

CITY OF INDUSTRY

CITY COUNCIL
REGULAR MEETING AGENDA

NOVEMBER 12, 2015
9:00 AM



Mayor Mark Radecki
Mayor Pro Tem Cory Moss
Council Member Abraham Cruz
Council Member Roy Haber, III
Council Member Newell Ruggles

Location: City Council Chamber, 15651 East Stafford Street, City of Industry, California 91744

Addressing the City Council:

- ▶ **Agenda Items:** Members of the public may address the City Council on any matter listed on the Agenda. In order to conduct a timely meeting, there will be a three-minute time limit per person for any matter listed on the Agenda. Anyone wishing to speak to the City Council is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called and prior to the individual being heard by the City Council.
- ▶ **Public Comments (Non-Agenda Items):** Anyone wishing to address the City Council on an item not on the Agenda may do so during the "Public Comments" period. In order to conduct a timely meeting, there will be a three-minute time limit per person for the Public Comments portion of the Agenda. State law prohibits the City Council from taking action on a specific item unless it appears on the posted Agenda. Anyone wishing to speak to the City Council is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called by the City Clerk and prior to the individual being heard by the City Council.

Americans with Disabilities Act:

- ▶ In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (626) 333-2211. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.

Agendas and other writings:

- ▶ In compliance with SB 343, staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 East Stafford Street, Suite 100, City of Industry, California, at the office of the City Clerk during regular business hours, Monday through Friday 9:00 a.m. to 5:00 p.m. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.

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1. Call to Order
 2. Flag Salute
 3. Roll Call
 4. Public Comments

- 4.1 Presentation by Assembly Member Ian Calderon providing a Legislative Update.

5. **CONSENT CALENDAR**

All matters listed under the Consent Calendar are considered to be routine and will be enacted by one vote. There will be no separate discussion of these items unless members of the City Council, the public, or staff request specific items be removed from the Consent Calendar for separate action.

- 5.1 Consideration of Register of Demands.

RECOMMENDED ACTION: Approve the Register of Demands and authorize the appropriate City Officials to pay the bills.

- 5.2 Consideration of the minutes of the September 3, 2015 special meeting.

RECOMMENDED ACTION: Approve as submitted.

- 5.3 Consideration of a purchase of public safety equipment requested by the Los Angeles County Sheriff's Department.

RECOMMENDED ACTION: Approve the purchase of public safety equipment.

- 5.4 Consideration of a donation in the amount of \$27,500.00 to the Veterans of Foreign Wars Post 1944, Puente Post located at 16157 E. Gale Avenue in the City of Industry for roof and parking lot repairs.

RECOMMENDED ACTION: Approve the donation of \$27,500.00 to the Veterans of Foreign Wars Post 1944.

- 5.5 Consideration of Resolution No. CC 2015-39 - A RESOLUTION OF THE CITY OF INDUSTRY, CALIFORNIA, ADOPTING A SALARY RANGE SCHEDULE FOR CITY EMPLOYEES AND OFFICERS.

RECOMMENDED ACTION: Adopt Resolution No. CC 2015-39.

6. **ACTION ITEMS**

- 6.1 Consideration of a Professional Services Agreement between the City of Industry and Biggs Cardosa Associates, Inc., to provide a project report for the Nelson Avenue Bridge Project, and a feasibility analysis on 10 City-owned bridges for potential funding opportunities in an amount not to exceed \$40,000.00.

RECOMMENDED ACTION: Approve the Agreement.

- 6.2 Consideration of Resolution No. CC 2015-38 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, APPROVING A PURCHASE AGREEMENT BETWEEN THE CITY OF INDUSTRY AND CT CHESTNUT LLC, FOR THE PROPERTY LOCATED AT 948 S. AZUSA AVENUE, CITY OF INDUSTRY, CALIFORNIA AND ADOPTING THE NOTICE OF EXEMPTION REGARDING SAME.

