



## Regular Meeting Agenda

November 4, 2014

Placentia City Council

Placentia City Council as Successor to the  
Placentia Redevelopment Agency  
Placentia Industrial Commercial  
Development Authority

Scott W. Nelson  
Mayor

Joseph V. Aguirre  
Mayor Pro Tem

Constance M. Underhill  
Council Member

Chad P. Wanke  
Council Member

Jeremy B. Yamaguchi  
Council Member

Patrick J. Melia  
City Clerk

Craig S. Green  
City Treasurer

Troy L. Butzlaff, ICMA-CM  
City Administrator

Andrew V. Arczynski  
City Attorney

**City of Placentia**  
**401 E. Chapman Avenue**  
**Placentia, CA 92870**

**Phone: (714) 993-8117**

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### *Mission Statement*

*The City Council is committed to keeping Placentia a pleasant place by providing a safe family atmosphere, superior public services and policies that promote the highest standards of community life.*

### *Vision Statement*

*The City of Placentia will maintain an open, honest, responsive and innovative government that delivers quality services in a fair and equitable manner while optimizing available resources.*

Copies of all agenda materials are available for public review in the Office of the City Clerk, online at [www.placentia.org](http://www.placentia.org), and at the Placentia Library Reference Desk. Persons who have questions concerning any agenda item may call the City Clerk's Office, (714) 993-8231, to make inquiry concerning the nature of the item described on the agenda.

### **Procedures for Addressing the Council/Board Members**

Any person who wishes to speak regarding an item on the agenda or on a subject within the City's jurisdiction during the "**Oral Communications**" portion of the agenda should fill out a "**Speaker Request Form**" and give it to the City Clerk BEFORE that portion of the agenda is called. Testimony for Public Hearings will only be taken at the time of the hearing. Any person who wishes to speak on a Public Hearing item should fill out a "**Speaker Request Form**" and give it to the City Clerk BEFORE the item is called.

The Council and Board members encourage free expression of all points of view. To allow all persons the opportunity to speak, please keep your remarks brief. If others have already expressed your position, you may simply indicate that you agree with a previous speaker. If appropriate, a spokesperson may present the views of an entire group. To encourage all views, the Council and Board discourage clapping, booing or shouts of approval or disagreement from the audience.

PLEASE SILENCE ALL PAGERS, CELL PHONES, AND OTHER ELECTRONIC EQUIPMENT WHILE COUNCIL AND BOARD MEMBERS ARE IN SESSION.

### **Special Accommodations**

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (714) 993-8231. Notification 48 hours prior to the meeting will generally enable City Staff to make reasonable arrangements to ensure accessibility. (28 CFR 35.102.35.104 ADA Title II)

In compliance with California Government Code § 54957.5, any writings or documents provided to a majority of the City Council regarding any item on this agenda that are not exempt from disclosure under the Public Records Act will be made available for public inspection at the City Clerk's Office at City Hall, 401 East Chapman Avenue, Placentia, during normal business hours.

Study Sessions are open to the public and held in the City Council Chambers or City Hall Community Room. Executive Sessions are held in the Council Caucus Room. While the public may be in attendance during oral announcements preceding Executive Sessions, Executive Sessions are not open to the public.

**PLACENTIA CITY COUNCIL  
PLACENTIA CITY COUNCIL AS SUCCESSOR TO THE  
PLACENTIA REDEVELOPMENT AGENCY  
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY  
REGULAR MEETING AGENDA – EXECUTIVE SESSION  
November 4, 2014  
5:30 p.m. – City Council Chambers  
401 E. Chapman Avenue, Placentia, CA**

**CALL TO ORDER:**

**ROLL CALL:** Councilmember/Board Member Underhill  
Councilmember/Board Member Wanke  
Councilmember/Board Member Yamaguchi  
Mayor Pro Tem/Board Vice Chair Aguirre  
Mayor/Board Chair Nelson

**ORAL COMMUNICATIONS:**

At this time the public may address the City Council and Boards of Directors concerning any items on the Executive Session Agenda only. There is a five (5) minute time limit for each individual addressing the City Council and Boards of Directors.

The City Council and Boards of Directors will recess to the City Council Caucus Room for the purpose of conducting their Executive Session proceedings.

