



**MINUTES**  
**REGULAR CITY COUNCIL /**  
**REDEVELOPMENT AGENCY MEETING**  
**TUESDAY, JANUARY 8, 2008, 7:00 P. M.**  
**COUNCIL CHAMBERS, 245 E. BONITA AVE.**

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**PRESENT:**

Mayor Curtis W. Morris  
Mayor Pro Tem Jeff Templeman  
Councilmember Emmett Badar  
Councilmember Denis Bertone  
Councilmember John Ebiner

City Manager Blaine Michaelis  
City Attorney J. Kenneth Brown  
City Clerk Ina Rios  
Assistant City Manager of Community Development Larry Stevens  
Assistant City Manager Ken Duran  
Director of Development Services Dan Coleman  
Director of Public Works Krishna Patel  
Parks and Recreation Director Theresa Bruns  
Planning Manager Craig Hensley

**1. CALL TO ORDER AND FLAG SALUTE**

Mayor Morris called the meeting to order at 7:03 p.m. and led the flag salute.

**2. ORAL COMMUNICATIONS**

(Members of the audience are invited to address the City Council on any 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. However, your concerns may be referred to staff or set for discussion at a later date. The Public Comment period is limited to 30 minutes. Each speaker shall be limited to three (3) minutes.)

a. Members of the Audience

1) **Galen Gillotte**, Children's Librarian, San Dimas Library, wished everyone a happy and prosperous New Year. She outlined the January 2008 activities at the Library.

2) **Ted Powl**, President/CEO, Chamber of Commerce, announced three items of interest in January: 1) State of the City address on Wednesday, January 16, 2008 at the San Dimas Canyon Clubhouse; 2) Banquet/dinner to honor Citizen of the Year Scott Dilley, of Sander's Towing, on Wednesday, January 23, 2008, 6:00 pm, at the San Dimas Canyon Clubhouse, \$35.00 for dinner, call Chamber for tickets; 3) Civic Academy 2008 is starting late February 2008 with a Saturday session on leadership training on the community. He said scholarships are available and anyone interested can call the Chamber.

3) **Sid Maksoudian**, reported that local restaurants are not being served when the Chamber conducts their monthly meetings at the Sheraton Pomona. He encouraged meetings within the City.

**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.)

It was moved by Councilmember Bertone, seconded by Councilmember Badar, and carried unanimously by those present to accept, approve, and act upon the consent calendar, as presented, as follows:

- a. Resolutions read by title, further reading waived, passage and adoption recommended as follows:
  - (1) **RESOLUTION NO. 08-01**, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS, CALIFORNIA, APPROVING CERTAIN DEMANDS FOR THE MONTH OF JANUARY, 2008.
  - (2) **RESOLUTION NO. 08-02**, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIMAS, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, APPROVING THE FINAL MAP OF PARCEL NO. 61022.
- b. Approval of minutes for regular meeting of December 11, 2007.
- c. Safe Route to School (SR2S) Project
  - 1) Approval to consider installing additional speed feedback signs and associated signage at Holy Name of Mary and Ed Jones Education Center Chaparral High/Vista Schools.
  - 2) Approval of change order to Macadee Electrical Construction Inc. in the amount of not to exceed \$113,000.00.
- d. Rejection of claim for damages from Heirs of Dalton Barnes.

END OF CONSENT CALENDAR

**4. PUBLIC HEARING** (*The following item has been advertised and/or posted. The meeting will be opened to receive public testimony.*)

- a. Solid Waste Franchise Agreement Renewal with Waste Management of San Gabriel/Pomona Valley - Consideration of new proposed rates and proposed multi-day residential collection. (Continued from December 11, 2007)

Mayor Morris stated that the public hearing was continued from December 11, 2007. He re-opened the public hearing and invited Waste Management representatives to speak.

**Carolyn Anderson**, Waste Management, said she and Larry Reinhart are present to answer questions.

Mayor Morris invited public testimony. There being no one else wishing to speak, the public hearing was closed.

At the request of Councilmember Bertone, Assistant City Manager Duran said that a public hearing was conducted on December 11, 2007 to consider the agreement and the proposed rate increase. He reported that the City Council continued the public hearing to provide additional information to justify the rate increase. Mr. Duran reported that he reviewed and verified the additional data provided by Waste Management and he felt the proposed rate increases for 2008 and 2009 are justified and commensurate with the high quality of programs and services.

Councilmember Bertone mentioned that the public should be aware that fuel and tipping fees have increased during the term of the contract of which Waste Management has no control.