RECOMMENDED ACTION: Staff recommends to extend the consideration of Resolution No. CC 2015-38 to the next regular scheduled meeting.

- 6.3 Consideration of Development Plan Application 15-18 submitted by Sears, Roebuck and Company to change the existing Sears Auto Center into an in-line retail center with drive-thru located at 1552 Azusa Avenue.

Consideration of Resolution No. CC 2015-40 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA APPROVING DEVELOPMENT PLAN NO. 15-18 FOR THE REMODEL OF A RETAIL BUILDING LOCATED AT 1552 AZUSA AVENUE IN THE CITY OF INDUSTRY, CALIFORNIA, AND THE NOTICE OF EXEMPTION REGARDING SAME.

RECOMMENDED ACTION: Adopt Resolution No. CC 2015-40.

- 6.4 Consideration of Resolution No. CC 2015-41 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY AUTHORIZING AND DIRECTING THE SALE OF NOT TO EXCEED \$380,000,000 AGGREGATE PRINCIPAL AMOUNT OF CITY OF INDUSTRY SENIOR SALES TAX REVENUE REFUNDING BONDS, SERIES 2015A AND \$90,000,000 AGGREGATE PRINCIPAL AMOUNT OF CITY OF INDUSTRY SUBORDINATE SALES TAX REVENUE BONDS, SERIES 2015B, APPROVING FORMS OF AND AUTHORIZING THE EXECUTION AND DELIVERY OF BOND PURCHASE AGREEMENTS, INDENTURES, CONTINUING DISCLOSURE AGREEMENTS, A PRELIMINARY OFFICIAL STATEMENT, OFFICIAL STATEMENTS AND A LOAN AGREEMENT; AND AUTHORIZING NECESSARY ACTIONS IN CONNECTION THEREWITH.

RECOMMENDED ACTION: Adopt Resolution No. CC 2015-41.

- 6.5 Consideration of a Quitclaim Deed for various storm drain and sewer easements granted to the City within and across Assessor Parcel Numbers 8264-020-050, 8264-020-051, and 8264-020-052 located at 18639 Railroad Street.

RECOMMENDED ACTION: Approve the Quitclaim Deed.

- 6.6 Consideration of Minor Lot Line Adjustment Application No. 77 submitted by Nelson Avenue Investment Group to reconfigure the existing property lines to form two developable parcels located at 15334-15336 Nelson Avenue.

RECOMMENDED ACTION: Approve Minor Lot Line Adjustment No. 77.

- 6.7 Consideration of a work authorization under Consultant Contract No. 1-Kimley 13-01, in the budget amount of \$46,500.00 for Kimley-Horn, Inc. to provide an engineering and traffic survey, including a radar speed survey for ninety-three roadway segments on thirty-nine arterial corridors within the City of Industry.

RECOMMENDED ACTION: Approve the work authorization.

- 6.8 Consideration of Mayor's appointment to the City of Industry Planning Commission.

RECOMMENDED ACTION: Council to approve Mayor's appointment.

- 6.9 Discussion and direction regarding the Industry Property and Housing Management Authority's board composition.

RECOMMENDED ACTION: Discuss and provide direction to Staff.

- 6.10 Discussion and direction regarding the rescheduling and/or cancellation of the regular meetings scheduled for Thursday, November 26, 2015, and Thursday, December 24, 2015.

RECOMMENDED ACTION: Discuss and provide direction to Staff.

7. **CITY COUNCIL COMMITTEE REPORTS**

8. **AB 1234 REPORTS**

9. **CITY COUNCIL COMMUNICATIONS**

10. **CLOSED SESSION**

- 10.1 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to Government Code Section 54956.9(d)(2): Two Potential Cases.

10.2 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Initiation of litigation pursuant to Government Code Section 54956.9(d)(4):
Two Cases.

10.3 CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1)
Case: 20/20 Network LLC v. City of Industry
Los Angeles Superior Court Alhambra Courthouse
Case No. 15G07576

11. Adjournment.