



CITY *of* CALABASAS

**CITY COUNCIL AGENDA
REGULAR MEETING – WEDNESDAY, MAY 22, 2019
CITY HALL COUNCIL CHAMBERS
100 CIVIC CENTER WAY, CALABASAS
www.cityofcalabasas.com**

The starting times listed for each agenda item should be considered as a guide only. The City Council reserves the right to alter the order of the agenda to allow for an effective meeting. Attendance at the entire meeting may be necessary to ensure interested parties hear a particular item. The public may speak on a closed session item prior to Council's discussion. To do so, a speaker card must be submitted to the City Clerk at least five minutes prior to the start of closed session. The City values and invites written comments from residents on matters set for Council consideration. **In order to provide councilmembers ample time to review all correspondence, any written communication must be submitted to the City Clerk's office before 5:00 p.m. on the Monday prior to the meeting. Note: Any written materials submitted to the City Council are public record under the Public Records Act.**

OPENING MATTERS – 7:00 P.M.

Call to Order/Roll Call of Councilmembers
Pledge of Allegiance by Pack 333 – Webl Den 1
Approval of Agenda

PRESENTATIONS – 7:15 P.M.

- To Calabasas High School Uninstrumental for taking first place at the 2019 Los Angeles A Capella Festival Scholastic Competition
- Introduction of Fire Deputy Chief Anthony Marrone

ADJOURN IN MEMORY– 8:00 P.M.

- Richard Woolard
- Sue Somberg

ANNOUNCEMENTS/INTRODUCTIONS – 8:20 P.M.

ORAL COMMUNICATION – PUBLIC COMMENT – 8:25 P.M.

CONSENT ITEMS – 8:30 P.M.

1. [Approval of meeting minutes from May 8, 2019](#)
2. [Approval of a five-year recertification of City of Calabasas updated Sewer System Management Plan \(SSMP\)](#)
3. [Adoption of Resolution No. 2019-1631, approving the landscape maintenance agreement with the State of California, Department of Transportation for Lost Hills Overcrossing](#)

NEW BUSINESS – 8:35 P.M.

4. [Public meeting regarding Landscape Maintenance District No. 22 and Landscape Lighting Act District Nos. 22, 24, 27 & 32 Assessment Proceedings](#)
5. [Update on plastic straws, stirrers and cutlery ban](#)
6. [Consideration of Ordinance No. 2019-377 to add Chapter 8.36 to Title 8 of the Calabasas Municipal Code related to prohibiting the use of shared on-demand motorized scooters](#)
7. [Council position on Senate Bill 50 \(SB50\) \(Wiener\) regarding Planning and zoning: housing development: incentives](#)

INFORMATIONAL REPORTS – 9:40 P.M.

8. [Check Register for the period of April 27-May 10, 2019](#)

TASK FORCE REPORTS – 9:45 P.M.

CITY MANAGER’S REPORT – 9:50 P.M.

FUTURE AGENDA ITEMS – 9:55 P.M.

ADJOURN – 10:00 P.M.

The City Council will adjourn in memory of Richard Woolard and Sue Somberg to a special meeting/workshop scheduled on Thursday, May 30, 2019, at 6:00 p.m.

**MINUTES OF A REGULAR MEETING OF
THE CITY COUNCIL OF THE CITY OF CALABASAS, CALIFORNIA
HELD WEDNESDAY, MAY 8, 2019**

Mayor Shapiro called the Closed Session to order at 6:08 p.m. in the Council Conference room, 100 Civic Center Way, Calabasas, CA.

Present: Mayor Shapiro, Mayor pro Tem Weintraub, Councilmembers Bozajian, Gaines and Maurer

1. Existing Litigation- the one case name is unspecified so as to not jeopardize existing settlement negotiations

Mayor Shapiro called the open session to order at 7:01 p.m. in the Council Chambers, 100 Civic Center Way, Calabasas, CA.

Present: Mayor Shapiro, Mayor pro Tem Weintraub, Councilmembers Bozajian, Gaines and Maurer

Absent: None

Staff: Hernandez, Lysik, Summers, Tamuri and Yalda

Mr. Summers reported that in the matter of Calabasas vs. Yuval Ziv et.al., the City Council unanimously authorized the settlement agreed upon by the defendant and the City.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Girl Scout Troop 10016

APPROVAL OF AGENDA

Councilmember Maurer moved, seconded by Mayor pro Tem Weintraub to approve the agenda. MOTION CARRIED 5/0 as follows:

AYES: Mayor Shapiro, Mayor pro Tem Weintraub, Councilmembers Bozajian, Gaines and Maurer

PRESENTATIONS

- Annual book donation by Las Virgenes Municipal Water District

LVMWD Board member Linda Lo-Hill presented the book donation to the City.

- Proclamation recognizing the 50th Anniversary of Municipal Clerks Week

Mayor Shapiro presented proclamation to City Clerk, Maricela Hernandez in honor of the 50th anniversary of Municipal Clerks week.

- Recognition of outgoing Commissioner Lisa Brackelmanns-Wilder

Mayor Shapiro presented a certificate of appreciation to Ms. Brackelmanns-Wider.

ANNOUNCEMENTS/INTRODUCTIONS

- Adjourn in Memory – Dr. Walter Edmund Brackelmanns

Members of the Council expressed condolences to the Brackelmanns-Wilder family.

Members of the Council made the following announcements:

Mayor pro Tem Weintraub:

- Extended an invitation to a public town hall meeting on May 9, at the Agoura Hills Recreation Center with Sheriff Alex Villanueva, to share information and discuss community concerns.
- Reported that information about various resources regarding homelessness has been added to the City's website.

Councilmember Maurer:

- Encouraged residents to visit fire.lacounty.gov to obtain a copy of the Ready, Set, Go brochure which contains extensive information regarding fire prevention.

Councilmember Bozajian:

- Extended appreciation to staff and everyone involved for a great Fine Arts Festival.

Councilmember Gaines:

- Extended an invitation to the Chamber of Commerce Mayor's Luncheon on May 16, at Founders Hall.
- Wished a Happy Mother's Day.

Mayor Shapiro:

- Wished a Happy Mother's Day to his mom and all other mothers.
- Reiterated appreciation to staff and everyone involved for a great Fine Arts Festival.
- Extended an invitation to Calabasas High School Performing Arts & Education Center on May 17 for their annual fundraiser. Also, extended an invitation on May 18 to the annual EF Wallengren ALS Hoopfest, a fundraiser for ALS.

- Extended an invitation to Relay for Life on May 25 at the De Anza Park.
- Extended an invitation to the annual Calabasas Dodger Night on June 14.

ORAL COMMUNICATIONS – PUBLIC COMMENT

JD Slajchert, Jake Kelfer, JC Schillan, Lynne Tracy, John Suwara and Melissa Olen spoke during public comment.

CONSENT ITEMS

1. Approval of meeting minutes from April 24, 2019
2. Adoption of Resolution No. 2019-1619 electing to be exempt from the Congestion Management Program (CMP)

Councilmember Maurer moved, seconded by Councilmember Gaines to approve Consent Item Nos. 1-2. MOTION CARRIED 5/0 as follows:

AYES: Mayor Shapiro, Mayor pro Tem Weintraub, Councilmembers Bozajian, Gaines and Maurer

NEW BUSINESS

3. City Council review of a community outreach survey on cellular service

Jonathan Kramer presented the report.

Michael Brockman and John Suwara spoke on Item No. 3.

After extensive discussion, direction was provided to staff.

4. Adoption of Resolution No. 2019-1632, rescinding Resolution No. 2012-1324 and establishing a City Financing Program in the amount of \$500,000 to assist low and moderate income single family homeowners with costly repairs to code-deficient and dilapidated properties; and with the development of accessory dwelling units

Ms. Tamuri presented the report.

After discussion, Councilmember Gaines moved, seconded by Mayor pro Tem Weintraub to approve Item No. 4. MOTION CARRIED 5/0 as follows:

AYES: Mayor Shapiro, Mayor pro Tem Weintraub, Councilmembers Bozajian, Gaines and Maurer

INFORMATIONAL REPORTS

5. Check Register for the period of April 11-26, 2019

In response to inquiry from Councilmember Maurer, Mr. Ahlers explained that future check registers will contain all pertinent information previously included in the register.

TASK FORCE REPORTS

Councilmember Bozajian reported that he will be attending the CCCA annual municipal seminar on May 16-19 and will be reporting at the next Council meeting.

Mayor pro Tem Weintraub reported that Councilmember Gaines and she have been working with the Council of Governments, LA Family Housing, the County of LA and the City's Media Department on an interview that will air on CTV about all the homelessness resources on the City's website. Further, she reported that Mayor Shapiro and she led a mock Council meeting for a group of fifth graders from Bay Laurel Elementary School.

Mayor Shapiro reported his attendance to a Lupin Hill Elementary PFC meeting. The PFC is very grateful for the City's support. In addition, he reported that Councilmember Weintraub and he attended a School Area Traffic Safety meeting, which was well attended. Further, he reported Councilmember Bozajian and his attendance to SCAG's Annual Conference. Further, he reported on his formal election as a member of SCAG's Regional Council.

Councilmember Gaines reported that the Agoura Hills/Calabasas Joint Powers Authority Board authorized a recruiting advertisement for a new Executive Director.

CITY MANAGER'S REPORT

None.

FUTURE AGENDA ITEMS

Councilmember Maurer requested the Public Safety Commission recommendations regarding Woolsey Fire; the updated EOC chart and schedule of emergency preparedness training for staff; and the email retention be brought to Council as soon as available.

ADJOURN

The meeting adjourned at 8:27 p.m. in memory of former Dr. Walter Edmund Brackelmanns at p.m. to the next regular meeting scheduled on Wednesday, May 22, 2019, at 7:00 p.m.

Maricela Hernandez, City Clerk
Master Municipal Clerk
California Professional Municipal Clerk



CITY of CALABASAS

CITY COUNCIL AGENDA REPORT

DATE: MAY 13, 2019

TO: HONORABLE MAYOR AND COUNCILMEMBERS

FROM:  ROBERT YALDA, P.E., T.E., PUBLIC WORKS DIRECTOR / CITY ENGINEER
ALEX FARASSATI, PH.D., ENVIRONMENTAL SERVICES SUPERVISOR

SUBJECT: APPROVAL OF 5-YEAR RECERTIFICATION OF CITY OF CALABASAS UPDATED SEWER SYSTEM MANAGEMENT PLAN (SSMP)

MEETING

DATE: MAY 22, 2019

SUMMARY RECOMMENDATION:

Staff recommends that the City Council approve the 5-year recertification of the City of Calabasas' updated Sewer System Management Plan (SSMP).

BACKGROUND:

On May 2, 2006, the State Water Resources Control Board (SWRCB) adopted the Statewide General Waste Discharge Requirements and the Monitoring and Reporting Program (WDR) by issuing Order No. 2006-0003. The regulations were born out of a growing concern about the water quality impacts of sanitary sewer overflows.

On October 17, 2007, the City Council approved the schedule for the development of City's SSMP and on April 22, 2009 approved five chapters of the Plan. The WDR required owners and operators of publicly owned collection sewer systems with the population less than 100,000 people to have their governing body approve the Sewer System Management Plan (SSMP) by August 2, 2009. The City Council approved the City's SSMP on June 24, 2009.

On February 11, 2015, the City Council approved the 5-year recertification of the SSMP.

DISCUSSION/ANALYSIS:

Shortly after the incorporation of the City of Calabasas in 1991, the City Council determined that they did not have the financial or staffing capability to operate and maintain the City owned sewer system. This service was provided by the Consolidated Sewer Maintenance District (CSMD), a special district governed by the Los Angeles County Board of Supervisors and staffed by the Los Angeles County Department of Public Works.

In 1991, the City Council approved a Memorandum of Understanding with the County of Los Angeles to have the CSMD continue to operate and maintain the collection system for the Calabasas service area, including any new infrastructure added to the system from that date forward. The City, however, retained its ownership rights to these facilities and to any facilities that would be constructed and accepted in the future.

On May 2, 2006, the State Water Resources Control Board (SWRCB) adopted Water Quality Order No. 2006-003, which established Statewide General Waste Discharge Requirements (WDR) for all publicly owned or operated sanitary sewer system within the State of California. The WDR requires all federal, state, municipalities, counties, districts, and other public entities that own or operate sanitary sewer systems greater than one mile in length that collect and/or convey untreated or partially treated wastewater to a publicly owned treatment facility in California, to report Sanitary Sewer Overflows (SSOs) to SWRCB and develop and implement a system-specific SSMP.

The State regulations have required the City of Calabasas to re-evaluate the operation and maintenance of the collection of sanitary sewer system pipelines that is now being done by the CSMD. The State regulations also required both owners and operators of collection systems to be directly responsible for the implementation and operational integrity of their systems by way of implementing SSMP and other requirements. Thus, the City of Calabasas is responsible for the capacity of the sewer line and the CSMD shall continue to be responsible for operation and maintenance needs of the collection system.

The SSMP is a written document that details how a public entity's sewer system is operated, maintained, repaired, and funded. Per the Order No. 2006-003, the SSMP shall include the following elements:

1. Goal – The goal of the SSMP is to provide a plan to properly manage,

operate and maintain the entity's sewer system. This will not only help reduce and prevent SSOs, but also mitigate SSOs that do occur.

2. Organization – The SSMP shall identify the authorized representative responsible for the development of the SSMP and spell out the chain of communication for reporting SSOs to SWRCB and other regulatory agencies.
3. Legal Authority – The public entity shall demonstrate, through sewer use ordinances, that it possesses the legal authority to prohibit illicit discharges to the sewer system; require that sewers be properly designed and constructed; ensure access for maintenance, repair and inspections; and enforce any violations of its sewer ordinances.
4. Operation & Maintenance Program – The SSMP shall describe the entity's routine (or proposed) operation and maintenance activities, including development of a Condition Assessment and Rehabilitation/replacement plan to address system deficiencies, the review and assessment of existing (or proposed) television inspection programs to quantify current conditions, and to provide staff training on a regular basis.
5. Design and Performance Provisions – The SSMP shall provide design and construction standards not only for the installation of new sanitary sewer systems, pump stations and other appurtenances, but also for the rehabilitation and repair of existing sewer systems.
6. Overflow Emergency Response Plan – The SSMP shall describe the entity's overflow emergency response plan to be implemented in case of SSOs. The plan shall include proper notification procedures, emergency response operations and staff training.
7. Fats, Oil & Grease (FOG) Control Program - The SSMP shall describe procedures for the proper disposal of fats, oil and grease generated within the sewer system service area; require installation of grease removal devices such as traps or interceptors; and inspect grease producing facilities such as restaurants, auto repair shops, carwashes, etc.
8. System Evaluation & Capacity Assurance Plan – The SSMP shall include a Sewer System Capital Improvement Program (CIP) that will identify and address the entity's sewer system deficiencies. The CIP may include increases in pipe sizes, inflow / infiltration reduction programs, develop design flow and hydraulic criteria, sewer system evaluation of system hydraulic performance, cost criteria, etc. The CIP shall include an implementation schedule with cost estimates, project priorities, and shall identify sources of funding.

9. Monitoring Program – The public entity shall monitor the implementation and measure the effectiveness of each element of the SSMP.
10. Program Audits – The public entity shall conduct periodic internal audits evaluating the effectiveness of the SSMP.
11. Communications Program – The entity shall communicate with the public on a regular basis on the development and implementation of the SSMP. This will provide the public an opportunity to provide input as the program is developed and implemented.

The City of Calabasas is required to comply with the WRD because it is the owner of the local sanitary sewer system. The Los Angeles County Sewer Maintenance Division as well as the Sanitation Districts of Los Angeles are also required to comply with the same WDR.

State Water Resources Control Board Order No. 2006-003-DWQ, requires that the SSMP be re-certified by your City Council every five years from the date it was first adopted OR when there is a major revision. The County of Los Angeles Sewer Maintenance Districts recently updated the previous version of the countywide SSMP, therefore, the City of Calabasas SSMP was updated accordingly.

The preparation of the City's SSMP is consistent with the City's 2030 General Plan objectives for "Wastewater Service and Infrastructure" as stated on Page 266 of the GP: "Assure that wastewater management infrastructure is adequate to meet projected needs and are provided in a manner that supports water dependent resources, enhances recreational opportunities, and preserves and enhances riparian habitats, water quality, and the environment."

In accordance with Section 15278 (b)(5) of the California Environment Quality Act (CEQA) Guidelines, this council action does not constitute a "project" and is not subject to the requirements of CEQA.

FISCAL IMPACT:

There is no fiscal impact associated with the proposed Council action.

REQUESTED ACTION:

That the City Council approve the 5-year recertification of the City of Calabasas' updated Sewer System Management Plan (SSMP).

ATTACHMENT:

Sewer System Management Plan (SSMP) is available thru the following link:

<http://www.cityofcalabasas.com/environmental/ssmp.pdf>



CITY of CALABASAS

CITY COUNCIL AGENDA REPORT

DATE: MAY 13, 2019

TO: HONORABLE MAYOR AND COUNCILMEMBERS

**FROM:  ROBERT YALDA, P.E., T.E., CITY ENGINEER/PUBLIC WORKS DIRECTOR
TATIANA HOLDEN, P.E., SENIOR CIVIL ENGINEER**

**SUBJECT: ADOPTION OF RESOLUTION 2019-1631 APPROVING THE
LANDSCAPE MAINTENANCE AGREEMENT WITH THE STATE OF
CALIFORNIA DEPARTMENT OF TRANSPORTATION FOR LOST HILLS
OVERCROSSING**

MEETING DATE: MAY 22, 2019

SUMMARY RECOMMENDATION:

Staff recommends that City Council adopt Resolution No. 2019-1631 approving the Landscape Maintenance Agreement within state right-of-way at the Lost Hills Overcrossing within City of Calabasas.

BACKGROUND:

On October 14, 2015, the City Council approved the Project Specific Maintenance Agreement with the State of California Department of Transportation for Lost Hills Road Interchange in the City of Calabasas. The Agreement outlined responsibilities of the City to maintain the landscaped areas and referred to the future Landscape Maintenance Agreement.

Construction activities on the Lost Hills/US 101 Bridge and Interchange project were completed in September 2018. The as-built plan were prepared showing the installed landscaping improvements.

DISCUSSION/ANALYSIS:

The agreement consists of obligations and responsibilities for maintenance of the landscaped areas at the Lost Hills Road/US101 overpass which are located within the State right-of-way. City staff and the City Attorney collaborated with Caltrans on the language of the maintenance agreement; the agreement is enclosed to the report as Attachment A.

The resolution approving the Landscape Maintenance Agreement must be adopted by Council and then the agreement must be fully executed by Caltrans.

FISCAL IMPACT/SOURCE OF FUNDING:

Landscape maintenance will be funded using budgeted Landscape Lighting Act District 3 (LLAD 32) funds.

REQUESTED ACTION:

Staff recommends that City Council adopt Resolution No. 2019-1631 approving the Landscape Maintenance Agreement within state right-of-way at the Lost Hills Overcrossing within City of Calabasas.

ATTACHMENTS:

Attachment A: Landscape Maintenance Agreement

Attachment B: Resolution No. 2019-1631

Attachment C: Project Specific Maintenance Agreement for Lost Hills Road in the City of Calabasas

**LANDSCAPE MAINTENANCE AGREEMENT
WITHIN STATE HIGHWAY RIGHT OF WAY
ON ROUTE 101 WITHIN THE CITY OF CALABASAS**

THIS AGREEMENT is made effective this 22 day of May, 2019, by and between the State of California, acting by and through the Department of Transportation, hereinafter referred to as “STATE” and the CITY of CALABASAS; hereinafter referred to as “CITY” and collectively referred to as “PARTIES”.

SECTION I

RECITALS

1. PARTIES desire to work together to allocate their respective obligations relative to newly constructed or revised improvements within STATE’s right of way by Permit Number 715-AMC-0057.
2. This Agreement addresses CITY responsibility for the planting and irrigation (collectively the “LANDSCAPING”) placed within State Highway right of way on State Route 101, as shown on Exhibit A, attached to and made a part of this Agreement.

NOW THEREFORE, IT IS AGREED AS FOLLOWS:

SECTION II

AGREEMENT

1. In consideration of the mutual covenants and promises herein contained, CITY and STATE agree as follows:
 - 1.1. PARTIES have agreed to an allocation of maintenance responsibilities that includes, but is not limited to, inspection, providing emergency repair, replacement, and maintenance, (collectively hereinafter “MAINTAIN/MAINTENANCE”) of LANDSCAPING as shown on said Exhibit “A.”
 - 1.2. When a planned future improvement is constructed and/or a minor revision has been effected with STATE’s consent or initiation within the limits of the STATE’s right of way herein described which affects PARTIES’ division of maintenance responsibility as described herein, PARTIES will agree upon and execute a new dated and revised Exhibit “A” which will be made a part hereof and will thereafter supersede the attached original Exhibit “A” to thereafter become a part of this Agreement. The new exhibit can be executed only upon written consent of the PARTIES hereto acting by and through their authorized representatives. No formal amendment to this Agreement will be required.

2. CITY agrees, at CITY expense, to do the following:
 - 2.1. CITY may install, or contract, authorizing a licensed contractor with appropriate class of license in the State of California, to install and thereafter will MAINTAIN LANDSCAPING conforming to those plans and specifications (PS&E) pre-approved by STATE.
 - 2.2. The degree or extent of maintenance work to be performed, and the standards therefore, shall be in accordance with the provisions of Section 27 of the Streets and Highways Code and the then current edition of the State Maintenance Manual.
 - 2.3. CITY will submit the final form of the PS&E, prepared, stamped and signed by a licensed landscape architect, for LANDSCAPING to STATE's District Permit Engineer for review and approval and will obtain and have in place a valid necessary encroachment permit prior to the start of any work within STATE'S right of way. All proposed LANDSCAPING must meet STATE's applicable standards.
 - 2.4. CITY shall ensure that LANDSCAPED areas designated on Exhibit "A" are provided with adequate scheduled routine MAINTENANCE necessary to MAINTAIN a neat and attractive appearance.
 - 2.5. An Encroachment Permit rider may be required for any changes to the scope of work allowed by this Agreement prior to the start of any work within STATE's right of way.
 - 2.6. CITY contractors will be required to obtain an Encroachment Permit prior to the start of any work within STATE's right of way.
 - 2.7. To furnish electricity for irrigation system controls, water, and fertilizer necessary to sustain healthy plant growth during the entire life of this Agreement.
 - 2.8. To replace unhealthy or dead plantings when observed or within 30 days when notified in writing by STATE that plant replacement is required.
 - 2.9. To prune shrubs, tree plantings, and trees to control extraneous growth and ensure STATE standard lines of sight to signs and corner sight distances are always maintained for the safety of the public.
 - 2.10. To MAINTAIN, repair and operate the irrigation systems in a manner that prevents water from flooding or spraying onto STATE highway, spraying parked and moving automobiles, spraying pedestrians on public sidewalks/bike paths, or leaving surface water that becomes a hazard to vehicular or pedestrian/bicyclist travel.
 - 2.11. To control weeds at a level acceptable to the STATE. Any weed control performed by chemical weed sprays (herbicides) shall comply with all laws, rules, and regulations established by the California Department of Food and Agriculture. All chemical spray

operations shall be reported quarterly (Form LA17) to the STATE to: District Maintenance at 100 S Main St Los Angeles, CA 90012.

