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**CITY COUNCIL/SUCCESSOR AGENCY/HOUSING/
FINANCING/POWER/CALIFORNIA CHOICE ENERGY
AUTHORITY
REGULAR MEETING
MINUTES**

***HYBRID MEETING PURSUANT TO
GOVERNOR’S ORDERS N-08-21
Tuesday, June 22, 2021***

CALL TO ORDER

Mayor/Chairman Parris called the meeting of the Lancaster City Council/Successor Agency/Financing/Power California Choice Energy Authority to order at 5:04 p.m.

ROLL CALL

PRESENT: City Council Members / Agency Directors / Authority Members: Malhi, Mann, Vice Mayor/Vice Chairman Crist, Mayor/Chairman Parris

EXCUSED: Council Member Dorris

On a motion by Council Member Mann and seconded by Council Member Malhi the City Council excused Council Member Dorris from the City Council/Successor Agency/ Financing/ Power/California Choice Energy Authority meeting of June 22, 2021, by the following vote: 4-0-0-1; Ayes: Malhi, Mann, Crist, Parris; Noes: None; Abstain: None; Absent: Dorris

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

Finance & Technology Director; Public Safety Director; Senior Manager-Real Estate & Economic Development.

PLEDGE OF ALLEGIANCE

Vice Mayor Crist led the pledge of allegiance.

M 1. MINUTES

On a motion by Vice Mayor Crist and seconded by Council Member Mann the City Council APPROVED the City Council/Successor Agency/Financing/Power/California Choice Energy Authority regular meeting minutes of June 08, 2021, by the following vote: 4-0-0-1; Ayes: Malhi, Mann, Crist, Parris; Noes: None; Abstain: None; Absent: Dorris

EMERGENCY DECLARATION

Deputy Mayor Dr. Troung presented the COVID-19 Situation Update.

Mayor Parris directed staff to research limitations on employee vaccination requirements and also prepare a plan for the availability of the booster vaccination once it is available.

Discussion among Council included placing vaccination sites in various areas within the city.

Mayor Parris directed staff to prepare a one-page information sheet regarding the need for a booster vaccination.

City Clerk provided the procedure for public comment on item number ED 1 and ED 2.

Addressing the Council at this time:

David Abber- opposed belief in the ability to encourage or make individuals take the vaccination.

On a motion by Vice Mayor Crist and seconded by Council Member Malhi the City Council approved item numbers ED 1 and ED 2 as comprised, by the following vote: 4-0-0-1 AYES: Malhi, Mann, Crist, Parris; NOES: None; ABSTAIN: None: ABSENT: Dorris

ED 1. COVID-19 UPDATES AND ACTIONS

1. Received an update from staff and Deputy Mayors regarding COVID-19 pandemic status;
2. Directed staff to take actions in response to updated COVID-19 information;
3. Authorized the City Manager to take actions, execute documents and expend funds in response to the COVID-19 pandemic;
4. Authorized and directed City Attorney, with the concurrence of the City Manager, to take actions, execute documents and expend funds in response to legal issues pertaining to the COVID-19 pandemic.

**ED 2. ORDINANCE REPEALING COVID RELATED URGENCY ORDINANCES;
RESOLUTION TERMINATING COVID RELATED REGULATORY AND
PROCEDURAL MEASURES AND ADOPTING UPDATED REGULATIONS
CONCERNING ATTENDANCE AT CITY EVENTS**

(1) Introduced **Ordinance No. 1085**, an ordinance of the City Council of the City of Lancaster, California, repealing Urgency Ordinance No. 1073, codified at Chapter 9.55 of the Lancaster Municipal Code (LMC) and Urgency Ordinance Nos. 1074 and 1078, codified at LMC Chapter 9.56.

(2) Adopted **Resolution No. 21-39**, terminating regulatory and procedural measures and orders related to the COVID-19 pandemic and local emergency, and adopting new regulations concerning attendance at City events.

CONSENT CALENDAR

City Clerk provided the public with the procedure for public comment on the Consent Calendar.

No public comments at this time.

