

**LANCASTER
CITY COUNCIL/SUCCESSOR AGENCY/
FINANCING/POWER/
CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
November 13, 2018**

CALL TO ORDER

Mayor/Chair Parris called the meeting of the Lancaster City Council/Successor Agency/Financing/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, 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; Administrative and Community Services Director, Development Services Director; Parks, Recreation and Arts Director; Public Safety Director, Finance Director; Housing Director

INVOCATION

Pastor Darrell Dorris

PLEDGE OF ALLEGIANCE

Boy Scout Lance Long

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY

MINUTES

November 13, 2018

PRESENTATIONS

1. Recognition of Quartz Hill High School Girls Tennis 30th Undefeated Season in Golden League
Presenter: Mayor Parris
2. Recognition of Employees Years of Service
Presenters: Mayor Parris and City Manager Mark Bozigian
3. Recognition of the City of Lancaster winning two 3CMA awards for:
 - Ready Lancaster: Citizen Emergency Preparedness Campaign;
Category - Marketing and Tools – Government Service Delivery/Community Issue, Population 100,000 and up
 - Join the City of Lancaster on Nixle video:
Category - Video – Promotional Video, population 95,000-160,000Presenter: Mayor Parris

Mayor Parris stated Item No. CA 1 will be moved to this portion of the Agenda.

CA 1. NOMINATION AND APPOINTMENT OF ADOLFO ESTRADA TO THE ARCHITECTURAL AND DESIGN COMMISSION

On a motion by Mayor Parris and seconded by Vice Mayor Crist, the City Council approved the appointment of Adolfo Estrada to the Architectural and Design Commission, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

Mayor Parris administered the Oath of Office at this time.

M 1. MINUTES

On a motion by Vice Mayor Crist and seconded by Council Member Mann 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 October 23, 2018, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

It was the consensus of the City Council to move Item No. NB 2 to this portion of the agenda.

NB 2. AMENDMENT TO CHAPTERS 5.56 AND 17.43 OF THE LANCASTER MUNICIPAL CODE RELATING TO THE REGULATION OF CANNABIS COMMERCIAL ACTIVITY IN THE CITY

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

On a motion by Vice Mayor Crist and seconded by Council Member Malhi, the City Council Introduced **Ordinance No. 1053**, amending Chapters 5.56 and 17.43 of the Lancaster Municipal Code, relating to the regulation of cannabis commercial activity in the City, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
November 13, 2018

CONSENT CALENDARS

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

CCEA 1.

ADMINISTRATIVE SERVICES AGREEMENT WITH TOWN OF APPLE VALLEY

- a. Approved Administrative Services Agreement with the Town of Apple Valley (“Apple Valley”); and authorized the Executive Director, or his designee, to sign all documents.
- b. Recognized revenue of \$288,409 into Account No. 491-3100-013 and appropriate a total of \$155,750 into Account 491-4250-013P and \$132,659 into Account No. 491-4999-490 for professional services to be provided to Apple Valley in accordance with the above agreements. Transferred in \$132,659 to Account No. 490-3990-491 to offset Lancaster Choice Energy operating costs.
- c. Approved amendment to Master Professional Services Agreement with Calpine Energy Solutions, LLC (“Calpine”) in the amount of \$218,750 to support work performed for Apple Valley under the terms of the Administrative Services Agreement; and authorized the Executive Director, or his designee, to sign all documents.
- d. Approved Professional Services Agreement with Pacific Energy Advisors (“PEA”) in the amount of \$122,000 to support work performed for Apple Valley under the terms of the Administrative Services Agreement for Apple Valley; and authorized the Executive Director, or his designee, to sign all documents.

CCEA 2. RESOLUTION NO. CCEA 04-18

Adopted **Resolution No. CCEA 04-18**, approving and authorizing the Town of Apple Valley (“Apple Valley”) to enter into the Joint Exercise Powers Agreement for the California Choice Energy Authority.

Mayor Parris stated he needs to recuse himself from Item No. CC 4 due to the proximity of the project to his business.

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

Mayor Parris left the dais at this time

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

Mayor Parris returned to the dais at this time.

