



# AGENDA

FOR THE REGULAR MEETINGS OF THE:

COMMUNITY DEVELOPMENT COMMISSION  
AND CITY COUNCIL

Council Chambers  
11710 Telegraph Road  
Santa Fe Springs, CA 90670

JULY 14, 2011  
6:00 P.M.

Joseph D. Serrano, Sr., Mayor  
William K. Rounds, Mayor Pro Tem  
Luis M. González, Councilmember  
Richard J. Moore, Councilmember  
Juanita A. Trujillo, Councilmember

**Public Comment:** *The public is encouraged to address City Council on any matter listed on the agenda or on any other matter within its jurisdiction. If you wish to address the City Council, please complete the card that is provided at the rear entrance to the Council Chambers and hand the card to the City Clerk or a member of staff. City Council will hear public comment on items listed on the agenda during discussion of the matter and prior to a vote. City Council will hear public comment on matters not listed on the agenda during the Oral Communications period.*

**Americans with Disabilities Act:** *In compliance with the ADA, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the City Clerk's Office. Notification of at least 48 hours prior to the meeting or time when services are needed will assist the City staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.*

*Pursuant to provisions of the Brown Act, no action may be taken on a matter unless it is listed on the agenda, or unless certain emergency or special circumstances exist. The City Council may direct staff to investigate and/or schedule certain matters for consideration at a future City Council meeting.*

**Please Note:** *Staff reports, and supplemental attachments, are available for inspection at the office of the City Clerk, City Hall, 11710 E. Telegraph Road during regular business hours 7:30 a.m. – 5:30 p.m., Monday – Thursday and every other Friday. Telephone (562) 868-0511.*

1. **CALL TO ORDER**

2. **ROLL CALL**

Luis M. González, Commissioner/Councilmember  
Richard J. Moore, Commissioner/Councilmember  
Juanita A. Trujillo, Commissioner/Councilmember  
William K. Rounds, Vice-Chairperson/Mayor Pro Tem  
Joseph D. Serrano, Sr., Chairperson/Mayor

**COMMUNITY DEVELOPMENT COMMISSION**

3. **REPORTS OF THE CITY MANAGER AND EXECUTIVE DIRECTOR**

4. **CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and roll call vote. Any item may be removed from the Consent Agenda and considered separately by the City Council.*

**Approval of Minutes**

A. Minutes of the Adjourned Community Development Commission Meeting of June 6, 2011

**Recommendation:** That the Community Development Commission approve the minutes as submitted.

**NEW BUSINESS**

5. Authorization to Negotiate a Change Order with Cornerstone General, Inc. for the Construction of Various Structural, Plumbing, Fire Sprinkler System, and Landscape/Hardscape Improvements and Renovations at the Gus Velasco Neighborhood Center

**Recommendation:** That the Community Development Commission: 1) Authorize the Director of Public Works to negotiate a Change Order with Cornerstone General Inc. to construct various structural, plumbing, fire sprinkler system, and landscape/hardscape improvements at the Gus Velasco Neighborhood Center (NHC) for an amount not to exceed \$225,000; and 2) Authorize the Director of Public Works to execute the change order.

6. Authorization to Amend LPA Contract to Provide Additional Architectural, Mechanical, and Structural Design and Construction Management Services to Complete the Gus Velasco Neighborhood Center Renovation and Modernization Project

**Recommendation:** That the Community Development Commission authorize the Director of Public Works to execute a contract amendment with LPA in the amount not to exceed \$140,000 to perform Architectural, Mechanical, and Structural Design and Construction Management Services required to complete the Gus Velasco Neighborhood Center Renovation and Modernization Project.

**CITY COUNCIL**

**7. CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and roll call vote. Any item may be removed from the Consent Agenda and considered separately by the City Council.*

**Approval Minutes**

- A. Minutes of the Adjourned City Council Meeting of June 6, 2011

**Recommendation:** That the City Council approve the minutes as submitted.

- B. Conference and Meeting Report – Councilmember Moore’s Attendance at the 2011 CJPIA Elected Officials Conference in Laguna Beach, June 26-28

**Recommendation:** That the City Council receive and file the report.

- C. Conference and Meeting Report – Councilmember Gonzalez’s Attendance at the 2011 Independent Contract Cities Association Seminar in San Diego, July 8-10

**Recommendation:** That the City Council receive and file the report.

**PUBLIC HEARING**

**8. Confirmation of 2010/2011 Weed Abatement Charges**

**Recommendation:** That the City Council: 1) Conduct a Public Hearing; and 2) Confirm the charges listed in the Los Angeles County Agricultural Commissioner’s 2010/2011 Weed Abatement Assessment Roll and instruct the County Auditor to enter the amounts of said assessments against the respective parcels of land as they appear on the Assessment Roll.

