



LAST ORDINANCE NO. 08-05
LAST RESOLUTION NO. 08-51
LAST RESOLUTION RRA NO. 08-01

CITY OF RIDGECREST

**CITY COUNCIL
RIDGECREST REDEVELOPMENT AGENCY**

AGENDA

Regular Council/Agency Meeting
Wednesday July, 16, 2008

CITY COUNCIL CHAMBERS CITY HALL

100 West California Avenue
Ridgecrest, CA 93555

Regular Session – 6:30 p.m.

This meeting room is wheelchair accessible. Accommodations and access to City meetings for people with other handicaps may be requested of the City Clerk (499-5002) five working days in advance of the meeting.

In compliance with SB 343. City Council/Ridgecrest Redevelopment Agency Agenda and corresponding writings of open session items are available for public inspection at the following locations:

1. City of Ridgecrest City Hall, 100 W. California Ave., Ridgecrest, CA 93555
2. Kern County Library – Ridgecrest Branch, 131 E. Las Flores Ave., Ridgecrest, CA 93555
3. City of Ridgecrest official website at <http://ci.ridgecrest.ca.us>

CALL TO ORDER

ROLL CALL

REGULAR SESSION – 6:30 p.m.

PLEDGE OF ALLEGIANCE

INVOCATION –

APPROVAL OF AGENDA

PROCLAMATIONS AND PRESENTATIONS

1. Youth Advisory Council

2. Presentation Honoring Former City Manager Harvey M. Rose

Council will present a service award to former City Manager Harvey M. Rose honoring him for his service to the City of Ridgecrest.

3. Presentation - Ridgecrest Area Convention and Visitors Bureau

The Ridgecrest Area Convention and Visitors Bureau will make a presentation of their budget for Fiscal Year 2008-2009.

4. Presentation - Ridgecrest Chamber of Commerce

The Ridgecrest Chamber of Commerce will make a presentation of their budget for Fiscal Year 2008-2009.

PUBLIC COMMENT

Persons wishing to address the Council on matters that are within the Council's jurisdiction and do not already appear on this agenda, may do so at this time. Pursuant to the Brown Act, the City Council may not take action on an item that does not appear on the Agenda. Speakers are limited to five (5) minutes. The PUBLIC COMMENT section of the Agenda is limited to a total of sixty (60) minutes. Speakers are asked to provide their name and address for the record.

CONSENT CALENDAR

All items on the Consent Calendar are considered to be routine by City staff and will be approved in one motion if no member of the Council or the public wishes to comment or ask questions. If comment or discussion is desired by anyone, that item may be removed from the Consent Calendar and be considered separately, with public comment, before action is taken.

5. Resolution No. 08-, A Resolution Of The Ridgecrest City Council Approving The Position Description For Deputy City Clerk And Amending The City Of Ridgecrest Classification Plan Avery

This resolution formally amends the City's Classification Plan and adopts the job specification for the position of Deputy City Clerk into the City of Ridgecrest Classification Plan

6. **Resolution No. 08- , A Resolution Of The Ridgecrest City Council to authorize payment and to join membership in the California State Association of Counties-Excess Insurance Authority (CSAC-EIA)** Avery

The City of Ridgecrest began the process of obtaining insurance coverages with California State Association of Counties-Excess Insurance Authority (CSAC-EIA), which provides various type of insurance coverage to its members; and on July 1, 2006 we were approved to join with CSAC-EIA for our Excess Workers Compensation Fund. Throughout the year, we, Risk Management Staff, have been working on moving the remaining insurances to the above pool (CSAC-EIA). Staff is recommending moving the remaining coverages to CSAC-EIA which will grant us better coverage at a lower cost.

7. **Resolution No. 08- , A Resolution Of The Ridgecrest City Council Setting A Public Hearing For August 6, 2008 To Consider Comments And Recommendations For Energy Conservation Projects On City Owned Properties** Bradley

The City of Ridgecrest has engaged in an Energy Audit of the Civic Center Complex and all other functions served by the City. The City may consider further energy conservation measures. Under government code section 4217 a municipality may enter into an energy service contract on terms that its governing body determines are in the best interests of the public agency. A regularly scheduled public hearing must be held in order to exercise this option and public notice of this hearing must be given at least two week in advance of the hearing.

8. **Resolution No. 08- , A Resolution Of The Ridgecrest City Council Authorizing Recordation Of The Final Tract Map For Tract 6635** Pollock

The Developer of Tract 6635 located at the southeast corner of Las Flores Avenue and Downs Street has completed all public improvements in substantial conformance with the approved tentative tract map and requests authorization to record the final map of same subject to Staff approval.

