



AGENDA

CITY COUNCIL, THE REDEVELOPMENT AGENCY AND THE AZUSA PUBLIC FINANCING AUTHORITY

**AZUSA AUDITORIUM
213 EAST FOOTHILL BOULEVARD**

**TUESDAY, FEBRUARY 19, 2008
6:30 P.M.**

AZUSA CITY COUNCIL

**JOSEPH R. ROCHA
MAYOR**

**KEITH HANKS
MAYOR PRO-TEM**

**ANGEL CARRILLO
COUNCILMEMBER**

**URIEL E. MACIAS
COUNCILMEMBER**

**ROBERT GONZALES
COUNCILMEMBER**

NOTICE TO THE PUBLIC *Copies of staff reports or other written documentation relating to each item of business referred to on the Agenda are on file in the Office of the City Clerk and are available for public inspection at the City Library.*

Persons who wish to speak during the Public Participation portion of the Agenda, shall fill out a card requesting to speak and shall submit it to the City Clerk prior to the start of the City Council meeting. When called, each person may address any item on or off the agenda during the public participation.

CLOSED SESSION

1. **CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION (GOV. CODE SEC. 54956.9 (a)).**
Case No. KC051952-G, City of Azusa v. Senior Care Partnership LP and Century Quality Management (Villa Azusa Senior Apartments).
2. **LIABILITY CLAIMS (Gov. Code Sec. 54956.95)**
Claimant: J. Sanchez
3. **LIABILITY CLAIMS (Gov. Code Sec. 54956.95)**
Claimant: F. Montague

**DOWNTOWN NORTH
A-2 & A-3 PROJECT**

4. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 858 N. Azusa Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: Howard J. and Janet J. Choi & Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

5. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 832 N. Azusa Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: Alexios & Tashia Vagenas and Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

6. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 826 N. Azusa Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: Martin G. & Teresa Habern and Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

7. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 812 N. Azusa Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: John R. & Lillian O. Cortez, Cortez Family Trust & Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

8. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 801 N. Alameda Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: John R. & Lillian O. Cortez, Cortez Family Trust & Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

9. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 810 N. Alameda Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: 810 Alameda, LLC & Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

10. **REAL PROPERTY NEGOTIATIONS (Gov. Code Sec. 54956.8)**
Address: 803 N. Dalton Avenue, Azusa, CA 91702
Agency Negotiators: City Manager Delach and Assistant City Manager Person
Negotiating Parties: Arthur B. & Anna M. Ramirez, et al & Watt Genton Associates, LP
Under Negotiation: Price and Terms of Payment

11. CONFERENCE WITH LABOR NEGOTIATOR (Gov. Code Sec. 54957.6)

Agency Negotiators: City Manager Delach and Assistant City Manager Person
Organizations/Employee: CAPP

Any person wishing to comment on any of the Closed Session items listed above may do so now.

7:30 P.M. - REGULAR MEETING OF THE CITY COUNCIL.

- Call to Order
- Pledge to the Flag
- Invocation – Reverend Leroy of the First Assembly of God Church

A. PUBLIC PARTICIPATION

(Person/Group shall be allowed to speak without interruption up to five (5) minutes maximum time, subject to compliance with applicable meeting rules. Questions to the speaker or responses to the speaker's questions or comments shall be handled after the speaker has completed his/her comments. Public Participation will be limited to sixty (60) minutes time.)

B. REPORTS, UPDATES, AND ANNOUNCEMENTS

1. **Mayor Rocha** –

- a. Request for certificates of appreciation to every school and drivers, who participated in the 10th Annual School District Food Drive.
- b. Request for \$100 sponsorship to Ms. Victoria Ashlock, 11th grade Azusa High student, who will be participating in the People to People Student Ambassador Program in Japan this summer.
- c. Update on former gun club site.
- d. Discussion regarding Target Scoping meeting.
- e. Discussion on future dates, time and place for City Hall on the Move.

C. SCHEDULED ITEMS

1. **INFORMAL HEARING – ON THE LOS ANGELES COUNTY FIRE DEPARTMENT WEED ABATEMENT PROTEST HEARING. RECOMMENDED ACTION:** a. Conduct an informal protest hearing and refer property owners with objections to the Los Angeles County Fire Department Brush Clearance Office for consideration. b. Approve the motion and abatement order directing abatement of the nuisance by removing all weeds and rubbish from the affected improved parcels.

