

CITY OF ALISO VIEJO  
CITY COUNCIL MINUTES  
REGULAR MEETING  
APRIL 6, 2016, 7:00 P.M.  
Council Chambers, City Hall, 12 Journey  
Aliso Viejo, California

**CALL TO ORDER:** Mayor Munzing called the Regular Meeting of the City Council of the City of Aliso Viejo to order at 7:29 p.m.

PRESENT: MAYOR MIKE MUNZING  
MAYOR PRO TEM DAVID C. HARRINGTON  
COUNCILMEMBER ROSS CHUN  
COUNCILMEMBER WILLIAM A. PHILLIPS  
COUNCILMEMBER PHILLIP B. TSUNODA

ABSENT: NONE

STAFF PRESENT: DAVID A. DOYLE, CITY MANAGER  
CRISTINA TALLEY, ASSISTANT CITY ATTORNEY  
MITZI ORTIZ, CITY CLERK  
GLENN YASUI, ADMINISTRATIVE SERVICES DIRECTOR  
GINA THARANI, FINANCE DIRECTOR  
GRACIE DURAN, COMMUNITY SERVICES SUPERVISOR  
SHAUN PELLETIER, PUBLIC WORKS DIRECTOR / CITY  
ENGINEER  
OMAR DADABHOY, PLANNING DIRECTOR  
LT. JOHN MACPHERSON, CHIEF OF POLICE SERVICES

**REPORT ON CLOSED SESSION:** Assistant City Attorney Cristina Talley stated no reportable action was taken during the April 6, 2016 Special Meeting (Closed Session).

**PLEDGE OF ALLEGIANCE:** Don Dooley led the pledge of allegiance.

**SPECIAL PRESENTATIONS:**

A. **COUNCIL PROCLAMATION FOR DMV/DONATE LIFE CALIFORNIA MONTH**

Mayor Munzing presented the Proclamation to Dick Veale and Rebecca Clark. Mr. Veale and Ms. Clark provided information regarding DMV/Donate Life California Month.

**B. PRESENTATION FROM BOYS & GIRLS CLUB OF CAPISTRANO VALLEY YOUTH OF THE YEAR**

Maritza Garcia provided a presentation regarding her involvement at the Boys & Girls Club of Capistrano Valley and the various programs available.

**ADDITIONS, DELETIONS, REORDERING TO THE AGENDA**

Mayor Munzing reordered Community Input prior to the Consent Calendar.

**COMMUNITY INPUT**

1. Fred Whitaker (ACC-OC) provided information related to recent activities undertaken by ACC-OC.

**CONSENT CALENDAR ITEM NOS. 1-9:**

Mayor Munzing asked if any member of the City Council, staff or the public wished to remove an item from the Consent Calendar. There were no requests to remove items from the Consent Calendar.

**MOTION: COUNCILMEMBER PHILLIPS MOVED AND COUNCILMEMBER CHUN SECONDED TO APPROVE CONSENT CALENDAR ITEMS 1 – 9, AS PRESENTED.**

1. **WAIVE THE READING OF ALL ORDINANCES AND RESOLUTIONS**

Approved the reading by title only of all ordinances and resolutions wherein the titles appear on the public agenda; said titles shall be determined to have been read by title, and further reading is waived.

2. **APPROVAL OF MINUTES – MARCH 16, 2016 SPECIAL MEETING AND MARCH 16, 2016 REGULAR MEETING**

Approved the subject Minutes as submitted.

3. **ACCOUNTS PAYABLE**

1. Ratified accounts payable checks issued March 10, 2016 in the amount of \$662,715.37;
2. Ratified accounts payable checks issued March 17, 2016 in the amount of \$126,499.03; and
3. Ratified accounts payable checks issued March 24, 2016 in the amount of \$58,680.22.

4. TREASURER'S STATEMENT – FEBRUARY 2016

Approved the February 2016 Treasurer's Statement.

5. PROFESSIONAL SERVICES AGREEMENTS FOR CONSULTANT SERVICES FOR ALISO VIEJO TOWN CENTER RESIDENTIAL AND OFFICE MARKETING STUDIES

Authorized the City Manager to execute professional services contracts with Consultant Firms for Residential and Office Marketing Studies pertaining to the Aliso Viejo Town Center Specific Plan, as follows:

1. Zimmerman/Volk Associates, Inc. – Residential Marketing Study; Not to exceed \$42,570 (\$35,200, plus \$3,500 for an optional presentation to the City Council and a 10% contingency); and
2. The Concord Group – Office Marketing Study; Not to exceed \$24,200 (\$22,000 plus 10% contingency).

