



**BUENA PARK CITY COUNCIL
SPECIAL MEETING
TUESDAY, SEPTEMBER 11, 2018
3:30 PM**

COUNCIL CHAMBER
6650 BEACH BOULEVARD
BUENA PARK, CALIFORNIA

CALL TO ORDER

3:30 PM

ROLL CALL

**COUNCIL MEMBER STEVE BERRY
COUNCIL MEMBER FRED R. SMITH
COUNCIL MEMBER ELIZABETH A. SWIFT
MAYOR PRO TEM ARTHUR C. BROWN
MAYOR VIRGINIA VAUGHN**

ORAL COMMUNICATIONS

This is the portion of the meeting set aside to invite public comments regarding any matter within the jurisdiction of the City Council. If comments relate to a specific item, those comments will be taken following the staff report for that item and prior to City Council vote. Those wishing to speak are asked to complete a speaker identification form located at the Council Chamber entrance and place it in the box near the speaker's lectern.

CLOSED SESSION (1-7) (Recess to Conference Room)

1. CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION

Pursuant to Gov. Code Section 54956.9(d)(1)
Name of Case: City of Buena Park v. Rome In, LLC; Pramukh Patel;
Case No. 30-2018-01014041-CU-E1-CXC

2. CONFERENCE WITH REAL PROPERTY NEGOTIATOR

Pursuant to Gov. Code Section 54956.8
Property: 7505 8th Street (APN: 276-213-02)
Negotiating Parties: Ruben M. Lopez, Economic Development Administrator and
Elisivia Latu, Property Owner
Under Negotiation: Price and Terms

3. CONFERENCE WITH REAL PROPERTY NEGOTIATOR

Pursuant to Gov. Code Section 54956.8

Property: 7101 Lincoln Avenue

Negotiating Parties: Ruben M. Lopez, Economic Development Administrator and Jack Haley (Lee & Associates) for 315 Arden, LLC

Under Negotiation: Price and Terms

4. CONFERENCE WITH REAL PROPERTY NEGOTIATOR

Pursuant to Gov. Code Section 54956.8

Property: 7851 Beach Boulevard and 7860 Western Avenue

Negotiating Parties: Ruben M. Lopez, Economic Development Administrator and BA Hotel & Resort, LLC

Under Negotiation: Price and Terms

5. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION

Pursuant to Gov. Code Section 54956.9(d)(2)

A point has been reached where, in the opinion of the City Council on the advice of its City Attorney based on existing facts and circumstances, there is a significant exposure to litigation against the City.

Number of potential cases: 1

6. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION

Pursuant to Gov. Code Section 54956.9(d)(2)

A point has been reached where, in the opinion of the City Council on the advice of its City Attorney based on existing facts and circumstances, there is a significant exposure to litigation against the City.

Number of potential cases: 1

7. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION

Pursuant to Gov. Code Section 54956.9(d)(4)

Based on existing facts and circumstances, the City is seeking legal advice on whether to protect the City's rights and interests by initiating litigation.

Number of potential cases: 1

ADJOURNMENT

This agenda contains a brief general description of each item to be considered. Supporting documents are available for review and copying at City Hall or at www.buenapark.com. Video streaming of the meeting is available on the City's website. This governing body is prohibited from discussing or taking action on any item which is not included in this agenda; however, may ask clarifying questions, ask staff to follow-up, or provide other direction. The order of business as it appears on this agenda may be modified by the governing body.



In compliance with the Americans with Disabilities Act, if you need accommodations to participate in this meeting, contact the City Clerk's Office at (714) 562-3750 or the California Relay Service at 711. Notification at least 48 hours prior to the meeting will enable the City to make arrangements to assure accessibility.

I, Adria M. Jimenez, MMC, City of Buena Park, do hereby certify, under penalty of perjury under the laws of the State of California that a full and correct copy of this agenda was posted pursuant to Government Code Section 54950 et. seq., at the following locations: Buena Park City Hall, 6650 Beach Blvd., the Buena Park Library, 7510 La Palma Avenue, uploaded to the City of Buena Park website www.buenapark.com

Date Posted: September 6, 2018

Adria M. Jimenez, MMC, City Clerk



STUDY AND EXECUTIVE SESSION

BUENA PARK CITY COUNCIL
STUDY SESSION EXECUTIVE SESSION
SUMMARY SHEET

MEETING DATE: September 11, 2018

TOPIC: CONF W/LEGAL COUNSEL-EXISTING LIT.

