

**PLACENTIA  
CITY COUNCIL AND REDEVELOPMENT AGENCY  
REGULAR MEETING MINUTES  
November 2, 2010  
6:00 p.m. – City Council Chambers  
401 E. Chapman Avenue, Placentia, CA**

**CALL TO ORDER:** Mayor Aguirre called the meeting to order at 6:05 p.m.

**ROLL CALL:**

PRESENT: Council/Agency Members Nelson, Sowards, Yamaguchi, Underhill, Aguirre  
ABSENT: None

**STAFF PRESENT:** City Administrator/Executive Director, Troy L. Butzlaff; City Attorney/Agency Counsel, Andrew V. Arczynski; City Clerk/Agency Secretary, Patrick J. Melia; Assistant City Administrator, Ken Domer; Director of Administrative and Community Services, Steve Pischel; Public Works Director, Steve Drinovsky; Finance Manager, Mike Nguyen; Police Chief, James Anderson; Recreation Services Manager, Mike Kudron; Neighborhood Services Manager, Jon Nicks; Interim Chief Deputy City Clerk, Vida Barone; Interim Deputy City Clerk, Tania Moreno

**INVOCATION:** Police Chaplain Richard Kryder

**PLEDGE OF ALLEGIANCE:** Council/Agency Member Yamaguchi

**PRESENTATIONS:** None

**CITY ADMINISTRATOR REPORT:** City Administrator Butzlaff announced the upcoming Senior Health Fair and the City Veteran's Day Ceremony.

**ORAL COMMUNICATIONS:** None

**CITY COUNCIL/AGENCY MEMBER COMMENTS AND REPORTS:**

Council/Agency Member Nelson encouraged all residents to vote.

Council/Agency Member Yamaguchi spoke regarding his attendance at the League of California Cities cellular and infrastructure informational meeting and the Community Foundation meeting.

Mayor Pro Tem/Vice Chair Underhill encouraged all residents to vote.

Council/Agency Member Sowards encouraged all residents to vote.

Mayor/Agency Chair Aguirre encouraged all residents to vote.

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

A motion was made by Council/Agency Member Nelson, seconded by Council/Agency Member Sowards, and carried (5 - 0) to approve Consent Calendar Item Nos. 1.a. through 1.b.

AYES: Nelson, Sowards, Yamaguchi, Underhill, Aguirre  
NOES: None.

**COUNCIL/AGENCY**

a. **Consideration to Waive Reading in Full of all Ordinances and Resolutions**

Financial Impact: None

Recommended Action: Approve

**(APPROVED 5-0)**

b. **Minutes**

**City Council/Agency Regular Meeting – October 19, 2010**

Financial Impact: None

Recommended Action: Approve

**(APPROVED 5-0)**

**COUNCIL:** None

**AGENCY:** None

**2. PUBLIC HEARINGS:** None

**COUNCIL:** None

**3. OLD BUSINESS:** None

**4. NEW BUSINESS:** None

**COUNCIL:**

a. **Approve Award of Construction Contract to AVI-CON Inc. DBA CA Construction for the Edwin T. Powell Building Renovation Project**

Financial Impact:

Expense: \$188,400 for Construction Budgeted in FY 2010-2011 Budget, Account #333554 – 6104340133 / 6185 & 333554 – 6104340023 / 6185

Funding: CDBG (\$150, 000) and Park Development (\$38,400)

Recommended Action: It is recommended that City Council:

- 1) Award construction contract to the lowest responsive and responsible bidder, AVI-CON Inc. dba CA Construction for an amount not to exceed \$157,000 and authorize the appropriation of a 20% construction contingency fund of \$31,400
- 2) Reject all other bids
- 3) Authorize the City Administrator, or his designee, to approve construction change orders pursuant to the requirements set forth in the construction contract in an aggregate amount not to exceed 20% of the project construction cost
- 4) Authorize the City Administrator to execute contract documents on behalf of the City, in a form approved by the City Attorney

A report was provided by Neighborhood Services Manager Nicks.

A motion was made by Councilmember Nelson, seconded by Councilmember Yamaguchi, and carried (5-0) to:

1. Award construction contract to the lowest responsive and responsible bidder, AVI-CON Inc. dba CA Construction for an amount not to exceed \$157,000 and authorize the appropriation of a 20% construction contingency fund of \$31,400
2. Reject all other bids
3. Authorize the City Administrator, or his designee, to approve construction change orders pursuant to the requirements set forth in the construction contract in an aggregate amount not to exceed 20% of the project construction cost
4. Authorize the City Administrator to execute contract documents on behalf of the City, in a form approved by the City Attorney

AYES: Nelson, Sowards, Yamaguchi, Underhill, Aguirre

NOES: None.

b. **Lease Agreement with T-Mobile West Corporation for Wireless Communications Facility at 401 E. Chapman Avenue**

Financial Impact: Revenue positive: \$26,400 First Year, 4% Increase Annually

Recommended Action: It is recommended that City Council:

- 1) Approve a lease agreement with T-Mobile West Corporation for an initial term of five (5) years, with the possibility of four (4) additional five (5) year term renewals; and,
- 2) Authorize the City Administrator to execute the lease, applicable documents and renewal terms

A report was provided by Assistant City Administrator Domer.

A motion was made by Councilmember Nelson, seconded by Councilmember Sowards, and carried (5-0) to

1. Approve a lease agreement with T-Mobile West Corporation for an initial term of five (5) years, with the possibility of four (4) additional five (5) year term renewals; and,
2. Authorize the City Administrator to execute the lease, applicable documents and renewal terms

AYES: Nelson, Sowards, Yamaguchi, Underhill, Aguirre

NOES: None.

## **EXECUTIVE SESSION**

The City Council adjourned to Executive Session to discuss the following item:

### **COUNCIL:**

- a. Pursuant to Government Code Section 54957 for Consultation with City Administrator and Police Chief Regarding Potential Threat to Public Buildings and Security of Essential Public Services

**REPORT FROM EXECUTIVE SESSION:** The City Attorney reported that the Council/Agency met in Closed Session to discuss the item listed on the agenda. There were no reportable actions and nothing further to report.

**CITY COUNCIL/AGENCY MEMBER REQUESTS:** None

**ADJOURNMENT:**

The City Council/Redevelopment Agency Board of Directors adjourned at 6:49 p.m. to November 16, 2010 at 6:00 p.m.

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PATRICK J. MELIA, CITY CLERK/AGENCY  
SECRETARY

ATTEST:

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JOSEPH V. AGUIRRE, MAYOR/AGENCY CHAIR