

MINUTES OF THE CITY COUNCIL / SUCCESSOR AGENCY / HOUSING AUTHORITY
OF THE CITY OF STANTON
JOINT REGULAR MEETING FEBRUARY 27, 2018

1. CALL TO ORDER / CLOSED SESSION

The City Council meeting was called to order at 6:00 p.m. by Mayor Shawver.

2. ROLL CALL

Present: Council Member Donahue, Council Member Ethans, Council Member Warren, Mayor Pro Tem Ramirez, and Mayor Shawver.

Absent: None.

Excused: None.

3. PUBLIC COMMENT ON CLOSED SESSION ITEMS None.

4. CLOSED SESSION

The members of the Stanton City Council of the City of Stanton proceeded to closed session at 6:00 p.m. for discussion regarding:

4A. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to Government Code Section 54956.9 (d)
(2)

Number of Potential Cases: 4

4B. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Existing litigation pursuant to Government Code section 54956.9(d)(1)
Number of cases: 1

City of Stanton vs. Green Tree Remedy et al, Orange County Superior Court Case Number: 30-2015-00813225-CU-JR-CJC

5. CALL TO ORDER / SUCCESSOR AGENCY / STANTON HOUSING AUTHORITY MEETING

The meetings were called to order at 6:31 p.m. by Chairman Shawver.

The City Attorney reported that the Stanton City Council met in closed session from 6:00 to 6:30 p.m.

The City Attorney reported that there was no reportable action.

6. ROLL CALL

Present: Agency/Authority Member Donahue, Agency/Authority Member Ethans, Agency/Authority Member Warren, Vice Chairman Ramirez, and Chairman Shawver.

Absent: None.

Excused: None.

7. PLEDGE OF ALLEGIANCE

Led by Division Chief Dave Steffen, Orange County Fire Authority.

8. SPECIAL PRESENTATIONS AND AWARDS

- Presentation by Specialist Jose Ramos, Sunburst Youth Academy, sharing their mission with the City Council and providing information on their current operations.
 - Presentation by Ms. Adrian Caballo, graduate of Sunburst Youth Academy, sharing her life story and journey with the City Council.
- Presentation of City Tile of Recognition honoring Division Chief Dave Steffen, Orange County Fire Authority.
 - The City Council expressed their gratitude to outgoing Division Chief Dave Steffen for his efforts throughout the years and congratulated him on his retirement.
 - Division Chief Dave Steffen expressed his gratitude to the City and City Council Members.

9. CONSENT CALENDAR

Motion/Second: Shawver/Ramirez
Motion unanimously carried by the following vote:

AYES: 5 (Donahue, Ethans, Ramirez, Shawver, and Warren)

NOES: None

ABSTAIN: None

ABSENT: None

The City Council/Agency Board/Authority Board approved the following Consent Calendar items:

CONSENT CALENDAR

9A. MOTION TO APPROVE THE READING BY TITLE OF ALL ORDINANCES AND RESOLUTIONS. SAID ORDINANCES AND RESOLUTIONS THAT APPEAR ON THE PUBLIC AGENDA SHALL BE READ BY TITLE ONLY AND FURTHER READING WAIVED

The City Council/Agency Board/Authority Board waived reading of Ordinances and Resolutions.

9B. APPROVAL OF WARRANTS

The City Council approved demand warrants dated February 1, 2018, February 8, 2018, and February 15, 2018, in the amount of \$1,816,562.14.

9C. JANUARY 2017 INVESTMENT REPORT

The Investment Report as of January 31, 2018 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

1. The City Council finds that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Received and filed the Investment Report for the month of January 2018.

9D. JANUARY 2018 INVESTMENT REPORT (SUCCESSOR AGENCY)

The Investment Report as of January 31, 2018 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

1. The Successor Agency finds that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Received and filed the Investment Report for the month of January 2018.

9E. JANUARY 2018 INVESTMENT REPORT (HOUSING AUTHORITY)

The Investment Report as of January 31, 2018 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

1. The Stanton Housing Authority finds that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Received and filed the Investment Report for the month of January 2018.

