



PALMDALE

a place to call home

**CITY COUNCIL MEETING
SUCCESSOR AGENCY/HOUSING AUTHORITY
CITY COUNCIL CHAMBERS
38300 SIERRA HIGHWAY
SUITE B
PALMDALE, CA 93550
WEDNESDAY, NOVEMBER 3, 2021
5:00 PM CC
7:00 PM CC/SA/HA
www.cityofpalmdale.org**

WELCOME

In accordance with the current guidance from the California Department of Public Health and the County of Los Angeles Department of Public Health, the Council Chamber is open for in-person public comment and seating. Masks are required to be worn by all persons in attendance. It is recommended that all citizens practice social distancing to the extent possible while in attendance. Councilmembers may choose to participate via conference call.

How to observe the meeting virtually:

1. Spectrum local access Channel 27
2. Online live webcast at www.cityofpalmdale.org.

How to Submit Public Comments:

VERBAL PUBLIC COMMENT DURING THE MEETING – (ZOOM Number: US: +1 669 900 9128 Webinar ID: 869 6227 8280 Passcode: 958787 Webinar attendee link
<https://us06web.zoom.us/j/86962278280?pwd=VEYwOVERRGRaOFFXU2ZOObGdGcWZ1Zz09>.

Verbal comments must be limited to three minutes. Public comments submitted will become part of the official meeting record.

The safety and well-being of employees and the public remains the City's top priority. The City of Palmdale appreciates your patience and understanding during these challenging times.

The City Council is making every effort to follow the spirit and intent of the Brown Act and other applicable laws regulating the conduct of public meetings in order to maximize transparency and public access.

In accordance with the Americans with Disabilities Act of 1990, if you require a disability-related modification or accommodation to participate in this meeting, please contact the City Clerk's Office at (661) 267-5151 at least 72 hours prior to the meeting.

If you require oral Spanish translation, please contact the City Clerk's Office at (661) 267-5151 at least 72 hours prior to the meeting.

"Your courtesy is requested to help our meetings run smoothly. If you'll be kind enough to follow these simple rules, we can make the best possible use of your time and ours:

- Please refrain from public displays or outbursts, such as unsolicited applause, comments, cheering, foul language or obscenities.
- Any disruptive activities that substantially interfere with the ability of the City Council to carry out its meeting will not be permitted and offenders will be asked to leave the meeting.
- Please turn off/mute your cell phones and mobile devices.

1. **5:00 P.M.**

2. **MAYOR TO CALL MEETINGS TO ORDER**

3. **ROLL CALL**

MAYOR HOFBAUER, MAYOR PRO TEM BETTENCOURT,
COUNCILMEMBERS CARRILLO, LOA, BISHOP

4. **PUBLIC COMMENTS**

Now is the time for public participation for any person wishing to speak to the City Council on matters listed or not listed on the agenda, within the jurisdiction of the City Council. If you are attending the meeting by phone, please press *9 to "raise your hand." If attending by personal computer, please click the "raise your hand" button. Press *6 to un-mute yourself, state your name and begin speaking. PLEASE NOTE: A three-minute limit is imposed on each speaker.

5. PRESENTATION BY CITY ATTORNEY

5.1 The reason for holding a closed session is for the purpose of conferring with and/or receiving advice from the City's legal counsel regarding the following pending litigation to which the City is a party:

Special District Risk Management v. City of Palmdale, et al.
Sacramento County Superior Court
Case No. 34-2020-00280343-CU-CO-GDS

This closed session is being held pursuant to the authority of California Government Code Sections 54956.9(a) and 54956.9(d)(1).

Closed session is recommended because the City will assess the merits and weaknesses of this matter and consider the City's perspective. Based on existing facts and circumstances it is the opinion of the City Attorney that it would prejudice the position of the City to discuss this matter in public.

5.2 PUBLIC EMPLOYEE PERFORMANCE EVALUATION (ANNUAL EVALUATION)

Title: City Attorney
Name: Christopher Beck

This closed session is being held pursuant to the the authority of California Government Code Section 54957.

