

MINUTES
Joint Regular Meeting
ALHAMBRA CITY COUNCIL
ALHAMBRA REDEVELOPMENT AGENCY
February 8, 2010
5:30 p.m.

ROLL CALL: At 5:30 p.m., on Monday, February 8, 2010, the Alhambra City Council and the Alhambra Redevelopment Agency (ARA) met in the Council Chambers of the Alhambra City Hall, 111 South First Street, Alhambra, California.

CITY COUNCIL/ARA BOARD MEMBERS:

PRESENT: SHAM, MESSINA, YAMAUCHI, PLACIDO, AYALA
ABSENT: NONE

Officials Present: City Manager/ARA Executive Director Fuentes, Assistant City Manager/Personnel Director Bacio, City Attorney/Agency Counsel Montes, City Clerk/ARA Assistant Secretary Myles, Deputy City Manager/Administrative Services Director Schultz, Director of Finance Longballa, Director of Development Services Reynoso, Chief of Police Hudson, Assistant to the City Manager Keating, Assistant to the City Manager Hayashi, Sergeant at Arms Elizalde.

FLAG SALUTE: Led by Chairman Ayala

RESOLUTIONS BY TITLE ONLY

On motion of Mr. YAMAUCHI, seconded by Mrs. MESSINA, and carried unanimously (SHAM, MESSINA, YAMAUCHI, PLACIDO, AYALA) the City Attorney was instructed to read by title only all resolutions appearing in these minutes which are required by law to be read in their entirety.

PUBLIC HEARING

- 1. CONTINUED JOINT PUBLIC HEARING: DDA BTWN ARA & CITY VENTURES, LLC, FOR DEVELOPMENT OF MIXED USE PROJECT AT 410 WEST MAIN STREET – F2M10-507, C2M10-503, N2M9-502, M2M10-1000**

This was the time and place set by **Notice No. N2M9-502** for the Alhambra Redevelopment Agency and the Alhambra City Council to hold a joint public hearing, which public hearing was duly continued from the January 25, 2010 meeting on the possible sale of real property to City Ventures, LLC pursuant to State of California Health and Safety Code Sections 33431 and 33433 for redevelopment purposes. The real property proposed to be developed contains approximately 91,025 square feet of lot area and is identified as Assessor's Parcel No. 5344-017-902 and is generally located on the south side of Main Street between Fourth Street and Fifth Streets, commonly known

as 410 West Main Street (the "Site"). The Agency Board also considered the approval of a Disposition and Development Agreement (DDA) with City Ventures, LLC for the sale and development of the Site and a summary report pursuant to State of California Health and Safety Code Sections 33431 and 33433 for the proposed project. The proposed development consists of a mixed-use project consistent with the West Main Corridor Master Plan which includes up to 86 condominium units and 8,200 square feet of commercial space.

City Manager **FUENTES** explained that the agreement was with a new development team that is proposing to pay for the Site, also known as the former library site, and that the project would replace a former project slated for the Site. He added that the overall development is a less intense form of development in terms of housing than the previously considered project. Also, when the Site is developed it will be developed in a sequential order which means that they will initially build all of the housing to the south of the property along with the podium deck. Once the podium deck is completed, they will build the building on the western portion of the property. Once this construction is completed, they will build out the last portion of the building. The developer may want to consider the possibility of renting the 25 units depending on pace of sales for the property. The intent will be to sell those properties down the road, however.

