

CITY OF HUNTINGTON PARK

City Council Regular Meeting Agenda Tuesday, April 19, 2016

6:00 p.m.
City Hall Council Chambers
6550 Miles Avenue, Huntington Park, CA 90255

Graciela Ortiz
Mayor

Marilyn Sanabria
Vice Mayor

Johnny Pineda
Council Member



Karina Macias
Council Member

Valentin Palos Amezcuita
Council Member

All agenda items and reports are available for review in the City Clerk's Office and www.hpca.gov. Any writings or documents provided to a majority of the City Council regarding any item on this agenda (other than writings legally exempt from public disclosure) will be made available for public inspection in the Office of the City Clerk located at 6550 Miles Avenue, Huntington Park, California 90255 during regular business hours, 7:00 a.m. to 5:30 p.m., Monday – Thursday, and at the City Hall Council Chambers during the meeting.

Any person who requires a disability-related modification or accommodation, including auxiliary aids or services, in order to participate in the public meeting may request such modification, accommodation, aid or service by contacting the City Clerk's Office either in person at 6550 Miles Avenue, Huntington Park, California or by telephone at (323) 584-6230. Notification in advance of the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

PLEASE SILENCE ALL PAGERS, CELL PHONES AND OTHER ELECTRONIC EQUIPMENT WHILE COUNCIL IS IN SESSION. Thank you.

PLEASE NOTE--The numerical order of items on this agenda is for convenience of reference. Items may be taken out of order upon request of the Mayor or Members of the City Council. Members of the City Council and the public are reminded that they must preserve order and decorum throughout the Meeting. In that regard, Members of the City Council and the public are advised that any delay or disruption in the proceedings or a refusal to obey the orders of the City Council or the presiding officer constitutes a violation of these rules.

- The conduct of City Council meetings is governed by the portion of the California Government Code commonly known as the "Brown Act" and by the Huntington Park City Council Meeting Rules of Procedure.
- The City Council meeting is for conducting the City's business, and members of the audience must obey the rules of decorum set forth by law. This means that each speaker will be permitted to speak for three minutes to address items that are listed on the City Council agenda or topics which are within the jurisdictional authority of the City.
- No profanity, personal attacks, booing, cheering, applauding or other conduct disruptive to the meeting will be permitted. Any person not adhering to the Rules of Procedure or conduct authorized by the Brown Act may be asked to leave the Council Chambers.
- All comments directed to the City Council or to any member of the City Council must be directed to the Mayor (or Chairperson if Mayor is absent).

We ask that you please respect the business nature of this meeting and the order required for the proceedings conducted in the Council Chambers.

Public Comment

The Council encourages all residents of the City and interested people to attend and participate in the meetings of the City Council.

If you wish to address the Council, please complete the speaker card that is provided at the entrance to the Council Chambers and give to City Clerk prior to the start of Public Comment.

For both open and closed session each speaker will be limited to three minutes per Huntington Park Municipal Code Section 2-1.207. Time limits may not be shared with other speakers and may not accumulate from one period of public comment to another or from one meeting to another. **This is the only opportunity for public input except for scheduled public hearing items.**

All comments or queries shall be addressed to the Council as a body and not to any specific member thereof. Pursuant to Government Code Section 54954.2(a)(2), the Ralph M. Brown Act, no action or discussion by the City Council shall be undertaken on any item not appearing on the posted agenda, except to briefly provide information, ask for clarification, provide direction to staff, or schedule a matter for a future meeting.

Additions/Deletions to Agenda

Items of business may be added to the agenda upon a motion adopted by a minimum two-thirds vote finding that there is a need to take immediate action and that the need for action came to the attention of the City or Agency subsequent to the agenda being posted. Items may be deleted from the agenda upon the request of staff or Council.

Important Notice

The City of Huntington Park shows replays of City Council Meetings on Local Access Channel 3 and over the Internet at www.hpca.gov. NOTE: Your attendance at this public meeting may result in the recording and broadcast of your image and/or voice.

CALL TO ORDER

ROLL CALL

Mayor Graciela Ortiz
Vice Mayor Marilyn Sanabria
Council Member Valentin Palos Amezquita
Council Member Karina Macias
Council Member Jhonny Pineda

INVOCATION

PLEDGE OF ALLEGIANCE

PRESENTATIONS AND ANNOUNCEMENTS

“Certificates of Recognition” Presented to Linda E. Marquez High School Boys Varsity Basketball Team for Winning the CIF Championships and “Certificates of Appreciation” to the Athletic Director and Principals for their Support, Dedication and Commitment to the Students of Linda E. Marquez High School

“Certificate of Recognition” Presented to the Middleton Primary Center, Celebrating 10 Years of Establishment in the City of Huntington Park

“Certificates of Recognition” Presented to the Baker to Vegas Team for Their Competitive Effort in the 2016 Baker to Vegas 120 Mile Relay Race Competition

Presentation by Christina Dixon, Staff Analyst, Public Works Department, on “Bucks for Bulkies”

PUBLIC COMMENT

Pursuant to Government Code Section 54954.3(a) Members of the public will have an opportunity to address the City Council on items listed on this regular meeting agenda. For items on this agenda each speaker will be limited to three minutes per Huntington Park Municipal Code Section 2-1.207. Time limits may not be shared with other speakers and may not accumulate from one period of public comment to another or from one meeting to another.

STAFF RESPONSE

RECESS TO CLOSED SESSION

CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
(Government Code section 54956.9(d)(2)) – Two matters

2. CONFERENCE WITH LABOR NEGOTIATOR - Regarding Represented Employees
(Government Code Section 54957.6(a))
City's Designated Representative(s) for Negotiations: Edgar Cisneros, City Manager
Employee Organization: Police Officers Association

3. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Government Code Section 54956.9(d)(1)

Santa Fe Ave Marijuana Dispensary/Huntington Park v. OG 25 CAP Collective
L.A.S.C No. VC 065057

4. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Government Code Section 54956.9(d)(1)

City of Huntington Park v. Santa Coronado
L.A.S.C No. BC 564026

5. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Government Code Section 54956.9(d)(1)

City of Huntington Park v. County of Los Angeles, et al.
L.A.S.C No. BC 547969

6. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
(Government Code Section 54956.9 (d)(4)) – One matter

RECONVENE TO OPEN SESSION

CLOSED SESSION ANNOUNCEMENT

CONSENT CALENDAR

All matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items prior to the time the Council votes on the motion unless members of the Council, staff, or the public request specific items to be discussed and/or removed from the Consent Calendar for separate action.

OFFICE OF THE CITY CLERK

1. **Approve Minute(s) of the following City Council Meeting(s):**
 - 1-1 Regular City Council Meeting held Tuesday, April 5, 2016;
 - 1-2 Special City Council Meeting, Goal Setting Discussion, held Friday, March 11 and Saturday, March 12, 2016; and
 - 1-3 Regular City Council Meeting held Tuesday, March 15, 2016

CITY MANAGER

2. **Reconsideration of City Council Action Taken December 23, 2015, Relative to Granicus Inc., Replacement of Bus Numbers 962, 978, 369 and 961 and Accounts Payable and Payroll Warrants dated December 23, 2015**

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. For reasons set forth below, rescind the actions taken by the City Council at its Special City Council meeting dated December 23, 2015, relative to the approval of an additional appropriation for contract services with Granicus, Inc., the authorization to replace bus numbers 962, 978, 369 and 961 with new vehicles purchased in a not-to-exceed amount of \$260,000 and the approval of accounts payable and payroll warrants dated December 23, 2015; and
2. Approve additional appropriation of \$8,287 to account 111-1010-411.56-41 to ensure budgetary sufficiency for FY 15-16 for Granicus Inc. for upgrade to video streaming software (Granicus Open Platform) and encoder (Granicus Encoding Appliance) and monthly management and hosting services; and
3. Authorize the replacement of bus numbers 962, 978, 369 and 961 with Starcraft Allstar buses purchased from Creative Bus Sales; and
4. Approve a budget appropriation in to account 748-8060-431.74-20 in a not-to-exceed amount of \$260,000 and authorize the Interim Finance Director to transfer the amount of \$260,000 from the City's General Fund to the Vehicle and Equipment Replacement Fund, 748-0000-101.10-00; and
5. Approve Accounts Payable and Payroll Warrants dated December 23, 2015.

CONSENT CALENDAR (continued)

COUNCIL

3. Resolution to Stop the Privatizing of California's Public Schools

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Adopt Resolution No. 2016-14, in Support of Opposing the Privatizing of California's Public Schools.

COMMUNITY DEVELOPMENT

4. Resolution Establishing Non-Refundable Fees for the Submittal of Medical Marijuana Business Permit and Medical Marijuana Delivery Permit Applications

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Adopt Resolution No. 2016-13, Establishing Non-Refundable Fees for Medical Marijuana Business Permit ("MMBP") and Medical Marijuana Delivery Permit ("MMDP") Applications.

FINANCE

5. Approve Accounts Payable and Payroll Warrants dated April 19, 2016

END OF CONSENT CALENDAR

REGULAR AGENDA

COUNCIL

6. Resolution Adopting an Order of Business at City Council Meetings

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Adopt Resolution No. 2016-12, Amending Resolution No. 2014-45, Adopting an Order of Business at City Council Meetings.

REGULAR AGENDA (continued)

CITY MANAGER

7. Approve Extension/Renewal of Contract Services Agreement with Joel Gordillo for Media Technician Services

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Approve the extension/renewal of contract services agreement with Mr. Joel Gordillo for media technician services;
2. Authorize the Mayor/City Manager to execute the agreement; and
3. Direct the City Clerk and City Manager to conduct a request for proposals (RFP) for the service consistent with city practices prior to July 1, 2016.

PARKS AND RECREATION

8. Review and Consider Concessionaire Service at Keller Park

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Review Sample RFQ for Concessionaire Services; and
2. Direct staff to issue a Request for Qualifications for Concessionaire Services at Keller Park.

PUBLIC WORKS

9. Select and Approve Award of Contract for Construction Management for Pacific Boulevard Pedestrian Improvement Project

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Select contractor to provide construction management services for Pacific Boulevard Pedestrian Improvement Project;
2. Approve award of contract services agreement for construction management on Pacific Boulevard; and
3. Authorize the City Manager to execute the agreement.

END OF REGULAR AGENDA

PUBLIC HEARING

COMMUNITY DEVELOPMENT

10. **Ordinance Amending the Land Use Element of the General Plan; and Ordinance Amending Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code Relating to Property Development Standards; a Conditional Use Permit to Establish a Self-Storage Facility; a Development Permit for the Construction of Two Warehouse Buildings Totaling 245,000 Square Feet; a Tentative Parcel Map to Divide One Parcel into Two; and the Adoption of a Mitigated Negative Declaration Under the California Environmental Quality Act (CEQA) for Property Located at 6901 Alameda Street within the Manufacturing Planned Development (MPD) Zone**

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Conduct a public hearing;
2. Consider public testimony and staff's analysis;
3. First reading, waive further reading, and introduce Ordinance No. 2016-948, amending the Land Use Element of the General Plan, and Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code relating to property development standards;
4. Schedule the second reading and adoption of the Ordinance for May 3, 2016; and
5. Approve a Conditional Use Permit, Development Permit, Tentative Parcel Map, and adoption of a categorical exemption for the construction of two warehouse buildings and to establish a self-storage facility, within the Manufacturing Planned Development (MPD) Zone.

DEPARTMENTAL REPORTS (Information only)

WRITTEN COMMUNICATIONS

COUNCIL COMMUNICATIONS

Council Member Valentin Palos Amezquita

Council Member Karina Macias

Council Member Jhonny Pineda

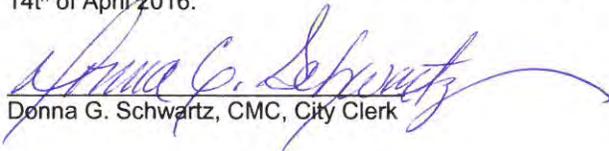
Vice Mayor Marilyn Sanabria

Mayor Graciela Ortiz

ADJOURNMENT

The City of Huntington Park City Council will adjourn to a Regular Meeting on Tuesday, May 3, 2016, at 6:00 P.M.

I Donna G. Schwartz, hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted within 72 hours at City of Huntington Park City Hall and made available at www.hpca.gov on the 14th of April 2016.


Donna G. Schwartz, CMC, City Clerk

Regular Meeting of the
City of Huntington Park City Council
Tuesday, April 5, 2016

Sergeant at Arms read the Rules of Decorum.

The regular meeting of the City Council of the City of Huntington Park, California was called to order at 6:03 p.m. on Tuesday, February 16, 2016, in the Council Chambers at City Hall, 6550 Miles Avenue, Huntington Park, California; Mayor Graciela Ortiz presiding.

ROLL CALL

PRESENT: Mayor Graciela Ortiz; and Council Members Valentin Palos Amezcuita, Jhonny Pineda, and Karina Macias. ABSENT: Vice Mayor Marilyn Sanabria. CITY OFFICIALS/STAFF: Edgar Cisneros City Manager; Arnold Alvarez-Glasman, City Attorney; Noel Tapia, Assistant City Attorney; Cosme Lozano, Chief of Police; Josette Espinosa, Director of Parks and Recreation; Jan Mazyck, Interim Finance Director; Manuel Acosta, Economic Development Manager; Michael Ackerman, City Engineer, Christina Dixon, Staff Analyst, Public Works, Maria Torres, Senior Management Analyst Art Cueto, Senior Management Analyst, Annie Ruiz, Finance Manager and Donna Schwartz, City Clerk.

INVOCATION

The invocation was led by Mayor Ortiz.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Gabriel Lopez, age 10, Huntington Park Elementary.

PRESENTATIONS AND ANNOUNCEMENTS

Council presented a "Certificate of Appreciation" to Gabriel Lopez for leading the Pledge of Allegiance.

Council presented a "Certificate of Appreciation" to Asha Congdon, representative of Catholic Charities of Los Angeles, Inc. for providing Free Workshops in the month of March on Immigration and DACA.

Council presented a proclamation to Arnold and Eva Perez, "Proclaiming April 2016 as DMV/Donate Life Month."

Council presented "Certificates of Recognition" to the 2016 Community Police Academy Graduates.

Chris Hedden, LA County Metro Consultant, presented a PowerPoint on the Strategic Transportation Plan

Juliano Jarquin, Historic Commissioner, presented a PowerPoint on the CicLAvia Event

PUBLIC COMMENT

1. National Coalition for Immigration Reform Action, Robert Lalten, spoke in regards to the transportation plan, concerned with bike lanes slowing traffic and commented on global warming.
2. Community Parents Middleton Elementary School, Diego Enriquez, voiced concern with Valiente Charter School using classrooms at Middleton School and potential for services that can be taken away and asked Council for their support in relocating the charter school.
3. Patricia Salgado, spoke in support of Middleton Elementary School and asked Council for their support in relocating the charter school.
4. Diana Anguiano, spoke in support of Middleton Elementary School and an incident that had occurred with an employee of Valiente Charter School

PUBLIC COMMENT (continued)

5. Mrs. Anderson, Middleton Elementary School, asked for Council's support to speak to the LA County Unified School District in regards to Valiente Charter School, she noted there are numerous complaints/violations occurring at Middleton School, substitute teachers that are not qualified, services not being provided to special needs students, and asked to support keeping Middleton School a single school campus.

Mayor Ortiz asked City Manager Cisneros to obtain the speakers contact information so that she can meet with them.

6. Juliano Jarquin, The Human Element, spoke on resources and development for kids, announced a Job Resources event on April 19, 2016 at Walnut Park through Hilda Solis' Office and The Train Run on June 26, 2016, entry free for 18 years old and under.
7. Gloria Rodriguez, spoke in support of Middleton Elementary School and is opposed to having the charter school using the classrooms and asked the City to host a meeting.
8. Rodolfo Cruz, spoke in opposition to the pension tax, commented on the permit that was given to a charter school, police officers at the meetings and not on the streets and acknowledged Council Member Amezcuita.
9. Irving Pacheco, announced that the Governor has allocated \$176 million for the clean-up of the excide contamination.
10. Sandra Orozco, spoke in opposition to Council, acknowledged the passing of Council Member Amezcuita's father, read a quote from the Bible, commented on medical marijuana dispensaries in the city and made a remark to City Attorney.
11. Dr. Robert Newman, We the People Rising, asked that the two undocumented immigrants be removed, thanked Council Member Pineda for surrendering his compensation for being absent from the previous meeting, remarked DA office is watching, letters received, read a quote from the Bible, acknowledged the funeral for Council Member Amezcuita's father, and named his loyal friends.
12. Daniel Salazar, commented on the city going downhill, bad reputation, commented on the two undocumented immigrants, stated he works for Uber part-time noted customer negativity to the city, commented on CicLAvia, diversity, various retail and asked to improve the city.
13. George Franco, commented on the lighting over the projector screen, sound system in the back of the chambers, no coaches for kids baseball league, motorcycles being loud, maintenance of bathrooms, graffiti and his experience speaking with staff.
14. Patient Benefit Association, spoke in support of medical marijuana dispensaries asked that when choosing who gets the permits it should be someone who is going to work hard, feels it is revenue generating and will turn the city completely around.
15. Stella Stephens, commented on lawlessness, spoke in opposition to the City Attorney, commented on the two undocumented immigrants, letter received, read government sections and spoke in opposition to the Council.
16. DeAnn D'Lean, held up a sign and commented on discrimination, quoted the Brown Act, remarked on a comment by the Mayor regarding racism, mentioned DA's office and commented on the use of speaker cards.
17. Raul Rodriguez Jr., remarked DA watching city, noted unpatriotic citizens, gave his condolences to Council Member Amezcuita, commented on City Attorney and asked to withdraw the two appointments.

PUBLIC COMMENT (continued)

18. Nick Ioannidis, spoke in opposition to Council, commented on his life in the city, and noted April 21st is his 41 year anniversary for being an American citizen.
19. Arthur Schaper, announced his attendance at the funeral of Council Member Amezcuita's father, spoke in opposition to Council, commented on Freedom of Speech, asked to rescind the two appointments, asked to respect rule of law, and noted a letter received from the DA's office.
20. Robin Hvidston, We the People Rising, commented Americans need to represent on the commissions, commented on the presentation to Catholic Charities, read a letter from the DA's office, and commented on laws being broken and violated.
21. Wes Parker, spoke in opposition to Council and City Manager, commented on the presentation to Catholic Charities, and racism.
22. Mike McCoy, commented on racism, Catholic Charities, and read a quote from Chairman Mao.
23. Janet West, read a statement from Senator Jeff Sessions.
24. Vaughn Becht, commented on liberalism and asked Council to step down.
25. Orlando Montalvo, spoke in opposition to Police, feels he has been mistreated, and wants justice.

STAFF RESPONSE - None

CLOSED SESSION

At 8:12 p.m. City Attorney Alvarez-Glasman recessed to closed session.

1. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
(Government Code section 54956.9(d)(2)) – Two matters
2. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Government Code Section 54956.9(d)(1)

Santa Fe Ave Marijuana Dispensary/Huntington Park v. OG 25 CAP Collective
L.A.S.C case number VC065057

3. CONFERENCE WITH LABOR NEGOTIATOR - Regarding Represented Employees
(Government Code Section 54957.6(a))

City's Designated Representative(s) for Negotiations: Edgar Cisneros, City Manager

Employee Organization: Police Officers Association

At 8:02 p.m. Mayor Ortiz reconvened to open session. All Council Members present with the exception of Vice Mayor Sanabria ABSENT.

CLOSED SESSION ANNOUNCEMENT

Assistant City Attorney Noel Tapia announced that Council had discussed closed session items 1-3 stating for item 1, direction was given no action taken; item 2, no reportable action taken and for item 3, direction given no action taken.

CONSENT CALENDAR

Council Member Amezcuita requested Item 1 be pulled for further discussion.

Council Member Pineda requested Item 2 be pulled for further discussion.

CONSENT CALENDAR (continued)

OFFICE OF THE CITY CLERK

1. Approve Minute(s) of the following City Council Meeting(s):

- 1-1** Special City Council Meeting, Goal Setting Discussion, held Friday, March 11 and Saturday, March 12, 2016; and
- 1-2** Regular City Council Meeting held Tuesday, March 15, 2016

Council Member Amezcuita requested to pull this item in order to amend his comments for both meetings.

Motion: Council Member Macias motioned to table consent item 1 to the next City Council Meeting, seconded by Council Member Pineda. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezcuita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

Council Member Amezcuita noted he would reach out to the City Clerk with his amendments.

COMMUNITY DEVELOPMENT

2. Approve Ordinance Relating to Allowed Land Uses and Adoption of an Associated Negative Declaration Under the California Environmental Quality Act (CEQA)

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

- 1. Second reading, waive further reading and Adopt Ordinance 2016-947, Amending Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code Relating to Allowed Land Uses and Adoption of an Associated Negative Declaration Under the California Environmental Quality Act (CEQA).

Council Member Pineda pulled item 2 due to his absence when the item was introduced on March 15, 2016, and requested staff present the information as was presented previously.

Economic Development Manager Manuel Acosta presented the information.

Motion: Mayor Ortiz moved to approve the adoption of Ordinance 2016-947, seconded by Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezcuita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

FINANCE

3. Approve Accounts Payable and Payroll Warrants dated April 5, 2016

Mayor would like to see more information on the maintenance of city vehicles.

Council Member Amezcuita suggested an attachment to the warrants to include the vehicle information.

Mayor asked if each department could have a system in place with vehicle numbers and invoices for finance department to input the information.

CONSENT CALENDAR ITEM 3 (continued)

City Manager Cisneros stated this will be looked into.

Council Member Pineda reminded staff to shop locally.

City Manager noted to Council that some products cannot be purchased in the city.

Motion: Council Member Macias motioned to approve consent item 3, seconded by Council Member Pineda. Motion passed 3-1-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): Amezquita
ABSENT: Council Member(s): Vice Mayor Sanabria

END OF CONSENT CALENDAR

REGULAR AGENDA

CITY COUNCIL

4. Appointment to Historic Commission

Appointment: Council Member Pineda appointed Jamie Bravo to the Historic Commission for a three year term ending March 2019.

OFFICE OF THE CITY CLERK

5. Approve Resolution Adopting a New Conflict of Interest Code in Accordance with the Political Reform Act

Motion: Council Member Macias motioned to adopt Resolution No. 2016-09, Repealing all prior Resolutions Establishing Provisions of the City of Hunting Park Conflict of Interest Code and Adopting a New Conflict of Interest Code in Accordance with the Political Reform Act, seconded by Mayor Ortiz. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

Council Member Amezquita would like to add at a future time a signature page to be signed by the Form 700 filers stating that there is no financial or relationship with a particular company where applicable.

COMMUNITY DEVELOPMENT

6. Approve Second Amendment to Agreement with Transtech Engineers, Inc. for City Engineer and Building & Safety Services

Motion: Council Member Macias motioned to approve second amendment to agreement with Transtech Engineers, Inc. for city engineer and building & safety services and authorize the City Manager to execute the agreement with the condition to continue month-to-month and go out to RFP, seconded by Mayor Ortiz. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

REGULAR AGENDA (continued)

COMMUNITY DEVELOPMENT

7. **Approve Consultant Agreements with Lead Tech Environmental and Barr & Clark Independent Environmental Testing**

Motion: Council Member Macias motioned to approve three-year Consultant Agreements with Lead Tech Environmental and Barr & Clark Independent Environmental Testing in an amount not to exceed \$62,690 in total and authorize the City Manager to execute the Agreement in a form approved by legal counsel, seconded by Council Member Pineda. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

FINANCE

8. **Approve Contract with Data Ticket, Inc. for Parking Citation Processing Services**

Motion: Council Member Macias motioned to approve agreement with Data Ticket, Inc. for Parking Citation Processing Services for an initial period of three (3) years, authorize the City Manager to execute the agreement and adopt Resolution No. 2016-10, Establishing Parking Violation Processing Fees to be collected by a Third Party, seconded by Mayor Ortiz with the condition to **remove** the "(2) optional one-year extensions" and to return to Council after the 3 years. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

PARKS AND RECREATION

9. **Approve Use of Salt Lake Park for 2016 Telemundo Sports Experience Event and Approval of Agreement with Estrella Communications, Inc. to Produce Event**

Motion: Council Member Macias motioned to approve the Special Event Application for use of Salt Lake Park for the 2016 Telemundo Sports Experience event, approve agreement with Estrella Communications, Inc. to produce the 2016 Telemundo Sports Experience event at Salt Lake Park and authorize City Manager to execute agreement. Subsidiary, seconded by Council Member Pineda. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

10. **Review and Consider Concessionaire Services at Keller Park**

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Review Sample RFP for Concessionaire Services; and
2. Direct staff to issue a Request for Proposals for Concessionaire Services at Keller Park.

