



# Minutes

## Lakewood City Council

Regular Meeting held  
December 11, 2007

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**MEETING WAS CALLED TO ORDER** at 7:32 p.m. by Mayor DuBois in the Council Chambers at the Civic Center, 5000 Clark Avenue, Lakewood, California.

**INVOCATION** was offered by Dr. John Bonner, Chaplain Emeritus to the City Council

**PLEDGE OF ALLEGIANCE** was led by Council Member Larry Van Nostran

**ROLL CALL: PRESENT:** Mayor Diane DuBois  
Vice Mayor Steve Croft  
Council Member Joseph Esquivel  
Council Member Todd Rogers  
Council Member Larry Van Nostran

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### **ANNOUNCEMENTS AND PRESENTATIONS:**

Mayor DuBois announced that a reception had been held prior to the meeting honoring the Lakewood High School Championship Girls Volleyball Team, the Lakewood libraries bookmark contest winners and introducing Assistant Fire Chief David Richardson.

Dan Carrigg, Legislative Director of the League of California Cities, presented Mayor DuBois with a plaque in recognition of Lakewood's consistent commitment to legislative advocacy.

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### **ROUTINE ITEMS:**

COUNCIL MEMBER VAN NOSTRAN MOVED AND VICE MAYOR CROFT SECONDED TO APPROVE ROUTINE ITEMS 1 THROUGH 12.

RI-1 Approval of Minutes of the Meeting held November 27, 2007

RI-2 Approval of Personnel Transactions

RI-3 Approval of Registers of Demands

RI-4 Approval of Meeting Reports and Authorizations Pursuant to AB1234

RI-5 Approval of Purchase of Office Trailer

RI-6 Approval of Agreement with FusionStorm for Disaster Recovery Services

**ROUTINE ITEMS:** Continued

RI-7 Approval of Agreement for Pest Management Services

RI-8 RESOLUTION NO. 2007-62; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD ESTABLISHING A PHYSICALLY HANDICAPPED PERSONS DESIGNATED PARKING SPACE ON THE SOUTH SIDE OF HEDDA STREET WITHIN THE CITY OF LAKEWOOD

RI-9 Approval of Engineering Design Services for Asphalt Pavement at Arbor Water Yard

RI-10 Consideration of Amendment to City Work Schedule

RI-11 Approval of Appropriation for Palms Park Skylight Replacement

RI-12 Acceptance of Notice of Completion for Public Works Project No. 07-3, Watermain Replacement 2007, T.A. Rivard, Inc.

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

**1.1 • AWARD OF BID FOR PUBLIC WORKS PROJECT NO. 2007-6, BLOOMFIELD PARK TEEN RESOURCE CENTER EXPANSION PROJECT**

Public Works Director Lisa Rapp gave a brief report based on the item in the agenda and stated 17 bids had been received for the renovation of the Bloomfield Park Activity Building. She noted that the two lowest bidders had submitted letters stating clerical errors had been made in their bids and requesting to be relieved of their bids, and the third lowest bidder had been found not to have a current and active State Contractor's License. She noted that the architectural agreement needed modification to include in the scope of work, the upgrade of the interior electrical panels, and an additional agreement was needed to provide for the rental of a portable restroom trailer during the construction. It was the recommendation of staff that the City Council: approve the plans, specifications and working details for the subject project; award the contract to MJ Contractors, Inc. in the amount of \$318,000 and reject all other bids; authorize signature of a lease agreement with William Scotsman Company to provide a portable restroom trailer in an amount not to exceed \$9,000; approve an amendment to the agreement with Meyer & Associates in the net additional amount of \$2,000; and authorize staff to approve a cumulative total of change orders, as necessary, not to exceed \$31,000.

Mayor DuBois opened the public hearing at 7:51 p.m. and called for anyone in the audience wishing to address the City Council on this matter. There was no response.