Director of Development Service **REYNOSO** added that the Site is also referred to as Site 5 in the West Main Corridor Master Plan approved in 2005 as a potential development site for a mixed-use project that would help transform the Downtown environment. City Ventures is proposing a new 4-story mixed-use project entailing a total of 52 condominium units and a combination of 19 Town Homes at the back of the Site and a total of 9 live-work units and also 6 shopkeeper units flanking the pedestrian walkways. Parking will be accessible from both Fourth and Fifth Streets and commercial parking will be available in addition to private parking for the Town Homes and live-work units. The developer will be purchasing the property from the Agency at a fair market appraisal price of \$4.55 million based on an independent appraisal. The developer is to deposit into escrow \$500,000 within seven days of the approval of the DDA and this amount will be credited towards the purchase price of the property. Escrow is to close by June 30, 2011 and it is anticipated that the project will be completed by fall of 2013. The project is anticipated to generate approximately \$260,000 per year in property tax revenue to the Redevelopment Agency and approximately \$23,000 in sales tax annually. The project is an important addition to the Downtown to provide a diversity of uses and housing opportunities.

Opened Public Hearing: Chairman **AYALA** opened the public hearing.

Craig ATHON, 1616 West Hellman Avenue, remarked that he was a bit skeptical of the project as he had heard reports that the housing market is not coming back as hoped. He noted that the project was a more reasonable plan than previously proposed. He hoped that this type of development would not occur all along the West Main corridor.

Closed Public Hearing: There being no one further wishing to speak, Mayor **PLACIDO** closed the public hearing.

Discussion: Dr. **PLACIDO** asked how the DDA worked with respect to escrow. Responding, City Attorney **MONTES** explained that the DDA contemplates that escrow will be opened immediately if the DDA is approved this evening. It mandates that the

developer has to go through the entitlement process and get their entitlements during the escrow process and there is a due diligence period identified for environmental review. Once that is completed, there is a schedule for submitting construction and design drawings during the escrow period so that at the time escrow closes on or before June, 2011 there will be a construction schedule in place and also some use covenants to restrict uses and give the Agency some approval rights with respect to retail tenants for the Site. Mr. **FUENTES** added that by June 30, 2011, when escrow closes, the developer will have building permits in hand and construction will begin immediately. There is a 30-day extension period on the June 30, 2011 deadline allowed for in the DDA, but a good faith effort would have to be shown by the developer to be granted such an extension. Dr. **PLACIDO** noted that the DDA functioned as a roadmap for the project but wondered whether approving the DDA meant granting final approval of the project. Mr. **MONTES** explained that the DDA did not entitle the developer to build anything and that they would still have to go through the City's planning process to obtain approval for the design of the project. The elevations, specific plan, construction materials, exterior treatments etc. would all still have to come before the Planning Commission and City Council.

Action Taken: Agency Board/City Council jointly and severally adopted **Minute Order No. M2M10-1000** as follows:

- 1) City Council adopted **Resolution No. R2M10-8** entitled: *A Resolution of the Alhambra City Council approving a sale as part of a Disposition and Development Agreement between the Alhambra Redevelopment Agency and City Ventures, LLC concerning that approximately 2.1 acres owned by the Agency in the City of Alhambra located between Fourth and Fifth Streets on the south side of Main Street (former Library site) in accordance with California Health and Safety Code Section 33433, and making findings in support thereof;* and,
- 2) Approved that certain DISPOSITION AND DEVELOPMENT AGREEMENT (the "DDA"), by and between the ALHAMBRA REDEVELOPMENT AGENCY (the "Agency"), and CITY VENTURES, LLC., a Delaware Limited Liability Company, a copy of which DDA is on file in the office of the City Clerk as **Contract No. C2M10-503** and by this reference incorporated herein and made a part hereof as though fully set forth herein and summary report (the "Report") pursuant to Health and Safety Code Sections 33431 and 33433 of the California Community Redevelopment Law for real property at 410 W. Main Street (identified as Assessor's Parcel Number 5344-017-902) located on the south side of Main Street between Fourth and Fifth Streets), a copy of which Report is on file in the City Clerk's Office as **F2M10-507** and incorporated herein by reference and made a part hereof as though fully set forth herein; and, direct staff to undertake the steps necessary to finalize the Council's and/or Agency Board's action.

