

MINUTES OF THE CITY COUNCIL / SUCCESSOR AGENCY / HOUSING AUTHORITY
OF THE CITY OF STANTON MEETING APRIL 9, 2024

SPECIAL CITY COUNCIL / SUCCESSOR AGENCY / HOUSING AUTHORITY MEETING
(5:30 PM)

JOINT REGULAR CITY COUNCIL / SUCCESSOR AGENCY / HOUSING AUTHORITY MEETING
(6:30 PM)

1. CALL TO ORDER / CLOSED SESSION

The City Council / Successor Agency / Housing Authority meeting was called to order at 5:31 p.m. by Mayor / Chairman Shawver.

2. ROLL CALL

Present: Council/Agency/Authority Member Taylor, Council/Agency/Authority Member Torres, Council/Agency/Authority Member Van, and Mayor/Chairman Shawver.

Absent: None.

Excused: Mayor Pro Tem/Vice Chairperson Warren.

3. PUBLIC COMMENT ON CLOSED SESSION ITEMS None.

4. CLOSED SESSION

The members of the City Council / Successor Agency / Housing Authority of the City of Stanton proceeded to closed session at 5:32 p.m. for discussion regarding:

4A. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION

Significant exposure to litigation pursuant to Government Code Section 54956.9(d)(2)

Number of Potential Cases: 1

Due to the absence of both the Mayor and Mayor Pro Tem the City Clerk requested to delegate authority to Council Member Van to serve as the Presiding Officer of the April 9, 2024, City Council meeting. The City Clerk received City Council consensus and Council Member Van was delegated authority to serve as the Presiding Officer over the April 9, 2024, City Council meeting.

5. CALL TO ORDER / SUCCESSOR AGENCY / STANTON HOUSING AUTHORITY MEETING

The City Council / Successor Agency / Housing Authority reconvened in open session at 6:42 p.m.

6. ROLL CALL

Present: Council/Agency/Authority Member Taylor, Council/Agency/Authority Member Torres, and Council/Agency/Authority Member Van.

Absent: Mayor/Chairman Shawver.

Excused: Mayor Pro Tem/Vice Chairperson Warren.

7. PLEDGE OF ALLEGIANCE

Led by Mr. Rigoberto A. Ramirez.

8. SPECIAL PRESENTATIONS AND AWARDS

A. The City Council presented a plaque of recognition honoring outgoing Stanton Chief of Police, Captain Charles L. Walters, Orange County Sheriff's Department for his outstanding service and dedication to the City of Stanton.

- The Office of Senator Josh Newman presented a certificate of recognition honoring Captain Charles L. Walters.
- Captain Charles L. Walters expressed his gratitude to the City Council, City, and Stanton community.

B. Presentation by Ms. Lora Young, District Manager, Orange County Mosquito & Vector Control District sharing their mission with the City Council and providing information on their current operations.

C. The City Council along with the Office of Senator Josh Newman, presented certificates of recognition to the 2024 Citizen's Academy participants for completion of the City's four-week community and leadership development program.

D. The City Council proclaimed the month of April 2024 to be Child Abuse Prevention Month in the City of Stanton and presented the proclamation to Ms. Jessica Cedillo, Stanton Community Services Coordinator.

The City Attorney / Agency Counsel reported that the Stanton City Council / Successor Agency / Housing Authority met in closed session from 5:32 to 6:42 p.m.

The City Attorney / Agency Counsel reported that there was no reportable action.

9. CONSENT CALENDAR

Motion/Second: Torres/Taylor

ROLL CALL VOTE:	Council/Agency/Authority Member Taylor	AYE
	Council/Agency/Authority Member Torres	AYE
	Council/Agency/Authority Member Van	AYE
	Mayor Pro Tem/Vice Chairperson Warren	ABSENT
	Mayor/Chairman Shawver	ABSENT

Motion unanimously carried:

CONSENT CALENDAR

9A. MOTION TO APPROVE THE READING BY TITLE OF ALL ORDINANCES AND RESOLUTIONS. SAID ORDINANCES AND RESOLUTIONS THAT APPEAR ON THE PUBLIC AGENDA SHALL BE READ BY TITLE ONLY AND FURTHER READING WAIVED

The City Council/Agency Board/Authority Board waived reading of Ordinances and Resolutions.

9B. APPROVAL OF WARRANTS

The City Council approved demand warrants dated March 8, 2024 – March 21, 2024, in the amount of \$736,394.69.

9C. FEBRUARY 2024 INVESTMENT REPORT

The Investment Report as of February 29, 2024, has been prepared in accordance with the City’s Investment Policy and California Government Code Section 53646.