6. AMENDMENT TO THE AGREEMENTS FOR PROFESSIONAL COMMUNITY RELATIONS SERVICES – KT COMMUNITY RELATIONS

1. Authorized the appropriation of \$11,760 from the General Fund unappropriated fund balance for FY 2015-16; and
2. Authorized the City Manager to execute the First Amendment for Professional Community Relations Services with KT Community Relations, increasing the contract amount to \$68,280 and extending the term by one year to June 30, 2017.

7. AMENDMENT TO THE WASTE DISPOSAL AGREEMENT WITH THE COUNTY OF ORANGE

1. Approved a revised Amendment to the Agreement with the County of Orange for waste disposal at the County's landfill system that revises the effective date from September 30, 2015 to June 30, 2016; and
2. Authorized the City Manager to execute the revised Amendment to the Agreement.

8. SECOND AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT WITH TEAM ONE JANITORIAL FOR JANITORIAL SERVICES

1. Approved a Second Amendment to Agreement with Team One Janitorial for janitorial services at City Hall and Family Resource Center; and
2. Authorized the City Manager to execute the Second Amendment to Agreement.

9. ASSEMBLY BILL 2772 (CHANG) – RESIDENTIAL TREATMENT FACILITIES

Authorized the Mayor to send a letter on behalf of the City Council to Assembly Member Ling Ling Chang expressing support for Assembly Bill 2772.

**MOTION CARRIED UNANIMOUSLY**

**END OF CONSENT CALENDAR**

**PUBLIC HEARING ITEM NOS. 10-11:**

10. CONDITIONAL USE PERMIT, SITE DEVELOPMENT PERMIT AND EXCEPTION PERMIT (CUP/SDP/EP) FOR THE CONVERSION OF SERVICE BAYS TO A CONVENIENCE STORE AT AN EXISTING GAS STATION SITE AT ALISO VIEJO PLAZA (PA15-021)

City Manager David Doyle introduced Planning Director Omar Dadabhoj who provided the staff report. Mayor Munzing opened the public hearing and the following person spoke:

1. Fred Cohen (applicant) requested approval of the item.

There were no other speakers. Mayor Munzing closed the public hearing. Staff responded to questions regarding traffic flow into shopping center.

**MOTION: COUNCILMEMBER PHILLIPS MOVED AND COUNCILMEMBER CHUN SECONDED TO ADOPT RESOLUTION NO. 2016-15 APPROVING PLANNING APPLICATION PA15-021 (CUP/SDP/EP) TO ALLOW THE CONVERSION OF SERVICE BAYS TO A CONVENIENCE STORE AT AN EXISTING GAS STATION SITE WITHIN ALISO VIEJO PLAZA AT 24281 PACIFIC PARK DRIVE.**

**MOTION CARRIED UNANIMOUSLY**

Councilmember Chun recused himself and left the Council Chambers at 7:52 p.m.

11. RESOLUTION APPROVING AND AUTHORIZING THE ISSUANCE OF MULTIFAMILY HOUSING REVENUE BONDS BY THE CALIFORNIA MUNICIPAL FINANCE AUTHORITY FOR THE FINANCING OF LIBERTY AT ALISO PROJECT

City Manager David Doyle introduced Finance Director Gina Tharani who provided the staff report. Mayor Munzing opened the public hearing and there were no speakers. Mayor Munzing closed the public hearing. Staff responded to questions regarding prior revenue bond approvals and project loan.