Vote: Moved: YAMAUCHI Seconded: SHAM
Ayes: SHAM, MESSINA, YAMAUCHI, PLACIDO, AYALA
Noes: NONE
Absent: NONE

AGENCY/COUNCIL CONSENT AGENDA (Item Nos. 2 - 4)

All items listed under the Consent Agenda were considered by the Agency Board/City Council to be routine and, therefore, were enacted by one motion.

2. OPA: 24 WEST MAIN STREET LLC DBA "CB AFTER DARK" – 24 W. MAIN STREET – F2M10-508, C2M10-501, M2M10-502

Staff requested that the Agency Board consider approval of an Owner Participation Agreement (OPA) by and between the Alhambra Redevelopment Agency and 24 West Main Street LLC (dba "CB After Dark") to provide financial assistance for tenant improvements for a new tapas bar/restaurant at the property located at 24 W. Main Street.

Discussion: None

Action Taken: Agency Board approved the OWNER PARTICIPATION AGREEMENT BY AND BETWEEN THE ALHAMBRA REDEVELOPMENT AGENCY AND 24 WEST MAIN STREET LLC, a copy of which is on file in the office of the City Clerk as Contract No. **C2M10-501** and by this reference incorporated herein and made a part hereof as though fully set forth herein and direct staff to undertake the steps necessary to finalize the Agency Board's action. (**M2M10-502**)

Vote: Moved: YAMAUCHI Seconded: PLACIDO
Ayes: SHAM, MESSINA, YAMAUCHI, PLACIDO, AYALA
Noes: NONE
Absent: NONE

3. MINUTES

Discussion: None

Action Taken: Agency Board and/or the City Council approved as submitted the Minutes of the January 11, 2010 Joint Regular Meeting of the Alhambra Redevelopment Agency and the Alhambra City Council and the Regular Meeting of the Alhambra City Council.

Vote: Moved: YAMAUCHI Seconded: PLACIDO
Ayes: SHAM, MESSINA, YAMAUCHI, PLACIDO, AYALA
Noes: NONE
Absent: NONE

4. ACCOUNTS PAYABLE – F2M10-500

Discussion: None

Action Taken: Approved as submitted the Accounts Payable for the period ending January 29, 2010, Check Nos. 10885-10911, in the total amount of \$280,029.52.

Vote: Moved: YAMAUCHI Seconded: PLACIDO
Ayes: SHAM, MESSINA, YAMAUCHI, PLACIDO, AYALA
Noes: NONE
Absent: NONE

ORAL COMMUNICATIONS: None

CLOSED SESSION & CITY ATTORNEY ANNOUNCEMENT re SAME - F2M10-14

City Attorney/Agency Counsel **MONTES** identified those items listed on this evening's agenda which would be discussed in Closed Session as follows:

Conference with Real Property Negotiator (Govt. Code Section 54956.8): None

Conference with Legal Counsel--Existing Litigation (Govt. Code Section 54956.9(a):

- 1) NRDC vs. County of Los Angeles, Case No. 08-1467 AHM (PLAx)
- 2) Lauren M. Cruz, et al., vs. City of Alhambra, et al., Case No. CWC #L207,509DMD
- 3) Patrick Bass vs. City of Alhambra, USDC CV08-07660 PST(RZx)
- 4) Cor-Ray Painting Co. vs. City of Alhambra, LASC GC044506

Conference with Legal Counsel - Anticipated Litigation: Significant exposure to litigation pursuant to Govt. Code Section 54956.9(b): None. Initiation of litigation pursuant to Govt. Code Section 54956.9(c): 1 matter.

Discussion of Personnel Matters (Govt. Code Section 54957): None

Conference with City's Labor Negotiator (Govt. Code Section 54957.6):
None.

whereupon at 5:45 p.m., the Agency Board and City Council moved into closed session pursuant to applicable law, including the Brown Act (Government Code Sec. 54950, *et seq.*) for the purpose of conferring with the Agency Counsel/City Attorney.

RECONVENE & ARA RECESS: At 7:00 p.m., the Agency Board and City Council moved out of closed session with all members present, whereupon the ARA Chairman recessed the Agency's meeting until such time as the City Council had completed the public portion of its agenda.