1. The City Council finds that this item is not subject to California Environmental Quality Act (“CEQA”) pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Received and filed the Investment Report for the month of February 2024.

9D. FEBRUARY 2024 INVESTMENT REPORT (SUCCESSOR AGENCY)

The Investment Report as of February 29, 2024, has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

1. The Successor Agency finds that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Received and filed the Investment Report for the month of February 2024.

9E. FEBRUARY 2024 GENERAL FUND REVENUE AND EXPENDITURE REPORT; HOUSING AUTHORITY REVENUE AND EXPENDITURE REPORT; STATUS OF CAPITAL IMPROVEMENT PROGRAM

The Revenue and Expenditure Report for the month ended February 29, 2024, has been provided to the City Manager in accordance with Stanton Municipal Code Section 2.20.080 (D) and is being provided to City Council. This report includes information for both the City's General Fund and the Housing Authority Fund.

1. The City Council finds that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Received and filed the General Fund and Housing Authority Fund February 2024 Revenue and Expenditure Reports and Status of Capital Improvement Projects for the month ended February 29, 2024.

9F. AWARD A PROFESSIONAL SERVICE AGREEMENT TO HIRSCH & ASSOCIATES, INC. FOR DESIGN OF STANTON PARK REFRESH PROJECT

The Stanton Park Refresh Project, listed in the City's Capital Improvement Program, is part of the City's efforts to revamp the area within the vicinity of Stanton Park. In conjunction with ongoing projects for the Sport Park Complex and Fitness Equipment, this project will serve as the connecting component to achieve the City's vision for Stanton Park. Staff recommends awarding a contract to Hirsch & Associates, Inc. in the amount of \$264,400.

1. The City Council declared this action to be categorically exempt under the California Environmental Quality Act, since the action herein does not constitute a "project" as defined by section 15378 of the CEQA guidelines; and
2. Awarded a professional service agreement to Hirsch & Associates, Inc. for Design of Stanton Park Refresh Project in the amount of \$264,400; and

3. Authorized the City Manager to bind the City of Stanton and Hirsch & Associates, Inc. in a contract to provide the services; and
4. Authorized the City Manager to approve a contract contingency, not to exceed ten percent of the contract amount of \$26,440.

9G. DECLARATION OF SURPLUS PROPERTY

From time-to-time equipment purchased by the City has outlived its useful life and needs to be sold or otherwise disposed of. In compliance with the City’s Purchasing Policy, staff is required to petition the Council to declare the property surplus, obsolete, or unusable.

1. The City Council declared that this action to be categorically exempt under the California Environmental Quality Act (“CEQA”) under Section 15378(b)(5) – Organizational or administrative activities of governments that will not result in direct or indirect changes in the environment; and
2. Declared the equipment listed in Attachment A as surplus; and

Make	Model	Year	License Plate #	Assigned Department	Condition
Chevy	Silverado	2011	1374557	Community Services	Hybrid Battery Replacement
Dodge	Pick-Up Truck	2001	1075116	Public Works	Transmission & Liftgate Repair/Replacement
Chevy	Silverado	2011	1374558	Public Works	Hybrid Battery Replacement

3. Authorized the Finance (Administrative Services) Department to surplus, dispose or recycle said equipment according to Administrative Policy IV-4-8.

END OF CONSENT CALENDAR

10. PUBLIC HEARINGS None.

11. UNFINISHED BUSINESS

11A. APPROVAL OF ORDINANCE NO. 1141 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA ADOPTING THE TOWN CENTER SPECIFIC PLAN AND CORRELATING GENERAL PLAN AMENDMENT, ZONE MAP AMENDMENT, AND SUBSEQUENT INTIAL STUDY AND MITIGATED NEGATIVE DECLARATION TO THE 2008 GENERAL PLAN ENVIRONMENTAL IMPACT REPORT

This Ordinance was introduced at the regular City Council meeting of March 26, 2024.

Staff report by Ms. Patricia A. Vazquez, City Clerk.

Public Comment:

- Mr. Andrew Seymour spoke requesting that the City include standards/requirements for community development agreements within the Stanton Town Center Specific Plan.