9F. EXTENSION OF CONTRACT TO JOHN L. HUNTER AND ASSOCIATES, INC. TO PROVIDE PROFESSIONAL CONSULTING SERVICES RELATED TO NPDES AND FOG PROGRAMS

The City maintains several environmental programs including the National Pollutant Discharge Elimination System (NPDES) and Fats, Oils, & Grease (FOG). Since October 23, 2007, John L. Hunter and Associates has been providing consulting services to the City for these two programs. Staff recommends that their contract be extended for an additional three years at the same budget and hourly rates.

1. The City Council declared that the project is exempt under the California Environmental Quality Act, Section 15378(b)(5), organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment; and
2. Approved a contract extension to John L. Hunter for consulting services relating to NPDES and FOG programs until June 30, 2021.

9G. GENERAL PLAN ANNUAL PROGRESS FOR CALENDAR YEAR 2017

The attached General Plan Annual Progress Report for Calendar Year 2017 for the City of Stanton is being presented to the City Council for review as required by State Law.

1. The City Council declared that the project is exempt from the California Environmental Quality Act ("CEQA") under section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment the activity is not subject to CEQA; and
2. Received and filed General Plan Annual Progress Report, and authorized submittal to the Governor's Office of Planning and Research and the State Housing and Community Development Department.

9H. AWARD OF A CONTRACT FOR THE DALE AVENUE AND CHANTICLEER ROAD TRAFFIC SIGNAL PROJECT

The construction bids for the Dale Avenue and Chanticleer Road Traffic Signal Project consisting of installation of new traffic signal poles and mast arms, controllers, and cabinet have been reviewed by the staff. Based on post-bid analysis of the five (5) bids received, staff determined that the construction bid submitted by PTM General Engineering Services, Inc. to be the lowest responsible bid at \$144,144.00. PTM is the contractor who recently completed the new signal installation at Beach Boulevard and Village Center Drive. Staff recommends the City Council award the contract for the proposed services to PTM General Engineering Services, Inc.

1. The City Council declared that the project is exempt from the California Environmental Quality Act ("CEQA") under Section 15301(c) – Existing highways and streets, sidewalks, gutters, bicycle and pedestrian trails, and similar facilities; and
2. Awarded a contract for the Dale Avenue and Chanticleer Road Traffic Signal Project to PTM General Engineering Services, Inc. for the amount of \$144,144.00; and
3. Authorized the City Manager to bind the City of Stanton and PTM General Engineering Services, Inc. in a contract for the Dale Avenue and Chanticleer Road Traffic Signal Project; and
4. Authorized the City Manager to approve contract changes, not to exceed 10-percent.

91. ACCEPTANCE OF THE THUNDERBIRD LANE SEWER AND STREET IMPROVEMENT PROJECT BY THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA

The Thunderbird Lane Sewer and Street Improvement Project has been completed in accordance with the plans and specifications. The final construction cost for the project was \$566,433.77. The City Engineer, in his judgment, certifies that the work was satisfactorily completed as of February 15, 2018 and recommends that the City Council accept the completed work performed on this project.

The construction contract for the Thunderbird Lane Sewer and Street Improvement Project is for \$517,700.00. Change orders approved at staff level did not exceed the 10% maximum authorized at the time of award; at 9.41%. Additional costs aroused in the final stages of the project in the total of \$64,942.17. The change order was due to unforeseen conditions and additional quantities for asphalt restoration.

1. The City Council declared this project categorically exempt under the California Environmental Quality Act, Class 1, and Section 15301c; and
2. Accepted the completion of improvements for the Thunderbird Lane Sewer and Street Improvement Project, as certified by the City Engineer, and affixed the date of February 15, 2018 as the date of completion of all work on this project; and
3. Approved the final construction contract amount of \$566,433.77 with Beador Construction Company, Inc.; and
4. Directed the City Clerk within ten (10) days from the date of acceptance to file the Notice of Completion with the County Recorder of the County of Orange; and
5. Directed City staff, upon expiration of the thirty-five (35) days from the filing of the "Notice of Completion," to make the retention payment to Beador Construction Company, Inc. in the amount of \$28,321.69.

9J. LICENSE AGREEMENT BETWEEN SOUTHERN CALIFORNIA EDISON COMPANY AND THE CITY OF STANTON FOR STANTON PARK

In order to continue the License Agreement for Stanton Park (Assessor's Parcel Numbers 131-091-19 and 131-091-29), between Southern California Edison and the City of Stanton, it is necessary to approve the agreement for a term of 5 (five) years commencing July 1, 2018 and ending on June 30, 2023.