MINUTES
Regular Meeting
ALHAMBRA CITY COUNCIL
February 8, 2010
7:00 p.m.

RECONVENE & ROLL CALL: At 7:00 p.m., on Monday, February 8, 2010, the Alhambra City Council met in the Council Chambers of the Alhambra City Hall.

PRESENT: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
ABSENT: NONE

Officials Present: City Manager/ARA Executive Director Fuentes, Assistant City Manager/Personnel Director Bacio, City Attorney Montes, City Clerk Myles, Deputy City Manager/Administrative Services Director Schultz, Director of Public Works Chavez, Chief of Police Hudson, Fire Chief Stedman, Director of Finance Longballa, Director of Development Services Reynoso, Deputy City Manager/Director of Utilities Swink, Library Director Hernandez, Director of Community Services Jarvis, Assistant to the City Manager Hayashi, Assistant to the City Manager Keating, Deputy Director of Community Services Gravel, Code Enforcement Manager Bisogno, Sergeant-at-Arms Elizalde

FLAG SALUTE: Led by Mayor Placido

RESOLUTIONS BY TITLE ONLY

On motion of Mr. SHAM, seconded by Mr. YAMAUCHI, and carried unanimously (SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO) the City Attorney was instructed to read by title only all resolutions appearing in these minutes which are required by law to be read in their entirety.

CEREMONIALS

1. COMMENDATION: 2009 HALLOWEEN DECORATIVE HOMES – F2M10-3, F2M7-108

Councilmember **YAMAUCHI** and the City Council wished to recognize and commend residents **HAILI BRITTON & ADAM VERDUGO, 313 North Palm Avenue**, who put forth an extraordinary effort at Halloween in decorating their homes for the holiday.

2. PROCLAMATION: *THE BIG READ* IN ALHAMBRA – F2M10-27, F2M10-3

Ratified the action of Mayor **PLACIDO** in proclaiming **March 13 thru April 15, 2010**, as ***THE BIG READ*** in Alhambra. The Proclamation was presented to **Library Director, CARMEN HERNANDEZ**.

PRESENTATION

3. CONTRACT EXTENSION: RESIDENTIAL INTEGRATED WASTE MANAGEMENT – F94-80, F2M10-26, C2M10-4, M2M10-10

Staff requested that the Council award a contract extension for residential integrated waste management services to Republic Services, Inc. The proposed contract extension is for five years (April 1, 2010 through March 31, 2015) with one five-year extension possible.

Assistant to the City Manager **HAYASHI** made a presentation to City Council regarding the extension of the City's contract with Republic Services, Inc. for residential integrated waste management. She explained that Republic Services, Inc., which recently merged with Allied Waste Services, was a strong waste management company that has provided excellent service to the City of Alhambra since 1995. Customer service is very accessible and complaints are relatively few and handled in a timely manner. Collection service is consistent and reliable while any problems in the field are also addressed in a timely fashion with a can-do attitude and no excuses. The highlights of their current contract include unlimited bulky item pick ups, curb-side collection of e-waste items once a week, low-income resident discounts of two dollars per month, removal of graffiti from trash containers and Allied pays the City a five percent franchise fee which translates to over \$300,000 dollars a year to the General Fund. Through negotiations Republic Services has agreed to additional provisions in the proposed contract extension. The franchise fee will increase from five percent to eight percent per year which is close to an additional \$200,000 per year for the General Fund. A new drop off program for household batteries, sharps and pharmaceuticals will be established. All Alhambra vehicles will be CNG fueled, a new recycling incentive program will be implemented by April, 2011 and Republic will work with the City to develop and implement an anti-scavenging program. One of the benefits of contracting with Republic Services is that they own landfills, solid waste disposal sites, which, with the closing of Puente Hills landfill in the near future, will be a benefit to the City because at that point the cost to dispose of trash would increase greatly.

