



**MINUTES OF THE REGULAR MEETING OF THE
RIDGECREST CITY COUNCIL AND
RIDGECREST REDEVELOPMENT AGENCY**

**City Council Chambers
100 West California Avenue
Ridgecrest, California 93555**

**December 7, 2005
6:00 p.m.**

**Tape Recorded
Tape 05-28**

This meeting was tape recorded and will be on file in the Office of the City Clerk for a certain period of time from date of approval by City Council/Redevelopment Agency. Meetings are recorded solely for the purpose of preparation of minutes.

CALL TO ORDER – 6:00

ROLL CALL

PRESENT: Mayor Pro Tem Richard Martin, Vice Mayor Daniel Clark, Council Members Steven Morgan and Ronald Carter

ABSENT: Mayor Marshall Holloway,

STAFF: Harvey Rose, City Manager; Keith Lemieux City Attorney; Rita Gable, City Clerk; Jim McRea, Deputy City Manager, Public Services; Gary Parsons, Community and Economic Development Department Director; Joe Pollock, Assistant Public Works Director; Jim Ponek, Parks and Recreation Department Director; Michael Avery, Chief of Police; and other personnel

CLOSED SESSION – 6:02 p.m.

GC54956.8 RRA - Real Property Negotiations, Lot 29, 30, and 31 of Parcel Map #10819, Ridgecrest Business Park (RBP), APN # 033-070-29, 30, and 31 - Negotiators Harvey Rose, James McRea and Gary Parsons

GC54956.9 Conference with Legal Counsel – Potential Litigation and Liability Claim - Public disclosure of Potential Litigant would prejudice the interest of the City of Ridgecrest

REGULAR SESSION – 6:35 p.m.

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PLEDGE OF ALLEGIANCE led by

INVOCATION – Reverend Ralph Mueller, Ridgecrest Presbyterian Church

CITY ATTORNEY REPORT OUT OF CLOSED SESSION

Council received information regarding Real Property Negotiations, Lot 29, 30, and 31 of Parcel Map #10819, Ridgecrest Business Park (RBP), APN # 033-070-29, 30, and 31 - no action taken; Conference with Legal Counsel regarding Potential Litigation and Liability Claim where public disclosure of Potential Litigant would prejudice the interest of the City of Ridgecrest - no action taken

APPROVAL OF AGENDA

Moved by Council Member Morgan, seconded Council Member Carter TO APPROVE THE AGENDA. No public comment. Motion carried with a voice vote of 4 ayes, 1 absent. Mayor Holloway absent.

PROCLAMATIONS AND PRESENTATIONS

1. Proclamation – Toys For Tots

Mayor Pro Tem Martin and the Council presented a proclamation to Colonel Mark Bamburger, Executive Officer, Marine Air Detachment, China Lake, California, and Ann Ryan, Toys For Tots Community Coordinator, in recognition of Toys For Tots Month, December 2005.

2. Proclamation – United Way of Indian Wells Valley

Mayor Pro Tem Martin and the Council presented a proclamation to Wen Houtkooper, Executive Director, Ron Atkins, President, Gino LaMarca, Treasurer, and Felice McLane, Member, Board of Directors, United Way of Indian Wells Valley, in recognition of United Way of Indian Wells Valley month, December 2005.

Council and public assembled sang happy birthday to former Council Member and Honorary Mayor Howard Auld in recognition of his upcoming 80th birthday.

PUBLIC COMMENT 6:50 p.m.

Dave Matthews, 717 Kevin Court

- Come down and see the Christmas trees at City Hall
- Lovely decorations inside and outside
- Apologized for not being here for the tree lighting

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Bill Folden, 1100 Windy Lynn

- Thanked Council for the Quality of Life Committee
- He is a strong supporter of youth activities
- At last weeks committee meeting heard about land within the City owned by the City and asked about it
- East side of Downs and Ridgecrest could be developed into an outstanding sport facility

Howard Auld, 641 Maime

- Feels it appropriate to mention Kathy Armstrong and her efforts decorating City Hall
- Feels it would also be appropriate to do a resolution or proclamation thanking her for all her decorating throughout the year as months and seasons change

Closed Public Comment 7:00 p.m.

