

**LANCASTER  
CITY COUNCIL/SUCCESSOR AGENCY/  
FINANCING/HOUSING/POWER/  
CALIFORNIA CHOICE ENERGY AUTHORITY  
MINUTES  
October 23, 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; Vice Mayor/Vice Chair Crist

**EXCUSED:** Council Member/Agency Director/Authority Member Underwood-Jacobs; Mayor/Chair Parris

On a motion by Council Member Mann and seconded by Council Member Malhi, the City Council/Successor Agency/Financing/Power/California Choice Energy Authority excused Council Member/Agency Director/Authority Member Underwood-Jacobs; Mayor/Chair Parris from the meeting, by the following vote: 3-0-0-2; AYES: Malhi, Mann, Crist; NOES: None; ABSTAIN: None; ABSENT: Underwood-Jacobs, Parris

**ROLL CALL**

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

**STAFF MEMBERS:**

City Manager/Executive Director; Deputy City Manager/Deputy Executive Director; City Attorney/Agency/Authority Counsel; City Clerk/Agency/Authority Secretary; Development Services Director; Assistant Parks, Recreation and Arts Director; Treasury Manager; Housing Director

**INVOCATION**

None given

**PLEDGE OF ALLEGIANCE**

Council Member Mann

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**HA CONSENT CALENDAR**

On a motion by Vice Chair Crist and seconded by Authority Member Malhi, the Lancaster Housing Authority approved the Housing Authority Consent Calendar, 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 Campus Multifamily Residential Project located at the proposed 32<sup>nd</sup> Street West and Avenue I.

**HA CC 2. LOAN AGREEMENT WITH WHEN LIFE HANDS YOU LEMONS, LP, A CALIFORNIA LIMITED PARTNERSHIP**

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

**M 1. MINUTES**

On a motion by Council Member Mann and seconded by Council Member Malhi 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 October 9, 2018, by the following vote: 3-0-0-2; AYES: Malhi, Mann, Crist; NOES: None; ABSTAIN: None; ABSENT: Underwood-Jacobs, Parris

**CITY COUNCIL CONSENT CALENDAR**

On a motion by Council Member Mann and seconded by Council Member Malhi, the City Council approved the Consent Calendar, by the following vote: 3-0-0-2; AYES: Malhi, Mann, Crist; NOES: None; ABSTAIN: None; ABSENT: Underwood-Jacobs, Parris

**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 September 23, 2018, through October 6, 2018 in the amount of \$6,874,024.48. Approved the Check Register as presented.

**CC 3. INVESTMENT REPORT**

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

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**CC 4. ORDINANCE NO. 1050**

Adopted **Ordinance No. 1050**, adding Chapter 2.40.045 to the Lancaster Municipal Code relating to electronic and paperless filing of Fair Political Practices Commission Campaign Disclosure Statements.

**PH 1. GENERAL PLAN AMENDMENT NO. 18-02 AND ZONE CHANGE NO. 18-02  
GENERALLY BOUNDED BY AVENUE H, AVENUE G, 75TH STREET WEST,  
AND 90TH STREET WEST (ASSESSOR'S PARCEL NUMBERS 3219-013-001, 3268-  
018-039, AND 3268-018-900)**

Vice Mayor Crist opened the Public Hearing.

The Community Development Manager presented the staff report regarding this item.

Vice Mayor Crist closed the Public Hearing.

On a motion by Council Member Mann and seconded by Council Member Malhi, the City Council adopted Resolution No. 18-54, approving General Plan Amendment No. 18-02, amending the General Plan land use designation from Urban Residential (UR) and Park (PK) to Non-Urban Residential (NU); and introduced Ordinance No. 1051, amending the city zoning plan for approximately 80 acres of a 424-acre site generally bounded by Avenue H, Avenue G, 75th Street West, and 90th Street West, known as Zone Change No. 18-02, from R-7,000 (Single Family Residential, minimum lot size 7,000 square feet) and PK (Park) to RR-2.5 (Rural Residential, minimum lot size 2.5 acres), by the following vote: 3-0-0-2; AYES: Malhi, Mann, Crist; NOES: None; ABSTAIN: None; ABSENT: Underwood-Jacobs, Parris