REGULAR AGENDA ITEM 10 (continued)

Motion: Council Member Macias motion to continue item to next City Council meeting, seconded by Council Member Pineda. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

Mayor Ortiz directed Chief of Police to report back to Council the possibilities of using Asset Forfeiture funds at the next City Council meeting.

11. Consideration and Approval of an Activities in Public Places Permit for the Redemption Church, of Commerce

Motion: Council Member Pineda motioned to approve Activities in Public Places permit for use of the Salt Lake Park Parking Lot on Saturday, April 9, 2016 on behalf of The Redemption Church of Commerce, seconded by Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

PUBLIC WORKS

12. Approve Resolution Authorizing the Submittal of an Application to the State Water Resources Control Board for Financial Assistance and/or Grant Funding for Well No. 17

Motion: Council Member Macias motion to adopt Resolution No. 2016-11, Authorizing to Sign and File a Financial Assistance Application for a Financing Agreement from the State Water Resources Control Board for the Planning and/or Design for Improvements to Well No. 17 and authorize the City Manager to execute the grant application, seconded by Council Member Amezquita. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Vice Mayor Sanabria

13. Select and Approve Award of Contract for Graffiti Removal and Bus Stop Maintenance Services

Motion: Mayor Ortiz moved to approve award of contract to GPC for Graffiti Removal services for a base contract amount of \$388,200 annually with a maximum of two 1-year extensions of term, authorize City Manager to execute the agreement and encumber the remaining portion of the annual contract amount for 2015-2016 for the payment of graffiti removal, seconded by Council Member Pineda. Motion passed 3-1-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): Amezquita
ABSENT: Council Member(s): Vice Mayor Sanabria

REGULAR AGENDA ITEM 13 (continued)

Motion: Council Member Macias motioned to approve award of contract to Nationwide Environmental Services for Bus Stop Maintenance services for a base contract amount of \$111,462 annually with a maximum of two 1-year extensions of term, directed City Manager to negotiate, as part of Scope of Service, power washing on Pacific Boulevard, authorize City Manager to execute the agreement and encumber the remaining portion of the annual contract amount for 2015-2016 for the payment of bus stop maintenance, seconded by Mayor Ortiz. Motion passed 3-1-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Pineda, Macias and Mayor Ortiz
NOES: Council Member(s): Amezquita
ABSENT: Council Member(s): Vice Mayor Sanabria

COMMUNITY DEVELOPMENT

14. Draft Fiscal Year (FY) 2016/17 Annual Action Plan for Community Development Block Grant (CDBG) and HOME Investment Partnerships Act (HOME) Program Federal Funds

Staff noted that this item was not a public hearing item that this will be a public hearing in May 2016.

Mayor Ortiz opened up public comment, hearing none, closed public comment.

Council discussed at length various suggestions and recommendations of allocations.

Manuel Acosta, Economic Development Manager explained that this item tonight was to receive and file, action regarding the allocations will come back to Council in May 2016.

Council concurred to receive and file the Draft Fiscal Year 2016/17 Annual Action Plan.

END OF REGULAR AGENDA

DEPARTMENTAL REPORTS (Information only)

WRITTEN COMMUNICATIONS - None

COUNCIL COMMUNICATIONS

Council Member Valentin Palos Amezquita, announced the passing of his father noting he hadn't told anyone due to his privacy, he spoke highly of his father, encouraged everyone to spend time with their family, reiterated his recommendation of the award of contract for Graffiti and Bus Stop Maintenance to lowest bidders to save money, commented on his changes to the minutes and noted the direction the city is going if monies aren't trying to be saved.

Council Member Karina Macias, noted she was unaware of Mr. Amezquita's father passing and gave her condolences, agrees with spending time with family, reiterated her reason for her vote on the Graffiti and Bus Stop Maintenance contracts due to the great service that has been provided, noted to be mindful on what is said regarding the city's budget that the and an email that was received regarding parking issues.

Council Member Jhonny Pineda, noted he was unaware of Mr. Amezquita's father passing and gave his condolences and wished everyone a good night.

Vice Mayor Marilyn Sanabria - ABSENT

COUNCIL COMMUNICATIONS (continued)

Mayor Graciela Ortiz, thanked everyone who stayed, acknowledged Mr. Amezcuita's comment regarding the lowest bidder but feels companies that work hard and provide good service also deserve to be given contracts. Ms. Ortiz gave her condolences to Council Member Amezcuita, and also noted she and staff were unaware of his father's passing, thanked staff for staying late, to take care of themselves and wished everyone a good night.

ADJOURNMENT

At 12:40 a.m. Mayor Ortiz adjourned the City of Huntington Park City Council to a Regular Meeting on Tuesday, April 19, 2016, at 6:00 P.M.

Respectfully submitted,

Donna G. Schwartz, CMC, City Clerk

DRAFT

Special Meeting of the
City of Huntington Park City Council
Goal Setting Discussion
Friday, March 11 and Saturday, March 12, 2016

The Special Meeting, of the City Council of the City of Huntington Park, Goal Setting Discussion, was called to order at 5:02 p.m. on Friday, March 11, 2016, at Raul Perez Memorial Park, 6208 South Alameda Street, Huntington Park, California; Mayor Graciela Ortiz presiding.

ROLL CALL

PRESENT: Mayor Graciela Ortiz; Vice Mayor Marilyn Sanabria and Council Members Valentin Palos Amezcuita (Arrived at 5:07 p.m.), Karina Macias and Jhonny Pineda. CITY OFFICIALS/STAFF: Edgar Cisneros, City Manager; John Ornelas, Management Advisor; Cosme Lozano, Chief of Police; Josette Espinosa, Director of Parks and Recreation; Teresa Garcia, Budget Analyst; Manuel Acosta, Economic Development Manager; Michael Ackerman, City Engineer; Martha Castillo, Human Resources Director and Donna Schwartz, City Clerk.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by City Manager Edgar Cisneros.

PUBLIC COMMENT - None

GOAL SETTING DISCUSSION FOR THE CITY OF HUNTINGTON PARK

City Manager Edgar Cisneros briefly explained that the goal setting discussion is a time for Council to communicate with staff on the city's goals and initiatives moving forward and that each department would be presenting their goals and objectives.

OFFICE OF THE CITY CLERK – presented by City Clerk Donna Schwartz

Goals:

Review/amend City's Records Retention Schedule, Implement Public Records Act training, complete the update process of the contracts and agreements, amend City Commission and City Council handbooks, implement records destruction, explore partnership with the Department of State, Los Angeles Passport Agency, provide ongoing training to staff where it relates to the City Clerk's Office and continue providing exceptional public service and professional support to all City officials, departments and the residents of Huntington Park.

Council Member Pineda suggested contacting the Department of State to see if any grants are offered at the local level in order to help defray start-up costs if the city so chooses to move forward with being a passport acceptance facility.

John Ornelas, Management Advisor, added that the information being presented is to establish short term and long term goals, and that the following day would provide more time for dialogue.

Mayor Ortiz suggested contacting the City of Chino Hills regarding their passport process and fees.

HUMAN RESOURCES – presented by Human Resources Director Martha Castillo

Goals:

Recruitments: Retain motivated, highly productive, customer service driven individuals, promote cost effective strategies, foster positive work relationships and complete all open recruitments both competitive and promotional (full/part-time). Update Civil Service Rules

& Regulations and Administrative Policies. Complete a city-wide classification study, Create Code of Conduct Policy for City Employees, Establish or Reactivate an Employee Recognition Program, Succession Planning and Training (safety program and an emergency plan).

PARKS & RECREATION – presented by Parks & Recreation Director Josette Espinosa

Goals:

Events & Programs: Provide culturally relevant offerings (little kickers swim program, recreation classes, afterschool program, summer day camp, youth & adult sports leagues, senior services). Premier Event Planning: Create annual master calendar of events and utilize special event planning tools to attract large scale premier events that will positively reflect on the city's cultural assets. Accessibility & Marketing: Increase park area per capita, outreach to community through effective & current mediums. Infrastructure: Develop comprehensive Capital Improvements Plan (CIP), splash pad at Salt Lake Park, upgrades to the Community Center and identify resources to increase public safety in parks. Staff Development & Retention: Leverage partnerships in order to redirect funds to increase professional staff development and retention.

Vice Mayor Sanabria and Mayor Ortiz would like to see the splash pad project move forward at a quicker pace.

Mayor Ortiz proposed recruiting residents within our City and our local colleges and feels customer service training should be a priority and would like to see Parks & Recreation offer play-offs and trophies.

Council Member Amezcuita suggested a rendering as well as input from the residents and staff for a new Community Center from existing 10,000 sq. ft. to about 30,000+ sq.ft. Have it prepared now so when funds become available the City is ready to build it.

Council Member Macias recommended the Parks & Recreation and Youth Commissioners get involved with painting the Community Center

Council Member Pineda suggested that if one of the rooms at the Community Center isn't being used to extend the weight room.

COMMUNITY DEVELOPMENT – presented by Economic Development Manager Manual Acosta

Goals:

Economic Development: Proactively outreach (conferences, trade shows, follow-up on leads), marketing (develop a brand, strategy and target businesses to attract), negotiate Costco deal, complete Nick Alexander project and expansion, retention (proactive outreach-provide resources (HUB Cities Business Assistance Center, commercial rehab, referral list to State and County programs)), close Successor Agency, consider establishing a Community Revitalization and Investment Authority, complete Pacific Blvd. revitalization project.

Planning: Division goals (automating planning and building permit process), advance planning goals (complete General Plan update, complete Zoning Code updates), code enforcement goals (proactive enforcement, develop a comprehensive plan, develop target areas and develop a cross department team approach).

Housing: Annual plan for CDBG and HOME funds for FY 2016-2017 (public service programs and projects and programs), continue marketing Housing programs (residential rehabilitation program, minor home repair program and lead based paint program), identify and complete an Affordable Housing project (commit HOME funds by July 2016).

Mayor Ortiz recommended more outreach to property owners notifying them about the commercial revitalization program.

Council Member Amezquita suggested outreaching to different markets i.e. Trader Joe's, Whole Foods, Sprouts and bringing in a Portos to Pacific Boulevard. Suggested having a retreat every quarter in order to stay updated on projects.

Council Member Pineda mentioned bringing in brand restaurants between Randolph and Slauson and Florence and Randolph. Mr. Pineda requested that Transtech be present at the next goal setting. He acknowledged that it is a good idea to continue to meet with the top 25 businesses and top manufacturers and find out what their needs are.

Vice Mayor Sanabria recommended bringing in businesses that are attractive, diverse and geared toward millennials.

City Manager Cisneros noted some challenges the City faces with regard to attracting these types of businesses and added that the City is ready and has targets in mind and wants to meet with developers to find out their interests and be able to accommodate them the best way they can. Mr. Cisneros stated he has discussed with Mr. Acosta doing a tour around the city with Council to show proposed sites and projects.

At 7:15 p.m. Mayor Ortiz called for a RECESS.

At 7:40 p.m. Mayor Ortiz RECONVENED the meeting with all Council Members present.

PUBLIC WORKS – presented by City Engineer Michael Ackerman

Goals:

Transportation: Maintain the safe use of public spaces and right-of-way, enhance the attractiveness, cleanliness, and utility of the City and public right-of-way, and pursue grant opportunities for public improvements.

Building Facilities: Create and maintain aesthetically pleasing, functional, and sustainable facilities, pursue energy efficient Green Building practices and systems, design, build, and renovate facilities to meet and exceed intended uses (evaluate roofing repairs of City buildings (Salt Lake Recreation Center, Public Works buildings at 6900 Bissell street, courthouse as an Emergency Operations Center (EOC) and United Pacific Waste (UPW) lease and other uses in former courthouse)), implement design, project management, construction management and maintenance standards and best management practices.

Park Maintenance: Enhance attractiveness and utility of Parks and Recreation facilities (maintain and enhance landscape, hardscape, and facilities for the beneficial use of the public. Salt Lake Park – evaluate the following: rehabilitation of the building, wading pool/splash pad, and amenities, rehabilitation of two parking lots on Bissell and evaluate the replacement of outdoor court lighting with Led lights), employ design, operating standards, and best management practices to improve cleanliness (abate graffiti within 24 hours of notification, illegal dumping-foster a culture of cleanliness through education on the hazard and cost of illegal dumping, enforce local law and ordinances, collaboration and partnerships with residents and business owners).

Water, Stormwater, and Utilities Division: Water purveyance (prepare a Water Financial Analysis, CIP improvements, Regulatory Requirements evaluate water rights (leasing vs. purchase vs. reduction of use) prepare the Urban Water Management Plan, Well 17 and 15 (15 awaiting permit approval, 17 applying for DAC grant with WRD)), Central Basin Municipal Water District/Water Replenishment District (actively participate in Groundwater Pumpers' Association, use and evaluate recycled water opportunities (possible extension to include along Pacific Boulevard and medians in city, Perez Park and Marquez HS, possible extension of recycled water line down Randolph in tandem with Well 17)), storm water compliance (develop and implement illicit connection/illicit discharge inspection program, nonstructural BMP program development and implementation, annual reporting and collaboration with LAR UR2 partners).

Engineering: Complete plan checking, permitting, and inspections in a safe, timely and professional manner, coordinate improvements and competing use of the public right-of-way through collaboration, permitting and enforcement to maximize positive outcomes and minimize adverse impacts, uphold the City's high standard of customer service and

satisfaction and pursue grants for public and transportation improvements to infrastructure.

Traffic Authority and Parking Task Force: Traffic Authority-installation, removal, modification of traffic control devices per CAMUTCD. Parking Task Force-evaluation of City parking policy including permitted, street, and metered.

Grant and Local Return Management: Coordinate, process, and implement grant programs and coordinate, process, and implement local return programs (Prop A&C, Measure R, Gas Tax, TDA-3).

Regional Programs: Collaborate, coordinate, and facilitate design, funding, and implementation of regional projects (strategic transportation plan, active transportation plan, 710 freeway, Eco-Rapid). Consistently manage the City's capital assets used for transit operations, improve oversight of existing service agreements, assure programs are compliant with regulatory requirements and funding program policies, minimize potential risks and improve coordination with neighboring and regional transit services.

Council Member Amezquita would like to use reflective paint for the curb addresses in the future, with regard to transportation, suggested signage to reroute street sweeping and trash pick-up for operational efficiencies which could result in cost savings of \$100,000-200,000 per year.

Vice Mayor Sanabria explained that the curb addresses were addressed because of public safety issues and were painted at no cost to the residents. If reflective paint was used the residents would have been charged.

Mayor Ortiz noted that the crosswalk lines on Bissell and Gage are hard to see and would like to make them more visible, noting that there has been accidents at this cross walk.

Mr. Ackerman, City Engineer, stated that these crosswalks can be painted in the interim until City is able to install new lighted crosswalk signs. More significant modifications need to go before the Traffic Authority for approval but painting crosswalks can be completed in a week.

Mayor Ortiz would like the splash pad project to be a priority and asked if the City can use CDBG funds and if the City can get reimbursed from State funds.

John Ornelas, Management Advisor advised Council that the process would need to come back to Council after establishing a timeline and that Council has the option to make it a priority and to allocate funds.

Vice Mayor Sanabria directed staff, in the meantime, to cover the planned space for the splash pad and to add a sign notifying the residents that a proposed project is underway.

Council Member Pineda stated that perhaps CDBG funds can be allocated towards the splash pad project.

Council Member Amezquita suggested, with regards to the courthouse, if a tenant makes improvements maybe the City can give them something in exchange like free rent for a fixed time or to maintain part of the courthouse or allow LA Film Industry to list it and make use of it.

Vice Mayor Sanabria suggested after school programs or programs that will benefit the community but would like to see more options for the use of the court house.

Mayor Ortiz asked staff to provide Council with facts and timeline of the parking permit project.

City Manager Cisneros asked Council to provide staff with direction on how to address this issue.

Mayor Ortiz stated more information is needed in order for Council to give direction.

Council Member Amezcuita agrees with the information being provided to Council but would also like outreach to the residents before making a decision on was to manage parking and related solutions before implementation.

Council Member Pineda agreed with Council Member Amezcuita and Mayor Ortiz.

Vice Mayor Sanabria wants to see a Capital Improvements Project Plan, at least an idea of things that need to be done, projected cost, projects, and availability of grants.

Mr. Ornelas, Management Advisor informed Council that the 5-Year Pavement Management Plan should have been given to Council for their review noting that it has upcoming plans for streets.

At 8:54 p.m. Council Member Amezcuita dismissed himself from the meeting.

FINANCE – presented by Teresa Garcia, Budget Analysis

Goals:

Strategic: Build capacity to support initiatives (economic development & long range investments; leverage of underperforming assets (>\$100 million); capital plan development; and align certain financial policies with priority initiatives).

Financial: Building capacity that comports with financial integrity (apply diligence & consistency to revenue collection i.e. code enforcement, parking; full cost recovery measures; update franchise agreements; and financial policy updates).

Operational: Financial recovery (emergency) plan; maximize technology to mitigate risk & eliminate redundant processes; procurement (parking citations, payroll processing capital asset tally).

POLICE – presented by Chief of Police Cosme Lozano

Goals:

Police Department Policing Goals: Continue to provide quality police service, establish adequate management and supervision (structure, efficiency and liability), establish proper staffing levels (quality service, crime prevention, response times, meet POA MOU conditions and employee wellness), enhance community trust and relations, embrace 21st century policing strategies (community oriented policing philosophy, mutual policing priorities, engaging our community, engaging our business community, special events/national night out, neighborhood improvement program, community police academy, teen police academy, neighborhood block watch program, utilize social media platforms and give out stickers).

Police Department Image: Enhance police department image (invest in police vehicles/advertising/branding), uniform standards and appearance, promote good work by police department, utilize social media/website and utilize local newspapers/magazines.

Police Department Technology: Invest in technology, city wide approach (upgrade servers, add/upgrade hardware and software, improve back-up capability, improve firewall/security (DOJ compliant, compatible with County/State/Federal systems) and invest in a quality IT Service Provider.

Police Department Preparedness: Enhance emergency preparedness, city invest in coordinator, emergency operation center (EOC) and training.

ADJOURNMENT

At 9:59 p.m. Mayor Ortiz adjourned the City of Huntington Park City Council to a continued Goal Setting Discussion on Saturday, March 12, 2016 at 8: 00 A.M.

Special Meeting of the
City of Huntington Park City Council
Goal Setting Discussion (continued)
Friday, March 11 and Saturday, March 12, 2016

The Special Meeting, of the City Council of the City of Huntington Park, Goal Setting Discussion, was called to order at 8:14 a.m. on Saturday, March 12, 2016, at Raul Perez Memorial Park, 6208 South Alameda Street, Huntington Park, California; Mayor Graciela Ortiz presiding.

ROLL CALL

PRESENT: Mayor Graciela Ortiz; Vice Mayor Marilyn Sanabria and Council Members Valentin Palos Amezcuita (Arrived at 8:24 a.m.), Karina Macias and Jhonny Pineda. CITY OFFICIALS/STAFF: Edgar Cisneros, City Manager; John Ornelas, Management Advisor; Cosme Lozano, Chief of Police; and Donna Schwartz, City Clerk.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Vice Mayor Sanabria.

PUBLIC COMMENT - None

GOAL SETTING DISCUSSION: COUNCIL DISCUSSION

GOAL SETTING DISCUSSION – Continued from March 11, 2016

John Ornelas, Management Advisor, stated this is a good opportunity to discuss goals and timelines that each department is very busy but this is a very important element that forms the basis for future projects and obtaining funding from difference sources. The meeting is for Council to focus on each department's issues and goals and to get Council's ideas on record to establish a framework on what Council is looking forward to doing in the future. Mr. Ornelas suggested timelines for projects such as the splash pad and crosswalks but that these types of projects go through a process before being presented to Council for approval. He suggested immediate goals being within 6 months Council wants to accomplish right away; short-term goals 6 months to 3 years, long-term goals are about 5 years.

Council suggested and provided input for short and long term goals as follows:

City Clerk's Office -

Vice Mayor Sanabria suggested the Public Records Act training be a priority, something in-house, short-term goal 6 months to a year.

Mayor Ortiz would like preparation of the 2017 March elections to be a priority (short-term) and submittal of a Resolution to the Board of Supervisors with regards to the 2022 elections (long-term).

Vice Mayor Sanabria would like the passport acceptance facility explored further with regards to revenue generating options and only be considered if revenue is 3 times the cost of the program.

Mayor Macias would like to see records destruction move forward (long-term) and adding contracts to the City's website (long-term).

Lengthy discussion followed by Council with the outcome being to have contracts readily available on the City's website to show more transparency.

Vice Mayor Sanabria stated that this is long-term should be accomplished within three years.

Mayor Ortiz agreed with Vice Mayor Sanabria.

City Manager Cisneros would like to discuss with City Attorney beforehand to get input and once approved to move forward.

Council Member Amezcuita voiced concern with data capacity (ask City's IT provider) but agrees with going forward once approved and suggested to add Form 460s "Campaign Disclosure Statements" and Form 700 "Statement of Economic Interests" for transparency.

City Clerk Schwartz suggested instead of scanning in the whole contracts to provide a list of contracts/agreements.

Mayor Ortiz agrees with a list and to add date of when it was approved by Council.

City Manager Cisneros agreed, noting it would be less staff time but ultimately it is Council's decision.

Council Member Macias stated it would be a long-term project due to the contracts/agreements currently being updated.

Council Member Pineda agrees with a list being provided and suggested corresponding a link to the agenda as to when they were approved.

Council discussed the City's elections, stand-alone vs. coordinating with the Los Angeles County Registrar Recorder/Elections Division. Council as a whole agree to continue coordinating elections with the County.

Human Resources –

Council Member Pineda would like the update to the Civil Service Rules & Regulations to be a short-term priority.

Council Member Macias agrees with Council Member Pineda, to add Administration Policies and suggested having them done in-house. Ms. Macias recommended bringing back the employee recognition to include volunteers, would like to see it in the budget, and to make this a short-term goal.

Vice Mayor Sanabria agrees with having the Civil Service Rules & Regulations updated in-house and making it a priority. She mentioned to be mindful of the budget and to get creative with regards to the employee recognition and agrees with the succession plan.

Mr. Ornelas, stated that the succession plan involves a policy/plan from each Department Head that would need to be discussed with the City Manager before bringing to Council for approval.

Council Member Amezcuita noted that staff would need the skills to take over when a Department Head is out. He also agreed that the Civil Service Rules & Regulations and Administration Polices can be done in-house, suggested using another city's as the basis.

Mayor Ortiz agrees with employee recognition and it being an immediate short-term goal. Mayor Ortiz recommended recruitments be done at a local level as well as in-house and mentioned getting creative, suggested partnerships including schools.

Council Member Amezcuita suggested gift cards to employees and residents that submit cost savings ideas, the more significant cost savings to increase amount of gift card.

Vice Mayor Sanabria agrees with Council Member Amezcuita's ideas, but with regard to opening it up to the residents, to be mindful of the recognition.

Mr. Ornelas suggested making the Civil Service Rules & Regulations Policy update a long-term goal noting that the policy would need to be reviewed by the employee representatives and the Attorney before being finalized noting it hasn't been updated since 1963.

Mayor Ortiz asked that as a short-term goal, to provide information, a blueprint, to Council as to what the update will encompass and a long-term goal to complete the update.

Council Member Amezquita agrees with Mayor Ortiz.

Council Member Pineda suggested researching established policy from other cities.

Council Member Amezquita suggested looking into City of Los Angeles and also suggested having the classification study done now.

Council Member Pineda would like to see the Civil Service Rules & Policies as a long-term goal in order to provide ample time for research.

Council concurred with short-term for providing information and long-term to implement.

Mayor Ortiz would like City Manager and Chief of Police to work on a safety plan making it a priority (immediate goal) as well as recruitment.

Vice Mayor Sanabria stated with regards to recruitments to give priority to the residents of Huntington Park at entry level and perhaps create a policy.

Council Member Amezquita agrees with the priority of the residents and suggested adding priority at the executive level as well.

Council Member Pineda recommended the succession plan be long-term and to start crosstraining. He suggested holding an event making "Emergency Preparedness" the main theme and inviting experts to get an idea of what their procedures are.

Chief of Police Lozano mentioned there is a similar event that already takes place.

