

NOTE: CITY HALL IS HANDICAPPED ACCESSIBLE. AUDIO DEVICES FOR THE HEARING IMPAIRED ARE AVAILABLE FROM THE CITY CLERK DURING EACH MEETING

SAN GABRIEL CITY COUNCIL SPECIAL MEETING
held at
AUTUNNO RESTAURANT
409 S. MISSION DR., SAN GABRIEL, CALIFORNIA
on
TUESDAY, AUGUST 15, 2006
at
8:00 A.M.
STUDY SESSION AGENDA

1. CALL TO ORDER
2. ATTENDANCE: BALDWIN, COSTANZO, GUTIERREZ, HUANG, SAWKINS
3. DISCUSSION OF LOCAL AND REGIONAL ISSUES WITH CONGRESSMAN ADAM SCHIFF
4. PUBLIC COMMENT: PURSUANT TO PROVISIONS OF THE GOVERNMENT CODE, THIS IS THE TIME PROVIDED FOR MEMBERS OF THE PUBLIC TO ADDRESS THE COUNCIL REGARDING MATTERS UNDER CONSIDERATION ON THIS AGENDA
5. ADJOURN

Please note that the regular City Council meeting will be held at the standard 7:30 p.m. in the Council Chamber.

NOTICE: Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to the City Clerk's office at 626/308-2816 at least 48 hours before the meeting, if possible. Should any person have a question concerning any of the above agenda items prior to the meeting, please contact the City Clerk in person or by telephone at (626) 308-2816 during regular office hours.

NOTE: CITY HALL IS HANDICAPPED ACCESSIBLE. AUDIO DEVICES FOR THE HEARING IMPAIRED ARE AVAILABLE FROM THE CITY CLERK DURING EACH MEETING

Speaker's Request Cards are provided on the table in the lobby of the Council Chamber. If you wish to address the Council during the meeting, please complete a speaker's card and hand it to the City Clerk.

**SAN GABRIEL CITY COUNCIL REGULAR MEETING
and
REDEVELOPMENT AGENCY REGULAR MEETING
held in the
COUNCIL CHAMBER
at
CITY HALL
425 SOUTH MISSION DRIVE
SAN GABRIEL, CALIFORNIA
on
TUESDAY, AUGUST 15, 2006
at
7:30 P.M.**

AGENDA

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ATTENDANCE: BALDWIN, COSTANZO, GUTIERREZ, HUANG, SAWKINS
4. RECESS AGENCY MEETING
5. PRESENTATIONS: MISS SOUTHERN CALIFORNIA PRE-TEEN
6. PUBLIC COMMENT: PURSUANT TO GOVERNMENT CODE SECTION 54954.3, THIS IS THE TIME PROVIDED FOR MEMBERS OF THE PUBLIC TO ADDRESS THE COUNCIL ON ITEMS OF INTEREST THAT ARE WITHIN THE SUBJECT MATTER JURISDICTION OF THE SAN GABRIEL CITY COUNCIL

Citizens wishing to address the Council on any matter not on the Agenda, which is in the subject matter jurisdiction of the San Gabriel City Council, may do so at this time. Please state your NAME and ADDRESS CLEARLY for the record.

Please note that while the City Council values your comments, pursuant to the Brown Act, the City Council cannot take any action until such time as the matter may appear as an item on a forthcoming agenda.

7. DEVELOPMENT PROCESSING AGREEMENT FOR PLANNING CASE PL-06-108 (402-404 SOUTH SAN GABRIEL BOULEVARD AND PROFESSIONAL SERVICES AGREEMENT)

The City has received an application for a proposed mixed-use development at the location indicated above. A Development Processing Agreement and Professional Services Agreement have been prepared for Council consideration.

Recommended Action: That the City Council:

- A. Adopt Resolution 06-19 authorizing the execution of a Development Processing Agreement with Shawn Nankani.
- B. Approve the Professional Services Agreement with Sandra Massa-Lavitt in the amount of \$14,000.00.

