



Wednesday, March 21, 2018
Minutes of the Regular Meeting of the City Council

CALL TO ORDER

A Regular Meeting of the South Pasadena City Council was called to order by Mayor Schneider on Wednesday, March 21, 2018, at 7:30 p.m., in the Amedee O. "Dick" Richards, Jr., Council Chamber, located at 1424 Mission Street, South Pasadena, California.

ROLL CALL

Present: Councilmembers Cacciotti, Joe, and Mahmud; Mayor Pro Tem Khubesrian; and Mayor Schneider.

Absent: None.

City Staff

Present: Stephanie DeWolfe, City Manager; Teresa L. Highsmith, City Attorney; Evelyn G. Zneimer, City Clerk; and Desiree Jimenez, Acting Chief City Clerk were present at Roll Call. Other staff members presented reports or responded to questions as indicated in the minutes.

INVOCATION

Mayor Schneider gave the invocation.

PLEDGE OF ALLEGIANCE

Mayor Schneider led the Pledge of Allegiance.

CLOSED SESSION ANNOUNCEMENTS

1. Closed Session Announcements

The Regular Closed Session of the City Council of March 21, 2018, was called to order by Mayor Schneider at 6:30 p.m.

The meeting convened into Closed Session to discuss the following items as listed on the Closed Session Regular Meeting Revised Agenda:

A. CONFERENCE WITH LEGAL COUNSEL – INITIATION OF LITIGATION, Pursuant to Government Code Section 54956.9(d)(4):

Number of Cases: 1

B. CONFERENCE WITH REAL PROPERTY NEGOTIATORS, Pursuant to Government Code Section 54956.8:

Properties: 221 San Pascual Avenue, South Pasadena, CA 91030
(APN Nos. 5716-021-270; 5716-021-271; 5716-021-903;
and 5716-021-904)

Agency Negotiators: City Manager Stephanie DeWolfe; City Attorney Teresa L. Highsmith

Negotiating Party: San Pascual Stables, LLC

Under Negotiation: Lease Agreement

C. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION, Pursuant to Government Code Section 54956.9(d)(1):

Name of Case: Albert Benzoni v. City of South Pasadena, et al.
Case No. BS162797

D. CONFERENCE INVOLVING A JOINT POWERS AGENCY, Pursuant to Government Code Section 54954.5: Los Angeles Community Choice Energy (DBA Clean Power Alliance of Southern California)

Discussion will Concern: Conference with Legal Counsel – Anticipated Litigation (Government Code Section 54956.9[d])

Name of Local Agency Representative on Joint Powers Agency Board: City of South Pasadena Councilmember Diana Mahmud, Los Angeles Community Choice Energy Representative

City Attorney Highsmith reported that the City Council received briefings and provided direction to staff regarding the agendaized Closed Session Items, but did not take any reportable action.

PRESENTATIONS**2. Presentation of a Proclamation Declaring April 2018 as "DMV/Donate Life California Month" in the City of South Pasadena**

Mayor Schneider presented a Proclamation to Christine Valenzuela, One Legacy Ambassador, declaring April 2018, as "DMV/Donate Life California Month" in the City of South Pasadena.

3. Presentation of a Proclamation Declaring April 20, 2018 as "Library Volunteer Recognition Day" in the City of South Pasadena

Mayor Schneider presented a Proclamation to Alan Jutzi and David Uwins, representing the Library Board of Trustees, declaring April 20, 2018, as "Library Volunteer Recognition Day" in the City of South Pasadena.

COMMISSION APPOINTMENT**4. Commission Appointment**

MOTION BY COUNCILMEMBER MAHMUD, SECOND BY COUNCILMEMBER CACCIOTTI, CARRIED 5-0, to appoint Amy Davis Jones to the Natural Resources and Environmental Commission to a partial term ending December 31, 2019.

COMMUNICATIONS**5. Councilmembers Communications**

Mayor Pro Tem Khubesrian reported on her attendance at the awards ceremony for being named as the "41st Assembly District Woman of the Year" by Assemblymember Chris Holden; displayed photos of her visit to Sayulita, Mexico, noting that the city may be suitable to be a Sister City.

Councilmember Joe displayed photos depicting the St. Patrick's Day Senior Luncheon held on March 16, 2018; noted that he will attend that National Association of Workforce Boards Annual Forum in Washington DC as Chair of the Foothill Workforce Development Board Policy Committee.

Councilmember Mahmud urged residents to refrain from speeding in residential neighborhoods, noting that residents have expressed concerns related to pedestrian safety on Via Del Rey and Oak Street; reported on her attendance at the memorial for Dorothy Cohen, former Mayor and Councilmember; advised that the San Gabriel Valley Council of Governments (SGVCOG) may explore the feasibility of a dock-less bike share program; advised the SGVCOG will proceed with a regional storm water improvement project; reported on the Los Angeles County Safe Clean Water Proposal to address water quality and supply.