6. ANNOUNCEMENT BY CITY ATTORNEY

7. ADJOURN CLOSED SESSION MEETING

8. 7:00 P.M.

9. PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE IN HONOR OF OUR TROOPS

10. ROLL CALL

MAYOR/CHAIR HOFBAUER, MAYOR PRO TEM/VICE CHAIR BETTENCOURT,
COUNCILMEMBERS/DIRECTORS/COMMISSIONERS CARRILLO, LOA, BISHOP
COMMISSIONER FRAGA-SAENZ

11. PRESENTATIONS

- 11.1 Presentation of the City of Palmdale's Warrior Award by City Manager Murphy to non-staff Clergy members of our community.
- Jorge Carew
 - Anthony Roeback
 - V. Jesse Smith
 - Tim Stroup
 - Regina Nations
 - Lovell Fleming
 - Mike Robles
 - Nolan Hicks
 - Charles Asare
 - Rose Asare
 - Chuck L. Turner Sr.
 - Michael Gonzalez
 - Dalila Reynoso
 - Fernando Reynoso Contreras
- 11.2 Presentation by City Manager Murphy of the City of Palmdale's Warrior Award to Tracy Cooper.
- 11.3 Presentation of a check by Mayor and Council to the Palmdale Sheriff Boosters.
- 11.4 Presentation of a Proclamation by Mayor and Council declaring November as Veterans and Military Family Month in the City of Palmdale.
- 11.5 Presentation of a Commendation and Certificates of Recognition by Mayor and Council to the Palmdale High School Boys Varsity Team on being named the CIF-Southern Section Division 4 champions.
- 11.6 Presentation honoring the City of Palmdale as a finalist for the Most Business Friendly City in LA County Award. Presented by Linden Johnson from the Los Angeles County Economic Development Corporation (LAEDC).
- 11.7 Presentation from Sister Cities Association to Mayor and Council.
- 11.8 Presentation of a cute critter available for adoption at the Palmdale Animal Care Center.

12. WAIVER OF FULL READING OF RESOLUTION(S) and ORDINANCE(S)

Staff Recommendation: Move to waive full reading of the Resolution (s) and/or Ordinance(s) to be considered and voted on at this meeting. (Voice Vote - Requires a majority to waive.)

13. PUBLIC COMMENTS

Now is the time for public participation for any person wishing to speak to the City Council/Housing Authority on matters listed or not listed on the agenda, within the jurisdiction of the City Council/Housing Authority. If you are attending the meeting by phone, please press *9 to "raise your hand." If attending by personal computer, please click the "raise your hand" button. Press *6 to un-mute yourself, state your name and begin speaking. PLEASE NOTE: A three-minute limit is imposed on each speaker.

14. HOUSING AUTHORITY CONSENT CALENDAR

All matters listed under the Consent Calendar will be enacted by one motion unless an item(s) is pulled by the Authority, in which case the item(s) will be removed from the Calendar and will be considered separately following this portion of the Agenda.

14.1 Approve maximum rent for Housing Authority Boulders Mobile Home Parks and authorize the Authority Executive Director or his designee to review and determine future increases of the maximum space rent for qualifying spaces. (Staff Reference: Director of Neighborhood Services Miller - Presented by Housing Manager Reyes)

14.2 Approve the minutes from the previous meetings. (Staff Reference: Authority Secretary Smith)

HA - September 7, 2021

15. CONSENT CALENDAR

All matters listed under the Consent Calendar will be enacted by one motion unless an item(s) is pulled by Council, in which case the item(s) will be removed from the Calendar and will be considered separately following this portion of the Agenda.