CONSENT CALENDAR

3. Resolution RRA No. 05-09, A Resolution Of The Ridgecrest Redevelopment Agency Authorizing The Reimbursement And Agreement For The Ridgecrest Business Park (RBP) Frontage Road Improvements (Nickoletti Center) McRea

This item removed from Consent Calendar

4. Acceptance Of The AMG And Associates Letter Of Appeal Of The Ridgecrest Planning Commission Action On November 22, 2005 And The Setting Of A Time For The City Council To Hear The Appeal Parsons
5. Resolution No. 05-77, A Resolution Of The Ridgecrest City Council Authorizing Recordation Of The Final Tract Map For Tract 6471 Unit A Pollock
6. Resolution No. 05-78, A Resolution Of The Ridgecrest City Council Authorizing The Submittal Of A Kern County Air Pollution Control District (KCAPD) Motor Vehicle Emissions Reduction Project (MVERP) Application For Matching Funds For Compressed Natural Gas (CNG) Bus And KCAPD C. Moyer Application For A Backhoe Diesel Replacement Taylor
7. Resolution No. 05-79, A Resolution Of The Ridgecrest City Council Authorizing The Submittal Of A Kern Council Of Governments (KernCOG) Congestion Mitigation Air Quality (CMAQ) Application For One Compressed Natural Gas (CNG) Transit Bus And Program Of Projects (POP) Application For A Fixed Route Bus Taylor

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8. Council Expenditure Approval List (DWR) Dated November 11, 2005 In The Amount Of \$108,207.33 Winegardner
9. Council Expenditure Approval List (DWR) Dated November 23, 2005 In The Amount Of \$12,577.91 Winegardner
10. Council Expenditure Approval List (DWR) Dated November 25, 2005 In The Amount Of \$233,664.51 Winegardner
11. Agency Expenditure Approval List (DWR) Dated November 11, 2005 In The Amount Of \$8,597.99 Winegardner
12. Agency Expenditure Approval List (DWR) Dated November 25, 2005 In The Amount Of \$7,831.73 Winegardner

Council Member Clark requested item 4 be removed and stated he would abstain from voting due to a conflict of interest

Moved by Council Member Carter, second Council Member Morgan TO APPROVE THE CONSENT CALENDAR WITH ITEM 4 REMOVED. No public comment. Motion carried with a voice vote 4 ayes; 1 absent

Item 4

4. Acceptance Of The AMG And Associates Letter Of Appeal Of The Ridgecrest Planning Commission Action On November 22, 2005 And The Setting Of A Time For The City Council To Hear The Appeal Parsons

Community and Economic Development Director Parsons

- The City received a letter of appeal dated November 23, 2005 from AMG and Associates appealing the Planning Commission's denial on November 22, 2005
- The appeal is concerning approval of a mitigated negative declaration concerning site plan review 05-10 for an 81 unit family housing complex (80 units and 1 community center)
- Location for the 81 units is 340 South Downs Street, APN3 477-030-24
- This item also request Council to set a time for the Council to hear the appeal

Council Member Carter stated the environmental report was not good – there was no soil testing and that needs to be done before it comes back to Council. The traffic study needs to be re-done when school is in session for it to accurately reflect the traffic situation. His understanding is that this project will not be on tax rolls as it is a non profit.

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Mr. Parsons stated that tonight this item is on the Agenda just to accept the appeal and to set a date for public hearing to hear the appeal. This project has generated lots of community interest positive and negative.

Ten (10) nearby residents to the project area requested Council deny the appeal with one person also asking if accepted that Council set the hearing date for January 18, 2006

Moved by Council Member Morgan, second Council Member Martin ACCEPT THE APPEAL AND SENT THE DATE FOR THE HEARING OF THE APPEAL AS JANUARY 18, 2006. Public comment heard. Motion carried with a roll call vote of 2 ayes, 1 abstention, 1 no, and 1 absent. Council Member Clark abstained, Council Member Carter voted no, and Mayor Holloway was absent.

ORDINANCES AND RESOLUTIONS

13. **Ordinance No. 05-06, An Ordinance Of The City Council Of The City Of Ridgecrest Amending The Ridgecrest Municipal Code As It Relates To Design And Construction Standards; Lateral Connections** McRea

Deputy City Manager for Public Service McRea

- This ordinance updates the design and construction standards specifications for the installation of sewer laterals
- The ordinance was approved on first reading, by title only, at the Council meeting of November 16, 2006 and is returned here for second reading and adoption.

MOVED BY COUNCIL MEMBER MORGAN, SECOND COUNCIL MEMBER CARTER TO WAIVE READING IN FULL AND TO ADOPT, BY TITLE ONLY, ORDINANCE NO. 05-6 OF THE CITY COUNCIL OF THE CITY OF RIDGECREST AMENDING THE RIDGECREST MUNICIPAL CODE AS IT RELATES TO DESIGN AND CONSTRUCTION STANDARDS; LATERAL CONNECTIONS. No public comment. Motion carried with a voice vote of 4 ayes, 1 absent. Mayor Holloway absent.

