



GARDENA CITY COUNCIL

Regular Meeting Notice and Agenda

Council Chamber at City Hall
1700 W. 162nd Street, Gardena, California

Website: www.cityofgardena.org

TASHA CERDA, Mayor
MARK E. HENDERSON, Mayor Pro Tem
PAULETTE C. FRANCIS, Council Member
ART KASKANIAN, Council Member
RODNEY G. TANAKA, Council Member

MINA SEMENZA, City Clerk
J. INGRID TSUKIYAMA, City Treasurer
CLINT OSORIO, City Manager
CARMEN VASQUEZ, City Attorney
LISA KRANITZ, Assistant City Attorney
PETER L. WALLIN, Deputy City Attorney

Tuesday, October 27, 2020

Open Session – 7:30 p.m.

In order to minimize the spread of the COVID 19 virus Governor Newsom has issued Executive Orders that temporarily suspend requirements of the Brown Act. Please be advised that the Council Chambers are closed to the public and that some, or all, of the Gardena City Council Members may attend this meeting telephonically.

If you would like to participate in this meeting, you can participate via the following options:

1. VIEW THE MEETING live on SPECTRUM CHANNEL 22 or ONLINE at youtube.com/Cityofgardena
2. PARTICIPATE BEFORE THE MEETING by emailing the Deputy City Clerk at bromero@cityofgardena.org by 5:00p.m. on the day of the meeting and write "Public Comment" in the subject line. Comments will be read into the record up to the time limit of three (3) minutes.
3. PARTICIPATE DURING THE MEETING VIA ZOOM WEBINAR
 - Join Zoom Meeting Via the Internet or Via Phone Conference
 - Direct URL: <https://us02web.zoom.us/j/84036305982>
Phone number: US: +1 669 900 9128, Meeting ID: 840 3630 5982
 - If you wish to speak live on a specific agenda item during the meeting you, may use the "Raise your Hand" feature during the item you wish to speak on. For Non-Agenda Items, you would be allowed to speak during Oral Communications, and during a Public Hearing you would be allowed to speak when the Mayor opens the Public Hearing. Members of the public wishing to address the City Council will be given three (3) minutes to speak.
4. The City of Gardena, in complying with the Americans with Disabilities Act (ADA), requests individuals who require special accommodations to access, attend and/or participate in the City meeting due to disability, to please contact the City Clerk's Office by phone (310) 217-9565 or email bromero@cityofgardena.org at least 24 hours prior to the scheduled general meeting to ensure assistance is provided. Assistive listening devices are available.

The City of Gardena thanks you in advance for taking all precautions to prevent spreading the COVID 19 virus.

STANDARDS OF BEHAVIOR THAT PROMOTE CIVILITY AT ALL PUBLIC MEETINGS

- Treat everyone **courteously**;
- Listen to others **respectfully**;
- Exercise **self-control**;
- Give **open-minded** consideration to all viewpoints;
- Focus on the issues and **avoid personalizing debate**; and
- **Embrace respectful disagreement** and dissent as democratic rights, inherent components of an inclusive public process, and tools for forging sound decisions.

Thank you for your attendance and cooperation.

1. ROLL CALL

PUBLIC COMMENT ON CLOSED SESSION

Public comment is permitted only on the items that have been described on this agenda (GC §54954.3).

2. CLOSED SESSION – No Items

3. PLEDGE OF ALLEGIANCE & INVOCATION

Hailey and Hollis Mason
Purche Avenue Elementary School

4. PRESENTATIONS, PROCLAMATIONS, & APPOINTMENTS

A. PRESENTATIONS

- (1) Legislative Update by Senator Steven Bradford

B. PROCLAMATIONS – No Items

C. APPOINTMENTS

- (1) Council Appointments to Commissions, Committees, Councils, and Boards
(Appointees to be Ratified and Sworn In)
- (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

NOTICE TO THE PUBLIC

Roll Call Vote Required on Consent Calendar All matters listed under the Consent Calendar will be enacted by one motion unless a Council member requests Council discussion, in which case that item will be removed from the Consent Calendar and considered separately following this portion of the agenda.

