

CITY OF MONTCLAIR
AGENDA FOR CITY COUNCIL, REDEVELOPMENT AGENCY, AND
MONTCLAIR HOUSING CORPORATION MEETINGS

To be held in the Council Chambers
5111 Benito Street, Montclair, California

June 2, 2003

7:00 p.m.

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- I. **CALL TO ORDER** – City Council, Redevelopment Agency, and Montclair Housing Corporation
- II. **INVOCATION**
- III. **PLEDGE OF ALLEGIANCE**
- IV. **ROLL CALL**
- V. **PRESENTATIONS** – None
- VI. **PUBLIC COMMENT**

This section is intended to provide members of the public with an opportunity to comment on any subject that does not appear on this agenda. Each speaker will be afforded five minutes to address the City Council Members and Redevelopment Agency and Montclair Housing Corporation Boards of Directors. (Government Code Section 54954.3)

Under the provisions of the Brown Act, the City Council/Agency/MHC is prohibited from taking action on items not listed on the agenda.

VII. PUBLIC HEARINGS

- A. Consider Adoption of Resolution No. 03-08, a Resolution of the City of Montclair Redevelopment Agency Adopting Owner Participation Rules, General Relocation Rules, and the Report to Participating Jurisdictions for the Mission Boulevard Joint Redevelopment Project [RDA]

Consider Adoption of Resolution No. 03-09, a Resolution of the City of Montclair Redevelopment Agency Certifying the Program Environmental Impact Report for the Mission Boulevard Joint Redevelopment Project [RDA]

Consider Adoption of Resolution No. 03-10, a Resolution of the City of Montclair Redevelopment Agency Approving the Cooperation and Implementation Agreement for the Mission Boulevard Joint Redevelopment Project [RDA]

Consider Adoption of Resolution No. 03-2453, a Resolution of the City Council of the City of Montclair Accepting and Approving the City of Montclair Redevelopment Agency's Report to Participating Jurisdictions for the Redevelopment Plan for the Mission Boulevard Joint Redevelopment Project [CC]

Consider Adoption of Resolution No. 03-2454, a Resolution of the City Council of the City of Montclair Approving the Program Environmental Impact Report as a Responsible Agency Under CEQA for the Mission Boulevard Joint Redevelopment Project [CC]

Consider Adoption of Resolution No. 03-2455, a Resolution of the City Council of the City of Montclair Approving the Cooperation and Implementation Agreement for the Mission Boulevard Joint Redevelopment Project [CC]

First Reading -Consider Adoption of Ordinance No. 03-836, an Ordinance of the City Council of the City of Montclair Adopting the Redevelopment Plan for the Mission Boulevard Joint Redevelopment Project [CC]

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B. Consider Approval of Agreement No. 03-58, a Lease Agreement by and between the City of Montclair Redevelopment Agency and Metro Nissan of Montclair Concerning Property Located at 4840 Arrow Highway [RDA]

84

C. Consider Adoption of Resolution No. 03-2444 Requesting that the Local Agency Formation Commission Initiate Proceedings for Reorganization to Include City of Montclair Annexation No. 22 and Detachment from Monte Vista Fire Protection District [CC]

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VIII. CONSENT CALENDAR

A. Approval of Minutes

1. Minutes of Regular Joint Council/Agency/Corporation Meeting of May 5, 2003 [CC/RDA/MHC]

B. Administrative Reports

1. Consider Setting a Public Hearing to Consider Ordinance No. 03-834 Amending Chapter 11.38 of the Montclair Municipal Code Related to Fences [CC]

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2. Consider Setting a Public Hearing to Consider an Appeal by the City of Pomona Related to the Planning Commission's Approval of Case No. 2003-15 [CC]

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3.	Consider Approval of Parcel Merger No. 2002-4 Located at 4571 State Street [CC]	98
4.	Consider Approval of Parcel Map No. 16467 [CC]	129
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5.	Consider Approval of Adjusted Allocation of California Law Enforcement Equipment Program (CLEEP) High Technology Grant Funds [CC]	131
6.	Consider Authorization to Purchase An Additional Utility Trailer for the Public Works Department with Funds from the Fiscal Year 2002-03 Budget [CC]	133
7.	Consider Acceptance of Grant Deed No. 1615 for Drainage and Sanitary Sewer Easements on Lot No. 61 of Tract No. 5136 to Allow for Construction and Maintenance of Storm Drain and Sewer Facilities [CC]	134
8.	Consider Receiving and Filing of Treasurer's Report [CC]	135]
9.	Consider Approval of Warrant Register and Payroll Documentation [CC]	136
10.	Consider Receiving and Filing of Treasurer's Report [RDA]	137
11.	Consider Approval of Warrant Register [RDA]	138
12.	Consider Receiving and Filing of Treasurer's Report [MHC]	139
13.	Consider Approval of Warrant Register [MHC]	140