- 2.12. To remove LANDSCAPING and appurtenances and restore STATE owned areas to a safe and attractive condition acceptable to STATE in the event this Agreement is terminated as set forth herein.
 - 2.13. To furnish electricity and MAINTAIN lighting system and controls for all street lighting systems installed by and for CITY.
 - 2.14. To inspect LANDSCAPING on a regular monthly or weekly basis to ensure the safe operation and condition of the LANDSCAPING.
 - 2.15. To expeditiously MAINTAIN, replace, repair or remove from service any LANDSCAPING component that has become unsafe or unsightly.
 - 2.16. To MAINTAIN all sidewalks/bike paths within the Agreement limits of the STATE highway right of way, as shown on Exhibit A, at CITY expense. MAINTENANCE includes, but is not limited to, concrete repair and to grind or patch vertical variations in elevation of sidewalks/bike paths for an acceptable walking and riding surface, and the removal of dirt, debris, graffiti, weeds, and any deleterious item or material on or about sidewalks/bike paths or the LANDSCAPING in an expeditious manner.
 - 2.17. To MAINTAIN all parking or use restrictions signs encompassed within the area of the LANDSCAPING.
 - 2.18. To allow random inspection of LANDSCAPING by a STATE representative.
 - 2.19. To keep the entire landscaped area policed and free of litter and deleterious material.
 - 2.20. All work by or on behalf of CITY will be done at no cost to STATE.
3. STATE agrees to do the following:
 - 3.1. May provide CITY with timely written notice of unsatisfactory conditions that require correction by the CITY. However, the non-receipt of notice does not excuse CITY from maintenance responsibilities assumed under this Agreement.
 - 3.2. Issue encroachment permits to CITY and CITY contractors at no cost to them.
4. LEGAL RELATIONS AND RESPONSIBILITIES:
 - 4.1. Nothing within the provisions of this Agreement is intended to create duties or obligations to or rights in third parties not party to this Agreement, or affect the legal liability of either PARTY to this Agreement by imposing any standard of care

respecting the design, construction and maintenance of these STATE highway improvements or CITY facilities different from the standard of care imposed by law.

- 4.2. If during the term of this Agreement, CITY should cease to MAINTAIN the LANDSCAPING to the satisfaction of STATE as provided by this Agreement, STATE may either undertake to perform that MAINTENANCE on behalf of CITY at CITY's expense or direct CITY to remove or itself remove LANDSCAPING at CITY's sole expense and restore STATE's right of way to its prior or a safe operable condition. CITY hereby agrees to pay said STATE expenses, within thirty (30) days of receipt of billing by STATE. However, prior to STATE performing any MAINTENANCE or removing LANDSCAPING, STATE will provide written notice to CITY to cure the default and CITY will have thirty (30) days within which to affect that cure.
- 4.3. Neither CITY nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by STATE under or in connection with any work, authority or jurisdiction arising under this Agreement. It is understood and agreed that STATE shall fully defend, indemnify and save harmless CITY and all of its officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including, but not limited to, tortious, contractual, inverse condemnation and other theories or assertions of liability occurring by reason of anything done or omitted to be done by STATE under this Agreement with the exception of those actions of STATE necessary to cure a noticed default on the part of CITY.
- 4.4. Neither STATE nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by CITY under or in connection with any work, authority or jurisdiction arising under this Agreement. It is understood and agreed that CITY shall fully defend, indemnify and save harmless STATE and all of its officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including, but not limited to, tortious, contractual, inverse condemnation or other theories or assertions of liability occurring by reason of anything done or omitted to be done by CITY under this Agreement.

5. PREVAILING WAGES:

- 5.1. Labor Code Compliance- If the work performed on this Project is done under contract and falls within the Labor Code section 1720(a)(1) definition of a "public work" in that it is construction, alteration, demolition, installation, or repair; or maintenance work under Labor Code section 1771. CITY must conform to the provisions of Labor Code sections 1720 through 1815, and all applicable provisions of California Code of Regulations found in Title 8, Chapter 8, Subchapter 3, Articles 1-7. CITY agrees to include prevailing wage requirements in its contracts for public work. Work performed

by CITY'S own forces is exempt from the Labor Code's Prevailing Wage requirements.

- 5.2. Requirements in Subcontracts - CITY shall require its contractors to include prevailing wage requirements in all subcontracts funded by this Agreement when the work to be performed by the subcontractor is a "public work" as defined in Labor Code Section 1720(a)(1) and Labor Code Section 1771. Subcontracts shall include all prevailing wage requirements set forth in CITY contracts
6. INSURANCE - CITY and its contractors shall maintain in force, during the term of this agreement, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$1 million per occurrence and \$2 million in aggregate. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.
7. TERMINATION - This Agreement may be terminated by timely mutual written consent by PARTIES, and CITY's failure to comply with the provisions of this Agreement may be grounds for a Notice of Termination by STATE.
8. TERM OF AGREEMENT -This Agreement shall become effective on the date first shown on its face sheet and shall remain in full force and effect until amended or terminated at any time upon mutual consent of the PARTIES or until terminated by STATE for cause.

PARTIES are empowered by Streets and Highways Code Section 114 & 130 to enter into this Agreement and have delegated to the undersigned the authority to execute this Agreement on behalf of the respective agencies and covenants to have followed all the necessary legal requirements to validly execute this Agreement.

IN WITNESS WHEREOF, the PARTIES hereto have set their hands and seals the day and year first above written.

THE CITY OF CALABASAS

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION

By: _____
David J. Shapiro, Mayor

LAURIE BERMAN
Director of Transportation

By: _____
Deputy District Director
Maintenance District

ATTEST:

By: _____
Maricela Hernandez, MMC, CPMC
City Clerk

Approve as to Form:

By: _____
Scott H. Howard
Colantuono, Highsmith & Whatley
City Attorney

RESOLUTION NO. 2019-1631

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CALABASAS, CALIFORNIA APPROVING THE LANDSCAPE MAINTENANCE AGREEMENT WITH THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION WITHIN STATE HIGHWAY RIGHT OF WAY ON ROUTE 101 WITHIN THE CITY OF CALABASAS.

WHEREAS, the Project Specific Maintenance Agreement for the Lost Hills Road in the City of Calabasas was executed between the City and the State in October 2015; and

WHEREAS, the construction of the Lost Hills Interchange project was completed in September 2018; and

WHEREAS, in accord with the Project Specific Maintenance Agreement, it was agreed by parties that maintenance of the landscaped areas shall lie with the City; and

WHEREAS, the parties have prepared the Landscape Maintenance Agreement outlining maintenance responsibilities.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CALABASAS, that the Landscape Maintenance Agreement within state highway right of way on Route 101 within the City of Calabasas is hereby approved.

PASSED and ADOPTED this 22nd day of May 2019.

David J. Shapiro, Mayor
City of Calabasas, California

ATTEST:

APPROVED AS TO FORM:

Maricela Hernandez, City Clerk
Master Municipal Clerk
California Professional Municipal Clerk

Scott H. Howard
Colantuono, Highsmith & Whatley
City Attorney

**PROJECT SPECIFIC MAINTENANCE AGREEMENT
FOR LOST HILLS ROAD IN THE CITY OF CALABASAS**

THIS AGREEMENT is made effective this 27 day of October, 2015, by and between the State of California, acting by and through the Department of Transportation, hereinafter referred to as "STATE" and the CITY of Calabasas; hereinafter referred to as "CITY" and collectively referred to as "PARTIES".

SECTION I

RECITALS

1. WHEREAS, Cooperative Agreements Numbers 07-4749, 07-4749A-1 and 07-5002 were executed between CITY and STATE to modify Interchange at Lost Hills Road on State Route (SR) 101, hereinafter referred to as "PROJECT", and
2. WHEREAS, in accordance with the said agreements, it was agreed by PARTIES that prior to or upon PROJECT completion, CITY and STATE will enter into a Maintenance Agreement.
3. WHEREAS, the PARTIES hereto mutually desire to clarify the division of maintenance responsibility as defined in Section 27 of the California Streets and Highways Code and their respective responsibilities as to PROJECT constructed under the Cooperative Agreements Numbers 07-4749, 07-4749A-1 and 07-5002.

NOW THEREFORE, IT IS AGREED AS FOLLOWS:

SECTION II

AGREEMENT

4. Exhibit A consists of plan drawings that delineates the areas within STATE right of way which are the responsibility of the CITY to maintain in accordance with this Agreement.
5. If there is mutual agreement on the change in the maintenance duties between PARTIES, the PARTIES can revise the Exhibit A by a mutual written-execution of the exhibit.
6. CITY must obtain the necessary Encroachment Permits from STATE's District 07 Encroachment Permit Office prior to entering STATE right of way to perform CITY maintenance responsibilities. This permit will be issued at no cost to CITY.
7. VEHICULAR AND PEDESTRIAN OVERCROSSING
 - 7.1. STATE will maintain, at STATE expense, the entire structure of any STATE-constructed vehicular and pedestrian overcrossings of SR 101 below the deck surface, except as hereinafter provided.
 - 7.2. CITY, at CITY expense, will maintain the deck surfacing (and shall perform such work as may be necessary to ensure an impervious and/or otherwise suitable surface) and all portions of the structure above the bridge deck. The above deck portions

include, but not limited to: screening, railing posts, illuminated pipe rails, lighting installations, all traffic service facilities provided for the benefit or control of pedestrian-traffic such as guide and regulatory signs, bollards and striping, and debris and graffiti removal.

- 7.3. CITY, at CITY expense, will be responsible for debris and graffiti removal outside of the area reserved for exclusive freeway.
- 7.4. CITY will maintain, at CITY expense, the deck and/or surfacing and structural drainage system (and shall perform such work as may be necessary to ensure an impervious and/or otherwise suitable surface) and all portions of the structure above the bridge deck, including, but without limitation, lighting installations, as well as all traffic service facilities (sidewalks, signs, pavement markings, bridge rails, etc.) that may be required for the benefit or control of traffic using that overcrossing.
- 7.5. At such locations as shall be determined by STATE, screening shall be placed on STATE freeway overpasses on which pedestrians are allowed as directed by Section 92.6 of the Streets and Highways Code. All screens installed under this program will be maintained by STATE, at STATE expense.
8. INTERCHANGE OPERATON - It is STATE'S responsibility to provide efficient operation of freeway interchanges, including ramp connections to local streets and roads.
9. SOUNDWALLS - Responsibility for debris removal, cleaning and painting to keep CITY's side of any sound wall structure free of debris, dirt, and graffiti shall not lie with STATE, but will lie with CITY.
10. LANDSCAPED AREAS - LANDSCAPED AREAS - Responsibility for the maintenance of any plantings or other types of roadside development the STATE Right of Way shall lie with CITY as specified in Landscape Maintenance Agreement.
11. ELECTRICALLY OPERATED TRAFFIC CONTROL DEVICES
 - 11.1. The cost of installation, operation, maintenance, repairs, replacement and energy costs of safety lighting, traffic signals or other necessary electrically operated traffic control devices in place at interchanges of SR 101 Freeway and CITY streets and roads and at ramp connections on SR 101 and CITY facilities shall be shared by the PARTIES as specified in Electrical Cost Sharing Maintenance Agreement.

12. LEGAL RELATIONS AND RESPONSIBILITIES

- 12.1. Nothing within the provisions of this Agreement is intended to create duties or obligations to or rights in third parties not parties to this Agreement or to affect the legal liability of a PARTY to the Agreement by imposing any standard of care with respect to the operation and maintenance of STATE highways and local facilities different from the standard of care imposed by law.

12.2. Neither CITY nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by, under or in connection with any work, authority or jurisdiction conferred upon STATE under this Agreement. It is understood and agreed that STATE shall fully defend, indemnify and save harmless CITY and all of their officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including, but not limited to, tortious, contractual, inverse condemnation or other theories or assertions of liability occurring by reason of anything done or omitted to be done by STATE under this Agreement.

12.3. Neither STATE nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by CITY under or in connection with any work, authority or jurisdiction conferred upon CITY under this Agreement. It is understood and agreed that CITY shall fully defend, indemnify and save harmless STATE and all of its officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including section but not limited to, tortious, contractual, inverse condemnation or other theories or assertions of liability occurring by reason of anything done or omitted to be done by CITY under this Agreement.

13. PREVAILING WAGES:

13.1. Labor Code Compliance- If the work performed on this Project is done under contract and falls within the Labor Code section 1720(a)(1) definition of a "public work" in that it is construction, alteration, demolition, installation, or repair; or maintenance work under Labor Code section 1771. CITY must conform to the provisions of Labor Code sections 1720 through 1815, and all applicable provisions of California Code of Regulations found in Title 8, Chapter 8, Subchapter 3, Articles 1-7. CITY agrees to include prevailing wage requirements in its contracts for public work. Work performed by CITY's own forces is exempt from the Labor Code's Prevailing Wage requirements.

13.2. Requirements in Subcontracts - CITY shall require its contractors to include prevailing wage requirements in all subcontracts funded by this Agreement when the work to be performed by the subcontractor is a "public work" as defined in Labor Code Section 1720(a)(1) and Labor Code Section 1771. Subcontracts shall include all prevailing wage requirements set forth in CITY's contracts

14. INSURANCE – CITY and its contractors shall maintain in force, during the term of this agreement, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$2 million per occurrence and \$2 million in aggregate and \$5 million in excess liability. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.

15. TERMINATION - This Agreement may be terminated by timely mutual written consent by PARTIES, and CITY's failure to comply with the provisions of this Agreement may be grounds for a Notice of Termination by STATE.

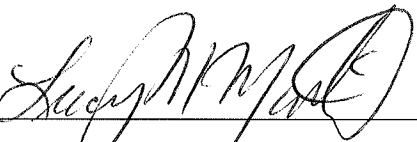
16. TERM OF AGREEMENT - This Agreement shall become effective on the date first shown on its face sheet and shall remain in full force and effect until amended or terminated at any time upon mutual consent of the PARTIES or until terminated by STATE for cause.

PARTIES are empowered by Streets and Highways Code Section 114 and 130 to enter into this Agreement and have delegated to the undersigned the authority to execute this Agreement on behalf of the respective agencies and covenants to have followed all the necessary legal requirements to validly execute this Agreement.

IN WITNESS WHEREOF, the PARTIES hereto have set their hands and seals the day and year first above written.

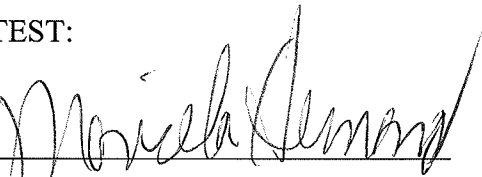
THE CITY OF CALABASAS

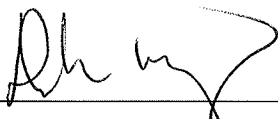
STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION

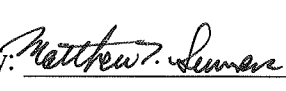
By: 
Mayor, Lucy M. Martin

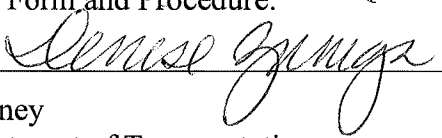
MALCOLM DOUGHERTY
Director of Transportation

ATTEST:

By: 
CITY Clerk, Maricela Hernandez, MMC

By: 
Deborah Wong, Deputy District Director
Maintenance District

By:  *Assistant City Attorney*
CITY Attorney

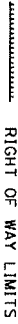
As to Form and Procedure:
By: 
Attorney
Department of Transportation

CITY OF CALABASAS

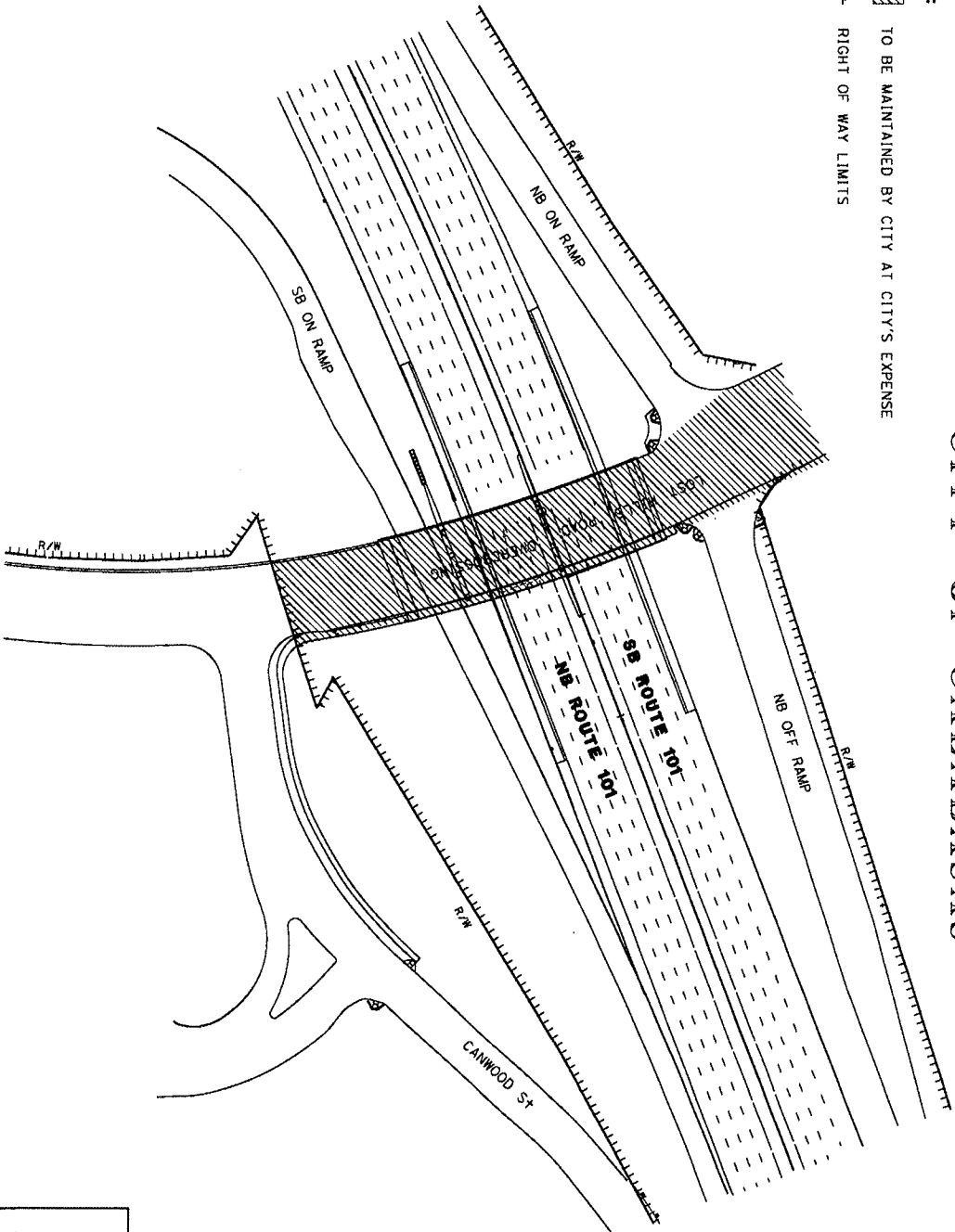
LEGEND:



TO BE MAINTAINED BY CITY AT CITY'S EXPENSE



RIGHT OF WAY LIMITS



LOST HILLS ROAD OVERCROSSING Br No. 53 - 1730

STATE OF CALIFORNIA
 BUSINESS, TRANSPORTATION AND HOUSING AGENCY
 DEPARTMENT OF TRANSPORTATION

**PROJECT SPECIFIC
 MAINTENANCE AGREEMENT**

EXHIBIT A

NOT TO SCALE

DISTRICT	COUNTY	ROUTE	SHEET NO.	SHEET NO.	TOTAL SHEETS
7	LA	101	31.9	1	1

RESOLUTION NO. 2015-1482

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CALABASAS APPROVING PROJECT SPECIFIC MAINTENANCE AGREEMENT NO. TR 07-04-0025 WITH THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION FOR LOST HILLS ROAD IN THE CITY OF CALALABASAS

WHEREAS, Cooperative Agreement No. 07-5002 was executed between City and State to improve Lost Hills Road overcrossing on State Route (SR) 101, hereafter referred to as "PROJECT"; and

WHEREAS, the City awarded a construction contract to Security Paving Company to complete the improvements; and

WHEREAS, construction activities on the PROJECT began in August 2015; and

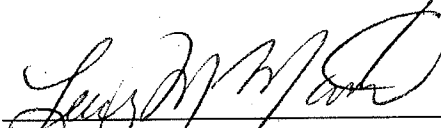
WHEREAS, in accord with the Cooperative Agreement, it was agreed by parties that prior to or upon PROJCT completion, City and State will enter into a Maintenance Agreement; and

WHEREAS, the parties mutually desire to clarify the division of maintenance responsibilities as defined in Section 27 in California Streets and Highways Code and their respective responsibilities as to the PROJECT constructed under Cooperative Agreement No. 07-5002; and

WHEREAS, the parties have prepared Project Specific Maintenance Agreement No. TR 07-04-0025 between the City and State covering the maintenance.

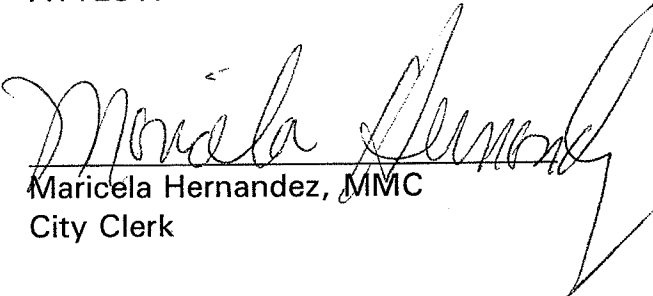
NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CALABASAS, that the Project Specific Maintenance Agreement for Lost Hills Road in the City of Calabasas No. TR 07-04-002 is hereby approved.