The City will pay Southern California Edison Company the sum of Five Thousand Seven hundred and Eighty Five 58/100 Dollars (\$5,785.58) for the term of the contract.

1. The City Council declared that the project is exempt from the California Environmental Quality Act ("CEQA") under Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA; and
2. Approved the Agreement: 9.1976 Stanton Park between Southern California Edison and the City of Stanton in order to continue leasing Assessor's Parcel Numbers 131-091-19 and 131-091-29 (Stanton Park) for a five (5) year period commencing July 1, 2018 and ending June 30, 2023; and
3. Authorized the City Manager to sign Agreement: 9.1976 Stanton Park between Southern California Edison and the City of Stanton.

END OF CONSENT CALENDAR

10. PUBLIC HEARINGS

10A. FISCAL YEARS 2018-2019 & 2019-2020 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) APPLICATION FOR FUNDING

On December 7, 2017, the Orange County Community Resources Department released a Request for Proposals (RFP) for Fiscal Years 2018-2019 & 2019-2020 Community Development Block Grant projects related to housing rehabilitation projects. In response to the RFP, staff is proposing to reinstate the housing rehabilitation grant programs. As part of the application process, the City Council must review and authorize the application submittals and conduct a public hearing.

Staff report by Ms. Kelly Hart, Community and Economic Development Director.

The public hearing was opened.

No one appearing to speak, the public hearing was closed.

Motion/Second: Warren/Ethans
Motion unanimously carried by the following vote:

AYES: 5 (Donahue, Ethans, Ramirez, Shawver, and Warren)
NOES: None
ABSTAIN: None
ABSENT: None

1. The City Council conducted a public hearing; and
2. Declared that the project is exempt from the California Environmental Quality Act ("CEQA") under section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment; and
3. Reviewed and approved the proposed project and funding for the Fiscal Years 2018-2019 & 2019-2020 Community Development Block Grant Program; and
4. Directed staff to submit fiscal years 2018-2019 & 2019-2020 Community Development Block Grant application package to the County of Orange Community Resources Department; and
5. Approved Resolution No. 2018-08 authorizing the City Manager to execute the agreement, contract and other documents required by the Orange County Community Resources Department for participation in the CDBG program on behalf of the City Council, entitled:

"A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA AUTHORIZING THE SUBMITTAL OF A GRANT APPLICATION AND THE EXECUTION OF A GRANT AGREEMENT AND ANY AMENDMENTS THERETO TO SECURE COMMUNITY DEVELOPMENT BLOCK GRANT FUNDING FROM THE ORANGE COUNTY COMMUNITY RESOURCES DEPARTMENT."

11. UNFINISHED BUSINESS

11A. APPROVAL OF ORDINANCE NO. 1076

This Ordinance was introduced at the regular City Council meeting of February 13, 2018.

Staff report by Ms. Patricia A. Vazquez, City Clerk.

Motion/Second: Donahue/Ethans

ROLL CALL VOTE:	Council Member Donahue	AYE
	Council Member Ethans	AYE
	Council Member Warren	AYE
	Mayor Pro Tem Ramirez	AYE
	Mayor Shawver	AYE

Motion unanimously carried:

1. The City Clerk read the title of Ordinance No. 1076, entitled:

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA AMENDING SECTION 2.56.075 OF THE MUNICIPAL CODE PERTAINING TO LOCAL VENDOR PREFERENCES”; and

2. The City Council find that this Ordinance is exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA; and

3. Adopted Ordinance No. 1076.

11B. APPROVAL OF ORDINANCE NO. 1077

This Ordinance was introduced at the regular City Council meeting of February 13, 2018.

Staff report by Ms. Patricia A. Vazquez, City Clerk.

Motion/Second: Ramirez/Warren

ROLL CALL VOTE:	Council Member Donahue	AYE
	Council Member Ethans	AYE
	Council Member Warren	AYE
	Mayor Pro Tem Ramirez	AYE
	Mayor Shawver	AYE

Motion unanimously carried:

1. The City Clerk read the title of Ordinance No. 1077, entitled:

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, MAKING FINDINGS THAT THE DEVELOPMENT AT 8232 LAMPSON AVENUE IS CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND APPROVING A DEVELOPMENT AGREEMENT BETWEEN THE CITY OF STANTON AND STANTONLAMPSON 2017, LLC FOR CERTAIN REAL PROPERTY LOCATED AT 8232 LAMPSON AVENUE, WITHIN THE CITY OF STANTON PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 65864 ET SEQ.”; and

2. The City Council find that this Ordinance is exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA; and

3. Adopted Ordinance No. 1077.

12. NEW BUSINESS

12A. ASSISTANT CITY MANAGER EMPLOYMENT AGREEMENT

For consideration is the employment agreement with Stephen M. Parker for Assistant City Manager.