8. EMERGENCY SYSTEM UPGRADE

State funding has been allocated to the City to upgrade the Emergency 9-1-1 and mapping system. Staff has prepared a report that is being presented for Council consideration.

Recommended Action: That the City Council waive the formal bid process and authorize the sole source purchase of the Vesta Pallas E9-1-1 PSAP Upgrade and the Orion MapStar from AT&T to upgrade and sustain the existing Emergency 9-1-1 system. Additionally, a portion of the State allotted residual funds be authorized to purchase communication center headsets, amplifiers, and office chairs as outlined in the staff proposal.

9. REQUEST SUBMITTED ON BEHALF OF CERVANTES CENTER OF ARTS AND LETTERS FOR WAIVER OF CIVIC AUDITORIUM RENTAL FEES FOR ITS HISPANIC HERITAGE CELEBRATION ON OCTOBER 15, 2006

Resolution 91-14, Section 2, states that the Council may waive the rental fee for organizations for the use of the Auditorium provided that no fee is charged, no revenue is derived from the event and the event is of widespread community interest and benefit.

Recommended Action: If the Council finds that the event is of widespread community interest and benefit, that they approve the request for waiver of the Auditorium rental fee subject to the condition that the organization will be responsible for all labor and equipment charges.

10. CONSENT CALENDAR: ALL ITEMS LISTED UNDER THE CONSENT CALENDAR ARE CONSIDERED ROUTINE AND WILL BE ENACTED BY ONE MOTION UNLESS A MEMBER OF THE CITY COUNCIL OR AUDIENCE REQUESTS SEPARATE DISCUSSION

A. MINUTES OF REGULAR COUNCIL MEETING OF JULY 18, 2006

The minutes are a record of the official actions taken at the last Council meeting.

Recommended Action: Approval

B. MATERIAL DEMANDS

This is the presentation of the "Register of Demands and Warrants" for the payment of City expenditures.

Recommended Action: Approval

C. ORDINANCE 562-C.S. - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAN GABRIEL, STATE OF CALIFORNIA, ADOPTING A SPECIFIC

PLAN FOR THE VALLEY BOULEVARD AREA (PLANNING CASE 04-132)
ZONE CHANGE, AND ZONE TEXT AMENDMENTS

Valley Vision is a plan that the City, residents, business owners, developers and other stakeholders developed that provides a comprehensive vision for the orderly, sustainable future development of Valley Boulevard. The proposed project consists of a Specific Plan, coupled with a General Plan Amendment (Land Use) and Zone Change. There are no specific development projects proposed in conjunction with the proposed Specific Plan. On June 12, 2006, the Planning Commission unanimously approved the recommendation to the City Council to adopt the *Valley Vision – A Neighborhood Sustainability Plan*. The City Council held a duly noticed public hearing and on July 18, 2006 approved the subject ordinance on first reading. The ordinance is now being presented for adoption on second reading.

Recommended Action: That the City Council adopt Ordinance 562-C.S. on seconded reading.

- D. ORDINANCE 548-C.S. AMENDING THE SAN GABRIEL MUNICIPAL CODE REGARDING DENSITY BONUSES AND OUTSIDE CONSULTANT FEES; RESOLUTION 06-09 SETTING FEES FOR PROJECTS WITH DENSITY BONUSES, LAND TRANSFER AND AFFORDABLE HOUSING AGREEMENTS, AND CONDOMINIUM CONVERSION

The State of California enacted significant changes to the state's density bonus law. The density bonus law was developed to assist with affordable housing development. To comply with those standards, the subject ordinance and resolution have been prepared for Council consideration. At the June 20, 2006 meeting, a public hearing was held. After discussion, Council directed staff to provide clarification regarding the proposed ordinance. The City Council held a duly noticed public hearing and on July 18, 2006 reintroduced the subject ordinance on first reading.

