COMMISSION.

On a motion by Council Member Malhi and seconded by Council Member Mann, the City Council approved the appointment of Rutger Parris to the Lancaster Planning Commission, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

Mayor Parris arrived at the meeting at this time.

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CA 3. REWARD OF \$10,000

Approve a reward of \$10,000 for information leading to the apprehension and conviction of the person or persons responsible for the fatal hit and run of 21-year-old Rodney Tyrone Richard, who was struck by a truck in the eastbound lane of Lancaster Boulevard on August 4, 2018 at approximately 2:00 a.m.

On a motion by Vice Mayor Crist and seconded by Council Member Mann the City Council approved a reward of \$10,000 for information leading to the apprehension and conviction of the person or persons responsible for the fatal hit and run of 21-year-old Rodney Tyrone Richard, who was struck by a truck in the eastbound lane of Lancaster Boulevard on August 4, 2018 at approximately 2:00 a.m., by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

Discussion of the status of cameras being placed on The Blvd took place.

CR 1. REPORT ON THE ACTIVITIES OF THE BOARD OF DIRECTORS FOR DISTRICT NO. 14 OF THE COUNTY SANITATION DISTRICTS OF LOS ANGELES COUNTY

Vice Mayor Crist discussed the Sanitation's District's review of conflicts of interest and the audit of the billing for District 14 and District 20. Discussion took place regarding water adjudication and the familial relationship between the Sanitation District and the Law Firm providing the billing for the Sanitation Districts.

CR 2. COUNCIL REPORTS

Vice Mayor Crist discussed a recent meeting with Antelope Valley Transit Authority (AVTA) and BYD regarding AVTA's goal of having a 100% electric fleet in 2018; BYD is working to meet that goal and is selling more buses than they're producing translating to a possibility of meeting the goal a few months into 2019.

Mayor Parris discussed and requested each City Commission adopt a Code of Conduct for the members of each Commission.

Mayor Parris stated discussions are taking place regarding creating a group comprised of two Council Members from Palmdale and two Council Members from Lancaster and one additional member to discuss issues impacting each city.

CALIFORNIA CHOICE ENERGY 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.

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LANCASTER SUCCESSOR AGENCY

No action required at this time.

CITY MANAGER / EXECUTIVE DIRECTOR ANNOUNCEMENTS

Los Angeles County Assistant Fire Chief Sullivan discussed the 9-11 Remembrance event.

Two videos highlighting work being done in the City and the Lancaster Cemetery District were shown.

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:

Amaka Donn – apologized to the City for missing Council Member Mann in her classroom and discussed the communication issues she has experienced relating to her email.

Fran Sereseres – stated she supports the Ring Doorbell Program, discussed fees associated with using shopping carts.

Richard Wainwright – discussed his business being removed from the Downtown PBID.

Garth Erdrich – discussed his concerns regarding the Kensington Campus.

Judith Hendrickson – discussed negligence at a specific care center in Lancaster.

Donna Young – discussed a specific mobile home park and fees being instituted by the owner.

David Paul – discussed his feelings surrounding 9-11.

ADJOURNMENT

Mayor/Chair Parris adjourned the meeting at 6:54 p.m. and stated the next City Council/Successor Agency/Financing/Power/California Choice Energy Authority meeting will be held on Tuesday, September 25, 2018 at 5:00 p.m.

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PASSED, APPROVED and ADOPTED this 25th day of September, 2018, by the following vote:

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

NOES: None

ABSTAIN: None

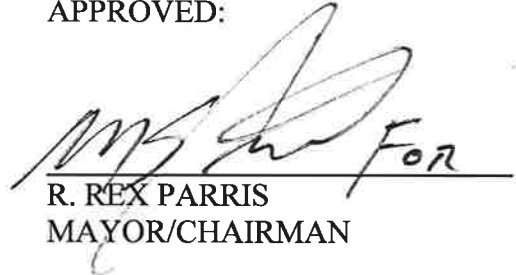
ABSENT: Mayor Parris

ATTEST:

APPROVED:



BRITT AVRIT, MMC
CITY CLERK
AGENCY/AUTHORITY SECRETARY



R. REX PARRIS
MAYOR/CHAIRMAN

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

CERTIFICATION OF MINUTES
CITY COUNCIL/SUCCESSOR AGENCY/FINANCING/POWER/CALIFORNIA CHOICE
ENERGY 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/Housing/Power/California Choice Energy 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)

