

**MINUTES OF THE REGULAR STUDY SESSION MEETING
LA MIRADA CITY COUNCIL
MAY 8, 2018 – 5 P.M.**

1. CALL TO ORDER

Mayor Mowles called the meeting to order at 5 p.m. in Conference Room I, La Mirada City Hall, 13700 La Mirada Boulevard, La Mirada, California.

2. ROLL CALL:

The City Council was present with Councilmember Eng, Councilmember Lewis, Councilmember Sarega, Mayor Pro Tem De Ruse and Mayor Mowles responding to roll call.

The following staff members were present: City Manager Jeff Boynton, City Attorney James Markman and Assistant City Manager Anne Haraksin.

3. PUBLIC COMMENT

There were no public comments.

4. REVIEW AND DISCUSSION

4.1 LA MIRADA THEATRE CENTER DISCUSSION

City Manager Boynton introduced the item. Economic Development Manager Alison Moore and Director of Real Estate Todd Buckstein with Kimco Realty were present to give a report.

Economic Development Manager Moore provided information on the La Mirada Theatre Center. She said the retail center maintains a high lease rate with very few vacancies. She said La Mirada's largest shopping center's major tenants include Albertsons, Starbucks, Shabuya, Panera, CVS Pharmacy, Big 5 Sporting Goods, Sizzler, Carls Jr., IHOP, and AMC 7 Movie Theater, which is currently undergoing major renovations. Additionally, the retail center also includes offices, banks, and the La Mirada Theatre for the Performing Arts.

Economic Development Manager Moore said for nearly a decade, the tenant space once occupied by the Grand Café along the Rosecrans Avenue frontage has remained vacant. She said recently Kimco Realty assumed control over the leasing of the building and is actively marketing the property.

Mr. Buckstein provided an update on the shopping center. He said Kimco Realty is actively marketing the property and has received several inquiries from potential tenants interested in the site.

The City Council reviewed and discussed the La Mirada Theatre Center.

4.2 PROPOSED BUDGET FOR FISCAL YEAR 2018-19

City Manager Boynton introduced the item.

Senior Accountant Melissa Pascual said the proposed City Budget for Fiscal Year 2018-19 allocates available resources to preserve La Mirada as a safe and attractive community. She provided information on projected revenues of approximately \$39.24 million for the next fiscal year. She said no Measure I revenue would be received in Fiscal Year 2018-19, as the transactions and use tax expired on March 31.

Senior Accountant Pascual provided information on proposed expenditures. She said the total General Fund Expenditures for Fiscal Year 2018-19 are conservatively estimated to be \$34 million, a net increase of \$1.89 million from the prior budget year.

Senior Accountant Pascual said the City's \$24.83 million Capital Improvement Project Budget for Fiscal Year 2018-19 includes a number of projects that were in the early design and construction phase from the prior year. She said that major projects proposed include Measure I Residential Street Phase V, the design phase for Valley View Avenue Pavement Rehabilitation Project from Imperial Highway to Rosecrans Avenue, Buccaneer Bay Attraction, Landscape Median Projects on La Mirada Boulevard, Rosecrans Avenue, and Valley View Avenue, a number of other public facilities projects, and a number of signal and lighting projects.

She said the City remains committed to its prudent fiscal management practices and conservative approach to revenue forecasting. She said basic services continue to be delivered by a dedicated workforce that remains below historic staffing levels. She said contracted services help to achieve cost efficiencies while meeting the community's needs.

Members of the City Council reviewed and discussed the proposed budget for Fiscal Year 2018-19. The City Council expressed its appreciation to City staff on the preparation and presentation of the budget.

4.3 COLLEGE BANNER PROGRAM

City Manager Boynton introduced the item.

Community Services Coordinator Jorge Orozco provided information on the College Banner Program. He said at the City Council meeting on February 27, the Youth in Government students proposed the idea of installing college banners along Adelfa Drive near La Mirada High School. He said these banners would honor La Mirada High School students who are graduating and planning to continue their education at a college or university the following year.

Community Services Coordinator Orozco said the project would be administered by the Norwalk-La Mirada Unified School District with support from the City. He said to

be eligible for the program, students would be required to complete an application and be a graduating senior student residing in La Mirada. He said the School District has offered to purchase the banners. Additionally, if 32 students were selected for the program, the annual cost to the School District for 16 double sided banners would be approximately \$1,300. He said the City would purchase the brackets and install the banners at an approximate cost of \$1,200.

Members of the City Council asked questions regarding the College Banner Program. The City Council expressed support for implementing the College Banner Program.

4.4 REVIEW OF PROPOSALS FOR THE DESIGN, PURCHASE AND DELIVERY OF THE PROPOSED WATERPARK FEATURE

City Manager Boynton introduced the item.

Community Services Director Lori Thompson provided information on the proposed waterpark feature. She said Splash! includes 50-meter and 25-yard pools, and a therapeutic spa. She said the facility also includes Buccaneer Bay waterpark, which features a lazy river, zero-depth play area, spray pads, three water slides, and pirate theming. Community Services Director Thompson said that Buccaneer Bay has been a popular seasonal destination and generates the majority of the aquatic center's revenue. She said in order to sustain community interest and attendance levels, and maximize the use of Buccaneer Bay, a new waterpark feature is recommended for consideration.

Community Services Supervisor Oliver Osuna provided information on the two proposals the City received to design, manufacture and deliver the waterslide components to Splash!. He said based on the proposals and interviews, the panel recommended the City enter into an agreement with Whitewater. He said Whitewater's proposal for design, manufacturing and delivery of the waterslide would be approximately \$1,125,000. He said consideration for awarding this project would be included at a future regular meeting. Additionally, the project would tentatively go out for bid in the early fall.

Members of the City Council asked questions regarding the proposals for the design, purchase, and delivery of the proposed waterpark feature. The City Council expressed support for the proposed waterpark feature.

5. CITY MANAGER'S REPORT

The City Manager had no reports.

6. ADJOURNMENT

There being no further business to come before the Council, the City Council adjourned the meeting at 6:16 p.m.

ATTEST:

Leticia Revilla, Deputy City Clerk

Lawrence P. Mowles, Mayor