

SAN GABRIEL CITY COUNCIL AND REDEVELOPMENT AGENCY MINUTES OF JANUARY 4, 2011

The regular meetings of the San Gabriel City Council and the San Gabriel Redevelopment Agency convened on January 4, 2011 at 7:34 p.m. with Mayor/Chair Gutierrez, Council/Agencymembers Costanzo, De La Torre, Sawkins, City Manager/Executive Director Preston, City Attorney/General Counsel Kress, and Deputy City Clerk/Agency Secretary Castruita present.

PLEDGE OF ALLEGIANCE

Pledge of Allegiance

ATTENDANCE

Attendance

RECESS AGENCY MEETING

Recess Agency meeting

Vice Chair Sawkins moved to recess; seconded by Agencymember Costanzo. There being no objections, it was so ordered.

PRESENTATIONS

Presentations

Police Chief Lawton introduced Officers Mike Han, Richard Hsueh, and David Wang with Deputy City Clerk Castruita administering the oath.

Fire Chief Nestor introduced Captain Dennis Barwick and Engineer Alex Robbins with Deputy City Clerk Castruita administering the oath.

Recognition of Community Emergency Response Team (CERT) Training Graduates. Fire Chief Nestor introduced and Council presented each CERT graduate with a certificate. The recipients were:
Dale Gallego, Trevor Robben, Angie Chen (absent), Doris Hwan Wong, and Carmina Chavez.

PUBLIC COMMENT: PURSUANT TO GOVERNMENT CODE SECTION 54954.3, THIS IS THE TIME PROVIDED FOR MEMBERS OF THE PUBLIC TO ADDRESS THE COUNCIL ON ITEMS OF INTEREST THAT ARE NOT ON THE AGENDA WITHIN THE SUBJECT MATTER JURISDICTION OF THE SAN GABRIEL CITY COUNCIL

Public Comment

Frank Chavez, representing Junipero Serra Senior Citizens Group, thanked the Council for allowing the group to meet at the Parks and Recreation Building.

Chin-Ho Liao, representing San Gabriel Rotary Club, would like to see more organizations provide help to the San Gabriel Valley Humane Society.

CONSENT CALENDAR: ALL ITEMS LISTED UNDER THE CONSENT CALENDAR ARE CONSIDERED ROUTINE AND ENACTED IN ONE MOTION UNLESS A MEMBER OF THE CITY COUNCIL OR AUDIENCE REQUESTS SEPARATE DISCUSSION

Consent Calendar

Councilmember Costanzo moved to approve the consent calendar as presented; seconded by Vice Mayor Sawkins and passed by a vote on the board of four yes.

A. MINUTES OF REGULAR COUNCIL MEETING OF DECEMBER 7, 2010

Minutes Approved

The minutes are a record of the official actions taken at the last Council meeting.

Recommended Action: Approval

B. MATERIAL DEMANDS: 85617-85890 INCLUSIVE \$1,926,207.62

Material Demands approved.

This is the presentation of the "Register of Demands and Warrants" for the payment of City expenditures.

Recommended Action: Approval

C. 2011 GREATER LOS ANGELES HOMELESS COUNT OPT-IN PROGRAM; RESOLUTION 11-02 AND MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SAN GABRIEL AND THE LOS ANGELES HOMELESS SERVICES AUTHORITY

2011 Greater Los Angeles Homeless Count Opt-in Program: Resolution 11-02 and MOU between City and the Los Angeles Homeless Services Authority approved.

The Los Angeles Homeless Services Authority (LAHSA) coordinates a biennial census of homeless people. For the 2011 Homeless Count, LAHSA has created a new Opt-In Program that gives cities, regions, and organizations the opportunity to obtain city-and region-specific data. The data from the count is a useful resource for helping to inform policy on how to evaluate existing homeless services and in planning for future measures to address homelessness.

Recommended Action: That the City Council adopt Resolution No. 11-02 authorizing the city's participation in the count and authorize the City Manager or designee to execute a MOU with LAHSA.

APPOINTMENT OF A REPRESENTATIVE TO THE SAN GABRIEL VALLEY MOSQUITO & VECTOR CONTROL DISTRICT

Council appointed Vice Mayor Sawkins as delegate representative for a two-year term for the San Gabriel Valley Mosquito & Vector Control District.

The Council is responsible for appointing representatives from the City of San Gabriel to the Board of Trustees for the San Gabriel Valley Mosquito & Vector Control District. The subject appointment is for a term of office of two or four years, at the discretion of the appointing authority. The term will commence in January of 2011.

