



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, November 10, 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/86705218470>
Phone number: US: +1 669 900 9128, Meeting ID: 867 0521 8470
 - 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

Naieri and Nathanael Bailey
156th Street Elementary School

4. PRESENTATIONS, PROCLAMATIONS, & APPOINTMENTS

A. PRESENTATIONS

B. PROCLAMATIONS – **No Items**

C. APPOINTMENTS

(1) Appointment of New Alternates to the following Outside / City Committees:

- (a) County of Los Angeles Sanitation District No. 5
- (b) South Bay Cities Council of Governments

(2) 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

4. PRESENTATIONS, PROCLAMATIONS, & APPOINTMENTS (Continued)

C. APPOINTMENTS (Continued)

- (2) Council Appointments to Commissions, Committees, Councils, and Boards
(Appointees to be Ratified and Sworn In) (Continued)
- (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, August 11, 2020
- (2) Affidavit of Posting Agenda on November 6, 2020

C. CITY TREASURER

- (1) Approval of Warrants / Payroll Register
 - (a) November 10, 2020
- (2) Monthly Portfolio
 - (a) September 2020

D. CITY MANAGER

- (1) Personnel Report No. P-2020-19
- (2) REC - Ratify Administrative Approval of the Supportive Services Program Contract SSP192003 Amendment Three – Additional Funding

6. EXCLUDED CONSENT CALENDAR

7. PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET

- A. NOVEMBER 3, 2020, MEETING – *Meeting Cancelled*

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

- (1) **PUBLIC HEARING:** Environmental Assessment #5-20, Zone Change #2-20, General Plan Amendment #2-20 (Evergreen Residential Project)
Project Location: 13615, 13619, and 13633 Vermont Avenue
Applicant: Melia Homes Inc
 - (a) **RESOLUTION NO. 6479,** Adopting a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program for General Plan Amendment #2-20 and Zone Change #2-20 changing the Land Use Designation and Zoning of a Property located at 13615, 13619, and 13633 Vermont Avenue from Commercial to High Density Residential
 - (b) **RESOLUTION NO. 6480,** Approving General Plan Amendment #2-20 changing the Land Use Designation of a Property located at 13615, 13619 and 13633 Vermont Avenue from General Commercial to High Density Residential
 - (c) **ORDINANCE NO. 1822,** Approving Zone Change #2-20 changing the Zoning of a Property located at 13615, 13619, and 13633 Vermont Avenue from General Commercial (C-3) to High Density Residential (R-4)

Staff Recommendation: Conduct Public Hearing; please allow three (3) minutes for each speaker; Adopt Resolution Numbers 6479 and 6480; Introduce Ordinance No. 1822

- (2) **PUBLIC HEARING:** Environmental Assessment #15-19, General Plan Amendment #1-19, Zone Change #1-19, (141st and Normandie Townhomes)
Project Location: 1335, 1337, 1341 and 1343 West 141st Street
Applicant: The Olson Company
 - (a) **RESOLUTION NO. 6481,** Adopting a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program for General Plan Amendment #1-19 and Zone Change #1-19 changing the Land Use Designation and Zoning of a Property located at 1335, 1337, 1341 and 1343 West 141st Street to High Density Residential
 - (b) **RESOLUTION NO. 6482,** Approving General Plan Amendment #1-19 changing the Land Use Designation of a Property located at 1335, 1337, 1341 and 1343 West 141st Street from Low and Medium Density Residential to High Density Residential

8. DEPARTMENTAL ITEMS (Continued)

B. COMMUNITY DEVELOPMENT (Continued)

- (2) PUBLIC HEARING: Environmental Assessment #15-19, General Plan Amendment #1-19, Zone Change #1-19, (141st and Normandie Townhomes)
Project Location: 1335, 1337, 1341 and 1343 West 141st Street
Applicant: The Olson Company (Continued)

- (c) ORDINANCE NO. 1823, Approving Zone Change #1-19 changing the Zoning of a Property located at 1335, 1337, 1341 and 1343 West 141st Street from Low and Medium Density Residential (R-1/R-3) to High Density Residential (R-4)

Staff Recommendation: Conduct Public Hearing; please allow three (3) minutes for each speaker; Adopt Resolution Numbers 6481 and 6482; Introduce Ordinance No. 1823

C. ELECTED & ADMINISTRATIVE OFFICES

- (1) COVID-19 Update

D. PUBLIC WORKS

- (1) Approve Plans and Specifications and Award Construction Contract for Mas Fukai Improvements (Phase I) – Reconstruct Shade Structure Project, JN 820 to Deark E&C, Inc. in the amount of \$85,490.00

Staff Recommendation: Approve Plans and Award Construction Contract

E. POLICE

- (1) Authorization to Purchase Five Patrol Vehicles from National Fleet Auto Group in the amount of \$209,414 and expend build-out costs in the amount of \$68,443

Staff Recommendation: Authorize Purchase and Build Out Costs

F. RECREATION & HUMAN SERVICES – **No Items**

G. TRANSPORTATION

- (1) Approve Award of Contract to Inter-Con Security System, Inc. for Security Guard Services for a Term of Two Years, with Three, One-Year Options and a Total Contract of up to \$571,974

Staff Recommendation: Approve Award of Contract

9. COUNCIL ITEMS, DIRECTIVES, & REMARKS

A. COUNCIL ITEMS – *No Items*

B. COUNCIL DIRECTIVES

C. CITY MANAGER REMARKS RE: DIRECTIVES / COUNCIL ITEMS

D. COUNCIL REMARKS

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

10. ANNOUNCEMENTS

11. REMEMBRANCES

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, December 15, 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 6th day of November 2020

/s/ MINA SEMENZA
MINA SEMENZA, City Clerk