PASSED and ADOPTED this 14th day of October, 2015.



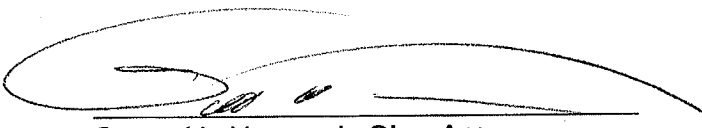
Lucy M. Martin, Mayor
City of Calabasas, California

ATTEST:



Maricela Hernandez, MMC
City Clerk

APPROVED AS TO FORM:



Scott H. Howard, City Attorney

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS
CITY OF CALABASAS)

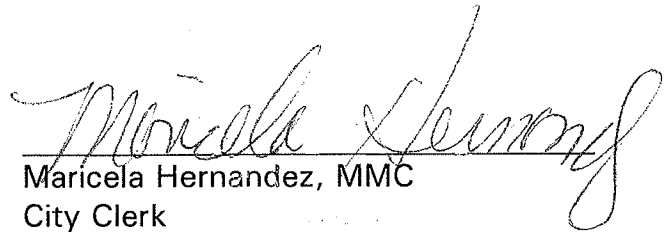
I, **MARICELA HERNANDEZ, MMC**, City Clerk of the City of Calabasas, California, **DO HEREBY CERTIFY** that the foregoing resolution, being **Resolution No. 2015-1482** was duly adopted by the City Council of the City of Calabasas, at a regular meeting of the City Council held October 14, 2015, and that it was adopted by the following vote, to wit:

AYES: Mayor Martin, Mayor pro Tem Bozajian and Councilmembers Gaines, Maurer and Shapiro.

NOES: None.

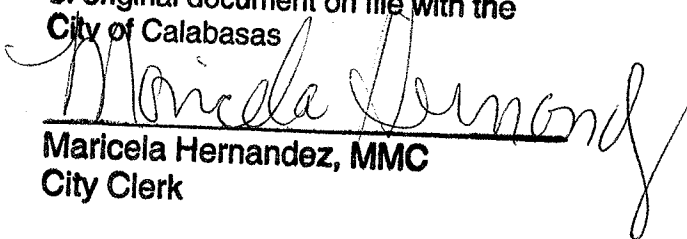
ABSTAIN: None.

ABSENT: None.



Maricela Hernandez, MMC
City Clerk
City of Calabasas, California

**Certified to be a true and correct copy
of original document on file with the
City of Calabasas**



**Maricela Hernandez, MMC
City Clerk**



October 27, 2015

Roxana Dianati
roxana.dianati@dot.ca.gov
California Department of Transportation
100 S. Main Street CALTRANS
Los Angeles, CA 90012

Member Name:	City of Calabasas
Additional Protected Party:	CALTRANS
Activity:	Maintenance Agreement with CALTRANS for the Lost Hills Road State Route 101 Interchange.
Coverage Period:	From 12:01 AM on 10/26/2015 to 11:59 PM on 6/30/2016

This Evidence of Coverage is issued on an annual basis and will be automatically reissued every June until expiration of the written contract.

The City of Calabasas (Member) along with other California public agencies, is a member of the California Joint Powers Insurance Authority (California JPIA), and participates in the following self-insurance and commercial insurance program that is administered by the California JPIA for its members:

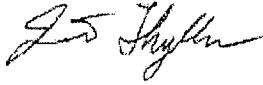
Liability Protection Program, Including Automobile Liability	
Coverage Limit:	\$2,000,000 per occurrence
Annual Aggregate Limit:	\$2,000,000

Workers' Compensation Program	
Coverage Limit	Statutory
Employers Liability	\$1,000,000

On behalf of the Member, the California JPIA agrees to include the above-named additional Protected Party as a Protected Party under the Memorandum of Liability Coverage for the liability protection program, subject to the above-stated limits, but only for "Occurrences" arising out of the described activity, during the described Coverage Period, and where required under the terms of a written agreement between the Member and the additional Protected Party. The California JPIA will endeavor to provide at least thirty (30) days notice of any change in the foregoing information. If the written agreement requires, coverage shall be primary.

Coverage is subject to all the terms, Definitions, Exclusions, Conditions and Responsibilities of the Memorandum of Liability Coverage and the Limits of Coverage stated above. Any injury or damage caused by the sole negligence of the additional Protected Party named above is not covered.

Sincerely,

A handwritten signature in black ink, appearing to read "Jim Thyden". The signature is fluid and cursive, with the first name "Jim" and last name "Thyden" clearly distinguishable.

Jim Thyden
Insurance Programs Manager

cc: Tatiana Holden, Calabasas, tholden@cityofcalabasas.com
Susan Koeppe, Calabasas, skoeppe@cityofcalabasas.com





CITY of CALABASAS

CITY COUNCIL AGENDA REPORT

DATE: MAY 13, 2019

TO: HONORABLE MAYOR AND COUNCILMEMBERS

**FROM:  ROBERT YALDA, P.E., T.E., PUBLIC WORKS DIRECTOR
HEATHER MELTON, LANDSCAPE DISTRICTS MAINTENANCE
MANAGER**

**SUBJECT: PUBLIC MEETING REGARDING LANDSCAPE MAINTENANCE DISTRICT
NO. 22 AND LANDSCAPE LIGHTING ACT DISTRICT NOS. 22, 24, 27
& 32 ASSESSMENT PROCEEDINGS**

MEETING DATE: MAY 22, 2019

SUMMARY RECOMMENDATION:

That the Council receive public comment regarding the proposed increase in the assessment amount for the Classic Calabasas Zone in Landscape Lighting Act District No. 22 (LLAD 22) and Mont Calabasas Zone in Landscape Lighting Act District No. 27 (LLAD 27). There is no recommended action at this time.

BACKGROUND:

The Landscape and Lighting Act of 1972 regulates the annual administration of special assessment districts. The City of Calabasas administers four Landscape Lighting Act Districts, as follows:

- Landscape Lighting Act District No. 22: Calabasas Park Area (LLAD 22)
- Landscape Lighting Act District No. 24: Lost Hills & The Saratogas (LLAD 24)

Landscape Lighting Act District No. 27: Las Virgenes Road (LLAD 27)

Landscape Lighting Act District No. 32: Agoura Road/Lost Hills Commercial District (LLAD 32)

DISCUSSION/ANALYSIS:

On April 24, 2019, the City Council approved resolutions initiating proceedings for the levy and collection of assessments within Landscape Lighting Act District Nos. 22, 24, 27 and 32 for Fiscal Year 2019-2020; approved a Preliminary Engineer's Report calling for an increase in the assessment amount for the Classic Calabasas Park Zone in LLAD 22 and Mont Calabasas Zone in LLAD 27. Consequently, pursuant to Proposition 218, City staff is conducting a mail ballot proceeding in these Zones in order to seek property owner approval of the proposed increase. The public hearing with respect to the increase and with respect to the annual proceedings will be held on June 12, 2019. Property owners have an opportunity to return their ballots until the end of the public input portion of the June 12, 2019 public hearing.

As a matter of policy, staff has requested that the Council hold a public meeting tonight with respect to the proposed assessment increase. This public meeting will give the Council and staff an opportunity to hear feedback from the community with respect to the proposed assessment and to respond to any questions members of the public may have. Tonight's public meeting is in addition to the formal public hearing that the Council will hold at the June 12, 2019 council meeting.

FISCAL IMPACT/SOURCE OF FUNDING:

The Landscape Lighting Act District Program is funded through dedicated special assessment funds.

ATTACHMENTS:


None.



CITY of CALABASAS
CITY COUNCIL AGENDA REPORT

DATE: MAY 13, 2019

TO: HONORABLE MAYOR AND COUNCILMEMBERS

**FROM:  ROBERT YALDA, P.E. T.E., PUBLIC WORKS DIRECTOR/CITY ENGINEER
ALEX FARASSATI, PH.D., ENVIRONMENTAL SERVICES SUPERVISOR**

SUBJECT: UPDATE ON PLASTIC STRAWS, STIRRERS, AND CUTLERY BAN

MEETING DATE: MAY 22, 2019

SUMMARY RECOMMENDATION:

Staff recommends that the City Council review and file this informational report regarding updates on City's ban on plastic straws, stirrers, and cutlery.

BACKGROUND:

On March 14, 2018, City Council provided direction to staff to use the City of Malibu ordinance and draft a City ordinance regulating the use of plastic straws, stirrers and cutlery.

On October 10, 2018, the City Council Introduced the Ordinance No. 2018-368 regulating the use of plastic straws, stirrers and cutlery. The ordinance was adopted on October 24, 2018. City's ban became effective on April 30, 2019.

DISCUSSION/ANALYSIS:

After several rounds of outreach to businesses, City distributed 100,000 free paper straws to local businesses. Each box contained a label reminding businesses that the city's ban would become effective on April 30, 2019. Several council members

and several members of the Environmental Commission participated in this outreach campaign. At the same time, City's Media Department created a public service announcement (PSA) and another documentary on the distribution of free paper straws.

City staff also created a page on the City's website regarding the ban with courtesy information of some suppliers of alternative products. Some businesses expressed concern about lack of adequate alternatives for cutlery.

Per Section 8.19.040.A, each affected business shall certify the written certification, signed under penalty of perjury by one authorized to bind the retail food establishment, stating that the owners and operators of the establishment are aware of the requirements of this chapter and comply with it.

From May 10, 2019, City staff visited affected stores and distributed the attached Self-Certification form. Business owners/managers were asked to complete and sign the form or mail/fax them to the City. As of the date of this report, more than 2/3 of the affected businesses have been visited.

FISCAL IMPACT/SOURCE OF FUNDING:

There is no fiscal impact.

REQUESTED ACTION:

That the City Council receive and file this informational report regarding plastic straws, stirrers, and cutlery ban.

ATTACHMENTS:

1. Self-Certification Form
2. Photos of in-person visit to affected businesses



CITY of CALABASAS

Plastic Straws, Stirrers and Cutlery Ban
Ordinance No. 2018-368

2019 Compliance Self-Certification Form

I, _____
(Print First Name) (Print Last Name)

Owner Manager of _____
(Print Business Name)

located at _____
(Print Address)

certify that my business/retail establishment is in compliance with City of Calabasas Ordinance No. 2018-368.

Note: _____

Signature

Date

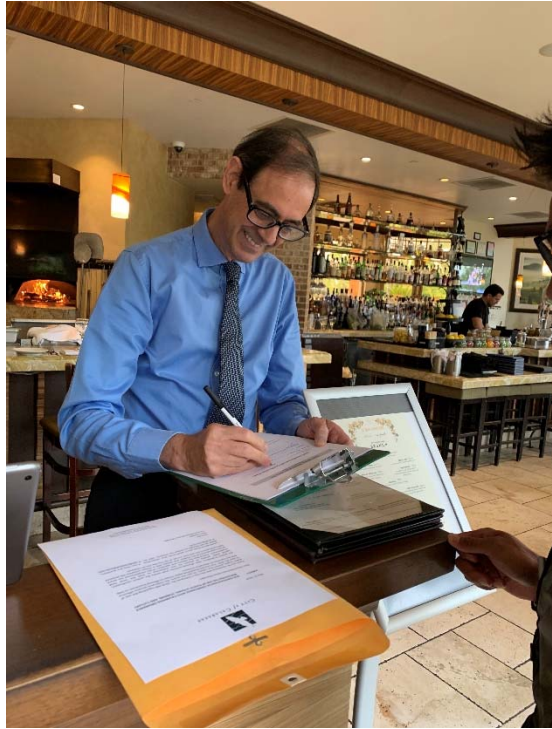
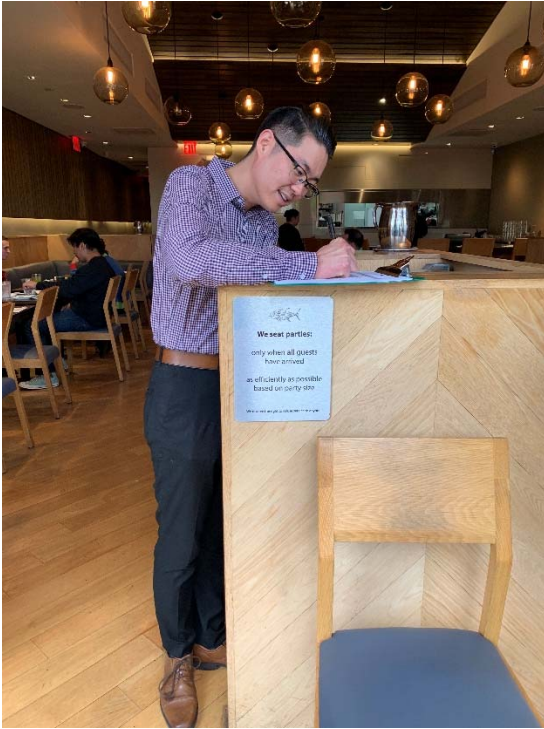
For additional information, please visit: <https://www.cityofcalabasas.com/plastic-straw-ban.html>

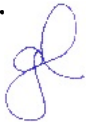
Please mail or fax the completed form to the Environmental Services Division by **May 15, 2019**.

Item 5 Attachment 2



Item 5 Attachment 2





CITY of CALABASAS

CITY COUNCIL AGENDA REPORT

DATE: MAY 3, 2019

TO: HONORABLE MAYOR AND COUNCILMEMBERS

**FROM:  ROBERT YALDA, P.E., T.E., PUBLIC WORKS DIRECTOR /CITY ENGINEER
 JIM JORDAN, DIRECTOR OF PUBLIC SAFETY & EMERGENCY PREPARDNESS**

SUBJECT: CONSIDERATION OF ORDINANCE NO. 2019-377 TO ADD CHAPTER 8.36 TO TITLE 8 OF THE CALABASAS MUNICIPAL CODE RELATED TO PROHIBITING THE USE OF SHARED ON-DEMAND MOTORIZED SCOOTERS

MEETING

DATE: MAY 22, 2019

SUMMARY RECOMMENDATION:

That the City Council introduce Ordinance No. 2019-377 to add Chapter 8.36 to Title 8 of the Calabasas Municipal Code related to prohibiting the use of shared On-Demand Motorized Scooters. This item was previously discussed at both the Public Safety Commission and Traffic and Transportation Commission.

BACKGROUND/ DISCUSSION:

There has been a rise of 'dockless' electric scooters parked in the City's right-of-way. As experienced by other municipalities, the scooters are parked and left on city sidewalks and in other public places. This can create hazards, block public right-of-ways and lead to clutter. Motorized scooters are treated as vehicles and can move 15 to 20 miles per hour, but generally must travel in bicycle lanes and are in practice often ridden on sidewalks. Therefore, the City Attorney recommends regulations through ordinance banning the use of shared on-demand electric scooters on City's right-of-way or on any property in the City.

Dockless scooters present several problems for cities, particularly as most users do not follow any of the existing state law requirements for their use – as shown in several recent high profile incidents related to misuse on sidewalks and in public rights of way. These problems, which are not clearly addressed by the Vehicle Code, will grow as use becomes more pervasive. The scooters create safety issues.

In response to the rapid proliferation of dockless scooters, cities throughout California have taken a variety of regulatory approaches. Some cities operate permitting programs, allowing dockless scooter companies to operate under specified conditions. Others, including the Cities of Beverly Hills, West Hollywood, Goleta, and Ventura, have prohibited motorized scooters in sidewalks and other public spaces. Some rely on enforcement of the default restrictions in the Vehicle Code.

The proposed Draft Ordinance makes it unlawful to:

- A. Place, display, offer or make available for rent a shared on-demand motorized scooter in the City.
- B. Park, leave, abandon, or otherwise place a shared on-demand motorized scooter in a public right of way or on public property in a manner that:
- C. Obstructs travel or access;
- D. Poses an immediate public safety hazard; or
- E. Is otherwise impermissible under applicable laws or regulations.
- F. Operate a shared on-demand motorized scooter in a public right-of-way or on any public property in the City.
- G. Operate a shared on-demand motorized scooter on any bicycle path, trail, or bikeway anywhere within the City.
- H. Provide or offer for use a shared on-demand motorized scooter anywhere in the City.

Further, the Ordinance provides City staff and contractors broad authority to impound shared on-demand motorized scooters found in the public right-of-way or any public area in the City in violation of the Ordinance. The Ordinance permits the City to adopt impound fees, which an owner must pay before they can retrieve an impounded scooter. Finally, the Ordinance provides for criminal and administrative enforcement of the Chapter in accordance with specified provisions of the Code.

Broadly, the Ordinance prohibits shared on-demand motorized scooters from being placed, operated, and offered for use in any sidewalk or other public space in the City. If the City finds scooters in violation of this prohibition, it will be entitled to impound the scooter and recover its impound costs from the owner. The City can also pursue administrative remedies for any violations.

The Draft Ordinance addresses the complaint among citizens about lack of enforcement of existing laws. Law enforcement, meanwhile, has noted that traffic laws are often difficult to enforce against scooter operators.

The Public Safety Commission unanimously recommended the City Council to adopt the Ordinance as written by the City Attorney in its April 22, 2019 meeting.

However, the Traffic and Transportation Commission, in its April 23 meeting, recommended that the City Council consider changing the proposed penalty for violation of this chapter from subsection 1.16.020(A) to subsection 1.16.020(B) discussed in paragraph B, Section 8.36.050 Enforcement in the Draft Ordinance. The differences between subsection 1.16.020(A) and subsection 1.16.020(B) in the City's Municipal Code are that violation of subsection 1.16.020(A) is punishable by a fine not to exceed one thousand dollars (\$1,000.00) or by imprisonment in the county jail for not to exceed six months, or by both such fine and imprisonment. Whereas, violation of subsection 1.16.020(B) will be a fine of not more than one hundred dollars (\$100.00) for the first violation. The fine amount escalates with subsequent violations until the fourth violation where it shall constitute a misdemeanor and shall be punishable as provided in subsection 1.16.020(A).

The proposed Draft Ordinance 2019-377 as written by the City Attorney is attached herein.

FISCAL IMPACT/SOURCE OF FUNDING:

The City's current budget can absorb the anticipated cost of enforcing the Ordinance's proposed prohibition on shared on-demand motorized scooters. Impound fees, which can be set at a level sufficient to recover the City's costs from investigation, storage and impounding, will help offset those costs.

REQUESTED ACTION:

That the City Council introduce Ordinance No. 2019-377 to add Chapter 8.36 to Title 8 of the Calabasas Municipal Code related to prohibiting the use of shared On-Demand Motorized Scooters. This item was previously discussed at both the Public Safety Commission and Traffic and Transportation Commission.

ATTACHMENTS:

Attachment A: Proposed Draft Ordinance 2019-377

**ITEM 6 ATTACHMENT A
ORDINANCE NO. 2019-377**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY
OF CALABASAS, CALIFORNIA, ADDING CHAPTER 8.36
TO TITLE 8 OF THE CALABASAS MUNICIPAL CODE
RELATED TO PROHIBITING THE USE OF SHARED ON-
DEMAND MOTORIZED SCOOTERS.**

WHEREAS, the City of Calabasas (the "City"), pursuant to the police powers delegated to it by the California Constitution, has the authority to enact laws that promote the public health, safety and general welfare of its residents; and

WHEREAS, cities throughout California have experienced a proliferation of shared on-demand motorized scooters parked and operated in public spaces and in the public right-of-way; and

WHEREAS, the rapid increase of use, and offering for use, of motorized, so-called "dockless" scooters has given rise to significant safety concerns from customers illegally riding the scooters on sidewalks, riding scooters without helmets and other safety precautions, and leaving the scooters throughout the public right-of-way, creating tripping hazards, making sidewalks inaccessible to residents with disabilities and other persons with mobility challenges, and impeding the safe flow of pedestrian and vehicle traffic; and

WHEREAS, California Vehicle Code section 21225 allows cities to regulate the parking and regulation of motorized scooters; and

WHEREAS, the City Council desires to protect the public health, safety, general welfare, and quiet enjoyment of public areas and the public right-of-way in the City by the adoption of this ordinance providing for restrictions on the use, operation and offering of shared on-demand motorized scooters in those spaces.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF CALABASAS, CALIFORNIA, DOES ORDAIN AS FOLLOWS:

SECTION 1. Recitals. The City Council finds that all the facts, findings, and conclusions set forth above in this Ordinance are true and correct.

SECTION 2. CEQA Exemptions. The City Council hereby finds and determines that there is no possibility the adoption of a shared on-demand motorized scooter prohibition ordinance will have a significant effect on the environment. Accordingly, under the provisions of § 15061(b)(3) and § 15378(b)(5) of Division 6 of Title 14 of the California Code of Regulations, the

CEQA Guidelines, the adoption of this ordinance is not subject to the requirements of the California Environmental Quality Act.

SECTION 3. Code Amendments. The City Council hereby adds Chapter 8.36 to Title 8 of the Calabasas Municipal Code to read as follows:

Chapter 8.36 Shared On-Demand Motorized Scooters

8.36.010 Purpose

The purpose of this chapter is to declare that unless specifically permitted by this Code, shared on-demand motorized scooters are prohibited from being placed in the public right-of-way or on public property, operated in the public right-of-way or on public property, or offered for use anywhere in the City, so as to allow for adequate pedestrian traffic flow and to promote public safety. This chapter is intended to be a proper exercise of the City of Calabasas's police power, to operate only upon persons and entities acting within the City's boundaries, and not to regulate inter-city or interstate commerce. It shall be construed in accordance with this purpose and intent.

8.36.020 Definitions

“Abandon” means leaving an item unattended for any length of time.

“Public area” means any outdoor area that is open to the public for public use, whether owned or operated by the City or a private party.

“Public right-of-way” means any public alley, parkway, public transportation path, roadway, sidewalk, or street that is owned, granted by easement, operated, or controlled by the City, state, or any other governmental agency.

“Scooter” means any wheeled device that has handlebars and a floorboard designed to be stood upon when riding.

“Shared on-demand motorized scooter” means any wheeled scooter that is designed to either be powered by an electric motor or other power source, or to be powered by human propulsion, that is accessed via an on-demand electronic or other portal, whether through a smart-phone, access code, I.D. card, or similar method, and is operated by a private entity that owns, manages, maintains and insures the devices for shared use by its customers or members, which are available to its customer or members in unstaffed, self-service locations.

