

**MINUTES
Regular Meeting of the
City of Gardena City Council
Tuesday, January 22, 2019**

The regular meeting of the City Council of the City of Gardena, California, was called to order at 7:00 p.m. on Tuesday, January 22, 2019, in the Council Chamber of City Hall, 1700 West 162nd Street, Gardena, California; Mayor Tasha Cerda presiding.

1. ROLL CALL

Present: Mayor Tasha Cerda; Mayor Pro Tem Rodney G. Tanaka; Council Member Mark E. Henderson; Council Member Art Kaskanian; and Council Member Dan Medina. Other City officials and employees present: City Manager Edward Medrano; City Attorney Peter L. Wallin; City Clerk Mina Semenza; and Deputy City Clerk Becky Romero. City Treasurer Ingrid Tsukiyama was not in attendance.

At 7:00 p.m., the City Council recessed into Closed Session in the Management Information Center of the Council Chambers at City Hall, with the following in attendance: Mayor Tasha Cerda; Mayor Pro Tem Rodney G. Tanaka; Council Member Mark E. Henderson; Council Member Art Kaskanian; Council Member Dan Medina; City Manager Edward Medrano; and City Attorney Peter L. Wallin.

2. CLOSED SESSION

A. CONFERENCE WITH REAL PROPERTY NEGOTIATIONS

Government Code Section 54957.06

- (1) Agency Negotiators: City Manager Edward Medrano and City Attorney Peter L. Wallin
Negotiating Party: G3Urban
Property: 16004 South Harvard Boulevard, Gardena, CA 90247
Under Negotiation: Purchase and Sales Agreement, Price and Terms of Payment

Mayor Cerda reconvened the meeting to the Regular Open Session at 7:49 p.m., and the City Clerk noted the return of all Council Members who were present at the meeting.

When City Attorney Wallin was asked if there were any reportable actions from Closed Session, he stated that none had been taken.

3. PLEDGE OF ALLEGIANCE & INVOCATION

A. PLEDGE OF ALLEGIANCE

Dwayne Spencer and Kayomi Spencer brother and sister, led the Pledge of Allegiance. They are participants in the Youth Sports Programs at the Nakaoka Community Center, sponsored by the City of Gardena Recreation Division. They introduced their mother Corina who brought them to the meeting.

B. INVOCATION

Reverend Iki Taimi, Lead Pastor of Gardena Genesis Community Church, gave the Invocation.

4. PRESENTATIONS, PROCLAMATIONS, & APPOINTMENTS

A. PRESENTATIONS

- (1) Gardena Military Veteran Recognition to Honor Veteran Lawrence B. Killens, who served in the United States Marine Corps. *Mayor Cerda read a brief Biography; then Council Member Henderson presented Mr. Killens with a City of Gardena Veterans Commemorative Coin. Mr. Killens was given an opportunity to speak and appropriate photos were taken. Also, on behalf of California Assemblyman Al Muratsuchi, Mayor Pro Tem Tanaka read the text of a Certificate of Recognition for Mr. Killens.*
- (2) Certificates of Commendation in Acknowledgement of Their Retirement and Long-Time Service with the City of Gardena:
 - (a) Bus Operator Herbert Coats – Transportation Department
– *accepted by Mr. Coats*
 - (b) Park Maintenance Worker II Dave Esias – Park Maintenance Division, General Services Department
– *Mr. Esias was not present to accept the Certificate*

B. PROCLAMATIONS

- (1) “School Choice Week in Gardena,” January 20-26, 2019
– *was proclaimed by Mayor Cerda*

C. APPOINTMENTS – None

- (1) Council Appointments to Commissions, Committees, Board, and Council (Commission Appointees to be Ratified and Sworn in; Committees, Board and Task Force Appointees to be Ratified Only)
 - (a) Human Services Commission
 - (b) Planning and Environmental Quality Commission
 - (c) Recreation and Parks Commission
 - (d) Senior Citizens Commission
 - (e) Gardena Youth Commission
 - (f) Gardena Beautification Committee
 - (g) Gardena Economic Business Advisory Council
 - (h) Gardena Rent Mediation Board, Owner Representative
 - (i) Gardena Rent Mediation Board, Tenant Representative
 - (j) Gardena Rent Mediation Board, At-Large Representative