**9. Resolution No. 9337 – Levy Annual Assessments for Lighting District No. 1 (FY 2011/2012)**

**Recommendation:** That the City Council: 1) Conduct a Public Hearing and adopt Resolution No. 9337 confirming the diagram and assessment, and providing for annual assessment levy; and 2) Authorize the Director of Finance to execute all documents necessary with the County of Los Angeles in order to process the collection of assessments related to Lighting District No. 1 for FY 2011/2012.

**10. Resolution No. 9338 – Levy Annual Assessments for Heritage Springs Assessment District No. 2001-1 (Hawkins Street and Palm Drive) (FY 2011/2012)**

**Recommendation:** That the City Council: 1) Conduct a Public Hearing and adopt Resolution No. 9338 confirming the diagram and assessment, and providing for annual assessment levy; and 2) Authorize the Director of Finance to execute all documents necessary with the County of Los Angeles in order to process the collection of assessments related to Heritage Springs Assessment District No. 2001-1 (Hawkins Street and Palm Drive) for FY 2011/2012.

**CONTINUED BUSINESS/AWARD OF CONTRACT**

11. Improvements of Pioneer Boulevard North of Los Nietos Road

**Recommendation:** That the City Council: 1) Approve plans and specifications for the Improvement of Pioneer Boulevard North of Los Nietos Road; 2) Re-appropriate \$124,000 from Activity No. 5310-4800 from FY-10/11 to the FY-11/12 Budget; 3) Reject the bids submitted by Excel Paving Company, United Paving and Shawnan on the grounds that they are non-responsive to the project specifications; 4) Accept the bids for the Improvement of Pioneer Boulevard North of Los Nietos Road; and 5) Award a contract to R.J. Noble of Orange, California, in the amount of \$144,309.90.

**AWARD OF CONTRACT**

12. Improvements at Norwalk Boulevard/Los Nietos Road Grade Crossing Contract No. 75 LX110A/1, Federal No. 027650J

**Recommendation:** That the City Council: 1) Approve the plans and specifications for the improvements at Norwalk Boulevard/Los Nietos Road Grade Crossing Contract No. 75 LX110A/1, Federal No. 027650J; 2) Accept bids for the improvements at Norwalk Boulevard/Los Nietos Road Grade Crossing Contract No. 75 LX110A/1, Federal No. 027650J; and, 3) Award a contract to Bannaoun Engineers Constructors Corporation of Chatsworth, California in the amount of \$136,876.30.

**UNFINISHED BUSINESS**

13. Extension of Contract between the City of Santa Fe Springs and Merchants Building Maintenance LLC for Janitorial Services

**Recommendation:** That the City Council: 1) Approve a three (3) year extension of the contract with Merchants Building Maintenance LLC for janitorial services; and 2) Authorize the City Manager to execute a contract amendment with Merchants Building Maintenance LLC to incorporate the extension and service modifications into the contract agreement.

**NEW BUSINESS**

14. Designation of Voting Delegate/Alternate for the League of California Cities Annual Conference – September 21-23, San Francisco

**Recommendation:** That the City Council appoint a voting delegate or, alternatively, up to two alternate voting delegates for purposes of voting at the League of California Cities Annual Conference and Business Meeting.

15. Request Approval to Donate a 1981 International Fire Engine to the Boy Scouts of America

**Recommendation:** That the City Council authorize the Fire Chief to donate a 1981 International Fire Engine to the Boy Scouts of America Forest Lawn Scout Reservation.

16. Traffic Study – Orr and Day Road between Florence Avenue and Clarkman Street

**Recommendation:** That the City Council prohibit northbound left turns on Orr and Day Road at Longworth Avenue.

17. Approval of Utility Agreement No. 7UA-11565 with the State Department of Transportation for the Carmenita Road/Interstate 5 Widening Project

**Recommendation:** That the City Council approve Utility Agreement No. 7UA-11565 between the State Department of Transportation and City of Santa Fe Springs for the Carmenita Road/Interstate 5 Freeway Widening Project and authorize the Director of Public Works to execute the Agreement.