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**PH 2. GENERAL PLAN AMENDMENT NO. 18-04 AND ZONE CHANGE NO. 18-04  
LOCATED AT THE SOUTHEAST CORNER OF AVENUE H-8 AND 70<sup>TH</sup> STREET  
WEST (ASSESSOR'S PARCEL NUMBER 3268-025-900)**

Vice Mayor Crist opened the Public Hearing.

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

Vice Mayor Crist closed the Public Hearing.

On a motion by Council Member Mann and seconded by Council Member Malhi, the City Council adopted Resolution No. 18-55, approving General Plan Amendment No. 18-04, amending the General Plan land use designation from Park (PK) to Non-Urban Residential (NU); and introduced Ordinance No. 1052, amending the city zoning plan for approximately 20 acres of land located at the southeast corner of Avenue H-8 and 70th Street West, known as Zone Change No. 18-04, from PK (Park) to RR-2.5 (Rural Residential, minimum lot size 2.5 acres)., by the following vote: 3-0-0-2; AYES: Malhi, Mann, Crist; NOES: None; ABSTAIN: None; ABSENT: Underwood-Jacobs, Parris

**NB 1. FACILITIES LEASE AGREEMENT WITH LANDMARK INFRASTRUCTURE  
INCORPORATED (LANDMARK) FOR A CITYWIDE DEMONSTRATION OF  
LANDMARK'S VERTEX ONE (V1) COLOCATABLE COMMUNICATIONS  
TECHNOLOGY INFRASTRUCTURE**

The Deputy City Manager and Energy manager presented the staff report for this item.

Discussion among the City Council and staff included discussion of the height of the towers involved and discussion of the other cities who are working with Landmark on this type of project.

On a motion by Council Member Mann and seconded by Council Member Malhi, the City Council approved a Facilities Lease Agreement with Landmark for a citywide demonstration of Landmark's V1 Colocatable Communications Technology Infrastructure at fifteen City facilities including Lancaster City Hall, the Park and Ride at Sgt. Steve Owen Park and Rawley Duntley Park, by the following vote: 3-0-0-2; AYES: Malhi, Mann, Crist; NOES: None; ABSTAIN: None; ABSENT: Underwood-Jacobs, Parris

**CR 1. REPORT ON THE ACTIVITIES OF THE BOARD OF DIRECTORS FOR THE  
ANTELOPE VALLEY TRANSIT AUTHORITY**

Vice Mayor Crist stated service to Edwards Air Force Base and Mojave is expected to begin in December.

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**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**

The City Manager discussed the Pow Wow! Event which was held recently and a Local Business Spotlight video was 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:

Richard Wainwright – discussed being removed from the Downtown PBID.

Donna Young – discussed issues she is having at a specific Mobile Home Park.

Christopher Meza – asked if the City will be annexing land and asked when AVTA is expected to be an all-electric fleet.

Kimberly Clarkson – discussed incidents she has had with dogs at Tierra Bonita park.

Kimberly Harper – discussed her history in the area, issues she had with her landlord and discussed being homeless.

Fran Sereseres – thanked the Council for what they do for senior citizens, discussed the Lancaster TV Channel, and encouraged everyone to vote.

David Paul – discussed the Ring Doorbell Program and Smart Cities.

**ADJOURNMENT**

Vice Mayor/Vice Chair Crist adjourned the meeting at 6:02 p.m. and stated the next City Council/Successor Agency/Financing/Power/California Choice Energy Authority meeting will be held on Tuesday, November 13, 2018 at 5:00 p.m.

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PASSED, APPROVED and ADOPTED this 13<sup>th</sup> day of November, 2018, by the following vote:

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

NOES: NONE

ABSTAIN: NONE

ABSENT: NONE

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)