**MOTION: MAYOR PRO TEM HARRINGTON MOVED AND COUNCILMEMBER PHILLIPS SECONDED TO:**

- 1. CONDUCT THE PUBLIC HEARING UNDER THE REQUIREMENTS OF TEFRA AND THE INTERNAL REVENUE CODE OF 1986, AS AMENDED; AND**
- 2. ADOPT THE RESOLUTION APPROVING THE ISSUANCE OF THE MULTIFAMILY HOUSING REVENUE BONDS BY THE CMFA FOR THE BENEFIT OF ALISO VIEJO 1776, L.P., A CALIFORNIA LIMITED PARTNERSHIP, TO PROVIDE FOR THE PURPOSE OF FINANCING THE ACQUISITION, CONSTRUCTION, IMPROVEMENT AND EQUIPPING OF A 200-UNIT MULTIFAMILY RENTAL HOUSING PROJECT LOCATED AT 4 LIBERTY, ALISO VIEJO, CALIFORNIA, GENERALLY KNOWN AS LIBERTY AT ALISO. SUCH ADOPTION IS SOLELY FOR THE PURPOSES OF SATISFYING THE REQUIREMENTS OF TEFRA, THE CODE AND THE CALIFORNIA GOVERNMENT CODE SECTION 6500 (AND FOLLOWING).**

**MOTION CARRIED 4-0-1, WITH COUNCILMEMBER CHUN ABSTAINING**

Councilmember Chun returned to the dais at 7:56 p.m. for the remainder of the meeting.

**DISCUSSION ITEM NOS. 12-13:**

**12. ANNUAL BUDGET DISCUSSION FOR FY 2016-17**

City Manager David Doyle introduced Finance Director Gina Tharani who provided the staff report. Staff responded to questions regarding anticipated transient occupancy tax revenues.

Mayor Pro Tem Harrington obtained Council consensus to consider terminating agreement with Townsend Public Affairs.

No further action was taken.

**13. AMENDMENT TO ALISO VIEJO MUNICIPAL CODE SECTION 3.02.040 RELATING TO CONTRACT APPROVAL AUTHORITY**

City Manager David Doyle introduced Assistant City Attorney Cristina Talley who provided the staff report. Staff responded to questions regarding policies in other cities.

**MOTION: COUNCILMEMBER CHUN MOVED AND COUNCILMEMBER PHILLIPS SECONDED TO INTRODUCE AND APPROVE FOR FIRST READING THE ORDINANCE ENTITLED:**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ALISO VIEJO, CALIFORNIA, AMENDING SECTION 3.02.040 OF CHAPTER 3.02 OF TITLE 3 OF THE ALISO VIEJO MUNICIPAL CODE RELATING TO CONTRACT APPROVAL AUTHORITY.**

**MOTION CARRIED UNANIMOUSLY**

**COMMUNITY INPUT (cont):**

None.

**CITY MANAGER'S REPORT**

City Manager David Doyle announced a South Orange County Wastewater Authority (SOCWA) Meeting regarding the AWMA Bridge.

**ANNOUNCEMENTS / COUNCIL COMMENTS / COMMITTEE UPDATES**

Councilmember Chun:

- Requested Council consensus to consider Council Communications Policy. Consensus was not obtained.
- Attended SCAG Luncheon
- Attended OC Public Affairs Association Luncheon
- Attended SCAG Special Joint Meeting
- Attended CUSD Board Meeting
- Attended AVCA Spring Celebration
- Attended meeting with local business regarding STEAM program

Councilmember Phillips: None

Councilmember Tsunoda:

- Apologized for absence at Meet the Mayor Event

Mayor Pro Tem Harrington:

- Visited 1<sup>st</sup> Maintenance Battalion and commented on donation drive
- Attended AVCA Spring Celebration
- Participated in Age Well Senior Services meal delivery
- Attended California Women's Leadership Association
- Attended Meet the Mayor Event

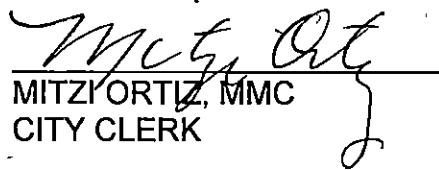
Mayor Munzing:

- Participated in Age Well Senior Services meal delivery
- Attended Cal State Fullerton Civic Leaders Roundtable

- Attended SCAG Joint Policy Meeting
- Attended Aquatic Center Movie Night
- Expressed appreciation for Meet the Mayor Event
- Announced final meeting as SCAG Regional Council Board Member

**ADJOURNMENT:** Mayor Munzing adjourned the meeting at 8:36 p.m. to the regularly scheduled meeting of April 20, 2016.

Respectfully submitted:

  
MITZI ORTIZ, MMC  
CITY CLERK

Approved by:

  
MIKE MUNZING  
MAYOR