On a motion by Vice Mayor Crist and seconded by Council Member Mann, the City Council APPROVED the Consent Calendar as comprised, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Dorris

**CCEA CC 1. APPROVAL OF CALIFORNIA CHOICE ENERGY AUTHORITY
ENTERING INTO A LONG-TERM RENEWABLE ENERGY CONTRACT WITH
POWEREX CORPORATION ON BEHALF OF APPLE VALLEY CHOICE ENERGY,
PICO RIVERA INNOVATIVE MUNICIPAL ENERGY, AND RANCHO MIRAGE
ENERGY AUTHORITY**

(1) Approved California Choice Energy Authority entering into a long-term renewable energy contract with Powerex Corporation on behalf of Apple Valley Choice Energy.

(2) Approved California Choice Energy Authority entering into a long-term renewable energy contract with Powerex Corporation on behalf of Pico Rivera Innovative Municipal Energy.

(3) Approved California Choice Energy Authority entering into a long-term renewable energy contract with Powerex Corporation on behalf of Rancho Mirage Energy Authority.

CCEA CC 2. APPROVAL OF RESOLUTION NO. CCEA 01-21 ADOPTING PROPOSED CALIFORNIA CHOICE ENERGY AUTHORITY FISCAL YEAR 2021-2022 BUDGET AND APPROVE PROFESSIONAL SERVICES AGREEMENT WITH BAYSHORE CONSULTING GROUP

(1) Approved **Resolution No. CCEA 01-21** adopting proposed California Choice Energy Authority (“CalChoice”) Fiscal Year 2021-2022 Budget.

(2) Approved a Professional Services Agreement (“Agreement”) with Bayshore Consulting Group, Inc. (Bayshore), in the amount of \$30,000 annually per member, currently \$210,000, for member city support services; and authorized the Executive Director, or his designee, to sign all documents. Further authorized the Executive Director to execute amendments to the Agreement to add additional CalChoice members as they become operational.

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 May 23, 2021 through June 5, 2021 in the amount of \$2,389,548.03 as presented.

CC 3. MONTHLY REPORT OF INVESTMENTS-MAY 2021

Accepted and approved the May 2021 Monthly Report of Investments as submitted.

CC 4. PURCHASE OF AMERON STREET LIGHT REPLACEMENT POLES FROM DEL SOL RESOURCES

Approved the yearly expenditure authority in an amount not to exceed \$350,000.00 with Ameron c/o Del Sol Resources for street light replacement poles.

CC 5. ANNUAL REPORT FOR THE DOWNTOWN LANCASTER PROPERTY AND BUSINESS IMPROVEMENT DISTRICT

Approved and received the Downtown Lancaster Property and Business Improvement District Annual Report for 2020 submitted by The BLVD Association.

CC 6. AWARD OF BID – FORMAL BID NO. 729-20 CITY HALL RENOVATION AND MODERNIZATION

Awarded Formal Bid No. 729-20, City Hall Renovation and Modernization, to Bowe Contractors, Inc., of Lancaster, California, in the amount of \$5,727,083.00 plus a 15% contingency to improve the infrastructure of City Hall. 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).

CC 7. AUTHORIZATION TO EXECUTE THE 2021 AMENDED AND RESTATE MEMORANDUM OF UNDERSTANDING FOR THE APPLE VALLEY REGIONAL WATER MANAGEMENT GROUP IRWMP COST SHARING

Authorized the City Manager to execute the 2021 Amended and Restated Memorandum of Understanding (MOU) for the Antelope Valley Regional Water Management Group Integrated Regional Water Management Plan (IRWMP) cost sharing.

CC 8. LANCASTER DRAINAGE BENEFIT ASSESSMENT DISTRICT ANNUAL ASSESSMENT FOR FISCAL YEAR 2021-2022.

1. Adopted **Resolution No. 21-28**, generally describing any proposed improvements or substantial changes in existing improvements, and ordering the assessment engineer to prepare and file a report for Lancaster Drainage Benefit Assessment District.
2. Adopted **Resolution No. 21-29**, preliminarily approving the Engineer's Report, fixing time and place for public hearing on the levy of the proposed assessment, and declaring its intention to levy and collect assessments within Lancaster Drainage Benefit Assessment District.

CC 9. LANCASTER LIGHTING MAINTENANCE DISTRICT ANNUAL ASSESSMENT FOR FISCAL YEAR 2021-2022.

