



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, APRIL 6, 2022
5:00 PM
7:00 PM
www.cityofpalmdale.org**

WELCOME

The Council Chamber is open for in-person public comment and seating.
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: +1 346
248 7799 Webinar ID: 867 2246 5619 Passcode: 057780

Webinar attendee link [https://us06web.zoom.us/j/86722465619?
pwd=TEt0ekFHb0k3Y1JtSkRiem5OMGM2QT09](https://us06web.zoom.us/j/86722465619?pwd=TEt0ekFHb0k3Y1JtSkRiem5OMGM2QT09).

Verbal comments must be limited to 3 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.

5:00 P.M.

1. MAYOR TO CALL MEETINGS TO ORDER

2. ROLL CALL

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

3. 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.

4. PRESENTATION BY CITY ATTORNEY

4.1 CONFERENCE WITH LABOR NEGOTIATORS

City representatives: Steve Hofbauer, Mayor
Unrepresented employee: Ronda Perez, Interim City Manager

This Closed Session is being held pursuant to the authority of California Government Code Section 54957.6.

4.2 CONFERENCE WITH LABOR NEGOTIATORS

City representatives: Steve Hofbauer, Mayor
Unrepresented employee: Christopher Beck, City Attorney

This Closed Session is being held pursuant to the authority of California Government Code Section 54957.6.

4.3 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION

The existing facts and circumstances that constitute a significant exposure to litigation are detailed in the following claim received by the City, which is available for public inspection pursuant to Government Code Section 54957.5:

Claimant: Patricia Nevarez
City Claim No.: 2022-005
Date Filed: 1/27/22
Date of Loss: Various

4.4 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION

The existing facts and circumstances that constitute a significant exposure to litigation are detailed in the following claim received by the City, which is available for public inspection pursuant to Government Code Section 54957.5:

Claimant: Shanae Smith
City Claim No.: 2022-005
Date Filed: 1/10/22
Date of Loss: Various

4.5 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION

The existing facts and circumstances that constitute a significant exposure to litigation are detailed in the following claim received by the City, which is available for public inspection pursuant to Government Code Section 54957.5:

Claimant: Maithi Ricci
City Claim No.: 2021-047
Date Filed: 09/27/21
Date of Loss: 09/22/21

- 4.6 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION
The existing facts and circumstances that constitute a significant exposure to litigation are detailed in the following claim received by the City, which is available for public inspection pursuant to Government Code Section 54957.5:

Claimant: Michael Behen
City Claim No.: 2022-008
Date Filed: 02/09/22
Date of Loss: Various

- 4.7 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Section 54956.9 of the California Government Code.
Number of Cases: One.

- 4.8 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Section 54956.9: One case.
A point has been reached where, in the opinion of the City on the advice of the City Attorney, based on existing facts and circumstances, there is a significant exposure to litigation against the City. The City believes that the facts and circumstances that might result in litigation against the City are not yet known to a potential plaintiff or plaintiffs.

5. ANNOUNCEMENT BY CITY ATTORNEY

6. ADJOURN CLOSED SESSION MEETING

7:00 P.M.

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

8. ROLL CALL

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

9. PRESENTATIONS

- 9.1 Presentation of a cute critter available for adoption at the Palmdale Animal Care

Center.

- 9.2 Presentation of a Proclamation by Mayor and Council declaring April as Child Abuse Awareness and Prevention Month in the City of Palmdale.
- 9.3 Presentation of Certificates of Recognition by Mayor and Council to the Antelope Valley Futbol Club (AVFC) for winning the 2022 Cal South State Cup.
- 9.4 Presentation of a Proclamation by Mayor and Council declaring April 2022 as Fair Housing Month in the City of Palmdale.
- 9.5 Presentation by Mayor and Council to William Warford for 38 years of service to the Antelope Valley Press.

10. 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.)

11. 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.

