



# GARDENA CITY COUNCIL

## Regular Meeting Notice and Agenda

Council Chamber at City Hall

1700 West 162<sup>nd</sup> Street, Gardena, California

Website: [www.cityofgardena.org](http://www.cityofgardena.org)

**Tuesday, January 28, 2025**

**Closed Session 7:00 p.m.**

**Open Session 7:30 p.m.**

**TASHA CERDA**, *Mayor*

**RODNEY G. TANAKA**, *Mayor Pro Tem*

**MARK E. HENDERSON**, *Council Member*

**PAULETTE C. FRANCIS**, *Council Member*

**WANDA LOVE**, *Council Member*

**MINA SEMENZA**, *City Clerk*

**GUY H. MATO**, *City Treasurer*

**CLINT OSORIO**, *City Manager*

**CARMEN VASQUEZ**, *City Attorney*

**LISA KRANITZ**, *Assistant City Attorney*

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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](http://youtube.com/CityofGardena)
2. **PARTICIPATE BEFORE THE MEETING** by emailing the Deputy City Clerk at [publiccomment@cityofgardena.org](mailto:publiccomment@cityofgardena.org) by 5:00p.m. on the day of the meeting and write "Public Comment" in the subject line.
3. **ATTEND THE MEETING IN PERSON**

**PUBLIC COMMENT:** The City Council will hear from the public on any item on the agenda or any item of interest that is not on the agenda at the following times:

- Agenda Items – At the time the City Council considers the item or during Oral Communications
- Non-agenda Items – During Oral Communications
- Public Hearings – At the time for Public Hearings listed on the Agenda

If you wish to address the Council, please complete a "Speaker Request" form and present it to the City Clerk or Sergeant of Arms. You will be called to the podium by name when it is your turn to address the Council. The City Council cannot legally take action on any item not scheduled on the Agenda. Such items may be referred for administrative action or scheduled on a future Agenda. 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 [cityclerk@cityofgardena.org](mailto:cityclerk@cityofgardena.org) at least 24 business hours prior to the scheduled general meeting to ensure assistance is provided. Assistive listening devices are available.

## **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**

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### **1. ROLL CALL**

#### **PUBLIC COMMENT ON CLOSED SESSION**

### **2. CLOSED SESSION**

#### **2.A CONFERENCE WITH LEGAL COUNSEL- EXISTING LITIGATION**

Government Code Section 54956.9(d)(1)

Devon Bush v. City of Gardena, et al.

Los Angeles Superior Court Case No. 20STCV37651

#### **2.B CONFERENCE WITH LEGAL COUNSEL- EXISTING LITIGATION**

Government Code Section 54956.9(d)(1)

Young Sook Im v. City of Gardena, et al.

Los Angeles Superior Court Case No. 24TRCV03691

#### **CITY ATTORNEY REPORT OUT OF CLOSED SESSION**

### **3. PLEDGE OF ALLEGIANCE**

Purche Avenue Elementary School

### **4. INVOCATION**

### **5. PRESENTATIONS**

5.A Gardena Events Video Presentation

### **6. PROCLAMATIONS**

### **7. APPOINTMENTS**

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

Recreation and Parks Commission - Dontae Rayford  
(Appointed by Council Member Love)

Beautification Commission - Sam Kang  
(Appointed by Council Member Francis)

8. **CONSENT CALENDAR**

**NOTICE TO THE PUBLIC - Roll Call Vote Required On The 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.

**PUBLIC COMMENT ON CONSENT CALENDAR**

- 8.A Waiver of Reading in Full of All Ordinances Listed on this Agenda and that they be Read by Title Only

**CONTACT: CITY CLERK**

- 8.B Approve Minutes:  
Regular Meeting of the City Council, January 14, 2025

**CONTACT: CITY CLERK**

[01142025 CC MEETING - FINAL.pdf](#)

- 8.C Approval of Warrants/Payroll Register, January 28, 2025

**CONTACT: ADMINISTRATIVE SERVICES**

[Warrant-Payroll Register 01-28-25.pdf](#)

- 8.D Monthly Investment Portfolio, December 2024

**CONTACT: ADMINISTRATIVE SERVICES**

[December 2024 Investment Report.pdf](#)

- 8.E Personnel Report P-2025-2 01-28-25

**CONTACT: ADMINISTRATIVE SERVICES**

[PERS RPT P-2025-2 1-28-25.pdf](#)

- 8.F [Acceptance of Work and Notice of Completion for the Pedestrian Safety Improvement FY 2023-2024 Project \(Phase 2\), JN 527](#)

**CONTACT: PUBLIC WORKS**

[JN527 Ped safety Ph 2 NOC.pdf](#)

[JN 527\\_District 2 Map.pdf](#)

