

**MINUTES
Regular Meeting of the
City of Gardena City Council
Tuesday, February 26, 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, February 26, 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; and Deputy City Clerk Becky Romero. City Clerk Mina Semenza was away on excused absence; and 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 LEGAL COUNSEL
EXISTING LITIGATION**

Government Code Section 54956.9(d)(4)

(1) One case

Mayor Cerda reconvened the meeting to the Regular Open Session at 7:47 p.m., and the Deputy 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 not reportable action was taken.

3. PLEDGE OF ALLEGIANCE & INVOCATION

A. PLEDGE OF ALLEGIANCE

Michelle Carrillo Soto and Andrew Espinoza led the Pledge of Allegiance. Both Michelle and Andrew are students at Chapman Elementary School and members of the Student Council. They thanked the Council for inviting them to lead the Pledge of Allegiance and introduced their family members who had brought them to the meeting.

B. INVOCATION

The Reverend Ruben Del Pilar, Pastor of Community Worship Center, gave the Invocation.

4. PRESENTATIONS, PROCLAMATIONS, & APPOINTMENTS

A. PRESENTATIONS

- (1) Gardena Military Veteran Recognition to Honor Veteran Richard A. Burian, who served in the United States Army. *Mayor Cerda read a brief Biography; then Council Member Medina presented Mr. Burian with a City of Gardena Veterans Commemorative Coin. Mr. Burian was given an opportunity to speak and appropriate photos were taken.*

B. PROCLAMATIONS

- (1) "WOMEN'S HISTORY MONTH," March 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 Regular Meeting, February 12, 2019
 - (b) Planning & Environmental Quality Commission Meeting, February 5, 2019
- (2) Approved: Affidavit of Posting Agenda on February 22, 2019

C. CITY TREASURER

- (1) Approved: Warrants / Payroll Registers
- (a) February 26, 2019: Wire Transfer: 11753-11755, Prepay Nos. 152792-152809 and Check Nos. 152810-153034; for a total Warrants issued amount of \$2,160,819.96; Total Payroll Issued for February 15, 2019, \$2,038,922.64

5. CONSENT CALENDAR (Continued)

D. CITY MANAGER

- (1) **Approved:** Personnel Report No. P-2019-04
- (2) **Approved:** Award of Construction Contract and Purchasing Order of a Sun Shade Structure to *USASHADE & FABRIC STRUCTURES* in the amount of \$55,524.70 for Rowley Park Renovation, JN 879
- (3) **Approved:** Revision #6 of the City's Anti-Drug/Alcohol Abuse Policy to Comply with Changes in Federal Regulations (DOT, FTA, FMCSA, and City Mandates)
- (4) **Approved:** Ratify Payment to CPAC Inc., for Sophos Fullguard License Support Renewal March 4, 2019 through March 4, 2022

It was moved by Council Member Medina, seconded by Mayor Pro Tem Tanaka, and carried by the following roll call vote to Approve all the items on 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. FEBRUARY 19, 2019, MEETING

- (1) **General Plan Amendment #1-18, Zone Change #2-18; Tentative Tract Map #4-18; Site Plan Review #8; Variance #1-18.** A Request to develop a 63-townhome project on a 3.9 gross acre parcel. In order to develop the residential project, the following entitlements are required: General Plan Amendment changing the land use designation from General Commercial to High Density Residential; Zone Change to change the zoning from General Commercial (C-3 to High-Density Residential (R-4); Vesting Tract Map to create 63 townhome lots (VTTM 82263); Site Plan Review for the proposed project; and a Variance to approve the proposed wall for perimeter fencing along South Vermont Avenue which is eight feet on the South Vermont side and six feet on the Projected side along South Vermont Avenue. A Mitigated Negative Declaration (MND) and Mitigation Monitoring Program (MMP) have been prepared to address the environmental impacts and will have to be approved and adopted prior to the project approvals. The Commission will consider MND and MMP at the same time and approves those documents for the Tract, Map, Site Plan Review and Variance and recommend the City Council adopt the same for the General Plan Amendment and Zone Change. The Planning Commission will be making a recommendation to the City Council on the General Plan Amendment and Zone Change and approving the Tract Map, Site Plan Review and Variance, subject to Council Approval of the other items.