12. HOUSING AUTHORITY CONSENT CALENDAR

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

- 12.1 Approve the License Agreement between Music and Kids and Housing Authority of the City of Palmdale for the Management of the Gabriel's House Program. (Staff Reference: Director of Neighborhood Services Miller - Presented by Housing Manager Reyes)

[3a HA SR- Music and Kids A-7714 v2.docx](#)
[3b Gabriel's House License Agreement 3.4.22.pdf](#)

- 12.2 Approve the minutes from previous meetings. (Staff Reference: Authority Secretary Smith)
[HA MINS 11 3 2021.pdf](#)
[HA MINS 11 17 2021.pdf](#)
[HA MINS 12 01 2021.pdf](#)

13. ADJOURN HOUSING AUTHORITY

14. 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.

- 14.1 Receive and file the monthly investment activity reports for February 2022. (Staff Reference: Finance Manager Kang)
[Staff_Report_-_Investment_Report_February_2022.docx](#)
[08 February 2022 Investment Report City & Successor.pdf](#)
- 14.2 Approve Second Amendment to professional services Agreement with Robert Half International, Inc. for an additional amount of \$75,000 not to exceed amount of \$125,000 for the term through June 30,2023 and approve the additional budget appropriation for \$75,000 in the General Fund. (Staff Reference: Finance Manager Kang)
[01._Staff_Report_-_Agreement_A-7092_Robert_Half.docx](#)
[DocuSign_Robert_Half_International_In.pdf](#)
- 14.3 Approve the Measure AV Reserve Policy. (Staff Reference: Finance Manager Kang)
[01. Staff_Report_-_Measure_AV_Reserve_Policy.docx](#)
[Measure AV Reserve Policy.docx](#)
- 14.4 Adopt Resolution No. CC 2022-044, A Resolution of the City Council of the City of Palmdale Requesting a New Full-Time Position and Amending the City's Classification and Pay Plan for General Positions. (Staff Reference: Human Resources Manager Nevarez)
[Staff_Report_Resolution_CC_2022.044 Deputy Director Finance 4.6.22.docx](#)
[Resolution CC 2022.044 Deputy Dir Finance 4.6.22.doc](#)
[Exhibit 1 CC 2022.044 4.6.22 CLASSIFICATION AND PAY PLAN General Positions.doc](#)
- 14.5 Approve Agreement No. A-7865 with Innovative Concert Lighting, Inc. to provide lighting production and equipment services for the Palmdale Amphitheater, in an amount not to exceed \$117,000 for a three year term with two one-year options. (Staff Reference: Director of Parks and Recreation Smith)

- 14.6 Approve Agreement No. A-7866 with Pacific West Sound, Inc. to provide sound production and event equipment services for the Palmdale Amphitheater, in an amount not to exceed \$242,000 for a three year term with two one-year options. (Staff Reference: Director of Parks and Recreation Smith).
[Staff_Report-RFP Pacific West Sound FINAL 04062022.docx](#)
[AGREEMENT A-7866 Pacific West Sound.pdf](#)
- 14.7 Approve Third Amendment to the Agreement with Interwest Consulting Group for an amount, not to exceed \$100,000. (Staff Reference: Director of Economic and Community Development Garibay)
[Staff_Report_for_Interwest_April_6_2022 \(1\).docx](#)
[Amendment to Agreement - Interwest Consulting Group \(A-6355\) Amendment # 3 - 4-6-2022.pdf](#)
- 14.8 Approve 4th Amendment to the Agreement with Bureau Veritas North America for an additional amount not to exceed amount of \$120,000. (Staff Reference: Director of Economic and Community Development Garibay)
[Staff_Report_for_Bureau_Veritas_April_6_2022 \(1\).docx](#)
[Amendment to Agreement - Bureau Veritas North America \(A-6354\) Amendment #4 - 4-6-2022.pdf](#)
- 14.9 Approve the agreement with Karma Rescue, Inc. to administer a low or no cost spay and neuter program for Palmdale residents. (Staff Reference: Director of Neighborhood Services Miller- Presented by Public Safety Supervisor German)
[Staff_Report_Spay._Neuter_A-7837 \(2\).docx](#)
[Sole Source Justification approved by K.K..pdf](#)
[City of Palmdale - Agreement No. A-7837 Contract for Services Between the City of Palmdale and Karma Rescue Inc. - DRAFT.pdf](#)
- 14.10 Notice of Completion - Accept Public Improvements for Carmax located at northeast corner of 5th Street West and Technology Drive. (Staff Reference: Director of Public Works Heffernan)
[SR-04062022 15-26.docx](#)
[EXHIBIT A 15-26.docx](#)
[EXHIBIT B.docx](#)
[Signed NOC.pdf](#)
- 14.11 Award Construction Contract with Alfaro Communications Construction, Inc. for PN 670, Palmdale Blvd. and 15th St. East Intersection Improvement Project, in the amount of \$648,250.60, for a term of 100 calendar days. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director Works Glidden)