**1.1 • AWARD OF BID FOR PUBLIC WORKS PROJECT NO. 2007-6, BLOOMFIELD PARK TEEN RESOURCE CENTER EXPANSION - Continued**  
COUNCIL MEMBER VAN NOSTRAN MOVED AND COUNCIL MEMBER ROGERS SECONDED TO APPROVE STAFF'S RECOMMENDATIONS. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

**1.2 • AWARD OF BID FOR PURCHASING BID 06-07, GARAGE DOORS AT ARBOR YARD**

Administrative Services Director Diane Perkin made a brief presentation based on the item in the agenda and stated garage doors at the Arbor Yard were in a deteriorated condition and required replacement. She reported that two bids had been received and reviewed by staff. It was the recommendation of staff that the City Council authorize the purchase and installation of garage doors for the Arbor Yard from Day and Nite Door Service in the amount of \$56,835.64, and appropriate \$12,000 from Water Resources accounts for the project.

Mayor DuBois opened the public hearing at 7:54 p.m. and called for anyone in the audience wishing to address the City Council on this matter. There was no response.

VICE MAYOR CROFT MOVED AND COUNCIL MEMBER ROGERS SECONDED TO APPROVE STAFF'S RECOMMENDATIONS. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

**1.3 • SPECIFIC PLAN FOR 20823 ROSETON AVENUE**

Community Development Director Jack Gonsalves displayed slides and gave a brief presentation based on the item in the agenda. He reported that as part of the City's low and moderate-income housing program, the Redevelopment Agency had been acquiring distressed and blighted properties in the eastern portion of the City through the Scattered Lot Acquisition Program. The subject site had been acquired for the construction of affordable and moderate rate housing. The applicant, Paramount Investors Group, LLC, had requested the specific plan for the development of two detached dwelling units on the subject site. He noted that front unit on the property would have an owner-occupied requirement for a minimum of five years, with the rear unit offered as affordable housing for a period of 55 years from the date of final approval. He concluded by stating it was the recommendation of the Planning and Environment Commission that the City Council introduce Ordinance No. 2007-11.

**1.3 • SPECIFIC PLAN FOR 20823 ROSETON AVENUE - Continued**

ORDINANCE NO. 2007-11; AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD ADOPTING THE ROSETON AVENUE SPECIFIC PLAN

Mr. Gonsalves confirmed for Council Member Van Nostran that the rear unit could be rented pending the sale of the property if the tenant met the income qualifications for affordable housing.

Mayor DuBois opened the public hearing at 8:04 p.m. and called for anyone in the audience wishing to address the City Council on this matter. There was no response.

COUNCIL MEMBER ESQUIVEL MOVED AND COUNCIL MEMBER VAN NOSTRAN SECONDED TO CLOSE THE PUBLIC HEARING AND APPROVE STAFF'S RECOMMENDATION AND INTRODUCE ORDINANCE NO. 2007-11. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

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**2.1 • SECOND READING AND ADOPTION OF ORDINANCE NO. 2007-9; APPROVING A SPECIFIC PLAN**

City Attorney Steve Skolnik advised that the proposed ordinance had been introduced and a public hearing had been held at the previous City Council meeting. Second reading and adoption was now proposed.

ORDINANCE NO. 2007-9; AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD ADOPTING THE SPECIFIC PLAN

Ordinance No. 2007-9 was read by title by the City Clerk.

COUNCIL MEMBER ROGERS MOVED AND VICE MAYOR CROFT SECONDED TO WAIVE FURTHER READING AND ADOPT ORDINANCE NO. 2007-9. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

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### **3.1 • INFORMATION TECHNOLOGY SERVICES REPORT**

The Director of Administrative Services referenced the report in the agenda and stated that rather than allowing the existing agreement to be automatically extended, staff was recommending that the City Council authorize the issuance of a termination notice as required by the contract. Additionally, appropriate \$50,000 from the General Fund for IT transitional and planning services and approve an Information Technology Support Services Agreement with the City of Brea for a term not exceeding June 30, 2009.

COUNCIL MEMBER VAN NOSTRAN MOVED AND COUNCIL MEMBER ESQUIVEL SECONDED TO APPROVE STAFF'S RECOMMENDATION. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

### **3.2 • PURCHASE OF RADAR SPEED DISPLAY**

The Director of Public Works made a presentation based on the memo in the agenda and stated staff was proposing the acquisition of Radar Speed Displays, which would determine and display the speed of approaching vehicles in an effort to obtain compliance with the posted speed limit. The displays would be mounted on existing roadside posts, powered by solar batteries and could be moved from location to location, depending on need. She noted that staff would coordinate closely with Sheriff's Department staff and the Community Safety Commission on the placement for the units. It was the recommendation of staff that the City Council approve the purchase of four Radar Speed Display units from Fortel Traffic, Inc. in the amount of \$41,352 and appropriate \$50,000 from the General Fund to the project account.

