

**CITY OF LA VERNE**  
**PUBLIC FINANCING AUTHORITY**  
**CITY COUNCIL AGENDA**

Don Kendrick, Mayor

Donna Redman, Mayor Pro Tem

Robin Carder, Council Member

Charlie Rosales, Council Member

Ron Ingels, Council Member



[www.ci.la-verne.ca.us](http://www.ci.la-verne.ca.us)

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City Hall Council Chamber

3660 D Street

La Verne, CA 91750

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**Monday, August 18, 2014 - 6:30 p.m.**

**City Hall**

**Council Chamber**

**3660 D Street, La Verne, CA 91750**

Attendance and participation at the City of La Verne Council meetings are welcomed and appreciated. Community engagement provides the City Council with valuable information. Regular Meetings are held on the 1<sup>st</sup> and 3<sup>rd</sup> Monday of every month. In compliance with the American Disabilities Act, any person with a disability who requires a modification or accommodation in order to participate in a meeting should contact the City Clerk's Office at (909) 596-8726 at least 48 hours prior to the meeting.

All items submitted for future agendas must be in writing to the City Clerk no later than 5 p.m. on the Monday prior to the first and third Monday of each month. Materials related to an item on this agenda, submitted to the Council after distribution of the agenda packet, are available for public inspection at the meeting or in the City Clerk's Office during normal business hours.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL:** Council Member Carder, Council Member Ingels, Council Member Rosales, Mayor Pro Tem Redman, and Mayor Kendrick

4. **ANNOUNCEMENTS AND PRESENTATIONS**

5. **CONSENT CALENDAR** (All items on the Consent Calendar are considered to be routine and will be enacted by one motion unless a member of the City Council or member of the audience requests separate discussion.)

- a. **City Council Minutes** of the regular meeting of August 4, 2014, to be received and filed as submitted.
- b. **July 2014 Treasurer's Report**, approval recommended by staff.
- c. **2013-14 Registers of Audited Demands** in the amounts of \$150,963.75 for July 28, 2014, and \$31,953.33 for August 7, 2014, approval recommended by staff.
- d. **2014-2015 Registers of Audited Demands** in the amounts of \$180,074.76 for July 29, 2014, and \$446,428.46 for August 5, 2014, approval recommended by staff.
- e. **Consider Carryover of Housing Linkage Fund Assistance for Habitat for Humanity Construction Project** - The City Council is requested to authorize an appropriation of \$77,500 in Housing Linkage Funds in the 2014-2015 budget for use as assistance towards the construction of one single family home by Pomona Valley Habitat for Humanity at 1520 First Street. ***Staff recommends approval.***
- f. **Resolution(s)** passage & adoption, recommended as follows:
  1. **Resolution 14-58** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VERNE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, APPROVING THE APPLICATION FOR GRANT FUNDS FROM THE LOS ANGELES COUNTY REGIONAL PARK AND OPEN SPACE DISTRICT FOR THE FIFTH SUPERVISORIAL DISTRICT COMPETITIVE EXCESS FUNDING FOR THE SENIOR/COMMUNITY CENTER HVAC IMPROVEMENTS AND INCLUSIVE PLAYGROUND AND APPROVES THE ADOPTION OF A YOUTH EMPLOYMENT PLAN. ***Staff recommends that the City Council adopt Resolution No. 14-58 approving the projects and youth employment plan.***
  2. **Resolution No. 14-59** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VERNE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AUTHORIZING THE EXECUTION OF AN ASSIGNMENT AGREEMENT WITH THE CITY OF INDUSTRY FOR THE EXCHANGE OF PROPOSITION A FUNDS FOR GENERAL FUND REVENUES. ***Staff recommends that the City Council adopt Resolution No.14-59 authorizing the City Manager to execute an agreement with the City of Industry for an exchange of \$250,000 in Proposition A transportation funds for \$187,500 of general funds.***
  3. **Resolution No. 14-60** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VERNE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, APPROVING THE VACATION BY QUIT CLAIM DEED OF A BUILDING RESTRICTION EASEMENT WITHIN TRACT NO. 66059 AND THE DEDICATION OF A REVISED BUILDING RESTRICTION EASEMENT WITHIN TRACT NO. 66059 AND FINDING THE ACTION CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT. ***Staff recommends that the City Council authorize the vacation by Quit Claim Deed of the existing Building Restriction Area Easement and authorize the City Clerk to accept the dedication of a revised Building Restriction Area Easement.***

6. **PUBLIC HEARINGS** – No public hearings scheduled.

**The LA VERNE CITY COUNCIL will RECESS to meet as the LA VERNE PUBLIC FINANCING AUTHORITY; following which, the CITY COUNCIL will IMMEDIATELY RECONVENE.**

7. **PUBLIC FINANCING AUTHORITY**

- a. **Approval of La Verne Public Financing Authority Minutes** from the meeting of October 21, 2013.
- b. **Resolution JPFA-45 & 46 for Adoption of La Verne Mobile Country Club and Valley Rancho Mobile Home Park 2014-2015 Operating Budgets** – Annually, the La Verne Public Financing Authority (LVPFA) reviews and approves the operating budgets for the two City-owned mobile home parks. The budgets do not reflect significant changes over requests from prior years and have been reviewed by each parks' oversight board. These budgets have been submitted for the Authority's consideration and adoption.

