

# SAN GABRIEL CITY COUNCIL AND REDEVELOPMENT AGENCY

## MINUTES OF JANUARY 15, 2008

The regular meetings of the San Gabriel City Council and the San Gabriel Redevelopment Agency convened on January 15, 2008 at 7:37 p.m. with Vice Mayor/Vice Chair Baldwin, Council/Agencymember Costanzo, Council/Agencymember Gutierrez, Council/Agencymember Huang, Mayor/Chair Sawkins, City Attorney/General Counsel Kress, City Manager/Executive Director Paules and Deputy City Clerk Castruita present.

Pledge of Allegiance

RECESS AGENCY MEETING

Recess Agency Meeting

At 7:39 p.m., Vice Chair Baldwin moved to recess; seconded by Agencymember Gutierrez. There being no objections, it was so ordered.

PRESENTATION: Introduction of Carol Barrett – Planning Manager

Presentation: Carol Barrett – Planning Manager

PUBLIC HEARING: Resolution 08-01 – Proposed Fiscal Year 2008-2009 Community Development Block Grant (CDBG) Program

Public Hearing: Resolution 08-01 – Proposed Fiscal Year 2008-2009 Community Development Block Grant (CDBG) Program Approved

San Gabriel receives federal funds through the Community Development Block Grant (CDBG) Program. For the 2008-2009 Fiscal Year, the City will be receiving an estimated allocation of \$492,279. In addition, there remains \$84,577 in unallocated funds. We also expect to receive an estimated \$22,494 for the After School Program from the County Supervisor. This makes a total of \$599,350 in CDBG funds available for the 2008-2009 Fiscal Year.

Federal regulations require the local entity receiving funds to hold a public hearing to receive community comments on the proposed use of the CDBG funds. One of the proposed projects is new, and the remaining eight are continuations of existing programs. Notice of a public hearing was published.

Vice Mayor Baldwin moved to open the public hearing; seconded by Councilmember Gutierrez. There being no objections, it was so ordered.

Micheal Neal presented the Council with the staff report.

There was no one who wanted to address the Council at this time.

Councilmember Gutierrez moved to close the public hearing; seconded by Vice Mayor Baldwin. There being no objections, it was so ordered.

Vice Mayor Baldwin moved to approve the recommendation; the motion was seconded by Councilmember Huang and passed by a vote on the board of five yes.

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

Mary Cammarano, discussed the importance of conserving water.

MAYOR'S APPOINTMENT OF A PLANNING COMMISSIONER

Planning Commissioner Thomas Klawiter re-appointment approved

The Mayor is responsible for appointing persons to serve on the various City commissions. At this time it is necessary to re-appoint a Planning Commissioner.

The Mayor recommended Thomas Klawiter for a two-year re-appointment term commencing January 15, 2008 and expiring on January 14, 2010.

Councilmember Gutierrez moved to approve the recommendation; the motion was seconded by Councilmember Costanzo and passed by a vote on the board of five yes.

#### REVIEW OF CITY REVENUES AND INFRASTRUCTURE FINANCING

Economic conditions and regulatory changes are expected to significantly impact government revenues in the coming year. Weakness in the overall economy, declining property values, and the unpredictability of key revenue sources are creating greater uncertainty related to the City's future financial position.

Recommended Action: That the City Council designate two members to work with City staff as the City addresses its revenue needs for current programs and reviews financing options for priority infrastructure projects and report back to the City Council.

City Manager P. Michael Paules presented the Council with the staff report.

Mayor Sawkins nominated Vice Mayor Baldwin and Councilmember Costanzo. Mayor Sawkins moved to approve the recommendation; the motion was seconded by Vice Mayor Baldwin and passed by a vote on the board of five yes.

#### REQUEST SUBMITTED ON BEHALF OF SAN GABRIEL VALLEY MUSIC THEATRE FOR RENEWAL OF LICENSE AGREEMENT

The San Gabriel Valley Music Theatre (SGVMT) requests a renewal of their license agreement with the City of San Gabriel for use of property and equipment and waivers of the San Gabriel Mission Playhouse rental fees for select fundraising events.

Managing Director Anna Cross presented Council with staff report.

Councilmember Gutierrez moved to approve recommendation; the motion was seconded by Councilmember Costanzo and passed by a vote on the board of five yes.

#### CALIFORNIA 9-1-1 EMERGENCY COMMUNICATIONS RESIDUAL FUND PURCHASE PROPOSAL

The San Gabriel Police Department's Emergency 9-1-1 system is purchased by funds supplied by the California 9-1-1 Emergency Communications Office. During the past five years, money has accrued annually for San Gabriel to fund a new system. Based on the previous year 2000 installation date of our existing system, the amount of accrued funds available in 2006 was \$132,000.

These funds were used earlier this year to purchase and install the Department's new 9-1-1 system and mapping solution. Of the allotted amount, any State funds not spent are considered residual funds. Residual funds may be used by the Department within the same year of the emergency 9-1-1 purchase/replacement for additional purchases as long as the additional purchases are approved as being related to the 9-1-1 system or dispatch communication center.

