

**MINUTES OF THE REGULAR MEETING OF THE  
MONROVIA CITY COUNCIL  
HELD TUESDAY, JUNE 4, 2013, 7:30 P.M.**

**CLOSED SESSION:** Mayor Lutz convened the Closed Session Meeting of the Monrovia City Council at 6:40 p.m. on Tuesday, June 4, 2013, in City Council Chambers, 415 South Ivy Avenue, Monrovia, California, at which all Councilmembers were present to discuss the following Closed Session items: CS-1 Conference with Legal Counsel, Existing Litigation, pursuant to Government Code §54956; CS-2 Conference with Legal Counsel; Existing Litigation, Government Code §54956.9(a), Glenn Cobb vs. City of Monrovia, WCAB Case No. ANA 0395903; and CS-3 Conference with Labor Negotiator pursuant to Government Code §54957.6; Agency Negotiator: Danielle Tellez; Group Employees: Monrovia Firefighters Association and Monrovia Police Officers Association.

**CONVENE:** Mayor Lutz convened the Regular Meeting of the Monrovia City Council of Tuesday, June 4, 2013, at 7:30 p.m. in City Council Chambers. In attendance were City Manager Laurie Lile, City Attorney Craig Steele, and City Clerk Alice D. Atkins.

**INVOCATION:** Police Chaplain Terrence Brown led the invocation.

**PLEDGE OF ALLEGIANCE:** Councilmember Larry Spicer led the Pledge of Allegiance.

**ROLL CALL:** In attendance were Councilmembers Tom Adams, Alexander C. Blackburn, Larry J. Spicer, Mayor Pro Tem Becky A. Shevlin, and Mayor Mary Ann Lutz.

**REPORT OF CLOSED SESSION:** City Attorney Craig Steele stated that there was no reportable action related to the items discussed as posted on the Closed Session agenda.

**PRESENTATIONS/PROCLAMATIONS:**

**PR-1 Recognition of Tzu Chi Foundation, White House "Champions of Change" Honorees:** The Mayor and City Council recognized the Tzu Chi Foundation for their involvement in enhancing and impacting the lives of others around the world.

**PR-2 Proclaiming June, July and August of 2013 as "Soda-Free Summer":** Rebecca Romero, Assistant Recreation Coordinator, and Elizabeth Schneider, Librarian II - Youth Services, and members of the Youth Commission and Teen Advisory Board introduced Darrell Brooke, Chair of Santa Anita Family YMCA Healthy Living Council, who accepted the proclamation from the Mayor and City Council.

**PR-3 Recognition of 2012-2013 Student Liaison Sela Rich:** The Mayor and City Council recognized Sela Rich for her outstanding service as the Monrovia High School Student Government Liaison for the 2012-2013 school year.

**STUDENT GOVERNMENT REPRESENTATIVE REPORT:** Student Liaison Sela Rich reviewed past and future events at the high school.

**ORDER OF BUSINESS:** City Manager Laurie Lile stated that there were no changes to the order of business.

**CONSENT CALENDAR:** It was moved by Mayor Pro Tem Shevlin, seconded by Councilmember Adams, to approve the consent calendar. The motion carried unanimously. The Consent Calendar consisted of the following Agenda items:

**CC-1 Unadopted Minutes of the May 21, 2013, Regular Meeting and the May 29, 2013, Special Meeting of the Monrovia City Council:** The City Council adopted the Minutes of the May 21, 2013, Regular Meeting and May 29, 2013, Special Meeting.

**CC-2 Payroll No. 11 in the Net Amount of \$515,538.45, and Voucher Nos. 183115 through 183325(Checks) and 476 through 494 (EFT) in the Total Amount of \$983,665.84:** The City Council approved Payroll No. 11 in the net amount of \$515,538.45, and Voucher Nos. 183115 through 183325(Checks) and 476 through 494 (EFT) in the total amount of \$983,665.84.

**CC-3 Zone Change ZC2013-02 Amending the Zoning Designation from RCM (Retail Corridor Mixed-Use) to SP (Specific Plan) and an Amendment to the Zoning Ordinance to Include the 5th & Huntington Specific Plan, Adoption of Ordinance No. 2013-03:** The City Council adopted Ordinance No. 2013-03. The City Council introduced and waived further reading, and the City Attorney ready by title only Ordinance No. 2013-03 on May 21, 2013, by the following vote: AYES: Councilmember Blackburn, Mayor Pro Tem Shevlin, Mayor Lutz. NOES: Councilmember Adams. ABSENT: Councilmember Spicer.