Staff reported by Mr. Matthew E. Richardson, City Attorney.

Motion/Second: Ramirez/Warren

Motion unanimously carried by the following vote:

AYES: 5 (Donahue, Ethans, Ramirez, Shawver, and Warren)

NOES: None

ABSTAIN: None

ABSENT: None

1. The City Council finds that this item is exempt from the California Environmental Quality Act ("CEQA") under Section 15378(b)(2) – continuing administrative or maintenance activities, such as purchases for supplies, personnel-related actions, general policy and procedure making; and
2. Authorized the City Manager to execute the employment agreement on behalf of the City with Mr. Stephen M. Parker.

13. ORAL COMMUNICATIONS – PUBLIC

Mr. Jon Dumitri, Orange County Fire Authority (OCFA) Employee, spoke regarding the OCFA's intention to downsize the 9-1-1 Center, which could potentially jeopardize public safety and requests the City Council's support and also asks that the City contact the Association of California Cities and other organizations and lobby on their behalf to not downsize the 9-1-1 Center.

14. WRITTEN COMMUNICATIONS None.

15. MAYOR/CHAIRMAN/COUNCIL/AGENCY/AUTHORITY INITIATED BUSINESS

15A. COMMITTEE REPORTS/COUNCIL/AGENCY/AUTHORITY ANNOUNCEMENTS

- Council Member Warren reported on her attendance at the Orange County Fire Authority's Best and Bravest Awards Dinner, which was held on February 23, 2018.
- Mayor Pro Tem Ramirez reported on his attendance at an Orange County Cities Roundtable, hosted by Orange County Supervisor Michelle Steel.
- Mayor Shawver reported on his meeting with Farmers & Merchants Bank.
- Mayor Shawver reported on the Cypress College Foundation Americana Awards recipients Ms. Frances Daigle and Mr. Clifford Ronnenberg.

15B. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE COUNCIL MEETING

- Council Member Warren requested to agendaize discussion regarding the acquisition of an abandoned section of road in Stanton for historical preservation.
- Council Member Ethans requested an update on the preservation efforts of the Bauman's Market site.
- Mayor Pro Tem Ramirez requested to agendaize discussion regarding fines/reward pertaining to the use of illegal fireworks.

15C. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE STUDY SESSION

Currently Scheduled:

- None.

16. ITEMS FROM CITY ATTORNEY/AGENCY COUNSEL/AUTHORITY COUNSEL

None.

17. ITEMS FROM CITY MANAGER/EXECUTIVE DIRECTOR

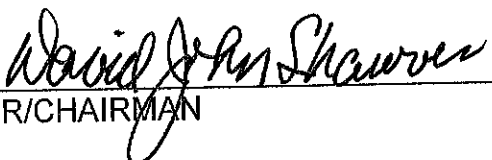
City Manager James A. Box provided the City Council with an update pertaining to the Orange County Fire Authority's Fire Division Chief recruitment process.

17A. ORANGE COUNTY SHERIFF'S DEPARTMENT

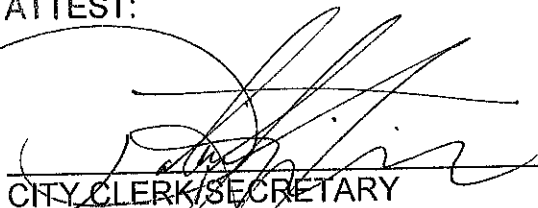
At this time the Orange County Sheriff's Department will provide the City Council with an update on their current operations.

Lieutenant Sean A. Howell provided the City Council with an update on their current operations.

18. ADJOURNMENT Motion/Second: Shawver/
Motion carried at 7:15 p.m.


MAYOR/CHAIRMAN

ATTEST:


CITY CLERK/SECRETARY