The remaining (unspent) residual funds currently allotted for the San Gabriel Police Department are \$41,237.00. The San Gabriel Police Department has been authorized by the California 9-1-1 Emergency Communications Office to spend this amount on approved items.

Police Chief David Lawton presented the Council with the staff report.

Review of City Revenues and  
Infrastructure Financing  
Approved

Renewal of San Gabriel Valley  
Music Theatre License  
Agreement Approved

California 911 Emergency  
Communications Residual  
Fund Purchase Proposal  
Approved

Councilmember Huang moved to approve recommendation; the motion was seconded by Vice Mayor Baldwin and passed by a vote on the board of five yes.

**SANITARY SEWER MASTER PLAN STUDY PROFESSIONAL SERVICES PROPOSAL, NORRIS-REPKE**

Sanitary Sewer Master Plan Study Professional Services Proposal, Norris-Repke Approved

State wastewater regulations require that cities complete the first phase of a Sanitary Sewer Master Plan (SSMP) by May 1, 2009. An SSMP covers the evaluation, maintenance, rehabilitation, and expansion of sanitary sewers. The plan addresses the operational aspects of a sanitary sewer system as well as the engineering aspects such as evaluation, rehabilitation, and expansion. A detailed engineering study is required to prepare an adequate SSMP.

The proposed SSMP Study will compile a complete inventory of San Gabriel's sewer system, provide current flow rates in the system, use television cameras to inspect the pipes, develop a flow model for predicting future flows, establish design criteria, identify improvements to be made, provide the necessary data for operation of the system, and investigate means of funding for maintaining and expanding the system.

Associate Civil Engineer Algis Marciuska presented the Council with the staff report.

Councilmember Costanzo moved to approve recommendation; the motion was seconded by Councilmember Gutierrez and passed by a vote on the board of five yes.

**CASH CONTRACT 06-05 FAIRVIEW AVENUE STREET REHABILITATION PROJECT**

Cash Contract 06-05 Fairview Avenue Street Rehabilitation Project Approved

Proposed improvements on Fairview Avenue were designed in accordance with City design standards. The project includes pavement rehabilitation, installation of gutter plate and installation of new handicap ramps with colored truncated dome inserts to comply with the latest Americans with Disabilities Act (ADA) standards. The project specifications were reviewed by the State of California Department of Transportation (CALTRANS) Office of Local Assistance and were authorized for bid advertisement. The project will be funded by Federal Surface Transportation Funds for Local Roads (STPL) and Traffic Congestion and City Waste Management funds. Bids were received and opened publicly on the 29<sup>th</sup> of November 2007, in the City Clerk's office.

Associate Civil Engineer Algis Marciuska presented the Council with the staff report.

Councilmember Gutierrez moved to approve recommendation; the motion was seconded by Councilmember Huang and passed by a vote on the board of five yes.

**DESIGN ENHANCEMENT PROGRAM FOR SAN GABRIEL VILLAGE COMMERCIAL DISTRICT ON FAIRVIEW AVENUE**

Design Enhancement Program for San Gabriel Village Commercial District on Fairview Avenue Approved

The 2004 General Plan, *Ingredients for Success*, calls for the establishment of design enhancement programs for the City's unique commercial districts, including San Gabriel Village's Fairview Avenue. In October 2005, the Council provided staff with preliminary direction on general plan goals and objectives and ranked implementation measures in order of priority, with San Gabriel Village improvements ranking sixth on a list of eight measures. During May 2006, students from the Cal Poly Pomona School of Environmental Design did field work surveying the built environment along Fairview between the east and west legs of Circle Drive. Following this, the students prepared a set of recommendations for how to improve the streetscape of this unique neighborhood commercial area. The City Council held a study session on September 5, 2006 to review general plan implementation

priorities and reaffirmed the ranking of the San Gabriel Village improvements and asked that staff come back to present the results of recommendations made by the Cal Poly Pomona class.

On October 16, 2007 staff presented a summary of these recommendations to the Council. The Council directed staff to come back with an outline of how a design enhancement strategy for Fairview Avenue might work, a time line for accomplishing it, and how improvements to the district might be financed. A report was prepared that presents that strategy.

Recommended Action: That the City Council authorize staff to proceed with implementation of the design enhancement strategy for the San Gabriel Village commercial district on Fairview Avenue.

City Planner Mark Gallatin presented Council the with the staff report.

Council discussed and recommended a liaison be designated from Council at this meeting. Councilmember Huang was interested in serving in this role. Mark Gallatin volunteered to serve at the staff level.

Mayor Sawkins moved to approve the recommendation; the motion was seconded by Councilmember Costanzo and passed by a vote on the board of five yes.

APPEAL OF DESIGN REVIEW COMMISSION'S DECISION TO DENY DRIVEWAY APRON AT WEST END OF ROSES ROAD (PLANNING CASE PL-05-015) – Continued from December 18, 2007

Appeal of Design Review Commission's Decision to Deny Driveway apron at West End of Roses Road (Planning Case PL-05-015) – continued from December 18, 2007 Approved with change to condition #9

The City Council considered this item at its December 18, 2007 meeting, when the City Attorney was ill and not present at the meeting. At that time, staff recommended the conditional approval of the driveway. The Council voted to continue this item to tonight's meeting so that action could be taken with legal counsel present.