5. CONSENT CALENDAR

A. WAIVER OF READING IN FULL OF ALL ORDINANCES LISTED ON THIS AGENDA AND THAT THEY BE READ BY TITLE ONLY

B. CITY CLERK

- (1) **Approved:** Minutes of
 - (a) City Council Adjourned Regular Meeting – Study Session, January 8, 2019
 - (b) City Council Regular Meeting, January 8, 2019
 - (c) Planning & Environmental Quality Commission Meeting, November 6, 2018
- (2) **Approved:** Affidavit of Posting Agenda on January 18, 2019

5. CONSENT CALENDAR (Continued)

C. CITY TREASURER

(1) Approved: Warrants / Payroll Registers

(a) January 22, 2019: Wire Transfer: 11742-11749, Prepay Nos. 152345-152355 and Check Nos. 152356-152582; for a total Warrants issued amount of \$2,763,908.26: Total Payroll Issued for January 18, 2019, \$2,094,833.69

D. CITY MANAGER

(1) Approved: Personnel Report No. P-2019-02

(2) Approved: RESOLUTION NO. 6356, Amending the List of Authorized Games and Authorizing the Play of Certain Games in Licensed Card Clubs

RESOLUTION NO. 6356

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
GARDENA, CALIFORNIA, AMENDING THE LIST OF AUTHORIZED
GAMES AND AUTHORIZING THE PLAY OF CERTAIN GAMES IN
LICENSED CARD CLUBS**

(3) Approved: Funding Agreement by and between the Los Angeles County Metropolitan Transportation Authority and the City of Gardena for the Purchase of Buses

It was moved by Council Member Medina, seconded by Mayor Pro Tem Tanaka, and carried by the following roll call vote to Approve the Consent Calendar:

Ayes: Council Member Medina, Mayor Pro Tem Tanaka, Council Members Henderson and Kaskanian, and Mayor Cerda

Noes: None

Absent: None

6. EXCLUDED CONSENT CALENDAR

7. PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET

A. JANUARY 15, 2019, MEETING

(1) Conditional Use Permit #7-18

A request for a conditional use permit, per Section 18.46.030.C.28 of the Gardena Municipal Code, to operate a new massage establishment in the General Commercial (C-3) zone and direct staff to file a Notice of Exception as an existing facilities project.

Project Location: 16012 South Western Avenue (APN: 6105-010-063)

Applicant: Apinya Zinn

Commission Action: Commission approved PC Resolution No.1-19, approving Conditional Use Permit #7-18.

This item was Received and Filed

ORAL COMMUNICATIONS

- (1) Ms. Barbara Floyd, resident: spoke about a recent incident involving her minor daughter and Gardena Police Officers. She was referred to Chief Kang to assist her.
- (2) Ms. Cheral Sherman, Vice President, Friends of Gardena Willows Wetland Preserve: announced upcoming activities taking place at the Preserve and invited everyone to participate.
- (3) Ms. Paulette Francis, Chairperson, Dr. Martin Luther King Jr. Cultural Committee of Gardena: spoke about the 35th Annual Dr. Martin Luther King Jr. Commemoration events and commended City staff, especially those of the Recreation Division, for making them a success.

8. DEPARTMENTAL ITEMS

A. ADMINISTRATIVE SERVICES – *No Items*

B. COMMUNITY DEVELOPMENT – *No Items*

C. ELECTED & ADMINISTRATIVE OFFICES

- (1) ORDINANCE NO. 1802, Amending Sections 1.20.010 and 1.20.020 of the Gardena Municipal Code relating to Administrative Fines for Violations relating to Illegal Cultivation of Cannabis

ORDINANCE NO. 1802

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GARDENA, CALIFORNIA, AMENDING SECTION 1.20.010 AND 1.20.020 OF THE GARDENA MUNICIPAL CODE RELATING TO ADMINISTRATIVE FINES FOR VIOLATIONS RELATING TO ILLEGAL CULTIVATION OF CANNABIS

City Manager Medrano presented the Staff Report.

