

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

February 5, 2007

7:00 p.m.

As a courtesy please silence your cell phones, pagers, and other electronic devices while the meeting is in session. Thank you.

The CC/RDA/MHC meetings are now available in audio format on the City's website at www.ci.montclair.ca.us and can be accessed the day following the meeting after 10:00 a.m.

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

II. INVOCATION

In keeping with our long-standing tradition of opening our Council meetings with an invocation, this City Council Meeting may include a nonsectarian invocation. Such invocations are not intended to proselytize or advance any faith or belief or to disparage any faith or belief. Neither the City nor the City Council endorse any particular religious belief or form of invocation.

III. PLEDGE OF ALLEGIANCE

IV. ROLL CALL

V. PRESENTATIONS

- A. Introduction of New Employees
- B. Proclamation Declaring February 12-16, 2007, as "National Child Passenger Safety Week" in the City of Montclair
- C. Presentation of Plaques to Local Businesses and Organizations for Their Generous Donations to the 2006 Holiday Food and Toy Program
- D. Video Presentation by Mr. Durand L. Rall, General Manager, Omnitrans, Related to its 30th Anniversary

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 Council/Agency/ MHC is prohibited from taking action on items not listed on the agenda.

VII. PUBLIC HEARINGS - None

VIII. CONSENT CALENDAR

A. Approval of Minutes

1. Minutes of Regular Joint Council/Agency/MHC Meeting of January 16, 2007 [CC/RDA/MHC]

B. Administrative Reports

1. Consider Adoption of Resolution No. 07-2681 Establishing Proposed Schedules of Total Monthly Rates for Refuse and Sewer Program Services, Subject to the Proposition 218 Notification, Protest, and Public Hearing Process [CC]

Pursuant to Proposition 218, Consider Authorizing Staff to Send Notices of a Public Hearing Regarding Total Monthly Rates for Refuse and Sewer Services to Property Owners of Record upon Whom Proposed Fees Would Be Imposed [CC]

Consider Setting a Public Hearing for Monday, April 16, 2007, to Receive Public Comment Related to Proposed Sewer and Refuse Rates [CC]

Consider Authorizing a \$9,500 Transfer from the General Fund Contingency Account to the Administrative Services Department to Print and Mail Notifications Regarding a Public Hearing on Proposed Sewer and Refuse Rates [CC]

6

2. Consider Setting a Public Hearing to Consider an Amendment to Tentative Tract Map No. 18286 Revising the Number of Numbered Lots from 13 to 6 [CC]

38

3. Consider Setting a Public Hearing to Prioritize Funding for Fiscal Year 2007-08 Community Development Block Grant Projects [CC]

39

4. Consider Setting a Public Hearing to Consider Approval of Agreement No. 07-14, a Purchase and Sale Agreement by and between the City of Montclair Redevelopment Agency and Honda Trading America Corporation [CC/RDA]

40

5. Consider Authorization to Change the Name of Antigua Garden to Memorial Garden [CC]

43

6. Consider "No Action" on Alcoholic Beverage Permit Application – Express Liquor [CC]

44

7. Consider Approval of Warrant Register and Payroll Documentation [CC]

45

C. Agreements

1. Consider Approval of Agreement No. 07-10 with the City of Ontario for the Provision of Fire Dispatch and Communication Services [CC]

46

2. Consider Redevelopment Agency Board of Directors' Approval of Agreement No. 07-13 with Bonadiman McCain, Inc., and Citizen Business Bank for Escrow Account in Lieu of Retention Associated with Construction of the Palo Verde Street Storm Drain Project [RDA] 64

3. Consider Award of Contract for Construction of the Phase One Infrastructure Concrete Repair Project to Nobest Incorporated, in the Amount of \$155,233 [CC]

Consider Approval of Agreement No. 07-16 with Nobest Incorporated [CC]

Consider Authorization of a \$15,000 Construction Contingency [CC] 67

4. Consider Approval of Agreement No. 07-17 with Ontario-Montclair School District to Provide After-School Programs [CC] 69

D. Resolutions

1. Consider Adoption of Resolution No. 07-2679 Rescinding Resolution No. 05-2613 Designating Restricted Parking on Public Streets [CC] 82

2. Consider Adoption of Resolution No. 07-2680 Authorizing Placement of Liens on Certain Properties for Delinquent Sewer and Trash Charges [CC] 115

IX. PULLED CONSENT CALENDAR ITEMS

X. RESPONSE - None

XI. COMMUNICATIONS

A. City Attorney/Agency Counsel

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

| Property: | <u>Assessor's Parcel No.</u> | <u>Address</u> |
|-----------|---|-------------------------------------|
| | 1012-111-03 | 4871 State Street, Montclair |
| | Negotiating Parties: City and Miguel A. and Maribel Barco | |
| | 1011-301-04 | 10751 Monte Vista Avenue, Montclair |
| | 1011-301-05 | |
| | Negotiating Parties: City and Keith Allen Ealy | |
| | 1011-012-04 | 10625 Monte Vista Avenue, Montclair |
| | Negotiating Parties: City and Delbert Darrell Foreman | |
| | 1012-111-04 | 10788 Monte Vista Avenue, Montclair |
| | Negotiating Parties: City and Greystone Dr. Ontario Properties, LLC and RRAP, LLC | |

1012-111-02 4790 Mission Boulevard, Montclair
Negotiating Parties: City and Robert D. Kessler and
Waneta G. Kessler, as trustees of the Kessler Family
Trust

1011-301-24 10763-10771 Monte Vista Avenue,
Montclair
Negotiating Parties: City and Harold W. McCoy and
Peggy C. McCoy, as to an undivided 1/2 interest, and
Carl L. McCoy as to an undivided 1/2 interest

1011-301-01 10807 Monte Vista Avenue, Montclair
1011-301-28
Negotiating Parties: City and Tim and Shelly J. McDaniel

1011-012-03 10635 Monte Vista Avenue, Montclair
Negotiating Parties: City and C. R. Moore and Janice
Moore, trustees of the Moore Family Declaration of
Trust

1012-101-11 10632 Monte Vista Avenue, Montclair
Negotiating Parties: City and Wells Lloyd Trust

1011-301-02 10777-10787 Monte Vista Avenue,
1011-301-25 Montclair
Negotiating Parties: City and Dempsey & Sons Concrete
Pumping

Negotiators: Marilyn J. Staats, Director of Redevelopment and Public
Works and Michael C. Hudson, City Engineer

Under Negotiation: Recommendations Regarding Acquisition of
Easements and Fee Title on Subject Properties in Conjunction with
Monte Vista Avenue/Union Pacific Grade Separation Project

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 Code Enforcement Committee Meeting of
January 16, 2007 120
2. Minutes of the Personnel Committee Meeting of January 16,
2007 123

XII. COUNCIL/AGENCY/MHC WORKSHOP

A. Midyear Budget Review

(Council/Agency/Corporation may consider continuing this item
to an adjourned joint meeting on Tuesday, February 20, 2007, at
5:45 p.m. in the City Council Chambers).

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

(At this time, the City Council will meet in Closed Session regarding real property negotiations).

XIV. CLOSED SESSION ANNOUNCEMENTS

XV. ADJOURNMENT OF CITY COUNCIL

The next regularly scheduled City Council, Redevelopment Agency, and Montclair Housing Corporation meetings will be held on Tuesday, February 20, 2007, 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, Yvonne Smith, 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 February 1, 2007.