It was moved by Councilmember Bertone, seconded by Councilmember Ebner, to approve the amended and restated agreement for Solid Waste Management services pursuant to the staff report. The motion carried unanimously.

## 5. OTHER MATTERS

- a. Receive report from staff regarding Northwood's Open Space Maintenance District.

Parks and Recreation Director Bruns reported that at their July 24, 2007 meeting, the City Council approved Resolution 07-50 authorizing the collection of the assessment for fiscal year 2007-08; approved an Interim Plan to keep the District alive through 2007-08 to allow residents involvement in the property maintenance decisions; and directed staff to work with residents to reach a consensus by December 31, 2007 on a property maintenance plan. Director Bruns reported that staff has worked closely with property owners throughout the past six months and no progress has been made in creating a solution. She said homeowners did not submit a long term plan by the due date, and staff recommends declaring the District inactive and recording a Revocable Grant of License for each parcel, allowing the right of access to the slope easement area for the purpose of installing and/or maintaining an irrigation system, and installing and/or maintaining landscaping and other slope maintenance.

In response to Mayor Pro Tem Templeman, Director Bruns explained that the Interim Plan called for homeowners to create a resident board representation to create a Plan to be brought to the City Council for consideration. She said if the Plan included adjustments to the assessment, a vote would be required for all parcels within the District.

In response to Councilmember Ebner, Director Bruns stated that the property owners' request was to have responsibility for selection of a maintenance contractor for the Interim Plan. She said a contractor has not been selected for the current fiscal year and the next fiscal year has not been addressed

Councilmember Bertone said it should be made clear that the homeowners have contacted several contractors and are finding that estimates exceed what property owners are willing to pay.

In response to Councilmember Badar, Director Bruns replied that the easement area slopes are backyard slope areas and most properties have backyard fences. She stated that identifying each slope area would simply require a determination between their property lines between properties.

Councilmember Ebner expressed concern with inconsistent backyard maintenance if the City granted irrevocable license to property owners. City Attorney Brown said he would address prohibiting inconsistent backyard maintenance issues as well as construction on the hillside easement areas.

Mayor Pro Tem Templeman suggested not asking for a higher level of maintenance than the City's standards.

City Manager Michaelis stated that residents were dissatisfied with the level of maintenance and wanted to be involved in those decisions; however, they are reluctant to pay the price for a higher level of maintenance. He said the purpose of the Interim Plan was for residents to set the level of maintenance they desired as homeowners, look at estimates, and see what maintenance could be done for the amount of funds available.

Mayor Morris invited input from property owners in the Northwoods District.

**Linda Razo**, 1789 Calle Alto, member of the representative Board, said she appreciates the assistance provided by Ms. Bruns and the tree trimming provided by the City of San Dimas. She said the Board has actively solicited bids from landscape contractors for a one-time thorough clean-up as well as maintenance for the remainder of the year; however, the Board has encountered difficulties in securing a landscape contractor. She indicated they have one contractor who shows some interest, but has not

submitted a bid. She felt they needed assistance in securing a landscape contractor and thought the majority of homeowners want to continue the assessment district for consistent property maintenance.

In response to Mayor Pro Tem Templeman, Ms. Bruns explained the process timeline and said the latest date to initiate the process is March 11, 2008.

Mayor Morris expressed concern with water rates and said Metropolitan Water District is going to reduce the water allocated to member agencies. He requested viable alternatives such as drought tolerant landscaping or dry land alternatives.

It was the consensus of the City Council to continue this item to January 22, 2008 and notify those homeowners.

## **6. SAN DIMAS REDEVELOPMENT AGENCY**

Mayor Morris recessed the regular meeting at 8:00 p.m. to convene a meeting of the San Dimas Redevelopment Agency Board of Directors. The meeting reconvened at 8:22 p.m.

## **7. SAN DIMAS HOUSING AUTHORITY**

Chairman Morris recessed the meeting at 8:22 p.m. to convene a meeting of the San Dimas Housing Authority Board of Directors. The regular City Council meeting reconvened at 8:29 p.m.

## **8. ORAL COMMUNICATIONS**

- a. Members of the Audience (Speakers are limited to five (5) minutes or as may be determined by the Chair.)

1) **Carolyn Anderson**, Waste Management, thanked the City Council for the privilege of continuing to serve San Dimas, and reminded residents to Reduce, Reuse, and Recycle.

2) **Claire Ostrand** said 1) The Creek phone number listed on the sign has been disconnected and he would like the sign removed or the number blocked; 2) he would like the light post issue addressed; 3) new California Law effective January 1, 2008 mandates that local government is responsible for housing development problems.