**CC-4 Renewal of Annual Maintenance Agreements with 3M, Blueprint Technologies, Environmental Science Research Institute (ESRI), Konica Minolta, NeoGov, SirsiDynix, Spillman Technologies, Tyler Technologies for Fiscal Year 2013-2014:** The City Council approved the renewal of annual maintenance agreements with 3M, Blueprint Technologies, Environmental Science Research Institute (ESRI), Konica Minolta, NeoGov, SirsiDynix, Spillman Technologies, Tyler Technologies for Fiscal Year 2013-2014.

**CC-5 Professional Services Agreement with Mathis Consulting Group for a Facilitated Evaluation Process for the City Manager and City Attorney and a Facilitated Teambuilding session with the City Council in the Amount of \$7,500.00:** The City Council approved a Professional Services Agreement with Mathis Consulting Group in the amount of \$7,500.00 and authorized the City Manager to execute the necessary documents

**CC-6 Denial of Liability Claim filed by Ralph Ettress:** The City Council denied the claim filed by Ralph Ettress against the City of Monrovia.

#### **PUBLIC INPUT:**

1. Nicki Conway, Monrovia
2. Ann Lavine, Monrovia

#### **PUBLIC HEARINGS / MEETINGS:**

**PH-1 Appeal of Historic Preservation Commission Decision Regarding Property Located at 535 West Lemon Avenue; Steve Seidner, Appellant**

Craig Jimenez, Planning Division Manager reviewed the Agenda Report and responded to questions from the City Council regarding applicable ratings, condition of the property, demolition waiting periods, and California Environmental Quality Act (CEQA) requirements.

Mayor Lutz opened the Public Hearing.

For the record, Councilmember Blackburn, Mayor Pro Tem Shevlin and Mayor Lutz disclosed that they met individually with the applicant and viewed the property. Councilmember Adams met with the applicant and had been at the property several times over the past few decades.

Public Input:

1. Pat Orlando, Monrovia, expressed concerns regarding effects on property values.
2. Steve Seidner, Applicant, spoke in support of upholding the appeal.
3. Steve Baker, Monrovia, spoke in opposition of the appeal.

Applicant Seidner declined a rebuttal period and Mayor Lutz Closed the Public Hearing.

**It was moved by Councilmember Blackburn, seconded by Mayor Pro Tem Shevlin, to uphold the appeal, overturn the Historic Preservation Commission determination, and assign a rating of 6L.** Following discussion the motion carried on the following vote: AYES: Councilmembers Adams, Blackburn, Mayor Pro Tem Shevlin, Mayor Lutz. NOES: Councilmember Spicer.

**PH-2 Historic Landmark HL-128/Mills Act MA-119 for Property Located at 201 Acacia Avenue by John Watson and Kathryn Gundersen, Applicants; Resolution No. 2013-23**

Craig Jimenez, Planning Division Manager reviewed the Agenda Report and responded to questions from the City Council regarding the Mills Act contract.

Mayor Lutz opened the Public Hearing.

For the record, Mayor Pro Tem Shevlin disclosed that she knew the home well and had toured it extensively. Mayor Lutz viewed the home during the Mother's Day Tour, prior to knowing it was an item coming before the City Council.

1. Kathryn Gundersen, Applicant, spoke in favor.

Mayor Lutz closed the Public Hearing.

**It was moved by Councilmember Spicer, seconded by Councilmember Adams, to adopt Resolution No. 2013-23 and approve a Mills Act contract for property located at 201 Acacia Avenue. The motion carried unanimously.**

**PH-3 Tentative Tract Map TTM072241/Conditional Use Permit CUP2013-11 for a 21-Unit Planned Unit Development on a Portion of the Property at 1323 South Magnolia Avenue by First Evangelical Lutheran Church of Monrovia and Bowden Construction, Inc., Applicants, Resolution No. 2013-31; Amendment to the Land Use Element of the General Plan (GPA2013-01), Resolution No. 2013-11; Adoption of a Negative Declaration, Resolution No. 2013-24; and Zone Change ZC2013-01 Amending the Zoning Designation from Public/Quasi Public (P/QP) to Residential High Density (RH), Introduction and First Reading of Ordinance No. 2013-02**

Due to conflicts of interest affecting a majority of the Councilmembers, and because there was no other body of the City that could make the decision, in accordance with the Rule of Legally Required Participation, on June 4, 2013, the affected Councilmembers drew straws prepared by the City Attorney in order to determine who would participate in the discussion. Councilmember Adams stated a conflict of interest due to a business relationship with one of the applicants, Councilmember Blackburn due to a business relationship in the past 12 months with one of the applicants, and Councilmember Shevlin due to a client relationship between the applicant and her former employer. Mayor Pro Tem Shevlin drew the shortest straw and remained for discussion; Councilmembers Adams and Blackburn exited Council Chambers.