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) Approval Minutes

(a) Regular Meeting of the City Council, July 28, 2020

(b) Planning & Environmental Quality Commission, August 18, 2020

(2) Affidavit of Posting Agenda on October 23, 2020

C. CITY TREASURER

(1) Approval of Warrants / Payroll Register

(a) October 27, 2020

D. CITY MANAGER

(1) Personnel Report No. P-2020-18

(2) RESOLUTION NO. 6483, Reaffirming Proclamation and Resolution No. 6441 which Declared the Existence of Local Emergency

(3) PW – Acceptance of Work and Notice of Completion of Local Streets Overlay 2018, JN 921 Sequel Contractors, Inc.

(4) PW – Approval of Final Parcel Map No. 82825, 2063 W. Redondo Beach Boulevard

(5) PW - Approval of Final Tract Map No. 82667, 2101 and 2129 W. Rosecrans Avenue

(6) REC – Ratify Administrative Approval of the Elderly Nutrition Program Contract ENP202105 Amendment Two – Additional Funding

(7) GTRANS – Memorandum of Understanding (MOU) by and between City of Gardena and The Los Angeles County Metropolitan Transportation Authority for Proposition A 40% Discretionary Funds

6. EXCLUDED CONSENT CALENDAR

7. PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET

A. OCTOBER 20, 2020, MEETING

(1) Environmental Assessment #5-20, Site Plan Review #3-20, Zone Change #2-20, General Plan Amendment #2-20, Tentative Tract Map #2-20 (Evergreen Residential Project)

The Planning Commission considered a request for site plan review and tentative tract map to allow the development of 84 three-story attached condominium townhomes, including two low-income units; a Zone Change to change the zoning from C-3 (General Commercial) to R-4 (High Density Multiple-Family Residential); and a General Plan Amendment to change the land use designation from General Commercial to High Density Residential. A Mitigated Negative Declaration (MND) and Mitigation Monitoring and Reporting Program (MMRP) were prepared to address the environmental impacts. The Commission considered the MND and MMRP at the same time as it considers all other requests.

Project Location: 13615, 13619, and 13633 Vermont Avenue

Applicant: Melia Homes Inc.

Commission Action: Commission approved Resolution No. PC 10-20, adopting the Mitigated Negative Declaration and Mitigation Monitoring Program for purposes of the Tentative Tract Map and Site Plan Review 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 Tentative Tract Map and Site Plan subject to the Legislative approvals.

City Council Public Hearing on General Plan Amendment and Zone Change will be held on November 10, 2020. City Council may receive and file report on Tract Map and Site Plan or call the items for review in which case all matters will be heard on December 15, 2020

(2) Environmental Assessment #15-19, Site Plan Review #5-19, Zone Change #1-19, General Plan Amendment #1-19, Tentative Tract Map #3-19, Variance #2-19 (141st and Normandie Townhomes)

The Planning Commission considered a request for site plan review, tentative tract map, and variance to allow the development of 50 three-story attached condominium townhomes; a Zone Change to change the zoning from R-1/R-3 (Single-Family and Medium Multi-Family Residential Zone) to R-4 (High Density Multiple-Family Residential); a General Plan Amendment to change the land use designation from Low/Medium Residential to High Density Residential. A Mitigated Negative Declaration (MND) and Mitigation Monitoring and Reporting Program (MMRP) were prepared to address the environmental impacts. The Commission considered the MND and MMRP at the same time as it considers all other requests.

Project Location: 1335, 1337, 1341 and 1343 West 141st Street

Applicant: The Olson Company

7. PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET (Continued)

- (2) **Environmental Assessment #15-19, Site Plan Review #5-19, Zone Change #1-19, General Plan Amendment #1-19, Tentative Tract Map #3-19, Variance #2-19 (141st and Normandie Townhomes) (Continued)**

Commission Action: Commission approved Resolution No. PC 9-20, adopting the Mitigated Negative Declaration and Mitigation Monitoring Program for purposes of the 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 Tentative Tract Map, Site Plan, and Variance subject to the Legislative approvals.