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
November 13, 2018

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 October 07, 2018 through October 27, 2018 in the amount of \$12,219,784.15. Approve the Check Registers as presented.

CC 3. REQUEST FOR QUALIFICATIONS (RFQ 694-18) FOR MULTI-YEAR PROFESSIONAL SERVICES

Approved Multi-Year Professional Service Agreements with each of the pre-qualified consulting firms on the attached list, and authorized the City Manager, or his designee, to execute all task orders.

CC 4. LANDSCAPE IMPROVEMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 1

Approved and accepted for maintenance the work and materials for the landscape improvements for Landscape Maintenance District No. 1, installed by the developer of the subject project:

<u>Project</u>	<u>Location/Owner</u>
SPR 16-06	Northwest corner of 10 th Street West and West Avenue K (median only) Owner: Clutter Family Trust

CC 5. STREET IMPROVEMENTS

Approved the developer constructed streets on the following project. In addition, accepted the streets for maintenance by the City and for public use.

<u>Project</u>	<u>Location/Owner</u>
Director's Review No. 12-68	15 th Street West & Park Somerset Drive Owner: Kaiser Permanente

CC 6. WATER IMPROVEMENTS

Approved the completed water systems installed by the developer for the following project:

<u>Project</u>	<u>Location/Owner</u>
Director's Review No. 12-68	15 th Street West & Park Somerset Drive Owner: Kaiser Permanente

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY

MINUTES

November 13, 2018

CC 7. ORDINANCE NO. 1051

Adopted **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).

CC 8. ORDINANCE NO. 1052

Adopted **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).

**JPH 1. RESOLUTIONS AND FINANCING DOCUMENTS FOR LEASE REVENUE BONDS
(PUBLIC IMPROVEMENTS PROJECT)**

Mayor Parris opened the Public Hearing.

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

Mayor Parris closed the Public Hearing.

On a motion by Vice Mayor Crist and seconded by Council Member Malhi, the City Council adopted **Resolution No. 18-56** approving the issuance by the Lancaster Financing Authority of its Lease Revenue Bonds, Series 2018 (Public Improvements Project) in the aggregate principal amount not to exceed \$16,000,000, and approving a Site and Facility Lease, a Lease Agreement, a Bond Purchase Agreement, a Continuing Disclosure Agreement, a Preliminary Official Statement and a Final Official Statement in connection therewith, and authorizing the taking of certain other actions in connection therewith, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

On a motion by Vice Chair Crist and seconded by Agency Director Malhi, the Financing Authority adopted **Resolution No. FA 02-18** approving the issuance of its Lease Revenue Bonds, Series 2018 (Public Improvements Project) in the aggregate principal amount not to exceed \$16,000,000, and approving an Indenture, a Site and Facility Lease, a Lease Agreement, an Assignment Agreement, a Bond Purchase Agreement, a Preliminary Official Statement and a Final Official Statement in connection therewith, and authorizing the taking of certain other actions in connection therewith., by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
November 13, 2018

NB 1. OFFICE OF TRAFFIC SAFETY PEDESTRIAN AND BICYCLE SAFETY PROGRAM GRANT

The City Engineer presented the staff report regarding this item.

On a motion by Vice Mayor Crist and seconded by Council Member Malhi, the City Council recognized grant funds revenue from the State of California Office of Traffic Safety reimbursement program for the Pedestrian and Bicycle Safety Program (Grant No. PS19008) in the amount of \$55,000.00 into revenue account number 324-3306-101, and appropriated the same amount to account number 324-4785-770, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

NB 3. ART IN PUBLIC PLACES PROGRAM

The Parks, Recreation and Arts Director and Operations Manager presented the staff report regarding this item.

Discussion among the City Council and staff included discussion of the amount of potential funds to be allocated, the use of those funds and the impact on certain Capital Improvement Projects. Additionally, discussion took place regarding clarification if the art will rotate or if it is permanent, and discussion of who determines what art is appropriate and where the art is placed. The Operations Manager stated she will be working with the community and will develop a list of neighborhoods that are the best candidates for the public art and provided an overview of the application process for placement of art in public places. Discussion took place regarding instituting a requirement if the amount involved is \$500,000 or more, the Council must be notified.