Citizen Input: Sam **PERDOMO**, 3000 Glenhaven Avenue, believed that the Council did not have enough information to make a decision this evening on the contract extension. He thought that the RFP process should be used for the contract and that the Council should consider a six month extension as opposed to a 5 year extension due to the fact that the City's commercial contract will be up for renewal during the next six months.

Discussion: Mr. **FUENTES** pointed out that under the proposed agreement the franchise fee for the first five years is eight percent, but if there is an extension it graduates to ten percent. He also asked what the average rates going into effect would be on an annual basis for a single family home. Ms. **HAYASHI** replied that the rates were under twenty dollars about \$19.97 per month. Mr. **AYALA** asked for an explanation for consumers at home as to how the contract extension would impact the price for trash services. Responding, Ms. **HAYASHI** explained that the increase formula in the contract was based on the Consumer Price Index (CPI) for the Los Angeles and Long Beach area with a five percent cap. A resident would experience an increase identical to what

the CPI would be for a twelve month period but no greater than five percent. Mrs. **MESSINA** commented that the Council was given a very thorough presentation and booklet detailing every issue in the proposal; and, as a resident homeowner, she had experienced quality service and had not received complaints from constituents in her area. She added that start-up costs are expensive and when the company in place is doing a good job, it makes sense to continue that service.

Action Taken: City Council approved that certain RESIDENTIAL INTEGRATED WASTE MANAGEMENT AGREEMENT with Republic Services, Inc., subject to final language approval by the City Manager and City Attorney, a copy of which Agreement is on file in the office of the City Clerk as **Contract No. C2M10-4** and by this reference incorporated herein and made a part hereof as though fully set forth herein, and directed staff to undertake the steps necessary to finalize Council's action. **(M2M10-10)**

Vote: Moved: YAMAUCHI Seconded: SHAM
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

CONSENT AGENDA (Item Nos. 4 – 13)

All items listed under the Consent Agenda were considered by the City Council to be routine and, therefore, were enacted by one motion.

4. RENAME THE ALHAMBRA CIVIC CENTER LIBRARY COMMUNITY ROOM AS RUTH C. REESE HALL – F2M1-69, R2M10-6

Staff requested that the City Council approve a Resolution that renames the Alhambra Civic Center Library's Community Room as the Ruth C. Reese Hall in recognition of Ms. Reese's contributions to the Library and the City of Alhambra. Ruth C. Reese was a long-time member of the Friends of the Alhambra Public Library. As one of thirteen local benefactors of her estate, the Civic Center Library received a generous gift in the total amount of \$185,000 from the Ruth C. Reese Lifetime Trust.

Discussion: None

Action Taken: Adopted **Resolution No. R2M10-6** entitled: *A Resolution of the City Council of the City of Alhambra naming the Community Room in the Alhambra Civic Center Library for Ruth C. Reese.*

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

5. ACCEPTANCE OF THE BIG READ GRANT – F2M10-27, M2M10-11

Staff requested that the City Council accept *The Big Read* Grant from the Arts Midwest on behalf of the National Endowment for the Arts in the amount of \$2,500. *The Big Read* is an initiative of the National Endowment for the Arts in partnership with the Institute of Museum and Library Services designed to restore reading to the center of American culture. The funds provided by the grant will be used to develop and present programs and discussion groups surrounding the selected book “The Joy Luck Club” by Amy Tan, which will encourage literary reading in teens and adults by bringing attention to great and accessible works of literature.

Discussion: None

Action Taken: Accepted the \$2,500 grant from the Arts Midwest on behalf of the National Endowment for the Arts (revenue account 101.50.42108) and directed the Director of Finance to allocate the funds to the Big Read Grant account (account 101.50.5010.99115). **(M2M10-11)**

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

6. APPLICATION FOR FUNDING: STATEWIDE PARK DEVELOPMENT & COMMUNITY REVITALIZATION PROGRAM OF 2008 (PROP 84) – F2M10-28, R2M10-7

Staff requested that the City Council authorize staff to apply for grant funding from the State of California under the Statewide Park Development and Community Revitalization Program of 2008 (Prop 84) administered by the Office of Grants and Local Services. The City proposes to apply for grants to improve recreational facilities and amenities through various projects at Almansor Park, Alhambra Park, Story Park and Granada Park.