9. **Resolution No. 08- , A Resolution Of The City Council Of The City Of Ridgecrest Authorizing Partial Payment 4 To International Pavement Solutions For Work Completed To Date On The Downs Street Median Landscape Project (Stplhsr-5385(025))** Pollock

The project consists of installation of irrigation systems, stamped concrete and landscaping in the existing islands on Downs Street from China Lake Boulevard to Inyokern Road. With the exception of replacement of a few shrubs the work is complete. International Pavement Solutions has submitted partial payment request number 4 in the amount of \$63,948.03 on the following:

AGENDA - CITY COUNCIL - REDEVELOPMENT AGENCY - REGULAR

Page 4

Base Bid Work Complete	\$352,348.42
Additional Items	\$ 22,560.00
Change Order 1	\$ 96,467.00
Subtotal	\$471,395.42
10% Retention	(\$ 47,139.54)
Amount Previously Paid	(\$360,307.86)
Amount Partial Payment 4	\$ 63,948.03

This project is funded by Transportation Enhancement Act (TEA) and the City will be reimbursed 88.53% of the construction and administrative costs for the project. The funds programmed for the project are \$507,615 (Federal) and \$654,768 (Local).

10. **Resolution No. 08- , A Resolution Of The City Council Of The City Of Ridgecrest Authorizing The City Manager, Michael Avery, To Sign A Program Supplement Agreement Number 021-N With The State Of California Department Of Transportation For Preliminary Engineering For A Traffic Signal At The Intersection Of China Lake Boulevard And Rader Avenue (STPLH-5385(036))** Pollock

Program Supplement Agreements are required at various phases of CALTRANS administered projects. This one is for preliminary engineering and must be processed before reimbursement can be applied for. This request is to authorize the City Manager, Michael Avery, to sign the agreement on behalf of the City of Ridgecrest. This agreement is for a total of \$31,860 (\$28,674 State and \$3,186 Local) and is for a traffic warrant study and preparation of plans and specifications for the subject traffic signal.

11. **Council Expenditure Approval List (DWR) Dated July 2, 2008 In The Amount Of \$227.346.10** Sloan
12. **Council Expenditure Approval List (DWR) Dated July 8, 2008 In The Amount Of \$363.25** Sloan
13. **Agency Expenditure Approval List (DWR) Dated July 3, 2008 In The Amount Of \$787.58** Sloan
14. **Agency Expenditure Approval List (DWR) Dated July 8, 2008 In The Amount Of \$22.50** Sloan

ORDINANCES AND RESOLUTIONS

15. **Ordinance No. 08-06, An Ordinance of the Ridgecrest City Council Amending the Ridgecrest Municipal Code to Prohibit Excavations in Newly Constructed or Renovated Streets for Five Years after Completion of Street Construction or Renovation** Speer

This Ordinance amends the Ridgcrest Municipal Code to prohibit excavations in newly constructed or renovated streets for five years after completion of street construction or renovation. The ordinance was introduced for first reading at the Council meeting of July 2, 2009. It is presented here for second reading and approval.

Recommended Motion – Motion to waive reading in full and to approve, by title only, An Ordinance of the Ridgcrest City Council Amending the Ridgcrest Municipal Code to Prohibit Excavations in Newly Constructed or Renovated Streets for Five Years after Completion of Street Construction or Renovation

Motion Requires a Second

16. a. **Resolution No. 08- , A Resolution Of The Ridgcrest City Council Authorizing The City Manager To Enter Into A Financial Advisory Agreement Between The City Of Ridgcrest And KNN Public Finance**

Avery/Rose

KNN Public Finance has already begun to serve the City as financial advisors on the issuance of Tax Allocation Bonds. The Company's services will also be utilized on the passage of the November, 2008, Sales Tax Infrastructure Bond Issue. A formal agreement with the company needs to be executed. City staff recommends the selection of KNN Public Finance on advice of the City's External Auditors.