C. Agreements

1.	Consider Approval of Agreement No. 03-64 by and between the City of Montclair, the City of Montclair Redevelopment Agency, and Mariposa Horticultural Enterprises, Inc., for Median Island, Park, and Parkway Landscape and Maintenance [CC]	141
2.	Consider Approval of Agreement No. 03-65 with West Coast Arborists for Tree Maintenance Services [CC]	168
3.	Consider Approval of Agreement No. 03-66, an Assignment and Assumption Agreement by and between the City of Montclair Redevelopment Agency and Douglas Nye Regarding the Purchase of the Vacant 3.4-Acre Property Located at the Southerly Terminus of the 10300 Block of Pradera Avenue [RDA]	

	Consider Authorization of an Appropriation of \$365,000 from the Housing Fund for Acquisition and Closing Costs for the Subject 3.4-Acre Property [RDA]	189
4.	Consider Approval of Agreement No. 03-67 with Liebert Cassidy Whitmore for Participation in the East Inland Empire Employment Relations Consortium [CC]	202
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5.	Consider Approval of Agreement No. 03-68, a Purchase and Sale Agreement by and between the City of Montclair Redevelopment Agency and Pomona First Federal Bank and Trust (PFF) as Trustees of the Philip T. Hurst and Martha E. Hurst Trust for the Single-Family Residence Located at 5326 San Bernardino Street [RDA]	
	Consider an Appropriation of \$216,000 from the Special Housing Fund for Acquisition and Closing Costs [RDA]	205
6.	Consider Approval of Agreement No. 03-69 with Charles W. Bader Consulting for State Legislative Advocacy Services [CC]	
	Consider an Appropriation of \$500 from the Fiscal Year 2002-03 Contingency Account and an Additional Appropriation of \$6000 from the Fiscal Year 2003-04 Contingency Account [CC]	208
7.	Consider Approval of Agreement No. 03-70 with RRM Design Group for the Design of North Montclair Median Landscaping and Entry Sign Project [CC]	
	Consider Authorization of a Design Contingency of \$10,000 [CC]	213
8.	Consider Approval of Agreement No. 03-71 Amending Agreement No. 99-95 with Commercial Protective Services, Inc., for Security Guard Services to be Provided at the Montclair Transcenter [CC]	241
9.	Consider Approval of Agreement No. 03-72, a Community Development Block Grant City-County Delegate Agency Agreement for Fiscal Years 2003-04, 2004-05, and 2005-06 [CC]	244
10.	Consider Approval of Agreement No. 03-73 with San Bernardino County Department of Aging and Adult Services to Provide a Senior Citizens Nutrition Program [CC]	268
11.	Consider Approval of Agreement No. 03-74 with San Bernardino County Information Services Department to Provide a Wide Area Network (WAN) Connection [CC]	285

12. Consider Approval of Agreement No. 03-75 with Mt. San Antonio College Exercise Science and Wellness Center to Provide a Comprehensive Wellness and Fitness Program for Fire Department Personnel [CC]

Consider Authorization to Receive a Federal Emergency Management Agency (FEMA) Grant for the City's Fire-Fighter Fitness Program and to Provide 10 Percent Matching Funds for Said Grant [CC]

Consider Authorization to Purchase Physical Fitness Equipment for Fire Department Personnel [CC]