Discussion: None

Action Taken: Adopted **Resolution No. R2M10-7** entitled: *A Resolution of the City Council of the City of Alhambra approving the application for Statewide Park Program Grant Funds*

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

7. TOLLING AGREEMENT WITH COUNTY OF LOS ANGELES – F2M10-29, C2M10-5, M2M10-12

Last year, the County of Los Angeles (the “County”) presented a claim to the City seeking indemnification and contribution from the City should the County be found liable in the case filed against the County by the National Resources Defense Council (NRDC) and the Santa Monica Baykeeper under the Clean Water Act and related statutes. As an

alternative to bringing Alhambra into the litigation at this point in time, the County has offered a tolling agreement which would preserve the County's rights to pursue the City for indemnification or contribution at a later time, should the County ultimately lose the NRDC lawsuit. The City Attorney and staff recommended that the City Council enter into the tolling agreement, as it will eliminate any immediate need to incur legal fees either defending or prosecuting claims between the City and the County over causes of action that arise or may arise from the NRDC/Santa Monica Baykeeper's dispute with the County.

Discussion: None

Action Taken: Approved that certain TOLLING AGREEMENT with the County of Los Angeles and Los Angeles County Flood Control District, subject to final language approval by the City Manager and City Attorney, a copy of which Agreement is on file in the office of the City Clerk as **Contract No. C2M10-5** and by this reference incorporated herein and made a part hereof as though fully set forth herein; authorized the Mayor to execute the Agreement on behalf of the City; and, directed staff to undertake the steps necessary to finalize Council's action. **(M2M10-12)**

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

8. NOTICE OF COMPLETION: ALMANSOR PARK JOGGING TRAIL REPLACEMENT PROJECT – F2M6-26, C2M7-11, M2M10-13

Staff requested that the City Council accept as complete the installation of the replacement of the rubberized jogging trail surface at Almansor Park by Atlas Tracks, Inc. The work has been completed, inspected by staff and determined to be acceptable.

Discussion: None

Action Taken: Accepted as complete the installation of a Poured-in-Place replacement rubberized jogging trail surface by Atlas Tracks, Inc. for the construction of the Almansor Park Jogging Trail Replacement Project **(C2M7-11)**; authorized the Director of Finance to release the retention 35 days from the date of the recording of the Notice of Completion provided no liens are filed and directed staff to undertake the steps necessary to finalize Council's action. **(M2M10-13)**

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

9. NOTICE OF COMPLETION: GARFIELD RESERVOIR COATING PROJECT - F2M9-60, C2M9-20, M2M10-14

Staff requested that the City Council accept the work of Cor-Ray Painting Co. for the completion of the Garfield Reservoir Coating Project. The completed contract amount is \$161,000. The work has been inspected by staff and all work has been completed in accordance with the City requirements and specifications. It is appropriate to file a notice of completion.

Discussion: None

Action Taken: Accepted as complete the contract with Cor-Ray Painting Co. for the Garfield Reservoir Coating Project (**C2M9-20**) in the amount of \$161,000 and directed staff to undertake the steps necessary to finalize Council's action. (**M2M10-14**)

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

10. NOTICE OF COMPLETION: FIRE DEPARTMENT TRAINING CENTER EXPANSION PROJECT - F2M1-45, C2M9-4, M2M10-15

Staff requested that the City Council accept the work of WRG Fire Training Simulation Systems, Inc. for the completion of the Fire Department Training Facility Expansion Project. One change order was approved by City Council on December 14, 2009, crediting the City in the amount of \$21,977. However, this change order was issued prematurely and staff is recommending that Change Order No. 1 be rescinded. The work has been inspected by staff for conformance with the contract specifications and it is appropriate to file a notice of completion.