15.1 Receive and File the Monthly and Quarterly Investment Activity Reports for September 2021. (Staff Reference: Finance Manager Kang)

15.2 Adopt Resolution No. CC 2021-072, a Resolution of the City Council of the City of Palmdale amending the City of Palmdale Human Resources Rules and Regulations. (Staff Reference: Human Resources Manager Nevarez)

- 15.3 Receive and file the annual activity report for Development Agreement (DA) A-5595. (Staff Reference: Director of Economic and Community Development Garibay - Planning Manager Taggart)
- 15.4 Approve Purchase Order 20220295 with Omni Card LLC, for the purchase of gift cards for Jumpstart Palmdale in the amount not to exceed \$200,000. (Staff Reference: Director of Economic and Community Development Garibay)
- 15.5 Approve two agreements 1) Professional Services Agreement with TruePoint Solutions, LLC for the implementation of Land Use, Plan Review, Permitting and Inspection Tracking System in an amount not to exceed \$300,000 for a term of 3 years; and 2) Subscription Services Agreement with Accela Civic Good for subscription to land use, plan review, permitting and inspection tracking software application for an annual fee of \$116,000 for first year with a 5% escalator each year for a term of 5 years. (Staff Reference: Information Technology Manager Thompson - Presented by Assistant to the City Manager Lopez)
- 15.6 Adopt Resolution No. CC 2021-103, a Resolution of the City Council of the City of Palmdale to continue the Proclamation of a local emergency resulting from Coronavirus Disease (COVID-19). (Staff Reference: Director of Neighborhood Services Miller - Presented by Public Safety Supervisor German)
- 15.7 Approve first amendment to agreement with LDM Associates, Inc. to provide technical assistance services for Consolidated Plan Programs and Treasury Funding, increasing the not to exceed amount to \$370,000 and approve budget for the HOME ARP Grant. (Staff Reference: Director of Neighborhood Services Miller - Presented by Housing Manager Reyes)
- 15.8 Adopt Resolution No. CC 2021-105, a Resolution of the City Council of the City of Palmdale to accept the Los Angeles County Council of Governments Regional Homelessness Coordination and Innovation Funds of \$335,000. (Staff Reference: Director of Neighborhood Services Miller - Presented by Housing Manager Reyes)
- 15.9 Approve the Community Clergy Connect Program, an innovative program used to connect with the community by providing support and resources to individuals and families in an effort to deter and prevent incidents of domestic violence and homelessness. (Staff Reference: Director of Neighborhood Services Miller - Presented by Public Safety Specialist Diaz)

- 15.10 Adopt Resolution No. CC 2021-091, a Resolution of the City Council of the City of Palmdale declaring its intention to conduct a public hearing to consider the vacation of portions of 5th Street West, Auto Center Drive, and Trade Center Drive and the reservation of utility easements therein. (Staff Reference: Director of Public Works Heffernan)
- 15.11 Approve On-Call Labor Compliance Consultant Services Agreements with Perceptive Enterprises, Inc., and TSG Enterprises, Inc., dba The Solis Group, in the amount of \$500,000 per agreement, over a period of three (3) years. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)
- 15.12 Award Construction Agreement with Nuline Technologies, LLC., for PN 751-B, Sanitary Sewer Pipeline Trenchless Rehabilitation Project, at various locations throughout the City, in the amount of \$172,300. for a term of 6 months from the date of Notice to Proceed. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)
- 15.13 Notice of Completion - Accept completed Project No. 812, Traffic Signal Installation at 5th Street West and Auto Center Drive. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Work Glidden)
- 15.14 Award Construction Agreement with Dearth E&C, Inc., for Project No. 813, Palmdale Film Stages, located at 38448 Sierra Highway, in the amount of \$441,835 for the term of 30 weeks. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)
- 15.15 Award Construction Agreement with Knorr Systems, Inc. for Project No. 838, Dry Town Water Park and Oasis Park Pool Filter Removal and Replacement in the amount of \$554,135.09 for a term of 6 months from the date of the Notice to Proceed. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)
- 15.16 Award Construction Agreement with Knorr Systems, Inc. for Project No. 841, Pool Boiler Replacement and Energy Efficiency Project, in the amount of \$642,056.36 for a term of 6 months from the date of the Notice to Proceed. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Heffernan)
- 15.17 Approve Agreement with Advantage Mailing, LLC for the printing of the Palmdale News, Activities, and Entertainment Magazine in the amount of \$119,128 for a term of one year with the City reserving the option to extend the agreement for

two additional terms of one year each. (Staff Reference: Communications Manager Mlynar)

