MINUTES
MONTEREY PARK CITY COUNCIL
SUCCESSOR AGENCY (SA)
REGULAR MEETING
SEPTEMBER 16, 2015

The City Council of the City of Monterey Park held a Regular Meeting of the Council in the Council Chamber, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, September 16, 2015 at 7:00 p.m.

The minutes include items considered by the City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency, which dissolved February 1, 2012. Successor Agency matters will include the notation of "SA" next to the Agenda Item Number.

CALL TO ORDER:
Mayor Chan called the meeting to order at 7:00 p.m.

FLAG SALUTE:
The Monterey Park Police Explorers led the flag salute.

ROLL CALL:
City Clerk Vincent Chang called the roll:
Council Members Present: Hans Liang, Teresa Real Sebastian, Mitchell Ing, Peter Chan
Council Members Absent: Stephen Lam

ALSO PRESENT: City Manager Paul Talbot, City Attorney Mark Hensley, Public Works Director/Assistant City Manager Ron Bow, Fire Chief Scott Haberle, Police Chief Jim Smith, Recreation and Community Services Director Dan Costley, Management Services Director Chu Thai, Community and Economic Development Director Michael Huntley, City Librarian Norma Arvizu, Controller Annie Yaung, Deputy City Clerk Cindy Trang, Senior Planner Samantha Tewasart, Economic Development Specialist Donna Ramirez

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

Discussion: City Manager Talbot announced that Item No. 6G will be continued to next council meeting. Oral communication was moved to the beginning of the meeting, followed by Item No. 4B, followed by Item No. 1, Presentation.

1. PRESENTATION

1A. Today611, which will provide a new smart phone application (MPK Today611) that features daily updates for Monterey Park restaurants, retailers, news, and special offers, as well as useful information from city hall, businesses, schools, clubs, and organizations.

This item was heard after Item No. 4B.

Discussion: Carlos Franco, Senior Community Builder and Craig Sunada, Vice President of Operations of Today611 presented the presentation.

ORAL AND WRITTEN COMMUNICATIONS – was heard at the beginning of the meeting.

- Margaret Leung, Geranium Committee member, provided a brief summary of the activities for the Geranium Festival scheduled for October 3 at Barnes Park.

- Cynthia Miranda, Geranium Committee member, spoke about raising moneys for the City's 100th Birthday celebration through the Dunk a City Official event.

- William Sanchez, representative of St. Thomas Aquinas Church, invited the community to attend the Fall Festival Carnival event scheduled for September 25-27.

- Nancy Arcuri spoke in opposition of selling the current city yard property, 751 South Alhambra Ave.

- Lannie Cheung spoke on an incident she encountered with two city employees.

- Larry Sullivan, president of the Lion's Club, talked about the organization's Eyesight for Kids program and the upcoming White Cane Day on October 15. He promoted the donate eyeglasses campaign for people in need.

- Dave Barron provided an update on the reorganization of the Monterey Park Chamber of Commerce and announced the upcoming events.

- William Widrig spoke about wasting water and provided photos which were disseminated to the Council at a later date.

2. SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA)

NEW BUSINESS

2A. WARRANT REGISTER FOR SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY OF SEPTEMBER 16, 2015

It is required that the City Council (acting on behalf of the Successor Agency) approve all disbursements. Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 292-293.

Action Taken: The City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency made a motion to approve Item Nos. 2A, 2B and 2C. The City Council approved payment of warrants and adopted Resolution No. SA-102 of the Successor Agency to the former Monterey Park Redevelopment Agency allowing certain claims and demands per warrant register dated September 16, 2015 totaling $291.06 and specifying the funds out of which the same are to be paid.

Motion: Moved by Council Member Real Sebastian and seconded by Council Member Liang, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

Resolution No. SA-102, entitled:
A RESOLUTION OF THE SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA) ALLOWING CERTAIN CLAIMS AND DEMANDS PER WARRANT REGISTER DATED 16ND DAY OF SEPTEMPER 2015 TOTALING $291.06 AND SPECIFYING THE FUNDS OUT OF WHICH THE SAME ARE TO BE PAID

2B. SUCCESSOR AGENCY MINUTES

Approval of Minutes from the regular meeting and special meeting of August 19, 2015 of the Successor Agency to the former Monterey Park Redevelopment Agency.

Action Taken: The City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency approved the minutes from the regular meeting and special meeting of August 19, 2015. Motion taken with Item No. 2A.