Discussion: None

Action Taken: 1) Accepted as complete the contract with WRG Fire Training Simulation Systems, Inc. for the construction of the Alhambra Fire Training Facility Expansion Project in the amount of \$1,087,336.50; 2) rescinded Change Order No. 1; 3) approved Change Order No. 2 in the amount of \$27,986.50 and 4) directed staff to undertake the steps necessary to finalize Council's action. (**M2M10-15**)

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

11. TREASURER'S REPORT - F2M10-1

Discussion: None

Action Taken: Approved as submitted the Treasurer's Report prepared by the

Director of Finance for the month of December, 2009, listing all of the City's and the Alhambra Redevelopment Agency's investments as of December 31, 2009.

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

12. PERSONNEL ACTIONS – F2M10-2

Discussion: None

Action Taken: Ratified the actions of the City Manager set forth in that certain Personnel Actions document dated February 8, 2010 showing the various appointments, classifications, salary changes, etc., since the last City Council meeting.

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

13. DEMANDS - F2M10-1

Discussion: None

Action Taken: Approved as submitted Final Check List (114098 thru 114183) in the amount of \$299,815.11 for the period ending January 7, 2010; Final Check List (114184 thru 114324) in the amount of \$525,989.68 for the period ending January 8, 2010; Final Check List (114327 thru 114465) in the amount of \$1,872,171.78 for the period ending January 14, 2010 and Schedule of Wire Transfers in the amount of \$1,651,852.18 for the week ending December 31, 2009 and Schedule of Wire Transfers in the amount of \$1,941,928.66 for the week ending January 14, 2010; and, Final Check List (114325-6/114466 thru 114557) in the amount of \$306,082.28 for the period ending January 15, 2010.

Vote: Moved: SHAM Seconded: AYALA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

ORDINANCE – FIRST READING

14. INITIATION OF THE PROCESS FOR THE CONDUCT OF THE 11-2-10 ALHAMBRA GENERAL MUNICIPAL ELECTION - F2M10-25, O2M10-4555

Staff requested the City Council consider the adoption of an ordinance calling the

General Municipal Election in the City of Alhambra and the Alhambra Unified School District to be held on November 2, 2010 to be consolidated with the Statewide General Election to be held that same date for the purpose of submitting to the qualified voters the following named officers:

City of Alhambra

Councilperson of the First District, full term
Councilperson of the Second District, full term
Councilperson of the Fifth District, full term

Board of Education

Member, Board of Education – Fourth District, full term
Member, Board of Education – Fifth District, full term

and to take any and all actions necessary at this time to start the election process as more fully discussed in the City Clerk's February 8, 2010 report.

Discussion: None

Action Taken: By motion, instructed the City Attorney to introduce and give first reading to **Ordinance No. O2M10-4555** entitled:

An Ordinance of the Alhambra City Council providing for a General Municipal Election in said City to be held on November 2, 2010, and providing for the participation therein of electors residing in the Alhambra Unified School District in territory outside of the corporate limits of said City, and providing for the consolidation of the General Municipal Election with the statewide General Election; said Election being held for the election of the following City and Unified School District Officials, to wit: Councilperson of the First District, Full Term; Councilperson of the Second District, Full Term; Councilperson of the Fifth District, Full Term; Member, Board of Education – Fourth District, Full Term; and, Member, Board of Education – Fifth District, Full Term

Vote: Moved: AYALA Seconded: MESSINA
Ayes: SHAM, MESSINA, YAMAUCHI, AYALA, PLACIDO
Noes: NONE
Absent: NONE

ORAL COMMUNICATIONS – F2M10-4

Isabel GALLARDO, 1816 Edgewood Drive, spoke regarding her negative experiences at the Joslyn Center including when she was arrested for trespassing. She also felt she had been mistreated by the Alhambra Police while in custody. She also asked why staff had not contacted her about her complaints.