City Manager Cisneros stated we need to educate staff and suggested establishing a sister city outside the city in case we are impacted by an emergency.

Chief Lozano noted the mutual aid agreement is already in place.

Finance –

Vice Mayor Sanabria wants the Franchise Agreement updated, closing of Southland Steel project making it an immediate short-term goal and establishing an economic/reserve policy.

Mayor Ortiz wants more focus on revenues i.e. code enforcement, taxes, a plan to bring in revenues and make it an immediate short-term goal.

Mr. Ornelas explained that cities collaborate with the Board of Equalization going out to the businesses together which in turn helps filter in revenue.

Council Member Pineda likes the idea, feels coffee shops need to be looked at with regard to charging taxes.

Council Member Macias sees an immediate need to continue the procurement process, pension tax and sales tax revenue. Ms. Macias would like a mid-year budget review to have a policy, feels it should be reviewed every quarter, hold departments accountable making this an immediate to short-term goal.

Mayor Ortiz agrees with immediate to short-term goal but to also hold Council accountable as well and agrees for quarterly reviews by departments.

Council Member Amezquita recommends continuing competitive bids, franchise agreement with Exxon, add sunset clause to agreements and complete the South Land Steel project.

Vice Mayor Sanabria would like to have one discussion regarding revenue per year aside from the quarterly budget discussions.

Council Member Amezquita agrees.

Mayor Ortiz wants Community Development to provide a presentation at a City Council meeting (short-term).

Vice Mayor Sanabria suggested having budget separate from City Council meetings at a minimum twice a year, once for an overview and once for council discussion before adoption.

Council Member Amezquita agrees.

Mayor Ortiz stated this can be short-term.

Mayor Ortiz called for a **RECESS** at 10:06 a.m.

Meeting **RECONVENED** at 10:23 a.m. with all Council Members present

Parks & Recreation -

Mayor Ortiz would like the baseball and softball fields available for free play and for the baseball and softball adult programs to provide tournaments with trophies to the winners making this a short-term goal.

City Manager Cisneros suggested jerseys, sweat shirts or free play for the next season for the winning team.

Vice Mayor Sanabria agrees and stated this is good community involvement.

Mayor Ortiz feels tournaments are something marketable to the community.

Council Member Pineda recommended adding exercise equipment in Keller Park making this a long-term goal.

Vice Mayor Sanabria agrees and added that grants be looked into to cover the costs.

Council Member Pineda agrees with Vice Mayor Sanabria's comment and suggested to extend the gym room at Salt Lake Park so people can take advantage.

Council Member Amezquita wants to see the bricks being repaired at the parks and to make this a short-term goal and a rendering of future improvements to the community center at Salt Lake Park being a long-term goal. Mr. Amezquita would also like to explore the long-term possibility of relocating the Public Works yard and possibly purchasing homes for more park space.

Vice Mayor Sanabria suggested a list be prepared of the improvements needed to the parks which would help during budget considerations and a master calendar of all events in the city both, immediate to short-term goals. She would like for staff to look into grants that could help defray costs (long-term) and with regard to Department of Water and Power (DWP) lots possibly looking into extending park area.

Council Member Pineda agrees with DWP lots being a priority.

Vice Mayor Sanabria added that a strategic plan should be developed on proposed plans regarding parks.

Council Member Pineda agrees and added to make this a priority.

Council Member Macias suggested making the splash pad a priority. Suggested Woodcraft Rangers at Freedom Park (immediate, short-term goal) and have police cadets in parks, (short-term) and would like staff to look into the possibilities of using a privately-owned pool which was formerly the YMCA.

Vice Mayor Sanabria directed staff to put a sign in the area of the proposed site for the splash pad notifying residents that something is forth coming. She agrees with the Woodcraft Rangers at Freedom Park.

Council Member Amezquita would like staff to look into the possibility of DWP paying to build an extension of the park and/or possibly a dog park.

City Manager Cisneros commented on capital improvements projects noting to Council to let staff know what they feel is important.

Vice Mayor Sanabria would like to make the splash pad a priority and a list prepared of capital improvements projects.

Mayor Ortiz stated with regard to parks her priority is the splash pad and programs and noted minor repairs can be done by the city and to make maintenance and programs a priority.

Council Member Amezquita agrees with parks being maintained and suggested to ask surrounding cities to help with such funding since their residents use City of Huntington Park parks. He asked that the bathrooms be maintained and cleaned several times every day especially on weekends.

Council Member Pineda, with regard to plaques being placed at Salt Lake Park he suggested Council go out and solicit donations.

Council Member Amezquita would like to see a rededication of Keller Park, a botanical garden using recycled water, a water fountain, put new plants, native plants and making this a long-term goal.

Mayor Ortiz stated at this time we need to focus on immediate priorities.

Vice Mayor Sanabria feels that maintenance of parks is a priority.

Mr. Ornelas stated that all these are good ideas some real achievable, short term and some are longer term and cost monies but this is what this discussion is all about. Ultimate goals are planning, master plans, park plan a park master plan this could possibly be a document that embraces everything that's being discussed. There are things that should be done on a daily basis. The bigger goal is master planning.

Vice Mayor Sanabria feels that focusing on maintenance for parks should be part of goals.

Council Member Amezquita again suggested looking for funding from other cities especially for Salt Lake Park.

Mayor Ortiz also agreed with asking the surrounding cities noting other residents other than Huntington Park's use the parks. Ms. Ortiz agrees with a master calendar making it a short-term goal.

Vice Mayor Sanabria suggested adding more partnerships to help with things that need to be done.

Council Member Pineda suggested staff look for grants, maybe obtaining a grant writer, wants to start looking into that direction.

Council Member Macias suggested focusing on parks and grants, focus on maintenance to parks making this an immediate, short-term goal.

Community Development -

Vice Mayor Sanabria reiterated closing South Land Steel project, likes idea of top 25 business luncheon, tour around the city, and that the ICSC conference will bring in businesses.

Mayor Ortiz, with regards to businesses, create a list making this a short-term goal, reiterated making sure revenue is targeted.

Council Member Macias would like a 6 month update on code enforcement.

City Manager Cisneros mentioned that code enforcement can be a touchy subject given the nature of the enforcement program.

Vice Mayor Sanabria suggested Community Development provide Council with a presentation on developments and what the goals are and where they are at with regards to programs and projects.

Council Member Macias agreed and reiterated the update by code enforcement making these short-term goals. She would like to see Costco come into the city (immediate) and suggested at the ICSC Conference, using the Planning Commission to do outreach to the businesses.

Mr. Ornelas acknowledged that Council emphasizes on the need to bring in businesses suggested looking into culture when bringing in businesses, which happens within the department and noted that code enforcement can be used as a tool to bring in businesses.

Council Member Amezcuita agreed with Community Development to be collaborative. Would like to see Costco and South Land steel project as short-term goals. Reiterated his suggestion to bring in different businesses, glad to see Smart & Final coming into the City, wants to see higher end markets come in. He wants to see light rail come to city, feels it will bring in synergy and mix used development and to make this a mid to long-term goal.

Council Member Pineda agreed and gave direction to City Manager Cisneros to reach out to different restaurant franchises, find out which Council and the residents want.

Vice Mayor Sanabria wants to see various businesses come in to make the city diversified.

Mayor Ortiz suggested Chili's, Olive Garden, Buffalo Wild Wings, more family restaurants.

Council Member Macias suggested highlighting what the city already has i.e. Ray's BBQ, Nina's Café etc.

Vice Mayor Sanabria suggested inviting new businesses that want to open in the city to the Council meetings to introduce themselves.

Mayor Ortiz directed City Manager Cisneros to bring back to Council an update on the Commissions and suggested promoting a business each month.

Public Works -

Vice Mayor Sanabria stated the Capital Improvements Projects Plan (CIP) is needed so it can be reviewed during budget consideration and review of the courthouse with options of revenue generating avenues, this being a long-term goal.

Council Member Pineda feels that streets improvements are a priority and wants to see more outreach to the community regarding illegal dumping.

City Clerk Schwartz suggested information be provided with regards to city events and agenda packet, in binders at the local library. Council liked the idea.

Council Member Pineda wants staff to determine which streets are priority and that people need to see city trucks and employees more visible.

Mayor Ortiz wants repair and maintenance of sidewalks to be an immediate short-term goal, prioritize safety, repair right-of-ways, and repair sidewalks at Freedom Park.

Council Member Macias agrees noting minor traffic issues i.e. crosswalks needed at Salt Lake to make this an immediate, short-term goal, with regards to transportation, modify and improve and making this an immediate and short-term goal.

Council Member Amezcuita to make signs and place on Pacific Boulevard making the people aware of the downtown revitalization project, with regard to Well 17 and the study, follow-up with counterpart at Central Basin making this a long-term goal. He would like signage rerouting street sweeping and trash pick-up which would result in efficiency i.e. cost savings by the service providers; making this a short to mid-term goal and wants the parking issue looked into.

Police –

Vice Mayor Sanabria asked to bring back the Neighborhood Watch program and asked for a plan/list of what PD needs, making these short-term goals.

Mayor Ortiz wants to see the Cadet program extended, making this a short-term goal and to look into obtaining a School Resource Officer, making this a long-term goal.

Vice Mayor Sanabria commended PD for the efforts on being open to the community, would like to see town hall meetings with PD, making this a long-term goal.

Council Member Macias agreed and commended PD for bringing back policing, addressing quality of life among the residents, safety to businesses and working within budget. Ms. Macias recommended making technology an immediate short-term goal.

Vice Mayor Sanabria asked to bring back substations along HP strip and on Pacific Boulevard and making this a long-term goal.

Council Member Amezcuita asked PD to continue policing and to reach out to residents and get to know community, making this a long-term goal and asked PD to work with HR and Finance regarding how monies can be saved regarding current and retired employee benefits.

Council Member Pineda suggested staying within budget in every single department.

Chief of Police Lozano responded stating his philosophy within the Police Department is to encourage engagement with the community, he takes time to be in attendance at meetings and wants to get his officers involved with the community, PD has reestablished the following programs: a block watch program (PD offers to go to the neighborhoods to help them organize themselves as a block watch group), community policing academy, and police cadet program. Chief Lozano likes the idea of a school resource officer and noted the quality of service that PD provides, there has been reductions in major divisions and moving forward if it is proposed to reduce within the department then what needs to be looked at is what services would be minimized and at what level service would be provided. Chief Lozano ended by expressing his appreciation of Council's support.

Council Member Macias suggested looking into the courthouse as an EOC, making this a long-term goal and looking into safety and emergency responses for employees, making these short-term goals.

Vice Mayor Sanabria would like to see a presentation on the status of the Neighborhood Watch program at a future Council meeting and would like Chief Lozano to make more presentations at ceremonial events.

Closing Remarks

City Manager Cisneros acknowledged Mr. Ornelas, Ms. Mazyck, Ms. Crum, Department Heads, staff and the behind the scenes staff for all their support.

Mayor Ortiz thanked Mr. Ornelas and all for working as a team and attending the workshop discussion.

Mr. Ornelas, Management Advisor, stated a final product will be forthcoming and suggested having another workshop next May.

Council Member Amezquita suggested a retreat each quarter. He commended Mr. Ornelas, City Manager Cisneros and executive team for all their support and time towards this workshop discussion.

Vice Mayor Sanabria thanked everyone, appreciates the opportunity to interact and provide direction to staff and thanked her colleagues.

Council Member Macias thanked staff and her colleagues for coming in on the weekend and for all their support. Ms. Macias thanked Mr. Ornelas for his service and everyone as well, noted all the good ideas and to continue to work as a team.

Council Member Pineda thanked everyone for all their support, noted there's a better understanding that will help make decisions.

ADJOURNMENT

At 12:44 p.m. Mayor Ortiz adjourned the City of Huntington Park City Council to a Regular Meeting on Tuesday, March 15, 2016, at 6:00 P.M.

Respectfully submitted,

Donna G. Schwartz, CMC, City Clerk

DRAFT

Regular Meeting of the
City of Huntington Park City Council
Tuesday, March 15, 2016

Sergeant at Arms read the Rules of Decorum.

The regular meeting of the City Council of the City of Huntington Park, California was called to order at 6:00 p.m. on Tuesday, March 15, 2016, in the Council Chambers at City Hall, 6550 Miles Avenue, Huntington Park, California; Mayor Graciela Ortiz presiding.

ROLL CALL

PRESENT: Mayor Graciela Ortiz; Vice Mayor Marilyn Sanabria and Council Members Valentin Palos Amezcuita and Karina Macias. CITY OFFICIALS/STAFF: Edgar Cisneros, City Manager; Arnold Alvarez-Glasman, City Attorney; Cosme Lozano, Chief of Police; Josette Espinosa, Director of Parks and Recreation; Manuel Acosta, Economic Development Manager; Michael Ackerman, City Engineer; Martha Castillo, Human Resources Director and Jessie Gomez, Junior Deputy City Clerk.

ABSENT: Council Member Jhonny Pineda

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Monserrath Bucio, 1st grade student at Miles Elementary School.

INVOCATION

The invocation was led by Mayor Ortiz.

PRESENTATIONS AND ANNOUNCEMENTS

Council presented a Proclamation to Sandra Orozco for "Multiple Sclerosis Awareness Month."

PUBLIC COMMENT

1. Teresa Ramirez, Juanita Barrios, Eva Cano, Maria Barrera, Sergio Ortega, Gloria Enciso, Hirlanda Duarte and city residents, commented on the dial-a-ride program, reduced trips and fee increase.
2. Yvonne Correa and Sandra Orozco, voiced concerns on marijuana dispensaries and dial-a-ride service.

Mayor Ortiz asked City Manager Edgar Cisneros to present a brief response to the dial-a-ride program changes. Mr. Cisneros presented a PowerPoint Presentation in response to trip and area reduction along with the fee increase.

4. Leticia Martinez, Chamber of Commerce CEO, introduced Humberto Lopez, Southeast Cities Relay for Life Event Chair and explained the Relay for Life event that will be held on June 25, 2016.
5. Jessica Iniguez and Rocio Trujillo, South East Community Alliance, spoke in regards to underage drinking prevention.
6. Carolyn Denise Barlage, commented on marijuana dispensaries and agenda item #3.
7. Vicky Herrera, commented on marijuana dispensaries and mentioned the city being a Grade A Smoke-Free city.
8. Rodolfo Cruz, commented on combi services, marijuana dispensaries and tree trimming.

PUBLIC COMMENT (continued)

At 7:00 p.m. Mayor Ortiz called for a **RECESS**.

At 7:10 p.m. Mayor Ortiz **RECONVENED** the meeting with all Council Members present with the exception of Council Member Pineda ABSENT.

9. Nick Ioannidis, commented on his life in the city.
10. Dr. Newman, We the People Rising, read a bible verse and addressed diversity.
11. Francisco Torres, League of United Latin American Citizens, congratulated Sandra Orozco and Hilda Estrada, and addressed marijuana permits, bus transportation and dial-a-ride services.
12. Arthur Schaper, mentioned recall papers served, commented on racist comments, acknowledged Nick Ioannidis, and commented on illegal appointments
13. Jesse Sanchez, Patients Association, commended city for Medical Marijuana subject, and provided the city with resource information.
14. Jacob Dunn, Executive Director for Sow Eden Organics, spoke in support of medical marijuana dispensaries and explained the use of marijuana and how it benefits those who have seizures.
15. George Franco, and Betty Retama, Residents, asked Council to place medical marijuana on a ballot and questioned the school crosswalk concern.

At 7:33 p.m. Vice Mayor Sanabria left her seat and returned at 7:55 p.m.

16. Vaughn Becht, spoke about Thomas Jefferson.
17. Robin Hvidston, voiced opposition in regards to the Marijuana dispensaries, honored and read a quote from Nick.
18. Betty Robinson, Raul Rodriguez and Wes Parker, addressed racist remarks, commented on marijuana dispensaries, and commission appointments.
19. Darrell Robinson, acknowledged Nick Ioannidis.
20. Janet West, commented on the Brown Act, asked Council to follow the Brown and Maddy Acts, requested they use English since she is unable to use headphones, commented on services, and requested that Resolution No. 2015-19 be repealed.
21. Valentin Amezquita, quoted a phrase from MLK, commented on the Goal Setting retreat, addressed the reason for not voting for the dial-a-ride reduction and spoke in opposition to marijuana dispensaries.

STAFF RESPONSE

Chief of Police Lozano responded to the comment regarding the schools parking Assessment, explained the 3 phase plan in process and an upcoming community meeting in the near future to present a plan. City Engineer Ackerman added that the city has met with HP Elementary, Aspire and Nimitz to obtain suggestions, stating that improvements will be implemented to mitigate traffic and pedestrian congestion.

Chief Lozano provided an update on the current illegal dispensary case noting that case went before the judge in which judge ordered both parties to engage in conference to resolve the matter outside of court, a follow up court hearing is scheduled for April 5, 2016.

CLOSED SESSION

At 8:11 p.m. City Attorney Alvarez-Glasman recessed to closed session.

CLOSED SESSION (continued)

1. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
(Government Code section 54956.9(d)(2)) - One matter

2. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Government Code Section 54956.9(d)(1)

City of Huntington Park v. Santa Coronado
L.A.S.C case number BC564026

3. CONFERENCE WITH LABOR NEGOTIATOR - Regarding Represented Employees
(Government Code Section 54957.6(a))
City’s Designated Representative(s) for Negotiations: Edgar Cisneros, City Manager
Employee Organization: Police Officers Association

At 8:37 p.m. Mayor Ortiz reconvened to open session. All Council Members present with the exception of Council Member Pineda ABSENT.

CLOSED SESSION ANNOUNCEMENT

City Attorney Alvarez-Glasman announced closed session item 1 was not discussed, item 2 direction given no action taken and item 3 no action taken therefore nothing to report.

CONSENT CALENDAR

Motion: Council Member Macias motioned to approve consent calendar items, seconded by Vice Mayor Sanabria. Motion passed 3-1-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	Amezquita
ABSENT:	Council Member(s):	Pineda

OFFICE OF THE CITY CLERK

1. Approved Minute(s) of the following City Council Meeting(s):

- 1-1 Regular City Council Meeting held Tuesday, February 16, 2016
- 1-2 Special City Council Meeting held Tuesday, March 1, 2016

CITY MANAGER

2. Adopted Ordinances Nos. 2016-945 and 2016-946, Amending 1) Title 9, Chapter 3, Article 23, 2) Section 9-4.302, 3) Title 4, Chapter 7, Article 19, and 4) Title 3, Chapter 1, by Adding Article 24 of the Huntington Park Municipal Code Related to Medical Marijuana Cultivation Establishments, Medical Marijuana Dispensaries and Marijuana Delivery.

CITY COUNCIL

3. Adopted Resolution No. 2016-08, in Support of “No Place Like Home” Initiative to Prevent and Address Homelessness in our Local Communities.

FINANCE

4. Approved Accounts Payable and Payroll Warrants dated March 1 and March 15, 2016

END OF CONSENT CALENDAR

REGULAR AGENDA

CITY COUNCIL

5. Council Appointments to Youth Commission

Motion: Council Member Amezquita - appointed Andrea Calderon and Nely Perez to the Youth Commission to serve two year terms ending March 2017.

6. Reappointment of City Council Members to Various Agencies and/or Organizations and Adoption of Resolution Reappointing Representatives to the HUB Cities Consortium

City Manager Cisneros announced a correction to the stipend amount being \$100 and any Council Member can be appointed as a Delegate.

Motion: Vice Mayor Ortiz moved to reappoint Council Member Macias as the Alternate to the Central Basin Water Association, seconded by Vice Mayor Sanabria. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

Motion: Council Member Amezquita motioned to nominate Macias as Delegate to the Eco-Rapid Transit and to keep Amezquita as the Alternate, seconded by Vice Mayor Sanabria. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

Motion: Vice Mayor Sanabria moved to appoint Council Member Macias to the Gateway Cities Council of Governments, seconded by Mayor Ortiz. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

Motion: Vice Mayor Ortiz moved to appoint herself as Member and Vice Mayor Sanabria as Alternate to the HUB Cities Consortium and adopt Resolution No. 2016-07, seconded by Vice Mayor Sanabria. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

Motion: Vice Mayor Ortiz moved to appoint Council Member Macias as Member and Vice Mayor Sanabria as Alternate to the I-710 Project Committee, seconded by Vice Mayor Sanabria. Motion passed 4-0-1 by the following vote:

REGULAR AGENDA ITEM 6 (continued)

ROLL CALL:

AYES: Council Member(s): Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Pineda

POLICE

7. Approve Request to Purchase Two Police Department Investigations Division Police Vehicles and Supplementary Equipment

Motion: Vice Mayor Sanabria moved to approve the request to purchase and equip two new Police Department vehicles from Ford Motor Company, specifically South Bay Ford in Hawthorne, CA, authorize additional budget appropriation of \$94,970.60 from the supplemental Frontline Law Enforcement Fund, Account 122-7010-421.74-10 and authorized the Chief of Police to purchase the vehicles and associated equipment seconded by Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Pineda

8. Approve Request to Purchase Two Police Department Patrol Operations Division Police Vehicles and Supplementary Equipment

Motion: Vice Mayor Sanabria moved to approve the request to purchase and equip two new Police Department Patrol Services Division police vehicles from the Ford Motor Company, specifically South Bay Ford in Hawthorne, CA, authorize the Chief of Police to purchase the vehicles and associated equipment, seconded by Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Pineda

PARKS AND RECREATION

9. Consideration and Approval of an Activities in Public Places Permit & Fee Waiver Request for the American Cancer Society

Motion: Vice Mayor Ortiz moved to approve the activity in Public Places Permit for the American Cancer Society's "Relay for Life" Event, scheduled for June 24-26, 2016 on the Salt Lake Park baseball diamonds, and approved the facility fee waiver for the event, seconded by Vice Mayor Sanabria. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES: Council Member(s): Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES: Council Member(s): None
ABSENT: Council Member(s): Pineda

REGULAR AGENDA (continued)

10. Consideration and Approval of an Activities in Public Places Permit for the Abandoned Children of Nicaragua, Central American Foundation

Motion: Vice Mayor Sanabria approve the activity in Public Places Permit for the use of the Salt Lake Park Baseball Diamonds on May 21, 2016, for the Children of Nicaragua, Central American Foundations annual fundraiser event, seconded by Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

PUBLIC WORKS

11. Concession Stand at Keller Park

Motion: Mayor Ortiz moved to approve the demolition of the concession stand at Keller Park, seconded by: Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

END OF REGULAR AGENDA

PUBLIC HEARING

COMMUNITY DEVELOPMENT

12. Hearing of the City of Huntington Park's Housing and Community Development Needs in Preparation of the Fiscal Year (FY) 2016-2017 Annual Action Plan

Mayor Ortiz opened up the item for public comment hearing none, declared public comments closed

Motion: Vice Mayor Sanabria motioned to approve a public hearing, considered public testimony and staff's analysis and received and filed the City's Housing and Community Development needs in preparation of the FY 2016-2017 Annual Action Plan, seconded by: Mayor Ortiz. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

PUBLIC HEARING Continued)

COMMUNITY DEVELOPMENT (continued)

- 13. Zoning Ordinance Amendment; Development Permit 2016-02; and the Adoption of an Associated Negative Declaration Under the California Environmental Quality Act (CEQA) Case No. 2016-01, for Property Located at 5400 Pacific Boulevard**

Public Comment

Mayor Ortiz opened up the item for public comment hearing none, declared public comments closed

Motion: Vice Mayor Sanabria motioned to conduct a public hearing, consider public testimony and staff's analysis, waive further reading, and introduce Ordinance No. 2016-947, amending Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code relating to allowed land uses, schedule the second reading and adoption of the Ordinance for April 5, 2016 and approve a Development Permit for a change of use and tenant improvements to an existing 6,000 square foot building; and adopt an associated Negative Declaration under the California Environmental Quality Act (CEQA) for property located at 5400 Pacific Boulevard, seconded by: Council Member Macias. Motion passed 4-0-1 by the following vote:

ROLL CALL:

AYES:	Council Member(s):	Amezquita, Macias, Vice Mayor Sanabria and Mayor Ortiz
NOES:	Council Member(s):	None
ABSENT:	Council Member(s):	Pineda

DEPARTMENTAL REPORTS (information only)

WRITTEN COMMUNICATIONS - None

COUNCIL COMMUNICATIONS

Council Member Valentin Palos Amezcuita – expressed his concerns in regards to the marijuana ordinance adding that he would have preferred this to be placed on a ballot, commented on the dial-a-ride passenger rides and recommended to include a fixed year lease for the Concession Stand at Keller Park Request for Proposal. Suggested to avoid any discretionary expenditures to avoid layoffs. Thanked staff and everyone in attendance.