2C. SUCCESSOR AGENCY INVESTMENT REPORT AS OF AUGUST 2015

As of August 31, 2015 invested funds for the Successor Agency of the City of Monterey Park is as follows:

A. Successor Agency (SA) Savings		5,634,375.96
B. Successor Agency (SA) Checking		128,510.75
C. Successor Agency (SA) RORF		115,988.00
	Total	$5,878,874.71

Action Taken: The City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency, received and filed the Monthly Investment Report. Motion taken with Item No. 2A.

This is the end of Successor Agency (SA) items.

3. CITY OF MONTEREY PARK CONSENT CALENDAR

None.

4. PUBLIC HEARING

4A. DRAFT 2014-2015 CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)

As a condition of receiving federal grant funding, Federal Regulations require the City to submit a CAPER to the Department of Housing and Urban Development (HUD). The CAPER provides information to HUD documenting the City's progress in meeting its Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) program goals.

A CAPER must be submitted to HUD by September 28, 2015. Federal regulations require the CAPER to be comprised of specific statistics and narratives showing the expenditure of funds and the accomplishments achieved. Additionally, narratives are required on the CDBG and HOME funds. Required narratives also include the status of various strategies such as: the Fair Housing Strategy, the Lead-Based Paint Hazard Reduction Strategy, and the Continuum-of-Care Strategy for the homeless and the Poverty Reduction Strategy.

A Copy of the draft CAPER was made for the required public review purposes on August 27, 2015, for the due date of September 28, 2015. The CAPER will be distributed to the City Council under separate cover due to the document size.

Action Taken: The City Council (1) opened and closed the public hearing at 9:56 p.m., there being no registered speakers; (2) approved the draft 2014-2015 Consolidated Annual Performance and Evaluation Report (CAPER); and (3) authorized the City Manager, or designee, to execute and submit the necessary documents to the Department of Housing and Urban Development for its review and approval.

Motion: Moved by Council Member Liang and seconded by Council Member Real Sebastian, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

4B. ADOPTION OF THE SOUTH GARFIELD VILLAGE SPECIFIC PLAN AND INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

On September 10, 2012, the City made an application for a Transit Oriented Development (TOD) Planning Grant offered by the Los Angeles County Metropolitan Transportation Authority (LACMTA). On March 13, 2013, the City was notified by the LACMTA that the City's proposal was selected for funding in the amount of $250,000.

On April 2, 2013, the City solicited proposals from consulting firms to prepare the South Garfield Village Specific Plan ("Plan") and selected Michael Baker International Inc. (formerly RBF Consulting). Staff obligated $250,000 to fund the preparation of the Plan.

The draft Plan updates and amends the existing South Garfield Specific Plan, which was adopted in September 1987 and was last amended in October 2000. The Plan boundary covers a three block commercial strip extending from Pomona Boulevard on the south to approximately Floral Drive on the north and extends one parcel east and west to the alleys which parallel Garfield Avenue and the Pomona Boulevard frontage on the north side of the street between Wilcox Avenue to the east and Ferdinand Avenue to the west ("Project area"). The corridor is bordered by single-family residences to the east and west.

The Plan identifies the maximum development potential based upon the allowed uses and maximum intensities that would be allowed in the Project area and assumes some existing residential uses would transition to nonresidential uses allowed within the proposed Project area. It is anticipated that these transitions would occur over time based on market conditions.

The purpose of the Plan is to revitalize South Garfield Avenue and Pomona Boulevard and create a transit village with a future Gold Line station planned on South Garfield Avenue just south of the State Route (SR) 60 Pomona Freeway. The Project area will become an important gateway from the transit system into the City and will provide opportunities for new uses, including additional retail and services, dining, and parking.

The intent of the Plan is to reflect the community's current vision for the area and encourage quality development. In order to ensure that this will not be a plan that sits on a shelf, construction documents have been prepared to facilitate implementation of street and sidewalk improvements.

Public Speakers:

- Nancy Arcuri encouraged the City Council to vote in support of improving the South Garfield neighborhood.

- Michael Lopez commended the City Council for considering setting aside moneys for improvement of the South Garfield area.

- Michael Schlegal expressed concerns regarding traffic congestion and suggested synchronization of the traffic signal lights in the area.

- Paul Perez spoke about traffic mitigation efforts, parking issues and upgrades of street names and signs prior to developing the area.