**STAFF RECOMMENDATION:**

Staff recommends the La Verne Public Financing Authority adopt the attached resolutions approving the 2014-2015 annual operating budgets for La Verne Mobile Country Club and Valley Rancho Mobile Home Park.

**Resolution No. JPFA-45** - A RESOLUTION OF THE LA VERNE PUBLIC FINANCING AUTHORITY ADOPTING THE LA VERNE MOBILE COUNTRY CLUB BUDGET FOR FISCAL YEAR 2014-2015.

**Resolution No. JPFA-46** - A RESOLUTION OF THE LA VERNE PUBLIC FINANCING AUTHORITY ADOPTING THE VALLEY RANCHO MOBILE HOME PARK BUDGET FOR FISCAL YEAR 2014-2015.

**The LA VERNE PUBLIC FINANCING AUTHORITY will ADJOURN and the CITY COUNCIL will IMMEDIATELY RECONVENE.**

8. **OTHER MATTERS**

- a. **Gilead Development Update** – Staff will present to the Council the details for Gilead La Verne Campus, the development of up to an approximately 400,000 square foot building on a vacant 23-acre parcel previously owned by the Trammell Crow Company. Trammell Crow subsequently sold the property to Gilead Science, Inc, who wish to construct a new office/manufacturing/warehouse facility for their pharmaceutical company. The project requires a Tentative Tract Map, a Variance for the height of portions of the proposed building and the retaining walls, and a Precise Plan Review for site design and architecture. The project includes the extension of Wheeler Avenue south to Puddingstone Drive.

**STAFF RECOMMENDATION:**

Staff recommends the City Council receive and file the report and provide staff with any feedback regarding the proposal. The final project has recently been reviewed and approved by the Planning Commission on August 13, 2014.

- b. **Old Town Parking Study** – There has been a recent surge in demand for parking in Old Town due to the popularity of the local restaurants and businesses as well as increased enrollment at the University of La Verne. The City has sought the expertise of parking consultants to conduct a parking study of Old Town. The study evaluates the current issues and makes both short-term and long-term recommendations on mitigating the parking problems in Old Town. ***NOTE: Mayor Pro Tem Redman and Council Member Carder will declare a conflict of interest and will not act or participate in this matter because this item involves the University of La Verne and they are both employed by the University of La Verne.***

**STAFF RECOMMENDATION:**

Staff, the Development Review Committee, and Planning Commission are requesting that the City Council review the Old Town La Verne Parking Study, provide comments, and then receive and file the Parking Study. Staff is also requesting that the City Council direct staff to develop a list of implementation measures based on the parking study and send that list to the Parking Committee for review prior to City Council approval and implementation.

- c. **Consider Farmers Market Recommendation from the Old Town La Verne Business Improvement District Advisory Board** – The City Council is requested to consider a recommendation from the Old Town La Verne Business Improvement District Advisory Board to change the format and day of the week for the Old Town Farmers Market, to a more produce centered market, and from Thursday evenings to Saturday mornings.

**STAFF RECOMMENDATION:**

The Old Town La Verne Business Improvement District Advisory Board and staff recommend the City Council approve the Board's recommendation to not extend the current Thursday night contract, and instead to support a process to receive and consider proposals for a Saturday morning, produce centered, Farmers Market.

9. **PUBLIC COMMENTS/ORAL COMMUNICATIONS** - This is the time set aside for anyone wishing to address the City Council on items not listed in any other place on the agenda. Under the provisions of the Brown Act, the legislative body is prohibited from talking or engaging in discussion on any item not appearing on the posted agenda. However, your concerns may be referred to staff or set for discussion at a later date. Any person desiring to speak should complete a 'Speaker Card,' located at the podium, and hand it to the City Clerk. When addressing the Council, please go to the podium and state your name and address for the record. The Mayor reserves the right to place limits on duration of comments.
10. **COUNCIL COMMENTS AND CONFERENCE/MEETING REPORTS** - Each Council Member may address the Council and public on matters of general information and/or concern. This is also the time for Council Members to report on conferences and/or meetings they have attended.
11. **CLOSED SESSION** – The City Council will meet in a closed session for the following purposes:

Conference with Labor Negotiator (Government Code Section 54957.6)

City Negotiator: City Manager and Senior Management Analyst  
Employee Organization: La Verne Firefighters' Association

Public Employee Performance Evaluation (Government Code Section 54957)

Performance review of the City Manager

12. **ADJOURNMENT**

**It is expected that the next regular meeting of the La Verne City Council scheduled for Tuesday, September 2, 2014, will be CANCELED due to a lack of business.**

**THE NEXT REGULAR MEETING of the La Verne City Council is scheduled for Monday, September 15, 2014, at 6:30 p.m.**

**ADVISORY STAFF**

\_\_\_ Robert Russi, City Manager  
\_\_\_ Robert Kress, City Attorney  
\_\_\_ Jeannette Vagnozzi, Assistant to the City Manager/City Treasurer/City Clerk  
\_\_\_ Dan Keeseey, Director Public Works  
\_\_\_ Hal Fredericksen, Director of Community Development  
\_\_\_ Richard Martinez, Finance Officer  
\_\_\_ Bill Aguirre, Director of Community Services  
\_\_\_ Scott Pickwith, Police Chief  
\_\_\_ Pete Jankowski, Fire Chief  
\_\_\_ Dominic Milano, City Engineer  
\_\_\_ Bill Elftman, Information Services Manager