**CITY COUNCIL:**

1. Pursuant to Government Code Section 54956.9(d)(2) for Conference with Legal Counsel Regarding Anticipated Litigation – Two (2) Items
2. Pursuant to Government Code Section 54956.9(d)(4) for Conference with Legal Counsel Regarding the Initiation of Litigation – Two (2) Items
3. Pursuant to Government Code Section 54956.8 Conference with Real Property Negotiator:
  - a. Property: 207-209 W. Crowther Ave APN: 339-402-05; 07; 08; 11  
City Negotiator: Troy L. Butzlaff, City Administrator  
Negotiating Parties: Patrick Helgeson, Newport Equities  
Under Negotiations: Price and Terms of Payment
4. Pursuant to Government Code Section 54957(b)(1) for Performance Evaluation of Public Employees:
  - a. City Administrator
  - b. City Attorney

**SUCCESSOR AGENCY:** None

**ICDA:**

1. Pursuant to Government Code Section 54956.8 Conference with Real Property Negotiator:
  - a. Property: 380 S. Placentia Avenue APN: 339-441-02  
City Negotiator: Troy L. Butzlaff, Executive Director  
Negotiating Parties: Larry West, Partner, Premier Automotive  
Under Negotiations: Price and Terms of Payment

**RECESS:** The City Council and Boards of Directors will recess to their 7:00 p.m. Regular Meeting.

**PLACENTIA CITY COUNCIL  
PLACENTIA CITY COUNCIL AS SUCCESSOR TO THE  
PLACENTIA REDEVELOPMENT AGENCY  
PLACENTIA INDUSTRIAL COMMERCIAL DEVELOPMENT AUTHORITY  
REGULAR MEETING AGENDA  
November 4, 2014  
7:00 p.m. – City Council Chambers  
401 E. Chapman Avenue, Placentia, CA**

**CALL TO ORDER:**

**ROLL CALL:** Councilmember/Board Member Underhill  
Councilmember/Board Member Wanke  
Councilmember/Board Member Yamaguchi  
Mayor Pro Tem/Board Vice Chair Aguirre  
Mayor/Board Chair Nelson

**INVOCATION:** Police Chaplain Arturo Rodriguez

**PLEDGE OF ALLEGIANCE:**

**PRESENTATIONS:** None

**EXECUTIVE SESSION REPORT:**

**CITY ADMINISTRATOR REPORT:**

**ORAL COMMUNICATIONS:**

At this time the public may address the City Council and Boards of Directors concerning any agenda item, which is not a public hearing item, or on matters within the jurisdiction of the City Council and Boards of Directors. There is a five (5) minute time limit for each individual addressing the City Council and Boards of Directors.

**CITY COUNCIL/BOARD MEMBERS COMMENTS AND REPORTS:**

The purpose of these reports is to provide information on projects and programs that are discussed at interagency board, committee, and commission meetings. No decisions are to be made on these issues. If a Council or Board Member would like formal action on any of the discussed items, it will be placed on a future Council or Board Agenda.

**1. CONSENT CALENDAR (Items 1.a. through 1.f.):**

All items on the Consent Calendar are considered routine and are enacted by one motion approving the recommended action listed on the Agenda. Any Member of the City Council and Boards of Directors or City Administrator may request an item be removed from the Consent Calendar for discussion. All items removed shall be considered immediately following action on the remaining items.

**COUNCIL/SUCCESSOR AGENCY/ICDA CONSENT CALENDAR:**

- a. **Consideration to Waive Reading in Full of all Ordinances and Resolutions**  
Fiscal Impact: None  
Recommended Action: Approve
- b. **Minutes**  
**City Council/Successor/ICDA Regular Meetings – August 5, 2014 and October 21, 2014**  
Recommended Action: Approve
- c. **City Fiscal Year 2014-15 Check Register for November 4, 2014**  
Fiscal Impact: \$902,346.31  
Recommended Action: It is recommended that the City Council:  
1) Receive and file

**COUNCIL CONSENT CALENDAR:**

d. **Approval of Amended and Restated City Administrator Employment Agreement**

Fiscal Impact: Annual Increase \$1,200 (Automobile Allowance Increase) and Performance/One (1) Time Adjustments (to be determined)

Recommended Action: It is recommended that the City Council:

- 1) Approve the Amended and Restated Employment Agreement with Mr. Troy L. Butzlaff
- 2) Authorize the Mayor to sign the documents in a form approved by the City Attorney

e. **Approval of Contract Amendment to Western Transit Systems, Inc. for Additional Grant Funded Transportation Services**

Fiscal Impact: Expense \$15,000

Offsetting Revenue \$15,000 OCTA & USDA Grants

Budgeted: \$15,000 (Account No.: 504071-6401 & 101572-6401)