Ordinance No. 1802 was introduced by Mayor Pro Tem Tanaka

- (2) Appointing a Representative to the New KHHR Communities Network Committee

City Manager Medrano presented the Staff Report.

Ms. Teal was recommended to be appointed as the City of Gardena Representative to the KHHR Communities Network Committee; Ms. Teal was present and thanked the Council for considering her appointment to this Committee. She will be bringing reports to Council on a semi-regular basis about flights to and from Hawthorne Airport and their impact on the quality of life to Gardena and nearby communities.

It was moved by Council Member Medina, seconded by Mayor Pro Tem Tanaka, and carried by the following roll call vote to Approve the Appointment:

Ayes: Council Member Medina, Mayor Pro Tem Tanaka, Council Members Henderson and Kaskanian, and Mayor Cerda

Noes: None

Absent: None

8. DEPARTMENTAL ITEMS (Continued)

D. GENERAL SERVICES

- (1) ORDINANCE NO. 1801, Regarding Property Owner Responsibility to Maintain Trees, Shrubs, and Sidewalks in a Non-Hazardous Condition.

ORDINANCE NO. 1801

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GARDENA, CALIFORNIA, REGARDING PROPERTY OWNER RESPONSIBILITY TO MAINTAIN TREES, SHRUBS, AND SIDEWALKS IN A NON-HAZARDOUS CONDITION

City Manager Medrano presented the Staff Report.

City Attorney Peter Wallin spoke about the details of the ordinance and the responsibilities of the property owner, explaining that the City wants to make sure that if it is a tree on an owner's property that caused damage, the liability is shifted to the property owner. Then, it will result in their homeowner's insurance company taking care of the claim, which hopefully will result in the City spending less money for defense costs and damages.

There was then a discussion between the City Manager Medrano and Council Members Henderson and Medina asking if a communication can be sent out to all citizens notifying them of this ordinance and to see if CDBG funding could be used to offset the costs. City Manager Medrano replied that the CDBG funding is pretty much maxed out, but we will be able to pass along the information via our website, and through our social media. Council Member Medina asked City Attorney Wallin if he could differentiate between the City property vs. homeowner property? City Attorney Wallin replied that the homeowner owns the parkway and the City has an easement for the sidewalk and curb. State law places responsibility on the homeowner for the care of the parkway area.

Ordinance No. 1801 was introduced by Council Member Medina

E. POLICE – No Items

F. RECREATION, HUMAN SERVICES, PARKS & FACILITIES – No Items

G. TRANSPORTATION – No Items

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS

A. COUNCIL ITEMS – No Items

B. COUNCIL DIRECTIVES

- (1) Council Member Kaskanian asked if a cross walk can be placed across Western Avenue at 147th Street, just south of Rosecrans Avenue. Council Member Henderson seconded the request; and
- (2) Council Member Medina asked for an update from the City of Torrance, regarding their City's paving of Gramercy Place from 166th Street south to Artesia Boulevard.

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS (Continued)**C. CITY MANAGER REMARKS RE: DIRECTIVES / COUNCIL ITEMS**

City Manager Medrano gave a verbal report of information to follow-up matters that had been directed or requested by the Mayor and Members of Council. Written reports had already been provided to the Council via copies in their regular mail packets. Those items are as follows:

- (1) Information package from Southern California Edison regarding decorative street lights throughout our City;
- (2) Illegal Dumping – Status Report;
- (3) Request to recognize the Gardena Police Explorers successful placement in the recent Explorer Competition in Chandler, Arizona;
- (4) State Regulations regarding Cannabis delivery, and the impact to our City; and
- (5) A committee to plan for the 2019 Gardena Jazz Festival has been formed.