8.36.030 Prohibited conduct

It is unlawful to

- A. Display, place, offer, or make available for rent any shared on-demand motorized scooter within the City of Calabasas.
- B. Park, leave standing, leave lying, abandon, or otherwise place a shared on-demand motorized scooter in a public area, public right-of-way, or on public property anywhere within the City in a manner that:
 - 1. Obstructs travel upon or blocks access to a public right-of-way;
 - 2. Poses an immediate public safety hazard; or
 - 3. Is otherwise not expressly permitted by applicable laws or administrative regulations.
- C. Operate a shared on-demand motorized scooter in a sidewalk, public right-of-way, or on public property anywhere within the City.
- D. Operate a shared on-demand motorized scooter on any bicycle path, trail, or bikeway anywhere within the City.
- E. Provide or offer for use a shared on-demand motorized scooter anywhere within the City.

8.36.040 Impoundment of devices

- A. A shared on-demand motorized scooter that is placed, displayed, offered, or made available for rent, or abandoned, in the public right-of-way or a public area in violation of this Chapter shall be subject to immediate impoundment by the City.
- B. Peace officers, traffic control officers, parking enforcement officers, code enforcement officers, those other City officials designated by the City Manager, and any party contracted by the City to impound shared on-demand motorized scooters are authorized to impound any shared on-demand motorized scooter placed, displayed, offered, or made available for rent, or abandoned, in the public right-of-way or a public area in violation of this Chapter.
- C. The City Council may adopt impound fees by resolution, which shall reflect the City's enforcement, investigation, storage and impound costs.
- D. No person shall retrieve any impounded shared on-demand motorized scooter except upon demonstration of proper proof of ownership of the device and payment of applicable impound fees.

8.36.050 Enforcement

- A. The City's code enforcement officers and other persons designated by the City Manager shall enforce this chapter and may publish written regulations in the manner required by law for the publication of ordinances and may take any and all other actions rational and necessary to enforce this chapter.
- B. Any person or entity violating or failing to comply with any of the requirements of this chapter shall be guilty of a misdemeanor punishable pursuant to subsection 1.16.020(A) of this Code. Each separate shared on-demand motorized scooter maintained or abandoned in violation of this chapter constitutes a separate violation.
- C. In addition to any other remedies available by law and under this Code, a violation of this chapter is subject to the administrative enforcement provisions of Chapter 1.17 of this Code. Each separate shared on-demand motorized scooter maintained or abandoned in violation of this chapter and each separate day or portion thereof wherein the violation continues constitutes a separate and distinct violation.
- D. The remedies specified in this chapter shall be cumulative and the City may resort to any other remedy available at law or in equity and resort to any one remedy shall not cause an election precluding the use of any other remedy with respect to a violation.
- E. The city attorney or city prosecutor may seek injunctive, legal, or other equitable relief to enforce this chapter.

SECTION 4. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City of Calabasas hereby declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase or portion thereof irrespective of the fact that any one or more sections, subsections, sentences, clauses, phrases, or portions be declared invalid or unconstitutional.

SECTION 5. **Effective Date:**

This Ordinance shall take effect 30 days after its passage and adoption pursuant to California Government Code Section 36937 and shall supersede any conflicting provision of any City of Calabasas ordinance.

SECTION 6. Certification:

The City Clerk shall certify to the passage and adoption of this ordinance and shall cause the same to be published or posted according to law.

APPROVED, PASSED and ADOPTED this ____ day of June 2019.

David J. Shapiro, Mayor

ATTEST:

APPROVED AS TO FORM:

Maricela Hernandez, City Clerk
Master Municipal Clerk
California Professional Municipal Clerk

Scott H. Howard
Colantuono, Highsmith & Whatley
City Attorney



CITY of CALABASAS

CITY COUNCIL AGENDA REPORT

DATE: MAY 14, 2019

TO: HONORABLE MAYOR AND COUNCILMEMBERS

FROM: DR. GARY J. LYSIK, CITY MANAGER 
MARICELA HERNANDEZ, MMC, CPMC, CITY CLERK 

**SUBJECT: COUNCIL POSITION ON SENATE BILL 50 (SB50) (WIENER) REGARDING
PLANNING AND ZONING: HOUSING DEVELOPMENT: INCENTIVES**

MEETING

DATE: MAY 22, 2019

SUMMARY RECOMMENDATION:

At the request of Councilmember Bozajian, an update on Senate Bill 50 (SB50) (Wiener) regarding Planning and zoning: housing development: incentives is being presented for Council's consideration.

RECOMMENDATION:

That the Council review, discuss and direct staff as to their position on SB50 (Wiener) regarding Planning and zoning: housing development: incentives.

ATTACHMENT:

A. Senate Bill 50 (SB50) (Wiener) update

AMENDED IN SENATE MAY 1, 2019
AMENDED IN SENATE MARCH 11, 2019

SENATE BILL

No. 50

Introduced by Senator Wiener

(Coauthors: Senators Caballero, Hueso, Moorlach, Skinner, and Stone)

(Coauthors: Assembly Members Burke, *Chu*, Diep, Fong, Kalra, Kiley, Low, *McCarty*, Robert Rivas, Ting, and Wicks)

December 3, 2018

An act to amend Section 65589.5 of, *to add Sections 65913.5 and 65913.6 to*, and to add Chapter 4.35 (commencing with Section 65918.50) to Division 1 of Title 7 ~~of~~ of, the Government Code, relating to housing.

LEGISLATIVE COUNSEL'S DIGEST

SB 50, as amended, Wiener. Planning and zoning: housing development: incentives.

~~Existing~~

(1) Existing law authorizes a development proponent to submit an application for a multifamily housing development that satisfies specified planning objective standards to be subject to a streamlined, ministerial approval process, as provided, and not subject to a conditional use permit.

This bill would authorize a development proponent of a neighborhood multifamily project located on an eligible parcel to submit an application for a streamlined, ministerial approval process that is not subject to a conditional use permit. The bill would define a "neighborhood multifamily project" to mean a project to construct a multifamily structure on vacant land, or to convert an existing structure that does

not require substantial exterior alteration into a multifamily structure, consisting of up to 4 residential dwelling units and that meets local height, setback, and lot coverage zoning requirements as they existed on July 1, 2019. The bill would also define “eligible parcel” to mean a parcel that meets specified requirements, including requirements relating to the location of the parcel and restricting the demolition of certain housing development that may already exist on the site.

This bill would require a local agency to notify the development proponent in writing if the local agency determines that the development conflicts with any of the requirements provided for streamlined ministerial approval; otherwise, the development is deemed to comply with those requirements. The bill would limit the authority of a local agency to impose parking standards or requirements on a streamlined development approved pursuant to these provisions, as provided. The bill would provide that the approval of a project under these provisions expires automatically after 3 years, unless that project qualifies for a one-time, one-year extension of that approval. The bill would provide that approval pursuant to its provisions would remain valid for 3 years and remain valid thereafter, so long as vertical construction of the development has begun and is in progress, and would authorize a discretionary one-year extension, as provided. The bill would prohibit a local agency from adopting any requirement that applies to a project solely or partially on the basis that the project receives ministerial or streamlined approval pursuant to these provisions.

This bill would allow a local agency to exempt a project from the streamlined ministerial approval process described above by finding that the project will cause a specific adverse impact to public health and safety, and there is no feasible method to satisfactorily mitigate or avoid the adverse impact.

The California Environmental Quality Act (CEQA) requires a lead agency, as defined, to prepare, or cause to be prepared, and certify the completion of, an environmental impact report on a project that it proposes to carry out or approve that may have a significant effect on the environment or to adopt a negative declaration if it finds that the project will not have that effect. CEQA also requires a lead agency to prepare a mitigated negative declaration for a project that may have a significant effect on the environment if revisions in the project would avoid or mitigate that effect and there is no substantial evidence that the project, as revised, would have a significant effect on the

environment. CEQA does not apply to the approval of ministerial projects.

This bill would establish a streamlined ministerial approval process for neighborhood multifamily and transit-oriented projects, thereby exempting these projects from the CEQA approval process.

(2) Existing law, known as the ~~Density Bonus Law~~, density bonus law, requires, when an applicant proposes a housing development within the jurisdiction of a local government, that the city, county, or city and county provide the developer with a density bonus and other incentives or concessions for the production of lower income housing units or for the donation of land within the development if the developer, among other things, agrees to construct a specified percentage of units for very low, low-, or moderate-income households or qualifying residents.

This bill would require a city, county, or city and county to grant upon request an equitable communities incentive when a development proponent seeks and agrees to construct a residential development, as defined, that satisfies specified criteria, including, among other things, that the residential development is either a job-rich housing project or a transit-rich housing project, as those terms are defined; the site does not contain, or has not contained, housing occupied by tenants or accommodations withdrawn from rent or lease in accordance with specified law within specified time periods; and the residential development complies with specified additional requirements under existing law. ~~The bill would impose additional requirements on a residential development located within a county with a population equal to or less than 600,000. The bill would require that a residential development within a county with a population greater than 600,000 that is eligible for an equitable communities incentive receive receive, upon request, waivers from maximum controls on density and minimum controls on automobile parking requirements greater than 0.5 parking spots per unit, up to 3 additional incentives or concessions under the Density Bonus Law, and unit. The bill would require that a residential development also receive specified additional waivers if the residential development is located within a 1/2-mile or 1/4-mile radius of a major transit stop, as defined. For a residential development within a county with a population equal to or less than 600,000, the bill would instead require that the incentive provide waivers from maximum controls on density, subject to certain limitations; maximum height limitations less than or equal to one story, or 15 feet, above the highest allowable height for mixed use or residential use; maximum floor area ratio requirements~~

less than 0.6 times the number of stories in the proposed project; and minimum automobile parking requirements, as provided. The bill would require a local government to grant an equitable communities incentive unless it makes a specified finding regarding the effects of the incentive on any real property or historic district that is listed on a federal or state register of historical resources. The bill would authorize a local government to modify or expand the terms of an equitable communities incentive, provided that the equitable communities incentive is consistent with these provisions.

The bill would include findings that the changes proposed by these provisions address a matter of statewide concern rather than a municipal affair and, therefore, apply to all cities, including charter cities. The bill would also delay implementation of these provisions in *potentially sensitive communities, as defined, until July 1, 2020, as provided. 2020. The bill would further delay implementation of these provisions in sensitive communities, determined as provided, until January 1, 2026, unless the city or county in which the area is located votes to make these provisions applicable after a specified petition and public hearing process. On and after January 1, 2026, the bill would apply these provisions to a sensitive community unless the city or county adopts a community plan for the area that meets certain requirements.*

~~By adding to the duties of local planning officials, this bill would impose a state-mandated local program.~~

The Housing Accountability Act prohibits a local agency from disapproving, or conditioning approval in a manner that renders infeasible, a housing development project ~~for very low, low-, or moderate-income households or an emergency shelter~~ *that complies with applicable, objective general plan, zoning, and subdivision standards and criteria in effect at the time the application for the project is deemed complete* unless the local agency makes specified written findings based on a preponderance of the evidence in the record. That law provides that the receipt of a density bonus is not a valid basis on which to find a proposed housing development is inconsistent, not in compliance, or not in conformity with an applicable plan, program, policy, ordinance, standard, requirement, or other similar provision of that act.

This bill would additionally provide that the receipt of an equitable communities incentive is not a valid basis on which to find a proposed housing development is inconsistent, not in compliance, or not in

conformity with an applicable plan, program, policy, ordinance, standard, requirement, or other similar provision of that act.

(3) *By adding to the duties of local planning officials, this bill would impose a state-mandated local program.*

The California Constitution requires the state to reimburse local agencies and school districts for certain costs mandated by the state. Statutory provisions establish procedures for making that reimbursement.

This bill would provide that no reimbursement is required by this act for a specified reason.

Vote: majority. Appropriation: no. Fiscal committee: yes.
State-mandated local program: yes.

The people of the State of California do enact as follows:

1 SECTION 1. Section 65589.5 of the Government Code is
2 amended to read:

3 65589.5. (a) (1) The Legislature finds and declares all of the
4 following:

5 (A) The lack of housing, including emergency shelters, is a
6 critical problem that threatens the economic, environmental, and
7 social quality of life in California.

8 (B) California housing has become the most expensive in the
9 nation. The excessive cost of the state's housing supply is partially
10 caused by activities and policies of many local governments that
11 limit the approval of housing, increase the cost of land for housing,
12 and require that high fees and exactions be paid by producers of
13 housing.

14 (C) Among the consequences of those actions are discrimination
15 against low-income and minority households, lack of housing to
16 support employment growth, imbalance in jobs and housing,
17 reduced mobility, urban sprawl, excessive commuting, and air
18 quality deterioration.

19 (D) Many local governments do not give adequate attention to
20 the economic, environmental, and social costs of decisions that
21 result in disapproval of housing development projects, reduction
22 in density of housing projects, and excessive standards for housing
23 development projects.

24 (2) In enacting the amendments made to this section by the act
25 adding this paragraph, the Legislature further finds and declares
26 the following:

1 (A) California has a housing supply and affordability crisis of
2 historic proportions. The consequences of failing to effectively
3 and aggressively confront this crisis are hurting millions of
4 Californians, robbing future generations of the chance to call
5 California home, stifling economic opportunities for workers and
6 businesses, worsening poverty and homelessness, and undermining
7 the state’s environmental and climate objectives.

8 (B) While the causes of this crisis are multiple and complex,
9 the absence of meaningful and effective policy reforms to
10 significantly enhance the approval and supply of housing affordable
11 to Californians of all income levels is a key factor.

12 (C) The crisis has grown so acute in California that supply,
13 demand, and affordability fundamentals are characterized in the
14 negative: underserved demands, constrained supply, and protracted
15 unaffordability.

16 (D) According to reports and data, California has accumulated
17 an unmet housing backlog of nearly 2,000,000 units and must
18 provide for at least 180,000 new units annually to keep pace with
19 growth through 2025.

20 (E) California’s overall homeownership rate is at its lowest level
21 since the 1940s. The state ranks 49th out of the 50 states in
22 homeownership rates as well as in the supply of housing per capita.
23 Only one-half of California’s households are able to afford the
24 cost of housing in their local regions.

25 (F) Lack of supply and rising costs are compounding inequality
26 and limiting advancement opportunities for many Californians.

27 (G) The majority of California renters, more than 3,000,000
28 households, pay more than 30 percent of their income toward rent
29 and nearly one-third, more than 1,500,000 households, pay more
30 than 50 percent of their income toward rent.

31 (H) When Californians have access to safe and affordable
32 housing, they have more money for food and health care; they are
33 less likely to become homeless and in need of
34 government-subsidized services; their children do better in school;
35 and businesses have an easier time recruiting and retaining
36 employees.

37 (I) An additional consequence of the state’s cumulative housing
38 shortage is a significant increase in greenhouse gas emissions
39 caused by the displacement and redirection of populations to states
40 with greater housing opportunities, particularly working- and

1 middle-class households. California’s cumulative housing shortfall
2 therefore has not only national but international environmental
3 consequences.

4 (J) California’s housing picture has reached a crisis of historic
5 proportions despite the fact that, for decades, the Legislature has
6 enacted numerous statutes intended to significantly increase the
7 approval, development, and affordability of housing for all income
8 levels, including this section.

9 (K) The Legislature’s intent in enacting this section in 1982 and
10 in expanding its provisions since then was to significantly increase
11 the approval and construction of new housing for all economic
12 segments of California’s communities by meaningfully and
13 effectively curbing the capability of local governments to deny,
14 reduce the density for, or render infeasible housing development
15 projects and emergency shelters. That intent has not been fulfilled.

16 (L) It is the policy of the state that this section should be
17 interpreted and implemented in a manner to afford the fullest
18 possible weight to the interest of, and the approval and provision
19 of, housing.

20 (3) It is the intent of the Legislature that the conditions that
21 would have a specific, adverse impact upon the public health and
22 safety, as described in paragraph (2) of subdivision (d) and
23 paragraph (1) of subdivision (j), arise infrequently.

24 (b) It is the policy of the state that a local government not reject
25 or make infeasible housing development projects, including
26 emergency shelters, that contribute to meeting the need determined
27 pursuant to this article without a thorough analysis of the economic,
28 social, and environmental effects of the action and without
29 complying with subdivision (d).

30 (c) The Legislature also recognizes that premature and
31 unnecessary development of agricultural lands for urban uses
32 continues to have adverse effects on the availability of those lands
33 for food and fiber production and on the economy of the state.
34 Furthermore, it is the policy of the state that development should
35 be guided away from prime agricultural lands; therefore, in
36 implementing this section, local jurisdictions should encourage,
37 to the maximum extent practicable, in filling existing urban areas.

38 (d) A local agency shall not disapprove a housing development
39 project, including farmworker housing as defined in subdivision
40 (h) of Section 50199.7 of the Health and Safety Code, for very

1 low, low-, or moderate-income households, or an emergency
2 shelter, or condition approval in a manner that renders the housing
3 development project infeasible for development for the use of very
4 low, low-, or moderate-income households, or an emergency
5 shelter, including through the use of design review standards,
6 unless it makes written findings, based upon a preponderance of
7 the evidence in the record, as to one of the following:

8 (1) The jurisdiction has adopted a housing element pursuant to
9 this article that has been revised in accordance with Section 65588,
10 is in substantial compliance with this article, and the jurisdiction
11 has met or exceeded its share of the regional housing need
12 allocation pursuant to Section 65584 for the planning period for
13 the income category proposed for the housing development project,
14 provided that any disapproval or conditional approval shall not be
15 based on any of the reasons prohibited by Section 65008. If the
16 housing development project includes a mix of income categories,
17 and the jurisdiction has not met or exceeded its share of the regional
18 housing need for one or more of those categories, then this
19 paragraph shall not be used to disapprove or conditionally approve
20 the housing development project. The share of the regional housing
21 need met by the jurisdiction shall be calculated consistently with
22 the forms and definitions that may be adopted by the Department
23 of Housing and Community Development pursuant to Section
24 65400. In the case of an emergency shelter, the jurisdiction shall
25 have met or exceeded the need for emergency shelter, as identified
26 pursuant to paragraph (7) of subdivision (a) of Section 65583. Any
27 disapproval or conditional approval pursuant to this paragraph
28 shall be in accordance with applicable law, rule, or standards.

29 (2) The housing development project or emergency shelter as
30 proposed would have a specific, adverse impact upon the public
31 health or safety, and there is no feasible method to satisfactorily
32 mitigate or avoid the ~~specific~~ *specific*, adverse impact without
33 rendering the development unaffordable to low- and
34 moderate-income households or rendering the development of the
35 emergency shelter financially infeasible. As used in this paragraph,
36 a “specific, adverse impact” means a significant, quantifiable,
37 direct, and unavoidable impact, based on objective, identified
38 written public health or safety standards, policies, or conditions
39 as they existed on the date the application was deemed complete.
40 Inconsistency with the zoning ordinance or general plan land use

1 designation shall not constitute a specific, adverse impact upon
2 the public health or safety.

3 (3) The denial of the housing development project or imposition
4 of conditions is required in order to comply with specific state or
5 federal law, and there is no feasible method to comply without
6 rendering the development unaffordable to low- and
7 moderate-income households or rendering the development of the
8 emergency shelter financially infeasible.

9 (4) The housing development project or emergency shelter is
10 proposed on land zoned for agriculture or resource preservation
11 that is surrounded on at least two sides by land being used for
12 agricultural or resource preservation purposes, or which does not
13 have adequate water or wastewater facilities to serve the project.

14 (5) The housing development project or emergency shelter is
15 inconsistent with both the jurisdiction's zoning ordinance and
16 general plan land use designation as specified in any element of
17 the general plan as it existed on the date the application was
18 deemed complete, and the jurisdiction has adopted a revised
19 housing element in accordance with Section 65588 that is in
20 substantial compliance with this article. For purposes of this
21 section, a change to the zoning ordinance or general plan land use
22 designation subsequent to the date the application was deemed
23 complete shall not constitute a valid basis to disapprove or
24 condition approval of the housing development project or
25 emergency shelter.

26 (A) This paragraph cannot be utilized to disapprove or
27 conditionally approve a housing development project if the housing
28 development project is proposed on a site that is identified as
29 suitable or available for very low, low-, or moderate-income
30 households in the jurisdiction's housing element, and consistent
31 with the density specified in the housing element, even though it
32 is inconsistent with both the jurisdiction's zoning ordinance and
33 general plan land use designation.

34 (B) If the local agency has failed to identify in the inventory of
35 land in its housing element sites that can be developed for housing
36 within the planning period and are sufficient to provide for the
37 jurisdiction's share of the regional housing need for all income
38 levels pursuant to Section 65584, then this paragraph shall not be
39 utilized to disapprove or conditionally approve a housing
40 development project proposed for a site designated in any element

1 of the general plan for residential uses or designated in any element
2 of the general plan for commercial uses if residential uses are
3 permitted or conditionally permitted within commercial
4 designations. In any action in court, the burden of proof shall be
5 on the local agency to show that its housing element does identify
6 adequate sites with appropriate zoning and development standards
7 and with services and facilities to accommodate the local agency's
8 share of the regional housing need for the very low, low-, and
9 moderate-income categories.

10 (C) If the local agency has failed to identify a zone or zones
11 where emergency shelters are allowed as a permitted use without
12 a conditional use or other discretionary permit, has failed to
13 demonstrate that the identified zone or zones include sufficient
14 capacity to accommodate the need for emergency shelter identified
15 in paragraph (7) of subdivision (a) of Section 65583, or has failed
16 to demonstrate that the identified zone or zones can accommodate
17 at least one emergency shelter, as required by paragraph (4) of
18 subdivision (a) of Section 65583, then this paragraph shall not be
19 utilized to disapprove or conditionally approve an emergency
20 shelter proposed for a site designated in any element of the general
21 plan for industrial, commercial, or multifamily residential uses. In
22 any action in court, the burden of proof shall be on the local agency
23 to show that its housing element does satisfy the requirements of
24 paragraph (4) of subdivision (a) of Section 65583.

25 (e) Nothing in this section shall be construed to relieve the local
26 agency from complying with the congestion management program
27 required by Chapter 2.6 (commencing with Section 65088) of
28 Division 1 of Title 7 or the California Coastal Act of 1976
29 (Division 20 (commencing with Section 30000) of the Public
30 Resources Code). ~~Neither shall anything~~ *Nothing* in this section
31 *shall* be construed to relieve the local agency from making one or
32 more of the findings required pursuant to Section 21081 of the
33 Public Resources Code or otherwise complying with the California
34 Environmental Quality Act (Division 13 (commencing with Section
35 21000) of the Public Resources Code).