18. Settlement for Disposal of Waste at the Casmalia Disposal Site

**Recommendation:** That the City Council: 1) Approve the Settlement Offer (Option A) and Authorize the City Manager to execute the Consent and Authorization; and 2) Appropriate \$8,200 from undesignated General Fund reserves to cover the City share of cleanup costs.

19. Ranking of Consultants and Designation of the Preferred Consultant to Provide Project and Construction Management Services for the Valley View Avenue Grade Separation Project

**Recommendation:** That the City Council: 1) Approve the recommendation from the Evaluation Committee that the consultants that submitted proposals be ranked in the following order: a). AECOM, b). URS, c). Arcadis U.S., Inc, d). Berg & Associates; 2) Approve the recommendation that AECOM be designated as the Preferred Consultant; 3) Authorize the Director of Public Works to initiate contract negotiations with AECOM; and, 4) Direct the Director of Public Works to return with a recommendation for Award of Contract once negotiations have been successfully concluded.

20. Approval of a Memorandum of Understanding and Right-of-Way Contract Between the City of Santa Fe Springs and State of California for the Carmenita Road/Interstate 5 Interchange Project (Parcel 80245-1)

**Recommendation:** That the City Council: 1) Approve the Memorandum of Understanding and authorize it to be executed by the City Manager; 2) Approve the Right-of-Way Contract and authorize it to be executed by the City Manager; and, 3) Authorize the City Manager to execute escrow documents and take all actions needed to accomplish this transaction.

21. Approval of a Public Highway At-Grade Crossing Agreement for Carmenita Place in Conjunction with the Carmenita/I-5 Freeway Widening Project

**Recommendation:** That the City Council approve the Public Highway At-Grade Crossing Agreement and authorize it to be executed by the Mayor.

22. License Agreement with Burlington Northern Santa Fe Railway Company to Maintain a Fiber Optic Line on the North Side of Telegraph Road East of Bloomfield Avenue

**Recommendation:** That the City Council: 1) Approve the License Agreement with Burlington Northern Santa Fe Railway Company for the maintenance of a fiber optic line on the north side of Telegraph Road east of Bloomfield Avenue; and 2) Authorize the City Manager to execute the Agreement.

23. Approval of Pipeline License Agreement with Burlington Northern Santa Fe Railway (BNSF) for the Valley View Avenue Grade Separation Project – City Storm Drain Main and Laterals

**Recommendation:** That the City Council: 1) Approve the Pipeline License Agreement with BNSF for the Valley View Avenue Grade Separation Project – City Storm Drain Main and Laterals; and 2) Authorize the Director of Public Works to execute the Pipeline License Agreement.

24. Alcohol Sales Conditional Use Permit Case No. 43-2

A request to allow the continued operation and maintenance of an alcohol beverage sales use for on-site customer consumption at the Mariscos Sol Y Mar Restaurant located at 8021 Norwalk Boulevard, within the Cefalia Center in the C-4, Community Commercial, Zone. (Ramona Valdez, Mariscos Sol Y Mar Restaurant)

**Recommendation:** That the City Council approve Alcohol Sales Conditional Use Permit Case No. 43-2, subject to the conditions of approval as stated in this staff report. Said Permit shall be subject to a compliance review in three years, prior to July 27, 2014, to ensure the alcohol sales activity is still operating in strict compliance with the original conditions of approval.

25. Alcohol Sales Conditional Use Permit Case No. 35-5

A request to allow the continued operation and maintenance of an alcohol beverage sales use for on-site customer consumption at the Señor Charlie's Sports Bar and Grill at 9803 Santa Fe Springs Road, in the M-2, Heavy Manufacturing, Zone within the Consolidated Redevelopment Project Area.

(Ricardo Jimenez, Señor Charlie's Sports Bar and Grill)

**Recommendation:** That the City Council approve Alcohol Sales Conditional Use Permit Case No. 35-5, subject to the conditions of approval as stated in this staff report. Said Permit shall be subject to a compliance review in five years, prior to July 27, 2016, to ensure the alcohol sales activity is still operating in strict compliance with the original conditions of approval.

26. Entertainment Conditional Use Permit Case No. 13-5

A request to allow the continued operation and maintenance of an entertainment use involving disc jockey and live musical entertainment at the Señor Charlie's Sports Bar and Grill at 9803 Santa Fe Springs Road, in the M-2, Heavy Manufacturing, Zone within the Consolidated Redevelopment Project Area.