D. COUNCIL REMARKS

- (1) COUNCIL MEMBER HENDERSON – shared that he attended the MLK parade before it was rained out. He said he assisted in directing traffic, but after two cars, Chief Kang wanted him out of the rain. He echoed Ms. Francis' sentiment regarding city staff adapting to the inclement weather. He attended a monthly ICA meeting, and reminded his colleagues that, from February 1– 3, ICA will be holding a Winter Seminar at the Hilton Santa Barbara Beachfront Resort (the former Fess Parker Resort) in Santa Barbara, CA. He met with some students from Learn for Life site, where he had an opportunity to tour the facility again and spoke to students and staff. The South Bay Cities Council of Governments (SBCCOG) had a meeting regarding the broadband initiative with Assembly Member Al Muratsuchi. He said they wanted to make sure that the electors at the state levels are supportive of the SBCCOG with regards to creating smarter cities and making the South Bay competitive with Silicon Beach. He had the opportunity to be the keynote Speaker for the Winter Commencement for Gardena Learn for Life at Carson Community Center. He was inspired by the students. He said it was an honor to see our City Clerk, Mina Semenza, be installed as the President of the South Bay Association of Realtors. He commended Madame President Semenza and told her that it was great she started embarking on government relations and with homeless concerns. He reported that he attended Supervisor Mark Ridley-Thomas' Empowerment Congress at Charles Drew University regarding different ways to improve our communities. He also attended an event for a new board member, Tony Vasquez, of the 3rd District of California Board of Equalization. He also had the opportunity to participate with Assembly Member Autumn Burke on her float in the City of Los Angeles MLK Day parade on January 21.
- (2) COUNCIL MEMBER MEDINA – reported that he attended the Dr. Martin Luther King Jr. Youth Night Celebration at the Nakaoka Community Center. He stated that today's youth are much more talented compared to when he was growing up. He reported that he had the privilege to attend the Battle of the Bands at Rowley Park on January 12. He commended Nikki Sweeney and her staff for performing a miracle amidst the rainy conditions.
- (3) COUNCIL MEMBER KASKANIAN – said that he also attended the Battle of the Bands. He thanked Mayor Cerda for broadcasting it live on Facebook. He congratulated all the winners. He thanked Nikki Sweeney and her staff for a job well done. He also attended a late Christmas Party put on by the Armenian National Committee in the City of Montebello, along with Mayor Cerda and Chief Kang. On January 18, he attended the installation City Clerk Mina Semenza as the new President for the South Bay Association of Realtors and congratulated her.

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS (Continued)

D. COUNCIL REMARKS (Continued)

- (4) MAYOR CERDA – shared that she attended the Grand Opening for the Gardena Collision Reporting Center and was pleased to announce that it is now open for business. She attended the Dr. Martin Luther King Jr. Cultural Committee Youth Program the night prior to the parade and said that, yes, we have very talented youth in the City of Gardena. She, along with, Council Member Kaskanian and Medina, attended the Battle of the Bands. She attended the swearing in ceremony for City of Carson Council Member Jim Dear and had the honor to swear him into office. On Friday, January 15, she attended the 2019 installation for President Mina Semenza for South Bay Association of Realtors. She thanked and congratulated Mina and said she was very proud of her. She attended the Armenian Christmas party and thanked Council Member Kaskanian for inviting them again.
- (5) MAYOR PRO TEM TANAKA – reported that he went to the MLK parade in time to find out that it was cancelled. He attended a South Bay Regional Public Communications Authority (“RCC”) Joint Users Committee Meeting. He congratulated Mina Semenza regarding her new President’s role and told her to press on for her one year of hard work to come. He closed saying that he was fortunate that Mayor Cerda asked him to attend the Okinawa Association of America’s New Year celebration at the Quiet Canon restaurant and installed all the Association’s new 2019 officers for the year.