Project Location: 14031 South Vermont Avenue and 1017 West 141st Street

Applicant: KB Home Costal, Inc.

Commission Action: Commission Approved PC Resolution No. 3-19 and PC No. Resolution 4-19, adopting the Mitigated Negative Declaration and Mitigation Monitoring Program for purposes of the Vesting Tentative Tract Map, Site Plan Review and Variance and recommending that the City Council adopt the same for the General Plan Amendment and Zone Change; recommending that the City Council adopt the General Plan Amendment and Zone Change; and approving the Vesting Tentative Tract Map and Site Plan subject to the Legislative approvals.

7. PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET (Continued)**A. FEBRUARY 19, 2019, MEETING (Continued)****(1) General Plan Amendment #1-18, Zone Change #2-18; Tentative Tract Map #4-18; Site Plan Review #8-18; Variance #1-18 (Continued)**

City Manager Medrano presented the Staff Report and gave a PowerPoint presentation.

There was discussion among Mayor Cerda, Council Members Kaskanian and Henderson, City Manager Medrano, City Attorney Wallin, and Community Development Manager Barragan regarding the businesses that are there now and what their plans are regarding this new development. They also talked about the zone change and how much of an effect it is going to have on the adjacent commercial properties. It was stated by City Manager Medrano that, except for a couple of properties, there won't be any commercial adjacent properties as it is consistent with how that area is developed. The color scheme of the building and the shrubbery was also discussed; City Manager Medrano replied that we are documenting the approved conditions much more vigorously and, going forward, it will maintain a similar color palette. He also said that they will maintain thriving vegetation which Code Enforcement will enforce. There was discussion about the lighting at the entrance of the development. City Manager Medrano confirmed that the developers have heard and listened to Council's concerns and will make sure they make a nice entrance to the development. The price of these units was also discussed. City Manager Medrano stated that they would be somewhere in the \$600,000 range. It was also mentioned that the Developer met and listened to the community's concerns, and because of this, they were all in favor. Mayor Cerda then mentioned that she is pleased with the project.

This Item was set for a Public Hearing at the March 12, 2019, City Council Meeting

ORAL COMMUNICATIONS

- (1) Ms. Gretchen Downey, Representative from the Gardena/Carson Family YMCA introduced herself as the new Executive Director. She gave a quick autobiography and announced the new and improved services offered at the YMCA.
- (2) Ms. Cheral Sherman, Vice President, Friends of Gardena Willows Wetland Preserve: Invited everyone to upcoming activities taking place at the Preserve: Restoration Work Day scheduled for March 16, 2019, from 8:00 a.m. to 11:00 a.m., and announced the Friends are having a new Student-Friendly Competition Volunteer Challenge.

8. DEPARTMENTAL ITEMS

Before presenting Departmental Items, City Attorney Wallin requested to add Departmental Item 8.C.(1): Resolution No. 6364, Authorizing a Reward in the Amount of \$15,000 for Person or Persons Responsible for the Murder of David Amaro-Poblano on February 22, 2019 (see below) for Council consideration. It was necessary that this item be added to the February 26, 2019, Council Meetings Agenda, due to the urgency of trying to apprehend person/persons responsible.

It was moved by Mayor Cerda, seconded by Mayor Pro Tem Tanaka, and carried by the following roll call vote to Add Item 8. C (1) to the Agenda:

Ayes: Mayor Cerda, Mayor Pro Tem Tanaka, Council Members Henderson, Medina, and Kaskanian
Noes: None
Absent: None

8. DEPARTMENTAL ITEMS (Continued)

A. ADMINISTRATIVE SERVICES – No Items

B. COMMUNITY DEVELOPMENT – No Items

C. ELECTED & ADMINISTRATIVE OFFICES

- (1) RESOLUTION NO. 6364, Authorizing a Reward in an Amount not to Exceed \$15,000 for Information Leading to the Apprehension, Identification, Arrest and Conviction of the Person or Persons Responsible for the Murder of David Amaro-Poblano in the City of Gardena on February 22, 2019.