Councilmember Cacciotti displayed photos of construction projects in South Pasadena and his recent activities throughout the region.

Mayor Schneider noted that residents can obtain free sand bags at Arroyo Park; advised that the City Council Meeting of April 4, 2018, has been cancelled; expressed appreciation to the Police and Fire Departments for hosting a community forum to discuss the City's response to an active shooter incident; reported on his attendance at a tour of the State's water system hosted by the Upper San Gabriel Valley Municipal Water District.

6. City Manager Communications

None.

7. Reordering of and Additions to the Agenda

None.

PUBLIC COMMENTS

Christopher Sutton, Pasadena resident, Attorney representing several Caltrans tenant associations, asserted that Caltrans is violating a Court-ordered judgement related to the selling of properties; requested that the City Council join in a lawsuit asserting that inflation-adjusted pricing is illegal.

Linda Krausen, South Pasadena resident, stated that Caltrans originally offered her home at an affordable price, but has since modified the offer based on inflation-adjusted pricing and imposed restrictive terms.

Marysia Wojcik, South Pasadena resident, expressed disappointment that Caltrans has not been forthright in dealing with the tenants of the Caltrans residences.

Roberto Flores, South Pasadena resident, asserted that Caltrans has abandoned its obligations to offer the residences at an affordable price; urged the City Council to authorize a letter to Caltrans regarding their obligations to offer the residences at an affordable price.

Brigitte Bergman, Pasadena resident, advised that she previously resided in a Caltrans home in South Pasadena until it became inhospitable.

Gisella Benitez, South Pasadena resident, urged the City Council to enact an ordinance to prohibit smoking in school route corridors.

City Manager DeWolfe noted that the City is working towards an ordinance to prohibit smoking around schools, streets, and sidewalks and anticipates bringing the ordinance forward in the next several months.

CONSENT CALENDAR

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBESRIAN, CARRIED 5-0, to approve the Consent Calendar Item Nos. 8-10 and 12-13, with Item Nos. 11 and 14 pulled for separate discussion.

8. Minutes of the City Council Meeting of March 7, 2018

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBESRIAN, CARRIED 5-0, to approve the minutes of the March 7, 2018 City Council Meeting.

9. Prepaid Warrants, General City Warrants, and Payroll

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBESRIAN, CARRIED 5-0, to approve the City of South Pasadena Prepaid Warrants Nos. 202041 through 202080 in the amount of \$103,441.70; General City Warrants Nos. 202081 through 202189 in the amount of \$607,262.71; Payroll dated March 9, 2018, in the amount of \$610,943.71.

10. Monthly Investment Reports for January 2018

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBESRIAN, CARRIED 5-0, to receive and file the Monthly Investment Reports for January 2018.

11. Award of Contract to Wondries Fleet Group for Purchase of a 2019 Ford Fusion Hybrid Responder Emergency Administrative Staff Vehicle in the Amount of \$35,551.35

This item was pulled from the Consent Calendar for separate discussion.

12. Adoption of a Resolution Initiating the Proceedings and Ordering of the Preparation of the Engineer's Report for Fiscal Year 2018-19 Lighting and Landscaping Maintenance District

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBESRIAN, CARRIED 5-0, to:

1. Adopt a resolution entitled "A resolution of the City Council of the City of South Pasadena, California, initiating proceedings for the Fiscal Year 2018-19 levy and collection assessments for certain Lighting and Landscaping Maintenance in an existing district and ordering the preparation of a report pursuant to the Provisions Division 15, Part 2, of the Streets and Highways Code of the State of California."
2. Authorize the preparation of the Engineer's Report for the annual levy and collection of assessments.

13. Authorize a Second Contract Amendment in the Amount Not-to-Exceed \$40,000 with Great Match Consulting to Provide Supplemental Temporary Field Staffing on an As-Needed Basis for Fiscal Year 2017-18

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBESRIAN, CARRIED 5-0, to authorize the City Manager to execute the second contract amendment with Great Match Consulting for an additional not-to-exceed amount of \$40,000 to provide supplemental temporary field staffing on an as-needed basis for Fiscal Year 2017-18. This amendment increases the contract total to an amount not-to-exceed \$120,000 for these services.

14. Award of Contract to KOA Corporation for Inspection and Construction Management Services for the Monterey Road Street Improvement Project (Phase Two)

This item was pulled from the Consent Calendar for separate discussion.

ITEMS REMOVED FROM THE CONSENT CALENDAR FOR DISCUSSION

11. Award of Contract to Wondries Fleet Group for Purchase of a 2019 Ford Fusion Hybrid Responder Emergency Administrative Staff Vehicle in the Amount of \$35,551.35

Councilmember Cacciotti expressed gratitude to Fire Chief Riddle and Police Chief Miller for leading in the use of hybrid technology in emergency responder vehicles.