Recommended Action: That the City Council:

1. Approve a temporary access for construction of the koi pond, subject to conditions of approval; and
2. Approve the appeal, overturn the decision of the Design Review Commission to deny a precise plan of design, and approve a permanent driveway and curb cut, subject to conditions of approval.

City Planner Mark Gallatin presented the Council with the staff report and revised recommended conditions.

Christopher Sutton, Esq. spoke in support of the application.

Donald Decker, resident, spoke in support but made recommendations for changes to condition #9.

Dave Uebelhack, spoke in opposition of approval of appeal.

At 9:04 p.m., Councilmember Gutierrez moved to close hearing; seconded by Councilmember Huang. There being no objections, it was so ordered.

Vice Mayor Baldwin moved to approve the staff recommendations, with the revised conditions 5 and B and with the deletion of the word "direct" in condition #9; the motion was seconded by Councilmember Gutierrez and passed by a vote on the board of five yes.

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

- A. MINUTES OF REGULAR COUNCIL MEETING OF DECEMBER 18, 2007

Minutes Approved

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

Recommended Action: Approval

- B. MATERIAL DEMANDS: 72479 – 72736 INCLUSIVE \$2,417,269.28

Material Demands  
Approved

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

Recommended Action: Approval

- C. 2008 AMERICAN PLANNING ASSOCIATION NATIONAL CONFERENCE APRIL 27 – MAY 2, 2008; LAS VEGAS, NEVADA

2008 American  
Planning Association  
National Conference  
April 27-May 2, 2008  
Las Vegas, NV  
Approved

A request from Councilmember Huang has been received to attend the 2008 American Planning Association National Conference being held April 27 – May 2, 2008 in Las Vegas, Nevada.

In accordance with Resolution 06-04 adopted on January 17, 2006, City Council approval is required.

Councilmember Huang is requesting the \$1,600 budget for the ICA Conference being held in February 2008 be redirected to cover the expense associated with his attendance at the APA conference.

Recommended Action: That the City Council approve the redirecting of \$1,600 in account 701-00-54-000 Allowances, to cover the expenses for Councilmember Huang’s attendance at the 2008 American Planning Association National Conference.

- D. 2<sup>nd</sup> AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT WITH DAVID EVANS & ASSOCIATES FOR INTERIM CITY ARCHITECT SERVICES

2<sup>nd</sup> Amendment to  
Professional Services  
Agreement with David Evans &  
Associates for Interim City  
Architect Services Approved

The Community Development Department is requesting an amendment to the existing agreement with David Evans & Associates, Inc. for interim City Architect services. In 2003 and 2006, the Council approved agreements with David Evans & Associates, Inc. for City Landscape Architect services. The firm also provides design and architect services to many cities.

Recommended Action: That the City Council:

1. Approve the second amendment to professional services agreement with David Evans & Associates for interim City Architect services in the amount of \$25,000 through June 30, 2008 and \$24,000 from July 1 through February 18, 2009; and
2. Authorize the Deputy City Manager to execute the amendment.

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

COUNCIL COMMENTS 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.

RECESS COUNCIL MEETING AND RECONVENE AGENCY MEETING

Recess Council Meeting and  
Reconvene Agency Meeting

At 9:42 p.m., Councilmember Gutierrez moved to adjourn and reconvene as indicated above; seconded by Councilmember Costanzo. There being no objections, it was so ordered.

REDEVELOPMENT AGENCY MEETING:

Agency Meeting

A. APPROVAL OF MINUTES OF DECEMBER 18, 2007

Minutes Approved

Vice Chair Baldwin moved to approve the subject minutes; seconded by Councilmember Costanzo. There being no objections, it was so ordered.

B. PUBLIC COMMENT

Public Comment

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

ADJOURN AGENCY MEETING, RECONVENE COUNCIL MEETING AND RECESS TO CLOSED SESSION, PURSUANT TO GOVERNMENT CODE §54957.6, FOR THE FOLLOWING PURPOSE:

Adjourn Agency meeting,  
reconvene Council meeting  
and recess to closed session

CONFERENCE WITH LABOR NEGOTIATOR

Agency Negotiator: City Manager, City Attorney  
Unrepresented employee: Administrative Services Manager

City Attorney Bob Kress reports no reportable action on the closed session.

At 10:20 p.m. the meeting was adjourned in memory of Pat Cici and Michael Carney.

Adjourn in memory of Pat Cici  
and Michael Carney

SAN GABRIEL REDEVELOPMENT AGENCY

SAN GABRIEL CITY COUNCIL

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Donna Eggehorn, Acting Secretary

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Donna Eggehorn, Acting Deputy City Clerk

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Kevin B. Sawkins, Chair

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Kevin B. Sawkins, Mayor