COUNCIL MEMBER VAN NOSTRAN MOVED AND COUNCIL MEMBER ROGERS SECONDED TO APPROVE STAFF'S RECOMMENDATIONS.

Council Member Rogers stated that the Public Safety Committee had checked out various traffic calming measures available and felt this would be a good first step in the Council's efforts to address resident concerns about traffic speed.

Council Member Van Nostran stated that the Committee would be reviewing data to see how effective the units proved to be, with an option to acquire additional units.

Responding to a concern expressed by Vice Mayor Croft, Ms. Rapp stated that staff would have to survey carefully to locate the units for solar exposure and that properly charged solar batteries could operate a unit throughout the night.

Mayor DuBois inquired if the data recorded by the units provided any identification or was just data. Ms. Rapp stated that although the units recorded only data, such as number of vehicles and actual speeds, seeing their speed posted tended to cause drivers to slow down.

**3.2 • PURCHASE OF RADAR SPEED DISPLAY - Continued**

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: COUNCIL MEMBERS: None

At 8:19 p.m., the Regular Meeting of the City Council was recessed for the Meeting of the Lakewood Redevelopment Agency. At 8:21 p.m., the City Council Meeting was reconvened.

**JOINT PUBLIC HEARING OF THE REDEVELOPMENT AGENCY AND THE CITY COUNCIL ON THE SALE OF REAL PROPERTY LOCATED AT 20823 ROSETON AVENUE**

The Director of Community Development gave a brief oral presentation based on the memo in the agenda and reported the Redevelopment Agency had acquired property located at 20823 Roseton Avenue under the Land Acquisition and Development Program. He advised that a proposal had been received from Paramount Investors Group, LLC, for the purchase and development of new housing units on the subject property. Under the proposed agreement, the developer would acquire the property from the Agency, construct affordable housing on the site, and find a qualified buyer for the property. It was the recommendation of staff that the City Council approve the Disposition and Development Agreement and adopt the proposed resolution.

The City Attorney advised that this was a companion item to the Roseton Avenue Specific Plan that was just approved by the City Council and that this action would approve the actual sale of the Agency-owned property.

Mayor DuBois opened the public hearing at 8:23 p.m. and called for anyone in the audience wishing to address the City Council on this matter. There was no response.

COUNCIL MEMBER VAN NOSTRAN MOVED AND COUNCIL MEMBER ESQUIVEL SECONDED TO APPROVE STAFF'S RECOMMENDATION AND ADOPT RESOLUTION NO. 2007-61.

RESOLUTION NO. 2007-61; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD APPROVING THE SALE OF REAL PROPERTY BY THE LAKEWOOD REDEVELOPMENT AGENCY PURSUANT TO THAT CERTAIN DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN THE LAKEWOOD REDEVELOPMENT AGENCY AND PARAMOUNT INVESTORS GROUP, LLC

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: BOARD MEMBERS: Van Nostran, Esquivel, Croft, Rogers and DuBois

NAYS: BOARD MEMBERS: None

**ORAL COMMUNICATIONS:** None

**CLOSED SESSION:** Utility Users Tax

**CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION**

At 8:26 p.m., Mayor DuBois announced that the City Council would recess to a closed session pursuant to Government Code §54956.9(b)

At 9:09 p.m., the City Council reconvened with all members present.

The City Attorney announced that the City Council, by unanimous vote, had taken action to authorize an agreement with Fairbank, Maslin, Maullin and Associates for public opinion polling services in an amount not to exceed \$44,000 and to allocate \$53,000 from the General Fund for the purpose of public opinion polling and consultation services.

**ADJOURNMENT**

There being no further business to be brought before the City Council, Mayor DuBois adjourned the meeting at 9:10 p.m.

Respectfully submitted,

Denise R. Hayward, CMC  
City Clerk