- 15.18 Adopt Resolution No. CC 2021-098, A Resolution of the City Council of the City of Palmdale Repealing Resolution No. CC 86-185 Regarding Posting of Ordinances, Agendas, and Public Notices in Public Places in its entirety. (Staff Reference: City Attorney Beck)
- 15.19 Approve the minutes from the previous meetings. (Staff Reference: City Clerk/Agency Secretary Smith)

CC - September 13, 2021

CC - October 5, 2021

SA - October 5, 2021

16. PUBLIC HEARING

- 16.1 Public Hearing to receive input from the community regarding the redrawing of election district boundaries. (Staff Reference: City Clerk Smith)
- 16.2 Public Hearing and Review of Proposed Resolution Nos. CC 2021-080 **OR** CC 2021-081 for adoption. (Staff Reference: Director of Public Works Heffernan)

RESOLUTION NO. CC 2021-080, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALMDALE CONFIRMING THE BALLOT RESULTS TO DETERMINE THAT NO MAJORITY PROTEST EXISTS IN THE PROCEEDINGS, AND ORDERING THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF PALMDALE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT, AS ANNEXATION NO. 2020-324;

OR

RESOLUTION NO. 2021-081, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALMDALE CONFIRMING THE BALLOT RESULTS TO DETERMINE THAT A MAJORITY PROTEST EXISTS IN THE PROCEEDINGS TO ANNEX TERRITORY INTO THE CITY OF PALMDALE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT AS ANNEXATION NO. 2020-324.

Staff Recommendation: Adopt Resolution No. CC 2021-080 **OR** Resolution No. CC 2021-081.

- 16.3 Public Hearing and Review of Proposed Resolution Nos. CC 2021-083 **OR** CC 2021-084 for adoption. (Staff Reference: Director of Public Works Heffernan)

RESOLUTION NO. CC 2021-083, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALMDALE CONFIRMING THE BALLOT RESULTS TO DETERMINE THAT NO MAJORITY PROTEST EXISTS IN THE PROCEEDINGS, AND ORDERING THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF PALMDALE STREETLIGHT MAINTENANCE ASSESSMENT DISTRICT NO. 1 AS ANNEXATION 2019-186;

OR

RESOLUTION NO. CC 2021-084, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALMDALE CONFIRMING THE BALLOT RESULTS TO DETERMINE THAT A MAJORITY PROTEST EXISTS IN THE PROCEEDINGS TO ANNEX TERRITORY INTO THE CITY OF PALMDALE STREETLIGHT MAINTENANCE ASSESSMENT DISTRICT NO. 1 AS ANNEXATION 2019-186.

Staff Recommendation: Adopt Resolution No. CC 2021-083 **OR** Resolution No. CC 2021-084.

- 16.4 Public Hearing and Review of Proposed Ordinance No. 1573 approving Specific Plan Amendment 18-003 and Resolution No. CC 2021-106 approving Tentative Tract Map 61894. (Staff Reference: Director of Economic and Community Development Garibay - Presented by Planning Manager Megan Taggart)

ORDINANCE NO. 1573, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALMDALE, CALIFORNIA, APPROVING SPECIFIC PLAN AMENDMENT 18-003; A REQUEST TO AMEND THE CITY RANCH (ANAVERDE) SPECIFIC PLAN TO REDUCE THE NUMBER OF DWELLING UNITS, REDUCE COMMERCIAL SQUARE FOOTAGE, REDUCE PARK ACREAGE, ALLOW FOR THE DEVELOPMENT OF AN ACTIVE ADULT COMMUNITY, ELIMINATE THE GOLF COURSE, AND INCREASE ACTIVE AND PASSIVE OPEN SPACE ON APPROXIMATELY 1,400 ACRES GENERALLY LOCATED SOUTH OF ELIZABETH LAKE ROAD BETWEEN RANCH CENTER DRIVE AND LOUISE LANE (APPROXIMATELY 5,500 FEET WEST OF TIERRA SUBIDA AVENUE) AND CONTINUING SOUTH OF AVENUE S TO THE PALMDALE CITY LIMITS