Recommended Action: That the City Council make an appointment.

Deputy City Clerk Castruita presented the staff report.

Councilmember Costanzo moved to appoint Vice Mayor Sawkins as the delegate; seconded by Councilmember De La Torre and passed by a vote on the board of four yes.

The Council will appoint an alternate at the reorganization meeting.

CITY POLICY REGARDING MATTERS UNRELATED TO LOCAL OR REGIONAL ISSUES

City policy regarding matters unrelated to local or regional issues approved.

The City has followed a policy of not taking action on matters that do not directly threaten or benefit the interests of the City or its constituents and are generally outside the jurisdiction of the City Council. Resolution No. 11-03 has been created to better document and outline the Council position.

Recommended Action: That the City Council adopt Resolution No. 11-03 maintaining and documenting the City Council's policy of not taking positions on matters unrelated to local issues.

Deputy City Clerk Castruita presented the staff report.

Vice Mayor Sawkins moved to approve the recommended action; seconded by Councilmember Costanzo and passed by a vote on the board of four yes.

PROFESSIONAL SERVICES AGREEMENT WITH KOFF & ASSOCIATES FOR AN ORGANIZATIONAL PERFORMANCE REVIEW

Professional services agreement with Koff & Associates for an organizational performance review approved.

The Council considered a proposal to conduct an external organizational review of the City's operations. In June the Council granted an initial budget of \$23,000 for this work, and authorized Administration to conduct a search for an organizational consultant. The City received interest from seven firms, and proposals from four. A review committee and interview panel unanimously agreed that Koff and Associates best met the City's needs. Koff's proposal includes evaluation of four interrelated sets of objectives including customer service, operations, best management and performance measures, and overall objectives. Meetings, surveys, comparative studies, and employee outreach and feedback are all included in a work program with an estimated time frame of four to six months.

Recommended Action: That the City Council:

1. Authorize the City Manager to execute the professional services agreement with Koff with a not-to-exceed cost of \$28,000 for "Option 3."
2. Direct staff to reallocate \$5,000 from the Administration budget for Council notebooks, to be applied to the line item for Organizational Performance Review (121-704-22-000).

City Manager Preston presented the staff report.

Councilmember Costanzo moved to approve the recommended action; seconded by Councilmember De La Torre and passed by a vote on the board of four yes.

FIRST AMENDMENT TO EMPLOYMENT AGREEMENT WITH CITY MANAGER

First amendment to employment agreement with City Manager approved.

The City Council directed that a First Amendment to the employment agreement with Steven A. Preston for the position of City Manager be prepared.

Recommended Action: That the City Council approve the First Amendment to Employment Agreement with Steven A. Preston.

City Attorney Kress presented the item to the Council.

Councilmember De La Torre moved to approve the recommended action; seconded by Mayor Gutierrez and passed by a vote on the board of four yes.

PURCHASE OF CITY HYBRID VEHICLES

Purchase of City Hybrid Vehicles approved.

At its meeting of November 2, 2010, the City Council considered the purchase of three hybrid vehicles; one each for the Police, Parks and Recreation, and the Community Development Department. During consideration, the Council asked staff to provide more information on the proposed purchase and that it be provided a profile of the allowances for the purchasing of vehicles under AQMD (Air Quality Management District) funding standards. The Council also asked for the specific vehicle requirements of each department. Other quotes were sought out and the specifications of one of the Highlanders were reduced which resulted in an approximate \$20,567 reduction in AQMD fund expenditures.

Recommended Action: That the City Council:

1. Waive formal bidding and authorize the cooperative ("piggyback") purchases with that of the County of Los Angeles (Toyota Highlander) and City of Brawley (Ford Escape) and authorize the purchase of the Toyota Highlander from Pasadena Toyota based on pricing that is lower than the equivalent vehicle on County of Los Angeles bid from Wondries' Fleet Group.

2. Authorize the purchase of one 2010 Limited Highlander from Toyota of Pasadena in the amount of \$46,652.50 to be funded from account 122-751-51-99-200, for the Police Department vehicle.
3. Authorize the purchase of one 2011 Highlander with leather seats from Wondries in the amount of \$42,089.00 to be funded from account 122-850-51-99-200, for the Parks and Recreation vehicle.
4. Authorize the purchase of one 2011 Ford Escape from Wondries Ford in the amount of \$33,339.82 to be funded from account 122-910-51-99-200, for Community Development vehicle.

Community Development Director Davis presented the staff report.

