



AGENDA

FOR THE REGULAR MEETINGS OF THE:

PUBLIC FINANCING AUTHORITY
WATER UTILITY AUTHORITY
COMMUNITY DEVELOPMENT COMMISSION
CITY COUNCIL

Council Chambers
11710 Telegraph Road
Santa Fe Springs, CA 90670

AUGUST 25, 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.*

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.

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.*

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. Telephone (562) 868-0511. City Hall is closed every other Friday.*

1. **CALL TO ORDER**

2. **ROLL CALL**

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

PUBLIC FINANCING AUTHORITY

3. **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.

- A. Approval of Minutes of the July 26, 2011 Adjourned Public Financing Authority Meeting

Recommendation: That the Public Financing Authority approve the minutes as submitted.

- B. Monthly Report on the Status of Debt Instruments Issued through the City of Santa Fe Springs Public Financing Authority (PFA)

Recommendation: That the Public Financing Authority receive and file the report.

WATER UTILITY AUTHORITY

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.

- A. Approval of Minutes of the July 26, 2011 Adjourned Water Utility Authority Meeting

Recommendation: That the Water Utility Authority approve the minutes as submitted.

- B. Update on the Status of Water-Related Capital Improvement Projects

Recommendation: That the Water Utility Authority receive and file the report.

COMMUNITY DEVELOPMENT COMMISSION

5. REPORTS OF THE CITY MANAGER AND EXECUTIVE DIRECTOR

6. 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.

A. Approval of Minutes of the July 26, 2011 Adjourned Community Development Commission Meeting

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

NEW BUSINESS

7. Resolution No. 263-2011 – Request for Certain Funding Advances to the Community Development Commission (CDC) from the City's General Fund for Purposes of the Consolidated Redevelopment Project

Recommendation: That the Community Development Commission adopt Resolution No. 263-2011 requesting certain funding advances from the City's General Fund and authorizing the Chairperson to execute two promissory notes in the amount of \$5,152,000 and \$3,494,000.

8. Resolution No. 264-2011 – Request for a Funding Advance to the Community Development Commission (CDC) from the City's General Fund for Purposes of the Washington Boulevard Redevelopment Project

Recommendation: That the Community Development Commission adopt Resolution No. 264-2011 requesting a funding advance from the City's General Fund and authorizing the Chairperson to execute the promissory note in the amount of \$256,000.

9. Resolution No. 265-2011 – Adopting an Enforceable Obligations Payment Schedule

Recommendation: That the Community Development Commission adopt Resolution No. 265-2011.

10. CLOSED SESSION
CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Property: 12345 Lakeland Road, Santa Fe Springs
Agency Negotiators: City Manager, Executive Director, CDC Attorney
Negotiating Parties: Agency Negotiators and Property Owner
Under Negotiation: Price and Terms of Payment

CITY COUNCIL

11. 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.

- A. Approval of Minutes of the July 26, 2011 Adjourned City Council Meeting

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

PUBLIC HEARING

12. Resolution No. 9342 – Self Certification of Conformance to Congestion Management Program

It is recommended that the City Council conduct a Public Hearing and adopt Resolution No. 9342 certifying that the City is in conformance with the Congestion Management Program.

13. ORDINANCE FOR PASSAGE

Ordinance 1026 - Determining Compliance with the Voluntary Alternative Redevelopment Program Pursuant to Part 1.9 of Division 24 of the California Health and Safety Code in Order to Permit the Continued Existence and Operation of the Community Development Commission of the City of Santa Fe Springs

Recommendation: That the City Council waive further reading and adopt Ordinance No. 1026, an ordinance determining compliance with the Voluntary Alternative Redevelopment Program pursuant to Part 1.9 of Division 24 of the California Health and Safety Code in order to permit the continued existence and operation of the Community Development Commission of the City of Santa Fe Springs.

NEW BUSINESS

14. Supplemental Right-of-Way Acquisition Support Services for the Valley View Avenue Grade Separation Project

Recommendation: That the City Council: (1) Approve an extension of the contract with Epic Land Solutions, Inc. in the amount of \$175,936 to cover supplemental right-of-way acquisition support services for the Valley View Avenue Grade Separation Project; and (2) Authorize the Director of Public Works to execute the work order in order to incorporate these supplemental services into the contract.

15. Approval to Initiate Pre-Award Audits in Conjunction with the Valley View Avenue Grade Separation Project

Recommendation: That the City Council authorize the Director of Public works to retain a Certified Public Accountant to perform Pre-Award Audits of AECOM Technical Services, Analyzer International and Safework, Inc.

16. Request for Bus Loading Zone on Clarkman Street between Orr and Day Road and Roseton Avenue

Recommendation: That the City Council approve the recommendation from the Traffic Commission that the request for a bus loading zone on Clarkman Street 130 feet west of Roseton Avenue be denied.

17. Application for Alcohol Sales Conditional Use Permit Case No. 54

Request for approval to allow the operation and maintenance of an alcoholic beverage use involving the storage and wholesale distribution of alcoholic beverages at 13017 La Dana Court, in the M2, Heavy Manufacturing Zone, located within the Consolidated Redevelopment Project Area. (Specialty Cellars/Robert Castellani)

Recommendation: That the City Council approve Alcohol Sales Conditional Use Permit (ASCUP) Case No. 54 subject to a compliance review in one (1) year, to ensure the use is still operating in strict compliance with the conditions of approval.

18. Resolution No. 9344 – Authorizing General Fund Advances from the City of Santa Fe Springs to the Community Development Commission (CDC) for Purposes of the Consolidated Redevelopment Project

Recommendation: That the City Council adopt Resolution No. 9344 authorizing General Fund advances to the CDC in the amount of \$5,152,000 to fund the administrative, operational, and capital needs of the Consolidated Redevelopment Project and \$3,494,000 for economic development purposes.

19. Resolution No. 9345 – Authorizing a General Fund Advance from the City of Santa Fe Springs to the Community Development Commission (CDC) for Purposes of the Washington Boulevard Redevelopment Project

Recommendation: That the City Council adopt Resolution No. 9345 authorizing a General Fund advance to the CDC in the amount of \$356,000 to assist in funding the administrative, operational, and capital needs of the Washington Boulevard Redevelopment Project.

CLOSED SESSION

20. CONFERENCE WITH LEGAL COUNSEL--EXISTING LITIGATION

(Subdivision (a) of Section 54956.9)

Name of Case: Valley View – Santa Fe Springs, LLC v. City

Please note: Item Nos. 21 – 31 will commence in the 7:00 p.m. hour.

21. **INVOCATION**

22. **PLEDGE OF ALLEGIANCE**

INTRODUCTIONS

23. Representatives from the Youth Leadership Committee

24. Representatives from the Chamber of Commerce

25. **ANNOUNCEMENTS**

PRESENTATIONS

26. Commendation to Santa Fe Springs Community Playhouse, Inc. in Honor of their 25th Season

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

28. Affirmation of Appointment to the Personnel Advisory Board

RECOMMENDATION: That the City Council affirm the General Employees Association re-appointment of Anita Ayala to the Personnel Advisory Board.

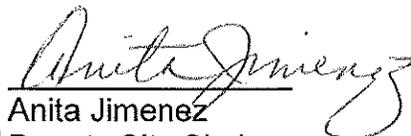
29. **ORAL COMMUNICATIONS**

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

30. **EXECUTIVE TEAM REPORTS**

31. **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

August 18, 2011
Date