Council Member Karina Macias - thanked staff and the City Manager for the productive workshop, reiterated her comment regarding those individuals from outside the city are racist adding that she will continue to speak Spanish to the city residents, addressed Council Member Amezcuita for condoning individuals behavior, commented on how well all Council Members were working as a group at the workshop.

Council Member Jhonny Pineda - ABSENT

Vice Mayor Marilyn Sanabria – thanked staff for a fruitful workshop, commented on Council Member Amezcuitas comments in regards to the Budget, requested that Mr. Amezcuita come prepared to each City Council Meeting, to stop misleading the community, assured all present that all decisions she makes are not taken lightly, she is here to move the community forward. Encouraged the public to sign up for both the C.E.R.T. program and the bulky item program.

COUNCIL COMMUNICATIONS (continued)

Mayor Graciela Ortiz – thanked staff for the hard work on the goal setting workshop and for staying late. Respectfully asked Council Member Amezcuita to watch his words, and informed him that the community would appreciate seeing him in more community events, spoke in regards to the current illegal dispensaries in the City, mentioned that the Police Department will have more control and access once the Ordinance is in effect, encouraged the residents to contact City Hall to obtain additional Dial a Ride services and closed by adding that she has been receiving positive comments and feedback from City Residents regarding the HP Express bus services and closed by thanking her colleagues who were in Support.

ADJOURNMENT

At 10:17 p.m. Mayor Ortiz adjourned the City of Huntington Park City Council to a Regular Meeting on Tuesday, April 5, 2016, at 6:00 P.M.

Respectfully submitted,

Yesenia “Jessie” Gomez, Junior Deputy City Clerk

DRAFT



CITY OF HUNTINGTON PARK

Office of the City Manager
City Council Agenda Report

April 19, 2016

Honorable Mayor and Members of the City Council
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Dear Mayor and Members of the City Council:

**RECONSIDERATION OF CITY COUNCIL ACTIONS TAKEN DECEMBER 23, 2015
RELATIVE TO GRANICUS INC., REPLACEMENT OF BUS NUMBERS 962, 978, 369
AND 961 AND ACCOUNTS PAYABLE AND PAYROLL WARRANTS DATED
DECEMBER 23, 2015**

IT IS RECOMMENDED THAT THE CITY COUNCIL:

1. For reasons set forth below, rescind the actions taken by the City Council at its Special City Council meeting dated December 23, 2015, relative to the approval of an additional appropriation for contract services with Granicus, Inc., the authorization to replace bus numbers 962, 978, 369 and 961 with new vehicles purchased in a not-to-exceed amount of \$260,000 and the approval of accounts payable and payroll warrants dated December 23, 2015; and
2. Approve additional appropriation of \$8,287 to account 111-1010-411.56-41 to ensure budgetary sufficiency for FY 15-16 for Granicus Inc. for upgrade to video streaming software (Granicus Open Platform) and encoder (Granicus Encoding Appliance) and monthly management and hosting services; and
3. Authorize the replacement of bus numbers 962, 978, 369 and 961 with Starcraft Allstar buses purchased from Creative Bus Sales; and
4. Approve a budget appropriation in to account 748-8060-431.74-20 in a not-to-exceed amount of \$260,000 and authorize the Interim Finance Director to transfer the amount of \$260,000 from the City's General Fund to the Vehicle and Equipment Replacement Fund, 748-0000-101.10-00; and
5. Approve Accounts Payable and Payroll Warrants dated December 23, 2015.

**RECONSIDERATION OF CITY COUNCIL ACTIONS TAKEN DECEMBER 23, 2015
RELATIVE TO GRANICUS INC., REPLACEMENT OF BUS NUMBERS 962, 978, 369
AND 961 AND ACCOUNTS PAYABLE AND PAYROLL WARRANTS DATED
DECEMBER 23, 2015**

April 19, 2016

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PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

On December 23, 2015, the City Council held a special city council meeting and considered and took action on the items noted above. Staff was subsequently made aware that the City did not comply with the Brown Act's noticing requirements for special meetings due to technical human errors and believes it is best to reconsider and reaffirm approval for the items noted above.

BACKGROUND

In brief, on December 22, 2015, the City Clerk posted a Notice of Special Meeting ("Notice") at least 24 hours in advance of the 8:30 a.m. start time of the December 23, 2015 Special Council Meeting as required by Government Code section 54956. A separate Agenda ("Agenda") of the business to be transacted at the Special City Council Meeting was also posted by the City Clerk at least 24 hours in advance of the 8:30 a.m. start time of the December 23, 2015 Special Council Meeting. When both the Notice and Agenda are read in concert, the City Clerk substantially complied with the posting requirements of the Brown Act and the City Council took action consistent with the requirements of the Government Code.

GRANICUS – JUSTIFICATION OF RECOMMENDED ACTION

The current software that is used to web stream the City Council meetings was recently upgraded due to Google Chrome no longer supporting Microsoft Silverlight which currently is used in conjunction with Granicus Open Platform. It was recommended that we upgrade the software (Granicus Open Platform) and encoder (Granicus Encoding Appliance) in order to continue providing citizens the capability of viewing the streaming of the City Council meetings and further permitting access to their mobile devices allowing the city to reach a broader audience.

GRANICUS – FISCAL IMPACT/FINANCING

Cost for upgrade includes a one-time payment of \$3,737 for installation & training of software and encoder with an additional \$4,550 for managed services that cover period 9/28/15 – 6/30/16 (Attachment A). Funds for this upgrade was not part of the City's FY 15-16 Adopted Budget. Staff is requesting that Council appropriate an additional \$8,287 to account 111-1010-411.56-41 to cover expenditures.

**RECONSIDERATION OF CITY COUNCIL ACTIONS TAKEN DECEMBER 23, 2015
RELATIVE TO GRANICUS INC., REPLACEMENT OF BUS NUMBERS 962, 978, 369
AND 961 AND ACCOUNTS PAYABLE AND PAYROLL WARRANTS DATED
DECEMBER 23, 2015**

April 19, 2016

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REPLACEMENT OF BUSES – JUSTIFICATION OF RECOMMENDED ACTION

Staff was directed to explore replacement of four (4) buses given the current state of the of the vehicles that are currently in use to operate the City’s fixed-route transit system. In addition to the fact that the vehicles are near the end of their respective useful lives, the lack of ongoing maintenance by the previous operator as required under the Operating Agreement has been a significant factor in the reliability of these vehicles.

Based on vehicle specifications as to seated capacity, ADA accessibility, mechanical and maintenance considerations and price (lowest qualified bid), staff proposes that the City place four (4) new Starcraft Allstar vehicles into service upon acquisition and implementation of administrative and operational requirements.

The City’s Vehicle and Replacement Policy (the “Policy”) governs the purchase/replacement of vehicles providing that vehicles comport on both age and mileage. The summary of City passenger vehicle information in the subsequent section of this report bears that out.

REPLACEMENT OF BUSES – BACKGROUND

Pursuant to an Assignment Agreement, the City recently committed to the operation of four versus three vehicles for its Combi system. The City’s existing bus fleet includes seven unit numbers, their corresponding year, make, model and current and average annual mileage as summarized in the table that follows:

Vehicle Information				Mileage	
				Current 11-2015	Average Annual
Unit #	Year	Make	Model		
941	2006	Ford	E-450	145,726	16,192
978	2008	El Dorado	Elite 270	164,094	23,442
963	2009	Goshen	GCII	79,944	13,324
961	2009	El Dorado	Elite 270	171,268	28,545
369	2009	El Dorado	Elite 270	176,213	29,369
960	2010	Goshen	GCII	109,122	21,824
962	2010	Goshen	GCII	162,349	32,470
				Average	23,595

**RECONSIDERATION OF CITY COUNCIL ACTIONS TAKEN DECEMBER 23, 2015
RELATIVE TO GRANICUS INC., REPLACEMENT OF BUS NUMBERS 962, 978, 369
AND 961 AND ACCOUNTS PAYABLE AND PAYROLL WARRANTS DATED
DECEMBER 23, 2015**

April 19, 2016

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With regard to the classification of passenger vans, the Policy sets forth that age and mileage requirements of five years and 150,000 miles specifically be met. Buses 978, 961, 369, and 962 meet these requirements and thus qualify for replacement.

Alternatives Considered

The first consideration was the type of vehicles available either under a direct purchase or lease scenarios. As such, we solicited quotes from the following vendors based on specifications of the City's existing equipment:

- Creative Bus Sales
- National Bus Corporation
- Gaplin Ford

The City received quotes from Creative Bus Sales and National Bus Corporation. Gaplin Ford directed staff back to National Bus Corporation as they do not stock or sell vehicles that align with the City's requirements. The following table summarizes make, model and unit cost. Buses are 16-seated passenger and 2 wheelchair equipped across all make and models.

Vendor	Make	Model	Unit Cost
<i>Creative Bus Sales</i>	El Dorado	Aerotech 240	\$71,549
<i>Creative Bus Sales</i>	Goshen Coach	GCII 25'	67,770
<i>Creative Bus Sales</i>	Starcraft	Allstar 25'	63,227
<i>National Bus Corporation</i>	Champion	Challenger 250	66,500

As required by policy, the second consideration relates to the "buy versus lease" analysis.

- (1) **Direct Purchase**, or a cash purchase of all vehicles. Under this scenario, no financing costs would be incurred and the City takes full possession at the time of acquisition. The advantage of purchasing the new buses is that the City will save on financing costs that would be incurred over a financing term. The disadvantage is that the City must leverage its general fund by an additional quarter million+ dollars in order to make the acquisition at this time.
- (2) **Vehicle Lease**. The lease options were either 36 months at an implied 3% rate of interest or over 60 months with an implied rate of interest of 3.5%. Annual mileage would be limited to 30,000 per vehicle with an additional charge of \$0.40 per mile above the permissible mileage allowance. Given that the buses would

**RECONSIDERATION OF CITY COUNCIL ACTIONS TAKEN DECEMBER 23, 2015
RELATIVE TO GRANICUS INC., REPLACEMENT OF BUS NUMBERS 962, 978, 369
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DECEMBER 23, 2015**

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have a \$1.00 residual value at the end of the lease (or no residual value), this option turned out to be effectively financing with the City making installment payments throughout the terms of either of the lease scenarios.

Without making a judgment as to highest and best use of finite general fund resources, and further setting the related opportunity cost aside, clearly on a present value basis, the City would be advantaged on a purchase versus lease option in this particular instance.

Vehicle Delivery and Placement into Revenue Operations

The lead-time for delivery of the selected Starcraft Allstar vehicle is not expected to exceed 30 days. Prior to use, staff must: (1) register the buses; (2) have the California Highway Patrol¹ carry out their required inspection; and (3) record each vehicle in the City's capital asset module. Further, under the existing agreement, the operator must provide and deliver vehicle and liability insurance specific to the transport of passengers in acceptable amounts.

Administrative Actions Required

Staff must also comply with the following procedures contained in the vehicle replacement policy with regards to any new and existing buses: (1) Public Works must complete a Notice of Fixed Asset form for vehicles and submit to the Finance Department staff immediately upon possession; and (2) Public Works must prepare the appropriate Notice of Disposition of Asset forms to remove the identified vehicles from service.

REPLACEMENT OF BUSES – FISCAL IMPACT/FINANCING

An appropriation in the amount of \$260,000 from the City's general fund would be additive to any existing deficit as this amount was not budgeted. Fund balance is thereby reduced by a corresponding amount.

As consequential as the cash outlay for new buses is the City's ability to enforce the terms of the Operating Agreement both with respect to vehicle maintenance and insurance requirements, among others. The City did provide an increased premium when negotiating the assignment to Metro West, provided an additional vehicle (i.e. total of four rather than three vehicles) and assume maintenance responsibility for all seven vehicles.

CONCLUSION

¹ Failure to comply may present significant liability issues for the City.

**RECONSIDERATION OF CITY COUNCIL ACTIONS TAKEN DECEMBER 23, 2015
RELATIVE TO GRANICUS INC., REPLACEMENT OF BUS NUMBERS 962, 978, 369
AND 961 AND ACCOUNTS PAYABLE AND PAYROLL WARRANTS DATED
DECEMBER 23, 2015**

April 19, 2016

Page 6 of 6

Staff recommends that City Council rescind the actions taken at the December 23, 2015 special city council meeting relative to Granicus Inc., Replacement of Buses and Accounts Payable and Payroll Warrants dated December 23, 2015; and

That City Council reconsider and approve the Accounts Payable and Payroll Warrants dated December 23, 2015; and

With respect to Granicus, upon approval by Council, the City Clerk's Office will proceed with the required process for payment to Granicus Inc. for upgrade and additional monthly managed services and the Finance Department will appropriate an additional amount of \$8,287 in the City's FY 15-16 Budget to cover expenses.

With respect to the replacement of buses, staff recommends approval of the purchase of four new Starcraft Allstar buses from Creative Bus Sales; and approval of a budget appropriation into account 748-8060-431.74-20 in a not-to-exceed amount of \$260,000; and authorization for the Interim Finance Director to transfer \$260,000 from General Fund cash balance into 748-0000-101.10-00 "Vehicle and Equipment Replacement".

Respectfully submitted,



EDGAR P. CISNEROS
City Manager

ATTACHMENTS

- A: Granicus Invoices
- B: Replacement Bus Vehicle Specifications
- C: Replacement Bus Vehicle Quotes
- D: Accounts Payable and Payroll Warrants Dated December 23, 2015



Invoice

Granicus, Inc.

Receivables 720-240-9586 Ext 1016
 Granicus, Inc.
 PO Box 49335
 San Jose CA 95161

CITY OF
 HUNTINGTON PARK
 CITY CLERK

2015 NOV -2 PM 6:20

Invoice #	69191
Date	9/30/2015

Bill To
City of Huntington Park Attn: Rosanna Ramirez 6550 Miles Avenue Huntington Park CA 90255 United States

Ship To
City of Huntington Park Attn: Rosanna Ramirez 6550 Miles Avenue Huntington Park CA 90255 United States

Terms	Due Date	PO #
Net 30	10/30/2015	

Quantity	Description	Tax	Base Price	Amount
	Compensation shall be amended to include an additional three thousand five hundred dollars (\$3500.00) upfront and five hundred dollars (\$500.00) per month.			
1	HARDWARE Granicus Encoding Appliance Hardware - Government Transparency Suite	Yes	2,500.00	2,500.00
1	Equipment Shipping & Handling - Large Item	Yes	125.00	125.00
1	PROFESSIONAL SERVICES (Training & Installation) Granicus Encoding Appliance Configuration		875.00	875.00

Switch to electronic invoicing today! Contact ar@granicus.com	Subtotal	3,500.00
	Tax (CA_LOS ANGELES CO_AHBI_0 9.0%)	236.25
	Total Invoice Due:	3,736.25
	Amount Due	\$3,736.25



Invoice

Granicus, Inc.

Receivables 720-240-9586 Ext 1016
 Granicus, Inc.
 PO Box 49335
 San Jose CA 95161

CITY OF
 HUNTINGTON PARK
 CITY CLERK

2015 NOV -2 PM 6: 20

Invoice #	69192
Date	9/30/2015

Bill To
City of Huntington Park Attn: Rosanna Ramirez 6550 Miles Avenue Huntington Park CA 90255 United States

Ship To
City of Huntington Park Attn: Rosanna Ramirez 6550 Miles Avenue Huntington Park CA 90255 United States

Terms	Due Date	PO #
Net 30	10/30/2015	

Quantity	Description	Tax	Base Price	Amount
	Compensation shall be amended to include an additional three thousand five hundred dollars (\$3500.00) upfront and five hundred dollars (\$500.00) per month.			
1	SERVICE DATES: 9/28/15 - 9/30/15 (PRO-RATED) Monthly Managed Service: Government Transparency Suite		10.00	10.00
1	Monthly Managed Service: Granicus Encoding Appliance Software - Government Transparency Suite		40.00	40.00
9	SERVICE DATES: 10/1/15 - 6/30/16 Monthly Managed Service: Government Transparency Suite		100.00	900.00
9	Monthly Managed Service: Granicus Encoding Appliance Software - Government Transparency Suite		400.00	3,600.00

Switch to electronic invoicing today!
 Contact ar@granicus.com

Total Invoice Due:	4,550.00
Amount Due	\$4,550.00

CHALLENGER



CHAMPION
BUS, INC.
Thor Industries Commercial Bus Division

Standard Features

Chassis

- Automotive Air Conditioning
- Dual Batteries
- Tilt Steering Wheel-Cruise Control
- 124-130 Amp Alternator
- Power Brakes - Anti-Lock
- Power Steering
- Radiol Tires
- Super Engine Cooling
- External Transmission Cooler
- Intermittent Wiper

Conversion

- Body is square, plumb, and level prior to being mounted on OEM chassis.
- Ceiling, padded vinyl
- Corrosion-protected entry, step well and wings.
- Crash testing - computer-simulated based on verifiable data.
- Door, Double w/Manual Control
- Electrical Panel
- Exterior, White
- Fiberglass Front Cap
- Flooring, Carpet w/Block Rubber
- Center Aisle-Ribbed
- 5/8" Plywood
- FullView Curv Window
- Insulation, Foamed In Place
- Interior Lighting, 12V
- Lights, Stepwell
- Luggage Door, STD on Luggage Models
- Mirrors, Sideview
- Modesty Panel At Entry
- Partitioned Door STD Lift Models
- Rear Steel Bumper
- Trock Sealing
- Rear Mud Flaps
- Roof, Painted Galvanized Steel
- Rib Rails
- Sidewalls Ext. Galvanized Steel
- Stanchion, Stainless Steel
- SteelGuard® Construction-Floor, Roof, Sidewalls
- Undercoating, Floor Frame
- Wheelwells Steel
- Windows, Tinted 1-Slider-top



ADA packages available.



Convenient driver controls are easily accessible.



1 1/2" x 1 1/2" Steelguard® construction provides superior durability.

Challenger Specifications

	FORD	CHEVROLET
Chassis	E350, E450	GMT610
Engine-Gas or Diesel	5.4 LG, 6.0 LD, 6.8 LG	6.0 LG, 6.6 LD
Fuel Tank Capacity	37 Gal, 55Gal	35 Gal
Exterior Height*	112"	112"
Exterior Width	96"	96"
Interior Height	78"	78"
Interior Width	89.5"	89.5"
Length**	21'5", 23'0", 25'3"	21'9", 23'5"
Wheelbase	158", 176", 190"	139", 159"
GWWR-Lbs	12,500, 14,500	12,300
		17,500, 16,500

* Add 4.5" for roof vent. Add 6" for flat floor option.
** Length measured with standard bumper.

CH 21 158"	CH 23 158"	CH 23 158"	CH 25 190"	CH 25 190"	CH 25 190"	CH 25 176"
Wheelbase 17 Pass.	Wheelbase 21 Pass.	Wheelbase 14 Pass.	Wheelbase 25 Pass.	Wheelbase 21 Pass.	Wheelbase 19 Pass.	Wheelbase 17 Pass.



CHAMPION
BUS, INC.

Thor Industries Commercial Bus Division

A Quality GM Chassis Converter
(800) 776-4943 • www.championbus.com • sales@championbus.com

NOTE: Champion Bus Inc. reserves the right to make changes at any time in prices, colors, materials, equipment, design specifications and models, and also to discontinue models without notice and/or obligations. Data shown is basic information for the prospective buyer effective at the time of issuance of this literature. Dealer will provide complete up-to-date information on available equipment specifications, etc., not shown here. Items referred to as "options" or are "available" are at extra cost.



Unmatched Flexibility / Legendary Reliability

20' to 25' CUTAWAY BUS



Since 1979 the Aerotech continues to provide the best value for durability and carefree operation in the cutaway market! No matter your transportation need, the Aerotech offers unmatched dependability, safety, floorplan flexibility and hundreds of options.

Our "Aero" line is built using a steel-reinforced composite body construction that is highly resistant to impact, rust and corrosion. Side and rear impact testing demonstrates the durability and strength of the "Aero" body composite construction!



GREAT BRANDING

Your bus is a reflection of your company and brand so you want it to make a good impression. We offer polished paint schemes, full color/photo quality decals, and beautiful upholstery on seats, walls and/or ceilings. We will work with you to outfit your bus just the way you need it!



WORRY-FREE MAINTENANCE

From the floor to the door we have you covered. Unlike other buses our entry door frames, wheelchair lift door frames and step wells are made with powder coated galvanized steel to ensure these critical, exposed areas will last.



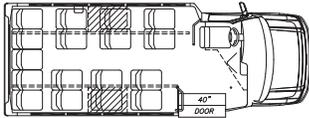
NOT ALL BUSES ARE CREATED EQUAL

We've got you covered no matter your transportation needs. Eldorado National has the versatility to give you the floorplans you need and a large selection of options to meet your specific requirements. Best of all, our products share three key qualities; they are the safest, most reliable and highest value buses on the market.

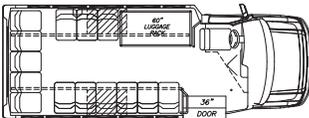
POPULAR FLOORPLANS

(Note: This is only a partial listing of available floorplans. To find a floorplan meeting your exact needs, contact your Eldorado National dealer.)

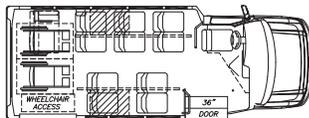
20' MODEL



17 Passengers

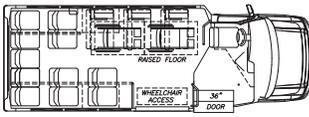


14 Passengers, perimeter seating with 60" Luggage Rack

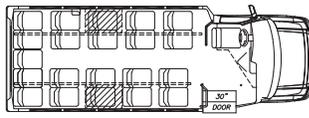


10 Passengers, Rear Lift, 2 Wheelchair positions

22' MODEL

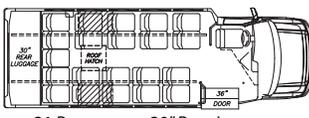


11 Passengers, 2 Wheelchair positions

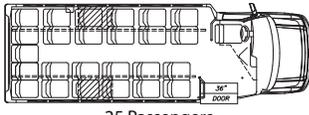


21 Passengers

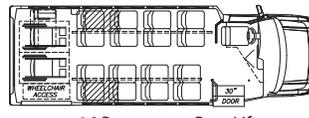
24' MODEL



21 Passengers, 30" Rear Luggage

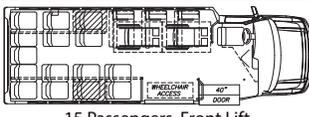


25 Passengers

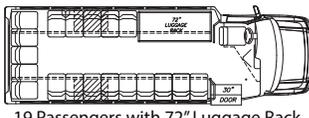


16 Passengers, Rear Lift, 2 Wheelchair positions

25' MODEL



15 Passengers, Front Lift, 2 Wheelchair positions



19 Passengers with 72" Luggage Rack

TECHNICAL SPECIFICATIONS

	20' MODEL	22' MODEL	24' MODEL	25' MODEL
GVWR	11,500 -12,500 lbs.	12,500 -14,050 lbs.	14,500 lbs.	14,500 lbs.
Body Length	21' 7"	23' 2"	24' 8"	25' 1"
Body Width	96"	96"	96"	96"
Wheelbase	138"	158"	176"	186"
Approach Angle (unloaded)	22°	22°-27°	27°	27°
Breakover Angle (unloaded)	15°	15°	15°	15°
Departure Angle (unloaded)	10°	10°	10°	10°
Seating	Up to 17	Up to 21	Up to 25	Up to 25
Body Height	115"			
Interior Height	79" / Flat Floor: 74"			
Entry Door Step Height-Front Standard Floor:	11.5"			
Wheelchair Lift Locations	Front or Rear Doors			
Available Engines	Ford Gas 5.4L V8, 6.8L V10 / Chevy Gas 6.0L V8, Diesel 6.6L V8			
Passenger HVAC	Ranging from 30,000 to 114,000 BTU			
Brakes	ABS Disc Front & Rear			
Tires	LT225/75R16			
Electrical System	EP3			
Suspension	Front Coil Spring/Rear: Leaf Springs			



Eldorado National® - Kansas

1655 Wall Street • Salina, KS 67401
(800) 850-1BUS
www.enconline.com

At Eldorado National, we constantly improve our product, As a result all specifications and dimensions are subject to change without notice.