36 (f) (1) Nothing in this section shall be construed to prohibit a
37 local agency from requiring the housing development project to
38 comply with objective, quantifiable, written development standards,
39 conditions, and policies appropriate to, and consistent with, meeting
40 the jurisdiction's share of the regional housing need pursuant to

1 Section 65584. However, the development standards, conditions,
2 and policies shall be applied to facilitate and accommodate
3 development at the density permitted on the site and proposed by
4 the development.

5 (2) Nothing in this section shall be construed to prohibit a local
6 agency from requiring an emergency shelter project to comply
7 with objective, quantifiable, written development standards,
8 conditions, and policies that are consistent with paragraph (4) of
9 subdivision (a) of Section 65583 and appropriate to, and consistent
10 with, meeting the jurisdiction's need for emergency shelter, as
11 identified pursuant to paragraph (7) of subdivision (a) of Section
12 65583. However, the development standards, conditions, and
13 policies shall be applied by the local agency to facilitate and
14 accommodate the development of the emergency shelter project.

15 (3) This section does not prohibit a local agency from imposing
16 fees and other exactions otherwise authorized by law that are
17 essential to provide necessary public services and facilities to the
18 housing development project or emergency shelter.

19 (4) For purposes of this section, a housing development project
20 or emergency shelter shall be deemed consistent, compliant, and
21 in conformity with an applicable plan, program, policy, ordinance,
22 standard, requirement, or other similar provision if there is
23 substantial evidence that would allow a reasonable person to
24 conclude that the housing development project or emergency
25 shelter is consistent, compliant, or in conformity.

26 (g) This section shall be applicable to charter cities because the
27 Legislature finds that the lack of housing, including emergency
28 shelter, is a critical statewide problem.

29 (h) The following definitions apply for the purposes of this
30 section:

31 (1) "Feasible" means capable of being accomplished in a
32 successful manner within a reasonable period of time, taking into
33 account economic, environmental, social, and technological factors.

34 (2) "Housing development project" means a use consisting of
35 any of the following:

36 (A) Residential units only.

37 (B) Mixed-use developments consisting of residential and
38 nonresidential uses with at least two-thirds of the square footage
39 designated for residential use.

40 (C) Transitional housing or supportive housing.

1 (3) “Housing for very low, low-, or moderate-income
2 households” means that either (A) at least 20 percent of the total
3 units shall be sold or rented to lower income households, as defined
4 in Section 50079.5 of the Health and Safety Code, or (B) 100
5 percent of the units shall be sold or rented to persons and families
6 of moderate income as defined in Section 50093 of the Health and
7 Safety Code, or persons and families of middle income, as defined
8 in Section 65008 of this code. Housing units targeted for lower
9 income households shall be made available at a monthly housing
10 cost that does not exceed 30 percent of 60 percent of area median
11 income with adjustments for household size made in accordance
12 with the adjustment factors on which the lower income eligibility
13 limits are based. Housing units targeted for persons and families
14 of moderate income shall be made available at a monthly housing
15 cost that does not exceed 30 percent of 100 percent of area median
16 income with adjustments for household size made in accordance
17 with the adjustment factors on which the moderate-income
18 eligibility limits are based.

19 (4) “Area median income” means area median income as
20 periodically established by the Department of Housing and
21 Community Development pursuant to Section 50093 of the Health
22 and Safety Code. The developer shall provide sufficient legal
23 commitments to ensure continued availability of units for very low
24 or low-income households in accordance with the provisions of
25 this subdivision for 30 years.

26 (5) “Disapprove the housing development project” includes any
27 instance in which a local agency does either of the following:

28 (A) Votes on a proposed housing development project
29 application and the application is disapproved, including any
30 required land use approvals or entitlements necessary for the
31 issuance of a building permit.

32 (B) Fails to comply with the time periods specified in
33 subdivision (a) of Section 65950. An extension of time pursuant
34 to Article 5 (commencing with Section 65950) shall be deemed to
35 be an extension of time pursuant to this paragraph.

36 (i) If any city, county, or city and county denies approval or
37 imposes conditions, including design changes, lower density, or
38 a reduction of the percentage of a lot that may be occupied by a
39 building or structure under the applicable planning and zoning in
40 force at the time the application is deemed complete pursuant to

1 Section 65943, that have a substantial adverse effect on the viability
2 or affordability of a housing development for very low, low-, or
3 moderate-income households, and the denial of the development
4 or the imposition of conditions on the development is the subject
5 of a court action which challenges the denial or the imposition of
6 conditions, then the burden of proof shall be on the local legislative
7 body to show that its decision is consistent with the findings as
8 described in subdivision (d) and that the findings are supported by
9 a preponderance of the evidence in the record. For purposes of this
10 section, “lower density” includes any conditions that have the same
11 effect or impact on the ability of the project to provide housing.

12 (j) (1) When a proposed housing development project complies
13 with applicable, objective general plan, zoning, and subdivision
14 standards and criteria, including design review standards, in effect
15 at the time that the housing development project’s application is
16 determined to be complete, but the local agency proposes to
17 disapprove the project or to impose a condition that the project be
18 developed at a lower density, the local agency shall base its
19 decision regarding the proposed housing development project upon
20 written findings supported by a preponderance of the evidence on
21 the record that both of the following conditions exist:

22 (A) The housing development project would have a specific,
23 adverse impact upon the public health or safety unless the project
24 is disapproved or approved upon the condition that the project be
25 developed at a lower density. As used in this paragraph, a “specific,
26 adverse impact” means a significant, quantifiable, direct, and
27 unavoidable impact, based on objective, identified written public
28 health or safety standards, policies, or conditions as they existed
29 on the date the application was deemed complete.

30 (B) There is no feasible method to satisfactorily mitigate or
31 avoid the adverse impact identified pursuant to paragraph (1), other
32 than the disapproval of the housing development project or the
33 approval of the project upon the condition that it be developed at
34 a lower density.

35 (2) (A) If the local agency considers a proposed housing
36 development project to be inconsistent, not in compliance, or not
37 in conformity with an applicable plan, program, policy, ordinance,
38 standard, requirement, or other similar provision as specified in
39 this subdivision, it shall provide the applicant with written
40 documentation identifying the provision or provisions, and an

1 explanation of the reason or reasons it considers the housing
2 development to be inconsistent, not in compliance, or not in
3 conformity as follows:

4 (i) Within 30 days of the date that the application for the housing
5 development project is determined to be complete, if the housing
6 development project contains 150 or fewer housing units.

7 (ii) Within 60 days of the date that the application for the
8 housing development project is determined to be complete, if the
9 housing development project contains more than 150 units.

10 (B) If the local agency fails to provide the required
11 documentation pursuant to subparagraph (A), the housing
12 development project shall be deemed consistent, compliant, and
13 in conformity with the applicable plan, program, policy, ordinance,
14 standard, requirement, or other similar provision.

15 (3) For purposes of this section, the receipt of a density bonus
16 pursuant to Section 65915 or an equitable communities incentive
17 pursuant to Section 65918.51 shall not constitute a valid basis on
18 which to find a proposed housing development project is
19 inconsistent, not in compliance, or not in conformity with an
20 applicable plan, program, policy, ordinance, standard, requirement,
21 or other similar provision specified in this subdivision.

22 (4) For purposes of this section, a proposed housing development
23 project is not inconsistent with the applicable zoning standards
24 and criteria, and shall not require a rezoning, if the housing
25 development project is consistent with the objective general plan
26 standards and criteria but the zoning for the project site is
27 inconsistent with the general plan. If the local agency has complied
28 with paragraph (2), the local agency may require the proposed
29 housing development project to comply with the objective
30 standards and criteria of the zoning which is consistent with the
31 general plan, however, the standards and criteria shall be applied
32 to facilitate and accommodate development at the density allowed
33 on the site by the general plan and proposed by the proposed
34 housing development project.

35 (5) For purposes of this section, “lower density” includes any
36 conditions that have the same effect or impact on the ability of the
37 project to provide housing.

38 (k) (1) (A) The applicant, a person who would be eligible to
39 apply for residency in the development or emergency shelter, or
40 a housing organization may bring an action to enforce this section.

1 If, in any action brought to enforce this section, a court finds that
2 either (i) the local agency, in violation of subdivision (d),
3 disapproved a housing development project or conditioned its
4 approval in a manner rendering it infeasible for the development
5 of an emergency shelter, or housing for very low, low-, or
6 moderate-income households, including farmworker housing,
7 without making the findings required by this section or without
8 making findings supported by a preponderance of the evidence,
9 or (ii) the local agency, in violation of subdivision (j), disapproved
10 a housing development project complying with applicable,
11 objective general plan and zoning standards and criteria, or imposed
12 a condition that the project be developed at a lower density, without
13 making the findings required by this section or without making
14 findings supported by a preponderance of the evidence, the court
15 shall issue an order or judgment compelling compliance with this
16 section within 60 days, including, but not limited to, an order that
17 the local agency take action on the housing development project
18 or emergency shelter. The court may issue an order or judgment
19 directing the local agency to approve the housing development
20 project or emergency shelter if the court finds that the local agency
21 acted in bad faith when it disapproved or conditionally approved
22 the housing development or emergency shelter in violation of this
23 section. The court shall retain jurisdiction to ensure that its order
24 or judgment is carried out and shall award reasonable attorney’s
25 fees and costs of suit to the plaintiff or petitioner, except under
26 extraordinary circumstances in which the court finds that awarding
27 fees would not further the purposes of this section. For purposes
28 of this section, “lower density” includes conditions that have the
29 same effect or impact on the ability of the project to provide
30 housing.

31 (B) (i) Upon a determination that the local agency has failed
32 to comply with the order or judgment compelling compliance with
33 this section within 60 days issued pursuant to subparagraph (A),
34 the court shall impose fines on a local agency that has violated this
35 section and require the local agency to deposit any fine levied
36 pursuant to this subdivision into a local housing trust fund. The
37 local agency may elect to instead deposit the fine into the Building
38 Homes and Jobs *Trust* Fund, if Senate Bill 2 of the 2017–18
39 Regular Session is enacted, or otherwise in the Housing
40 Rehabilitation Loan Fund. The fine shall be in a minimum amount

1 of ten thousand dollars (\$10,000) per housing unit in the housing
2 development project on the date the application was deemed
3 complete pursuant to Section 65943. In determining the amount
4 of fine to impose, the court shall consider the local agency's
5 progress in attaining its target allocation of the regional housing
6 need pursuant to Section 65584 and any prior violations of this
7 section. Fines shall not be paid out of funds already dedicated to
8 affordable housing, including, but not limited to, Low and
9 Moderate Income Housing Asset Funds, funds dedicated to housing
10 for very low, low-, and moderate-income households, and federal
11 HOME Investment Partnerships Program and Community
12 Development Block Grant Program funds. The local agency shall
13 commit and expend the money in the local housing trust fund
14 within five years for the sole purpose of financing newly
15 constructed housing units affordable to extremely low, very low,
16 or low-income households. After five years, if the funds have not
17 been expended, the money shall revert to the state and be deposited
18 in the Building Homes and Jobs *Trust* Fund, if Senate Bill 2 of the
19 2017–18 Regular Session is enacted, or otherwise in the Housing
20 Rehabilitation Loan Fund, for the sole purpose of financing newly
21 constructed housing units affordable to extremely low, very low,
22 or low-income households.

23 (ii) If any money derived from a fine imposed pursuant to this
24 subparagraph is deposited in the Housing Rehabilitation Loan
25 Fund, then, notwithstanding Section 50661 of the Health and Safety
26 Code, that money shall be available only upon appropriation by
27 the Legislature.

28 (C) If the court determines that its order or judgment has not
29 been carried out within 60 days, the court may issue further orders
30 as provided by law to ensure that the purposes and policies of this
31 section are fulfilled, including, but not limited to, an order to vacate
32 the decision of the local agency and to approve the housing
33 development project, in which case the application for the housing
34 development project, as proposed by the applicant at the time the
35 local agency took the initial action determined to be in violation
36 of this section, along with any standard conditions determined by
37 the court to be generally imposed by the local agency on similar
38 projects, shall be deemed to be approved unless the applicant
39 consents to a different decision or action by the local agency.

1 (2) For purposes of this subdivision, “housing organization”
2 means a trade or industry group whose local members are primarily
3 engaged in the construction or management of housing units or a
4 nonprofit organization whose mission includes providing or
5 advocating for increased access to housing for low-income
6 households and have filed written or oral comments with the local
7 agency prior to action on the housing development project. A
8 housing organization may only file an action pursuant to this
9 section to challenge the disapproval of a housing development by
10 a local agency. A housing organization shall be entitled to
11 reasonable attorney’s fees and costs if it is the prevailing party in
12 an action to enforce this section.

13 (l) If the court finds that the local agency (1) acted in bad faith
14 when it disapproved or conditionally approved the housing
15 development or emergency shelter in violation of this section and
16 (2) failed to carry out the court’s order or judgment within 60 days
17 as described in subdivision (k), the court, in addition to any other
18 remedies provided by this section, shall multiply the fine
19 determined pursuant to subparagraph (B) of paragraph (1) of
20 subdivision (k) by a factor of five. For purposes of this section,
21 “bad faith” includes, but is not limited to, an action that is frivolous
22 or otherwise entirely without merit.

23 (m) Any action brought to enforce the provisions of this section
24 shall be brought pursuant to Section 1094.5 of the Code of Civil
25 Procedure, and the local agency shall prepare and certify the record
26 of proceedings in accordance with subdivision (c) of Section 1094.6
27 of the Code of Civil Procedure no later than 30 days after the
28 petition is served, provided that the cost of preparation of the record
29 shall be borne by the local agency, unless the petitioner elects to
30 prepare the record as provided in subdivision (n) of this section.
31 A petition to enforce the provisions of this section shall be filed
32 and served no later than 90 days from the later of (1) the effective
33 date of a decision of the local agency imposing conditions on,
34 disapproving, or any other final action on a housing development
35 project or (2) the expiration of the time periods specified in
36 subparagraph (B) of paragraph (5) of subdivision (h). Upon entry
37 of the trial court’s order, a party may, in order to obtain appellate
38 review of the order, file a petition within 20 days after service
39 upon it of a written notice of the entry of the order, or within such
40 further time not exceeding an additional 20 days as the trial court

1 may for good cause allow, or may appeal the judgment or order
2 of the trial court under Section 904.1 of the Code of Civil
3 Procedure. If the local agency appeals the judgment of the trial
4 court, the local agency shall post a bond, in an amount to be
5 determined by the court, to the benefit of the plaintiff if the plaintiff
6 is the project applicant.

7 (n) In any action, the record of the proceedings before the local
8 agency shall be filed as expeditiously as possible and,
9 notwithstanding Section 1094.6 of the Code of Civil Procedure or
10 subdivision (m) of this section, all or part of the record may be
11 prepared (1) by the petitioner with the petition or petitioner's points
12 and authorities, (2) by the respondent with respondent's points and
13 authorities, (3) after payment of costs by the petitioner, or (4) as
14 otherwise directed by the court. If the expense of preparing the
15 record has been borne by the petitioner and the petitioner is the
16 prevailing party, the expense shall be taxable as costs.

17 (o) This section shall be known, and may be cited, as the
18 Housing Accountability Act.

19 *SEC. 2. Section 65913.5 is added to the Government Code, to*
20 *read:*

21 *65913.5. For purposes of this section and Section 65913.6, the*
22 *following definitions shall apply:*

23 (a) *"Development proponent" means the developer who submits*
24 *an application for streamlined approval pursuant to Section*
25 *65913.6.*

26 (b) *"Eligible parcel" means a parcel that meets all of the*
27 *following requirements:*

28 (1) *The parcel satisfies the requirements specified in paragraphs*
29 *(2) and (6) of subdivision (a) of Section 65913.4.*

30 (2) *The development of the project on the proposed parcel would*
31 *not require the demolition or alteration of any of the following*
32 *types of housing:*

33 (A) *Housing that is subject to a recorded covenant, ordinance,*
34 *or law that restricts rents to levels affordable to persons and*
35 *families of moderate, low, or very low income.*

36 (B) *Housing that is subject to any form of rent or price control*
37 *through a public entity's valid exercise of its police power.*

38 (C) *Housing that has been occupied by tenants within the past*
39 *10 years.*

1 (3) *The site was not previously used for housing that was*
2 *occupied by tenants that was demolished within 10 years before*
3 *the development proponent submits an application under this*
4 *section.*

5 (4) *The development of the project on the proposed parcel would*
6 *not require the demolition of a historic structure that was placed*
7 *on a national, state, or local historic register.*

8 (5) *The proposed parcel does not contain housing units that are*
9 *occupied by tenants, and units at the property are, or were,*
10 *subsequently offered for sale to the general public by the subdivider*
11 *or subsequent owner of the property.*

12 (c) *“Local agency” means a city, including a charter city, a*
13 *county, including a charter county, or a city and county, including*
14 *a charter city and county.*

15 (d) *“Neighborhood multifamily project” means a project to*
16 *construct a multifamily structure of up to four residential dwelling*
17 *units that meets all of the following requirements:*

18 (1) *The project meets one of the following conditions:*

19 (A) *The parcel or parcels on which the neighborhood*
20 *multifamily project would be located is vacant land, as defined in*
21 *subdivision (e).*

22 (B) *The project is a conversion of an existing structure that does*
23 *not require substantial exterior alteration. For the purposes of*
24 *this subparagraph, a project requires “substantial exterior*
25 *alteration” if the project would require either of the following:*

26 (i) *The demolition of 25 percent or more of the existing exterior*
27 *vertical walls, measured by linear feet.*

28 (ii) *Any building addition that would increase total interior*
29 *square footage by more than 15 percent.*

30 (2) (A) *The neighborhood multifamily project meets all objective*
31 *zoning standards and objective design review standards that do*
32 *not conflict with this section or Section 65913.6. If, on or after*
33 *July 1, 2019, a local agency adopts an ordinance that eliminates*
34 *residential zoning designations or decreases residential zoning*
35 *development capacity within an existing zoning district in which*
36 *the development is located than what was authorized on July 1,*
37 *2019, then that development shall be deemed to be consistent with*
38 *any applicable requirement of this section and Section 65913.6 if*
39 *it complies with zoning designations not in conflict with this section*
40 *and Section 65913.6 that were authorized as of July 1, 2019.*

1 (B) For purposes of this paragraph, “objective zoning
2 standards” and “objective design review standards” means
3 standards that involve no personal or subjective judgment by a
4 public official and are uniformly verifiable by reference to an
5 external and uniform benchmark or criterion available and
6 knowable by both the development proponent and the public official
7 before the development proponent submits an application pursuant
8 to this section. These standards include, but are not limited to,
9 height, setbacks, floor area ratio, and lot coverage.

10 (3) The project provides at least 0.5 parking spaces per unit.

11 (e) “Vacant land” means either of the following:

12 (1) A property that contains no existing structures.

13 (2) A property that contains at least one existing structure, but
14 the structure or structures have been unoccupied for at least five
15 years and are considered substandard as defined by Section
16 17920.3 of the Health and Safety Code.

17 SEC. 3. Section 65913.6 is added to the Government Code, to
18 read:

19 65913.6. (a) For purposes of this section, the definitions
20 provided in Section 65913.5 shall apply.

21 (b) Except as provided in subdivision (g), a development
22 proponent of a neighborhood multifamily project on an eligible
23 parcel may submit an application for a development to be subject
24 to a streamlined, ministerial approval process provided by this
25 section and not be subject to a conditional use permit if the
26 development meets the requirements of this section and Section
27 65913.5.

28 (c) (1) If a local agency determines that a development
29 submitted pursuant to this section is in conflict with any of the
30 requirements specified in this section or Section 65913.5, it shall
31 provide the development proponent written documentation of which
32 requirement or requirements the development conflicts with, and
33 an explanation for the reason or reasons the development conflicts
34 with that requirement or requirements, as follows:

35 (A) Within 60 days of submission of the development to the local
36 agency pursuant to this section if the development contains 150
37 or fewer housing units.

38 (B) Within 90 days of submission of the development to the local
39 agency pursuant to this section if the development contains more
40 than 150 housing units.

1 (2) *If the local agency fails to provide the required*
2 *documentation pursuant to paragraph (1), the development shall*
3 *be deemed to satisfy the requirements of this section and Section*
4 *65913.5.*

5 (d) *Any design review or public oversight of the development*
6 *may be conducted by the local agency’s planning commission or*
7 *any equivalent board or commission responsible for review and*
8 *approval of development projects, or the city council or board of*
9 *supervisors, as appropriate. That design review or public oversight*
10 *shall be objective and be strictly focused on assessing compliance*
11 *with criteria required for streamlined projects, as well as any*
12 *reasonable objective design standards published and adopted by*
13 *ordinance or resolution by a local agency before submission of a*
14 *development application, and shall be broadly applicable to*
15 *development within the local agency. That design review or public*
16 *oversight shall be completed as follows and shall not in any way*
17 *inhibit, chill, or preclude the ministerial approval provided by this*
18 *section or its effect, as applicable:*

19 (1) *Within 90 days of submission of the development to the local*
20 *agency pursuant to this section if the development contains 150*
21 *or fewer housing units.*

22 (2) *Within 180 days of submission of the development to the*
23 *local agency pursuant to this section if the development contains*
24 *more than 150 housing units.*

25 (e) *Notwithstanding any other law, a local agency, whether or*
26 *not it has adopted an ordinance governing automobile parking*
27 *requirements in multifamily developments, shall not impose*
28 *automobile parking standards for a streamlined development that*
29 *was approved pursuant to this section beyond those provided in*
30 *the minimum requirements of Section 65913.5.*

31 (f) (1) *If a local agency approves a development pursuant to*
32 *this section, that approval shall automatically expire after three*
33 *years except that a project may receive a one-time, one-year*
34 *extension if the project proponent provides documentation that*
35 *there has been significant progress toward getting the development*
36 *construction ready. For purposes of this paragraph, “significant*
37 *progress” includes filing a building permit application.*

38 (2) *If a local agency approves a development pursuant to this*
39 *section, that approval shall remain valid for three years from the*
40 *date of the final action establishing that approval and shall remain*

1 valid thereafter for a project so long as vertical construction of
 2 the development has begun and is in progress. Additionally, the
 3 development proponent may request, and the local agency shall
 4 have discretion to grant, an additional one-year extension to the
 5 original three-year period. The local agency's action and
 6 discretion in determining whether to grant the foregoing extension
 7 shall be limited to considerations and process set forth in this
 8 section.