Motion/Second: Torres/Van

ROLL CALL VOTE:	Council Member Taylor	AYE
	Council Member Torres	AYE
	Council Member Van	AYE
	Mayor Pro Tem Warren	ABSENT
	Mayor Shawver	ABSENT

Motion unanimously carried:

1. The City Clerk read the title of Ordinance No. 1141, entitled:

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, ADOPTING THE STANTON TOWN CENTER SPECIFIC PLAN, GENERAL PLAN AMENDMENT, ZONE MAP AMENDMENT, SUBSEQUENT INITIAL STUDY AND MITIGATED NEGATIVE DECLARATION TO THE 2008 GENERAL PLAN ENVIRONMENTAL IMPACT REPORT, AND MITIGATION MONITORING AND REPORTING PROGRAM”; and

2. The City Council adopted Ordinance No. 1141.

12. NEW BUSINESS

12A. CONSIDERATION OF ORDINANCE AMENDING CHAPTER 5.77 OF THE STANTON MUNICIPAL CODE TO PROVIDE FOR AN EXTENSION OF EXPIRED COMMERCIAL CANNABIS CULTIVATION PERMITS AND SPECIFY THAT THE CITY COUNCIL MAY OPEN AN APPLICATION PERIOD AND SET THE PARAMETERS FOR SUCH APPLICATION PERIOD

At the March 26, 2024 City Council meeting, the City Council directed staff to come back with a proposed ordinance that would extend expired commercial cannabis cultivation permits in exchange for certain fees and allow for the issuance of delivery permits for existing operational commercial cannabis retail outlets.

Staff Report by Ms. Hannah Shin-Heydorn, City Manager.

Motion/Second: Taylor/Torres

ROLL CALL VOTE:	Council Member Taylor	AYE
	Council Member Torres	AYE
	Council Member Van	AYE
	Mayor Pro Tem Warren	ABSENT
	Mayor Shawver	ABSENT

Motion unanimously carried:

1. The City Council finds that these actions are not subject to California Environmental Quality Act (“CEQA”) pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment) and even if they were considered a project, they would still be exempt from CEQA under State CEQA Guidelines Sections 15301, 15060(B)(3), and 15061(B)(3); and

2. Considered and waived first reading of Ordinance No. 1142, entitled:

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON ADDING SECTIONS 5.77.065 AND 5.77.105 TO CHAPTER 5.77 (COMMERCIAL CANNABIS BUSINESSES) OF TITLE 5 (BUSINESS LICENSES AND REGULATIONS) OF THE STANTON MUNICIPAL CODE AND DETERMINING THE ORDINANCE TO BE EXEMPT FROM CEQA PURSUANT TO STATE CEQA GUIDELINES SECTIONS 15301, 15060(C)(2), 15061(B)(3), AND 15378(b)(5)”; and

3. Set Ordinance No. 1142 for second reading on April 23, 2024.

13. ORAL COMMUNICATIONS – PUBLIC

- Mr. Rigoberto A. Ramirez, resident, expressed his gratitude to outgoing Stanton Chief of Police, Captain Charles L. Walters, Orange County Sheriff’s Department for his dedication and service to the City.

14. WRITTEN COMMUNICATIONS None.

15. MAYOR/CHAIRMAN/COUNCIL/AGENCY/AUTHORITY INITIATED BUSINESS

15A. COMMITTEE REPORTS/COUNCIL/AGENCY/AUTHORITY ANNOUNCEMENTS

- Council Member Van reported on the upcoming Stanton Community Foundation’s 21st Annual Stanton Car Show event, which is scheduled to be held on May 18, 2024, from 9:00 AM – 2:00 PM, at Stanton Park.
- Council Member Van reported on her attendance at the Orange County Council of Governments (OCCOG) 2024 Annual Conference, which was held on March 28, 2024.

15B. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE COUNCIL MEETING

Council Member Torres requested to agendaize for discussion an amendment to the Stanton Town Center Specific Plan to include development agreements, which would provide the City Council the ability to set minimum standards for development.

15C. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE STUDY SESSION

None.

16. ITEMS FROM CITY ATTORNEY/AGENCY COUNSEL/AUTHORITY COUNSEL

None.

17. ITEMS FROM CITY MANAGER/EXECUTIVE DIRECTOR

Ms. Zenia Bobadilla, Community Services Director reported on the City’s annual Easter Egg Hunt event, which was held at Stanton Central Park on March 30, 2024, and expressed her gratitude to the Community Services staff, Ms. Ashley Cain, Ms. Kendall Wilson, and Ms. Jessica Cedillo for their outstanding efforts in reformatting the annual event to keep the Easter spirit alive due to forecasted rain.

17A. ORANGE COUNTY FIRE AUTHORITY

At this time the Orange County Fire Authority will provide the City Council with an update on their current operations.

Chief Steve Dohman provided the City Council with an update on their current operations.

18. ADJOURNMENT Motion/Second: Van/
Motion carried at 7:35 p.m.

/s/ David J. Shawver

DAVID J. SHAWVER, MAYOR

ATTEST:

/s/ Patricia A. Vazquez

CITY CLERK/SECRETARY