10. ANNOUNCEMENTS

Mayor Cerda announced:

- (1) The 2019 Homeless Count will take on Wednesday, January 23, 2019. The registration and training class starts at 6:00 p.m., at the Gardena Juvenile Justice and Intervention Program Center on Western Avenue at 162nd Street. The Count will take place to identify those who are homeless within Gardena. For more information, please contact Gardena City Hall at (310) 217-9500.

11. REMEMBRANCES

Mr. Andrew Aaron Jr., 86 years old, long-time resident of Gardena and retired U.S. Army Major with over 30 years of military service, including seeing combat in Japan as a member of the 24th Infantry Regiment, one of the four original Buffalo Soldiers regiments. He was also honored by the City Council in November 2017, as a Gardena Military Veteran.

12. ADJOURNMENT


At 9:06 p.m., Mayor Cerda adjourned the Gardena City Council Meeting to the next Regular City Council Meeting, at 7:00 p.m., on Tuesday, February 12, 2019.

MINA SEMENZA

City Clerk of the City of Gardena and
Ex-officio Clerk of the Council

By: 
Becky Romero, Deputy City Clerk

APPROVED:


Tasha Cerda, Mayor

CITY OF GARDENA
PLANNING & ENVIRONMENTAL QUALITY COMMISSION
TUESDAY, JANUARY 15, 2019, MEETING

* * *

Called to order by Chair Jackson at 7:00 P.M.

ROLL CALL

Present: Dale Pierce, Deryl Henderson, Stephen Langley, Steve Sherman, Brenda Jackson

Absent:

Also in Attendance: Peter Wallin, City Attorney
Raymond Barragan, Community Development Manager
Jorge Gamboa, Planning Technician

PLEDGE OF ALLEGIANCE

Led by Commissioner Henderson.

ELECTION OF OFFICERS

Community Development Manager Raymond Barragan opened the floor to nominations for Chair of the Planning and Environmental Quality Commission.

A motion was made by Commissioner Langley and seconded by Commissioner Henderson to re-elect Brenda Jackson as Chair of the Planning and Environmental Quality Commission.

Ayes: Langley, Henderson, Sherman, Pierce, Jackson

Noes: None

Absent: None

Chair Jackson opened the floor to nominations for Vice-Chair of the Planning and Environmental Quality Commission.

A motion was made by Commissioner Langley and seconded by Chair Jackson to re-elect Steve Sherman as Vice-Chair of the Planning and Environmental Quality Commission.

Ayes: Langley, Jackson, Pierce, Henderson, Sherman

Noes: None

Absent: None

APPROVAL OF MINUTES

A motion was made by Commissioner Pierce and seconded by Commissioner Henderson to approve the minutes of November 6, 2018. The minutes were approved 5-0.

Ayes: Pierce, Henderson, Langley, Sherman, Jackson

Noes: None

Absent: None

PUBLIC HEARING

Agenda Item #6

Conditional Use Permit #7-18

A request for a conditional use permit, per section 18.46.030.C.28 of the Gardena Municipal Code, to operate a new massage establishment in the General Commercial (C-3) zone and direct staff to file a Notice of Exemption as an existing facilities project.

Project Location: 16012 South Western Avenue (APN: 6105-010-063)

Applicant: Apinya Zinn

Planning Technician Jorge Gamboa presented the Staff Report and recommended that the Planning and Environmental Quality Commission adopt Resolution No. PC 1-19, approving Conditional Use Permit #7-18 subject to the Conditions of Approval and directing staff to file a Notice of Exemption as an existing facilities project.

Vice-Chair Sherman inquired about the oncology services the business will be providing.

Mr. Gamboa deferred the question to the applicant.

Commissioner Henderson stated that there are more massage establishments in the city than the eight businesses that were used in the overconcentration analysis.

Mr. Gamboa stated that the eight massage establishments that were used in the overconcentration analysis are the only businesses that are required to or have already obtained a CUP.