Councilmember Costanzo moved to approve the recommended action; seconded by Vice Mayor Sawkins and passed by a vote on the board of four yes.

CITY MANAGER ITEMS

City Manager Items

There were no items at this time.

COUNCIL COMMENTS/DISCUSSIONS AND CONFERENCE/MEETING REPORTS

Council Comments and Conference/meeting reports

Each Council Member addressed the Council and public on matters of general information and/or concern. Also, the Council gave reports on meetings they had attended.

- A. Mayor Gutierrez has requested that a discussion take place regarding an "Anti-Bullying Initiative."

The Council re-scheduled this item for January 18 meeting as a presentation.

- B. Vice-Mayor Sawkins has requested that a discussion take place regarding a letter of support of Day One's application for the Substance Abuse Prevention and Control (SAPC) Grant in Pasadena.

No action from the Council was necessary.

ADJOURN COUNCIL MEETING AS FOLLOWS AND RECONVENE AGENCY MEETING

Adjourn Council meeting to Tuesday, January 18, 2011 at 4:00 p.m. at City Hall, Conference Room A, for a budget study session and in memory of Tom Alvarado.

Adjourn Council meeting to Tuesday, January 18, 2011 at 4:00 p.m. at City Hall, Conference Room "A" for a Budget Study Session.

The Council adjourned as stated above and in memory of Tom Alvarado. There being no objections, it was so ordered.

REDEVELOPMENT AGENCY MEETING:

Agency meeting

- A. APPROVAL OF MINUTES OF DECEMBER 7, 2010

Minutes approved.

Agencymember Costanzo moved to approve the subject minutes; seconded by Agencymember De La Torre. The motion passed by a vote on the board of four yes.

- B. PUBLIC COMMENT: PURSUANT TO GOVERNMENT CODE SECTION 54954.3, THIS IS THE TIME PROVIDED FOR MEMBERS OF THE PUBLIC TO ADDRESS THE AGENCY BOARD ON ITEMS OF INTEREST THAT ARE NOT ON THE AGENDA WITHIN THE SUBJECT MATTER JURISDICTION OF THE SAN GABRIEL AGENCY BOARD

Public comment

There was no one in the audience who wished to address the Agency at this time.

C. AGREEMENT FOR THE PROVISION OF AFFORDABLE HOUSING BETWEEN THE AGENCY AND CETT INVESTMENTS CORPORATION INCLUDING \$1,668,900 IN AGENCY FINANCIAL ASSISTANCE

Agreement for the provision of affordable housing between the agency and CETT Investments Corp. including \$1,668,900 in Agency financial Assistance approved.

CETT Investments Corporation (developer) has obtained approval from the Planning Commission to develop a 0.97 acre site at 402-404 S. San Gabriel Boulevard and 405 S. Gladys Avenue in the redevelopment project area. The project is a three-story mixed-use development that is comprised of two floors of residences above one floor of street level commercial uses and first level parking, and one level of subterranean parking.

Community Redevelopment Law imposes specific requirements on the Agency that must be met, or penalties will be imposed. Specifically, the Agency must spend low-and moderate-income housing funds in a timely fashion, and the Agency currently is required to cause at least one very low-income unit and one low-or moderate-income unit to be produced in the project area.

Recommended Action: That the Agency:

1. Amend the Budget to transfer \$1,668,900 of Low-and moderate-income housing funds from account number 122-960-96-550 (CIP 8-10-36 Affordable Housing Strategy) to a new account for 402-404 S. San Gabriel Boulevard and 405 S. Gladys Ave. known as Skycourts; and
2. Authorize the Executive Director or designee to approve the Affordable Housing Agreement with the developer and to execute subsequent necessary documents in furtherance of the Agreement.

Acting Economic Development Manager Scherr presented the staff report.

Vice Chair Sawkins moved to approve the recommended action; seconded by Agencymember De La Torre and passed by a vote on the board of four yes.

D. ADJOURN AGENCY MEETING

Adjourn agency meeting

At 8:56 p.m., Agency adjourned. There being no objections, it was so ordered.

SAN GABRIEL REDEVELOPMENT AGENCY

SAN GABRIEL CITY COUNCIL



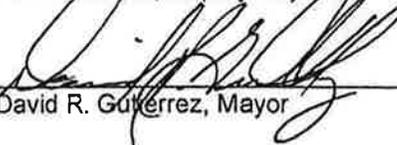
Nina Castruita, Agency Secretary



Nina Castruita, Deputy City Clerk



David R. Gutierrez, Chair



David R. Gutierrez, Mayor