- 14.12 Notice of Completion - Accept Completed Project with America Landscape Inc. for PN 758, Avenue S LMD Landscape Enhancement. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)

[Stf Rpt NOC PN 758.docx](#)
[Signed NOC.pdf](#)

- 14.13 Award Construction Agreement with ACCO Engineered Systems for PN 759, Palmdale Playhouse HVAC Replacement Phase 2, in the amount of \$369,007.49, for a term of 7 months from the date of notice to proceed. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)

[Staff_Report_-_Award_Construction_PN_759_Phase_2\(2\).docx](#)

- 14.14 Approve Amendment No. 3 for PN 795, Sam Yellen Park, Phase II, with KTUA in the amount of \$182,665. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)

[PN 795 - Design_Amendment.docx](#)
[Amendment_3_to_Agreement_No._A-6824.pdf](#)

- 14.15 Award Construction Agreement with New Art Construction, Inc., for PN 837, IT Server Room Uninterruptable Power Supply, located at 38300 Sierra Highway, in the amount of \$208,000 for a term of 18 weeks. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)

[Award_IT Server Room UPS_Construction.docx](#)

- 14.16 Adopt Resolution No. CC 2022-028, a Resolution of the City Council of the City of Palmdale, approving Joint Resolution of the Board of Supervisors of the County of Los Angeles, the Board of Directors of the Antelope Valley Cemetery District, the Board of Trustees of the Antelope Valley Mosquito and Vector Control District, the Board of Directors of County Sanitation District No. 14 of Los Angeles County, the Board of Directors of Antelope Valley Resource Conservation District, the City Council of the City of Palmdale, and the Board of Directors of the Antelope Valley-East Kern Water Agency approving and accepting the negotiated exchange of property tax revenues resulting from annexation of property designated as Annexation 40-153 (34-44), local agency Formation Commission Designation 2021-02, to the Los Angeles County Waterworks District No. 40, Antelope Valley. (Staff Reference: Director of Public Works Heffernan)

[040622, Reso CC 2022-028 Staff_Report.docx](#)
[040622, Reso CC 2022-028, Waterworks 40-153 \(34-44\).doc](#)
[Waterworks Tax Sharing, Annexation 40-153 \(34-44\).pdf](#)

- 14.17 Adopt Resolution No. CC 2022-023, a Resolution of the City Council of the City of Palmdale approving the application for Local Streets and Roads Funds authorized under Article 8 of the Transportation Development Act. (Staff Reference: Director of Public Works Heffernan - Presented by Deputy Director of Public Works Glidden)

[Staff Report-Resolution 4.6.22.docx](#)
[TDA 8 reso FY 2022.pdf](#)

- 14.18 Approve Final Tract Map No. 60431-01 (located at the southwest corner of Avenue M-8 and 70th Street West). (Staff Reference: Director of Public Works Heffernan)

[TR 60431-01 Approval - Staff Report.docx](#)
[TR 60431-01 Final.pdf](#)

- 14.19 Approve the minutes from the previous meetings. (Staff Reference: City Clerk/Agency Secretary Smith)

CC - February 16, 2022

CC/SA - March 2, 2022

CC - March 7, 2022

[02 16 2022 Minutes CC.pdf](#)