RESOLUTION NO. 6364

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GARDENA, CALIFORNIA, AUTHORIZING A REWARD IN AN AMOUNT NOT TO EXCEED \$15,000 FOR INFORMATION LEADING TO THE APPREHENSION, IDENTIFICATION, ARREST AND CONVICTION OF THE PERSON OR PERSONS RESPONSIBLE FOR THE MURDER OF DAVID AMARO-POBLANO IN THE CITY OF GARDENA ON FEBRUARY 22, 2019

City Manager Medrano presented the Staff Report.

There was discussion by Mayor Cerda, Council Member Henderson, and City Manager Medrano regarding if Offering a Reward will be a practice moving forward. It was also asked if there were would be a press release, and if this will be going out on all our social media platforms. City Manager Medrano replied it will not be the first, nor will it be the last of the City offering a reward. He also confirmed that this information would go on all our social media platforms.

It was moved by Council Member Medina, seconded by Council Member Henderson, and carried by the following roll call vote to Adopt Resolution No. 6364:

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

Noes: None

Absent: None

D. GENERAL SERVICES

- (1) Approval and Implementation of City of Gardena Participation in Open Property Assessed Clean Energy (PACE) Programs and Associated Authorities, and Approving Membership in a Related Joint Powers Authority.
- (a) RESOLUTION NO. 6360, Consenting to the Inclusion of Properties within the City in the California Statewide Communities Development Authority (CSCDA) Open PACE, and other Related Actions

RESOLUTION NO. 6360

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GARDENA, CALIFORNIA, CONSENTING TO THE INCLUSION OF PROPERTIES WITHIN COMMUNITIES DEVELOPMENT AUTHORITY (CSCDA) OPEN PACE PROGRAMS; AUTHORIZING THE CSCDA TO ACCEPT APPLICATIONS FROM PROPERTY OWNERS, CONDUCT CONTRACTUAL ASSESSMENT PROCEEDINGS, AND LEVY CONTRACTUAL ASSESSMENTS WITHIN THE TERRITORY OF THE CITY; AND AUTHORIZING RELATED ACTIONS

8. DEPARTMENTAL ITEMS (Continued)**D. GENERAL SERVICES (Continued)**

- (1) Approval and Implementation of City of Gardena Participation in Open Property Assessed Clean Energy (PACE) Programs and Associated Authorities, and Approving Membership in a Related Joint Powers Authority. (Continued)
- (b) RESOLUTION NO. 6361, Directing Execution of a Joint Exercise of Powers Agreement (JPA) Relating to the California Municipal Finance Authority (CMFA) PACE, and other Related Actions

RESOLUTION NO. 6361

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GARDENA, CALIFORNIA, APPROVING, AUTHORIZING, AND DIRECTING EXECUTION OF A JOINT EXERCISE OF POWERS AGREEMENT RELATING TO THE CALIFORNIA MUNICIPAL FINANCE AUTHORITY; CONSENTING TO THE INCLUSION OF PROPERTIES WITHIN THE TERRITORY OF THE CITY IN THE CALIFORNIA MUNICIPAL FINANCE AUTHORITY PACE PROGRAMS; AUTHORIZING THE CALIFORNIA MUNICIPAL FINANCE AUTHORITY TO ACCEPT APPLICATIONS FROM PROPERTY OWNERS, CONDUCT CONTRACTURAL ASSESSMENTS WITHIN THE TERRITORY OF THE CITY; AND AUTHORIZING RELATED ACTIONS

City Manager Medrano presented the Staff Report and mentioned that two PACE representatives (Chris Peterson and Jeremy Hutman) were in attendance and available to answer any questions Council may have.

There was discussion between Council Member Henderson and Chris Peterson regarding the kind of marketing plan PACE has for our consumers. Mr. Peterson indicated that they have a strict no-marketing policy and they do not do any solicitation. They work directly with Contractors who follow strict guidelines, and since all the new legislature has passed enhancing consumer protections, they've taken that very seriously; they have had very few issues with Contractors violating this policy.

It was moved by Mayor Pro Tem Tanaka, seconded by Council Member Medina, and carried by the following roll call vote to Adopt Resolutions No. 6360 and 6361:

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

Noes: None

Absent: None

- (2) The Professional Services Agreement for Engineering Design Services to PENCO, a Cannon Company, in the Amount of \$188,000.00 for the Artesia Boulevard Arterial Improvement Project, from Western Avenue to Vermont Avenue, JN 935.

City Manager Medrano presented the Staff Report.

