



**CITY COUNCIL, SUCCESSOR AGENCY,
AND SAN DIMAS HOUSING AUTHORITY
MEETING AGENDA
TUESDAY OCTOBER 25th, 2022
7:00 PM
SAN DIMAS COUNCIL CHAMBER
245 EAST BONITA AVENUE**

A public agenda packet is available for review on the City's website www.sandimasca.gov or by contacting the City Clerk's Office at cityclerk@sandimasca.gov.

Members of the public may observe the City Council meeting live on the City of San Dimas website at www.sandimasca.gov or on KWST Channel 3. To view from the website, select the [Watch City Council Meetings](#) blue button from the home page.

CITY COUNCIL:

Mayor Emmett Badar, Mayor Pro Tem John Ebner, Councilmember Eric Nakano, Councilmember Ryan A. Vienna, Councilmember Eric Weber

RECOGNITIONS

- MLB Draftees – Zach Jacobs, Cleveland Guardians

ORAL COMMUNICATIONS

(Members of the audience are invited to address the City Council on any item on this agenda or not on this agenda. Public comment will not be taken during each individual agenda item, except for public hearing items. Comments on public hearing items will be heard when that item is scheduled for discussion. Under the provisions of the Brown Act, the legislative body is prohibited from engaging in discussion on any item not appearing on the posted agenda. However, your concerns may be referred to staff or set for discussion at a later date. Each speaker will be limited to (3) three minutes.)

CONSENT CALENDAR

(All items on the Consent Calendar are considered to be routine and will be enacted by one motion unless a member of the City Council requests separate discussion.)

1. Approve **RESOLUTION 2022-54, A Resolution of the City Council of the City of San Dimas, California, Approving Certain Demands for October 28, 2022 in the amount of \$1,075,870.46.**
2. Approve Minutes of the October 11, 2022 City Council Meeting
3. Receive and File Investment and Cash Condition Report

4. Read by Title and Adopt **Ordinance 1294**, Approving Municipal Code Text Amendment 22-0004, a Request to Amend Specific Plan No. 25, Area 1, Chapter 18.542 to Allow Two-story Residences on All Lots, and to Allow Certain Accessory Structures and Uses within the Proposed No Build Area – Modified of Lots 7, 8, 20 of Tract 70583-02 on the Properties Located within Specific Plan No. 25, Area 1; Approval of Addendum to Environmental Impact Report (*Second Reading*)
5. Reject Claim Raul Cuesta v. City of San Dimas (3038528)

END OF CONSENT CALENDAR

RECOMMENDATION: Approve consent calendar with recommendations as presented in staff reports.

SAN DIMAS HOUSING AUTHORITY – PUBLIC HEARING

Discussion and Approval of Sale and Transfer of 123 N. Monte Vista to Pomona Valley Habitat for Humanity, Inc.

RECOMMENDATION: Staff recommends that the Authority take the following actions:

Adopt **Resolution 2022-55**, Approving the Transfer Agreement by and between the SDHA and Pomona Valley Habitat for Humanity, Inc. (“**PVH**”) for Sale of the Real Property Located at 123 N. Monte Vista (“**Property**”) with a Covenant to Construct One (1) Single-family Affordable Home and Upon Completion to Sell the Completed Property to a Qualified Buyer who has Contributed “Sweat Equity” to the Construction

PUBLIC HEARING

JOINT PUBLIC HEARING – CITY COUNCIL AND SUCCESSOR AGENCY
Consideration of **Resolution 2022-53, Approving a Disposition and Development Agreement and Covenant Agreement with Pioneer Square, LLC for the Sale and Development of a Mixed-use Project at Properties Located at 344 West Bonita Avenue (APN: 8386-021-913), San Dimas California (*Continued from October 11, 2022 Meeting*)**

RECOMMENDATION: Staff recommends that the City Council take the following actions:

1. Discuss the proposed Disposition and Development Agreement (DDA) and Covenant Agreement between the Successor Agency to the Former San Dimas Redevelopment Agency and Pioneer Square, LLC; and
2. Consider approval of Resolution 2022-53 approving the Disposition and Development Agreement (DDA) and Covenant Agreement, and CEQA Sustainable Communities Project Exemption (Public Resources Code 21155 et seq).

OTHER BUSINESS

Discussion and Consideration of the Installation of Two Prefabricated Metal Bus Shelters on Bonita Avenue East of San Dimas Avenue

RECOMMENDATION: Staff recommends that the Council take the following action:

Approve the installation of two Brasco Axle Retreat bus shelters located on eastbound and westbound Bonita Avenue East of San Dimas Avenue to replace the current wooden shelters.

ORAL COMMUNICATIONS

Members of the Audience (*Speakers are limited to (3) minutes or as may be determined by the Chair.*)

STAFF AND CITY COUNCIL REPORTS

- a. City Manager
- b. City Attorney
- c. Members of the City Council
 - Councilmembers' Report on Meetings Attended at the Expense of the Local Agency (Pursuant to AB 1234 – G.C. §53232.3(d))
 - City Council Requests for Future Items, Comments and Updates

CLOSED SESSION

- a. CONFERENCE WITH LEGAL COUNSEL--EXISTING LITIGATION
Government Code section 54956.9(d)(1)

Name of case: City of San Dimas v. Metro Gold Line Foothill Extension Construction Authority; Los Angeles County Superior Court Case No. 22STCP03161

- b. CONFERENCE WITH LEGAL COUNSEL--EXISTING LITIGATION
Government Code section 54956.9(d)(1)

Name of case: Metro Gold Line Foothill Extension Construction Authority v. City of San Dimas, et al.; Los Angeles County Superior Court Case No. 22STCV31941

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CONSENT

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ITEM 4 –MUNICIPAL TEXT AMENDMENT 22-0004 BRASADA CODE AMENDMENT **39-40**
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SAN DIMAS HOUSING AUTHORITY- PUBLIC HEARING

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PUBLIC HEARING

CONSIDERATION OF RESOLUTION 2022-53, APPROVING A DISPOSITION AND DEVELOPMENT AGREEMENT AND COVENANT AGREEMENT WITH PIONEER SQUARE, LLC FOR THE SALE AND DEVELOPMENT OF A MIXED-USE PROJECT AT PROPERTIES LOCATED AT 344 WEST BONITA AVENUE (APN: 8386-021-913) **313-317**

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OTHER BUSINESS

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Notice Regarding Americans with Disabilities Act: In compliance with the ADA, if you need assistance to participate in a city meeting, please contact the City Clerk's Office at (909) 394-6216. Early notification before the meeting you wish to attend will make it possible for the City to make reasonable arrangements to ensure accessibility to this meeting [28 CFR 35.102-35.104 ADA Title II].

Copies of documents distributed for the meeting are available in alternative formats upon request. Any writings or documents provided to the City Council regarding any item on this agenda will be made available for public inspection at the Administration Counter at City Hall and at the San Dimas Library during normal business hours. In addition, most documents are posted on the City's website at www.sandimasca.gov

Posting Statement: I declare under penalty of perjury that on October 21st, 2022, I posted a true and correct copy of this agenda on the bulletin board in the Civic Center Plaza of City Hall at 245 E. Bonita Ave., San Dimas Library 145 N. Walnut Ave., San Dimas Post Office 300 E. Bonita Ave., Von's Via Verde Shopping Center 1160 via Verde Ave., and on the City's website www.sandimasca.gov/agendas-minutes/ as required by law.

October 21st, 2022
Date



Debra Black, City Clerk