9 (g) This section shall not apply if the local agency finds that the
 10 development project as proposed would have a specific, adverse
 11 impact upon the public health or safety, including, but not limited
 12 to, fire safety, and there is no feasible method to satisfactorily
 13 mitigate or avoid the specific adverse impact without rendering
 14 the development unaffordable to low- and moderate-income
 15 households. As used in this paragraph, a "specific, adverse
 16 impact" means a significant, quantifiable, direct, and unavoidable
 17 impact, based on objective, identified written public health or
 18 safety standards, policies, or conditions as they existed on the date
 19 the application was deemed complete. Inconsistency with the
 20 zoning ordinance or general plan land use designation shall not
 21 constitute a specific, adverse impact upon the public health or
 22 safety.

23 (h) A local agency shall not adopt any requirement, including,
 24 but not limited to, increased fees or inclusionary housing
 25 requirements, that applies to a project solely or partially on the
 26 basis that the project is eligible to receive ministerial or
 27 streamlined approval pursuant to this section.

28 (i) This section shall not affect a development proponent's ability
 29 to use any alternative streamlined by right permit processing
 30 adopted by a local agency, including the provisions of subdivision
 31 (i) of Section 65583.2 or 65913.4.

32 ~~SEC. 2.~~

33 SEC. 4. Chapter 4.35 (commencing with Section 65918.50) is
 34 added to Division 1 of Title 7 of the Government Code, to read:

35

36 CHAPTER 4.35. EQUITABLE COMMUNITIES INCENTIVES

37

38 65918.50. For purposes of this chapter:

- 1 (a) “Development proponent” means an applicant who submits
2 an application for an equitable communities incentive pursuant to
3 this chapter.
- 4 (b) “Eligible applicant” means a development proponent who
5 receives an equitable communities incentive.
- 6 (c) “FAR” means floor area ratio.
- 7 (d) “High-quality bus corridor” means a corridor with fixed
8 route bus service that meets all of the following criteria:
- 9 (1) It has average service intervals *for each line and in each*
10 *direction* of no more than ~~15~~ 10 minutes during the three peak
11 hours between 6 a.m. to 10 a.m., inclusive, and the three peak
12 hours between 3 p.m. ~~and to~~ 7 p.m., inclusive, on Monday through
13 Friday.
- 14 (2) It has average service intervals *for each line and in each*
15 *direction* of no more than 20 minutes during the hours of 6 a.m.
16 to 10 p.m., inclusive, on Monday through Friday.
- 17 (3) It has average *service* intervals *for each line and in each*
18 *direction* of no more than 30 minutes during the hours of 8 a.m.
19 to 10 p.m., inclusive, on Saturday and Sunday.
- 20 (e) (1) “Jobs-rich area” means an area identified by the
21 Department of Housing and Community Development in
22 consultation with the Office of Planning and Research that is ~~both~~
23 high opportunity and jobs rich, based on whether, in a regional
24 analysis, the tract meets *both of* the following:
- 25 (A) The tract is ~~higher opportunity and~~ *high opportunity*,
26 *meaning* its characteristics are associated with positive educational
27 and economic outcomes for households of all income levels
28 residing in the tract.
- 29 (B) The tract meets either of the following criteria:
- 30 (i) New housing sited in the tract would enable residents to live
31 ~~in or near a jobs-rich area, as measured by employment density~~
32 ~~and job totals.~~ *near more jobs than is typical for tracts in the*
33 *region.*
- 34 (ii) New housing sited in the tract would enable shorter commute
35 distances for residents, ~~compared to existing commute levels.~~
36 *relative to existing commute patterns for people of all income*
37 *levels.*
- 38 (2) The Department of Housing and Community Development
39 shall, commencing on January 1, 2020, publish and update, every

1 five years thereafter, a map of the state showing the areas identified
2 by the department as “jobs-rich areas.”

3 (f) “Job-rich housing project” means a residential development
4 within an area identified as a jobs-rich area by the Department of
5 Housing and Community Development in consultation with the
6 Office of Planning and Research, based on indicators such as
7 proximity to jobs, high area median income relative to the relevant
8 region, and high-quality public schools, as an area of high
9 opportunity close to jobs. *area*. A residential development shall
10 be deemed to be within an area designated as job-rich *a jobs-rich*
11 *area* if both of the following apply:

12 (1) All parcels within the project have no more than 25 percent
13 of their area outside of the ~~job-rich~~ *jobs-rich* area.

14 (2) No more than 10 percent of residential units or 100 units,
15 whichever is less, of the development are outside of the ~~job-rich~~
16 *jobs-rich* area.

17 (g) “Local government” means a city, including a charter city,
18 a county, or a city and county.

19 (h) “Major transit stop” means a rail transit station or a ferry
20 terminal that is a major transit stop pursuant to subdivision (b) of
21 Section 21155 of the Public Resources Code.

22 (i) “Potentially sensitive community” means any of the
23 following:

24 (1) *An area that is designated as “high segregation and poverty”*
25 *or “low resource” on the 2019 Opportunity Maps developed by*
26 *the California Tax Credit Allocation Committee.*

27 (2) *A census tract that is in the top 25 percent scoring census*
28 *tracts from the internet-based CalEnviroScreen 3.0 tool.*

29 (3) *A qualified census tract identified by the United States*
30 *Department of Housing and Urban Development for 2019.*

31 (4) *It is the intent of the Legislature to consider all of the*
32 *following:*

33 (A) *Identifying additional communities as potentially sensitive*
34 *communities in inland areas, areas experiencing rapid change in*
35 *housing cost, and other areas based on objective measures of*
36 *community sensitivity.*

37 (B) *Application of the process for determining sensitive*
38 *communities established in subdivision (d) of Section 65918.55 to*
39 *the San Francisco Bay area.*

40 (i)

1 (j) “Residential development” means a project with at least
2 two-thirds of the square footage of the development designated
3 for residential use.

4 ~~(j)~~

5 (k) “Sensitive community” means either of the following:

6 ~~(1) Except as provided in paragraph (2), an area identified by~~
7 ~~the Department of Housing and Community Development, which~~
8 ~~identification shall be updated every five years, in consultation~~
9 ~~with local community-based organizations in each metropolitan~~
10 ~~planning region, as an area where both of the following apply:~~

11 ~~(A) Thirty percent or more of the census tract lives below the~~
12 ~~poverty line, provided that college students do not compose at least~~
13 ~~25 percent of the population.~~

14 ~~(B) The location quotient of residential racial segregation in the~~
15 ~~census tract is at least 1.25 as defined by the Department of~~
16 ~~Housing and Community Development.~~

17 ~~(1) Except as provided in paragraph (2), an area identified~~
18 ~~pursuant to subdivision (d) of Section 65918.55.~~

19 (2) In the Counties of Alameda, Contra Costa, Marin, Napa,
20 Santa Clara, San Francisco, San Mateo, Solano, and Sonoma, areas
21 designated by the Metropolitan Transportation Commission on
22 December 19, 2018, as the intersection of disadvantaged and
23 vulnerable communities as defined by the Metropolitan
24 Transportation Commission and the San Francisco Bay
25 Conservation and Development Commission, which identification
26 of a sensitive community shall be updated at least every five years
27 by the Department of Housing and Community Development.

28 ~~(k)~~

29 (l) “Tenant” means a person who does not own the property
30 where they reside, including residential situations that are any of
31 the following:

32 (1) Residential real property rented by the person under a
33 long-term lease.

34 (2) A single-room occupancy unit.

35 (3) An accessory dwelling unit that is not subject to, or does
36 not have a valid permit in accordance with, an ordinance adopted
37 by a local agency pursuant to Section 65852.22.

38 (4) A residential motel.

39 (5) A mobilehome park, as governed under the Mobilehome
40 Residency Law (Chapter 2.5 (commencing with Section 798) of

1 Title 2 of Part 2 of Division 2 of the Civil Code), the Recreational
 2 Vehicle Park Occupancy Law (Chapter 2.6 (commencing with
 3 Section 799.20) of Title 2 of Part 2 of Division 2 of the Civil Code),
 4 the Mobilehome Parks Act (Part 2.1 (commencing with Section
 5 18200) of Division 13 of the Health and Safety Code), or the
 6 Special Occupancy Parks Act (Part 2.3 (commencing with Section
 7 18860) of Division 13 of the Health and Safety Code).

8 (6) Any other type of residential property that is not owned by
 9 the person or a member of the person's household, for which the
 10 person or a member of the person's household provides payments
 11 on a regular schedule in exchange for the right to occupy the
 12 residential property.

13 (†)

14 (m) "Transit-rich housing project" means a residential
 15 ~~development~~ *development*, the parcels of which are all within a
 16 one-half mile radius of a major transit stop or a one-quarter mile
 17 radius of a stop on a high-quality bus corridor. A project shall be
 18 deemed to be within the radius if both of the following apply:

19 (1) All parcels within the project have no more than 25 percent
 20 of their area outside of a one-half mile radius of a major transit
 21 stop or a one-quarter mile radius of a stop on a high-quality bus
 22 corridor.

23 (2) No more than 10 percent of the residential units or 100 units,
 24 whichever is less, of the project are outside of a one-half mile
 25 radius of a major transit stop or a one-quarter mile radius of a stop
 26 on a high-quality bus corridor.

27 65918.51. A local government shall, upon request of a
 28 development proponent, grant an equitable communities incentive,
 29 as specified in Section 65918.53, when the development proponent
 30 seeks and agrees to construct a residential development that
 31 satisfies the requirements specified in Section 65918.52.

32 65918.52. In order to be eligible for an equitable communities
 33 incentive pursuant to this chapter, a residential development shall
 34 meet all of the following criteria:

35 (a) The residential development is either a job-rich housing
 36 project or transit-rich housing project.

37 (b) The residential development is located on a site ~~that, at that~~
 38 *meets the following requirements:*

39 (1) *At the time of application, the site is zoned to allow housing*
 40 *as an underlying use in the zone, including, but not limited to, a*

1 residential, mixed-use, or commercial zone, as defined and allowed
2 by the local government.

3 (2) *If the residential development is located within a coastal*
4 *zone, as defined in Division 20 (commencing with Section 30000)*
5 *of the Public Resources Code, the site satisfies the requirements*
6 *specified in paragraph (2) of subdivision (a) of Section 65913.4.*

7 (3) *The site is not located within any of the following:*

8 (A) *A coastal zone, as defined in Division 20 (commencing with*
9 *Section 30000) of the Public Resources Code, within a city with*
10 *a population of less than 50,000.*

11 (B) *A very high fire hazard severity zone, as determined by the*
12 *Department of Forestry and Fire Protection pursuant to Section*
13 *51178, or within a very high fire hazard severity zone as indicated*
14 *on maps adopted by the Department of Forestry and Fire*
15 *Protection pursuant to Section 4202 of the Public Resources Code.*
16 *A parcel is not ineligible within the meaning of this paragraph if*
17 *it is either of the following:*

18 (i) *A site excluded from the specified hazard zones by a local*
19 *agency, pursuant to subdivision (b) of Section 51179.*

20 (ii) *A site that has adopted fire hazard mitigation measures*
21 *pursuant to existing building standards or state fire mitigation*
22 *measures applicable to the development.*

23 (C) *A parcel that is a contributing parcel within a historic*
24 *district established by an ordinance of the local government that*
25 *was in effect as of December 31, 2010.*

26 (c) *If the residential development is located within a county that*
27 *has a population equal to or less than 600,000, the residential*
28 *development satisfies all of the following additional requirements:*

29 (1) *The site satisfies the requirements specified in paragraph*
30 *(2) of subdivision (a) of Section 65913.4.*

31 (2) *The site is not located within either of the following:*

32 (A) *An architecturally or historically significant historic district,*
33 *as defined in subdivision (h) of Section 5020.1 of the Public*
34 *Resources Code.*

35 (B) *A flood plain as determined by maps promulgated by the*
36 *Federal Emergency Management Agency, unless the development*
37 *has been issued a flood plain development permit pursuant to Part*
38 *59 (commencing with Section 59.1) and Part 60 (commencing with*
39 *Section 60.1) of Subchapter B of Chapter I of Title 44 of the Code*
40 *of Federal Regulations.*

1 (3) *The residential development has a minimum density of 30*
 2 *dwelling units per acre in jurisdictions considered metropolitan,*
 3 *as defined in subdivision (f) of Section 65583.2, or a minimum*
 4 *density of 20 dwelling units per acre in jurisdictions considered*
 5 *suburban, as defined in subdivision (e) of Section 65583.2.*

6 (4) *The residential development is located within a one-half*
 7 *mile radius of a major transit stop and within a city with a*
 8 *population greater than 50,000.*

9 (e)

10 (d) (1) If the local government has adopted an inclusionary
 11 housing ordinance requiring that the development include a certain
 12 number of units affordable to households with incomes that do not
 13 exceed the limits for ~~moderate-income~~, *moderate income*, lower
 14 income, very low income, or extremely low income specified in
 15 Sections 50079.5, 50093, 50105, and 50106 of the Health and
 16 Safety Code, and that ordinance requires that a new development
 17 include levels of affordable housing in excess of the requirements
 18 specified in paragraph (2), the residential development complies
 19 with that ordinance. The ordinance may provide alternative means
 20 of compliance that may include, but are not limited to, in-lieu fees,
 21 land dedication, offsite construction, or acquisition and
 22 rehabilitation of existing units.

23 (2) (A) If the local government has not adopted an inclusionary
 24 housing ordinance, as described in paragraph (1), the residential
 25 development includes an affordable housing contribution for
 26 households with incomes that do not exceed the limits for
 27 extremely low income, very low income, and low income specified
 28 in Sections 50093, 50105, and 50106 of the Health and Safety
 29 Code.

30 (B) For purposes of this paragraph, the residential development
 31 is subject to one of the ~~following~~: *following, as applicable*:

32 (i) If the project has 10 or fewer units, no affordability
 33 contribution is imposed.

34 (ii) If the project has 11 to 20 residential units, the development
 35 proponent may pay an in-lieu fee to the local government for
 36 affordable housing, where feasible, pursuant to subparagraph (C).

37 (iii) If the project has more than 20 residential units, the
 38 development proponent shall do either of the following:

1 (I) Make a comparable affordability contribution toward housing
2 offsite that is affordable to lower income households, pursuant to
3 subparagraph (C).

4 (II) Include units on the site of the project that are affordable
5 to extremely low income, as defined in Section 50105 of the Health
6 and Safety Code, very low income, or ~~low-income~~ *lower income*
7 households, as defined in ~~Section 50079.5~~ *Sections 50079.5, 50105,*
8 *and 50106* of the Health and Safety Code, as follows:
9

Project Size	Inclusionary Requirement
21– 200 units	15%
	low
	<i>lower</i>
	income; or
	8% very low income; or
	6% extremely low income
201–350 units	17%
	low
	<i>lower</i>
	income; or
	10% very low income; or
	8% extremely low income
351 or more units	25%
	low
	<i>lower</i>
	income; or
	15% very low income; or
	11% extremely low income

30 (C) (i) The development proponent of a project that qualifies
31 pursuant to clause (ii) or subclause (I) of clause (iii) of
32 subparagraph (B) may make a comparable affordability
33 contribution toward housing offsite that is affordable to lower
34 income households, ~~as follows:~~ *pursuant to this subparagraph.*

35 ~~(i) The local government collecting the in-lieu fee payment shall~~
36 ~~make every effort to ensure that future affordable housing will be~~
37 ~~sited within one-half mile of the original project location within~~
38 ~~the boundaries of the local government by designating an existing~~
39 ~~housing opportunity site within a one-half mile radius of the project~~
40 ~~site for affordable housing. To the extent practicable, local housing~~

1 funding shall be prioritized at the first opportunity to build
2 affordable housing on that site.

3 (ii) ~~If no housing opportunity sites that satisfy clause (i) are~~
4 ~~available, the local government shall designate a site for affordable~~
5 ~~housing within the boundaries of the local government and make~~
6 ~~findings that the site for the affordable housing development~~
7 ~~affirmatively furthers fair housing, as defined in Section 8899.50.~~

8 (ii) *For the purposes of this subparagraph, “comparable*
9 *affordability contribution” means either a dedication of land or*
10 *direct in-lieu fee payment to a housing provider that proposes to*
11 *build a residential development in which 100 percent of the units,*
12 *excluding manager’s units, are sold or rented at affordable housing*
13 *cost, as defined in Section 50052.5 of the Health and Safety Code,*
14 *or affordable rent, as defined in Section 50053 of the Health and*
15 *Safety Code, subject to all of the following conditions:*

16 (I) *The site, and if applicable, the dedicated land, is located*
17 *within a one-half mile of the qualifying project.*

18 (II) *The site, and if applicable, the dedicated land, is eligible*
19 *for an equitable communities incentive.*

20 (III) *The residential development that receives a dedication of*
21 *land or in-lieu fee payment pursuant to this paragraph provides*
22 *the same number of affordable units at the same income category,*
23 *which would have been required onsite for the qualifying project*
24 *pursuant to subclause (II) of clause (iii) of subparagraph (B) of*
25 *paragraph (2).*

26 (IV) *The value of the dedicated land or in-lieu fee payment must*
27 *be at least equal to the capitalized value of the forgone revenue*
28 *that the development proponent would have incurred if the*
29 *qualifying project had provided the required number and type of*
30 *affordable units onsite.*

31 (V) *The comparable affordability contribution is subject to a*
32 *recorded covenant with the local jurisdiction. A copy of the*
33 *covenant shall be provided to the Department of Housing and*
34 *Community Development.*

35 (iii) *For the purposes of this subparagraph, “qualifying project”*
36 *means a project that receives an equitable communities incentive*
37 *by providing a comparable affordability contribution.*

38 (iv) *The qualifying development shall not be issued a certificate*
39 *of occupancy before the residential development receiving a*

1 *dedication of land or direct in-lieu fee payment pursuant to this*
2 *subparagraph receives a building permit.*

3 (D) Affordability of units pursuant to this paragraph shall be
4 restricted by deed for a period of 55 years for rental units or 45
5 years for units offered for sale.

6 ~~(d)~~

7 (e) The site does not contain, or has not contained, either of the
8 following:

9 (1) Housing occupied by tenants within the seven years
10 preceding the date of the application, including housing that has
11 been demolished or that tenants have vacated prior to the
12 application for a development permit.

13 (2) A parcel or parcels on which an owner of residential real
14 property has exercised their rights under Chapter 12.75
15 (commencing with Section 7060) of Division 7 of Title 1 to
16 withdraw accommodations from rent or lease within 15 years prior
17 to the date that the development proponent submits an application
18 pursuant to this chapter.

19 ~~(e)~~

20 (f) The residential development complies with all applicable
21 labor, construction employment, and wage standards otherwise
22 required by law and any other generally applicable requirement
23 regarding the approval of a development project, including, but
24 not limited to, the local government's conditional use or other
25 discretionary permit approval process, the California
26 Environmental Quality Act (Division 13 (commencing with Section
27 21000) of the Public Resources Code), or a streamlined approval
28 process that includes labor protections.

29 ~~(f)~~

30 (g) The residential development complies with all other relevant
31 standards, requirements, and prohibitions imposed by the local
32 government regarding architectural design, restrictions on or
33 oversight of demolition, impact fees, and community benefits
34 agreements.

35 ~~(g)~~

36 (h) The equitable communities incentive shall not be used to
37 undermine the economic feasibility of delivering low-income
38 housing under the state density bonus program or a local
39 implementation of the state density bonus program, or any locally
40 adopted program that puts conditions on new development

1 applications on the basis of receiving a zone change or general
 2 plan amendment in exchange for benefits such as increased
 3 affordable housing, local hire, or payment of prevailing wages.

4 65918.53. (a) (1) Any transit-rich or ~~jobs-rich~~ *job-rich* housing
 5 project *within a county that has a population greater than 600,000*
 6 that meets the criteria specified in Section 65918.52 shall receive,
 7 upon request, an equitable communities incentive as follows:

8 ~~(1)~~

9 (A) A waiver from maximum controls on density.

10 ~~(2)~~

11 (B) A waiver from minimum automobile parking requirements
 12 greater than 0.5 automobile parking spots per unit.

13 ~~(3) Up to three incentives and concessions pursuant to~~
 14 ~~subdivision (d) of Section 65915.~~

15 ~~(b)~~

16 (2) An eligible applicant proposing a residential development
 17 *within a county that has a population greater than 600,000* that
 18 is located within a one-half mile radius, but outside a one-quarter
 19 mile radius, of a major transit stop shall receive, in addition to the
 20 incentives specified in ~~subdivision (a); paragraph (1)~~, waivers
 21 from all of the following:

22 ~~(1)~~

23 (A) Maximum height requirements less than 45 feet.

24 ~~(2)~~

25 (B) Maximum FAR requirements less than 2.5.

26 ~~(3)~~

27 (C) Notwithstanding subparagraph (B) of paragraph (1), any
 28 ~~maximum~~ *minimum* automobile parking requirement.

29 ~~(e)~~

30 (3) An eligible applicant proposing a residential development
 31 *within a county that has a population greater than 600,000* that
 32 is located within a one-quarter mile radius of a major transit stop
 33 shall receive, in addition to the incentives specified in ~~subdivision~~
 34 ~~(a); paragraph (1)~~, waivers from all of the following:

35 ~~(1)~~

36 (A) Maximum height requirements less than 55 feet.

37 ~~(2)~~

38 (B) Maximum FAR requirements less than 3.25.

39 ~~(3)~~

1 (C) Notwithstanding paragraph ~~(1)~~ (2) of subdivision ~~(b)~~, (a),
2 any minimum automobile parking requirement.

3 (b) A residential development within a county that has a
4 population less than or equal to 600,000 that meets the criteria
5 specified in Section 65918.52 shall receive, upon request, an
6 equitable communities incentive as follows:

7 (1) A waiver from maximum controls on density, subject to
8 paragraph (3) of subdivision (c) of Section 65918.52.

9 (2) A waiver from maximum height limitations less than or equal
10 to one story, or 15 feet, above the highest allowable height for
11 mixed use or residential use. For purposes of this paragraph,
12 “highest allowable height” means the tallest height, including
13 heights that require conditional approval, allowable pursuant to
14 zoning and any specific or area plan that covers the parcel.