Committed to moving people ahead >



REV GROUP



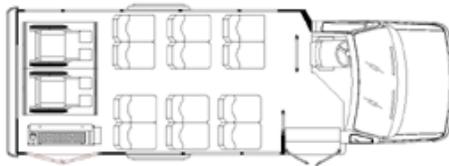
- Home
- About Us
- Products
- Financing
- Dealers
- Careers
- Vendors Needed
- Contact Us

GCII

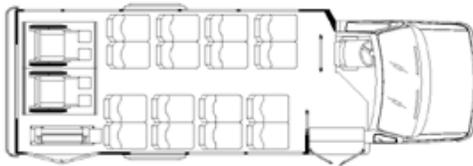


- Altoona tested for 7 years/200,000 miles
- Spacious interior
- Flexible wheelchair positions

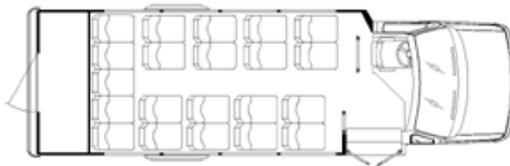
Sample Floor Plans



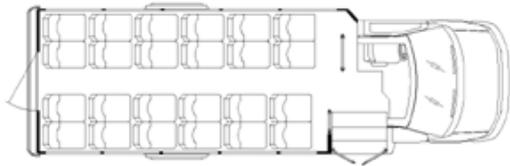
12 Passenger/2WC



16 Passenger/2WC



21 Passenger w/Rear Luggage



24 Passenger

*-Floor plan subject to weight analysis

Body Features

Passengers (Adult)	8 - 25
Overall Length	263" to 318"
Overall Height	115"
Body Width	95.5"
Headroom	79"
Structure	Fully welded, steel cage
Exterior	High gloss fiberglass

Chassis Features

Chassis	Ford E-350 or E-450 Chevrolet G3500 or G4500
Engine	5.4L or 6.8L Gas or 6.0L Dsl 6.0L Gas or 6.6L Dsl
Transmission	Automatic
Wheel Base	138" to 190"
Weight	11,500# to 14,500# GVWR

Options

Exterior	Aluminum
Heat & A/C	Rear heat and A/C available
Audio	AM/FM/CD stereo or P/A
Video	LCD flipdown screens DVD player
Seats	Rigid, recliner or 3PT
Wheelchair Lift	Braun or Ricon
Overhead Luggage	Available with or without reading lights
Rear Luggage	Variety of sizes available

Pacer LS



8 - 15 passengers

Pacer LTD



8 - 15 passengers

Pacer II



8 - 14 passengers

GCII



8 - 25 passengers

Impulse



8 - 28 passengers

Mainstream



13 - 23 passengers

Connection



14 - 24 passengers

G-Force



14 - 33 passengers

Sentinel



20 - 39 passengers

25161 Leer Drive | Elkhart, IN 46514 | ph: 574-970-6300 | fax: 574-266-5866

► The Allstar Series

STARCRAFT BUS
a division of Forest River, Inc.

► The Allstar Series

STARCRAFT BUS
a division of Forest River, Inc.

► Standard Exterior Feature Highlights

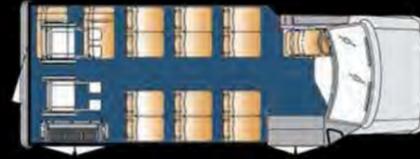
- Fully welded steel cage construction meeting all applicable FMVSS requirements
- "Starview" drivers visibility window in front of entry door
- Electric actuated passenger entry door with full length glass
- 36" wide x 36" high upper double T-Slider tempered safety glass windows with climate control tint
- Black powder coated steel rear bumper
- Rear mud flaps
- Pre-painted white aluminum side, rear walls, skirts
- One-piece seamless FRP (fiberglass reinforced plastic) roof
- Breakaway rearview mirrors with built-in convex
- Sealed LED stop, tail, and turn signal lights with incandescent reverse lights
- Exterior graphics package available in three colors (blue, green or burgundy)

► Standard Interior Feature Highlights

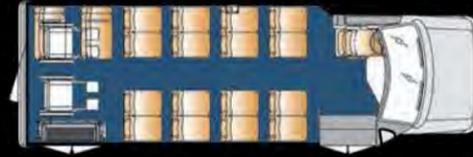
- 93" interior width
- 80" interior floor to ceiling height with standard floor (raised floor is 75")
- Floor and wall seat track for flexible seating
- Black ribbed rubber aisle with gray carpet under the seats
- 5/8" exterior grade plywood flooring
- Ceiling and rear wall fabric for sound abatement
- FRP (fiberglass reinforced plastic) sidewalls for ease of cleaning
- White step nosing
- 1.25" left hand vertical passenger assist rail at entry door
- Printed circuit board with automotive type fuses and LED trouble shooting lights
- Entry door step well lights
- Incandescent driver and passenger area lighting

► Popular Option Highlights

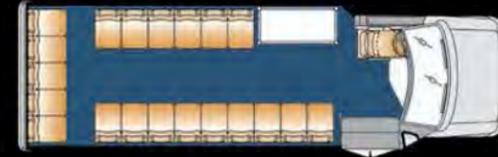
- Stainless steel wheel inserts
- Interior and exterior LED lighting
- Luggage Storage areas (overhead luggage racks with reading lights, interior luggage racks, rear storage area)
- Rear emergency door with window(s)
- Passenger area rear heat and air conditioning
- Complete rubber flooring
- Passenger grab rails
- Padded vinyl or cloth walls and ceiling
- Audio and video systems
- Mid back or high back seating
- ADA and FMVSS compliant wheel chair lifts and securement systems
- Fiberglass side walls, skirts, and rear cap
- Seat belts



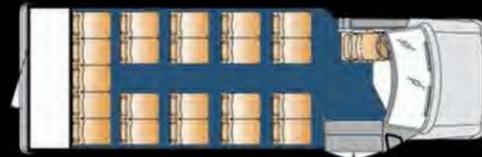
12 Passenger 2 Wheelchair
4 Passenger Foldaway Seats Plus Driver



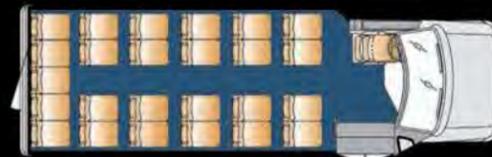
16 Passenger 2 Wheelchair
4 Passenger Foldaway Seats Plus Driver



20 Passenger with Interior Luggage Plus Driver



21 Passenger with Rear Luggage Plus Driver



25 Passenger Plus Driver

Due to our commitment to product quality, specifications and options are subject to change without notice in the interest of product improvement and market changes.



Altoona Tested • 7 Year/200,000 Miles



**STARCRAFT
BUS SALES**

888.993.5032 Sales@StarcraftBusSales.com
www.StarcraftBusSales.com

► Safety. Performance. Durability.

► The Allstar Series

Safety. Performance. Durability.

STARCRAFT BUS
a division of Forest River, Inc.



► **Safety** is our primary focus at Starcraft Bus, from the 3,000 lbs. seat-pull test to the rigorous 7-year/200,000 mile Altoona testing, passengers can be assured that the Allstar surpasses the most stringent testing. Bus operators can relax knowing that the fully welded steel cage construction offers the best passenger protection.

Performance is not measured by how fast the bus will go, but rather by passenger comfort. The Allstar features straight side wall construction that maximizes passenger shoulder space and the widest aisle in the industry.

Durability does not come easily or quickly. The Allstar has been time tested for close to a decade. The 22,000-plus Starcraft buses on North America's roads offer a billion reasons why the Allstar has become a favorite, and those reasons are called miles. The Allstar is engineered to accommodate a variety of seating arrangements including wheelchair accessibility and various storage options for luggage.

Starcraft Bus, a division of Forest River, Inc. is owned by Berkshire Hathaway, one of the most respected and secure companies in the industry. We continue to be the leader by providing value-packed performance, durability and safe transportation.



Allstar can also be equipped with optional rear wheelchair accessibility

► Allstar Features

Features to Meet Your Specific Needs



Optional high-back seats, upholstery, padded cloth walls and ceiling, and overhead luggage racks



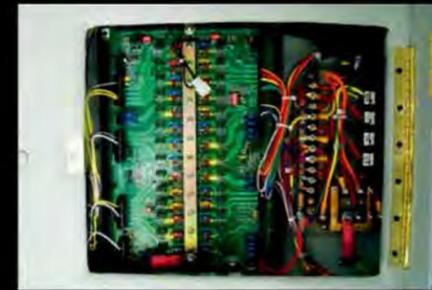
Driver's switch panel conveniently located within view of the road and not on the engine cover



Optional double wheelchair door with top mounted gas shocks to hold door open in windy conditions



Optional mid-back seats, padded vinyl walls and ceiling, and wheelchair accessible



Printed electrical circuit board with LED trouble-shooting lights



Optional fiberglass rear cap





CalACT Cooperative Contract - #11-03

Vehicle Type:	Class C - (Large Bus - Ford E450)		Line Item Number:		
Contact:	Janie Pichardo		Type of Lift:	<input checked="" type="checkbox"/> Braun <input type="checkbox"/> Ricon	
Agency:	City of Huntington Park		Lift Location:	<input type="checkbox"/> Front <input checked="" type="checkbox"/> Rear	
Address:			Seat Material D-90:	<input checked="" type="checkbox"/> Vinyl <input type="checkbox"/> Cloth <input type="checkbox"/> Repel	
City, State, Zip:			Seat Color:		
Phone:	(323) 584-6225		Reflective Stripes:	<input type="checkbox"/> Yes (2) 5" <input type="checkbox"/> No	
Fax:			Stripe Color:		
E-Mail:	jpichardo@hpca.gov				
Quantity:	CLIN	Description	Price	Ext. Price	ADA
1		Goshen Coach - GCII 25'	\$57,689.00	\$57,689.00	\$8,500.00
1		Mor/Ryde Suspension System	\$1,035.00	\$1,035.00	
1		Recaro SHS Drivers Seat	\$1,244.00	\$1,244.00	Standard
1		OEM AM/FM/CD w/Antenna and 4 Speakers	\$0.00	\$0.00	Included
2		Retractor - Q'Straint QRT Deluxe (Q-8100-A1-L)	\$0.00	\$0.00	\$0.00
1		Lift Pad Cover	\$150.00	\$150.00	
2		Flip Seat: 34" - 36" Double FW Flip	\$988.00	\$1,976.00	\$1,976.00
			Total	\$62,094.00	\$10,476.00
			Doc Prep Fee	\$80.00	
			Non-Taxable	\$10,476.00	
			Taxable Amount	\$51,698.00	
			Huntington Park* <input type="button" value="v"/>	Tax Total	\$4,652.82 9.000%
			Sub-Total	\$66,826.82	
			CalACT Fee	\$931.41	

DMV Fee	\$0.00	Exempt
Tire Fee	\$12.25	
Delivery	\$0.00	
Total	\$67,770.48	
Number of Units	4	
Final Total	\$271,081.92	

Delivery Included up to 100 Miles



CalACT Cooperative Contract - #11-03

Vehicle Type:	Class C - (Large Bus - Ford E450)		Line Item Number:		
Contact:	Janie Pichardo		Type of Lift:	<input checked="" type="checkbox"/> Braun <input type="checkbox"/> Ricon	
Agency:	City of Huntington Park		Lift Location:	<input type="checkbox"/> Front <input checked="" type="checkbox"/> Rear	
Address:			Seat Material D-90:	<input checked="" type="checkbox"/> Vinyl <input type="checkbox"/> Cloth <input type="checkbox"/> Repel	
City, State, Zip:			Seat Color:		
Phone:	(323) 584-6225		Reflective Stripes:	<input type="checkbox"/> Yes (2) 5" <input type="checkbox"/> No	
Fax:			Stripe Color:		
E-Mail:	jpichardo@hpca.gov				
Quantity:	CLIN	Description	Price	Ext. Price	ADA
1		EIDorado National - Aerotech 240	\$61,109.00	\$61,109.00	\$8,500.00
1		Mor/Ryde Suspension System	\$1,035.00	\$1,035.00	
1		Recaro SHS Drivers Seat	\$1,244.00	\$1,244.00	Standard
1		OEM AM/FM/CD w/Antenna and 4 Speakers	\$0.00	\$0.00	Included
2		Retractor - Q'Straint QRT Deluxe (Q-8100-A1-L)	\$0.00	\$0.00	\$0.00
1		Lift Pad Cover	\$150.00	\$150.00	
2		Flip Seat: 34" - 36" Double FW Flip	\$988.00	\$1,976.00	\$1,976.00
			Total	\$65,514.00	\$10,476.00
			Doc Prep Fee	\$80.00	
			Non-Taxable	\$10,476.00	
			Taxable Amount	\$55,118.00	
			Huntington Park* <input type="button" value="v"/>	Tax Total	\$4,960.62 9.000%
			Sub-Total	\$70,554.62	
			CalACT Fee	\$982.71	

DMV Fee	\$0.00	Exempt
Tire Fee	\$12.25	
Delivery	\$0.00	
Total	\$71,549.58	
Number of Units	4	
Final Total	\$286,198.32	

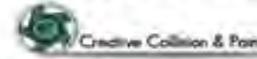
Delivery Included up to 100 Miles



Creative Bus Sales

13501 Benson Avenue · Chino, CA 91710 800.326.2877

Creative Bus Sales
The Nation's Largest Bus Dealer
(888) 633-8380



Quote Form - City of Huntington Park

Vehicle Type:	Starcraft Allstar - 25' (16 + 2 w/c or 20)		Line Item Number:		
Contact:	Janie Pichardo		Type of Lift:	<input checked="" type="checkbox"/> Braun <input type="checkbox"/> Ricon	
Agency:	City of Huntington Park		Lift Location:	<input type="checkbox"/> Front <input checked="" type="checkbox"/> Rear	
Address:	6550 Miles Avenue		Seat Material:	<input checked="" type="checkbox"/> Vinyl <input type="checkbox"/> Cloth	
City, State, Zip:	Huntington Park, CA 90255		Seat Color:	TBD	
Phone:	323-584-6315				
Fax:					
E-Mail:	jpichardo@hpcg.gov				
Quantity:		Chassis & Bus Body	Price	Ext. Price	ADA
1		Starcraft - Allstar 25'	\$64,346.00	\$64,346.00	\$10,453.00
1		Ford - GPC (Government Price Concession)	-\$4,800.00	-\$4,800.00	
1		Ford - Mobility	-\$1,000.00	-\$1,000.00	
1		Features Included			
1		Ford E-450 (6.8 Gasoline) w/Gaseous Fuel Prep Engine	Included	Included	
1		Braun Century Wheelchair Lift - 34" x 54" Platform	Included	Included	
1		Front/Side Destination Sign Prep	Included	Included	
1		Flooring - Gerflor Graphite	Included	Included	
1		Trans/Air - 68,000 BTU Rear A/C	Included	Included	
1		65,000 BTU Rear Heater	Included	Included	
1		Door Activated Interior Lights	Included	Included	
1		AM/FM/CD with 4 Speakers	Included	Included	
1		PA System	Included	Included	
1		Driver Storage in Cab Overhead	Included	Included	
1		ADA Interlock and High Idle	Included	Included	
1		(2) Sets ADA Q'Straint Wheelchair Tiedowns	Included	Included	

1		ADA - Signage	Included	Included	
1		Back-Up Alarm	Included	Included	
1		Dual Ceiling Grab Rails	Included	Included	
1		Dual Entry Door Grab Rails	Included	Included	
1		Drivers Modesty Panel	Included	Included	
1		Freedman Shield Drivers Seat - w/Armrest & Lumbar	Included	Included	
1		(16) Freedman Mid-High Passenger Seats	Included	Included	
1		(2) Double Freedman Flip Seats (Rear Wall)	Included	Included	
1		(20) Seatbelts - (Non Retractable)	Included	Included	
1		Gray Vinyl Seat Material	Included	Included	
Options					
1		Lift Pad Cover	\$150.00	\$150.00	
1		Delivery to Customer	\$0.00	\$0.00	
Summary					
Note: Buses are In-Stock Delivery Shall Be: 30 Days After Receipt of Order Ford GPC Subject to City Fleet Identification Code			Chassis/Bus Body	\$58,546.00	
			Options	\$150.00	
			Total	\$58,696.00	\$10,453.00
			Doc Prep Fee	\$80.00	
			Non-Taxable	\$10,453.00	
			Mobility Rebate Tax	\$90.00	
			Taxable Amount	\$48,323.00	
			Huntington Park* Tax Total	\$4,349.07	9.000%
			Sub-Total	\$63,215.07	Exempt?
			DMV Fee	\$0.00	
Tire Fee	\$12.25				
Delivery	\$0.00				
Total	\$63,227.32				
Number of Units	4				
Final Total	\$252,909.28				



NATIONS BUS CORPORATION

10219 Hawthorne Blvd. Inglewood, CA 90304
 PH. (310) 216-6350 Fax. (310) 216-6346

Sales Rep: Marcus Watts

Bus Quote
 For
City Of Huntington Park

2016 Champion Challenger 250 Paratransit

Ford E450 Chassis, 176" Wheelbase, 6.8L Gas Engine Twenty (20) Passengers Plus Driver or (18) and (1) WC or (16) and (2) WC
Standard Features
Galvanized Steel Exterior w/"S" Locked Body/Skirt Seam
Rear Roof Extension
Steel Cage Construction
Top T-Slider Windows
Rear Escape Window
Rosco Eurostyle Manual Exterior Mirrors
Black Steel Powder Coated Rear Bumper
Rear Exhaust
Rear Mud Flaps
Rust Inhibitor on Floor Frame and Sidewalls Below Windows
16 Gauge Steel Wheel Wells
14 Gauge Steel Stepwell
Full Body Undercoating
30" Manual Entrance Door
Right Hand Grab Rail
Left Hand Grab Rail With Stanchion and Modesty Panel Behind Entrance Step
Black Fiberglass Kick Panels Under Seat Rail
Track Seating
5/8" CDX Plywood Floor
Black Ribbed Rubber Aisle with Carpet Under Seats
Angle Cut Ribbed Rubber in Entrance Area
White Step Nosings
Interior Dome Lights
Electrical Fuse Panel Located Above Driver
Single Stepwell Light
Dual Batteries
Seat Track Cover To Sidewall Seat Track
Anti Corrosion Protected Step Wells and Wings

2016 Champion Challenger 250 P/T (continued)

Included Options	
Back up Alarm	
Recaro SHS Drivers Seat	
Stainless Steel Wheel Inserts	
AM/FM/CD player with 6 speakers	
Black Rubber Flooring with Yellow step nosing	
70,000 BTU Rear A/C System With Dual Compressors	
45,000 BTU Rear Heater	
Mor Ryde rear suspension	
Wheelchair Lift Package	
- Braun Century	
- ADA Lift & Entry Lighting	
- Park Interlock	
- Priority Seating & Wheelchair Location Signs	
Tie-Downs - Q'Straint (2)	
Paratransit Decal	
Safety Package 1: Back-up Alarm, Fire Extinguisher, First Aid Kit, Reflective Trangles	
Two Double Jump seats	
Mid High Back Rigid Seats with Level (1) fabric, Grab handels and seat belts	
City Of Huntington Park	\$64,345.00
Less Ford GPC Reabate and Mobility Rebate	(\$4,800.00)
Total Price not including Tax and license Fees	\$59,545.00

City of Huntington Park List of Funds

Fund	Description	Fund	Description
111	General Fund	237	Community Planning
112	Waste Collection/Disposal	239	Federal CDBG Fund
114	Spec Events Contrib Rec	240	HUD EZ/EC Soc Sec Block
115	Contingency Fund	242	HUD Home Program
120	Special Revenue DNA ID	243	HUD 108 B03MC060566
121	Special Revnu Welfare Inm	245	EPA Brownfield
150	Emergency Preparedness	246	LBPHCP-Lead Base
151	Economic Development	247	Neighborhood Stabilization
201	Environmental Justice	248	Homelessness Prevention
212	P & R Grants	252	ABC
213	Park Facilities	275	Successor Agency
214	Recreation Field Charter	283	Sewer Maintenance Fund
216	Employees Retirement Fund	285	Solid Waste Mgmt Fund
217	OPEB	286	Illegal Disposal Abatemnt
219	Sales Tax-Transit Fund A	287	Solid Waste Recycle Grant
220	Sales Tax-Transit C	334	Ped/Bike Path Fund
221	State Gasoline Tax Fund	349	Capital Improvement Fund
222	Measure R	475	Public Financng Authority
223	Local Origin Program Fund	533	Business Improv Dist Fund
224	Office of Traffc & Safety	535	Strt Lght & Lndscp Assess
225	Cal Cops Fund	681	Water Department Fund
226	Air Quality Improv Trust	741	Fleet Maintenance
227	Offc of Criminal Justice	745	Worker's Compensation Fnd
228	Bureau of Justice Fund	746	Employee Benefit Fund
229	Police Forfeiture Fund	748	Veh & Equip Replacement
231	Parking System Fund	779	Deferred Comp. Trust Fund
232	Art in Public Places Fund	800	Pooled Cash
233	Bullet Proof Vest Grant	801	Pooled Cash Fund
234	Congressional Earmark	802	Pooled Interest
235	Federal Street Improvmnt		

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
12-23-15**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid Y/N
ADMINISTRATIVE SERVICES COOP, INC.	327227	219-0250-431.56-45	Dial-A-Ride (All City)	61,510.71	N
				61,510.71	
ADT SECURITY	568906584	111-6022-451.56-41	Contractual Srvc - Other	193.98	N
				193.98	
ALAN'S LAWN AND GARDEN CENTER, INC.	564236	111-8010-431.61-21	Materials	46.00	N
				46.00	
AT&T MOBILITY	832433777X12142	111-0110-411.53-10	Cell Phone Allowance	393.74	N
	993625860X12142	111-7010-421.53-10	Telephone & Wireless	3,713.02	N
	832433777X11142	111-6010-419.53-10	Telephone & Wireless	87.91	N
	832433777X11142	111-6020-451.61-35	Recreation Supplies	29.17	N
	832433777X11142	111-6030-451.61-35	Recreation Supplies	24.16	N
	832433777X12142	681-8030-461.53-10	Telephone & Wireless	149.25	N
				4,397.25	
AT&T PAYMENT CENTER	10/28-11/27/15	111-7010-421.53-10	Telephone & Wireless	301.64	N
	12/7/15-1/6/15	111-7010-421.53-10	Telephone & Wireless	133.25	N
				434.89	
B&L MASTERCARE	40778	535-6090-452.61-20	Dept Supplies & Expense	152.60	N
				152.60	
BENNETT LANDSCAPE	150220	111-8095-431.56-60	Contract Landscape Mantnc	14,466.75	N
				14,466.75	
CASA BONITA SENIOR APARTMENTS	11/01/2015	242-5098-463.73-15	Improvement Affrdble Hsng	8,212.74	N
	12/01/2015	242-5098-463.73-15	Improvement Affrdble Hsng	8,212.74	N
				16,425.48	
CELL BUSINESS EQUIPMENT	IN1739925	111-7010-421.44-10	Rent (Incl Equip Rental)	401.44	N
				401.44	
CENTRAL BASIN MWD	HP-NOV15	681-8030-461.41-00	Water Resources/Purchase	138,387.26	N
	HP-OCT15	681-8030-461.41-00	Water Resources/Purchase	141,834.57	N
				280,221.83	

**CITY OF HUNTINGTON PARK
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CENTRAL FORD	267232	741-8060-431.43-20	Vehicles - O S & M	614.57	N
	267405	741-8060-431.43-20	Vehicles - O S & M	35.13	N
	267427	741-8060-431.43-20	Vehicles - O S & M	205.83	N
	267455	741-8060-431.43-20	Vehicles - O S & M	511.27	N
	267460	741-8060-431.43-20	Vehicles - O S & M	128.98	N
	267480	741-8060-431.43-20	Vehicles - O S & M	506.82	N
	267487	741-8060-431.43-20	Vehicles - O S & M	45.12	N
	267514	741-8060-431.43-20	Vehicles - O S & M	30.23	N
	267550	741-8060-431.43-20	Vehicles - O S & M	14.85	N
	267626	741-8060-431.43-20	Vehicles - O S & M	48.75	N
	268062	741-8060-431.43-20	Vehicles - O S & M	864.14	N
	268087	741-8060-431.43-20	Vehicles - O S & M	315.85	N
	268306	741-8060-431.43-20	Vehicles - O S & M	192.72	N
	268307	741-8060-431.43-20	Vehicles - O S & M	144.74	N
	268374	741-8060-431.43-20	Vehicles - O S & M	-144.74	N
	268353	741-8060-431.43-20	Vehicles - O S & M	105.93	N
	268338	741-8060-431.43-20	Vehicles - O S & M	640.12	N
				4,260.31	
CLINICAL LAB OF SAN BERNARDINO, INC	946513	681-8030-461.56-41	Contractual Srvc - Other	518.50	N
	947059	681-8030-461.56-41	Contractual Srvc - Other	938.50	N
				1,457.00	
CREATIVE BUS SALES, INC.	5079952	741-8060-431.43-20	Vehicles - O S & M	312.63	N
				312.63	
DAVE BANG ASSOCIATES, INC.	40671	535-6090-452.61-20	Dept Supplies & Expense	1,090.73	N
				1,090.73	
DE LAGE LANDEN	48135837	111-7010-421.44-10	Rent (Incl Equip Rental)	783.27	N
				783.27	
DELTA DENTAL	BE001417996	802-0000-217.50-20	Dental Insurance	8,846.90	N
				8,846.90	