- Tom Quan echoed the traffic and parking concerns of other speakers.

- Richard Chavira spoke in support of the project and commented on bike lanes, safety issues, and enhancing the aesthetic of the surrounding area and freeway underpass.

Discussion: This item was heard after oral communication. Community and Economic Development Director Huntley announced the following amendments:
Specific Plan

- Pg. iii - Correct the spelling of the Council Members last name and put the City Council and Planning Commissioners names in alphabetical order.
- Pg. 3-13 through 3-20 – Development Incentives, at the end of each of the Incentive Bonus Section (i.e., 3.8.1, 3.8.2, 3.8.3, 3.8.4, 3.8.5 and 3.8.6) add a bullet point that states, "The city shall fast track the plan review process for approved Incentive Bonuses."
- Pg. 4-2 – First paragraph and second sentence, change "should" to "shall'.
- Pg. 5-3 – Section 5.1 (Circulation and Street Concepts), add the following wording at the end of the first paragraph, "The proposed circulation, parking and streetscape improvements are conceptual in nature. Any alterations to vehicle parking and circulations areas in the public right-of-way shall be brought to the attention of the adjacent property owners and shall come back to the City Council for final approval."

Draft Ordinance:

- Section 4, change from "conditions" to "mitigation measures".

Action Taken: The City Council (1) opened public hearing at 8:12 p.m. and took testimony and documentary evidence; (2) closed the public hearing at 8:32 p.m.; (3) introduced and waived first reading of an ordinance adopting the South Garfield Village Specific Plan and amending the City's Zoning Map; (4) adopted the Initial Study/Mitigated Negative Declaration; and (5) approved amendments read into the records; and to allocate 50% of the $1.8 million set aside for economic development, specially for the South Garfield Village; and directed staff to create a plan for spending such moneys for median improvements to be present to city council for review and approval at a later city council meeting.

Motion: Moved by Council Member Real Sebastian and seconded by Mayor Pro Tem Ing, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

RECESSED AND RECONVENED
The City Council recessed at 9:14 p.m. and reconvened with all council members present at 9:22 p.m.

5. UNFINISHED BUSINESS
None.

6. NEW BUSINESS

6A. WARRANT REGISTER FOR THE CITY OF MONTEREY PARK OF SEPTEMBER 16, 2015

It is required that the City Council approve all disbursements. Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 305927-306115 and e-Payables numbered 000016-000026.

Action Taken: The City Council approved payment of warrants and adopted Resolution No. 11788 allowing certain claims and demands per Warrant Register dated 16th day of September 2015 totaling $1,626,054.74 and specifying the funds out of which the same are to be paid.

Motion: Moved by Council Member Real Sebastian and seconded by Council Member Liang, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

Resolution No. 11788, entitled:
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK, CALIFORNIA ALLOWING CERTAIN CLAIMS AND DEMANDS PER WARRANT REGISTER DATED SEPTEMBER 16, 2015 TOTALING $1,626,054.74 AND SPECIFYING THE FUNDS OUT OF WHICH THE SAME ARE TO BE PAID

6B. CITY COUNCIL MINUTES

Approval of the minutes from regular and special meetings of August 19, 2015.

Action Taken: The City Council approved the minutes from the regular meeting and special meeting of August 19, 2015.

Motion: Moved by Council Member Real Sebastian and seconded by Mayor Pro Tem Ing motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

6C. INVESTMENT REPORT AS OF AUGUST 2015

As of August 31, 2015 invested funds for the City of Monterey Park is $70,556,391.54.

Action Taken: The City Council received and filed the investment report.

Motion: Moved by Council Member Real Sebastian and seconded by Mayor Pro Tem Ing, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

6D. APPOINTMENT TO THE LIBRARY BOARD OF TRUSTEES

The Library Board of Trustees is an administrative body established pursuant to the California Education Code and Monterey Park Municipal Code ('MPMC'). The Library Board of Trustees is responsible for administering the Monterey Park Bruggemeyer Library. The Library Board of Trustees also administers all library trust funds received gift, bequest or devise.

There is one vacant seat for the Library Board of Trustees. This vacancy arose after the term of Trustee Betty Morin expired on June 30, 2015 (the incumbent will continue to serve until a successor has been appointed).

The vacant seat was advertised according to the Maddy Act (Government Code §§ 54970, et seq.) and following the application period, the City Clerk's office forwarded only one application received from the incumbent Betty Morin.