1. Adopted **Resolution No. 21-30**, generally describing any proposed improvements or substantial changes in existing improvements, and ordering the assessment engineer, Harris & Associates, to prepare and file a report for Lancaster Lighting Maintenance District, pursuant to provisions of the Landscaping and Lighting Act of 1972 of the Streets and Highways Code of the State of California and

2. Adopted **Resolution No. 21-31**, preliminarily approving the Engineer's Report, fixing time and place for public hearing on the levy of the proposed assessment, and declaring its intention to levy and collect assessments within Lancaster Lighting Maintenance District, pursuant to Part 2 of Division 15 of the Streets and Highways Code of the State of California.

CC 10. LANCASTER LANDSCAPE MAINTENANCE DISTRICT NO. 1 ANNUAL ASSESSMENT FOR FISCAL YEAR 2021-2022.

1. Adopted **Resolution No. 21-32**, generally describing any proposed improvements or substantial changes in existing improvements, and ordering the assessment engineer, Harris & Associates, to prepare and file a report for Lancaster Landscape Maintenance District No. 1 and Fox Field Industrial Corridor Landscape Maintenance District, pursuant to provisions of the Landscaping and Lighting Act of 1972 of the Streets and Highway Code of the State of California.

2. Adopted **Resolution No. 21-33**, preliminarily approving the Engineer's Report, fixing time and place for public hearing on the levy of the proposed assessment, and declaring its intention to levy and collect assessments within Lancaster Landscape Maintenance District No. 1 and Fox Field Industrial Corridor Landscape Maintenance District, pursuant to Part 2 of Division 15 of the Streets and Highways Code of the State of California.

NB 1. SUMMER TUTORING PROGRAM PARTNERSHIP

Sonya Patterson, Director of PARCS presented the staff report on this item.

Discussion among Council included metrics of the program.

Mayor Parris directed staff to provide breakdown of student attendees.

City Clerk provided the procedure for public comment on this item.

Addressing the Council at this time:

David Abber-spoke in support of summer tutoring program.

Jacob Johnson- discussed disappointment in lack of support for Growing Valley Baptist Church summer program and asked Council to support or consider its program.

Mayor Parris instructed Mr. Johnson to provide a plan and directed staff to work with Jacob Johnson.

On a motion by Vice Mayor Crist and seconded by Council Member Malhi, the City Council (a) approved partnership with Grace Chapel for the Summer Catch Up Tutoring Program not to exceed \$300,000 and (b) authorized the City Manager or designee to execute all contracts and associated documents, including sub-recipient agreements, subject to City Attorney approval, by the following vote: 4-0-0-1; AYES: Malhi, Mann, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Dorris

JNB 1. RESOLUTIONS OF THE CITY COUNCIL OF THE CITY OF LANCASTER AND BOARD OF DIRECTORS OF THE LANCASTER FINANCING AUTHORITY APPROVING A SITE AND FACILITY LEASE, A LEASE AGREEMENT AND A PRIVATE PLACEMENT AGREEMENT, AND AUTHORIZING THE TAKING OF CERTAIN OTHER ACTIONS IN CONNECTION THEREWITH

George Harris, Finance and Technology Director presented the staff report on this item.

City Clerk provided the procedure for public comment on this item.

No public comments at this time.

On a motion by Vice Mayor Crist and seconded by Council Member Mann the City Council adopted **Resolution No. 21-34** entitled “a Resolution of the City Council of the City of Lancaster approving a Site and Facility Lease, a Lease Agreement and a Private Placement Agreement, and Authorizing the taking of certain other actions in connection therewith,” by the following vote: 4-0-0-1; AYES: Malhi, Mann, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Dorris

On a motion by Vice Chair Crist and seconded by Authority Member Mann the City Council adopted **Resolution No. FA 1-21** entitled “A Resolution of the Board of Directors of the Lancaster Financing Authority approving a Site and Facility Lease, a Lease Agreement and an Assignment Agreement, and authorizing the taking of certain other actions in connection therewith,” by the following vote: 4-0-0-1; AYES: Malhi, Mann, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Dorris

JCB 1. PROPOSED FISCAL YEAR 2021-2022 BUDGETS AND FIVE-YEAR CAPITAL IMPROVEMENT PROGRAM

Jason Caudle, City Manager presented the Staff Report on this item.

Discussion among Council included the desire to spend more resources on staff training and educational opportunities. Also, Council discussed staff teaching other cities regarding accomplishments.