There was a discussion, which included Council Members Medina and Henderson, City Manager Medrano, and General Services Director Cruz, regarding how this does not include utilizing the recycled water project by West Basin Water District. City Manager Medrano stated we just received news that this is not a feasible project due to the cost, and the project was denied regarding installing piping for reclaimed water on Artesia Boulevard. It was also discussed that we won't anticipate any protest from Psomas since they were outbid; General Services Director Cruz went on to say that it's typical that companies will include additional items in their bid, those items were excluded because we are only approving the design phase. When Staff did the comparison, PENCO ended up with the lowest bid.

8. DEPARTMENTAL ITEMS (Continued)

D. GENERAL SERVICES (Continued)

- (2) The Professional Services Agreement for Engineering Design Services to PENCO, a Cannon Company, in the Amount of \$188,000.00 for the Artesia Boulevard Arterial Improvement Project, from Western Avenue to Vermont Avenue, JN 935. (Continued)

It was moved by Council Member Medina, seconded by Council Member Henderson, and carried by the following roll call vote to Approve Professional Services Agreement:

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

Noes: None

Absent: None

E. POLICE – *No Items*

F. RECREATION & HUMAN SERVICES – *No Items*

G. TRANSPORTATION – *No Items*

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS

A. COUNCIL ITEMS – *No Items*

B. COUNCIL DIRECTIVES

- (1) Mayor Cerda asked the City to investigate compliance with former construction projects regarding design consistencies for developments that were built in the past five years. Mayor Pro Tem Tanaka seconded the request.

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) Report of Gardena Staff follow up to clear and clean up a bus stop in a nearby city;
- (2) Gardena has applied for an Urban Greening Grant from the State of California;
- (3) Leadership Academy in April 2019, for employees; to enhance professional leadership;
- (4) Information regarding the Nakaoka Community Center Audio Visual upgrade;
- (5) Digital sign on Marine Avenue at Crenshaw Boulevard to display proper speed;
- (6) Gardena Police Department's attendance at the Police Memorial in Washington D.C. in honor of fallen Officer Toshio Hirai;
- (7) City Hall Lobby renovation update with the addition of a new kiosk; and
- (8) Public Outreach (electronic survey) regarding City future endeavors and strategic plan.

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS**D. COUNCIL REMARKS**

- (1) COUNCIL MEMBER KASKANIAN – since the last Council Meeting, he attended the Annual the Black History Month “Afternoon in the Park” event at Rowley Park and thanked Nikki Sweeney and her staff for doing a great job. He mentioned that there were many vendors there with great food. He noticed a booth sponsored by ADAAP where he learned that if a pack of cigarettes is smoked per day for one year, one’s lungs would be filled with half a cookie jar worth of tar. He attended the JCI Day of Remembrance where he learned a lot of new things. There was a documentary video and t-shirts were being sold with printing on the back, “we must stop the repeating of the history.” He agreed with the statement and brought into light that the Armenian genocide took place in the 1915, then during World War II the same thing was done to the Jews. On that same day, he attended Miss Los Angeles Scholarship Pageant. He said there were a lot of talented ladies who sang and danced.
- (2) MAYOR PRO TEM TANAKA – since the last Council Meeting, he attended a JPA meeting and the orientation regarding our card clubs. He attended the Black History Month at Rowley Park where he had a great time. He attended the JCI Day of Remembrance. As a Japanese-American, he said he learned a lot about concentration camps and the executive order about things he didn’t realize. He said it was very informative to understand a little more about what happened to the Japanese-American population at that time. He attended the Miss Los Angeles Scholarship Pageant. He said it was an eye-opening event. He thanked Danny Chavez for taking care of bus stop problem reported by Councilmember Henderson. He thanked the Foundation for their support in sending officers for the Memorial to recognize our fallen officer, Toshio Hirai (Mayor Cerda’s James Bond). He said he will always be in our hearts and will be remembered forever. He thanked Nikki Sweeney for a great event and for doing a great job at Rowley Park.
- (3) COUNCIL MEMBER HENDERSON – he thanked Gardena’s staff for squaring away the horrible problem at the bus stop. He said we stepped up and showed our neighboring city how government really works and how it works for the people. He recognized Gardena Youth Commissioner, KaMyah Elias, who was on the Honor Roll at Serra High School. On Saturday, he attended the “Afternoon in the Park” and said the staff and Nikki Sweeney did a great job, sharing that there were a diversity of booths and including educational booths regards to going to college and health issues. He said that this highlights that our community is diversified. After that, he went to the JCI with his colleagues for the Day of Remembrance Executive Order 9066 and was reintroduced to the travesty and got reflective. He said although it may not have impacted every ethnic group, it still impacted us as humans. He learned that we should stand up for one another. He also attended League of California Cities Ballot Measure training at City of Monterey Park. He said it was an eye opener and learned a quite a bit from there.
- (4) MAYOR CERDA – since the last Council Meeting, she attended the Carson-Gardena-Dominguez Rotary Club, where she was a guest speaker. She reported she spoke about how well we are doing as we move forward. She attended the reception for Gloria Gray, for becoming the chairwoman of Metropolitan Water District held at the Hollywood Casino in the City of Inglewood. She attended JCI’s Day of Remembrance and thanked her colleagues for coming out as well. She attended the Miss Los Angeles County and Miss Culver City beauty pageant, hosted at the Nakaoka Community Center. She thanked Glen Mitchell and his wife for helping bring that pageant to the City of Gardena. She thanked her colleagues on the Council for approving the Reward of \$15,000 item for any information regarding the killing of the young man in the City of Gardena. It is certainly a tragedy but it’s nice to know that we can come together to do our best to bring in the shooter and make him/her pay for the crime that happened here. She gave a shout-out to a young lady, London Lee, 9 years of age, attending Amestoy Elementary School, who is on a mission to read a thousand books within a year. She shared that she gets many of her news from our Police Chief, Tom Kang’s Facebook and encouraged everyone to follow him.