Action Taken: The City Council reappointed Trustee Betty Morin to serve a second three-year term on the Library Board of Trustee.

Motion: Moved by Mayor Chan, and seconded by Council Member Real Sebastian motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

6E. CANINE NARCOTICS TRAINING REQUEST

For many years the police department has maintained and effectively utilized its K9 Unit during field operation in the performance of many vital enforcement tasks. Those tasks include: high risk searches, high risk apprehensions, force applications, evidence searches, and narcotics enforcement. Today the department employs three K9 teams comprised of one dog and one officer each.

Action Taken: The City Council appropriated $5,000 from the Asset Forfeiture Fund account for Narcotics Training for one police department canine team.

Motion: Moved by Council Member Liang and seconded by Council Member Real Sebastian, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

6F. AUTHORIZE PURCHASE OF DEFIBRILLATOR/MONITOR TO ZOLL

The Fire Department's current Zoll E-Series cardiac defibrillator is more than five years old, which is beyond the recommended service life and outdated in terms of technological advances and software improvements. In Fiscal Year 2014-2015, staff began submitting budget requests for defibrillator replacement, which was approved and adopted by the City Council as a priority project. This will be the second replacement since last year. Therefore, staff seeks City Council authorization to purchase the replacement defibrillator/monitor.

Action Taken: The City Council (1) waived bidding requirements pursuant to Monterey Park Municipal Code § 3.20.050 (2) and awarded the bid to Zoll Medical Corp. Funds in the amount of $42,000 were budgeted in Fiscal Year 2015-2016, Account Number 0010-801-5002-99724; and (2) authorized the City Manager to execute an agreement in a form approved by the City Attorney

Motion: Moved by Council Member Real Sebastian and seconded by Mayor Pro Tem Ing, motion carried by the following vote:

Ayes:	Council Members:	Liang, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Lam
Abstain:	Council Members:	None

6G. DECLARATION OF SURPLUS PROPERTY AND AWARD OF PURCHASE -- HONEYWELL SAFETY PRODUCTS SELF CONTAINED BREATHING APPARATUS

The Fire Department's self-contained breathing apparatus are eight (8) years old and do not comply with current National Institute for Occupational Safety and Health ("NIOSH") and National Fire Protection Agency ("NFPA") standards. Our Fire Department has been offered a unique upgrade opportunity by Honeywell Safety Products to purchase Self Contained Breathing Apparatus masks and receive breathing units at no charge. In exchange, the Department will give Honeywell the outdated and out-of compliance breathing apparatus. Staff seeks City Council consideration to accept Honeywell's offer and declare the outdated equipment as surplus and award the purchase to L.N. Curtis & Sons, the authorized distributor.

Recommendation:
(1) Adopt a resolution declaring personal property as surplus and authorizing the City Manager to dispose of such property by sale, donation, or other means; (2) Waive bidding requirements pursuant to Monterey Park Municipal Code § 3.20.040 (2) and award a contract to L.N. Curtis & Sons. Funds in the amount of $77,000 are budgeted in Fiscal Year 2015-2016, Account No. 0071-801-5004-88560; (3) Authorize the City Manager, or designee, to execute an agreement, in a form approved by the City Attorney; and (4) Take such additional, related, action that may be desirable.

Action Taken: This item was continued to the next council meeting.

7. COUNCIL COMMUNICATIONS AND MAYOR/COUNCIL AND AGENCY MATTERS

Council Member Liang and Mayor Chan reported they attended the Patriot Day Memorial on September 11. Council Member Real Sebastian stated she attended the South California Association of Governments (SCAG) Transportation Committee and announced the following events: Magic of the Cascade scheduled for Oct. 23, Raul Anguiano Centennial Celebration, Mexico last great muralist on Oct. 29, and the Geranium Festival on October 3. Mayor Chan reported the opening of the Compressed Natural Gas (CNG) fuel station at the City Yard on September 23; and events for September 26 includes "Coffee with the Mayor" where residents can come by to meet with the mayor, Casino Night at the Boys and Girls Club, and Project Neo at East Los Angeles College. He also announced that the Geranium Festival and the Day of the Races hosted by the Library Foundation will be held on October 3 and the Town Hall meeting is scheduled for October 8 at George Elder Park.

8. CLOSED SESSION

None.

ADJOURNMENT

There being no further business for consideration, the meeting was adjourned at 10:12 p.m.

Vincent D. Chang
City Clerk