Recommended Action: It is recommended that the City Council:

- 1) Authorize the City Administrator to execute a contract amendment with Western Transit Systems, Inc. for additional Senior Mobility Program transportation services and Farmers Market transportation services in the amount of \$15,000 for Fiscal Year 2014-15, in a form approved by the City Attorney

**SUCCESSOR AGENCY CONSENT CALENDAR:**

f. **Consideration of Successor Agency Staffing Support Services**

Fiscal Impact: Expense \$25,000

Offsetting Revenue \$25,000

Budgeted: \$25,000 (Account No.: 547525-6099)

Recommended Action: It is recommended that the City Council:

- 1) Approve the Professional Services Agreement with Kosmont Companies, Inc. for an amount not-to-exceed \$25,000
- 2) Authorize the City Administrator to sign the required documents in a form approved by the City Attorney

**ICDA CONSENT CALENDAR:** None

**2. PUBLIC HEARINGS:**

**COUNCIL/SUCCESSOR AGENCY/ICDA:** None

**COUNCIL:** None

**SUCCESSOR AGENCY:** None

**ICDA:** None

**3. OLD BUSINESS:**

**COUNCIL/SUCCESSOR AGENCY/ICDA OLD BUSINESS:** None

**COUNCIL OLD BUSINESS:** None

**SUCCESSOR AGENCY OLD BUSINESS:** None

**ICDA OLD BUSINESS:** None

**4. NEW BUSINESS:**

**COUNCIL/SUCCESSOR AGENCY/ICDA NEW BUSINESS:** None

**COUNCIL NEW BUSINESS:**

- a. **Consideration and First Reading of Ordinance No. O-2014-12 Adding § 1.04.060 to Chapter 1.04 of the Placentia Municipal Code to Confirm Compliance with Revisions to State Law and Safeguard City Funding**

Fiscal Impact: None

Recommended Action: It is recommended that the City Council:

- 1) Waive full reading, reading by title only, and conduct first reading of Ordinance No. O-2014-12, an Ordinance of the City Council of the City of Placentia, California, adding a new § 1.04.060 to Chapter 1.04 of the Placentia Municipal Code to confirm compliance with Revisions to State Law and Safeguard City Funding

- b. **Consideration of Contract Services for City Initiated General Plan Amendment**

Fiscal Impact: Expense: \$26,100

Budgeted: \$26,100 (Account No. 102531-6290)

Recommended Action: It is recommended that the City Council:

- 1) Direct Staff to initiate a General Plan Amendment to include an overlay zone to encourage future transit oriented developments on specific properties adjacent to the Placentia Metrolink Station
- 2) Approve the Professional Services Agreement with Lilley Planning Group for an amount not-to-exceed \$7,600
- 3) Approve the Professional Services Agreement with Tom Dodson & Associates for an amount not-to-exceed \$18,500
- 4) Authorize the City Administrator to sign the required documents in a form approved by the City Attorney

**SUCCESSOR AGENCY NEW BUSINESS:** None

**ICDA NEW BUSINESS:** None

**CITY COUNCIL/BOARD MEMBERS REQUESTS:**

Council/Board Members may make requests or ask questions of Staff. If a Council/Board Member would like to have formal action taken on a requested matter, it will be placed on a future Council or Board Agenda.

**ADJOURNMENT:**

The City Council/Successor Agency/ICDA Agency Board of Directors will adjourn to November 18, 2014 at 5:30 p.m.

*In  
Memory  
of  
Karen King  
Sister-in-law to Mayor Nelson*

**TENTATIVE AGENDA FORECAST**

The Tentative Agenda Forecast is subject to change up until the posting of the Agenda for the Council Meeting listed below:

November 18, 2014

- Second Reading of Ordinance Effecting Compliance with Senate Bill 7
- Professional Services Agreement for Placentia Old Town Santa Fe District Revitalization Plan
- Resolution of Support for Imperial Highway/SR-90 Corridor Traffic Light Synchronization Program Project

**CERTIFICATION OF POSTING**

I, Amy Diaz, Deputy City Clerk of the City of Placentia and Assistant Secretary of the Industrial Commercial Development Authority and Successor Agency, hereby certify that the Agenda for the November 4, 2014 meetings of the City Council, Successor Agency, and Industrial Commercial Development Authority was posted on October 30, 2014.

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Amy Diaz, Deputy City Clerk