

MARGIE L. RICE
Mayor

ANDY QUACH
Mayor Pro Tem

FRANK G. FRY
Council Member

KERMIT MARSH
Council Member

TRI TA
Council Member



AGENDA

CITY COUNCIL/REDEVELOPMENT AGENCY/PUBLIC FINANCING AUTHORITY SPECIAL MEETING

April 16, 2008

5:45 p.m. – Council Chambers

**8200 WESTMINSTER BOULEVARD
WESTMINSTER, CALIFORNIA 92683**

If you need special assistance to participate in this meeting, please contact the City Clerk's office at (714) 898-3311. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 American Disabilities Act Title II)

AGENDA INFORMATION

MEETINGS

Regular Meetings of the City Council/Redevelopment Agency are held the second and fourth Wednesday of each month at the hour of 6:00 p.m. (5:00 p.m. if deemed necessary) for Closed Session matters, if required. **The public session of the meeting shall commence at 7:00 p.m.** or as soon thereafter as possible.

While in the City Council Chamber, please *turn off* all cellular phones and pagers.

AGENDA INFORMATION

The agenda contains a brief general description of each item to be considered. Agendas are available at the entryway of the Council Chambers. Supporting documentation to each agenda item is available in the entryway for public review.

PUBLIC COMMENTS

Pursuant to Government Code Section 54954.3, members of the public may address the City Council/Redevelopment Agency/Public Financing Authority during each item on the agenda as called. Oral Communications is held after the Consent Calendar portion of the agenda and provides the public an opportunity to address any items of interest **not on the agenda** that are within the subject matter jurisdiction. NO action may be taken on items not listed on the agenda unless authorized by law. Comments shall be limited to three minutes per person.

To address the City Council/Redevelopment Agency on any matter, complete a "Request to Speak" form located at the entrance to the Council Chambers. Present the form to the City Clerk prior to being heard by the City Council. When speaking, please face the City Council and state your name and address for the record.

AGENDA ON THE INTERNET:

The Agenda is available at <http://www.ci.westminster.ca.us>. The agenda can be accessed on the internet on the Friday before the meeting on Wednesday.

TELEVISED MEETING SCHEDULE

Regular City Council/Agency meetings are broadcast live on Westminster Cable Channel 3 and REBROADCAST on Monday and Friday at 11:00 a.m.; Tuesday, Wednesday and Thursday at 7:00 p.m.; Wednesday at 12 noon; and Saturday and Sunday at 6:00 p.m.

PUBLIC USE OF COUNCIL CHAMBER EQUIPMENT

All computer presentations must be e-mailed or provided on a CD-ROM to the City Clerk at least 48 hours prior to the meeting. Items to be displayed on the overhead projector must be submitted to the City Clerk for review prior to use of the equipment.

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PUBLIC COMMENTS MAY BE RECEIVED BY THE CITY COUNCIL/REDEVELOPMENT AGENCY OR PUBLIC FINANCING AUTHORITY DURING EACH ITEM ON THE AGENDA AS CALLED.

The City Council/Redevelopment Agency of the City of Westminster will regularly convene in joint session for the purpose of considering the following City Council/Redevelopment Agency Agenda items. The Westminster Public Financing Authority is also an agency on which Council serves as members. This Agency may also have items scheduled.

OPENING

CALL TO ORDER

SALUTE TO THE FLAG: Council Member Marsh

ROLL CALL

ORAL COMMUNICATIONS

THIS IS THE TIME OF THE MEETING THAT MEMBERS OF THE PUBLIC MAY ADDRESS THE CITY COUNCIL/REDEVELOPMENT AGENCY/PUBLIC FINANCING AUTHORITY REGARDING ANY ITEMS OF INTEREST NOT ON THE AGENDA THAT ARE WITHIN THE SUBJECT MATTER JURISDICTION OF THE CITY COUNCIL/AGENCY BOARD. COMMENTS SHALL BE LIMITED TO THREE MINUTES PER SPEAKER.

COMPLETE THE ATTACHED **GREEN** FORM AND GIVE IT TO THE CITY CLERK. WHEN YOUR NAME IS CALLED, PLEASE STEP TO THE PODIUM AT THAT TIME AND STATE YOUR NAME AND ADDRESS FOR THE RECORD.

NOTE: Any writings or documents provided to a majority of the City Council/Redevelopment Agency/Public Financing Authority regarding any item on this agenda is available for public inspection at the public counter at City Hall located at 8200 Westminster Boulevard, Westminster, CA during normal business hours, except such documents that relate to closed session items or which are otherwise exempt from disclosure under applicable law. These writings are also available for review in the public access binder located in the entryway to the Council Chambers.

