

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

VII. PUBLIC HEARINGS

- | | |
|--|---|
| A. Consider Tentative Tract Map No. 18190 for an Industrial Condominium in the 4900 Block of Mission Boulevard [CC] | 4 |
| B. Consider Tentative Tract Map No. 18192 for an Industrial Condominium at the Northeast Corner of Mission Boulevard and Monte Vista Avenue [CC] | 6 |
| C. Consider Tentative Parcel Map No. 18681 for a Single-Lot Industrial Condominium at 8975 Vernon Avenue [CC] | 8 |

VIII. CONSENT CALENDAR

A. Approval of Minutes

1. Minutes of Adjourned Joint Council/Agency Meeting of June 18, 2007 [CC/RDA]
2. Minutes of Regular Joint Council/Agency/MHC Meeting of June 18, 2007 [CC/RDA/MHC]

B. Administrative Reports

1. Consider Authorization to Purchase Four 2007 Ford Crown Victoria Police Interceptor Sedans from Clippenger Ford [CC] 10
2. Consider Approval of Warrant Register and Payroll Documentation [CC] 11

C. Agreements

1. Consider Approval of Agreement No. 07-66, the First Amendment to Agreement No. 04-17, a Lease Agreement by and between the City of Montclair Redevelopment Agency and Montclair Town Center, LLC, a Delaware Limited Liability Corporation, on Behalf of the Montclair Chamber of Commerce for a Suite Located at 5220 Benito Street [RDA] 12
2. Consider Approval of Agreement No. 07-68, the First Amendment to Agreement No. 07-46, a License Agreement by and between the City of Montclair Redevelopment Agency and National Community Renaissance Regarding Temporary Use of 9916 Central Avenue [RDA] 14

D. Resolutions

1. Consider Redevelopment Agency Board of Directors' Adoption of Resolution No. 07-05, a Resolution of the City of Montclair Redevelopment Agency Authorizing the Assistant Director of Redevelopment to Represent the Redevelopment Agency in Matters Related to the Helena Gardens Owners Association [RDA] 17
2. Consider Adoption of Resolution No. 07-2701 Authorizing Submission of a Fiscal Year 2007-08 Funding Request Form for Beverage Container Recycling and Litter Cleanup to the Department of Conservation, Division of Recycling [CC] 22
3. Consider Adoption of Resolution No. 07-2703 Authorizing Placement of Liens on Certain Properties for Delinquent Sewer and Trash Charges [CC] 26

IX. PULLED CONSENT CALENDAR ITEMS

X. RESPONSE

- A. Response to City Council Inquiry Regarding a Sober Living Home at 10052 Ramona Avenue [CC] 33

XI. COMMUNICATIONS

- A. City Attorney/Agency Counsel
- B. City Manager/Executive Director
- C. Mayor/Chairman
 - 1. Announcement of Planning Commissioner Reappointment
- D. Council/Agency Board
- E. Committee Meeting Minutes *(For Informational Purposes Only)*
 - 1. Minutes of the Personnel Committee Meeting of June 18, 2007

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XII. ADJOURNMENT OF CITY COUNCIL AND REDEVELOPMENT AGENCY AND MONTCLAIR HOUSING CORPORATION BOARDS OF DIRECTORS

The next regularly scheduled City Council, Redevelopment Agency, and Montclair Housing Corporation meetings will be held on Monday, July 16, 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, Donna M. 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 June 28, 2007.