The Mayor discussed involving the Architectural and Design Commission in the process.

On a motion by Vice Mayor Crist and seconded by Council Member Underwood-Jacobs, the City Council approved the proposed Art in Public Places Program and Manual to create arts amenities and facilities in connection with all City Capital improvement projects and establish guidelines and processes for public art provided by the public sector with the added requirement that the City Council is notified if the amount reaches \$500,000, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

NB 4. LANCASTER MUSEUM OF ART AND HISTORY ACCREDITATION DOCUMENTS

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

On a motion by Vice Mayor Crist and seconded by Council Member Underwood-Jacobs, the City Council approved the presented Core Operating Documents for the Lancaster Museum of Art and History (MOAH). These documents are required to begin the accreditation process for MOAH through the American Alliance of Museums (AAM), by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY

MINUTES

November 13, 2018

CA 2. DISCUSSION AND POSSIBLE ACTION REGARDING APPOINTMENT OF CITY MANAGER AND AUTHORIZATION TO EXECUTE CITY MANAGER CONTRACT

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council approved the appointment of City Manager and authorization to execute City Manager contract, by the following vote: 5-0-0-0; AYES: Malhi, Mann, Underwood-Jacobs, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: None

LANCASTER HOUSING 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 Public Arts Policy and congratulated Jason Caudle for Council's approval of his contract. A video highlighting the completion of the work done on Avenue I 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:

Adriane Holmes – discussed her history in the City, discussed opening a skate park in the City and discussed specific locations where she believes it would be successful.

Discussion took place regarding the plan to establish a skate park in the City.

David Paul – discussed Veteran's Day events and his interactions with a homeless individual.

Vianna Friss – discussed the need for a bus bench on Fern Avenue.

Lida Abramian – discussed an incident at the LPAC.

Mr. Martinez – discussed trash in the city and the use of the bag tax towards trash clean up.

Discussion took place regarding how funds for the bag tax are appropriated.

Fran Sereseres – discussed the skate park; discussed issues senior citizens face and discussed the progress on the senior center improvements.

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
November 13, 2018

COUNCIL COMMENTS

Mayor Parris stated an aggressive plan to place cameras throughout the city will be taking place and requested input from the community prior to the cameras being installed. Mayor Parris discussed growing the community and working with our newly elected representatives.

Council Member Underwood-Jacobs discussed her recent invitation and visit to the White House.

ADJOURNMENT

Council Member Mann stated the City Council meeting will be adjourned in memory of Mike Dispenza and Walter "Walt" Byron Troth.

Mike Dispenza served on the Palmdale City Council from 1999 to 2016; and he owned and operated the Mike Dispenza State Farm Agency in Palmdale for 40 years. Mike was involved with the community in a variety of ways serving as president of the Antelope Valley Underwriters; co-founding the Palmdale Education Foundation; co-chairing three Antelope Valley Board of Trade business outlook conferences; and founding the Palmdale Sheriff's Boosters. Mike Dispenza touched the lives of many people in the Antelope Valley and will be missed by his family, friends and the community.

Walter "Walt" Byron Troth served as a member on the first Lancaster Planning Commission when Lancaster was incorporated in 1977, and helped establish the City's first General Plan. Walt also served as a Director for the Antelope Valley Fair from 1982 to 1990. He was a very active committed member of the community who gave generously with his time and energy to improve life in Lancaster. Walter "Walt" Byron Troth will be greatly missed, and leaves behind a great legacy for his family, friends, and the community.

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, December 11, 2018 at 5:00 p.m.

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY

MINUTES

November 13, 2018

PASSED, APPROVED and ADOPTED this 11th day of December, 2018, by the following vote:

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

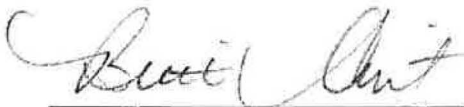
NOES: None

ABSTAIN: None

ABSENT: None

ATTEST:

APPROVED:



BRITT AVRIT, 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)