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY COUNCILMEMBER MAHMUD, CARRIED 5-0, to:

1. Award a contract to Wondries Fleet Group under the Cooperative Purchase Provisions of the National Joint Powers Alliance #120716, for the purchase of a new 2019 Ford Fusion Hybrid Responder emergency administrative staff vehicle in the amount of \$35,551.35.
2. Approve a budget transfer from Account No. 101-5011-8183 to Automotive Equipment line item Account No. 105-5011-8540 in the amount of \$35,551.35.

14. Award of Contract to KOA Corporation for Inspection and Construction Management Services for the Monterey Road Street Improvement Project (Phase Two)

In response to City Council inquiries, Acting Public Works Director Casillas provided an update on the scope and timing of the proposed project.

(City Council action continued on the next page)

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY COUNCILMEMBER JOE, CARRIED 5-0, to:

1. Accept a proposal dated August 22, 2017, from KOA Corporation for inspection and construction management services for the Monterey Road Street Improvement Project (Phase Two) and authorize the City Manager to execute an agreement with KOA Corporation for an amount not-to-exceed \$69,200.
2. Reject all other proposals received.

ACTION/DISCUSSION

15. Background for the State of California's Affordable Housing Crisis and Consideration of the Annual Housing Report

City Manager DeWolfe and Planning and Building Director Watkins narrated a PowerPoint presentation entitled "California's Housing Crisis & Annual Housing Report" and responded to City Council inquiries.

Mayor Schneider opened the Public Comment period.

Christopher Sutton, Pasadena resident, Attorney representing several Caltrans tenant associations, noted that the presentation does not address that Caltrans has taken property off the market and left approximately a third permanently vacant; pointed out that Caltrans is one of the state's largest property owners and has no housing obligations; asserted that Successor Agencies should claim housing funds from the State; stated that City's should have mechanisms to address investment vacant properties.

In response to City Council inquiry, City Attorney Highsmith advised that the City will seek to recognize the Caltrans properties in its future Housing Element.

There being no one further desiring to speak on this item, Mayor Schneider closed the Public Comment period.

By consensus, the City Council: 1) received and filed the report regarding the background for the State of California's Affordable Housing Crisis; and 2) reviewed the Annual Housing Report to be submitted to the State Department of Housing and Community Development.

16. Summary Analysis of Recently Approved State Affordable Housing Bills

City Attorney Highsmith narrated a PowerPoint presentation entitled "California's 2017 Affordable Housing Bills" and responded to City Council inquiries.

Mayor Schneider opened the Public Comment period.

Christopher Sutton, Pasadena resident, Attorney representing several Caltrans tenant associations, suggested that the City should request that State Senator Portantino introduce bills that specifically target cities that are impacted by Caltrans; asserted that Caltrans should

have an obligation to keep all of its housing up to code, occupied, and available for development.

Linda Krausen, South Pasadena resident, voiced concern that the State may weaken the California Environmental Quality Act (CEQA) and diminish neighborhoods ability to object to poor quality developments.

There being no one further desiring to speak on this item, Mayor Schneider closed the Public Comment period.

Councilmember Cacciotti suggested that the City Council agendaize consideration of authorizing a letter to State Senator Portantino and Assemblymember Holden seeking legislation to require that California Department of Housing and Community Development recognize the Caltrans properties in relation to the Regional Housing Needs Assessment (RHNA), second by Councilmember Joe.

By consensus, the City Council received and filed the report regarding the summary analysis of recently approved State Affordable Housing Bills.

17. Inclusionary Housing and Commercial Linkage Fee Programs

Kathe Head, Managing Principal of Keyser Marston, narrated a PowerPoint presentation entitled "Inclusionary Housing and Commercial Linkage Fee Programs" and responded to City Council inquiries.

Mayor Schneider opened and closed the Public Comment period, there being no one desiring to speak on this item.

In response to City Council inquiry, Ms. Head opined that a Commercial Linkage Fee Program would not be suitable for the City; advised that the City could place a requirement that a developer must demonstrate that inclusionary housing would be a hardship in order to utilize the in-lieu fee option; noted that the City could charge an administration fee and hire additional staff or a consultant to administer the City's affordable housing program.

MOTION BY COUNCILMEMBER CACCIOTTI, SECOND BY MAYOR PRO TEM KHUBERIAN, CARRIED 5-0, to receive and file the report regarding Inclusionary Housing and Commercial Linkage Fee Programs.


City Manager DeWolfe advised that staff will return to City Council to continue the discussion regarding the facilitation of affordable housing; noting that if the City Council supports a particular tool, staff will conduct community outreach; pointed out that the staff will move forward with seeking community input on the Inclusionary Housing Program and return to the Planning Commission and City Council, along with another look at the identified housing needs and General Plan update.

ADJOURNMENT

Mayor Schneider adjourned the City Council Meeting at 10:25 p.m.



Evelyn G. Zneimer
City Clerk



Richard D. Schneider, M.D.
Mayor

Minutes approved by the South Pasadena City Council on April 18, 2018.