AGENDA

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1. APPROVAL OF THE FORM OF BOND DOCUMENTS, PRELIMINARY OFFICIAL STATEMENTS AND BOND PURCHASE AGREEMENTS FOR THE REFINANCING OF THE SERIES 1998 A CERTIFICATES OF PARTICIPATION CIVIC CENTER REFUNDING BONDS AND THE 1998 B WATER SYSTEM REFUNDING BONDS. (Paul Espinoza)

REFINANCING OF THE 1998 A CERTIFICATES OF PARTICIPATION (CIVIC CENTER REFUNDING) BONDS

RECOMMENDATION: Staff recommends that the Mayor and City Council adopt:

- 1) Resolution No. 4146 entitled, "A Resolution of the Mayor and City Council of the City of Westminster Authorizing Execution and Delivery of a Lease Agreement, a Trust Agreement, an Escrow Agreement, a Purchase Agreement, Approving an Official Statement, Appointing a Trustee and Authorizing the Execution, Delivery and Sale of the City's 2008 Certificates of Participation (Civic Center Refunding)".

RECOMMENDATION: Staff recommends that the Chair and Public Financing Authority Board adopt:

- 1) Resolution No. 28 entitled, "A Resolution of the Board of Directors of the Westminster Public Financing Authority Authorizing Execution and Delivery of a Lease Agreement, a Trust Agreement, an Escrow Agreement, a Purchase Agreement, Approving an Official Statement and Other Matters Relating to the Execution, Delivery and Sale of the City of Westminster 2008 Certificates of Participation (Civic Center Refunding)".

REFINANCING OF THE 1998 B WATER SYSTEM REFUNDING BONDS

RECOMMENDATION: Staff recommends that the Mayor and City Council adopt:

- 1) Resolution No. 4147 entitled, "A Resolution of the Mayor and City Council of the City of Westminster Authorizing Execution and Delivery of an Installment Purchase Agreement, Approving an Official Statement, Appointing a Trustee and Authorizing the Execution, Delivery and Sale of the City's Certificates of Participation (Water System Refunding) Series 2008".

RECOMMENDATION: Staff recommends that the Public Financing Authority Board adopt:

- 1) Resolution No. 29 entitled, "A Resolution of the Board of Directors of the Westminster Public Financing Authority Authorizing Execution and Delivery of a Lease Agreement, a Trust Agreement, an Escrow Agreement, a Purchase Agreement, Approving an Official Statement and Other Matters Relating to the Execution, Delivery and Sale of the City's Certificates of Participation (Water System Refunding) Series 2008".

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2. APPROVAL OF THE FORM OF BOND DOCUMENTS, PRELIMINARY OFFICIAL STATEMENTS AND BOND PURCHASE AGREEMENTS FOR THE REFINANCING OF THE SERIES 1997 A TAX ALLOCATION BONDS. (Paul Espinoza)

RECOMMENDATION: Staff recommends that the Mayor and City Council adopt:

- 1) Resolution No. 4148 entitled, "A Resolution of the Mayor and City Council of the City of Westminster Approving the Issuance by the Westminster Redevelopment Agency of its Westminster Commercial Redevelopment Project No. 1 2008 Tax Allocation Refunding Bonds".

RECOMMENDATION: Staff recommends that the Redevelopment Agency Board adopt:

- 1) Resolution No. 190 entitled, "A Resolution of the Westminster Redevelopment Agency Approving the Issuance of its Westminster Commercial Redevelopment Project No. 1 2008 Tax Allocation Refunding Bonds, Approving a Trust Indenture, an Escrow Agreement, an Official Statement and a Purchase Contract, Authorizing the Executive Director to Set the Final Terms of the Sale of the Bonds and Making Certain Findings and Determinations Relating Thereto".

RECOMMENDATION: Staff recommends that the Westminster Public Financing Authority adopt:

- 1) Resolution No. 30 entitled, "A Resolution of the Board of Directors of the Westminster Public Financing Authority Approving the Purchase and Resale of Westminster Commercial Redevelopment Project No. 1 2008 Tax Allocation Refunding Bonds, of the Westminster Redevelopment Agency, Approving a Purchase Contract and Approving Certain Other Matters Relating Thereto".

2. MATTERS FROM COUNCIL/AGENCY MEMBERS

COUNCIL/AGENCY ADJOURNMENT: To Tuesday, April 22, 2008 at 5:00 p.m. in the Council Chambers, 8200 Westminster Blvd., Westminster, CA for the purpose of a study session to discuss the conceptual design and project budget for the new police facility.

DECLARATION: This agenda was posted on the Bulletin Board outside of the Council Chambers, where completely accessible to the public, at least 72 hours in advance of the City Council/Redevelopment Agency/Public Financing Authority meeting.

Marian Contreras

Marian Contreras, City Clerk/Agency Secretary