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

D. COUNCIL REMARKS (Continued)

- (5) COUNCILMEMBER MEDINA – since the last Council Meeting, he attended the West-Basin Water Association meeting. He reported that the snowfall along the Colorado River is at 180-percent which means we will have more water and near Sacramento, near the aqueduct there is a snowfall of 160-percent. He Public Works Director, Joe Cruz for his Department's follow-up after he reported a sink hole by 155th St., that was 8 to 9 inches deep. and it was taken care of by the end of the next day. He announced that the Cinco de Mayo Committee has started a scholarship emphasis for young women and young men, from ages 15 to 25 years, the applications for which can be requested by emailing sewmedina@aol.com.

10. ANNOUNCEMENTS

Mayor Cerda announced:

- (1) The 2020 Census Complete Count Committee meeting scheduled for Wednesday, February 27, 2019, at 6:30 p.m. in the Council Chamber;
- (2) "Coffee with a Cop" on Thursday, February 28, 2019, from 8:30 a.m. to 10:30 a.m., at Starbucks, 1759 W. Artesia Blvd.;
- (3) "Community Coffee" with Assembly Member Al Muratsuchi on Saturday, March 2, 2019, from 10:00 a.m. to 11:30 a.m., at Gardena City Hall;
- (4) Gardena Cymbidium Club 32nd Annual Orchid Show at the Nakaoka Community Center on Saturday and Sunday March 2 and 3, 2019; Saturday, from 12 noon to 5:00 p.m., and Sunday, from 10:00 a.m. to 4:00 p.m. Free Admission;
- (5) Blood Drive, Tuesday, March 12, 2019, at Nakaoka Community Center from 10:00 a.m. to 3:00 p.m.; and
- (6) State of the City Address, March 21, 2019, at 6:00 p.m. In lieu of the traditional sale of raffle tickets they are asking for donations of non-perishable food items to help replenish the Gardena food pantry.

11. REMEMBRANCES

Mrs. Consuelo Del Carmen Vasquez, 80 years of age, beloved grandmother of Santiago "Eddie" Vasquez, Custodian II, with the General Services Department; Mr. David Amaro-Poblano, 17 years old, a resident of Gardena and an honor student at Environmental Charter High School in Lawndale, who died on February 22, 2019, as a result of a drive-by shooting in Gardena.

12. ADJOURNMENT

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

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

APPROVED:

Tasha Cerda
Tasha Cerda, Mayor

By: Mina Semenza
Becky Romero, Deputy City Clerk

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