15 (3) Maximum FAR requirements less than 0.6 times the number
16 of stories proposed for the project.

17 (4) A waiver from minimum automobile parking requirements,
18 as follows:

19 (A) If the residential development is located within a one-quarter
20 mile radius of a rail transit station in a city with a population of
21 greater than 100,000, the residential development project shall
22 receive a waiver from any minimum automobile parking
23 requirement.

24 (B) If the residential development does not meet the criteria
25 specified in clause (i), the residential development project shall
26 receive a waiver from minimum automobile parking requirements
27 of less than 0.5 parking spaces per unit.

28 ~~(d)~~

29 (c) Notwithstanding any other law, for purposes of calculating
30 ~~any additional incentive or concession~~ a project that qualifies for
31 an equitable communities incentive may also apply for a density
32 bonus, incentives or concessions, and parking ratios in accordance
33 with subdivision (b) of Section ~~65915~~, 65915. To calculate a
34 density bonus for a project that receives an equitable communities
35 incentive, the “otherwise maximum allowable gross residential
36 density” as described in subdivision (f) of Section 65915 shall be
37 equal to the proposed number of units ~~in~~ in, or the proposed square
38 footage of, the residential development after applying the equitable
39 communities incentive received pursuant to this ~~chapter~~ shall be
40 used as the base density for calculating the incentive or concession

~~under that section.~~ *chapter. In no case may a city, county, or city and county apply any development standard that will have the effect of physically precluding the construction of a development meeting the criteria of this chapter and subdivision (b) of Section 65915 at the unit count or square footage or with the concessions or incentives permitted by this chapter and as may be increased under Section 65915 in accordance with this subdivision, but no additional waivers or reductions of development standards, as described in subdivision (e) of Section 65915 shall be permitted.*

(d) The local government shall grant an incentive requested by an eligible applicant pursuant to this chapter unless the local government makes a written finding, based on substantial evidence, that the incentive would have a specific, adverse impact on any real property or historic district that is listed on a federal or state register of historical resources and for which there is no feasible method to satisfactorily mitigate or avoid the specific, adverse impact without rendering the development unaffordable.

(e) An eligible applicant proposing a project that meets all of the requirements under Section 65913.4 may submit an application for streamlined, ministerial approval in accordance with that section.

(f) The local government may modify or expand the terms of an equitable communities incentive provided pursuant to this chapter, provided that the equitable communities incentive is consistent with, and meets the minimum standards specified in, this chapter.

65918.54. The Legislature finds and declares that this chapter addresses a matter of statewide concern rather than a municipal affair as that term is used in Section 5 of Article XI of the California Constitution. Therefore, this chapter applies to all cities, including charter cities.

~~65918.55. (a) Implementation of this chapter shall be delayed in sensitive communities until July 1, 2020.~~

~~(b) Between January 1, 2020, and _____, a local government, in lieu of the requirements of this chapter, may opt for a community-led planning process in sensitive communities aimed toward increasing residential density and multifamily housing choices near transit stops, as follows:~~

~~(1) Sensitive communities that pursue a community-led planning process at the neighborhood level shall, on or before January 1,~~

1 ~~2025, produce a community plan that may include zoning and any~~
2 ~~other policies that encourage multifamily housing development at~~
3 ~~a range of income levels to meet unmet needs, protect vulnerable~~
4 ~~residents from displacement, and address other locally identified~~
5 ~~priorities.~~

6 ~~(2) Community plans shall, at a minimum, be consistent with~~
7 ~~the overall residential development capacity and the minimum~~
8 ~~affordability standards set forth in this chapter within the~~
9 ~~boundaries of the community plan.~~

10 ~~(3) The provisions of this chapter shall apply on January 1,~~
11 ~~2025, to sensitive communities that have not adopted community~~
12 ~~plans that meet the minimum standards described in paragraph~~
13 ~~(2), whether those plans were adopted prior to or after enactment~~
14 ~~of this chapter.~~

15 *65918.55. (a) On or before July 1, 2020, Sections 65918.51*
16 *to 65918.54, inclusive, shall not apply to a potentially sensitive*
17 *community. After July 1, 2020, Sections 65918.51 to 65918.54,*
18 *inclusive, shall apply in any potentially sensitive community that*
19 *is not identified as a sensitive community pursuant to subdivision*
20 *(b).*

21 *(b) On or before July 1, 2020, sensitive communities in each*
22 *county shall be identified and mapped in accordance with the*
23 *following:*

24 *(1) The council of governments, or the county board of*
25 *supervisors in a county without a council of governments, shall*
26 *establish a working group comprised of residents of potentially*
27 *sensitive communities within the county, ensuring equitable*
28 *representation of vulnerable populations, including, but not limited*
29 *to, renters, low-income people, and members of classes protected*
30 *under the California Fair Employment and Housing Act (Part 2.8*
31 *(commencing with Section 12900) of Division 3 of Title 2).*

32 *(2) The working group shall develop a map of sensitive*
33 *communities within the county, which shall include some or all of*
34 *the areas identified as potentially sensitive communities pursuant*
35 *to subdivision (i) of Section 65918.50. The working group shall*
36 *prioritize the input of residents from each potentially sensitive*
37 *community in making a determination about that community.*

38 *(3) Each board of supervisors or council of governments shall*
39 *adopt the sensitive communities map for the county, along with*
40 *an explanation of the composition and function of the working*

1 *group and the community process and methodology used to create*
2 *the maps, at a public hearing held on or before July 1, 2020.*

3 *(c) Sections 65918.51 to 65918.54, inclusive, shall apply in a*
4 *sensitive community on and after January 1, 2026, unless the city*
5 *or county in which the sensitive community is located has adopted*
6 *a community plan for an area that includes the sensitive community*
7 *that is aimed toward increasing residential density and multifamily*
8 *housing choices near transit stops and meets all of the following:*

9 *(1) The community plan is not in conflict with the goals of this*
10 *chapter.*

11 *(2) The community plan permits increased density and*
12 *multifamily development near transit, with all upzoning linked to*
13 *onsite affordable housing requirements that meet or exceed the*
14 *affordable housing requirements in Sections 65918.51 to 65918.54,*
15 *inclusive. Community plans shall, at a minimum, be consistent*
16 *with the overall residential development capacity and the minimum*
17 *affordability standards set forth in Sections 65918.51 to 65918.54,*
18 *inclusive, within the boundaries of the community plan.*

19 *(3) The community plan includes provisions to protect*
20 *vulnerable residents from displacement.*

21 *(4) The community plan promotes economic justice for workers*
22 *and residents.*

23 *(5) The community plan was developed in partnership with at*
24 *least one of the following:*

25 *(A) A nonprofit or community organization that focuses on*
26 *organizing low-income residents in the sensitive community.*

27 *(B) A nonprofit or community organization that focuses on*
28 *organizing low-income residents in the jurisdiction.*

29 *(C) If there are no nonprofit or community organizations*
30 *working within the sensitive community or the jurisdiction, a*
31 *nonprofit with demonstrated experience conducting outreach to*
32 *low-income communities.*

33 *(6) Residents of the sensitive community are engaged throughout*
34 *the planning process, including through at least three community*
35 *meetings that are held at times and locations accessible to*
36 *low-income residents.*

37 *(7) All public documents and meetings related to the planning*
38 *process are translated into all languages spoken by at least 25*
39 *percent of residents of the sensitive community.*

40 *(8) The community plan is adopted before July 1, 2025.*

1 (d) Each city and each county shall make reasonable efforts to
2 develop a community plan for any sensitive communities within
3 its jurisdiction. A community plan may address other locally
4 identified priorities, provided they are not in conflict with the intent
5 of this chapter or any other law. A city or county may designate
6 a community plan adopted before July 1, 2020, as the plan that
7 meets the requirements of this paragraph, provided that the plan
8 meets all criteria in this section.

9 (e) Notwithstanding any other provision of this section, Sections
10 65918.51 to 65918.54, inclusive, shall apply in any sensitive
11 community if all of the following apply:

12 (1) At least 20 percent of adult residents of the sensitive
13 community sign a petition attesting that the community desires to
14 make the provisions of Sections 65918.51 to 65918.54, inclusive,
15 applicable in the area. The petition shall describe in plain language
16 the planning standards set forth in Sections 65918.51 to 65918.54,
17 inclusive; be translated into all languages spoken by at least 25
18 percent of residents in the affected area; and collect contact
19 information from signatories to the petition, including first, middle,
20 and last name, mailing address, and phone number and email
21 address if available.

22 (2) The local government has verified the petition to ensure
23 compliance with paragraph (1).

24 (3) Following signature verification, the local government
25 provides public notice and opportunity to comment to residents of
26 the affected area and holds a minimum of three public hearings
27 in the affected area at a time and in a place and manner accessible
28 to low-income residents and other vulnerable populations.

29 (4) The governing body for the city or county in which the
30 sensitive community is located determines, by majority vote, to
31 apply this chapter in the affected area.

32 (f) It is the intent of the Legislature to consider all of the
33 following:

34 (1) Tasking local government entities with greater community
35 connection with convening and administering the process for
36 identifying sensitive communities.

37 (2) Requiring review by the Department of Housing and
38 Community Development of the designation of sensitive
39 communities.

1 ~~SEC. 3.~~
2 *SEC. 5.* No reimbursement is required by this act pursuant to
3 Section 6 of Article XIII B of the California Constitution because
4 a local agency or school district has the authority to levy service
5 charges, fees, or assessments sufficient to pay for the program or
6 level of service mandated by this act, within the meaning of Section
7 17556 of the Government Code.

O



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING
Reporting Period: 04/27/2019 to 05/10/2019

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
Administrative Services					
105228	5/8/2019	CITY CLERKS ASSOCIATION OF CA	JOB POSTING	200.00	Administrative Services
105184	5/1/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	193.49	Administrative Services
105202	5/1/2019	VALLEY NEWS GROUP	LEGAL ADVERTISING	45.00	Administrative Services
105184	5/1/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	36.68	Administrative Services
Total Amount for 4 Line Item(s) from Administrative Services				\$475.17	
City Attorney					
105268	5/8/2019	THOMPSON COE	LEGAL SERVICES	2,212.50	City Attorney
105268	5/8/2019	THOMPSON COE	LEGAL SERVICES	418.00	City Attorney
Total Amount for 2 Line Item(s) from City Attorney				\$2,630.50	
City Council					
105180	5/1/2019	BOZAJIAN/JAMES R.//	REIMB OFFICE SUPPLIES	200.24	City Council
105230	5/8/2019	CONEJO AWARDS	TILE PLAQUE	102.96	City Council
105274	5/8/2019	WAREHOUSE OFFICE & PAPER PROD.	OFFICE SUPPLIES	-31.04	City Council
105274	5/8/2019	WAREHOUSE OFFICE & PAPER PROD.	OFFICE SUPPLIES	-51.74	City Council
Total Amount for 4 Line Item(s) from City Council				\$220.42	
Civic Center O&M					
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	4,120.94	Civic Center O&M
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	3,331.82	Civic Center O&M
105188	5/1/2019	HAYNES BUILDING SERVICES, LLC	JANITORIAL SERVICES	2,923.07	Civic Center O&M
105297	5/10/2019	HAYNES BUILDING SERVICES, LLC	JANITORIAL SERVICES	2,923.07	Civic Center O&M
105188	5/1/2019	HAYNES BUILDING SERVICES, LLC	JANITORIAL SERVICES	1,923.51	Civic Center O&M
105312	5/10/2019	WAXIE SANITARY SUPPLY	JANITORIAL SERVICES	1,253.95	Civic Center O&M
105249	5/8/2019	LIFTECH ELEVATOR SERVICES INC	ELEVATOR SERVICES	670.00	Civic Center O&M
105192	5/1/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	649.40	Civic Center O&M
105192	5/1/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	525.05	Civic Center O&M
105295	5/10/2019	EMERALD COAST PLANTSCAPES, INC	PLANT MAINTENANCE- CITY HALL	500.00	Civic Center O&M
105214	5/8/2019	ALLEGIAN FIRE PROTECTION, INC	FIRE PROTECTION SERVICES	495.00	Civic Center O&M
105198	5/1/2019	SECURAL SECURITY CORP	PATROL CAR SERVICES- CIV CTR	474.42	Civic Center O&M



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING
Reporting Period: 04/27/2019 to 05/10/2019

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
Total Amount for 12 Line Item(s) from Civic Center O&M				\$19,790.23	
Community Development					
105304	5/10/2019	M6 CONSULTING, INC.	PLAN CHECK SERVICES	16,520.13	Community Development
105251	5/8/2019	M6 CONSULTING, INC.	PERMIT SERVICES	6,142.50	Community Development
105294	5/10/2019	EDGESOFT, INC.	SOFTWARE MAINTENANCE	4,000.00	Community Development
105251	5/8/2019	M6 CONSULTING, INC.	INSPECTION SERVICES	1,748.97	Community Development
105210	5/1/2019	FLEYSHPMAN/ALBERT//	R.A.P.- MAY 2019	228.00	Community Development
105311	5/10/2019	WAREHOUSE OFFICE & PAPER PROD.	OFFICE SUPPLIES	108.21	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	93.08	Community Development
105310	5/10/2019	VALLEY NEWS GROUP	LEGAL ADVERTISING	90.00	Community Development
105290	5/10/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	75.28	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	68.82	Community Development
105290	5/10/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	68.71	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	55.85	Community Development
105239	5/8/2019	JOBS AVAILABLE INC.	ANNUAL SUBSCRIPTION	45.00	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	37.39	Community Development
105290	5/10/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	37.18	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	36.68	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	15.06	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	10.95	Community Development
105232	5/8/2019	CYBERCOPY, INC.	COPY/PRINTING SERVICE	10.95	Community Development
Total Amount for 19 Line Item(s) from Community Development				\$29,392.76	
Community Services					
105196	5/1/2019	PLAYPOWER LT FARMINGTON INC	PLAY STRUCTURE - DE ANZA	9,579.53	Community Services
105201	5/1/2019	THORNTON/JOHN PAUL//	RECREATION INSTRUCTOR	7,996.80	Community Services
105280	5/10/2019	A RENTAL CONNECTION	EQUIPMENT RENTAL - ARTS FEST	6,720.96	Community Services
105200	5/1/2019	SWAN-MCDONALD/DEBORAH//	RECREATION INSTRUCTOR	2,972.20	Community Services
105281	5/10/2019	ACORN NEWSPAPER	ARTS FEST ADVERTISING	2,397.17	Community Services
105297	5/10/2019	HAYNES BUILDING SERVICES, LLC	JANITORIAL SERVICES	1,363.05	Community Services
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	1,315.18	Community Services
105279	5/8/2019	WOLF/MEL//	RECREATION INSTRUCTOR	1,180.90	Community Services
105291	5/10/2019	DAILY NEWS	ARTS FEST ADVERTISING	1,166.66	Community Services
105285	5/10/2019	BELSLEY/JAMES//	RECREATION INSTRUCTOR	972.30	Community Services
105187	5/1/2019	GYPSY HIGHWAY	ENTERTAINMENT- ARTS FEST	900.00	Community Services



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 3 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105183	5/1/2019	COPENHAGUEN/AARON//	ENTERTAINMENT- ARTS FEST	850.00	Community Services
105257	5/8/2019	RANGEL/CHARLES//	ENTERTAINMENT- ARTS FEST	800.00	Community Services
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	782.86	Community Services
105203	5/1/2019	VALLEY SCENE	ARTS FESTIVAL ADVERTISING	750.00	Community Services
105277	5/8/2019	WEINER/MARILYN//	RECREATION INSTRUCTOR	735.00	Community Services
105207	5/1/2019	WAXIE SANITARY SUPPLY	JANITORIAL SERVICES	653.35	Community Services
105310	5/10/2019	VALLEY NEWS GROUP	ARTS FEST ADVERTISING	645.00	Community Services
105222	5/8/2019	BARRY KAY ENTERPRISES, INC.	BASKETBALL UNIFORMS	533.81	Community Services
105207	5/1/2019	WAXIE SANITARY SUPPLY	JANITORIAL SERVICES	518.28	Community Services
105276	5/8/2019	WAXIE SANITARY SUPPLY	JANITORIAL SERVICES	488.28	Community Services
105267	5/8/2019	TANENBAUM/PATTY LIMATOLA//	RECREATION INSTRUCTOR	350.00	Community Services
105198	5/1/2019	SECURAL SECURITY CORP	SECURITY- EGGHUNT	334.73	Community Services
105305	5/10/2019	MORICK/LAUREEN//	REIMB TRAVEL EXP-ART FEST	329.44	Community Services
105198	5/1/2019	SECURAL SECURITY CORP	PATROL CAR SERVICES- GATES	235.97	Community Services
105192	5/1/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	207.26	Community Services
105295	5/10/2019	EMERALD COAST PLANTSCAPES, INC	PLANT MAINTENANCE- SR CTR	185.00	Community Services
105198	5/1/2019	SECURAL SECURITY CORP	PATROL CAR SERVICES- SR CTR	165.00	Community Services
105182	5/1/2019	CLARK PEST CONTROL	PEST CONTROL SERVICES	150.00	Community Services
105198	5/1/2019	SECURAL SECURITY CORP	PATROL CAR SERVICES- DE ANZA	135.00	Community Services
105271	5/8/2019	UNITED SITE SERVICES OF CA INC	PORTABLE TOILET RENTAL	125.74	Community Services
105309	5/10/2019	UNITED SITE SERVICES OF CA INC	PORTABLE TOILET RENTAL	117.85	Community Services
105255	5/8/2019	PORT-A-STOR INC.	STORAGE - A E WRIGHT	85.00	Community Services
105250	5/8/2019	LITTLE LEARNERS LLC	RECREATION INSTRUCTOR	77.00	Community Services
105312	5/10/2019	WAXIE SANITARY SUPPLY	JANITORIAL SERVICES	74.85	Community Services
105255	5/8/2019	PORT-A-STOR INC.	STORAGE - DE ANZA	65.00	Community Services
105185	5/1/2019	DNA ELECTRIC	ELECTRICAL REPAIRS	49.98	Community Services
105235	5/8/2019	FILICE/LANA//	REIMB MILEAGE - APR 19	47.50	Community Services
105262	5/8/2019	SOLIE/JANET//	RECREATION INSTRUCTOR	42.00	Community Services
Total Amount for 39 Line Item(s) from Community Services				\$46,098.65	

Finance

105193	5/1/2019	MUNISERVICES, LLC	SALES TAX COLLECTION FEE	2,410.92	Finance
105274	5/8/2019	WAREHOUSE OFFICE & PAPER PROD.	OFFICE SUPPLIES	36.08	Finance
Total Amount for 2 Line Item(s) from Finance				\$2,447.00	

Library



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 4 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105223	5/8/2019	BIBLIOTHECA, LLC	E-BOOKS	2,088.59	Library
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	734.93	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	487.94	Library
105217	5/8/2019	AT&T	TELEPHONE SERVICE	192.52	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	119.26	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	118.33	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	87.20	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	87.20	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	86.71	Library
105220	5/8/2019	BAKER & TAYLOR, LLC	BOOKS-LIBRARY	78.68	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	73.74	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	63.20	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	61.17	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	56.90	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	56.90	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	56.00	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	48.02	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	48.02	Library
105220	5/8/2019	BAKER & TAYLOR, LLC	BOOKS-LIBRARY	46.59	Library
105226	5/8/2019	CANON SOLUTIONS AMERICA, INC	COPIER SVC PROGRAM- FTG80700	38.10	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	38.03	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	33.93	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	21.92	Library
105259	5/8/2019	RECORDED BOOKS, LLC	BOOKS ON CD	17.72	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	12.01	Library
105259	5/8/2019	RECORDED BOOKS, LLC	E- AUDIO BOOKS	-24.75	Library
Total Amount for 26 Line Item(s) from Library				\$4,728.86	

LMD #22

105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	17,837.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	17,623.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	17,325.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	12,648.27	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	12,000.04	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	8,925.55	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	8,925.55	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	8,925.55	LMD #22



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 5 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	6,744.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	5,954.12	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	4,895.86	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	4,860.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	4,632.16	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	4,632.16	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	4,000.04	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	3,843.47	LMD #22
105254	5/8/2019	PACIFIC COAST FALCONRY INC.	BIRD CONTROL SERVICES	3,625.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	3,515.00	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	3,265.83	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	2,970.84	LMD #22
105211	5/8/2019	ABSOLUTE	BRUSH CLEARANCE SERVICES	2,814.00	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	2,810.62	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	2,684.00	LMD #22
105219	5/8/2019	AZTECA LANDSCAPE	LANDSCAPE MAINTENANCE	2,657.85	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,883.51	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,883.51	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,824.00	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	1,783.79	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	1,542.52	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,363.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,363.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,354.39	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,245.08	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,225.10	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	1,124.11	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	878.39	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	770.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	743.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	690.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	636.24	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	595.00	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	579.88	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	550.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	549.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	474.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	454.00	LMD #22



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 6 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	445.02	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	440.50	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	406.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	360.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	327.65	LMD #22
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	316.86	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	284.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	257.48	LMD #22
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	239.71	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	238.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	209.00	LMD #22
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	165.53	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	134.13	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	128.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	121.00	LMD #22
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	99.00	LMD #22
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	93.04	LMD #22
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	61.34	LMD #22
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	56.39	LMD #22
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	54.12	LMD #22
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	33.08	LMD #22
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	22.26	LMD #22
Total Amount for 68 Line Item(s) from LMD #22				\$196,118.54	

LMD #24

105219	5/8/2019	AZTECA LANDSCAPE	LANDSCAPE MAINTENANCE	1,550.00	LMD #24
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	1,093.78	LMD #24
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	128.10	LMD #24
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	45.65	LMD #24
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	4.03	LMD #24
Total Amount for 5 Line Item(s) from LMD #24				\$2,821.56	

LMD #27

105219	5/8/2019	AZTECA LANDSCAPE	LANDSCAPE MAINTENANCE	1,457.63	LMD #27
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	38.38	LMD #27
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	1.01	LMD #27