9. **EXCLUDED CONSENT CALENDAR**

10. **PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET**

- 10.A JANUARY 21, 2025 - *Meeting Cancelled*

11. **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, unless extended by the Mayor. An amber light will appear to alert the speaker when two minutes are complete, and a red light will appear when three minutes are over. Your cooperation is appreciated.*

12. **DEPARTMENTAL ITEMS - ADMINISTRATIVE SERVICES**

- 12.A [Approval of Investment Management Services Agreement with Chandler Asset Management, Inc., for a Period of Three Years, Not to Exceed \\$240,000, with Two \(2\) One-Year Renewal Options](#)

**Staff Recommendation: Approve Agreement**  
[psa - chandler asset mgmt-2025.pdf](#)

13. **DEPARTMENTAL ITEMS - COMMUNITY DEVELOPMENT**

- 13.A [Second Reading and Adoption of Ordinance No. 1878, Amending Section 18.08.010 of the Gardena Municipal Code Relating to Established Zones, Amending the Gardena Zoning Map by Rezoning the 5.25 Acre Property Located at 16829, 16835, and 16907 South Normandie Avenue to Normandie Crossing Specific Plan, Rezoning the 0.11 Acre Property located at 16964 Brighton Avenue to Single Family Residential, Rezoning the 0.43 Acre Property located at the Eastern Edge of the Specific Plan Area to Official, Approving the Normandie Crossing Specific Plan, including the Site Plan Contained therein, Approving a Development Agreement, and Approving an Affordable Housing Agreement Relating to the Normandie Crossing Specific Plan](#)  
[PROJECT LOCATION: 16829, 16835, 16907, and 16911 S. Normandie Avenue](#)  
[OTHER LOCATIONS: 16964 Brighton Avenue and unaddressed Union Pacific Railroad parcel \(APN: 6106-030-800\)](#)  
[APPLICANT: Fred Shaffer and Steve Ludwig – 16911 Normandie Associates, LLC](#)

**Staff Recommendation: Adopt Ordinance No. 1878**

[Ordinance No. 1878](#)

[Exhibit A - Normandie Crossing Specific Plan Zone Change for ZC #4-21](#)

[Exhibit B - Normandie Crossing Specific Plan](#)

[Exhibit C - Project Plans](#)

[Exhibit D - Conditions of Approval](#)

[Exhibit E - Development Agreement](#)

[Exhibit F - Affordable Housing Agreement](#)

- 13.B [PUBLIC HEARING: ORDINANCE NO. 1875, Amending Chapter 18.66 and Section 18.36.020 and adding Chapter 5.80 to the Gardena Municipal Code relating to Non-Storefront Retail Medicinal Cannabis Delivery Service Businesses](#)

**Staff Recommendation: This item will be re-noticed for a future City Council Meeting date**

14. **DEPARTMENTAL ITEMS - ELECTED & CITY MANAGER'S OFFICES**

15. **DEPARTMENTAL ITEMS - POLICE**

16. **DEPARTMENTAL ITEMS - PUBLIC WORKS**

- 16.A [Approve Southern California Edison's Agreement for Installation and Conveyance of Facilities for the Electric Vehicle Chargers at Rowley Park and the Police Department's Public Parking Lot on 162nd Street](#)

**Staff Recommendation: Approve Southern California Edison's Agreement for Installation and Conveyance of Facilities for Rowley Park and the Police Department's Public Parking Lot on 162nd Street**

[PD Parking Lot Conveyance Letter.pdf](#)

[Rowley Park Conveyance Letter.pdf](#)

[Exhibit A\\_Rowley Park Structure.png](#)

[Exhibit B\\_PD Parking Lot Structure.png](#)

17. **DEPARTMENTAL ITEMS - RECREATION & HUMAN SERVICES**

18. **DEPARTMENTAL ITEMS - TRANSPORTATION**

19. **COUNCIL ITEMS**

- 19.A [RESOLUTION NO. 6692](#), Discuss and Consider Adopting Resolution No 6692 Censuring Council Member Love for Unprofessional Behavior Towards City Staff

**Staff Recommendation: Discuss and Consider Adopting Resolution No. 6692**  
[RESO. NO. 6692.pdf](#)

20. **COUNCIL DIRECTIVES**

21. **CITY MANAGER REMARKS RE: DIRECTIVES / COUNCIL ITEMS**

22. **COUNCIL REMARKS**

1. MAYOR PRO TEM TANAKA
2. COUNCIL MEMBER LOVE
3. COUNCIL MEMBER FRANCIS
4. MAYOR CERDA
5. COUNCIL MEMBER HENDERSON

23. **ANNOUNCEMENT(S)**

24. **REMEMBRANCES**

***Ms. Essie Edwards***; 98 years of age and a long time Gardena resident.

25. **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, February 11, 2025.

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](http://www.CityofGardena.org).

Dated this 24th day of January 2025

/s/ MINA SEMENZA  
MINA SEMENZA, City Clerk