

**CITY OF SAN GABRIEL
CITY COUNCIL
REGULAR MEETING AGENDA**

Tuesday, December 4, 2018 - 6:30 P.M.

**City Hall Council Chamber
425 South Mission Drive
San Gabriel, California 91776**

John R. Harrington
Mayor

Jason Pu
Vice Mayor

Juli Costanzo
Council Member

Chin Ho Liao
Council Member

Denise Menchaca
Council Member



Mark Lazzaretto
City Manager

Keith Lemieux
City Attorney

Julie Nguyen
City Clerk

Kevin B. Sawkins
City Treasurer

Materials Available for Inspection. The City Clerk's Department has on file copies of written documentation relating to each item of business on this Agenda available for public inspection. You may also view agenda items online at www.sangabrielcity.com/agendacenter. Materials related to an item on this Agenda, submitted to the City Council after distribution of the Agenda packet, are available for public inspection at the meeting or in the City Clerk's Department, located at City Hall, 425 South Mission Drive, San Gabriel, California, during regular office hours, Monday through Friday 8:00 a.m. to 5:00 p.m. except for Tuesdays until 6:30 p.m.

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**City Council Meeting Agenda
Tuesday, December 4, 2018**

- **CALL TO ORDER**
- **ROLL CALL:** Mayor Harrington, Vice Mayor Pu, Council Members Costanzo, Liao, Menchaca
- **RECESS:** The City Council meeting will recess at 6:30 P.M. to Plaza Park at 425 South Mission Drive, San Gabriel, CA 91776.
- **RECONVENE:** The City Council meeting will reconvene at 7:30 P.M. in the Council Chamber at 425 South Mission Drive, San Gabriel, CA 91776.
- **PLEDGE OF ALLEGIANCE LED BY:** Vice Mayor Pu

1. APPROVAL OF AGENDA ORDER

2. PRESENTATIONS

A. EMPLOYEE SERVICE AWARDS AND RECOGNITIONS

B. INTRODUCTION OF SENIOR PLANNER MATT CHANG

3. PUBLIC COMMENT

This is the time set aside for members of the public to address the City Council on items of interest that are not on the Agenda, but are within the subject matter jurisdiction of the San Gabriel City Council. Pursuant to the Brown Act, the City Council cannot answer any questions or take any action until such time as the matter may appear as an item on a future agenda.

In an effort to provide everyone with an opportunity to speak tonight, please be aware that all public comments will be limited to a maximum of three minutes. I will give you a 30 second warning as you approach the end of your time. As a reminder, please be respectful of all speakers regardless of the position they take on any items.

If you wish to address the City Council, please complete a speaker's request card and hand it to me before the start of the meeting. When speaking, please state your NAME for the record.

4. CONSENT CALENDAR

All items listed under the Consent Calendar are considered routine and recommendations will be approved in one motion unless a member of the City Council or audience requests separate discussion.

A. MATERIAL DEMANDS

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

Recommended Action: Approval

B. INVESTMENT REPORT

This is a presentation of City investments for the month of October 2018.

Recommended Action: Approval

C. APPROVAL OF MINUTES

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

1. [Minutes of the City Council Regular Meeting of November 6, 2018.](#)
2. [Minutes of the City Council Regular Meeting of November 20, 2018.](#)

Recommended Action: Approval

D. ADOPTION AND SECOND READING OF ORDINANCE NO. 646-C.S. – PLANNED DEVELOPMENT AND DEVELOPMENT AGREEMENT, AND VESTING TENTATIVE PARCEL MAP NO. 74993 FOR THE SYMPHONY AT SAN GABRIEL ASSISTED LIVING PROJECT; ADOPTION OF MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM (PLANNING CASE NO. PL-15-149)

APPLICANT: SAN GABRIEL AL REAL ESTATE LLC / TODD BALICKI (ARCHITECT)

This is a request for a Planned Development (PD), Development Agreement (DA), and Tentative Parcel Map No. 74993 (TPM) to allow for a 197-unit senior independent living, assisted living, and memory care center (Symphony at San Gabriel) generally located at 806-824 South Gladys Avenue. The PD would create an overlay zone encompassing the site, which includes two parcels merged together by the Vesting TPM. The DA would define customized land use and development standards, relative to density, building setbacks, heights, form, mass scale, and conditions of approval for the proposed project. The City

Council voted 5-0 to introduce Ordinance 646-C.S. at the City Council regular meeting of November 6, 2018.

Recommended Action:

Staff recommends that the City Council:

1. Waive the reading in full; and
2. Adopt "An Ordinance of the City Council of the City of San Gabriel to adopt a mitigated negative declaration and mitigation, monitoring, and reporting program and to approve Project No. PL-15-149, a Planned Development and Development Agreement, and Vesting Tentative Parcel Map No. 74993 for the Symphony at San Gabriel Assisted Living Project at 806-826 South Gladys Avenue."

5. PUBLIC HEARING

A. PUBLIC MEETING TO ESTABLISH THE SAN GABRIEL TOURISM AND MARKETING IMPROVEMENT DISTRICT

The San Gabriel Tourism and Marketing Improvement Project (SGTMID) is a benefit assessment district proposed to create a revenue source to help fund marketing and sales promotion efforts for San Gabriel lodging businesses and thereby increase the transient occupancy tax for the City of San Gabriel. This approach has been used successfully in other destination areas throughout the state to improve tourism and drive additional room night sales to assessed lodging businesses. The proposed SGT MID includes all lodging businesses, with 100 rooms or more, located within the boundaries of the City of San Gabriel.

San Gabriel lodging business owners with 100 rooms or more decided to pursue formation of the SGT MID in order to create a revenue source devoted to marketing San Gabriel as a tourist, meeting and event destination. If established, the SGT MID would generate approximately \$193,000 on an annual basis for promotion of travel and tourism specific to San Gabriel.

Recommended Action:

Staff recommends that the City Council open public testimony to allow members of the public to provide comments on the formation of the San Gabriel Tourism and Marketing Improvement District (SGTMID).

6. NEW BUSINESS – None.

7. PUBLIC COMMENT

8. CITY MANAGER'S REPORT

9. COUNCIL COMMENTS AND CONFERENCE/MEETING REPORTS

Each Council Member may address the City 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.

10. CLOSED SESSION – None.

11. ADJOURNMENT

The next regular City Council meeting will be held on Tuesday, December 18, 2018 at 6:30 p.m. in the Council Chamber at City Hall, 425 South Mission Drive, San Gabriel, California. Information regarding matters to be considered at each meeting will be available on the Friday before the City Council Meeting on the City's website at www.sangabrielcity.com.