Responding, Chief of Police **HUDSON** explained that the Police Department has interviewed Ms. Gallardo twice on tape and that they would follow-up on the allegations made by Ms.

Gallardo. Director of Community Services **JARVIS** explained that she had attempted to speak with Ms. Gallardo after the Council meeting on January 11, 2010 but that Ms. Gallardo had refused to speak with her. Mayor **PLACIDO** commented that it was disheartening when public comments are made that only provide half of the story as many times the situation is very different from what is spelled out by those speaking at the Council meetings. He expressed doubt about the fact that police officers would act in a disrespectful manner towards Ms. Gallardo as he felt the City has an outstanding staff and Police Department with a Chief of Police that operates by the book.

COUNCIL COMMUNICATIONS (ANNOUNCEMENTS & FUTURE AGENDA ITEMS) F2M10-7

Mr. Yamauchi noted that a Health Fair, sponsored by Arcadia Methodist Hospital, Alhambra Hospital, San Gabriel Valley Medical Center and the USC School of Pharmacy, took place at the West San Gabriel YMCA on Saturday, January 30, 2010. He thanked the sponsors, the YMCA and all those that contributed to the success of the event as many people attended. He announced that commendations would be presented to residents for the 2009 Christmas Decorative Homes at the March 8, 2010 Council Meeting.

Mr. Ayala commended Fremont and Emery Park Elementary Schools for being nominated for the 2009 Statewide Honor Roll by the California Business for Education Excellence. Both schools ranked in the top ten percent statewide and that is a great source of pride for Alhambra. He pointed out that the 2010 Census was underway, encouraged all Alhambra residents to participate and stressed the importance of being counted due to the fact that accurate numbers would help the City to receive more federal funding in the future. He announced that the crime rate in Alhambra had dropped seven percent in 2009 and commended the Alhambra Police Department for their dedicated work to ensure the safety of the City. Finally, he announced that there would be a Neighborhood Watch Block Captains meeting at 6:30 p.m. on February 23, 2010 at the Library and encouraged residents that wished to participate to attend.

Mrs. Messina reported that the Council learned valuable information about high-tech crimes at the Annual Public Safety Conference put on by the Los Angeles County Police Chiefs. As a local elected official, she was reassured to learn that there is a very capable high-tech crimes task force, and more specifically an organization called L.A. Impact, available to provide resources to help cities combat such crimes.

Mr. Sham announced that February 14, 2010 was not only Valentines' Day, but also marked the Chinese New Year, the Year of the Tiger. He wished everyone a Happy Valentines' Day and a Happy Chinese New Year.

Mayor Placido noted that the City of Alhambra was a member of the L.A. Impact organization and had the resources they provide available to the City of Alhambra should they be necessary. He congratulated and thanked the Alhambra Unified School District for their participation in helping to break the Guinness Book of World Records record for the most people jumping rope at one time, beating the record established by Australia. The event was sponsored by the American Heart Association and the children involved helped to raise money for this cause. It was a great event.

ARA RECONVENE & ADJOURNMENT – F2M10-3

Mayor **PLACIDO** asked that tonight's meeting be adjourned in honor of Irma Prieto, a dear friend, devoted Alhambra resident and dedicated volunteer who worked tirelessly in the City of Alhambra. The community truly benefited from her efforts and she will be missed. He offered condolences on behalf of the City Council to her husband Ted, her daughter Corlei Prieto and to all of her family.

At 7:45 p.m., the ARA Chairman reconvened the Agency meeting with all members present; and, as there was no further business for the Agency Board or Council to transact, with the unanimous consent of the Agency Board and City Council, the ARA Chairman and Mayor adjourned their respective meetings

**IN MEMORY
of
IRMA PRIETO**

to 5:30 p.m. on **Monday, February 22, 2010**, in the Council Chambers of the Alhambra City Hall, 111 South First Street, Alhambra, California.

**LAUREN MYLES
CITY CLERK/ARA ASSISTANT SECRETARY**