- b. City Manager

- 1) Verbal update on development at end of Valley Center. A written report will be submitted January 22, 2008.

Planning Manager Hensley reported that the owners of the property are in foreclosure and the lender has been very cooperative in addressing emergency issues including sandbagging, installing additional fencing, addressing vehicular access, and securing the property. He said the new owners hired a company for rodent control and are working with the City on revising bonds for the project and on a new Subdivision Agreement. He said the project is moving forward.

Councilmember Bertone would like all residents of Specific Plan No. 4 to be notified of the report on January 22, 2008.

- 2) Upcoming Public Safety Commission vacancies due to term limits - consider reducing the number of Commissioners from 12 to 9 or 7.

Mayor Morris said staff is suggesting reducing the size of the Public Safety Commission from 12 members to nine members.

City Manager Michaelis said that in February three Commissioners' terms will expire and thought this would be a good opportunity to adjust the total number of Commissioners.

It was moved by Councilmember Bertone to reduce the number of Commissioners for the Public Safety Commission from 12 to 9.

Mayor Pro Tem Templeman was not supportive of reducing the Commission size. He would like the community to participate and encouraged Firemen to apply.

Councilmembers discussed in length the size of the Public Safety Commission in comparison to other Commissions, the number of law enforcement members, and involving Commissions in budgetary recommendations.

Councilmember Ebner suggested increasing the number of Commissioners on the Parks and Recreation Commission.

c. City Attorney

There were no comments.

d. Members of the City Council

1) Councilmembers' report on meetings attended at the expense of the local agency.

Mayor Morris reported that he attended the League of California Cities City Selections Committee meeting last week to vote for the representative on the new San Gabriel Valley seat. He said Mayor of La Puente Louie Lujan was elected.

2) Individual Members' comments and updates.

1) Mayor Pro Tem Templeman praised Public Works crew for making sure waterways were clear after the heavy storms, at the San Dimas Crossing and Cienega Valley Mobile Home Estates.

2) Mr. Templeman said he noticed that graffiti on all block walls was painted over with pink paint. He felt the block walls should be power-washed and staff should take a look at the level of graffiti removal service the City is getting.

3) Mr. Templeman said emails were sent by a resident who recently tried getting a parking permit and discovered both permit dispensers were broken. Mr. Templeman requested that staff look at improving service by providing a transactional component on the website to issue overnight parking permits using a credit card.

4) Councilmember Ebner suggested adding a link on the City's website to assist voters in locating their polling place for the upcoming Presidential Primary.

5) Councilmember Badar commended Public Works crew for their efforts during the Foothill Boulevard and Covina Boulevard projects.

6) Councilmember Bertone mentioned that at the last City Council meeting, issues were brought up related to how School District fees are distributed. He would like to see a report at the next City Council meeting. Mr. Michaelis said the Superintendent would be present at the next meeting for discussion.

7) Councilmember Bertone said a question was brought up during "Ask the Mayor" show and he would like to know if Via Verde residents prefer a sidewalk or horsetrail on Puente Street, at Via Verde Avenue.

8) Mayor Morris wished everyone a Happy New Year.

## 9. CLOSED SESSION

Mayor Morris recessed at 9:14 p.m. to a City/Redevelopment Agency closed session pursuant to Government Code Section 54956.8:

### a. *CONFERENCE WITH REAL PROPERTY NEGOTIATOR*

Property: Agency owned property at the southeast corner of Bonita Avenue and Eucla.

Negotiating Parties:

For Agency: Blaine Michaelis, City Manager/Executive Director, and J. Kenneth Brown, City/Agency Attorney.

For Buyer: Mike Patel, Chaparral Lanes

Under Negotiation: Terms and conditions of sale of land and City/Agency possible participation.

b. Property: Discussion regarding potential property acquisition involving Vista Verde. Ranch property generally located in the unincorporated county area adjacent to and north of the development in Via Verde.

Negotiating Parties:

For City: Blaine Michaelis, City Manager, Larry Stevens, Assistant Manager Development Services, and J. Kenneth Brown, City Attorney.

For Seller: Daniel Singh

Under Negotiation: Terms and conditions of sale of grant application involving potential acquisition of land and possible City participation.

c. Report on closed session items.

Pursuant to Section 54957.7(a), the City Council announced that there was no action taken on closed session items.

## 10. ADJOURNMENT

Mayor Morris adjourned the meeting at 10:42 p.m. The next meeting is on Saturday, January 12, 2008, 8:00 a.m. for a joint City Council/Planning Commission meeting.

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Curtis W. Morris, Mayor of the City of San Dimas

ATTEST:

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Ina Rios, CMC, City Clerk