[03 02 2022 Minutes CC-SA.pdf](#)

[03 07 2022 Minutes CC.pdf](#)

15. PUBLIC HEARING

- 15.1 Public Hearing and review of proposed Resolution No. CC 2022-031 for adoption. (Staff Reference: Director of Economic and Community Development Luis Garibay - Presented by Eric Norris)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALMDALE DENYING APPEAL 22-001 AND UPHOLDING THE PLANNING COMMISSION'S APPROVAL OF CONDITIONAL USE PERMIT 22-001 FOR THE IMPLEMENTATION OF PLANNED DEVELOPMENT DOCUMENT 21-001 AND VESTING TENTATIVE TRACT MAPS 51604, 51605, 51606, 51607, 52093, and 52116

[CC SR 4-6-22.docx](#)

[Reso No. CC 2022-031.docx](#)

[Appeal Letter.pdf](#)

[DKS Appeal Response Letter 031822.pdf](#)

[TB Ritter Ranch Appeal Response \(2022-03-18\).pdf](#)

[8D - 1st Part.pdf](#)

[8D - 2nd Part.pdf](#)

- 15.2 Adopt Resolution No. CC 2022-029, a Resolution of the City Council of the City of Palmdale approving Interim Agreement associated with Ritter Ranch Master Planned Community and Community Facilities District No. 93-1 (Ritter Ranch) and actions referenced to therein. (Staff Reference: Director of Public Works Heffernan)

[040622, Reso CC 2022-029 Staff_Report.docx](#)

[031622, Ritter Ranch Interim Agreement A-7796.docx](#)

[Reso CC 2022-029, Ritter Ranch Interim Agreement.doc](#)

- 15.3 Public Hearing and Review of Proposed Ordinance No. 1579 for adoption. (Staff Reference: Interim City Manager Perez)

ORDINANCE NO. 1579, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALMDALE , CALIFORNIA, TO ENSURE PALMDALE'S ELECTIONS COMPLY WITH THE CALIFORNIA VOTING RIGHTS ACT; AMENDING SECTIONS 2.080.10, 2.08.020, 2.08.030, 2.08.060, 4.10.010, 4.10.020, 4.11.010 and 4.11.020 OF THE PALMDALE MUNICIPAL CODE, ADDING SECTION 4.10.030 TO THE PALMDALE MUNICIPAL CODE, REPEALING SUBDIVISIONS (B) AND (C)(2) OF SECTION 2.08.025 OF THE PALMDALE MUNICIPAL CODE, ESTABLISHING DISTRICT-BASED ELECTIONS, DEFINING DISTRICT BOUNDARIES, AND SCHEDULING DISTRICT ELECTIONS

Staff Recommendation: Adopt Ordinance No. 1579

[4.6.2022_Public_Hearing_And_Adoption_Of_Ordinance_1579_Transitioning_To_Five_Council_Districts_And_A_Rotating_Mayor.docx](#)

[ORD_1579.docx](#)

[Five District Map 2.pdf](#)

16. NEW BUSINESS

- 16.1 Approve the First Amendment to Employment Agreement Between the City of Palmdale and Interim City Manager, Ronda Perez. (Staff Reference: Human Resources Manager Nevarez)

[SR 1st Amend Perez Emp Agt 040622.docx](#)

[First Amendment.RondaPerez.3.15.22 \(002\).docx](#)

- 16.2 Approve the first amendment to employment agreement No. A-7065 between the City of Palmdale and Christopher Beck, City Attorney (Staff Reference: Human Resources Manager Nevarez)

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

17.1 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

17.2 MEETINGS ATTENDED AT PUBLIC EXPENSE

[Bettencourt Informational Report 04062022.docx](#)

18. CITY MANAGER'S REPORT

19. CITY COUNCIL REQUESTS FOR NEW AGENDA ITEMS

- 20. Adjourn** meeting to April 20, 2022 at 7:00 p.m. in the City Hall Council Chamber located at 38300 Sierra Highway, Suite B, Palmdale, California.