(Ricardo Jimenez, Señor Charlie's Sports Bar and Grill)

**Recommendation:** That the City Council approve Entertainment Conditional Use Permit Case No. 13-5, subject to the conditions of approval as stated in this staff report. Said Permit shall be subject to a compliance review in five years, prior to July 27, 2016, to ensure the entertainment activity is still operating in strict compliance with the original conditions of approval.

**CLOSED SESSION**

**27. CONFERENCE WITH LEGAL COUNSEL--EXISTING LITIGATION**

(Subdivision (a) of Section 54956.9)

**Name of Case:** Dr. Alderete v. City

**28. CONFERENCE WITH LABOR NEGOTIATORS**

**Agency Designated Representatives:** City Manager, City Attorney, Director of Finance and Administrative Services, Human Resources Manager

**Employee Organization:** Santa Fe Springs City Employees' Association

**29. CONFERENCE WITH LABOR NEGOTIATORS**

**Agency Designated Representatives:** City Manager, City Attorney, Director of Finance and Administrative Services, Fire Chief, Human Resources Manager

**Employee Organization:** Santa Fe Springs Firefighters' Association

**Please note: *Item Nos. 30 – 38 will commence in the 7:00 p.m. hour.***

**30. INVOCATION**

**31. PLEDGE OF ALLEGIANCE**

**INTRODUCTIONS**

**32. Representatives from the Youth Leadership Committee**

**33. Representatives from the Chamber of Commerce**

**34. ANNOUNCEMENTS**

**PRESENTATIONS**

**35. 2011 Beautification Awards Program Recipients**

**Recommendation:** The Mayor may wish to call upon Parks & Recreation Program Coordinator Jeannie Madrid to assist with the presentation.

**36. APPOINTMENTS TO BOARDS, COMMITTEES, COMMISSIONS**

**37. ORAL COMMUNICATIONS**

This is the time when comments may be made by interested persons on matters not on the agenda having to do with City business.

**38. EXECUTIVE TEAM REPORTS**

**Please note: *Item Nos. 39 – 41 will commence in the 8:00 p.m. hour.***

**NEW BUSINESS**

**39. City Council Actions Following the Special Election Required to Amend and Restate the Rate and Method of Apportionment of Special Tax under Community Facilities District No. 2002-1**

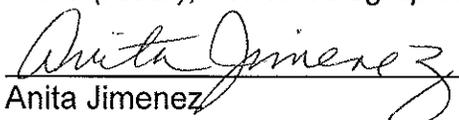
**Recommendation:** That the City Council: 1) Adopt Resolution No. 9333, a Resolution declaring results of the special election to amend and restate the rate and method of apportionment of special tax Under Community Facilities District (CFD) No. 2002-1; 2) Assuming two-thirds of the votes cast at the election are in favor of the proposed changes, adopt Resolution No. 9334 a Resolution of Change determining that the proposed changes to amend and restate the rate and method of apportionment of special tax under CFD No. 2002-1 are lawfully authorized; and, 3) Assuming two-thirds of the votes cast at the election are in favor of the proposed changes, first reading of Ordinance No. 1024 an ordinance of the City Council ordering the levy of a special tax in accordance with the amended and restated rate and method of apportionment within CFD No. 2002-1.

**40. City Council Actions Following the Special Election Required to Amend and Restate the Rate and Method of Apportionment of Special Tax under Community Facilities District No. 2004-1**

**Recommendation:** That the City Council: 1) Adopt Resolution No. 9335, a Resolution declaring results of the special election to amend and restate the rate and method of apportionment of special tax under Community Facilities District (CFD) No. 2004-1; 2) Assuming two-thirds of the votes cast at the election are in favor of the proposed changes, adopt Resolution No. 9336 a Resolution of Change determining that the proposed changes to amend and restate the rate and method of apportionment of special tax under CFD No. 2004-1 are lawfully authorized; and, 3) Assuming two-thirds of the votes cast at the election are in favor of the proposed changes, first reading of Ordinance No. 1025 an ordinance of the City Council ordering the levy of a special tax in accordance with the amended and restated rate and method of apportionment within CFD No. 2004-1.

**41. ADJOURNMENT**

*I hereby certify under penalty of perjury under the laws of the State of California, that the foregoing agenda was posted at the following locations; Santa Fe Springs City Hall, 11710 Telegraph Road; Santa Fe Springs City Library, 11700 Telegraph Road; and the Town Center Plaza (Kiosk), 11740 Telegraph Road, not less than 72 hours prior to the meeting.*

  
Anita Jimenez  
Deputy City Clerk

July 7, 2011  
Date