Mr. Barragan stated that there are massage establishments within the city that are not required to obtain a CUP as they are conducted in open rooms or clients are not disrobed. Mr. Barragan continued by stating that staff can provide a comprehensive list of all massage establishments within the city if the Planning Commission desired. Mr. Barragan noted that this analysis was most appropriate as the those eight establishments are similar to the project that is being presented.

Chair Jackson questioned the process as to how the business and its employees will be certified and monitored.

Mr. Gamboa stated that, per the Conditions of Approval, the business is required to obtain a Certificate of Operation with the Gardena Police Department (GPD); each owner/manager is also required to obtain an Operator's Permit with the GPD. Mr. Gamboa continued by stating that any individual performing the massage services must be actively licensed with the California Massage Therapy Council (CAMTC). Mr. Gamboa noted that the GPD and CAMTC will continue to monitor the business after it is approved.

Chair Jackson opened the public hearing and invited the applicant to speak.

Applicant, Apinya Zinn, 14927 South Denker Avenue, Gardena, California 90247, stated that she is available to answer any questions.

Vice-Chair Sherman reiterated his question regarding the oncology practice the business will offer.

Ms. Zinn stated that oncology is a special form of massage therapy geared specifically towards cancer patients and cancer survivors whom experience side effects and pain from the chemotherapy. Ms. Zinn continued by stating that her business has recently

been approved as a provider with Kaiser Permanente in which cancer patients will be referred to for further treatment.

Chair Jackson questioned if the massage services offered, are more therapeutic in nature than other massage establishments.

Ms. Zinn stated that the massage services offered are more therapeutic in nature.

Commissioner Langley inquired about the applicant's professional background within the field.

Ms. Zinn stated that she received her master's degree in Chemistry in her home country, Thailand. Ms. Zinn continued by stating that she has worked in UCLA's pharmaceutical department performing research on cancer treatment. Ms. Zinn noted that she received her massage license in order to be able to physically touch patients and use practical research for her studies.

Commissioner Henderson questioned if the tenant space was ADA accessible.

Commissioner Langley stated that the tenant space was located on the ground floor of the building.

Mr. Gamboa stated that, per the conditions of approval, the floor plan will be reviewed by the Building and Safety division in order to ensure that it meets all applicable standards.

Chair Jackson closed the public hearing.

MOTION: It was moved by Commissioner Langley and seconded by Vice-Chair Sherman to adopt Resolution No. PC 1-19, approving Conditional Use Permit #7-18 subject to the Conditions of Approval and directing Staff to file a Notice of Exemption as an existing facilities project.

The motion passed by the following roll call vote:

Ayes: Langley, Sherman, Henderson, Pierce, Jackson
Noes: None
Absent: None

ORAL COMMUNICATIONS FROM THE PUBLIC

Chair Jackson introduced Commissioner Henderson's daughters to the Planning Commission.

COMMUNITY DEVELOPMENT DIRECTOR'S REPORT

Mr. Barragan informed the Planning Commission that the League of California Cities will be having its Planning Commission Academy on March 6th-8th in Long Beach, California. Mr. Barragan stated that if any commissioners were interested, staff can begin looking into possible funding for the academy.

Mr. Barragan informed the Planning Commission that if there was any specific topics the Commissioners would like to discuss in the form of a study session, to reach out to staff in order to begin processing.

PLANNING AND ENVIRONMENTAL QUALITY COMMISSION REPORTS

Commissioner Pierce congratulated Chair Jackson and Vice-Chair Sherman on their re-election and wished everyone a Happy New Year.

Commissioner Henderson acknowledged that he and his wife celebrated their 14th wedding anniversary the day before.

Chair Jackson informed the Planning Commission that the Sam's Club gas station is now open.

Commissioner Henderson noted the difference in customer lines between the new Sam's Club gas station and the Costco gas station.

ADJOURNMENT

Chair Jackson adjourned the meeting at 7:27 P.M.

Respectfully submitted,



RAYMOND BARRAGAN, SECRETARY
Planning and Environmental Quality Commission

 FOR

BRENDA JACKSON, CHAIR
Planning and Environmental Quality Commission