**CITY OF HUNTINGTON PARK
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12-23-15**

DELTA DENTAL INSURANCE COMPANY	BE001415089	802-0000-217.50-20	Dental Insurance	3,196.09	N
				3,196.09	
DEPARTMENT OF ANIMAL CARE & CONTROL	11/15/2015	111-7065-441.56-41	Contractual Srvc - Other	9,546.78	N
				9,546.78	
DISH NETWORK	12/12-1/11/16	111-7022-421.44-10	Rent (Incl Equip Rental)	57.08	N
				57.08	
ENTERPRISE FM TRUST	FBN2917923	226-9010-419.74-20	Vehicle Replacements	1,740.33	N
	FBN2917923	229-7010-421.74-10	Equipment	122.41	N
				1,862.74	
FERGUSON ENTERPRISES INC	2516497	111-6022-451.43-10	Buildings - O S & M	173.59	N
				173.59	
GRAFFITI PROTECTIVE COATINGS INC.	3326-1015	220-8070-431.56-41	Contractual Srvc - Other	6,151.86	N
	1005-1015	111-8095-431.56-75	Contract Grafitti Removal	20,187.76	N
	2205-1015	111-8095-431.56-75	Contract Grafitti Removal	6,175.00	N
	1005-1015	239-8095-431.56-75	Contract Grafitti Removal	5,000.00	N
				37,514.62	
HF&H CONSULTANTS, LLC	9713734	112-8026-431.32-70	Contractual Srv Legal	4,334.53	N
				4,334.53	
HOME DEPOT - PARKS & RECREATION	264030	111-6020-451.61-35	Recreation Supplies	47.42	N
	9260070	111-6020-451.61-35	Recreation Supplies	41.95	N
				89.37	
HOME DEPOT - PD	7082216	239-7055-424.61-23	Neighborhood Improvement	129.95	N
				129.95	
HOME DEPOT - PUBLIC WORKS	3263983	111-8010-431.61-21	Materials	208.46	N
	250575	535-8016-431.61-45	Street Lighting Supplies	223.13	N
	3250569	111-6022-451.43-10	Buildings - O S & M	54.48	N
	4260121	111-6022-451.43-10	Buildings - O S & M	36.08	N
	8260098	111-8022-419.43-10	Buildings - O S & M	15.00	N
	1260163	111-8022-419.43-10	Buildings - O S & M	13.34	N

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
12-23-15**

HOME DEPOT - PUBLIC WORKS	1260164	111-8022-419.43-10	Buildings - O S & M	35.87	N
	8260097	741-8060-431.43-20	Vehicles - O S & M	5.62	N
	1264024	535-6090-452.61-20	Dept Supplies & Expense	30.17	N
	213428	535-6090-452.61-20	Dept Supplies & Expense	324.82	N
	241938	535-6090-452.61-20	Dept Supplies & Expense	-32.73	N
	264029	535-6090-452.61-20	Dept Supplies & Expense	77.05	N
	264031	535-6090-452.61-20	Dept Supplies & Expense	46.99	N
	1260162	535-6090-452.61-20	Dept Supplies & Expense	20.01	N
				1,058.29	
JOEL GORDILLO	DEC 2015	111-0210-413.56-41	Contractual Srvc - Other	1,650.00	N
				1,650.00	
JONES & MAYER	75045	216-0210-413.32-70	Contractual Srv Legal	87.50	N
				87.50	
JOSE MACIAS	01/04-01/15/16	111-7010-421.59-20	Professional Develop Post	150.00	N
				150.00	
LAC+USC MEDICAL CENTER	10009	111-7030-421.56-41	Contract/Other	730.00	N
				730.00	
LACMTA	800062413	219-0250-431.58-50	Bus Passes	4,780.00	N
				4,780.00	
LAN WAN ENTERPRISE, INC	53511	111-8020-431.43-05	Office Equip - O S & M	557.89	N
	53512	285-8050-432.43-05	Office Equip - O S & M	148.11	N
				706.00	
LANDCARE USA, LLC	8017730	231-3024-415.56-41	Contractual Srvc - Other	2,214.76	N
	8017730	111-8095-431.56-60	Contract Landscape Mantnc	17,043.98	N
				19,258.74	
LORRAINE MENDEZ & ASSOCIATES, LLC	0219	239-5060-463.56-41	Contractual Srvc - Other	7,050.89	N
	0219	242-5060-463.56-41	Contractual Srvc - Other	470.00	N
	0220	242-5098-463.56-41	Contractual Srvc - Other	660.00	N
				8,180.89	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
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LOS ANGELES COUNTY POLICE CHIEF ASN	11/19/2015	111-7010-421.59-20	Professional Develop Post	500.00	N
				500.00	
LOS ANGELES TIMES	12/1/15	111-0110-411.61-20	Dept Supplies & Expense	50.29	N
				50.29	
MANAGED HEALTH NETWORK	3200003889	802-0000-217.50-60	Employee Mental Wellness	1,361.36	N
				1,361.36	
NATIONWIDE ENVIRONMENTAL SERVICES	27094	221-8010-431.56-41	Contractual Srvc - Other	28,186.15	N
	27094	231-3024-415.56-41	Contractual Srvc - Other	6,829.30	N
	27094	220-8070-431.56-41	Contractual Srvc - Other	2,401.15	N
				37,416.60	
PURCHASE POWER	11/11/2015	111-7040-421.56-41	Contract/Other	1,138.00	Y
	10/11/2015	111-7040-421.56-41	Contract/Other	1,102.87	Y
				2,240.87	
RICOH USA, INC.	48169429	111-6010-451.56-41	Contractual Srvc - Other	222.76	N
				222.76	
RIO HONDO COLLEGE	01/04-01/15/16	111-7010-421.59-20	Professional Develop Post	304.00	N
				304.00	
RUTAN & TUCKER, LLP	734492	216-0210-413.32-70	Contractual Srv Legal	260.00	N
	734491	681-8030-461.32-70	Contractual Legal	5,980.00	N
	734493	681-8030-461.32-70	Contractual Legal	8,344.84	N
				14,584.84	
SEVERN TRENT ENVIRONMENTAL SERVICES	STES 2081541	681-8030-461.56-41	Contractual Srvc - Other	90,731.21	N
	STES 2082025	681-8030-461.56-41	Contractual Srvc - Other	90,731.21	N
	STES 2081541	283-8040-432.56-41	Contractual Srvc - Other	11,540.57	N
	STES 2082025	283-8040-432.56-41	Contractual Srvc - Other	11,540.57	N
	STES 2082041	283-8040-432.56-41	Contractual Srvc - Other	4,613.05	N
				209,156.61	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
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SOUTHERN CALIFORNIA EDISON	10/6-11/5/15	221-8014-429.62-10	Heat Light Water & Power	3,370.12	N
	11/5-12/8/15	221-8014-429.62-10	Heat Light Water & Power	52.00	N
	10/6-11/5/15	221-8014-429.62-10	Heat Light Water & Power	47.37	N
	9/4-10/6/15	221-8014-429.62-10	Heat Light Water & Power	3,533.45	N
	10/27-11/25/15	535-8016-431.62-10	Heat Light Water & Power	43.93	N
	11/4-12/8/15	111-7020-421.62-10	Heat Light Water & Power	4,293.79	N
	10/6-11/21/15	111-8022-419.62-10	Heat Light Water & Power	1,932.54	N
	10/5-11/4/15	231-3024-415.62-10	Heat Light Water & Power	821.49	N
				14,094.69	
SPARKLETTS	4533656 121015	111-0110-411.61-20	Dept Supplies & Expense	29.95	N
	4533656 121015	111-0210-413.61-20	Dept Supplies & Expense	29.94	N
	4533656 121015	111-0120-413.61-15	Special Supplies	6.49	N
	15187658 112515	741-8060-431.43-20	Vehicles - O S & M	26.42	N
				92.80	
STANDARD INSURANCE COMPANY	01/01/2016	802-0000-217.50-70	Life, ADD, LT Disability	7,364.08	N
				7,364.08	
STAPLES CREDIT PLAN	12598	111-5010-419.61-20	Dept Supplies & Expense	48.58	N
				48.58	
SUNSET PRINTER	35980	111-7030-421.61-20	Dept Supplies & Expense	332.45	N
	36058	111-7030-421.61-20	Dept Supplies & Expense	555.90	N
				888.35	
TAXFORMSTORE.NET	20151124	111-3010-415.61-20	Dept Supplies & Expense	52.05	Y
				52.05	
THE GAS COMPANY	10/07-11/04/15	111-7020-421.62-10	Heat Light Water & Power	309.37	N
	10/07-11/04/15	111-8020-431.62-10	Heat Light Water & Power	85.24	N
	10/07-11/04/15	111-6022-451.62-10	Heat Light Water & Power	232.30	N
	10/07-11/04/15	111-8022-419.62-10	Heat Light Water & Power	104.99	N
				731.90	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
12-23-15**

TRIMMING LAND CO INC	2962	535-6090-452.56-60	Contract Landscape Labor	8,112.00	N
	3015	535-6090-452.56-60	Contract Landscape Labor	10,845.00	N
	2843	535-6090-452.56-60	Contract Landscape Labor	6,005.00	N
	2873	535-6090-452.56-60	Contract Landscape Labor	690.00	N
	3016	535-6090-452.56-60	Contract Landscape Labor	520.00	N
	3020	535-6090-452.56-60	Contract Landscape Labor	3,779.00	N
	2989	535-6090-452.56-60	Contract Landscape Labor	715.00	N
				30,666.00	
TYCO INTEGRATED SECURITY	25409659	111-7022-421.61-27	Dept Supplies Jail	5,176.92	N
				5,176.92	
TYCO INTEGRATED SECURITY LLC	25409658	111-7010-421.56-41	Contract/Other	97.33	N
	25586062	111-8022-419.56-41	Contractual Srvc - Other	1,328.29	N
				1,425.62	
US POSTMASTER	12/21/15	111-0210-413.56-41	Contractual Srvc - Other	2,860.29	Y
				2,860.29	
V & V MANUFACTURING, INC.	40455	111-7010-421.61-20	Dept Supplies & Expense	124.58	N
				124.58	
VISION SERVICE PLAN-CA	JANUARY 2016	802-0000-217.50-30	Vision Insurance	4,241.14	N
	JANUARY 2016	802-0000-217.50-30	Vision Insurance	263.24	N
				4,504.38	
WATER REPLENISHMENT DISTRICT OF	09/30/2015	681-8030-461.41-00	Water Resources/Purchase	69,567.06	N
	10/31/2015	681-8030-461.41-00	Water Resources/Purchase	64,940.01	N
				134,507.07	
WELLS FARGO	PAY OFF	111-7010-421.61-20	Dept Supplies & Expense	1,453.23	N
	PAY OFF	111-7010-421.61-20	Dept Supplies & Expense	2,652.02	N
				4,105.25	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
12-23-15**

WESTERN EXTERMINATOR COMPANY	3570220	111-7020-421.56-41	Contract/Other	48.00	N
	3743972	111-8020-431.56-41	Contractual Srvc - Other	64.50	N
	3570220	111-8020-431.56-41	Contractual Srvc - Other	64.50	N
	3743972	111-6022-451.56-41	Contractual Srvc - Other	88.50	N
	3570220	111-6022-451.56-41	Contractual Srvc - Other	88.50	N
	3743972	111-8022-419.56-41	Contractual Srvc - Other	47.00	N
	3570220	111-8022-419.56-41	Contractual Srvc - Other	47.00	N
	3743972	535-6090-452.56-60	Contract Landscape Labor	134.00	N
	3570220	535-6090-452.56-60	Contract Landscape Labor	134.00	N
				716.00	
XEROX CORPORATION	082020797	111-8020-431.43-05	Office Equip - O S & M	143.85	N
	082402792	111-7030-421.44-10	Rent (Incl Equip Rental)	463.15	N
	082020797	681-8030-461.43-05	Office Equip - O S & M	143.84	N
	082020797	285-8050-432.43-05	Office Equip - O S & M	143.85	N
				894.69	
				962,598.52	

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SECTION 3. The Huntington Park City Council wholeheartedly endorses the need to keep our public schools truly public with no co-locations of charter schools.

SECTION 4. The Huntington Park City Council supports parents, teachers and staff in our local schools who stand against the privatization of our local public schools.

SECTION 5. The Huntington Park City Council calls upon LAUSD and its Board Members to reconsider the co-location of charter schools in the Southeast area where various schooling options already exist.

SECTION 6. The Huntington Park City Council calls upon LAUSD and the Board Members to maintain the highest standards with respect to the upkeep and needs of our public schools in Huntington Park and the Southeast area.

SECTION 7. The Huntington Park City Council pledges to stand in solidarity with public rallies or meetings that are organized by public school educators, parents, and students in support of our public schools.

PASSED, APPROVED and ADOPTED this 19th day of April, 2016.

Marilyn Sanabria, Vice Mayor

ATTEST:

Donna G. Schwartz, CMC
City Clerk



CITY OF HUNTINGTON PARK

Community Development Department
City Council Agenda Report

April 19, 2016

Honorable Mayor and Members of the City Council
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Dear Mayor and Members of the City Council:

RESOLUTION ESTABLISHING NON-REFUNDABLE FEES FOR THE SUBMITTAL OF MEDICAL MARIJUANA BUSINESS PERMIT AND MEDICAL MARIJUANA DELIVERY PERMIT APPLICATIONS

IT IS RECOMMENDED THAT THE CITY COUNCIL:

1. Adopt Resolution No. 2016-13, establishing non-refundable fees for Medical Marijuana Business Permit (“MMBP”) and Medical Marijuana Delivery Permit (“MMDP”) Applications;

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

Background

On February 16, 2016, the City Council approved a first reading of a proposed Code Amendment (Ordinance No. 2016-945 & 2016-946) to allow for Medical Marijuana Businesses, as defined in Ordinance No. 2016-946, and medical marijuana delivery businesses, within the City of Huntington Park as well as establishing standards for such uses.

Subsequently, a second reading of Ordinance Nos. 2016-945 & 2016-946 was approved on March 15, 2016 and became effective on April 14, 2016.

Proposed Application Fee for Medical Marijuana Business Permits (“MMBPs”) and Medical Marijuana Delivery Permits (“MMDPs”)

Ordinance No. 2016-946 established an application review process for proposed

Medical Marijuana Businesses, as defined in Ordinance No. 2016-946, and medical marijuana delivery businesses. An application for MMBPs and MMDPs was made available on April 14, 2016. All MMBP and MMDP applications shall be due no later than 5:30 p.m. on May 4, 2016. In order to initiate the review process, applicants wishing to obtain an MMBP or MMDP must submit an application along with all required supplemental information. An application submittal fee is also required upon submitting an application.

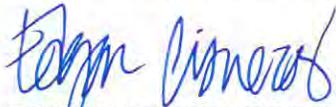
The proposed non-refundable fee of \$5,000.00 will cover the costs of staff's time in reviewing, analyzing, preparing reports/recommendations, and presenting to the City Council. Payment of submittal fees will not guarantee issuance of an MMBP or MMDP. Again, the non-refundable fee is for submittal only and only applicants who make the fee payment will be deemed eligible for consideration of approval.

It is also worth noting that additional fees may be required prior to any MMBPs and MMDPs being issued.

CONCLUSION

In order to process applications for Medical Marijuana Business Permits and Medical Marijuana Delivery Permits in a time that is consistent with Ordinance Nos. 2016-945 & 2016-946, it is recommended that the City Council approve Resolution No. 2016-13, establishing a non-refundable submittal fee for MMBP and MMDP applications.

Respectfully submitted,



EDGAR P. CISNEROS
City Manager

ATTACHMENTS

A: Resolution No. 2016-13

1 become effective on April 21, 2016.

2 **SECTION 3:** The City Clerk shall certify to the adoption of this Resolution.

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4 **PASSED, APPROVED, AND ADOPTED** this 19th day of April 2016.

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Graciela Ortiz, Mayor

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8 ATTEST:

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Donna G. Schwartz, CMC
City Clerk

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4848-0324-6640, v. 1

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City of Huntington Park List of Funds

Fund	Description	Fund	Description
111	General Fund	237	Community Planning
112	Waste Collection/Disposal	239	Federal CDBG Fund
114	Spec Events Contrib Rec	240	HUD EZ/EC Soc Sec Block
115	Contingency Fund	242	HUD Home Program
120	Special Revenue DNA ID	243	HUD 108 B03MC060566
121	Special Revnu Welfare Inm	245	EPA Brownfield
150	Emergency Preparedness	246	LBPHCP-Lead Base
151	Economic Development	247	Neighborhood Stabilization
201	Environmental Justice	248	Homelessness Prevention
212	P & R Grants	252	ABC
213	Park Facilities	275	Successor Agency
214	Recreation Field Charter	283	Sewer Maintenance Fund
216	Employees Retirement Fund	285	Solid Waste Mgmt Fund
217	OPEB	286	Illegal Disposal Abatemnt
219	Sales Tax-Transit Fund A	287	Solid Waste Recycle Grant
220	Sales Tax-Transit C	334	Ped/Bike Path Fund
221	State Gasoline Tax Fund	349	Capital Improvement Fund
222	Measure R	475	Public Financng Authority
223	Local Origin Program Fund	533	Business Improv Dist Fund
224	Office of Traffc & Safety	535	Strt Lght & Lndscp Assess
225	Cal Cops Fund	681	Water Department Fund
226	Air Quality Improv Trust	741	Fleet Maintenance
227	Offc of Criminal Justice	745	Worker's Compensation Fnd
228	Bureau of Justice Fund	746	Employee Benefit Fund
229	Police Forfeiture Fund	748	Veh & Equip Replacement
231	Parking System Fund	779	Deferred Comp. Trust Fund
232	Art in Public Places Fund	800	Pooled Cash
233	Bullet Proof Vest Grant	801	Pooled Cash Fund
234	Congressional Earmark	802	Pooled Interest
235	Federal Street Improvmnt		

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
ACE INDUSTRIAL SUPPLY INC	1507932	741-8060-431.43-20	Vehicles - O S & M	193.06	N
				193.06	
ADVANCE PIPE BENDING	45846	535-6090-452.61-20	Dept Supplies & Expense	1,553.25	N
				1,553.25	
AFSCME COUNCIL 36	PPE 3-27-2016	802-0000-217.60-10	Association Dues	680.40	Y
				680.40	
ALVAREZ-GLASMAN & COLVIN	2015-08-14625	745-9031-413.32-70	Contractual Srv Legal	6,754.99	N
	2015-10-14755	745-9031-413.32-70	Contractual Srv Legal	4,928.00	N
	2015-11-14797	745-9031-413.32-70	Contractual Srv Legal	4,079.92	N
	2015-12-14882	745-9031-413.32-70	Contractual Srv Legal	779.00	N
	2016-01-14945	745-9031-413.32-70	Contractual Srv Legal	570.00	N
	2016-1-14946	745-9031-413.32-70	Contractual Srv Legal	760.00	N
	2016-1-14947	745-9031-413.32-70	Contractual Srv Legal	4,035.50	N
	2016-02-14977	111-0220-411.32-70	Contractual Srv Legal	39,285.53	N
				61,192.94	
AMERI PRIDE UNIFORM SERVICES INC	1401335644	111-8020-431.61-20	Dept Supplies & Expense	165.20	N
	1401340615	111-8020-431.61-20	Dept Supplies & Expense	165.20	N
				330.40	
AMERICAN FAMILY LIFE ASSURANCE	PPE 3-27-2016	802-0000-217.50-40	Life-Cancer Insurance	106.58	Y
				106.58	
AMERIGAS	3049798555	741-8060-431.43-20	Vehicles - O S & M	151.51	N
				151.51	
ANDREA MARQUEZ	03/28/2016	111-7010-421.59-20	Professional Develop Post	35.96	N
				35.96	
ANGELA CORNEJO	03/29/16	111-0110-411.61-20	Dept Supplies & Expense	25.03	N
				25.03	
APPERSON PRINT RESOURCES, INC	INV009108	111-7040-421.61-33	Dept Supplies Prop Evidnc	2,766.55	N
				2,766.55	
AT&T MOBILITY	X10142015	111-7010-421.53-10	Telephone & Wireless	70.56	N
	X11142015	111-7010-421.53-10	Telephone & Wireless	70.56	N
	X12142015	111-7010-421.53-10	Telephone & Wireless	70.56	N
	X01142016	111-7010-421.53-10	Telephone & Wireless	70.77	N
	X02142016	111-7010-421.53-10	Telephone & Wireless	70.77	N

