



AGENDA
REGULAR CITY COUNCIL /
REDEVELOPMENT AGENCY MEETING
TUESDAY, DECEMBER 12, 2006, 7:00 P. M.
COUNCIL CHAMBERS, 245 E. BONITA AVE.

CITY COUNCIL:

Mayor Curtis W. Morris
Mayor Pro Tem Jeff Templeman
Councilmember Denis Bertone
Councilmember John Ebiner
Councilmember Sandy McHenry

1. CALL TO ORDER

2. ORAL COMMUNICATIONS

(For anyone wishing to address the City Council on an item not on the agenda. Under the provisions of the Brown Act, the legislative body is prohibited from taking or engaging in discussion on any item not appearing on the posted agenda. Speakers are limited to five (5) minutes.)

- a. Members of the Audience

3. CONSENT CALENDAR

(All items on the Consent Calendar are considered to be routine and will be enacted by one motion unless a member of the City Council requests separate discussion.)

- a. Resolutions read by title, further reading waived, passage and adoption recommended as follows:

- (1) **NO. 06-65**, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS, CALIFORNIA, APPROVING CERTAIN DEMANDS FOR THE MONTHS OF NOVEMBER AND DECEMBER, 2006.
- (2) **NO. 06-66**, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS APPROVING THE APPLICATION FOR CCHE GRANT FUNDS FOR THE CALIFORNIA CULTURAL AND HISTORICAL ENDOWMENT (CCHE) UNDER THE CALIFORNIA CLEAN WATER, CLEAN AIR, SAFE NEIGHBORHOOD PARKS, AND COASTAL PROTECTION ACT OF 2002 FOR THE WALKER HOUSE RENOVATION/RESTORATION/PRESERVATION PROJECT.

- b. Reject claim for damages from Allstate/Juarez, Jose.

END OF CONSENT CALENDAR

4. PUBLIC HEARING

- a. Tentative Parcel Map 06-01 (65238), Non-Residential Condominium Conversion 06-01
A request to convert an existing industrial park into non-residential condominiums at 949 N. Cataract Avenue. Negative Declaration.

RESOLUTION NO. 06-67, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS APPROVING TENTATIVE PARCEL MAP 06-01 (TPM 65238) AND ASSOCIATED NON-RESIDENTIAL CONDOMINIUM CONVERSION 06-01, A REQUEST TO SUBDIVIDE A 4.45 ACRE PARCEL WITH THREE EXISTING BUILDINGS INTO 13 NON-RESIDENTIAL CONDOMINIUMS ON THE PROPERTY LOCATED AT 949 NORTH CATARACT AVENUE.

5. ORDINANCES

- a. Ordinances read by title, further reading waived, passage and adoption recommended as follows:

(1) **ORDINANCE NO. 1164**, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS APPROVING OF MUNICIPAL CODE TEXT AMENDMENT 06-04, AN AMENDMENT TO SECTION 18.152 (SIGNS) REGARDING POLITICAL SIGNS IN THE LANDSCAPED MEDIANS AND RESIDENTIAL PARKWAYS. **SECOND READING**

(2) **ORDINANCE NO. 1165**, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, APPROVING OF MUNICIPAL CODE TEXT AMENDMENT 06-03, AN AMENDMENT TO CHAPTER 18.162 REVISING THE REPLACEMENT RATIO FOR TREE REMOVALS, AMENDING THE LIST OF EXEMPTIONS AND MAKING VARIOUS TEXT CLARIFICATIONS. **SECOND READING.**

6. PLANNING

- a. Precise Plan 06-02, a request to construct two (2) 7,837 sq. ft. single-story office buildings and one (1) 16,173 sq. ft. two-story office building at the corner of Via Verde and Puente Street.

RESOLUTION NO. 06-68, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN Dimas, CALIFORNIA, APPROVING PRECISE PLAN 06-02 (DPRB CASE NO. 06-07), A REQUEST TO CONSTRUCT TWO 7,837 SQ. FT. SINGLE-STORY OFFICE BUILDINGS AND ONE 16,173 SQ. FT. TWO-STORY OFFICE BUILDING ON THE FOUR VACANT PARCELS AT THE CORNER OF VIA VERDE AND PUENTE STREET).

7. OTHER BUSINESS

- a. Request from Waste Management for annual rate increase.
- b. Update on Los Angeles County Regional Planning Commission hearing on Vista Verde Ranch.

8. SAN DIMAS REDEVELOPMENT AGENCY

- a. Oral Communications
- b. Approval of the Minutes for meeting of November 28, 2006.
- c. Executive Director
- 1) First Implementation Agreement to the Owner Participation and Disposition and Development Agreement for the Grove Station Project: Proposed mixed use development of the property on the east side of San Dimas Avenue, South of the railroad tracks and north of Arrow Highway.
- d. Members of the Agency

9. MEETING OF SAN DIMAS PUBLIC FACILITIES FINANCING CORPORATION

- a. Public Comments
- b. Approval of Minutes for meeting of December 13, 2005
- c. Election of Officers
- d. Members of the Corporation

10. ORAL COMMUNICATIONS

- a. Members of the Audience
- b. City Manager
- c. City Attorney
- d. Members of the City Council
 - 1) Report on Meetings.
 - 2) Appointment of public member to Development Plan Review Board.

11. ADJOURNMENT

The next meeting is January 9, 2007, 7:00 p.m.

AGENDA STAFF REPORTS: COPIES OF STAFF REPORTS AND/OR OTHER WRITTEN DOCUMENTATION PERTAINING TO THE ITEMS ON THE AGENDA ARE ON FILE IN THE OFFICE OF THE CITY CLERK AND ARE AVAILABLE FOR PUBLIC INSPECTION DURING THE HOURS OF 8:00 A.M. TO 5:00 P.M. MONDAY THROUGH FRIDAY. INFORMATION MAY BE OBTAINED BY CALLING (909) 394-6216. CITY COUNCIL MINUTES AND AGENDAS ARE ALSO AVAILABLE ON THE CITY'S HOME PAGE ON THE INTERNET: <http://cityofsandimas.com>

HEARING ASSISTANCE SYSTEM: THE CITY OF SAN DIMAS CITY COUNCIL CHAMBERS IS EQUIPPED WITH A HEARING ASSISTANCE SYSTEM. PLEASE CONTACT THE CITY CLERK (909) 394-6216 IF YOU NEED TO CHECK OUT A RECEIVER.

POSTING STATEMENT: ON DECEMBER 8, 2006, A TRUE AND CORRECT COPY OF THIS AGENDA WAS POSTED ON THE BULLETIN BOARDS AT 245 EAST BONITA AVENUE (SAN DIMAS CITY HALL) 145 NORTH WALNUT AVENUE (LOS ANGELES COUNTY PUBLIC LIBRARY, SAN DIMAS BRANCH); AND 300 EAST BONITA AVENUE (UNITED STATES POST OFFICE) AND THE CITY'S WEBSITE AT WWW.CITYOFSANDIMAS.COM.