DISCUSSION ITEMS

14. **A discussion between Rothbart Development Corporation and the City Council regarding the proposed Super Wal-Mart to be located on the corner of Bowman and China Lake APN #'s 343-010-35 and 509-020-23** Parsons

The development team from WalMart regarding development of the Super WalMart at Bowman Road and China Lake Boulevard was present

Casey Newman, WalMart project director

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John Jesse, Thomas Graham Associates, project engineer
Matthew Nelson, Gresham Savage Nolan & Tilden, attorney
John Barber

A brochure was distributed and a Power Point presentation made
Old store has already been sold to a company that rehabs old box stores into smaller stores
Will need traffic signal at Bowman and China Lake

Council comments

Morgan

- Thanked them for coming tonight
- Received input from community re siting of building – they have seen the suggestion
- Feels major issue is drainage – need to look at what happens downstream

Martin

- He and Mr. Carter brought the drainage to attention of the WalMart people earlier today and there are also concerns about drainage with the current WalMart store
- WalMart is looking at it

Carter

- Thanked them for meeting with them and noted they are very receptive to ideas and suggestions
- Looking forward to their concepts

Clark

- Commented on the EIR they received
- Asked what all will be included in the new store, such as beauty shops, restaurants, etc., such as in other areas
- WalMart does have a McDonald connection nationwide but would like to hear from local businesses

Public Comment

Bob Hoagland

- Was born and raised here and thinks it would be easier for them to face the store entrance away from the prevailing wind

CITY MANAGER/EXECUTIVE DIRECTOR REPORTS –none

CITY ATTORNEY REPORTS - none

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COMMITTEES, BOARDS AND COMMISSIONS

Economic Development Committee

Members: Chair Dan Clark, Chip Holloway, Mike Biddlingmeier, Chuck Roulund

Meetings: 1st Thursday of the month at 5:00 PM; Council Conference Room

Met December 5

- Discussed sea container
 - Discussed sale of surplus update
 - Discussed the WZI consultant
- Next meeting January 12, 2006

Legislative Committee

Members: Chair Duke Martin, Chip Holloway

Meetings: probably quarterly - at 8:00 AM; Council Conference Room

Next meeting to be announced

Infrastructure Committee

Members: Chair Steve Morgan, Duke Martin, Chuck Roulund, Jim Smith

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

Next meeting December 13

City Organization Committee

Members: Chair Ron Carter, Steve Morgan

Meetings: 2nd Thursday of the month at 5:00 PM; Council Conference Room

Next meeting to be announced

Quality of Life Committee

Members: Chair Dan Clark, Ron Carter, Howard Laire, Matt Feemster

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

Met December 1

- Received Parks and Recreation 5 year capital improvement plan (totaling 1.5M)
- Next meeting January 26, 2006

Redevelopment Advisory Committee

Members: Chair Lois Beres Vice Chair Mike Hogan, Bob Peoples, Gary Charlton, Ron Ketcham. Ex-officio Members Council Members Steven Morgan and Ron Carter, Planning Commissioner Mike Biddlingmeier

Meetings: 3rd Tuesday of the month at 5:00 PM, Council Conference Room

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Next meeting December 20

RACVB

Council Member Duke Martin

Council Member Steve Morgan- Alternate

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

Next meeting December 21

OTHER COMMITTEES, BOARDS, OR COMMISSIONS

Arts Council will meet January 25, 2005 at 5:30 p.m.

Quad State meeting scheduled for Friday December 9 has been canceled

LAFCO meeting shows the County as very active in expanding city limits in several areas

Mayor Pro Tem Martin and Mayor Holloway went to Palmdale for Desert-Mountain Division meet on December 2 that included a tour of the community projects and city facilities

Palmdale has tax on all parcels – initiative was put together by citizens and it took 5 years – they have built several community building using this tax base

MAYOR AND COUNCIL COMMENTS

Morgan

- ❖ Today, December 7, is an honorable day
- ❖ Expressed his support to all those in uniform - those who volunteer keep our country strong
- ❖ Interested in Parks and Recreation development list
- ❖ Looking forward to seeing the funding sources on paper
- ❖ Hopes the public will participate in the process even before it gets to council
- ❖ Looks forward to the successful completion of the 81 unit project
- ❖ There will be a lot of changes in that area even if the project does not go through
- ❖ Urged everyone who can to drive down to Palm Springs for the Burroughs-Palm Springs football game this Saturday
- ❖ They need your support in the division 8 championship

Clark

- ❖ Read a story about Christmas with grandma and Santa Claus and sharing with those who have less than we do

Carter

- ❖ Congratulated Burroughs football team on their success

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- ❖ It takes lots of hard work to achieve what they have done and thanked the parents who supported them
- ❖ Hope CIF championship is Burroughs
- ❖ Wished every one a Happy Christmas

Martin

- ❖ Today is December 7- a day that should be remembered
- ❖ Was sorry he missed the breakfast today honoring the Pearl Harbor survivors
- ❖ It was the first time we were attacked on our own soil
- ❖ We are hated in parts of the world not because of our giving but because they are envious
- ❖ Also congratulate Burroughs
- ❖ Come look at the Christmas trees at City Hall they are beautiful
- ❖ Loves his colleges on the Council
- ❖ Wished everyone happy holidays

ADJOURNMENT

Mayor Pro Tem Martin adjourned the meeting at 8:00 p.m.

Rita Gable, City Clerk