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
AT&T MOBILITY	X03142016	111-7010-421.53-10	Telephone & Wireless	70.77	N
	X09142015	111-7010-421.53-10	Telephone & Wireless	70.18	N
				494.17	
BENEFIT ADMINISTRATION CORPORATION	6026528-IN	111-0230-413.56-41	Contractual Srvc - Other	50.00	N
				50.00	
BLUE TARP FINANCIAL, INC.	34986649	741-8060-431.43-20	Vehicles - O S & M	89.98	N
				89.98	
CACEO	300001733	239-5055-419.64-00	Membership & Meetings	85.00	N
	300001720	239-5055-419.64-00	Membership & Meetings	85.00	N
				170.00	
CALIFORNIA MUNICIPAL STATISTICS INC	16032105	111-9010-419.32-40	Audit Fees	475.00	N
				475.00	
CANNON SPORTS, INC	476559	535-6090-452.61-20	Dept Supplies & Expense	78.48	N
				78.48	
CARD INTEGRATORS	87431-IN	111-7010-421.61-20	Dept Supplies & Expense	441.60	N
				441.60	
CARLOS GOMEZ	8-FY-16	745-9030-413.56-41	Contractual Srvc - Other	450.00	N
				450.00	
CDW GOVERNMENT, INC.	CMC3819	111-7010-421.61-20	Dept Supplies & Expense	228.29	N
				228.29	
CELL BUSINESS EQUIPMENT	IN1770111	111-7010-421.44-10	Rent (Incl Equip Rental)	452.48	N
	IN1770448	111-7010-421.44-10	Rent (Incl Equip Rental)	397.63	N
	IN1769099	111-7010-421.44-10	Rent (Incl Equip Rental)	23.43	N
				873.54	
CENTRAL FORD	274232	741-8060-431.43-20	Vehicles - O S & M	176.32	N
	273993	741-8060-431.43-20	Vehicles - O S & M	75.97	N
	273532	741-8060-431.43-20	Vehicles - O S & M	192.72	N
	273594	741-8060-431.43-20	Vehicles - O S & M	369.95	N
				814.96	
CHARTER COMMUNICATIONS	3/31/16-4/30/16	121-7040-421.56-14	Telephone & Wireless	234.92	N
	4/1/16-4/30/16	111-9010-419.61-20	Dept Supplies & Expense	11.66	N
	4/2/16-5/1/16	111-9010-419.53-10	Welfare Inmate Fd Expense	680.00	N
				926.58	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
CHRISTIANSEN AMUSEMENTS	979	681-0000-228.30-00	Fire Hydrant Rental Refund	1,000.00	N
				1,000.00	
CHRISTOPHER WASIK	3/28/16	111-7010-421.59-20	Professional Develop Post	35.96	N
				35.96	
CITY OF HUNTINGTON PARK FLEXIBLE	PPE 3-27-2016	802-0000-217.30-30	Med Reimb 125	537.52	Y
				537.52	
CITY OF HUNTINGTON PARK GEA	PPE 3-27-2016	802-0000-217.60-10	Association Dues	135.45	Y
				135.45	
CITY OF SOUTH GATE	2	252-7010-421.56-41	Contract/Other	2,512.50	N
	3	252-7010-421.56-41	Contract/Other	1,742.00	N
	4	252-7010-421.56-41	Contract/Other	2,713.50	N
	5	252-7010-421.56-41	Contract/Other	1,474.00	N
	6	252-7010-421.56-41	Contract/Other	3,484.00	N
	7	252-7010-421.56-41	Contract/Other	5,929.50	N
				17,855.50	
CITY OF TUSTIN	2016	111-0230-413.59-15	Professional Development	275.00	N
				275.00	
COLONIAL SUPPLEMENTAL INSURANCE	PPE 3-27-2016	802-0000-217.50-40	Life-Cancer Insurance	1,614.40	Y
				1,614.40	
COMSERCO, INC.	74235	111-7040-421.61-33	Dept Supplies Prop Evidnc	45.00	N
	74236	111-7040-421.61-33	Dept Supplies Prop Evidnc	84.59	N
	73739	741-8060-431.56-41	Contractual Svc - Other	1,002.00	N
	73732	741-8060-431.56-41	Contractual Svc - Other	140.00	N
	73849	741-8060-431.56-41	Contractual Svc - Other	1,002.00	N
	73842	741-8060-431.56-41	Contractual Svc - Other	140.00	N
	74078	741-8060-431.56-41	Contractual Svc - Other	1,002.00	N
	74071	741-8060-431.56-41	Contractual Svc - Other	140.00	N
				3,555.59	
CORCORAN QUALITY GRAPHICS, INC	2130	111-0210-413.56-41	Contractual Svc - Other	4,650.00	N
				4,650.00	
COSME LOZANO	1/14/16-3/10/16	111-7010-421.61-20	Dept Supplies & Expense	51.00	N
				51.00	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
DATA TICKET INC.	68804	239-5055-419.56-41	Contractual Srvc - Other	98.00	N
				98.00	
DEPARTMENT OF ANIMAL CARE & CONTROL	03/15/2016	111-7065-441.56-41	Contractual Srvc - Other	9,436.14	N
				9,436.14	
DEPARTMENT OF CORONER	16ME0268	111-7030-421.56-41	Contract/Other	26.00	N
				26.00	
DISH NETWORK	4/12/16-5/11/16	111-7022-421.44-10	Rent (Incl Equip Rental)	69.08	N
				69.08	
EDGARDO CURBELO	3/14-3/18/16	111-7010-421.59-20	Professional Develop Post	107.78	N
				107.78	
ELSA COBAIN	03/28/2016	111-7010-421.59-20	Professional Develop Post	35.96	N
				35.96	
ERIC JACOBY	6432 SEVILLE	111-0000-322.10-10	Building	137.12	N
				137.12	
EXPERT ROOTER	92425	111-6022-451.43-10	Buildings - O S & M	88.00	N
	92381	111-6022-451.43-10	Buildings - O S & M	923.75	N
				1,011.75	
F&A FEDERAL CREDIT UNION	PPE 3-27-2016	802-0000-217.60-40	Credit Union	16,441.00	Y
				16,441.00	
FEDEROFF TRUST	19693-1202	681-0000-228.70-00	Deposit Refund	68.40	N
				68.40	
FERGUSON ENTERPRISES INC	3080479	535-6090-452.61-20	Dept Supplies & Expense	38.74	N
				38.74	
FIRST CHOICE SERVICES	529077	111-9010-419.61-20	Dept Supplies & Expense	154.96	N
				154.96	
GAGE BOWL	14	239-6060-466.61-20	Dept Supplies & Expense	346.50	N
				346.50	
GALLS	BC0256416	111-7010-421.61-20	Dept Supplies & Expense	495.42	N
				495.42	
GEO PLASTICS	69379	287-8057-432.61-20	Dept Supplies & Expense	1,982.54	N
				1,982.54	
GLOBALSTAR USA	100000000720346	111-7010-421.61-20	Dept Supplies & Expense	58.66	N
				58.66	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
HK PARTS INC	350976	229-7010-421.74-10	Equipment	193.84	N
				193.84	
HOME DEPOT - PUBLIC WORKS	1260981	111-8010-431.61-21	Materials	9.64	N
	6261050	111-8010-431.61-21	Materials	32.67	N
	6761189	111-8010-431.61-21	Materials	36.99	N
	3261331	111-8010-431.61-21	Materials	3.24	N
	1260982	111-8010-431.61-21	Materials	275.16	N
	1260983	111-8010-431.61-21	Materials	70.21	N
	3261320	111-8010-431.61-21	Materials	75.34	N
	261135	111-6022-451.43-10	Street Lighting Supplies	75.72	N
	9261264	111-6022-451.43-10	Street Lighting Supplies	36.99	N
	1241987	111-8020-431.43-10	Buildings - O S & M	-20.11	N
	8221164	111-8020-431.43-10	Buildings - O S & M	-8.14	N
	2261223	111-8020-431.43-10	Buildings - O S & M	15.24	N
	3261331	111-8020-431.43-10	Buildings - O S & M	105.66	N
	12610000	535-6090-452.61-20	Buildings - O S & M	101.80	N
	6261193	535-6090-452.61-20	Buildings - O S & M	72.20	N
	2261217	535-6090-452.61-20	Dept Supplies & Expense	16.33	N
	2261218	535-6090-452.61-20	Dept Supplies & Expense	18.37	N
	1260980	535-8016-431.61-45	Dept Supplies & Expense	208.23	N
	7261028	535-8016-431.61-45	Dept Supplies & Expense	25.28	N
				1,150.82	
HUNTINGTON PARK CAR WASH	FEB 2016	741-8060-431.43-20	Vehicles - O S & M	209.00	N
				209.00	
HUNTINGTON PARK POLICE MGMT ASSN.	PPE 3-27-2016	802-0000-217.60-10	Association Dues	50.00	Y
				50.00	
HUNTINGTON PARK POLICE OFFICER ASSN	PPE 3-27-2016	802-0000-217.60-10	Association Dues	3,915.28	Y
				3,915.28	
IMPACT TIRE SERVICE	5665	741-8060-431.43-20	Vehicles - O S & M	102.00	N
				102.00	
INDUSTRIAL CONTAINER SERV -CA LLC	51037247	535-6090-452.61-20	Dept Supplies & Expense	316.10	N
				316.10	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
INTER VALLEY POOL SUPPLY, INC	84445	681-8030-461.41-00	Water Purchase/Resource	180.11	N
	84447	681-8030-461.41-00	Water Purchase/Resource	266.83	N
	84448	681-8030-461.41-00	Water Purchase/Resource	248.49	N
	84446	681-8030-461.41-00	Water Purchase/Resource	220.14	N
				915.57	
IVONNE PARAMO	32166352	111-0000-351.10-10	Citations	108.00	N
				108.00	
JAX BICYCLE CENTER	102215111002631	226-9010-419.74-10	Equipment	8,008.56	N
				8,008.56	
JD AUDIO VISUAL INC	1559	111-0110-411.66-05	Council Meeting Expenses	693.24	N
				693.24	
JDS TANK TESTING & REPAIR INC	8696	741-8060-431.43-20	Vehicles - O S & M	585.77	N
				585.77	
JERRY'S AUTO BODY, INC.	30088	741-8060-431.43-20	Vehicles - O S & M	397.08	N
				397.08	
JOANNA GARCIA	4/2/16	111-6020-451.61-35	Recreation Supplies	54.30	N
				54.30	
JOEL GORDILLO	MARCH 2016	111-0210-413.56-41	Contractual Srvc - Other	1,650.00	N
				1,650.00	
JOHN CASTRO	3/9/16	111-7010-421.59-30	Prof Dev - STC & Training	16.30	N
				16.30	
KAFCO SALES CO.	397355	535-6090-452.61-20	Dept Supplies & Expense	109.00	N
				109.00	
KEYSTONE UNIFORM DEPOT	74106	111-7010-421.61-20	Dept Supplies & Expense	423.63	N
	74016	239-5055-419.61-20	Dept Supplies & Expense	250.48	N
	74014	239-5055-419.61-20	Dept Supplies & Expense	250.48	N
				924.59	
KURT J. CAMP	HP00082	111-7030-421.56-41	Contract/Other	100.00	N
				100.00	
LAN WAN ENTERPRISE, INC	54631	111-9010-419.43-15	Financial Systems	858.05	N
	54632	111-9010-419.43-15	Financial Systems	480.00	N
	54759	111-9010-419.43-15	Financial Systems	720.00	N
				2,058.05	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
LAW OFFICES OF CARPENTER & ROTHANS	26550	745-9031-413.32-70	Contractual Srv Legal	1,648.10	N
	26732	745-9031-413.32-70	Contractual Srv Legal	2,116.20	N
	26822	745-9031-413.32-70	Contractual Srv Legal	3,496.44	N
	26947	745-9031-413.32-70	Contractual Srv Legal	652.50	N
				7,913.24	
LAWRENCE, BEACH, ALLEN & CHOI,PC	52512	745-9031-413.32-70	Contractual Srv Legal	360.00	N
	52704	745-9031-413.32-70	Contractual Srv Legal	35.00	N
	52807	745-9031-413.32-70	Contractual Srv Legal	17.50	N
				412.50	
LB JOHNSON HARDWARE CO #1	679640	535-6090-452.61-20	Dept Supplies & Expense	21.79	N
	680205	535-6090-452.61-20	Dept Supplies & Expense	190.21	N
	679537	535-6090-452.61-20	Dept Supplies & Expense	17.43	N
	679527	535-6090-452.61-20	Dept Supplies & Expense	65.86	N
	680214	535-6090-452.61-20	Dept Supplies & Expense	91.43	N
	679536	535-6090-452.61-20	Dept Supplies & Expense	-20.14	N
				366.58	
LENTZ LOCKSMITH SERVICE	11181	741-8060-431.43-20	Vehicles - O S & M	185.00	N
				185.00	
LGP EQUIPMENT RENTALS INC	36055	111-8010-431.61-21	Materials	620.86	N
	36284	535-8016-431.73-10	Improvements	1,139.25	N
				1,760.11	
LOCAL GOVERNMENT COMMISSION	629-08	201-5010-463.56-41	Contractual Srv - Other	3,756.58	N
	629-09	201-5010-463.56-41	Contractual Srv - Other	10,406.47	N
				14,163.05	
LOGAN SUPPLY COMPANY, INC.	87147	221-8014-429.61-20	Dept Supplies & Expense	119.16	N
				119.16	
LOS ANGELES COUNTY CLERK'S OFFICE	4/7/16	681-8030-461.61-20	Dept Supplies & Expense	75.00	N
	4/7/16	681-8030-461.61-20	Dept Supplies & Expense	75.00	N
				150.00	
LUCKY TOURS CHARTER INC	42816	219-0250-431.57-70	Recreation Transit	800.00	N
	22216	219-0250-431.57-70	Recreation Transit	600.00	N
	22516	219-0250-431.57-70	Recreation Transit	750.00	N
				2,150.00	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
LUISANA CANDELARIO	3/29/16	746-0218-413.35-10	Tuition Assistance	298.01	N
				298.01	
LYNBERG & WATKINS APC	42265	745-9031-413.32-70	Contractual Srv Legal	2,146.30	N
	42266	745-9031-413.32-70	Contractual Srv Legal	2,421.92	N
	42267	745-9031-413.32-70	Contractual Srv Legal	5,566.15	N
	42300	745-9031-413.32-70	Contractual Srv Legal	4,151.31	N
				14,285.68	
MANNING & KASS, ELLROD, RAMIREZ,	439363	745-9031-413.32-70	Contractual Srv Legal	799.76	N
	449431	745-9031-413.32-70	Contractual Srv Legal	3,677.64	N
				4,477.40	
MARTHA LOZANO	190700	745-9031-413.52-30	Ins - Benefits Active EEs	2,617.20	N
				2,617.20	
MCCULLAH FENCE COMPANY	20160204	535-6090-452.61-20	Dept Supplies & Expense	1,160.00	N
				1,160.00	
MIKE ALCALA	1	239-6060-466.61-20	Dept Supplies & Expense	150.00	N
				150.00	
NAPA PARTS WHOLESALE	158534	741-8060-431.43-20	Vehicles - O S & M	23.02	N
	158603	741-8060-431.43-20	Vehicles - O S & M	117.52	N
	158604	741-8060-431.43-20	Vehicles - O S & M	17.42	N
	121742	741-8060-431.43-20	Vehicles - O S & M	472.75	N
	159702	741-8060-431.43-20	Vehicles - O S & M	185.28	N
	159665	741-8060-431.43-20	Vehicles - O S & M	341.43	N
	159508	741-8060-431.43-20	Vehicles - O S & M	16.86	N
	161266	741-8060-431.43-20	Vehicles - O S & M	23.41	N
	161112	741-8060-431.43-20	Vehicles - O S & M	135.25	N
				1,332.94	
NATION WIDE RETIREMENT SOLUTIONS	PPE 3-27-2016	802-0000-217.40-10	Deferred Compensation	18,488.91	Y
				18,488.91	
NATIONAL EMBLEM, INC.	367579	225-7120-421.74-10	Equipment	2,120.80	N
				2,120.80	
NATIONAL TRAINING CONCEPTS, INC.	4/15/2016	111-7010-421.59-20	Professional Develop Post	35.00	N
				35.00	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
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Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
NICK ALEXANDER RESTORATION	3202	741-8060-431.43-20	Vehicles - O S & M	1,000.00	N
				1,000.00	
O'REILLY AUTO PARTS	2959-476930	741-8060-431.43-20	Vehicles - O S & M	41.97	N
	2959-482939	741-8060-431.43-20	Vehicles - O S & M	44.56	N
				86.53	
OK PRINTING DESIGN & DIGITAL PRINT	172	111-8020-431.61-20	Dept Supplies & Expense	71.35	N
	171	111-7010-421.61-20	Dept Supplies & Expense	132.70	N
	173	111-5010-419.61-20	Dept Supplies & Expense	32.70	N
				236.75	
OLIVAREZ MADRUGA, LLP	13224	745-9031-413.32-70	Contractual Srv Legal	720.00	N
	13225	745-9031-413.32-70	Contractual Srv Legal	3,143.00	N
	13284	745-9031-413.32-70	Contractual Srv Legal	4,112.93	N
	13285	745-9031-413.32-70	Contractual Srv Legal	365.95	N
	13348	745-9031-413.32-70	Contractual Srv Legal	1,003.01	N
	13349	745-9031-413.32-70	Contractual Srv Legal	308.30	N
	13415	745-9031-413.32-70	Contractual Srv Legal	594.00	N
	13416	745-9031-413.32-70	Contractual Srv Legal	1,304.29	N
	13417	745-9031-413.32-70	Contractual Srv Legal	384.10	N
	13475	745-9031-413.32-70	Contractual Srv Legal	337.50	N
	13476	745-9031-413.32-70	Contractual Srv Legal	5,916.88	N
	13477	745-9031-413.32-70	Contractual Srv Legal	2,181.08	N
	13540	745-9031-413.32-70	Contractual Srv Legal	1,389.21	N
13541	745-9031-413.32-70	Contractual Srv Legal	1,741.78	N	
				23,502.03	
PARKHOUSE TIRE, INC.	1010489950	741-8060-431.43-20	Vehicles - O S & M	216.01	N
				216.01	
PERFORMANCE NURSERY	177993	535-6090-452.61-20	Dept Supplies & Expense	1,076.83	N
				1,076.83	
PERLA ORTIZ	2/29/16-3/18/16	111-7010-421.59-20	Professional Develop Post	332.64	N
				332.64	
PITNEY BOWES	7265887-MR16	111-9010-419.44-10	Rent (Incl Equip Rental)	834.57	N
				834.57	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
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Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
PRO FORCE LAW ENFORCEMENT	268330	225-7120-421.74-10	Equipment	938.03	N
				938.03	
PRUDENTIAL OVERALL SUPPLY	50848944	111-7010-421.61-20	Contractual Srvc - Other	17.87	N
	50847979	111-6010-451.56-41	Dept Supplies & Expense	78.57	N
				96.44	
PURCHASE POWER	3/14/16	111-9010-419.53-20	Postage	3,000.00	N
				3,000.00	
RESOURCE BUILDING MATERIALS	1901128	535-6090-452.61-20	Dept Supplies & Expense	790.82	N
	1902272	535-6090-452.61-20	Dept Supplies & Expense	346.67	N
				1,137.49	
RICOH AMERICAS CORP	49284905	111-6010-451.56-41	Contractual Srvc - Other	233.90	N
				233.90	
RIVERSIDE COUNTY SHERIFF'S DEPT	11/30-12/18/15	111-7010-421.59-20	Professional Develop Post	389.00	N
				389.00	
RODOLFO NUNEZ	32142924	111-0000-351.10-10	Citations	357.50	N
				357.50	
RUTAN & TUCKER, LLP	741656	111-0220-411.32-70	Contractual Srv Legal	146.52	N
	741657	111-0220-411.32-70	Contractual Srv Legal	2,182.54	N
				2,329.06	
SAMALJON INC.	HP-5152015	111-6040-451.61-35	Recreation Supplies	86.00	N
				86.00	
SEVERN TRENT ENVIRONMENTAL SERVICES	STES 2083804	681-8030-461.73-31	Water New Services	4,605.60	N
				4,605.60	
SMART & FINAL	616002	111-6020-451.61-35	Recreation Supplies	151.84	N
	6488521	285-8050-432.61-20	Dept Supplies & Expense	26.78	N
				178.62	
SMITH FASTENER	61395	535-6090-452.61-20	Dept Supplies & Expense	70.60	N
	60940	535-6090-452.61-20	Dept Supplies & Expense	53.33	N
	60836	535-6090-452.61-20	Dept Supplies & Expense	36.02	N
				159.95	
SOUTHERN CALIFORNIA EDISON	2/23/16-3/26/16	111-8022-419.62-10	Heat Light Water & Power	527.25	N
	2/2/16-3/3/16	681-8030-461.62-20	Heat Light Water & Power	20,442.80	N
	2/2/16-3/3/16	111-6022-451.62-10	Heat Light Water & Power	4,750.49	N

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
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Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
SOUTHERN CALIFORNIA EDISON	2/2/16-3/3/16	111-8022-419.62-10	Heat Light Water & Power	1,103.56	N
	2/26/16-3/29/16	535-8016-431.62-10	Heat Light Water & Power	41.87	N
	2/4/16-3/7/16	535-8016-431.62-10	Power Gas & Lubricants	16,529.45	N
	2/4/16-3/7/16	681-8030-461.62-20	Power Gas & Lubricants	5,751.63	N
				49,147.05	
SPARKLETTS	15187658 031616	741-8060-431.43-20	Vehicles - O S & M	15.13	N
				15.13	
STANDARD INSURANCE COMPANY	APRIL 2016	802-0000-217.50-70	Life, ADD, LT Disability	7,391.76	N
				7,391.76	
STEVEN A. THORESON	3/15/16	111-7010-421.59-20	Professional Develop Post	35.96	N
				35.96	
SUSAN CRUM	03/31/2016	111-0210-413.61-20	Dept Supplies & Expense	112.84	N
				112.84	
TELEWORKS	15185	111-9010-419.53-10	Telephone & Wireless	710.00	N
	15188	111-9010-419.53-10	Telephone & Wireless	330.00	N
				1,040.00	
THE FORMS DESK, INC.	25191	111-3010-415.61-20	Dept Supplies & Expense	563.88	N
	25192	111-3010-415.61-20	Dept Supplies & Expense	305.92	N
				869.80	
TIERRA WEST ADVISORS, INC	HP-0216	222-4010-431.56-41	Contractual Srvc - Other	17,533.75	N
				17,533.75	
TIME CLOCK SALES & SERVICE CO, INC	LM81021.1	111-7040-421.61-31	Dept Supplies Records	128.00	N
				128.00	
TOMARK SPORTS	97754281	535-6090-452.61-20	Dept Supplies & Expense	525.45	N
				525.45	
TRIANGLE SPORTS	32588	111-6030-451.61-35	Recreation Supplies	953.75	N
				953.75	
U.S. BANK	PPE 3-27-2016	802-0000-217.30-20	PARS	2,409.05	Y
	PPE 3-27-2016	802-0000-217.30-20	PARS	2,484.29	Y
	PPE 3-27-2016	802-0000-217.30-20	PARS EMPLOYER	3,275.00	
	PPE 3-27-2016	802-0000-218.10-05	PARS EMPLOYER	7,987.33	Y
				16,155.67	

**CITY OF HUNTINGTON PARK
DEMAND REGISTER
4-19-16**

Payee Name	Invoice Number	Account Number	Description	Transaction Amount	Prepaid
UNIFIED NUTRIMEALS	1914	111-6055-451.57-42	Youth Nutrition Program	924.80	N
				924.80	
UPS	0000F911X6126	111-7010-421.61-20	Dept Supplies & Expense	1.39	N
				1.39	
V & V MANUFACTURING, INC.	42562	225-7120-421.74-10	Equipment	1,179.60	N
				1,179.60	
WATER REPLENISHMENT DISTRICT OF	2/29/2016	681-8030-461.41-00	Water Purchase/Resource	57,867.84	N
				57,867.84	
WELLS FARGO	3/01/2016	111-0210-413.53-10	Cell Phone Allowance	12.58	N
	3/01/2016	111-0110-411.53-10	Cell Phone Allowance	22.90	N
	3/01/2016	111-0210-413.61-20	Dept Supplies & Expense	85.00	N
	03/16/2016	111-0210-413.61-20	Dept Supplies & Expense	146.57	N
				267.05	
WELLS FARGO BANK-FIT	PPE 3-27-2016	802-0000-217.20-10	Federal W/Holding	55,878.89	Y
				55,878.89	
WELLS FARGO BANK-MEDICARE	PPE 3-27-2016	802-0000-217.10-10	Medicare	7,015.46	Y
				7,015.46	
WELLS FARGO BANK-SIT	PPE 3-27-2016	802-0000-217.20-20	State W/Holding	16,985.80	Y
				16,985.80	
WESTERN FENCE & SUPPLY CO	20489-45287	535-6090-452.61-20	Dept Supplies & Expense	27.25	N
				27.25	
XEROX CORPORATION	084061239	111-7030-421.44-10	Rent (Incl Equip Rental)	566.31	N
				566.31	
YAZMIN CHAVEZ	20	111-0230-413.61-20	Dept Supplies & Expense	8.95	N
				8.95	
ZEE MEDICAL, INC.	0140774516	111-7040-421.61-31	Dept Supplies Records	656.86	N
				656.86	
				502,176.14	

1 order. If there are no items to be considered in any section(s), that section(s) may be
2 omitted from that agenda.

3
4 **SECTION 2.** The order of business at special meetings shall be as follows:

5 CALL TO ORDER

6 ROLL CALL

7 PLEDGE OF ALLEGIANCE

8 PUBLIC COMMENT

9 TRANSACTION OF BUSINESS FOR WHICH THE SPECIAL MEETING WAS
10 CALLED

11 ADJOURNMENT

12 **SECTION 3.** The City Clerk shall certify to the adoption of this resolution, and
13 thenceforth and thereafter the same shall be in full force and effect.

14 **THE FOREGOING RESOLUTION** is approved and adopted by the City Council of the
15 City of Huntington Park this 19th day of April 2016.

16
17 _____
18 Graciela Ortiz, Mayor

19 ATTEST:

20
21 _____
22 Donna G. Schwartz, CMC
23 City Clerk



CITY OF HUNTINGTON PARK

City Manager's Office
City Council Agenda Report

April 19, 2016

Honorable Mayor and Members of the City Council
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Dear Mayor and Members of the City Council:

APPROVE EXTENSION/RENEWAL OF CONTRACT SERVICES AGREEMENT WITH JOEL GORDILLO FOR MEDIA TECHNICIAN SERVICES

IT IS RECOMMENDED THAT THE CITY COUNCIL:

1. Approve the extension/renewal of contract services agreement with Mr. Joel Gordillo for media technician services;
2. Authorize the Mayor/City Manager to execute the agreement; and
3. Direct the City Clerk and City Manager to conduct a request for proposals (RFP) for the service consistent with city practices prior to July 1, 2016.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

On April 6, 2015, the City of Huntington Park entered into a contract with Mr. Joel Gordillo an independent contractor as a media technician. That agreement expires this April, thus staff is seeking a three month renewal while an RFP is conducted.

It is recommended that Mr. Gordillo continue providing these services under a contract services agreement on a month-to-month basis for a maximum of 3 months.

BACKGROUND

Joel has performed media technician services for the City of Huntington Park on a contractor basis since 2001. In this capacity, Mr. Gordillo attends all regular and special City Council meetings and records the meetings for broadcast on the City's local cable access channel and City website. In addition, Mr. Gordillo operates all audio/visual equipment in the Council Chambers during meetings.

