



Minutes

Lakewood City Council

Regular Meeting held
June 10, 2003

MEETING WAS CALLED TO ORDER at 7:30 p.m. by Mayor Esquivel in the Council Chambers at the Civic Center, 5000 Clark Avenue, Lakewood, California.

INVOCATION was offered by Reverend Dr. Sam Sikitari, Ark of Christ Church

PLEDGE OF ALLEGIANCE was led by Council Member Larry Van Nostran

ROLL CALL: PRESENT: Mayor Joseph Esquivel
Vice Mayor Todd Rogers
Council Member Wayne Piercy
Council Member Larry Van Nostran
Council Member Robert Wagner

ANNOUNCEMENTS AND PRESENTATIONS:

Mayor Esquivel announced that the Southeast Area Animal Control Authority would be sponsoring a pet vaccination clinic in the Civic Center parking lot on Saturday, June 14th

ROUTINE ITEMS:

Mayor Esquivel announced that Routine Item 1 would be considered separately.

COUNCIL MEMBER PIERCY MOVED AND VICE MAYOR ROGERS SECONDED TO APPROVE ROUTINE ITEMS 2 THROUGH 6.

RI-2 Approval of Personnel Transactions

RI-3 Approval of Registers of Demands dated May 22, and May 29, 2003

RI-4 Approval of Street Closures for July 4th Block Parties

RI-5 Approval of Agreement for Engineering Services - Design of Traffic Signal for Centralia at Claretta

RI-6 Approval of Agreement with Dr. Allison Baker for Public Information Services

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

ROUTINE ITEMS: Continued

RI-1 Approval of Minutes of the Meetings held May 13, and May 27, 2003

Vice Mayor Rogers stated that he would abstain from voting on the May 27, 2003, adjourned meeting minutes since he had been absent from that meeting.

COUNCIL MEMBER VAN NOSTRAN MOVED AND COUNCIL MEMBER WAGNER SECONDED TO APPROVE THE MINUTES OF THE MEETINGS HELD MAY 13, 2003. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

COUNCIL MEMBER VAN NOSTRAN MOVED AND COUNCIL MEMBER WAGNER SECONDED TO APPROVE THE MINUTES OF THE MEETINGS HELD MAY 27, 2003. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

ABSTAIN: COUNCIL MEMBERS: Rogers

1.1 • TENTATIVE TRACT NO. 53949, FOR A CONDOMINIUM DEVELOPMENT AT 20741-20899 SEINE AVENUE

The Director of Community Development, Chuck Ebner, displayed slides and gave a brief oral presentation based on the memorandum in the agenda packet stating an application had been received from Grace Hu for approval of Tentative Tract Map No. 53949, to construct a 20-unit residential condominium project. The subject site, which was zoned for multiple family residential, was located at 20741 through 20899 Seine Avenue and would require the demolition of nine existing dwelling units. He reviewed the requirements contained within the Lakewood Municipal Code for this type of development and stated there was adequate on-site parking and that it was under the maximum density limit for the size of the site. He advised that to be in compliance with the General Plan, a road dedication of 2½ feet would be required along the alley on the westerly side of the project site. He also stated that a Mitigated Negative Declaration had been prepared for the project. It was the recommendation of the Planning and Environment Commission that the City Council hold a public hearing and approve Tentative Tract Map No. 53949.

Responding to a question from Council Member Wagner about parking, Mr. Ebner stated that the Lakewood Municipal Code's requirement of 2½ on-site parking spaces per unit was in line with requirements of other cities. Mr. Ebner also stated that although there had been some concerns about parking in the area in the past, the newer projects were not generating parking complaints and this project would have a homeowners' association to deal with any on-site parking problems.

1.1 • TENTATIVE TRACT NO. 53949, FOR A CONDOMINIUM DEVELOPMENT AT 20741-20899 SEINE AVENUE - Continued

Mayor Esquivel opened the public hearing at 7:45 p.m. and called for anyone in the audience wishing to address the City Council on this matter.

Mr. Engles Shen stated he represented the developer and would be available to answer any questions.