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D. Resolutions

1. Consider Adoption of Resolution No. 03-2446 Fixing the Salaries for Certain Management Employees Represented by the City Manager [CC] 301
2. Consider Adoption of Resolution No. 03-2447 Fixing the Salaries for Certain Fire Department Employees Represented by the Montclair Fire Fighters Association [CC] 305
3. Consider Adoption of Resolution No. 03-2448 Fixing the Salaries for Certain City Employees Represented by the San Bernardino Public Employees Association [CC] 309
4. Consider Adoption of Resolution No. 03-2449 Fixing the Salaries for Certain Police Department Employees Represented by the Montclair Police Officers Association [CC] 314
5. Consider Adoption of Resolution No. 03-2450 Fixing the Salaries for Certain Part-Time Employees Not Represented by Formally Recognized Employee Organizations [CC] 318
6. Consider Adoption of Resolution No. 03-2451 Authorizing Approval of the Change in Population in San Bernardino County During 2002 for the Purpose of Calculating the Gann Spending Limit for Fiscal Year 2003-04 [CC] 322
7. Consider Adoption of Resolution No. 03-2452 Authorizing Approval of the Percentage Change in Montclair Nonresidential New Construction During Fiscal Year 2001-02 as the Final Fiscal Year 2001-02 Change in the Cost-of-Living Factor Used in Calculating the Gann Spending Limit for Fiscal Year 2003-04; and the Percentage Change in California Per Capita Personal Income for Calendar Year 2002 as a Provisional Fiscal Year 2002-03 Change in the Cost-of-Living Factor Used in Calculating the Gann Spending Limit for Fiscal Year 2003-04 [CC] 325

8.	Consider Adoption of Resolution No. 03-2456 Authorizing Placement of Liens on Certain Properties for Delinquent Sewer and Trash Charges [CC]	329
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IX. PULLED CONSENT CALENDAR ITEMS

X. RESPONSE

A.	Update Regarding Heritage Park Senior Apartments [CC]	336
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XI. COMMUNICATIONS

A. City Attorney/Agency Counsel

1. Closed Session Pursuant to Government Code Section 54956.9(a) Regarding Pending Litigation

City of Rancho Cucamonga/Upland v. Regional Water Quality Control Board; City of Montclair, Real Party In Interest

2. Closed Session Pursuant to Section 54957.6 of the Government Code Regarding Conference with Designated Labor Negotiators City Manager Lee McDougal and Acting Administrative Services Director Christine Hayes

Agency: City of Montclair

Employee Organizations: City Manager
Management
Montclair Fire Fighters Association
Montclair Police Officers Association
San Bernardino Public Employees Assoc.

B. City Manager/Executive Director

C. Mayor/Chairman

D. City Council/Agency Board

E. Committee Meeting Minutes *(For Informational Purposes Only)*

1. Minutes of the Personnel Committee Meeting of May 5, 2003

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XII. MATTERS TO BE CONSIDERED AT ADJOURNED JOINT MEETING OF JUNE 10, 2003

- A. Consider Review of City Council Fiscal Year 2003-04 Preliminary Budget, Redevelopment Agency Fiscal Year 2003-04 Preliminary Budget, and Montclair Housing Corporation Fiscal Year 2003-04 Preliminary Budget [CC/RDA/MHC]

- B. Consider Acceptance of the Government Finance Officers Association Consulting Report and City of Montclair Business Plan Dated May 2003 and Authorize Staff to Pursue Recommendations Described Therein [CC]

- C. Consider Approval of Ordinance No. 03-833 Amending the Compensation Schedule for Members of the Montclair City Council [CC]

(Information related to these items will be distributed under separate cover).

XIII. ADJOURNMENT OF REDEVELOPMENT AGENCY AND MONTCLAIR HOUSING CORPORATION BOARDS OF DIRECTORS

(The Redevelopment Agency and Montclair Housing Corporation Boards of Directors will adjourn to Tuesday, June 10, 2003, at 6:00 p.m. in the Council Chambers).

(At this time, the City Council will meet in Closed Session regarding pending litigation and labor negotiations).

XIV. CLOSED SESSION ANNOUNCEMENTS

XV. ADJOURNMENT OF CITY COUNCIL

(The City Council will adjourn to Tuesday, June 10, 2003, at 6:00 p.m. in the Council Chambers).

The next regularly scheduled City Council, Redevelopment Agency, and Montclair Housing Corporation meetings will be held on Monday, June 16, 2003, at 7:00 p.m. in the Council Chambers.

Reports and documents related to each agenda item are on file in the Office of the City Clerk and are available for public inspection between 7:00 a.m. and 6:00 p.m., Monday through Thursday.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at (909) 625-9415. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)

I, Donna Jackson, Deputy City Clerk, hereby certify that I posted, or caused to be posted, a copy of this Agenda not less than 72 hours prior to this meeting on the bulletin board adjacent to the south door of Montclair City Hall on May 29, 2003.