Craig Jimenez, Planning Division Manager reviewed the Agenda Report.

Mayor Lutz opened the Public Hearing.

1. Todd Bowden, Bowden Development, Co-Applicants, spoke in favor.

Mayor Lutz closed the Public Hearing.

**It was moved by Mayor Pro Tem Shevlin, seconded by Councilmember Spicer, to adopt Resolution Nos. 2013-24, 2013-11, and 2013-31; and to introduce, read by title only, and waive further reading of Ordinance No. 2013-02. The motion carried on the following vote: AYES: Councilmember Spicer, Mayor Pro Tem Shevlin, and Mayor Lutz. NOES: None. ABSTAIN: Councilmembers Adams and Blackburn.**

City Attorney Steele read the title of Ordinance No. 2013-02 as follows:

**AN ORDINANCE OF CITY COUNCIL OF THE CITY OF MONROVIA, CALIFORNIA, ADOPTING ZONE CHANGE ZC2013-01 AMENDING THE OFFICIAL ZONING MAP FOR THE CITY OF MONROVIA SET FORTH IN SECTION 17.04.040 OF TITLE 17 (ZONING) OF THE MONROVIA MUNICIPAL CODE TO CHANGE THE P/QP (PUBLIC/QUASI PUBLIC) ZONE DESIGNATION TO RH (RESIDENTIAL HIGH**

**DENSITY) ZONE FOR A PORTION OF THE PROPERTY LOCATED AT 1323 SOUTH MAGNOLIA AVENUE**

Councilmembers Adams and Blackburn returned to Council Chambers.

**REPORTS OF CITY COUNCILMEMBERS & SUB-COMMITTEES**

**RCC-1 Mayor Mary Ann Lutz:**

- (a) Benjamin Moore Paint's contest to paint a downtown
- (b) Upcoming trip to Washington, DC with Staff to meet with legislators
- (c) Attendance at Legislative meeting hosted by Senators Carol Liu and Ed Hernandez regarding Realignment

**RCC-2 Mayor Pro Tem Becky A. Shevlin**

- (a) Recent attendance at Margaret Lueders'100<sup>th</sup> birthday
- (b) Upcoming events and summer programs in the community

**RCC-3 Councilmember Tom Adams:**

- (a) Recent attendance at Margaret Lueders'100<sup>th</sup> birthday

**RCC-4 Councilmember Alexander C. Blackburn:**

- (a) Thanked Councilman Spicer for taking time to attend the Neighborhoods USA conference

**RCC-5 Councilmember Larry J. Spicer:**

- (a) Recent Attendance at the 38<sup>th</sup> Annual Neighborhoods USA conference with Staff
- (b) Annual MAP Neighborhood Conference; Heather Greer, Neighborhood Services Assistant, reviewed plans for the event, and Monrovia Area Partnership Leader Malika Robinson provided a testimonial about the 2012 conference and her involvement in MAP.
- (c) Recent attendance at Margaret Lueders'100<sup>th</sup> birthday

**ADMINISTRATIVE REPORTS:**

**AR-1 Update on National Recreation Area Designation**

Heather Maloney, Senior Management Analyst, reviewed the Agenda Report. Adam Ortega, representing the San Gabriel Valley Water Association, provided additional background.

**Following discussion, the City Council received and filed the report.**

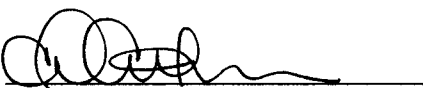
**PUBLIC INPUT, CONTINUED, IF NEEDED:** None.

**ITEMS PULLED FROM CONSENT CALENDAR, IF NEEDED:**

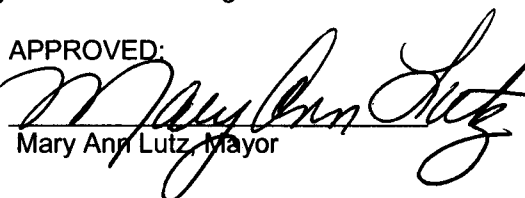
**SCHEDULED MEETINGS:** The next Regular Meeting of the Monrovia City Council was scheduled for Tuesday, June 18, 2013, 7:30 p.m., City Council Chambers, 415 South Ivy Avenue, Monrovia, California.

**ADJOURNMENT:** At 10:07 p.m., Mayor Lutz adjourned the meeting.

ATTEST:

  
Alice D. Atkins, CMC, City Clerk

APPROVED:

  
Mary Ann Lutz, Mayor