

**LANCASTER
CITY COUNCIL/SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/
CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019**

CALL TO ORDER

Vice Mayor Crist called the meeting of the Lancaster City Council/Successor Agency/Financing/Power/California Choice Energy Authority to order at 5:02 p.m.

ROLL CALL

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

EXCUSED: Mayor/Chair Parris

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 excused Mayor/Chair Parris from the meeting, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

STAFF MEMBERS:

City Manager/Executive Director; Assistant City Manager/Deputy Executive Director/Acting City Clerk/ Agency/Authority Secretary; City Attorney/Agency/Authority Counsel; Assistant City Clerk; Assistant to the City Manager, Administrative and Community Services Director; Parks, Recreation and Arts Director; Development Services Director; Finance Director; Chief of Police/Public Safety Director

INVOCATION

None given

PLEDGE OF ALLEGIANCE

Council Member Mann

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019

PRESENTATIONS

1. Medical Main Street
Presenter: Chenin Dow, Assistant to the City Manager
2. Ready, Set, Charge Program
Presenters: Chenin Dow, Assistant to the City Manager, and Alice Ferrin, LCE Projects Assistant

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 September 24, 2019, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

CITY COUNCIL CONSENT CALENDAR

Council Member Mann stated he needs to recuse himself from Item No. CC 4 due to the proximity of the project to property he owns.

Council Member Mann left the dais at this time.

Addressing the City Council at this time:

Michael Rives – discussed the Skate Park at Jane Reynolds Park, trees and park improvements.

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council approved Consent Calendar Item No. CC 4, by the following vote: 3-0-1-1; AYES: Malhi, Underwood-Jacobs, Crist; NOES: None; RECUSED: Mann; ABSENT: Parris

Council Member Mann returned to the dais at this time.

On a motion by Council Member Underwood-Jacobs 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: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: 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 1, 2019 through September 14, 2019 in the amount of \$3,016,038.09. Approved the Check Registers as presented.

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019

CC 3. SANITARY SEWER MANAGEMENT PLAN

Accepted the Sanitary Sewer Management Plan Update dated October 2019.

CC 4. PUBLIC WORKS CONSTRUCTION PROJECT NO. 18-007

Awarded **Public Works Construction Project No. 18-007**, 2018 Parks Concrete Repairs, to RC Becker and Son, Inc., of Santa Clarita, California, in the amount of \$615,321.73 plus a 10% contingency, for curb and gutter, sidewalk, and pedestrian curb ramp replacement, as well as tree removal/root pruning; 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).

PH 1. TEFRA HEARING APPROVAL OF MULTIFAMILY HOUSING REVENUE BONDS FOR KENSINGTON HOMES MULTIFAMILY RESIDENTIAL PROJECT

Vice Mayor Crist opened the Public Hearing.

The Administrative and Community Services Director presented the Staff Report for this item.

Addressing the City Council on this item:

Maureen Feller – discussed the transaction history with InSite Development, High Desert Hospital, homeless shelter, and costs to date.

Fran Sereseres – discussed the project bonds, past agreements, units to be built, and costs involved.

Melissa Guevara – discussed the total units to be built, cost per unit, accountability, actions of elected officials, and other InSite Development projects.

Michael Rives – discussed tax exempt bonds, money available for homeless, tent cities, overwhelming problem, and disappearing money.

Vice Mayor Crist closed the Public Hearing.

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council adopted **Resolution No. 19-49**, pursuant to Section 147(f) of the Internal Revenue Code of 1986 approving the issuance and sale of Tax-exempt Revenue Bonds or Notes (the “Bonds”) by the California Municipal Finance Authority (the “Authority”) in an aggregate principal amount not to exceed \$12,000,000.00 to assist in the financing of the acquisition, construction, improvement and equipping of a multifamily housing project, located at Avenue I and 32nd Street West in Lancaster, California (the “City”), known as Kensington Homes (the “Project”) and to be owned and/or operated by the Borrower, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Underwood-Jacobs, Crist; NOES: None; ABSTAIN: None; ABSENT: Parris

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019

NB 1. PURCHASE AND INSTALLATION OF PLAYGROUND EQUIPMENT AND FLOORING AT JANE REYNOLDS PARK

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

Council Member Mann stated he needs to recuse himself from this item due to the proximity of the project to property he owns.