Recommended Action: That the City Council adopt Ordinance 548-C.S. on seconded reading.

- E. CLAIM: (1) ADELAIDE VOLLAIRE-PING (2) INTERINSURANCE EXCHANGE OF AAA RE: VOLLAIRE-PING, ADELAIDE

The City has received a Claim for Damages that requires formal Council action.

Recommended Action: That the City Council deny the claim and refer it to the claims adjuster.

- F. RESOLUTION 06-22 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN GABRIEL PORTIONS OF MISSION ROAD, JUNIPERIO SERRA AND MISSION DRIVE TO CONDUCT “LOS POBLADORES – WALK TO LOS ANGELES”

Each year since 1981, the Cities of San Gabriel and Los Angeles have participated in the reenactment of the 1781 walk of Los Pobladores final nine-mile trek from the San Gabriel Mission to found the town of Los Angeles. To assist in the orderly and safe conduct of the event, it is recommended that the

City Council authorize the temporary street closures as provided for in the subject resolution.

Recommended Action: That the City Council adopt the subject resolution.

G. RESOLUTIONS PERTAINING TO RETIREMENT TAX RATE FOR 2006-07 FISCAL YEAR

- (1) 06-20 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN GABRIEL FIXING THE AMOUNT OF MONEY NECESSARY TO BE RAISED BY TAXATION FOR THE 2006-07 FISCAL YEAR
- (2) 06-21 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN GABRIEL FIXING THE RATES OF TAXES AND LEVYING TAXES FOR THE FISCAL YEAR BEGINNING JULY 1, 2006

The City's employee retirement costs are funded by a special property tax, which was authorized by voters at an election held in 1948. Each year, the City sets a tax rate that will generate sufficient revenues to meet the retirement obligations.

Recommended Action: That the City Council adopt the subject resolutions as presented.

H. AGREEMENT FOR AUTOMATIC EXCHANGE OF FIRE SERVICES

The State of California Office of Emergency Services Area "C" is comprised of 11 cities including San Gabriel. From February to August 2006, the 11 fire agencies conducted an informal six-month trial implementing a system wherein fire suppression units from the closest station were dispatched. This trial period proved successful and, as a result, the subject agreement is being presented for Council action.

Recommended Action: That the City Council authorize the City Manager to sign the Agreement for Automatic Exchange of Fire Services.

I. REQUEST SUBMITTED ON BEHALF OF SAN GABRIEL BALLET FOLKLORICO FOR PERMISSION TO SERVE ALCOHOL FOR THEIR ANNUAL SHOW ON SEPTEMBER 30, 2006 AT THE CIVIC AUDITORIUM

San Gabriel Municipal Code Section 99.03(g) requires Council approval to serve alcoholic beverages, other than wine and champagne, for events held at the Grapevine Park, Civic Auditorium and Adult Center.

Recommended Action: Approval subject to the condition that all requirements of the Alcoholic Beverage Control Board are met.

J. 2006 LEAGUE OF CALIFORNIA CITIES – EXECUTIVE FORUM & ADVANCED LEADERSHIP ACADEMY

A request from Vice Mayor Sawkins has been received to regarding attendance to the above indicated conference. Pursuant to Resolution 06-04, Council approval is necessary.

Recommended Action: That the City Council approve the request and appropriate a total of \$800 from the general fund reserve to cover expenses for this conference.

11. 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

12. RECESS COUNCIL MEETING AND RECONVENE AGENCY MEETING

13. REDEVELOPMENT AGENCY MEETING:

A. APPROVAL OF MINUTES OF JULY 18, 2006

B. PUBLIC COMMENT: PURSUANT TO GOVERNMENT CODE SECTION 54954.3, THIS IS THE TIME PROVIDED FOR MEMBERS OF THE PUBLIC TO ADDRESS THE COUNCIL ON ITEMS OF INTEREST THAT ARE WITHIN THE SUBJECT MATTER JURISDICTION OF THE SAN GABRIEL REDEVELOPMENT AGENCY BOARD

C. EXTENSION OF EXCLUSIVE NEGOTIATING AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY AND SAN GABRIEL DEVELOPMENT GROUP LLC – SGRA CASE 03-02 (SITE C)

The current Exclusive Negotiating Agreement (ENA) expires August 15, 2006. The development team has requested an extension. The matter is being presented to the Agency for consideration.