RESOLUTION NO. CC 2021-106, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALMDALE, CALIFORNIA, APPROVING TENTATIVE TRACT MAP 61894 MAJOR MODIFICATION NO. 1; A REQUEST TO MODIFY

CONDITIONS OF APPROVAL FOR TENTATIVE TRACT MAP 61894 TO COINCIDE WITH REVISIONS TO THE CITY RANCH (ANAVERDE) SPECIFIC PLAN THROUGH SPECIFIC PLAN AMENDMENT 18-003, ON APPROXIMATELY 1,400 ACRES GENERALLY LOCATED SOUTH OF ELIZABETH LAKE ROAD BETWEEN RANCH CENTER DRIVE AND LOUISE LANE (APPROXIMATELY 5,500 FEET WEST OF TIERRA SUBIDA AVENUE) AND CONTINUING SOUTH OF AVENUE S TO THE PALMDALE CITY LIMITS

Staff Recommendation: Adopt Ordinance No. 1573 and Resolution No. CC-2021-106

- 16.5 Public Hearing and Review of Proposed Ordinance No. 1572 for adoption (ZOA 21-003). (Staff Reference: Director of Economic and Community Development Garibay - Presented by Associate Planner Sauder)

ORDINANCE NO. 1572, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALMDALE, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT ZONING ORDINANCE AMENDMENT 21-003 TO ENSURE COMPLIANCE WITH APPLICABLE LAWS, ADD CLARIFYING LANGUAGE, AND MODIFY STANDARDS TO ENHANCE FLEXIBILITY FOR SIGN PROGRAMS, SIGN TYPES AND MONUMENT SIGNS (PALMDALE MUNICIPAL CODE CHAPTERS 17.16, 17.88 AND 17.92)

Staff Recommendation: Adopt Ordinance No. 1572

17. NEW BUSINESS

- 17.1 Review and approve FY 2022 Measure AV budget adjustment. (Staff Reference: Finance Manager Kang)
- 17.2 Adopt Resolution No. CC 2021-104, a Resolution of Energy for Palmdale's Independent Choice (EPIC) authorizing California Choice Energy Authority (CalChoice) to enter into a Long-Term Resource Adequacy (RA) Agreement with Calpine Energy, L.P. (Calpine) on behalf of EPIC for a period of eight (8) years. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)

18. INFORMATIONAL REPORT FROM MAYOR AND / OR COUNCILMEMBERS ON THEIR VARIOUS COMMITTEE MEMBERSHIPS AND MEETINGS ATTENDED AT PUBLIC EXPENSE

18.1 COMMITTEE MEMBERSHIPS.

- ANTELOPE VALLEY AIR QUALITY MANAGEMENT DISTRICT
- ANTELOPE VALLEY TRANSIT AUTHORITY
- CALIFORNIA CONTRACT CITIES ASSOCIATION
- CITY OF PALMDALE AUDIT COMMITTEE
- CITY OF PALMDALE INVESTMENT OVERSIGHT COMMITTEE
- HIGH DESERT CORRIDOR JOINT POWERS AUTHORITY
- LEAGUE OF CALIFORNIA CITIES
- LOS ANGELES COUNTY SANITATION DISTRICT
- NORTH LOS ANGELES COUNTY TRANSPORTATION COALITION
- PALMDALE RECYCLED WATER AUTHORITY
- SOUTHERN CALIFORNIA ASSOCIATION OF GOVERNMENTS REGIONAL COUNCIL
- UNITED STATES/MEXICO SISTER CITIES ASSOCIATION
- CALIFORNIA STATE PRISON – LOS ANGELES COUNTY, CITIZENS ADVISORY COMMITTEE

18.2 MEETINGS ATTENDED AT PUBLIC EXPENSE

19. CITY MANAGER'S REPORT

20. CITY COUNCIL REQUESTS FOR NEW AGENDA ITEMS

21. **Adjourn** meeting to November 17, 2021 at 7:00 p.m. in the City Hall Council Chamber located at 38300 Sierra Highway, Suite B, Palmdale, California.