Council Member Mann left the dais at this time.

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council, in lieu of undertaking its own competitive bidding or proposal process, authorized the City of Lancaster to use (piggyback) the 1 Government Procurement Alliance (1GPA) Public Sector Contract with Dave Bang Associates Inc., by the following vote: 3-0-1-1; AYES: Malhi, Underwood-Jacobs, Crist; NOES: None; RECUSED: Mann; ABSENT: Parris

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council awarded purchase and installation of playground equipment and flooring at Jane Reynolds Park to Dave Bang Associates Inc. in an amount not to exceed \$400,000, by the following vote: 3-0-1-1; AYES: Malhi, Underwood-Jacobs, Crist; NOES: None; RECUSED: Mann; ABSENT: Parris

On a motion by Council Member Underwood-Jacobs and seconded by Council Member Malhi, the City Council authorized the City Manager, or his designee, to sign all documents, by the following vote: 3-0-1-1; AYES: Malhi, Underwood-Jacobs, Crist; NOES: None; RECUSED: Mann; ABSENT: Parris

Council Member Mann returned to the dais at this time.

CR 1. COUNCIL REPORTS

Council Member Underwood-Jacobs discussed her attendance at the grand opening for Turtyle, a Lancaster-based paper straw company, where actor Ed Begley Jr. was also honored for his environmental work.

Council Member Mann discussed his attendance at the Bark at the Park event.

Council Members Mann and Underwood-Jacobs thanked staff for the incredible job with the recent Bark in the Park event and for reaching out to the High Schools for community participation.

Vice Mayor Crist discussed the recent great events throughout the City of Lancaster including the recent CA Finals Rodeo at the Antelope Valley Fairgrounds.

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019

CALIFORNIA CHOICE ENERGY AUTHORITY

No action required at this time.

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 ANNOUNCEMENTS

The City Manager thanked staff, Council and the community for the great success of the recent Streets of Lancaster event, and provided notice that City of Lancaster new development and new business announcements were being made through social media feeds.

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:

Brother Perry – discussed his work with the homeless, and ordinance against tiny homes.

Fran Sereseres – discussed charging electric vehicles, thanked Council for the Skate Park at Jane Reynolds Park and inquired on the location of the Turtyle company.

David Paul – discussed his participation in meetings, Richard Nixon’s activities, Bark at the Park event, Ready, Set, Charge Program, artificial intelligence, and his love for the City.

COUNCIL / AGENCY / AUTHORITY COMMENTS

Commissioner Vose discussed the earlier comment made pertaining to tiny homes.

Deputy Mayor Darrell Dorris discussed his recent visit to a junior high school where he spoke to students considered at high risk of not graduating, his excitement for the new Lancaster Community Center, and the need to stay informed.

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019

ADJOURNMENT

Vice Mayor Crist adjourned the meeting at 5:53 p.m. and stated the next City Council/Successor Agency/Financing/Power/California Choice Energy Authority meeting will be held on Tuesday, October 22, 2019 at 5:00 p.m.

PASSED, APPROVED and ADOPTED this 22nd day of October, 2019, by the following vote:


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

NOES: None

ABSTAIN: None


ABSENT: None

ATTEST:

DocuSigned by:

50C8435E870D461...

RONDA PEREZ
ACTING CITY CLERK

APPROVED:

DocuSigned by:

8D06ACD1E5DE4B7...

R. REX PARRIS
MAYOR/CHAIRMAN

LANCASTER CITY COUNCIL/ SUCCESSOR AGENCY/
FINANCING/HOUSING/POWER/CALIFORNIA CHOICE ENERGY AUTHORITY
MINUTES
October 8, 2019

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

CERTIFICATION OF MINUTES
CITY COUNCIL/SUCCESSOR AGENCY/FINANCING/HOUSING/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)