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 7 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
Total Amount for 3 Line Item(s) from LMD #27				\$1,497.02	
LMD #32					
105219	5/8/2019	AZTECA LANDSCAPE	LANDSCAPE MAINTENANCE	800.00	LMD #32
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	362.90	LMD #32
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	11.95	LMD #32
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	11.68	LMD #32
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	1.01	LMD #32
Total Amount for 5 Line Item(s) from LMD #32				\$1,187.54	
LMD 22 - Common Benefit Area					
105181	5/1/2019	CALABASAS PARK HOMEOWNERS ASSO	ANNUAL SECURITY COSTS REIMB	60,000.00	LMD 22 - Common Benefit Area
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	9,677.34	LMD 22 - Common Benefit Area
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	5,739.65	LMD 22 - Common Benefit Area
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	3,622.26	LMD 22 - Common Benefit Area
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	3,101.83	LMD 22 - Common Benefit Area
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	2,864.00	LMD 22 - Common Benefit Area
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	2,637.95	LMD 22 - Common Benefit Area
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	1,728.35	LMD 22 - Common Benefit Area
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	1,179.17	LMD 22 - Common Benefit Area
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	982.27	LMD 22 - Common Benefit Area
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	797.00	LMD 22 - Common Benefit Area
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	700.33	LMD 22 - Common Benefit Area
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	329.03	LMD 22 - Common Benefit Area
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	275.72	LMD 22 - Common Benefit Area
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	236.00	LMD 22 - Common Benefit Area
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	195.78	LMD 22 - Common Benefit Area
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	151.34	LMD 22 - Common Benefit Area
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	105.00	LMD 22 - Common Benefit Area
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	91.27	LMD 22 - Common Benefit Area
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	86.00	LMD 22 - Common Benefit Area
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- LMD	67.19	LMD 22 - Common Benefit Area
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	23.69	LMD 22 - Common Benefit Area
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	11.63	LMD 22 - Common Benefit Area



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING
Reporting Period: 04/27/2019 to 05/10/2019

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
Total Amount for 23 Line Item(s) from LMD 22 - Common Benefit Area				\$94,602.80	
Media Operations					
105217	5/8/2019	AT&T	TELEPHONE SERVICE	1,111.63	Media Operations
105269	5/8/2019	TIME WARNER CABLE	CABLE MODEM/HDTV- T&SC	1,034.00	Media Operations
105252	5/8/2019	NATIONAL CAPTIONING INSTITUTE	CLOSED CAPTIONING SVCS	588.00	Media Operations
105241	5/8/2019	KEY INFORMATION SYSTEMS, INC.	T-1 LINE MONTHLY FEE	578.77	Media Operations
105269	5/8/2019	TIME WARNER CABLE	CABLE MODEM/HDTV- T&SC	489.46	Media Operations
105237	5/8/2019	FUSION	DSL SERVICE	472.97	Media Operations
105269	5/8/2019	TIME WARNER CABLE	CABLE MODEM/HDTV- T&SC	289.98	Media Operations
105224	5/8/2019	CALNET TECHNOLOGY GROUP	LASER FISCHE PORTAL	200.00	Media Operations
105217	5/8/2019	AT&T	TELEPHONE SERVICE	164.69	Media Operations
105218	5/8/2019	AT&T MOBILITY	TELEPHONE SERVICE	48.24	Media Operations
Total Amount for 10 Line Item(s) from Media Operations				\$4,977.74	
Non-Departmental - Finance					
105284	5/10/2019	BARCO PRODUCTS COMPANY	EMERGENCY- WOOLSEY FIRE 11/18	13,558.53	Non-Departmental - Finance
105264	5/8/2019	STORAGECONTAINER.COM	EMERGENCY- WOOLSEY FIRE 11/18	4,818.00	Non-Departmental - Finance
105198	5/1/2019	SECURAL SECURITY CORP	PARKING ENFORCEMENT	3,078.46	Non-Departmental - Finance
105185	5/1/2019	DNA ELECTRIC	EMERGENCY- WOOLSEY FIRE 11/18	1,783.00	Non-Departmental - Finance
105287	5/10/2019	CANON SOLUTIONS AMERICA, INC	COPIER SVC PROGRAM- JME16861	1,719.66	Non-Departmental - Finance
105205	5/1/2019	VENCO WESTERN, INC.	EMERGENCY- WOOLSEY FIRE 11/18	1,619.00	Non-Departmental - Finance
105286	5/10/2019	CANON FINANCIAL SERVICES INC	CANON COPIER LEASES	1,371.12	Non-Departmental - Finance
105185	5/1/2019	DNA ELECTRIC	EMERGENCY- WOOLSEY FIRE 11/18	1,003.00	Non-Departmental - Finance
105185	5/1/2019	DNA ELECTRIC	EMERGENCY- WOOLSEY FIRE 11/18	655.00	Non-Departmental - Finance
105258	5/8/2019	READYREFRESH BY NESTLE	WATER SERVICE	518.49	Non-Departmental - Finance
105225	5/8/2019	CANON FINANCIAL SERVICES INC	CANON COPIER LEASES	445.41	Non-Departmental - Finance
105234	5/8/2019	FENCE FACTORY	EMERGENCY- WOOLSEY FIRE 11/18	422.50	Non-Departmental - Finance
105274	5/8/2019	WAREHOUSE OFFICE & PAPER PROD.	OFFICE SUPPLIES	311.80	Non-Departmental - Finance
105231	5/8/2019	CR PRINT	BUSINESS CARDS	88.15	Non-Departmental - Finance
105233	5/8/2019	FEDERAL EXPRESS CORP.	COURIER SERVICE	70.87	Non-Departmental - Finance
105296	5/10/2019	FEDERAL EXPRESS CORP.	COURIER SERVICE	59.21	Non-Departmental - Finance
105233	5/8/2019	FEDERAL EXPRESS CORP.	COURIER SERVICE	15.25	Non-Departmental - Finance
Total Amount for 17 Line Item(s) from Non-Departmental - Finance				\$31,537.45	



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 9 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
Payroll					
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	7,201.13	Payroll
105178	5/1/2019	APPLE ONE	TEMPORARY EMPLOYMENT SVCS	918.40	Payroll
105178	5/1/2019	APPLE ONE	TEMPORARY EMPLOYMENT SVCS	918.40	Payroll
105215	5/8/2019	APPLE ONE	TEMPORARY EMPLOYMENT SVCS	918.40	Payroll
105283	5/10/2019	APPLE ONE	TEMPORARY EMPLOYMENT SVCS	918.40	Payroll
Total Amount for 5 Line Item(s) from Payroll				\$10,874.73	
Police / Fire / Safety					
105302	5/10/2019	L.A. CO. SHERIFF'S DEPT.	SHERIFF SVCS- VIEWPOINT	3,561.59	Police / Fire / Safety
105244	5/8/2019	L.A. CO. SHERIFF'S DEPT.	SHERIFF SVCS- VIEWPOINT	3,186.69	Police / Fire / Safety
105243	5/8/2019	L.A. CO. DEPT. OF ANIMAL CARE	ANIMAL HOUSING SVCS- MAR 2019	3,090.94	Police / Fire / Safety
105244	5/8/2019	L.A. CO. SHERIFF'S DEPT.	SHERIFF SVCS- THE OAKS	1,295.34	Police / Fire / Safety
105302	5/10/2019	L.A. CO. SHERIFF'S DEPT.	SHERIFF SVCS- THE OAKS	1,295.34	Police / Fire / Safety
105301	5/10/2019	KUSTOM SIGNALS, INC.	LASER EQUIPMENT REPAIRS	1,223.95	Police / Fire / Safety
105244	5/8/2019	L.A. CO. SHERIFF'S DEPT.	SHERIFF SVCS- CAL PARK EST	863.56	Police / Fire / Safety
105247	5/8/2019	LASER TECHNOLOGY INC	LASER EQUIPMENT REPAIRS	263.00	Police / Fire / Safety
105302	5/10/2019	L.A. CO. SHERIFF'S DEPT.	SHERIFF SVCS- SHAMROCK AHCCC	130.48	Police / Fire / Safety
Total Amount for 9 Line Item(s) from Police / Fire / Safety				\$14,910.89	
Public Safety & Emergency Preparedness					
105289	5/10/2019	CR PRINT	DRY ERASE BOARD	142.35	Public Safety & Emergency Preparedness
Total Amount for 1 Line Item(s) from Public Safety & Emergency Preparedness				\$142.35	
Public Works					
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- CIP	8,023.08	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- P.W.	7,081.75	Public Works
105211	5/8/2019	ABSOLUTE	BRUSH CLEARANCE SERVICES	4,188.58	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- P.W.	4,147.19	Public Works
105211	5/8/2019	ABSOLUTE	BRUSH CLEARANCE SERVICES	3,200.00	Public Works
105211	5/8/2019	ABSOLUTE	BRUSH CLEARANCE SERVICES	3,100.00	Public Works
105177	5/1/2019	ANGIES SUPPLIES	EQUIPMENT RENTAL	3,092.00	Public Works
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	2,552.04	Public Works
105189	5/1/2019	ISSAKHANI/MARINA//	CONSULTING SERVICES	2,050.00	Public Works
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	1,855.54	Public Works



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 10 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	1,817.87	Public Works
105253	5/8/2019	NEWBURY PARK TREE SERVICE INC	TREE TRIMMING/REMOVAL SVCS	1,770.00	Public Works
105197	5/1/2019	RAINBOW SIGNS INC	BANNERS/SIGNS	1,384.50	Public Works
105179	5/1/2019	ARUCAN/KEVIN//	CONSULTING SERVICES	1,112.50	Public Works
105221	5/8/2019	BANTU ARTS ATELIER FOR KIDS	ENTERTAINMENT- EARTH DAY	1,000.00	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- P.W.	968.00	Public Works
105261	5/8/2019	SO-CAL PRESSURE WASH	PRESSURE WASHING	950.00	Public Works
105209	5/1/2019	YIN/JULIE//	CONSULTING SERVICES	918.75	Public Works
105209	5/1/2019	YIN/JULIE//	CONSULTING SERVICES	900.00	Public Works
105216	5/8/2019	ARUCAN/KEVIN//	CONSULTING SERVICES	900.00	Public Works
105211	5/8/2019	ABSOLUTE	BRUSH CLEARANCE SERVICES	900.00	Public Works
105216	5/8/2019	ARUCAN/KEVIN//	CONSULTING SERVICES	875.00	Public Works
105240	5/8/2019	KARAMPOUR/RODNY//	CONSULTING SERVICES	800.00	Public Works
105190	5/1/2019	KARAMPOUR/RODNY//	CONSULTING SERVICES	762.50	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- PARKS	744.94	Public Works
105179	5/1/2019	ARUCAN/KEVIN//	CONSULTING SERVICES	700.00	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- P.W.	698.60	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- PARKS	585.00	Public Works
105299	5/10/2019	KARAMPOUR/RODNY//	CONSULTING SERVICES	575.00	Public Works
105278	5/8/2019	WILLDAN ASSOCIATES INC.	GRADING & DRAINAGE REVIEW	479.50	Public Works
105208	5/1/2019	WILLDAN ASSOCIATES INC.	GEOTECH REVIEW	380.00	Public Works
105208	5/1/2019	WILLDAN ASSOCIATES INC.	CHECK LOT MERGER	328.00	Public Works
105265	5/8/2019	SUNBELT RENTALS, INC.	EQUIPMENT RENTAL	316.57	Public Works
105245	5/8/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	284.54	Public Works
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- P.W.	260.00	Public Works
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- PARKS	238.00	Public Works
105308	5/10/2019	UNDERGROUND SERVICE ALERT	MONTHLY MEMBERSHIP FEE	219.55	Public Works
105248	5/8/2019	LEGACY AWARDS	ENVIRONMENTAL PLAQUE	142.35	Public Works
105212	5/8/2019	AGOURA HILLS,CALABASAS COM CTR	FACILITY RENTAL- GARDEN W-SHOP	123.75	Public Works
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	103.84	Public Works
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- PARKS	90.00	Public Works
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	78.17	Public Works
105293	5/10/2019	DIG SAFE BOARD	STATE REGULATORY FEE	43.43	Public Works
Total Amount for 43 Line Item(s) from Public Works				\$60,740.54	

Recoverable / Refund / Liability

105186	5/1/2019	DORN/SHARON//	REFUND PLANNING APP	2,910.00	Recoverable / Refund / Liability
--------	----------	---------------	---------------------	----------	----------------------------------



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING
Reporting Period: 04/27/2019 to 05/10/2019

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105298	5/10/2019	HELPING HAND FOR CONTRACTORS	REFUND PLANNING PERMIT	157.00	Recoverable / Refund / Liability
105300	5/10/2019	KRAMER/LINDA//	RECREATION REFUND	30.00	Recoverable / Refund / Liability
105236	5/8/2019	FREEMAN/SELWYN//	RECREATION REFUND	12.00	Recoverable / Refund / Liability
Total Amount for 4 Line Item(s) from Recoverable / Refund / Liability				\$3,109.00	

Tennis & Swim Center

105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- T&SC	3,720.94	Tennis & Swim Center
105273	5/8/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- T&SC	2,243.00	Tennis & Swim Center
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	1,560.08	Tennis & Swim Center
105266	5/8/2019	SWANK-MOTION PICTURES, INC.	MOVIE NIGHT	1,389.00	Tennis & Swim Center
105288	5/10/2019	COMMERCIAL AQUATIC SVCS	POOL SERVICE/REPAIR	996.00	Tennis & Swim Center
105229	5/8/2019	COMMERCIAL AQUATIC SVCS	POOL SERVICE/REPAIR	818.65	Tennis & Swim Center
105195	5/1/2019	PLAYNETWORK, INC	MUSIC SERVICES-T&SC	815.16	Tennis & Swim Center
105288	5/10/2019	COMMERCIAL AQUATIC SVCS	POOL SERVICE/REPAIR	690.00	Tennis & Swim Center
105292	5/10/2019	DESIGNSCAPE	PLANT MAINTENANCE- T&SC	665.48	Tennis & Swim Center
105288	5/10/2019	COMMERCIAL AQUATIC SVCS	POOL SERVICE/REPAIR	639.11	Tennis & Swim Center
105307	5/10/2019	TIME WARNER CABLE	CABLE MODEM/HDTV- T&SC	591.64	Tennis & Swim Center
105227	5/8/2019	CASCIONE/GAYLENE//	RECREATION INSTRUCTOR	588.16	Tennis & Swim Center
105275	5/8/2019	WATERLINE TECHNOLOGIES INC	POOL CHEMICALS	561.71	Tennis & Swim Center
105275	5/8/2019	WATERLINE TECHNOLOGIES INC	POOL CHEMICALS	505.81	Tennis & Swim Center
105303	5/10/2019	LAS VIRGENES MUNICIPAL WATER	WATER SERVICE	502.63	Tennis & Swim Center
105229	5/8/2019	COMMERCIAL AQUATIC SVCS	POOL SERVICE/REPAIR	480.89	Tennis & Swim Center
105288	5/10/2019	COMMERCIAL AQUATIC SVCS	POOL SERVICE/REPAIR	412.63	Tennis & Swim Center
105206	5/1/2019	WATERLINE TECHNOLOGIES INC	POOL CHEMICALS	368.03	Tennis & Swim Center
105206	5/1/2019	WATERLINE TECHNOLOGIES INC	POOL CHEMICALS	306.82	Tennis & Swim Center
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- T&SC	288.00	Tennis & Swim Center
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	222.60	Tennis & Swim Center
105205	5/1/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- T&SC	155.00	Tennis & Swim Center
105176	5/1/2019	ALLEGIAN FIRE PROTECTION, INC	FIRE PROTECTION SERVICES	135.00	Tennis & Swim Center
105242	5/8/2019	KISHIMOTO/RAINE//	REIMB MILEAGE - APR 19	57.30	Tennis & Swim Center
105282	5/10/2019	AIRGAS- WEST	TC HELIUM	42.25	Tennis & Swim Center
105256	5/8/2019	PREFERRED BENEFIT	VISION/DENTAL PREMIUM- MAY 19	27.48	Tennis & Swim Center
Total Amount for 26 Line Item(s) from Tennis & Swim Center				\$18,783.37	

Transportation

105238	5/8/2019	IDEAL GENERAL SERVICES, INC.	DIAL-A-RIDE APR 2019	9,751.00	Transportation
--------	----------	------------------------------	----------------------	----------	----------------



Check Register Report

Bank: BANK OF AMERICA - CITY OPERATING

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:54:36AM

Page 12 of 12

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
105191	5/1/2019	KOA CORPORATION	CALABASAS ON-CALL SVCS	6,364.50	Transportation
105213	5/8/2019	ALL CITY MANAGEMENT SVCS, INC.	SCHOOL CROSSING GUARD SVCS	3,120.90	Transportation
105270	5/8/2019	TOYOTA FINANCIAL SERVICES	LEASE PAYMENT- MAY 2019	2,092.14	Transportation
105306	5/10/2019	SIEMENS MOBILITY, INC	TRAFFIC SIGN MAINTENANCE	1,790.00	Transportation
105199	5/1/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	1,173.65	Transportation
105194	5/1/2019	PARSONS TRANSPORTATION GROUP	LOST HILLS INTERCHANGE	1,153.76	Transportation
105246	5/8/2019	LAS VIRGENES UNIFIED SCHOOL	BEFORE & AFTER SCHOOL AIDES	1,079.41	Transportation
105260	5/8/2019	SAFeway SIGN COMPANY	TRAFFIC SIGNS	885.65	Transportation
105260	5/8/2019	SAFeway SIGN COMPANY	TRAFFIC SIGNS	673.97	Transportation
105263	5/8/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	289.32	Transportation
Total Amount for 11 Line Item(s) from Transportation				\$28,374.30	
GRAND TOTAL for 338 Line Items				\$575,461.42	



Check Register Report

Bank: BANK OF AMERICA - TENNIS & SWIM CENTER

Reporting Period: 04/27/2019 to 05/10/2019

Date: 5/10/2019

Time: 10:57:37AM

Page 1 of 1

Check No.	Check Date	Vendor Name	Check Description	Amount	Department
Recoverable / Refund / Liability					
13581	5/9/2019	SINGER/DREW//	REFUND- TENNIS CLASS	51.00	Recoverable / Refund / Liability
Total Amount for 1 Line Item(s) from Recoverable / Refund / Liability				\$51.00	
Tennis & Swim Center					
13573	5/9/2019	ANTHEM BLUE CROSS	MEDICAL INSURANCE	7,465.22	Tennis & Swim Center
13582	5/9/2019	SOUTHERN CALIFORNIA EDISON	ELECTRIC SERVICE	3,617.19	Tennis & Swim Center
13574	5/9/2019	ATMOSPHERE EVENTS & CATERING	PROMOTION/SOCIALS	1,546.45	Tennis & Swim Center
13580	5/9/2019	PHILIDELPHIA INSURANCE	INSURANCE EXPENSE	1,022.50	Tennis & Swim Center
13583	5/9/2019	UNIFIRST CORPORATION	JANITORIAL SUPPLIES	998.43	Tennis & Swim Center
13577	5/9/2019	DIGITAL COLOR WORKS	ADMINISTRATIVE EXPENSES	914.60	Tennis & Swim Center
13584	5/9/2019	VENCO WESTERN, INC.	LANDSCAPE MAINTENANCE- T&SC	757.00	Tennis & Swim Center
13583	5/9/2019	UNIFIRST CORPORATION	JANITORIAL SUPPLIES	637.27	Tennis & Swim Center
13576	5/9/2019	DESIGNSCAPE	PLANT MAINTENANCE- T&SC	436.00	Tennis & Swim Center
13578	5/9/2019	GOODMAN/LOIS//	UMPIRE	163.00	Tennis & Swim Center
13579	5/9/2019	KOSTADINDV/TSVETKO//	REIMBURSE- UMPIRE FEE	150.00	Tennis & Swim Center
13575	5/9/2019	BURAS/ANDREW//	UMPIRE	100.00	Tennis & Swim Center
13572	5/9/2019	ADP, INC	ADMINISTRATIVE EXPENSES	99.37	Tennis & Swim Center
Total Amount for 13 Line Item(s) from Tennis & Swim Center				\$17,907.03	
GRAND TOTAL for 14 Line Items				\$17,958.03	

FUTURE AGENDA ITEMS

Department Agenda Headings Agenda Title/Future Agenda

12-Jun

1	CC	Presentation	Recognition of Adam Mohiuddin for his volunteerism
2	City Clerk	Consent	Email retention update
3	AS/HR	Consent	HR Guidelines update
4	CD	Consent	Approval of contracts for CEQA consultants – Dudek and ESA
5	FIN	Consent	Adoption of Resolution No. 2019-1629, levying special taxes within the City of Calabasas Community Facilities District No. 98-1, Special Tax Refunding Bonds, Series 2018; and adoption of Resolution No. 2019-1630, levying special taxes within the City of Calabasas Community Facilities District No. 2001-1, Special Tax Refunding Bonds, Series 2017
6	PW	Public Hearing	Public hearing for Landscape Lighting Act Districts Nos 22, 24, 27 & 32 assessments
7	CD	Public Hearing	Introduction of Ordinance No. 2019-376 regarding standards for land use within 500 ft. of the 101 Freeway

Future Items

1	PW	Public Hearing	Declaring results of balloting, certification of assessments and adoption of corresponding resolutions for Landscape Lighting Act Districts Nos. 22, 24, 27 & 32
2	CD	New Business	Annexation updates
3	PS	New Business	Results/recommendations from PSC regarding Woolsey Fire
4	PS	New Business	Update of EOC chart and schedule of emergency preparedness training for staff
5	PW	New Business	Plastic bag ban
6	PW	Consent	Approval of a Professional Services Agreement with Prevailing Wages to ____ in the Amount of \$__ for Construction of 3 Medians on Malibu Hills Road as part of City's Green Street Projects
7	PS	New Business	Discussion of public safety at municipal facilities
8	CA	New Business	Closed session regarding State's mandate for affordable housing
9	PW	Presentation	By the Las Virgenes Municipal Water District regarding smart water meters
10	CC	Presentation	Anti-bullying proclamation/program
11	CC	Presentation	To Viewpoint Robotics team
12	CS	New Business	Educational signage for City facilities
13	PW	New Business	A presentation on the City's current Transportation Demand Management policy
14	CD	New Business	Citywide cell coverage discussion
15	PW	New Business	Dial-A-Ride needs assessment study
16	PW	New Business	Recommendation from Environmental Commission regarding Berkeley Ordinance and other ideas for further reduction of plastics
17	AS/HR	New Business	City departments reorganization
18	AS/HR	New Business	Salary adjustments policy

2019 Meeting Dates

Jun 26	Sep 25
Jul 10 - Canceled	Oct 9 Canceled - Yom Kippur
Jul 24 - Canceled	Oct 23
Aug 14	Nov 13
Aug 28	Nov 27 - Canceled - Thanksgiving Eve
Sep 11	Dec 11 - Council Reorganization
	Dec 25 - Canceled - Christmas