FROM: Regina Danner, Special Counsel, Richards Watson & Gershon

EXECUTIVE SESSION INFORMATION REQUIRED BY THE BROWN ACT:

- License Permit Determination 54956.7
Conf w/Legal Counsel-Existing Lit. 54956.9(d)(1)
Liability Claims 54956.95
Worker's Compensation Claims 54956.95
Public Employee Appointment 54957
Public Employee Performance Evaluation 54957
Conference with Labor Negotiator 54957.6
Case Review/Planning 54957.8
Conference with Real Property Negotiator 54956.8
Conf w/Legal-Anticipated Lit. (exposure to) 54956.9(d)(2)
Conf w/ Legal-Anticipation Lit. (city initiated) 54956.9(d)(4)
Threat to Public Services or Facilities 54957
Public Employment 54957
Public Employee Discipline/Dismissal/Release 54957
Report Involving Trade Secret
Hearings

Pursuant to Government Code Section 54956.9(d)(1) (example: 54956.8, 54957.6)
Applicant:
Property:
Negotiating Parties:
Under Negotiation:
Name of Case: City of Buena Park v. Rome In, LLC; Pramukh Patel; Case No. 30-2018-01014041-CU-E1-CXC
Title (public employee items):
Employee Organization (labor items):
Subject Matter:
Other:

BACKUP MATERIAL? YES NO IN C.C. CONF. ROOM

REQUESTED OF COUNCIL/AGENCY BOARD:

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STUDY AND EXECUTIVE SESSION

BUENA PARK CITY COUNCIL
STUDY SESSION EXECUTIVE SESSION
SUMMARY SHEET

MEETING DATE: September 11, 2018

TOPIC: CONFERENCE WITH REAL PROPERTY NEGOTIATOR

FROM: Ruben M. Lopez, Economic Development Administrator

EXECUTIVE SESSION INFORMATION REQUIRED BY THE BROWN ACT:

- | | |
|---|---|
| <input type="checkbox"/> License Permit Determination 54956.7 | <input checked="" type="checkbox"/> Conference with Real Property Negotiator 54956.8 |
| <input type="checkbox"/> Conf w/Legal Counsel-Existing Lit. 54956.9(d)(1) | <input type="checkbox"/> Conf w/Legal-Anticipated Lit. (exposure to) 54956.9(d)(2) |
| <input type="checkbox"/> Liability Claims 54956.95 | <input type="checkbox"/> Conf w/ Legal-Anticipation Lit. (city initiated) 54956.9(d)(4) |
| <input type="checkbox"/> Worker's Compensation Claims 54956.95 | <input type="checkbox"/> Threat to Public Services or Facilities 54957 |
| <input type="checkbox"/> Public Employee Appointment 54957 | <input type="checkbox"/> Public Employment 54957 |
| <input type="checkbox"/> Public Employee Performance Evaluation 54957 | <input type="checkbox"/> Public Employee Discipline/Dismissal/Release 54957 |
| <input type="checkbox"/> Conference with Labor Negotiator 54957.6 | <input type="checkbox"/> Report Involving Trade Secret |
| <input type="checkbox"/> Case Review/Planning 54957.8 | <input type="checkbox"/> Hearings |

Pursuant to Government Code Section 54956.8 (example: 54956.8, 54957.6)

Applicant: _____
Property: 7505 8th Street (APN: 276-213-02)
Negotiating Parties: Ruben M. Lopez and Elisivia Latu, Property Owner
Under Negotiation: Price and Terms
Name of Case: _____
Title (public employee items): _____
Employee Organization (labor items): _____
Subject Matter: _____
Other: _____

BACKUP MATERIAL? YES NO IN C.C. CONF. ROOM

REQUESTED OF COUNCIL/AGENCY BOARD:

Discuss price and terms.



STUDY AND EXECUTIVE SESSION

BUENA PARK CITY COUNCIL
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Pursuant to Government Code Section 54956.8 (example: 54956.8, 54957.6)

Applicant: _____

Property: 7101 Lincoln Avenue

Negotiating Parties: Ruben M. Lopez, Economic Development Administrator and Jack Haley (Lee & Associates) for 315 Arden, LLC

Under Negotiation: Price and Terms

Name of Case: _____

Title (public employee items): _____

Employee Organization (labor items): _____

Subject Matter: _____

Other: _____

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STUDY AND EXECUTIVE SESSION

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Negotiating Parties: Ruben M. Lopez, Economic Development Administrator and BA Hotel & Resort, LLC

Under Negotiation: Price and Terms

Name of Case:

Title (public employee items):

Employee Organization (labor items):

Subject Matter:

Other:

BACKUP MATERIAL? YES NO IN C.C. CONF. ROOM

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STUDY AND EXECUTIVE SESSION

BUENA PARK CITY COUNCIL
STUDY SESSION EXECUTIVE SESSION
SUMMARY SHEET

MEETING DATE: September 11, 2018

TOPIC: CONF W/LEGAL-ANTICIPATED LIT. (EXPOSURE TO)

FROM: Chris Cardinale, City Attorney

EXECUTIVE SESSION INFORMATION REQUIRED BY THE BROWN ACT:

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Conf w/Legal Counsel-Existing Lit. 54956.9(d)(1)
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Property:
Negotiating Parties:
Under Negotiation:
Name of Case:
Title (public employee items):
Employee Organization (labor items):
Subject Matter:
Other:

BACKUP MATERIAL? YES NO IN C.C. CONF. ROOM

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Title (public employee items):
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STUDY AND EXECUTIVE SESSION

BUENA PARK CITY COUNCIL
STUDY SESSION EXECUTIVE SESSION
SUMMARY SHEET

MEETING DATE: September 11, 2018

TOPIC: CONF W/ LEGAL-ANTICIPATION LIT. (CITY INITIATED)

FROM: Joel W. Rosen, AICP, Director of Community Development

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Name of Case:
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