VICE MAYOR ROGERS MOVED AND COUNCIL MEMBER PIERCY SECONDED TO CLOSE THE PUBLIC HEARING. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

COUNCIL MEMBER VAN NOSTRAN MOVED AND VICE MAYOR ROGERS SECONDED TO ADOPT RESOLUTION NO. 2003-30.

RESOLUTION NO. 2003-30; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD APPROVING TENTATIVE TRACT MAP NO. 52949 *R2003-30*

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

1.2 • PRECISE PLAN FOR DEVELOPMENT FOR A RESIDENTIAL PROJECT AT CANDLEWOOD STREET

The Community Development Director displayed slides and gave a brief oral presentation based on the memorandum in the agenda stating the City Council had previously approved a General Plan Amendment and Zone Change for a project by the Olson Company to be located at the southwest corner of Paramount Boulevard and Candlewood Street. The next step in the process was the approval of the Precise Plan of development for the project. He reviewed the elevations and floor plans and noted that the high level of detail was required of a precise plan. He reported that the Precise Plan was within the scope of work described in the Mitigated Negative Declaration and the Precise Plan had been found by the Planning and Environment Commission to be in conformity with Section 9472.4 of the Lakewood Municipal Code. It was the recommendation of the Planning and Environment Commission that the City Council hold a public hearing on the Precise Plan for the Candlewood Walk 20-unit, single-family planned unit development and introduce Ordinance No. 2003-6.

1.2 • PRECISE PLAN FOR DEVELOPMENT FOR A RESIDENTIAL PROJECT AT CANDLEWOOD STREET - Continued

ORDINANCE NO. 2003-6; AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD AMENDING ORDINANCE NO. 2003-1 INCORPORATING THE PRECISE PLAN INTO THE PD-SF (SINGLE FAMILY DWELLING UNIT PLANNED DEVELOPMENT) ZONING FOR THAT PROPERTY LOCATED AT CANDLEWOOD STREET, DESIGNATED ADOPTION OF PRECISE PLAN FOR ZONE CHANGE CASE NO. 106

Council Member Van Nostran noted that concerns had been raised during the Zone Change hearing about potential problems with the existing block wall and site drainage and asked if those issues had been resolved. Mr. Ebner responded by stating that grading at the site had begun and there were no apparent problems.

Council Member Piercy inquired about the timeline for the project. Mr. Ebner responded by stating that construction on the models would begin in July, with the units selling this fall.

Mayor Esquivel opened the public hearing at 7:55 p.m. and called for anyone in the audience wishing to address the City Council on this matter.

Ben Bestley, representing the Olson Company, stated that at the time of the last hearing, there had been concern expressed by a resident regarding the stability of the fences on the properties bordering the property. He noted that the grading of the site was within two days of completion and there had been no sign of any problems with the walls. He advised that the project was scheduled for completion in November and pricing would begin in the low \$400,000 range.

Council Member Wagner inquired about the locations of walls and gates. Mr. Bestley responded by stating that there would be a wrought-iron fence across the front of each home separated by 36-inch pilasters and that there would be a six-foot, wrought-iron fence with a security gate around the open space area.

Responding to a question from Council Member Van Nostran, Mr. Bestley stated that the only access to individual houses would be from inside the development.

William Dunbar, III, stated he welcomed the proposed development and would be glad to see the empty lot gone.

COUNCIL MEMBER WAGNER MOVED AND COUNCIL MEMBER VAN NOSTRAN SECONDED TO CLOSE THE PUBLIC HEARING. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

1.2 • PRECISE PLAN FOR DEVELOPMENT FOR A RESIDENTIAL PROJECT AT CANDLEWOOD STREET - Continued

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

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

1.3 • AWARD OF BID FOR PURCHASING BID 03-3, FORENSIC VIDEO ANALYSIS SYSTEM

Finance Director Larry Schroeder gave a brief oral presentation based on the memorandum in the agenda and reported three bid packages had been distributed and one bid had been received for the purchase of a forensic video analysis system to be utilized by the Detective Bureau of the Sheriff's Station. He advised that funding for this purchase was made available through the State Career Criminal Apprehension Program grant. It was the recommendation of staff that the bid be awarded to Intergraph Solutions Group in the amount of \$22,348.21.