2. **ESTABLISHMENT OF AN ECONOMIC DEVELOPMENT SUBCOMMITTEE OF THE PLANNING COMMISSION. RECOMMENDED ACTION:** Disapprove the recommendation of the Planning Commission to establish a subcommittee to focus on economic development activities in Azusa, and encourage Planning Commission representation on the Azusa Chamber of Commerce Economic Development Committee.

D. CONSENT CALENDAR

*The **Consent Calendar** adopting the printed recommended actions will be enacted with one vote. If Councilmembers or Staff wish to address any item on the **Consent Calendar** individually, it will be considered under **SPECIAL CALL ITEMS**.*

1. **APPROVAL OF THE MINUTES OF THE REGULAR MEETING OF FEBRUARY 4, 2008 AND THE SPECIAL MEETING OF JANUARY 28TH AND JANUARY 29TH, 2008. RECOMMENDED ACTION:** Approve Minutes as written.
2. **HUMAN RESOURCES ACTION ITEMS. RECOMMENDED ACTION:** Approve Personnel Action Requests in accordance with Section 3.3 of the City of Azusa Civil Service Rules and applicable Memorandum of Understanding(s).
3. **RESOLUTION FINDING THAT THE FORMATION OF A PROJECT AREA COMMITTEE FOR THE PROPOSED AMENDMENT TO THE REDEVELOPMENT PLAN FOR THE MERGED CENTRAL BUSINESS DISTRICT AND WEST END REDEVELOPMENT PROJECT AREAS (“PROJECT AREA”) IS NOT REQUIRED BY HEALTH AND SAFETY CODE SECTION 33385. RECOMMENDED ACTION:** Adopt Resolution No. 08-C9, finding and determining that the formation of a Project Area Committee for the proposed amendment to the Redevelopment Plan for the Project Area is not necessary pursuant to California Community Redevelopment Law, Health and Safety Code Section 33000 et seq. (“CRL”).
4. **AWARD OF CONTRACT – PAINTING OF THE LIGHT/SAFETY STANDARDS IN DOWNTOWN AREA. RECOMMENDED ACTION:** Award a contract in the amount of \$14,230.00 to Bithell Inc. for the painting of the light/safety standards in the downtown area.
5. **ADOPTION OF A RESOLUTION FOR THE POLICE DEPARTMENT TO ENTER INTO AN AGREEMENT WITH THE IRWINDALE POLICE DEPARTMENT AND THE LOS ANGELES COUNTY ILLEGAL STREET RACING AND DRIVING UNDER INFLUENCE ENFORCEMENT MEMORANDUM OF UNDERSTANDING. RECOMMENDED ACTION:** Adopt Resolution No. 08-C10, authorizing the Chief of Police to enter into the attached Memo of Understanding with the Irwindale Police Department accepting reimbursement for 150% of officer’s hourly rates who participate in the Los Angeles County Illegal Street Racing and DUI Enforcement program.
6. **PURCHASE OF DISPATCH FURNITURE (FOUR WORKSTATIONS). RECOMMENDED ACTION:** Approve the purchase of dispatch furniture for four (4) workstations from Xybix Systems in an amount not to exceed \$45,244.79. It is further recommended the City Council approve this purchase based on a competitive bid process completed by the City of La Mirada (Purchase Order #1856); dispatch furniture was purchased for the La Mirada Community Sheriff’s Station.

7. **NEW CLASS SPECIFICATION – LIBRARY CIRCULATION SUPERVISOR. RECOMMENDED ACTION:** Pursuant to the City of Azusa Civil Service Rules Section 3.3 and 3.7, approve and adopt the salary, title and class specification outlining the duties of the new job classification of Library Circulation Supervisor.
8. **AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT FOR INTERIM HUMAN RESOURCES DIRECTOR-PERSONNEL OFFICER SERVICES. RECOMMENDED ACTION:** Approve amendment to the agreement for Interim Human Resources Director – Personnel Officer services for the City of Azusa.
9. **WARRANTS.** Resolution authorizing payment of warrants by the City. **RECOMMENDED ACTION:** Adopt Resolution No. 08-C11.