16. b. **Resolution RRA No. 08- , A Resolution Of The Ridgcrest Redevelopment Agency Approving The Forms Of And Authorizing The Execution Of An Indenture Of Trust, A Continuing Disclosure Agreement, An Escrow Agreement, A Bond Purchase Contract, An Official Statement Relating To The Issuance Of The Agency's Tax Allocation Refunding Bonds Series 2008, And Approving Certain Actions In Connection Therewith**

Avery/Rose

16. c. **Resolution No. 08- , A Resolution Of The Ridgcrest City Council Approving The Sale Of Tax Allocation Refunding Bonds**

Avery/Rose

16. d. **Resolution RFA No. 08- , A Resolution Of The Ridgcrest Financing Authority Approving The Forms Of An Indenture Of Trust, A Purchase Agreement, An Escrow Agreement, A Continuing Disclosure Agreement And An Official Statement And Authorizing The Execution Of The Purchase Agreement Relating To The Issuance Of The Agency's Tax Allocation Refunding Bonds And Approving Certain Actions In Connection Therewith (Ridgcrest Redevelopment Project)**

Avery/Rose

The documents listed in Items 16. b. and 16. d. can be viewed in the complete Agenda packets in the Office of the City Clerk, at the Information Desk in the Lobby of City Hall, at the Kern County Ridgecrest Branch Library, and on the City website <http://ci.ridgecrest.ca.us> in conjunction with the Council Agendas.

The above resolutions authorize the issuance and sale of Ridgecrest Redevelopment Project, Tax Allocation Refunding Bonds Series 2008 in an amount of approximately \$33 million for the purpose of refunding Ridgecrest Redevelopment Project 1999 Tax Allocation Refunding Bonds in a principal amount of \$7,860,000 and a portion of Ridgecrest Redevelopment Project 2002 Tax Allocation Refunding Bonds; thereby reducing long term financial obligations, through lower interest rates. This shows due diligence in the management of the Agency's financial affairs. The resolutions also finance a portion of the costs of the Redevelopment Project; fund a reserve fund; and pay costs in connection with the issuance of the Bonds.

Each of the preceding resolutions require a separate motion, second and vote

OTHER ACTION ITEMS

17. **Resolution No. 08- , A Resolution Or The Ridgecrest City Council Authorizing The City Manager To Enter Into An Access License And Indemnification Agreement Between The City Of Ridgecrest And VIMCO City Group** Avery/Rose

VIMCO City Group proposes to develop 7.5 acres of land south of the City Business Park. The development known as *The Galleria* will include two extended stay hotels, a 16,000 SF Office Building, a similar sized food court/retail structure and two future retail sites. VIMCO has requested the temporary use of Civic Center parking in order that the company may proceed with real estate development in the City. This should not be an inconvenience for the City. Temporary use of portions of Civic Center parking have already been provided to other businesses. Additionally, this may be a prelude to a private-public partnership that could benefit revitalization of the Olde Town area.

DISCUSSION ITEMS

18. **Continuing Discussion Regarding The TRANE Energy Study** Avery

CITY MANAGER/EXECUTIVE DIRECTOR REPORTS

CITY ATTORNEY REPORTS

COMMITTEES, BOARDS AND COMMISSIONS

AGENDA - CITY COUNCIL - REDEVELOPMENT AGENCY - REGULAR

Page 7

Community Development Committee

Members: Chair Steve Morgan, Chip Holloway, Jerry Taylor, Nellavan Jeglum

Meetings: 1st Thursday of the month at 5:30 p.m.; Council Conference Room

Next meeting August 7

City Organization and Services Committee

Members: Chair Tom Wiknich, Chip Holloway, Eric Kauffman, Lois Beres

Meetings: 2nd Thursday of the month at 5:00 p.m.; Council Conference Room

Next meeting August 14

Parks, Recreation and Quality of Life Committee

Members: Chair Ron Carter, Dan Clark, Jerry Taylor, Howard Laire

Meetings: 4th Thursday of the month at 5:00 p.m.; Kerr-McGee Center

Next meeting July 24

Infrastructure Committee

Members: Chair Tom Wiknich, Steve Morgan, Lois Beres, Nellavan Jeglum

Meetings: 2nd Tuesday of the month at 5:00 p.m., Council Conference Room

Next meeting September 25

Activate Community Talents and Interventions For Optimal Neighborhoods Task Force (ACTION)

Members: Chair Dan Clark, Ron Carter

Meetings: 2nd Monday of the month at 6:00 p.m., Kerr-McGee Center

Next meeting September 8

RACVB

Council Member Holloway

Meetings: 3rd Wednesday of the month, 8:00 a.m.,

Next meeting and location to be announced

OTHER COMMITTEES, BOARDS, OR COMMISSIONS

MAYOR AND COUNCIL COMMENTS

The Mayor and Council Members may make a brief statement. In addition, Council Members may ask a question of staff or the public for clarification on any matter, make a request of staff for factual information, or request staff to report back to the council at a later meeting concerning any matter. In addition the Council, or any member, may direct the City Manager to place an item of business on a future agenda.

ADJOURNMENT