Lieutenant Mark Weldon, the City's "Team Lakewood" lieutenant, reported that the system would provide state-of-the-art technology that would be used by the Sheriff's Department to capture and enhance video from surveillance cameras.

Responding to a question from Council Member Van Nostran, Lt. Weldon stated that the technology was very advanced and was used by NASA for satellite photographs.

In response to a question from Council Member Piercy, Mr. Schroeder stated that Lakewood administered the grant on behalf of the Lakewood Station and cities it supports.

Mayor Esquivel opened the public hearing at 8:06 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 WAGNER SECONDED TO APPROVE STAFF'S RECOMMENDATION. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

1.4 • ADOPTING BY REFERENCE THE COUNTY OF LOS ANGELES 2002 BUILDING, ELECTRICAL, PLUMBING AND MECHANICAL CODES

Mayor Esquivel opened the public hearing at 8:07 p.m. and called for anyone in the audience wishing to address the City Council on this matter.

1.4 • ADOPTING BY REFERENCE THE COUNTY OF LOS ANGELES 2002 BUILDING, ELECTRICAL, PLUMBING AND MECHANICAL CODES - Continued

Connie Turner, Southern California Edison Company, stated she hoped to work with staff in the thirty days before the ordinance went into effect to address any areas of concern.

ORDINANCE NO. 2003-5; AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD AMENDING THE MUNICIPAL CODE BY ADOPTING BY REFERENCE COUNTY OF LOS ANGELES 2002 BUILDING CODE, COUNTY OF LOS ANGELES 2002 ELECTRICAL CODE, COUNTY OF LOS ANGELES 2002 PLUMBING CODE, AND COUNTY OF LOS ANGELES 2002 MECHANICAL CODE, AND AMENDING THE BUILDING, PLUMBING, MECHANICAL AND ELECTRICAL CODES OF THE CITY OF LAKEWOOD

COUNCIL MEMBER WAGNER MOVED AND COUNCIL MEMBER VAN NOSTRAN SECONDED TO CLOSE THE PUBLIC HEARING. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

COUNCIL MEMBER WAGNER MOVED AND COUNCIL MEMBER VAN NOSTRAN SECONDED TO ADOPT ORDINANCE NO. 2003-5. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

3.1 • SOLID WASTE COLLECTION SERVICES - TRANSFER OF OWNERSHIP - BZ DISPOSAL SERVICES, INC.

City Attorney John S. Todd advised that an agreement had been drafted whereby the existing agreement with B-Z Disposal Services, Inc. for solid waste collection would be assigned to EDCO Waste Services, LLC, as a part of the sale of B-Z to EDCO. He stated that EDCO came highly recommended and had a similar business philosophy as B-Z, with whom the City had maintained a successful relationship for many years. He advised that a condition of the agreement was that General Manager Marty Simonoff would remain with the company and be the principal contact for the Lakewood system which would continue to operate under the name of B-Z Disposal. The effective date for the assignment would be July 1, 2003.

COUNCIL MEMBER PIERCY MOVED AND VICE MAYOR ROGERS SECONDED TO APPROVE THE TRANSFER OF THE AGREEMENT FROM B-Z DISPOSAL SERVICE TO EDCO WASTE SERVICES.

3.1 • SOLID WASTE COLLECTION SERVICES - TRANSFER OF OWNERSHIP - BZ DISPOSAL SERVICES, INC. - Continued

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Piercy, Rogers, Van Nostran, Wagner and Esquivel

NAYS: COUNCIL MEMBERS: None

Council Member Van Nostran noted that EDCO was currently providing service to a number of other cities who had indicated that they were very satisfied with the service.

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At 8:18 p.m., the Regular Meeting of the City Council was recessed for the Meeting of the Lakewood Redevelopment Agency. At 8:19 p.m., the City Council Meeting was reconvened.

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ORAL COMMUNICATIONS:

Lorraine Bracee expressed concern about loitering and vehicles driving too fast down the alley behind her apartment.

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ADJOURNMENT

There being no further business to be brought before the City Council, Mayor Esquivel adjourned the meeting at 8:21 p.m. to Saturday, June 14, 2003, at 9:00 a.m. in the Executive Board Room.

Respectfully submitted,

Denise R. Hayward, CMC
City Clerk