CONVENE AS THE AZUSA REDEVELOPMENT AGENCY

E. AGENCY SCHEDULED ITEMS

1. **CONSIDERATION OF A RESOLUTION APPROVING THE PRELIMINARY PLAN FORMULATED FOR THE AMENDMENT TO THE MERGED CENTRAL BUSINESS DISTRICT AND WEST END REDEVELOPMENT PROJECT AREA. RECOMMENDED ACTION:** Adopt the Resolution No. 08-R6, approving the Preliminary Plan and authorizing the transmittal of the Preliminary Plan pursuant to Health and Safety Code Section 33327 of the California Community Redevelopment Law (“CRL”).
2. **CONSIDERATION OF A RESOLUTION OF NECESSITY AUTHORIZING USE OF EMINENT DOMAIN POWER TO ACQUIRE, FOR REDEVELOPMENT, PARCELS OF REAL PROPERTY IN THE CITY OF AZUSA LOCATED AT: 810 NORTH ALAMEDA AVENUE; 858 NORTH AZUSA AVENUE; 812 NORTH AZUSA AVENUE; 801 NORTH ALAMEDA AVENUE; 826 NORTH AZUSA AVENUE; AND 832 NORTH AZUSA AVENUE. RECOMMENDED ACTION:** Adopt a Resolution No. 08-R7, Resolution of Necessity authorizing use of the Agency’s eminent domain authority to acquire parcels of non-residential real property within the Agency’s Merged Central Business District Area located at: 810 North Alameda Avenue; 858 North Azusa Avenue; 812 North Azusa Avenue; 801 North Alameda Avenue; 826 North Azusa Avenue; and 832 North Azusa Avenue, in the City of Azusa (collectively, “Subject Properties”).
3. **CONSIDERATION OF PURCHASE AND SALE AGREEMENT FOR THE ACQUISITION OF THE REAL PROPERTY LOCATED AT 803 NORTH DALTON AVENUE (RAMIREZ PROPERTY). RECOMMENDED ACTION:** Approve the Purchase and Sale Agreement (“PSA”) for the acquisition of real property located at 803 North Dalton Avenue, commonly known as Los Angeles County Assessor’s Parcel Number 8608-027-008 (“Subject Property”). It is further recommended that the Agency Board approve an appropriation for this property acquisition.

F. AGENCY CONSENT CALENDAR

*The **Consent Calendar** adopting the printed recommended actions will be enacted with one vote. If Boardmembers or Staff wish to address any item on the **Consent Calendar** individually, it will be considered under **SPECIAL CALL ITEMS**.*

1. **APPROVAL OF MINUTES OF THE REGULAR MEETING OF FEBRUARY 4, 2008 AND THE SPECIAL MEETING OF JANUARY 29, 2008. RECOMMENDED ACTION:** Approve Minutes as written.
2. **AGENCY TREASURER'S REPORT AS OF DECEMBER 31, 2007. RECOMMENDED ACTION:** Receive and file the Report.
3. **WARRANTS.** Resolution authorizing payment of warrants by the Agency. **RECOMMENDED ACTION:** Adopt Resolution No. 08-R8.

G. AZUSA PUBLIC FINANCING AUTHORITY

*The **Consent Calendar** adopting the printed recommended actions will be enacted with one vote. If Directors or Staff wish to address any item on the **Consent Calendar** individually, it will be considered under **SPECIAL CALL ITEMS**.*

1. **APPROVAL OF MINUTES OF THE REGULAR MEETING OF NOVEMBER 5, 2007. RECOMMENDED ACTION:** Approve Minutes as written.
2. **AUTHORITY TREASURER'S REPORT AS OF DECEMBER 31, 2007. RECOMMENDED ACTION:** Receive and file report.

H. ADJOURNMENT

1. Adjourn.

UPCOMING MEETINGS:

February 25, 2008 Utility Board Meeting – 6:30 p.m. (Light and Water Conference Room)
March 3, 2008, City Council Meeting – 6:30 p.m. (Auditorium)
March 17, 2008, City Council Meeting – 6:30 p.m. (Auditorium)
April 7, 2008, City Council Meeting – 6:30 p.m. (Auditorium)

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in a city meeting, please contact the City Clerk at 626-812-5229. Notification three (3) working days prior to the meeting when special services are needed will assist staff in assuring that reasonable arrangements can be made to provide access to the meeting.