

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

July 7, 2003

7:00 p.m.

Page No.

I. CALL TO ORDER – City Council, Redevelopment Agency, and Montclair
Housing Corporation

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. ROLL CALL

V. PRESENTATIONS

1. Presentation of Certificates of Recognition for Contributions
Towards Home Improvement

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/ Corporation is prohibited from taking action on items not listed on the agenda.

VII. PUBLIC HEARINGS

A. Consider Adoption of Resolution No. 03-2460 Approving
Historic Landmark Status for Property at 4405 Holt Boulevard
[CC]

6

B. First Reading – Consider Adoption of Ordinance No. 03-835
Approving a Zone Change to the Montclair Municipal Code from
"R-3" (Multiple-Family Residential) to "C-3" (General
Commercial) for Approximately 3.28 Acres at 5150 Palo Verde
Street [CC]

9

C. Second Reading – Consider Adoption of Ordinance No. 03-836,
an Ordinance of the City Council of the City of Montclair

VIII. CONSENT CALENDAR

A. Approval of Minutes

1. Minutes of Regular Council/Agency/Corporation Meeting of June 16, 2003 [CC/RDA/MHC]

B. Administrative Reports

1. Consider Approval of Recommendations from the June 18, 2003 Real Estate Committee Meeting [RDA] 25
2. Consider Approval of a Part-Time San Bernardino County West End Narcotic Enforcement Team (SBWESTNET) Police Cadet Position to be Funded by SBWESTNET [CC] 27
3. Consider Approval of Parcel Merger No. 2001-2 Located at the Southeast Corner of Olive Street and Vernon Avenue [CC] 28
4. Consider Acceptance of Grant Deed No. 1616 for the Purpose of Construction, Maintenance, and Use of Sidewalks and Appurtenances [CC] 34
5. Consider Approval of Filing of Notice of Completion for the Construction of Amherst Avenue Improvement Project; Reduce Faithful Performance Bond to 10 Percent; and Retain Payment Bond for Six Months [CC/RDA/MHC] 39
6. Consider Approval of Filing of Notice of Completion for the Construction of Montclair Metrolink Station Improvements; Reduce Faithful Performance Bond to 10 Percent; and Retain Payment Bond for Six Months [CC] 41
7. Consider Declaring 3M360 Microfiche Reader/Printer, Model No. 664AA, Surplus and Determining the City of Upland's Interest in Its Purchase [CC] 43
8. Consider Authorization to Advertise for Bid Proposals for Construction of the North Montclair Signal Interconnect Project [CC] 44
9. Consider "No Action" on Alcoholic Beverage Permit Application - Prosperidad Night Club [CC] 45
10. Consider Approval of Warrant Register and Payroll Documentation [CC] 46

C. Agreements

1. Consider Approval of Agreement No. 03-90 with Padilla & Associates, Inc., to Establish the Disadvantaged Business Enterprise Goal for Federal Fiscal Year 2003/04 [CC] 47

2.	Consider Approval of Agreement No. 03-91 with San Bernardino County for Signal Upgrades at Roswell Avenue and Mission Boulevard [CC]	
	Consider Amending the City's Capital Improvement Program for Fiscal Years 2003-2007 and Appropriating \$58,460 from the Gas Tax Fund for Signal Upgrades at Roswell Avenue and Mission Boulevard [CC]	63
3.	Consider Award of Contract to Quality Construction Management in the Amount of \$164,500 [CC]	
	Consider Approval of Agreement No. 03-92 with Quality Construction Management for Construction of the Essex Park Concession and Restroom Building Project [CC]	
	Consider Authorization of a \$20,000 Construction Contingency [CC]	70
4.	Consider Award of Contract to E. C. Construction Co. in the Amount of \$43,554.49 [CC]	
	Consider Approval of Agreement No. 03-93 with E. C. Construction Co. for the Construction of San Antonio Gateway, Phase 2, Foundation Area No. 9 [CC]	
	Consider Authorization of a \$7,000 Construction Contingency [CC]	72
5.	Consider Continuance of Agreement No. 03-94, a Funding Agreement by and between the City of Montclair Redevelopment Agency and Neighborhood Partnership Housing Services [RDA]	74
6.	Consider Approval of Agreement No. 03-95 with Office of the State Controller, Division of Audits, for the Annual Street Report Preparation Services [CC]	77
D. Resolutions		
1.	Consider Adoption of Resolution No. 03-2461 Approving the Application of Legislative Specified Grant Funds for a Soccer Park Under the Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Act of 2000 [CC]	81
2.	Consider Adoption of Resolution No. 03-2462 Related to Setting Sewer Standby Assessment Fees on Vacant Properties [CC]	85
3.	Consider Adoption of Resolution No. 03-2463 Rescinding Resolution No. 03-2430 Designating Restricted Parking on Public Streets and Alleys [CC]	90

- 4. Consider Adoption of Resolution No. 03-2465 Authorizing Placement of Liens on Certain Properties for Delinquent Sewer and Trash Charges [CC] 112

IX. PULLED CONSENT CALENDAR ITEMS

X. RESPONSE

- A. Update Regarding Heritage Park Senior Apartments [CC] 120

XI. COMMUNICATIONS

A. City Attorney/Agency Counsel

- 1. Closed Session Pursuant to Section 54956.8 of the Government Code Regarding Real Property Negotiations

Property: 9044 Lindero Avenue

Negotiating Parties: City of Montclair Redevelopment Agency and Arturo and Antonio Partida

Negotiators: Marilyn J. Staats, Director of Redevelopment and Public Works and Christine S. Caldwell, Assistant Director of Redevelopment

Under Negotiation: Recommendations Regarding Purchase Price

- 2. Closed Session Pursuant to Section 54956.8 of the Government Code Regarding Real Property Negotiations

Property: 5082 Moreno Street

Negotiating Parties: City of Montclair Redevelopment Agency and Lelis De Armella

Negotiators: Marilyn J. Staats, Director of Redevelopment and Public Works and Christine S. Caldwell, Assistant Director of Redevelopment

Under Negotiation: Recommendations Regarding Purchase Price

B. City Manager/Executive Director

C. Mayor/Chairman

- 1. Announcement of Planning Commission and Community Action Committee Appointments

D. City Council/Agency Board

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| E. Committee Meeting Minutes <i>(For Informational Purposes Only)</i> | |
| 1. Minutes of the Personnel Committee Meeting of June 16, 2003 | 121 |
| 2. Minutes of the Real Estate Committee Meeting of June 18, 2003 | 122 |

XII. ADJOURNMENT OF CITY COUNCIL AND MONTCLAIR HOUSING CORPORATION BOARD OF DIRECTORS

(At this time, the Redevelopment Agency Board of Directors will meet in Closed Session regarding real property negotiations).

XIII. CLOSED SESSION ANNOUNCEMENTS

XIV. ADJOURNMENT OF REDEVELOPMENT AGENCY BOARD OF DIRECTORS

The next regularly scheduled City Council, Redevelopment Agency, and Montclair Housing Corporation meetings will be held on Monday, July 21, 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, 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 July 3, 2003.