City Council Public Hearing on General Plan Amendment and Zone Change will be held on November 10, 2020. City Council may receive and file report on Tract Map and Site Plan or call the items for review in which case all matters will be heard on December 15, 2020

- (3) **ORDINANCE NO. 1821**

An ordinance adding Chapter 18.57 to the Gardena Municipal Code allowing low barrier navigation centers in the Mixed-Use Overlay and Commercial Residential zones as a permitted use as required by State law. A low barrier navigation center assists homeless individuals by removing barriers to finding temporary housing. The Ordinance is exempt from CEQA.

Project Location: Citywide

Applicant: City

Commission Action: Commission approved Resolution No. PC 11-20 recommending that the City Council approve Ordinance No. 1821.

City Council Public Hearing on Zone Change will be held on November 10, 2020.

ORAL COMMUNICATIONS (Limited to a 30-minute period)

Oral Communications by the public will be heard for one-half hour at or before 8:30 p.m. or at the conclusion of the last agenda item commenced prior to 8:30 p.m. Oral Communications not concluded at that time shall be resumed at the end of the meeting after Council Reports. Speakers are to limit their remarks to three minutes. Your cooperation is appreciated.

8. DEPARTMENTAL ITEMS

A. **ADMINISTRATIVE SERVICES – No Items**

B. **COMMUNITY DEVELOPMENT – No Items**

8. DEPARTMENTAL ITEMS

C. ELECTED & ADMINISTRATIVE OFFICES

- (1) RESOLUTION NO. 6485, Approving the Form and Authorizing Distribution of a Preliminary Official Statement and Approving the Form and Authorizing the Execution of a Bond Purchase Agreement and a Continuing Disclosure Certificate, all in connection with the Offering And Sale of Taxable Pension Obligation Bonds, and Authorizing and Directing Certain Actions with respect thereto

Staff Recommendation: Adopt Resolution. No. 6485

- (2) COVID-19 Update

D. PUBLIC WORKS – *No Items*

E. POLICE – *No Items*

F. RECREATION & HUMAN SERVICES – *No Items*

G. TRANSPORTATION

- (1) Approve Award of Contract to Psomas for Construction Management Services for \$332,739 and Authorize a Project Amount of \$399,287

Staff Recommendation: Approve Award of Contract

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS

A. COUNCIL ITEMS

- (1) RESOLUTION NO. 6484, Standing in Solidarity with the People of Armenia and Artsakh to Condemn Azerbaijan's Aggression

Staff Recommendation: Adopt Resolution No. 6484

- (2) Verbal Report: Attendance at the 2020 Annual League of California Cities Conference & Expo-Virtual, October 7-9, 2020

(to be given by Council Member Rodney G. Tanaka)

B. COUNCIL DIRECTIVES

C. CITY MANAGER REMARKS RE: DIRECTIVES / COUNCIL ITEMS

D. COUNCIL REMARKS

- (1) COUNCIL MEMBER TANAKA
- (2) MAYOR PRO TEM HENDERSON
- (3) COUNCIL MEMBER FRANCIS
- (4) MAYOR CERDA
- (5) COUNCIL MEMBER KASKANIAN

10. ANNOUNCEMENTS

11. REMEMBRANCES

Gilberto Bareno, 75 years of age, beloved brother of Juan Bareno, Sewer Maintenance Worker in the Public Works Department.

12. ADJOURNMENT

The Gardena City Council will adjourn to the Closed Session portion of the City Council Meeting at 7:00 p.m. followed by the Regular City Council Meeting at 7:30 p.m. on Tuesday, November 10, 2020.

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted in the City Hall lobby not less than 72 hours prior to the meeting. A copy of said Agenda is available on our website at www.CityofGardena.org.

Dated this 23rd day of October 2020

/s/ MINA SEMENZA
MINA SEMENZA, City Clerk