Recommended Action: That the Agency Board approve the letter to extend the ENA SGRA Case No. 03-02 with San Gabriel Development Group LLC to August 15, 2006.

D. EXTENSION OF EXCLUSIVE NEGOTIATING AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY AND WCE GENTON – SGRA CASE 04-05 (SITE D)

The current Exclusive Negotiating Agreement (ENA) expires August 15, 2006. The development team has requested an extension. The matter is being presented to the Agency for consideration.

Recommended Action: That the Agency Board approve the letter to extend the ENA SGRA Case No. 04-05 with WCE Genton to August 15, 2006

E. RECESS TO CLOSED SESSION FOR THE PURPOSE OF HOLDING A CONFERENCE WITH REAL PROPERTY NEGOTIATOR, PURSUANT TO GOVERNMENT CODE SECTION 54956.8, AS FOLLOWS:

Property: Portions of property bounded by San Gabriel Boulevard on the west, Rubio Wash on the east, Santa Fe Avenue on the north and Grand Avenue on the south

Agency Negotiators: Executive Director, General Counsel

Negotiating Parties: Property owners SDC Partners, Ltd. and San Gabriel
Redevelopment Agency
Under Negotiation: Terms and conditions of property disposition and
development

14. ADJOURN AGENCY MEETING AND RECONVENE COUNCIL MEETING TO RECESS TO A CLOSED SESSION FOR THE PURPOSE OF HOLDING A CONFERENCE WITH LABOR NEGOTIATOR, PURSUANT TO GOVERNMENT CODE SECTION 54957.6:
City Negotiators: City Attorney, Fire Chief and City Manager
Employee Organizations: Firefighters Association and Miscellaneous employees
15. RECONVENE COUNCIL MEETING AND ADJOURN TO SEPTEMBER 5, 2006 AT 5:30 P.M. IN CONFERENCE "A" AT CITY HALL, 425 SOUTH MISSION DRIVE, SAN GABRIEL, FOR THE PURPOSE OF HOLDING A STUDY SESSION REGARDING PLANNING ISSUES, AFTER WHICH THE COUNCIL WILL RECESS TO CLOSED SESSION TO MEET WITH LABOR NEGOTIATORS, PURSUANT TO GOVERNMENT CODE SECTION 54957.6:
City Negotiators: City Attorney, Fire Chief and City Manager
Employee Organizations: Firefighters Association and Miscellaneous employees

The next regular Council meeting will be held Tuesday, September 5, 2006 at 7:30 p.m. in the Council Chamber at City Hall, 425 South Mission Drive, San Gabriel, California. Immediately following the Council meeting, the Redevelopment Agency will hold their regular meeting. Information regarding matters to be considered at each meeting will be available on Friday, September 1, 2006 by calling the Council Agenda Information Line at (626) 308-2800 and selecting option 5 or on the City's website at www.sgch.org.

NOTICE: Copies of the staff reports or other written documentation relating to each item of business of the San Gabriel City Council and the San Gabriel Redevelopment Agency listed above are in file in the Office of the City Clerk located at City Hall, 425 South Mission Drive, San Gabriel, California, and are available for inspection during regular office hours, Monday through Friday 8:00 a.m. to 5:00 p.m. except for Tuesdays until 6:30 p.m.

Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to the City Clerk's office at 626/308-2816 at least 48 hours before the meeting, if possible.

Should any person have a question concerning any of the above agenda items prior to the meeting, please contact the City Clerk in person or by telephone at (626) 308-2816 during regular office hours.