Mayor Parris directed staff to provide a plan for staff enrichment and a plan allowing community leader to be involved in upcoming trip to Japan.

City Clerk announced procedure for public comments on this item.

Addressing the Council at this time:

David Abber-discussed Kensington Campus issues and commended staff for their assistance.

On a motion by Vice Mayor Crist and seconded by Council Member Mann the City Council (a) Adopted **Resolution 21-36**, adopting the proposed City of Lancaster Fiscal Year 2021-2022 General Fund Operating Budget, Special Funds Budget and Capital Improvement Program Budget. (b) Adopted **Resolution 21-37**, establishing the annual Appropriations Limit for Fiscal Year 2021-2022. (c) Adopted **Resolution 21-38** (HR resolution) and adopted the proposed CCEA Fiscal Year (FY) 2021-2022 Budget as presented, by the following vote 4-0-0-1; AYES: Malhi, Mann, Crist, Parris; NOES: None; ABSTAIN: None; ABSENT: Dorris

CR 1. SUMMARY OF THE MAY 25, 2021, BOARD OF DIRECTORS MEETING FOR THE ANTELOPE VALLEY TRANSIT AUTHORITY (AVTA)

Vice Mayor Crist reported on the May 25, 2021 Board of Directors Meeting for the Antelope Valley Transit Authority (AVTA) which included budget approval and grants received. Vice Mayor Crist also reported on obtaining new buses and new bus routes.

CR 2. 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 reported on the activities of the Board of Directors for District No. 14 of the County Sanitation Districts of Los Angeles to include refinancing sanitation district bonds. Vice Mayor Crist also reported on the board's approval to keep current rates, avoiding a rate increase.

CR 3. SUMMARY OF THE JUNE 3, 2021, SCAG GENERAL ASSEMBLY MEETING

No report at this time.

CR 4. COUNCIL REPORTS

Council Member Malhi reported on Medical Main Street. Council Member Malhi also reported on Vice Mayor Crist providing food to staff members assisting with removal of illegal marijuana operation.

Charles Bostwick, Representative from Supervisor Kathryn Barger's office discussed proposed streamlining of search warrant process and proposal to target water theft issues.

LANCASTER POWER AUTHORITY

No action required at this time.

LANCASTER SUCCESSOR AGENCY

No action is required at this time.

LANCASTER HOUSING AUTHORITY

No action is required at this time.

CITY MANAGER / EXECUTIVE DIRECTOR ANNOUNCEMENTS

Jason Caudle, City Manager provided status updates on accomplished status graffiti removal and illegal dumping cleanup; completion of road improvements and upcoming road improvements. The City Manager also provided updates on the opening of the summer recreation aquatic program; continuing of Monday Night Bitez, and upcoming Fireworks Extravaganza. Also, the City Manager provided a presentation on the tour of the Community Center.

Discussion among Council included delivery of marijuana and billboard advertisements concerning availability of delivery services. Council further discussed desire to implement an ordinance regulating marijuana delivery services.

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 items.

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDIZED ITEMS

Addressing the Council at this time:

David Abber-discussed issues with Kensington Campus.

Heather- provided data regarding water usage and air quality.

Stephen, Representative from Tarzana Treatment Center Programs-discussed various available programs and resources.

COUNCIL/AUTHORITY COMMENTS

No comments at this time.

ADJOURNMENT

Mayor Parris adjourned the meeting at 8:01 p.m. in honor of former Lancaster Mayor Elsworth E. Groves who passed away on June 13, 2021. Groves served as Vice Mayor of Lancaster in

1986. He then served as a council member up until his term as Mayor in 1988. Mayor Parris stated the next City Council/Successor Agency/Financing/Power/California Choice Energy Authority meeting will be held on Tuesday, July 13, 2021 at 5:00pm.

PASSED, APPROVED and ADOPTED this 13th day of July 2021, by the following vote:

AYES: Council Members: Malhi, Mann, Vice Mayor/Vice Chair Crist, Mayor Parris

NOES: None

ABSTAIN: None

ABSENT: Dorris

ATTEST:

APPROVED:

DocuSigned by:



ANDREA ALEXANDER

CITY CLERK

AGENCY/AUTHORITY SECRETARY

DocuSigned by:



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/ 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)