The scope of services to be performed include:

**APPROVE EXTENSION/RENEWAL OF CONTRACT SERVICES AGREEMENT WITH
JOEL GORDILLO FOR MEDIA TECHNICIAN SERVICES**

April 5, 2016

Page 2 of 2

1. Attend all regular and special City Council meetings
2. Record meetings using City equipment
3. Operate A/V equipment in Council chambers during meetings
4. Manage programming on City's local access cable channel
5. Load Council meeting video to local access cable channel
6. Film City-sponsored events, as-needed
7. Produce DVDs of Council meetings and provide to City Clerk
8. Provide video content to the City upon request

FISCAL IMPACT/FINANCING

The funding of \$4,950 for three (3) months of this service is included in the FY 2015/16 budget in account number 111-0210-413.56-41, Contractual Services.

CONCLUSION

Upon approval, the Mayor/City Manager will execute the contract services agreement with Joel Gordillo for media technician services and initiate an RFP for future services.

Respectfully submitted,



EDGAR P. CISNEROS
City Manager

ATTACHMENTS

- A. Contract Services Agreement with Mr. Joel Gordillo



CONTRACT SERVICES AGREEMENT
(Engagement: Media Technician Services)
(Parties: City of Huntington Park and Joel Gordillo)

THIS CONTRACT SERVICES AGREEMENT (“Agreement”) is made and entered into this **19th day of April 2016** (hereinafter, the “Effective Date”), by and between the CITY OF HUNTINGTON PARK, a municipal corporation (“CITY”) and Joel Gordillo (hereinafter, “CONTRACTOR”). For the purposes of this Agreement CITY and CONTRACTOR may be referred to collectively by the capitalized term “Parties.” The capitalized term “Party” may refer to CITY or CONTRACTOR interchangeably.

RECITALS

This AGREEMENT is made and entered into with respect to the following facts:

WHEREAS, CITY requires assistance with providing media technical services in connection with the City’s public meetings and cable channel; and

WHEREAS, CONTRACTOR represents that it is fully qualified to perform such security services by virtue of its experience and the training, education and expertise of its principals and employees; and

WHEREAS, CONTRACTOR further represents that it is willing to accept responsibility for performing such services in accordance with the terms and conditions set forth in this Agreement; and

WHEREAS, the execution of this Agreement was approved by the Huntington Park City Council at its regular meeting of April 19, 2016 under Agenda Item 5.

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions herein contained, CITY and CONTRACTOR agree as follows:

I.
ENGAGEMENT TERMS

1.1 SCOPE OF SERVICES: Subject to the terms and conditions set forth in this Agreement and all exhibits attached and incorporated hereto, CONTRACTOR agrees to perform the services and tasks set forth in **Exhibit “A”** (hereinafter referred to as the **“Scope of Services”**).

CONTRACTOR further agrees to furnish to CITY all labor, materials, tools, supplies, equipment, services, tasks and incidental and customary work necessary to competently perform and timely complete the services and tasks set forth in the Scope of Services. For the purposes of this Agreement the aforementioned services and tasks set forth in the Scope of Services shall hereinafter be referred to generally by the capitalized term "Work."

- 1.2 TERM: This Agreement shall have an initial term of three months commencing from the Effective Date unless terminated as provided elsewhere in this Agreement (hereinafter, the "Term"). Upon the conclusion of the Term, this Agreement may renew on a month-to-month basis unless terminated by either party. Nothing in this Section shall operate to prohibit or otherwise restrict the CITY's ability to terminate this Agreement at any time for convenience or for cause.
- 1.3 COMPENSATION: During the term of this Agreement and any extension term provided herein, CONTRACTOR shall perform the Services set forth in Section 1.2 above, at the rates of compensation set forth in **Exhibit "A"**. CONTRACTOR further agrees that the total compensation for work performed during the initial term of this agreement, inclusive of any extension term, shall not exceed the sum total of FOUR THOUSAND NINE HUNDRED AND FIFTY DOLLARS (\$4,950.00) (hereinafter, the "Contract Price"), unless such added expenditure is first approved by the CITY acting in consultation with the City Manager and the Director of the Finance Department. In the event CONTRACTOR's charges are projected to exceed the Contract Price prior to the expiration of the Term or any single extension term, CITY may suspend CONTRACTOR's performance pending CITY approval of any anticipated expenditures in excess of the Contract Price or any other CITY-approved amendment to the compensation terms of this Agreement.
- 1.4 PAYMENT OF COMPENSATION: Following the conclusion of each calendar month, CONTRACTOR shall submit to CITY an itemized invoice indicating the services and tasks performed during the recently concluded calendar month, including services and tasks performed and the reimbursable out-of-pocket expenses incurred. If the amount of CONTRACTOR's monthly compensation is a function of hours worked by CONTRACTOR's personnel, the invoice shall indicate the number of hours worked in the recently concluded calendar month, the persons responsible for performing the Work, the rate of compensation at which such services and tasks were performed, the subtotal for each task and service performed and a grand total for all services performed. Within fifteen (15) calendar days of receipt of each invoice, CITY shall notify CONTRACTOR in writing of any disputed amounts included in the invoice. CITY shall not withhold applicable taxes or other authorized deductions from payments made to CONTRACTOR.
- 1.5 ACCOUNTING RECORDS: CONTRACTOR shall maintain complete and accurate records with respect to all matters covered under this Agreement for a period of three (3) years after the expiration or termination of this Agreement. CITY shall have the right to access and examine such records, without charge, during normal business hours. CITY shall further have the right to audit such records, to make transcripts therefrom and to inspect all program data, documents, proceedings, and activities.

1.6 ABANDONMENT BY CONTRACTOR: In the event CONTRACTOR ceases to perform the Work agreed to under this Agreement or otherwise abandons the undertaking contemplated herein prior to the expiration of this Agreement or prior to completion of any or all tasks set forth in the Scope of Services, CONTRACTOR shall deliver to CITY immediately and without delay, all materials, records and other work product prepared or obtained by CONTRACTOR in the performance of this Agreement. Furthermore, CONTRACTOR shall only be compensated for the reasonable value of the services, tasks and other work performed up to the time of cessation or abandonment, less a deduction for any damages, costs or additional expenses which CITY may incur as a result of CONTRACTOR's cessation or abandonment.

II.

PERFORMANCE OF AGREEMENT

2.1 CITY'S REPRESENTATIVES: The CITY hereby designates the City Manager and the Assistant City Manager (hereinafter, the "CITY Representatives") to act as its representatives for the performance of this Agreement. The City Manager shall be the chief CITY Representative. The CITY Representatives or their designee shall act on behalf of the CITY for all purposes under this Agreement. CONTRACTOR shall not accept directions or orders from any person other than the CITY Representatives or their designee.

2.2 CONTRACTOR REPRESENTATIVE: CONTRACTOR hereby designates Joel Gordillo to act as its representative for the performance of this Agreement (hereinafter, "CONTRACTOR Representative"). CONTRACTOR Representative shall have full authority to represent and act on behalf of the CONTRACTOR for all purposes under this Agreement. CONTRACTOR Representative or his designee shall supervise and direct the performance of the Work, using his best skill and attention, and shall be responsible for all means, methods, techniques, sequences and procedures and for the satisfactory coordination of all portions of the Work under this Agreement. Notice to the CONTRACTOR Representative shall constitute notice to CONTRACTOR.

2.3 COORDINATION OF SERVICE; CONFORMANCE WITH REQUIREMENTS: CONTRACTOR agrees to work closely with CITY staff in the performance of the Work and this Agreement and shall be available to CITY staff and the CITY Representatives at all reasonable times. All work prepared by CONTRACTOR shall be subject to inspection and approval by CITY Representatives or their designees.

2.4 STANDARD OF CARE; PERFORMANCE OF EMPLOYEES: CONTRACTOR represents, acknowledges and agrees to the following:

- A. CONTRACTOR shall perform all Work skillfully, competently and to the highest standards of CONTRACTOR's profession;
- B. CONTRACTOR shall perform all Work in a manner reasonably satisfactory to the CITY;

- C. CONTRACTOR shall comply with all applicable federal, state and local laws and regulations, including the conflict of interest provisions of Government Code Section 1090 and the Political Reform Act (Government Code Section 81000 *et seq.*);
- D. CONTRACTOR understands the nature and scope of the Work to be performed under this Agreement as well as any and all schedules of performance;
- E. All of CONTRACTOR's employees and agents possess sufficient skill, knowledge, training and experience to perform those services and tasks assigned to them by CONTRACTOR; and
- F. All of CONTRACTOR's employees and agents (including but not limited to subcontractors and subconsultants) possess all licenses, permits, certificates, qualifications and approvals of whatever nature that are legally required to perform the tasks and services contemplated under this Agreement and all such licenses, permits, certificates, qualifications and approvals shall be maintained throughout the term of this Agreement and made available to CITY for copying and inspection.

The Parties acknowledge and agree that CONTRACTOR shall perform, at CONTRACTOR's own cost and expense and without any reimbursement from CITY, any services necessary to correct any errors or omissions caused by CONTRACTOR's failure to comply with the standard of care set forth under this Section or by any like failure on the part of CONTRACTOR's employees, agents, contractors, subcontractors and subconsultants. Such effort by CONTRACTOR to correct any errors or omissions shall be commenced immediately upon their discovery by either Party and shall be completed within seven (7) calendar days from the date of discovery or such other extended period of time authorized by the CITY Representatives in writing and in their sole and absolute discretion. The Parties acknowledge and agree that CITY's acceptance of any work performed by CONTRACTOR or on CONTRACTOR's behalf shall not constitute a release of any deficiency or delay in performance. The Parties further acknowledge, understand and agree that CITY has relied upon the foregoing representations of CONTRACTOR, including but not limited to the representation that CONTRACTOR possesses the skills, training, knowledge and experience necessary to perform the Work skillfully, competently and to the highest standards of CONTRACTOR's profession.

- 2.5 ASSIGNMENT: The skills, training, knowledge and experience of CONTRACTOR are material to CITY's willingness to enter into this Agreement. Accordingly, CITY has an interest in the qualifications and capabilities of the person(s) who will perform the services and tasks to be undertaken by CONTRACTOR or on behalf of CONTRACTOR in the performance of this Agreement. In recognition of this interest, CONTRACTOR agrees that it shall not assign or transfer, either directly or indirectly or by operation of law, this Agreement or the performance of any of CONTRACTOR's duties or obligations under this Agreement without the prior written consent of the CITY. In the absence of CITY's prior written consent, any attempted assignment or transfer shall be ineffective, null and void and shall constitute a material breach of this Agreement.
- 2.6 CONTROL AND PAYMENT OF SUBORDINATES; INDEPENDENT CONTRACTOR: The Work shall be performed by CONTRACTOR or under CONTRACTOR's strict supervision. CONTRACTOR will determine the means, methods and details of performing the Work subject to the requirements of this Agreement. CITY retains CONTRACTOR on an independent contractor basis and not as an employee. CONTRACTOR reserves the right to perform similar or different services for other principals during the term of this Agreement, provided such work does not unduly interfere with CONTRACTOR's competent and timely performance of the Work contemplated under this Agreement and provided the performance of such services does not result in the unauthorized disclosure of CITY's confidential or proprietary information. Any additional personnel performing the Work under this Agreement on behalf of CONTRACTOR are not employees of CITY and shall at all times be under CONTRACTOR's exclusive direction and control. CONTRACTOR shall pay all wages, salaries and other amounts due such personnel and shall assume responsibility for all benefits, payroll taxes, Social Security and Medicare payments and the like. CONTRACTOR shall be responsible for all reports and obligations respecting such additional personnel, including, but not limited to: Social Security taxes, income tax withholding, unemployment insurance, disability insurance, workers' compensation insurance and the like.
- 2.7 REMOVAL OF EMPLOYEES OR AGENTS: If any of CONTRACTOR's officers, employees, agents, contractors, subcontractors or subconsultants is determined by the CITY Representatives to be uncooperative, incompetent, a threat to the adequate or timely performance of the tasks assigned to CONTRACTOR, a threat to persons or property, or if any of CONTRACTOR's officers, employees, agents, contractors, subcontractors or subconsultants fail or refuse to perform the Work in a manner acceptable to the CITY, such officer, employee, agent, contractor, subcontractor or subconsultant shall be promptly removed by CONTRACTOR and shall not be re-assigned to perform any of the Work.
- 2.8 COMPLIANCE WITH LAWS: CONTRACTOR shall keep itself informed of and in compliance with all applicable federal, State or local laws to the extent such laws control or otherwise govern the performance of the Work. CONTRACTOR's compliance with applicable laws shall include without limitation compliance with all applicable Cal/OSHA requirements.
- 2.9 NON-DISCRIMINATION: In the performance of this Agreement, CONTRACTOR shall not discriminate against any employee, subcontractor, subconsultant, or applicant for employment

because of race, color, creed, religion, sex, marital status, sexual orientation, national origin, ancestry, age, physical or mental disability or medical condition.

2.10 INDEPENDENT CONTRACTOR STATUS: The Parties acknowledge, understand and agree that CONTRACTOR and all persons retained or employed by CONTRACTOR are, and shall at all times remain, wholly independent contractors and are not officials, officers, employees, departments or subdivisions of CITY. CONTRACTOR shall be solely responsible for the negligent acts and/or omissions of its employees, agents, contractors, subcontractors and subconsultants. CONTRACTOR and all persons retained or employed by CONTRACTOR shall have no authority, express or implied, to bind CITY in any manner, nor to incur any obligation, debt or liability of any kind on behalf of, or against, CITY, whether by contract or otherwise, unless such authority is expressly conferred to CONTRACTOR under this Agreement or is otherwise expressly conferred by CITY in writing.

III.

[SECTION III LEFT BLANK INTENTIONALLY]

IV.

INDEMNIFICATION

- 4.1 The Parties agree that CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers (hereinafter, the "CITY Indemnitees") should, to the fullest extent permitted by law, be protected from any and all loss, injury, damage, claim, lawsuit, cost, expense, attorneys' fees, litigation costs, or any other cost arising out of or in any way related to the performance of this Agreement. Accordingly, the provisions of this indemnity provision are intended by the Parties to be interpreted and construed to provide the CITY Indemnitees with the fullest protection possible under the law. CONTRACTOR acknowledges that CITY would not enter into this Agreement in the absence of CONTRACTOR's commitment to indemnify, defend and protect CITY as set forth herein.
- 4.2 To the fullest extent permitted by law, CONTRACTOR shall indemnify, hold harmless and defend the CITY Indemnitees from and against all liability, loss, damage, expense, cost (including without limitation reasonable attorneys' fees, expert fees and all other costs and fees of litigation) of every nature arising out of or in connection with CONTRACTOR's performance of work hereunder or its failure to comply with any of its obligations contained in this Agreement, except such loss or damage which is caused by the sole negligence or willful misconduct of the CITY.
- 4.3 CITY shall have the right to offset against the amount of any compensation due CONTRACTOR under this Agreement any amount due CITY from CONTRACTOR as a result of CONTRACTOR's failure to pay CITY promptly any indemnification arising under this Article and related to CONTRACTOR's failure to either (i) pay taxes on amounts received pursuant to this Agreement or (ii) comply with applicable workers' compensation laws.

- 4.4 The obligations of CONTRACTOR under this Article will not be limited by the provisions of any workers' compensation act or similar act. CONTRACTOR expressly waives its statutory immunity under such statutes or laws as to CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers.
- 4.5 CONTRACTOR agrees to obtain executed indemnity agreements with provisions identical to those set forth here in this Article from each and every subcontractor or any other person or entity involved by, for, with or on behalf of CONTRACTOR in the performance of this Agreement. In the event CONTRACTOR fails to obtain such indemnity obligations from others as required herein, CONTRACTOR agrees to be fully responsible and indemnify, hold harmless and defend CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers from and against any and all claims and losses, costs or expenses for any damage due to death or injury to any person and injury to any property resulting from any alleged intentional, reckless, negligent, or otherwise wrongful acts, errors or omissions of CONTRACTOR's subcontractors or any other person or entity involved by, for, with or on behalf of CONTRACTOR in the performance of this Agreement. Such costs and expenses shall include reasonable attorneys' fees incurred by counsel of CITY's choice.
- 4.6 CITY does not, and shall not, waive any rights that it may possess against CONTRACTOR because of the acceptance by CITY, or the deposit with CITY, of any insurance policy or certificate required pursuant to this Agreement. This hold harmless and indemnification provision shall apply regardless of whether or not any insurance policies are determined to be applicable to the claim, demand, damage, liability, loss, cost or expense.
- 4.7 This Article and all provisions contained herein (including but not limited to the duty to indemnify, defend and hold free and harmless) shall survive the termination or normal expiration of this Agreement and is in addition to any other rights or remedies which the CITY may have at law or in equity.

V. TERMINATION

- 5.1 TERMINATION WITHOUT CAUSE: CITY may, by written notice to CONTRACTOR, immediately terminate this Agreement, in whole or in part, at any time for convenience and without cause by giving written notice to Consultant of such termination, which notice shall specify the effective date of such termination. Upon such termination for convenience, CONTRACTOR shall be compensated only for those services and tasks which have been performed by CONTRACTOR up to the effective date of the termination. CONTRACTOR may not terminate this Agreement except for cause as provided under Section 5.2, below. If this Agreement is terminated as provided herein, CITY may require CONTRACTOR to provide all finished or unfinished Documents and Data, as defined in Section 6.1 below, and other information of any kind prepared by CONTRACTOR in connection with the performance of the Work. CONTRACTOR shall be required to provide such Documents and Data within fifteen (15) calendar days of CITY's written request. No actual or asserted breach of this Agreement on the part of CITY pursuant to Section

5.2, below, shall operate to prohibit or otherwise restrict CITY's ability to terminate this Agreement for convenience as provided under this Section.

5.2 EVENTS OF DEFAULT; BREACH OF AGREEMENT:

- A. In the event either Party fails to perform any duty, obligation, service or task set forth under this Agreement (or fails to timely perform or properly perform any such duty, obligation, service or task set forth under this Agreement), an event of default (hereinafter, "Event of Default") shall occur. For all Events of Default, the Party alleging an Event of Default shall give written notice to the defaulting Party (hereinafter referred to as a "Default Notice") which shall specify: (i) the nature of the Event of Default; (ii) the action required to cure the Event of Default; (iii) a date by which the Event of Default shall be cured, which shall not be less than the applicable cure period set forth under Sections 5.2.B and 5.2C below or if a cure is not reasonably possible within the applicable cure period, to begin such cure and diligently prosecute such cure to completion. The Event of Default shall constitute a breach of this Agreement if the defaulting Party fails to cure the Event of Default within the applicable cure period or any extended cure period allowed under this Agreement.
- B. CONTRACTOR shall cure the following Events of Defaults within the following time periods:
- i. Within three (3) business days of CITY's issuance of a Default Notice for any failure of CONTRACTOR to timely provide CITY or CITY's employees or agents with any information and/or written reports, documentation or work product which CONTRACTOR is obligated to provide to CITY or CITY's employees or agents under this Agreement. Prior to the expiration of the 3-day cure period, CONTRACTOR may submit a written request for additional time to cure the Event of Default upon a showing that CONTRACTOR has commenced efforts to cure the Event of Default and that the Event of Default cannot be reasonably cured within the 3-day cure period. The foregoing notwithstanding, CITY shall be under no obligation to grant additional time for the cure of an Event of Default under this Section 5.2 B.i. that exceeds seven (7) calendar days from the end of the initial 3-day cure period; or
 - ii. Within fourteen (14) calendar days of CITY's issuance of a Default Notice for any other Event of Default under this Agreement. Prior to the expiration of the 14-day cure period, CONTRACTOR may submit a written request for additional time to cure the Event of Default upon a showing that CONTRACTOR has commenced efforts to cure the Event of Default and that the Event of Default cannot be reasonably cured within the 14-day cure period. The foregoing notwithstanding, CITY shall be under no obligation to grant additional time for the cure of an Event of Default under this Section 5.2B.ii that exceeds thirty (30) calendar days from the end of the initial 14-day cure period.

In addition to any other failure on the part of CONTRACTOR to perform any duty, obligation, service or task set forth under this Agreement (or the failure to timely perform or properly perform any such duty, obligation, service or task), an Event of Default on the part of

CONTRACTOR shall include, but shall not be limited to the following: (i) CONTRACTOR's refusal or failure to perform any of the services or tasks called for under the Scope of Services; (ii) CONTRACTOR's failure to fulfill or perform its obligations under this Agreement within the specified time or if no time is specified, within a reasonable time; (iii) CONTRACTOR's and/or its employees' disregard or violation of any federal, state, local law, rule, procedure or regulation; (iv) the initiation of proceedings under any bankruptcy, insolvency, receivership, reorganization, or similar legislation as relates to CONTRACTOR, whether voluntary or involuntary; (v) CONTRACTOR's refusal or failure to perform or observe any covenant, condition, obligation or provision of this Agreement; and/or (vi) CITY's discovery that a statement representation or warranty by CONTRACTOR relating to this Agreement is false, misleading or erroneous in any material respect.

- C. CITY shall cure any Event of Default asserted by CONTRACTOR within forty-five (45) calendar days of CONTRACTOR's issuance of a Default Notice, unless the Event of Default cannot reasonably be cured within the 45-day cure period. Prior to the expiration of the 45-day cure period, CITY may submit a written request for additional time to cure the Event of Default upon a showing that CITY has commenced its efforts to cure the Event of Default and that the Event of Default cannot be reasonably cured within the 45-day cure period. The foregoing notwithstanding, an Event of Default dealing with CITY's failure to timely pay any undisputed sums to CONTRACTOR as provided under Section 1.4, above, shall be cured by CITY within five (5) calendar days from the date of CONTRACTOR's Default Notice to CITY.
- D. CITY, in its sole and absolute discretion, may also immediately suspend CONTRACTOR's performance under this Agreement pending CONTRACTOR's cure of any Event of Default by giving CONTRACTOR written notice of CITY's intent to suspend CONTRACTOR's performance (hereinafter, a "Suspension Notice"). CITY may issue the Suspension Notice at any time upon the occurrence of an Event of Default. Upon such suspension, CONTRACTOR shall be compensated only for those services and tasks which have been rendered by CONTRACTOR to the reasonable satisfaction of CITY up to the effective date of the suspension. No actual or asserted breach of this Agreement on the part of CITY shall operate to prohibit or otherwise restrict CITY's ability to suspend this Agreement as provided herein.
- E. No waiver of any Event of Default or breach under this Agreement shall constitute a waiver of any other or subsequent Event of Default or breach. No waiver, benefit, privilege, or service voluntarily given or performed by a Party shall give the other Party any contractual rights by custom, estoppel, or otherwise.
- F. The duties and obligations imposed under this Agreement and the rights and remedies available hereunder shall be in addition to and not a limitation of any duties, obligations, rights and remedies otherwise imposed or available by law. In addition to any other remedies available to CITY at law or under this Agreement in the event of any breach of this Agreement, CITY, in its sole and absolute discretion, may also pursue any one or more of the following remedies:

- i. Upon written notice to CONTRACTOR, the CITY may immediately terminate this Agreement in whole or in part;
- ii. Upon written notice to CONTRACTOR, the CITY may extend the time of performance;
- iii. The CITY may proceed by appropriate court action to enforce the terms of the Agreement to recover damages for CONTRACTOR's breach of the Agreement or to terminate the Agreement; or
- iv. The CITY may exercise any other available and lawful right or remedy.

CONTRACTOR shall be liable for all legal fees plus other costs and expenses that CITY incurs upon a breach of this Agreement or in the CITY's exercise of its remedies under this Agreement.

G. In the event CITY is in breach of this Agreement, CONTRACTOR's sole remedy shall be the suspension or termination of this Agreement and/or the recovery of any unpaid sums lawfully owed to CONTRACTOR under this Agreement for completed services and tasks.

H. If it is determined that the termination for default is deemed to be the responsibility of the City, then it shall be converted to a termination for convenience.

5.3 SCOPE OF WAIVER: No waiver of any default or breach under this Agreement shall constitute a waiver of any other default or breach, whether of the same or other covenant, warranty, agreement, term, condition, duty or requirement contained in this Agreement. No waiver, benefit, privilege, or service voluntarily given or performed by a Party shall give the other Party any contractual rights by custom, estoppel, or otherwise.

5.4 SURVIVING ARTICLES, SECTIONS AND PROVISIONS: The termination of this Agreement pursuant to any provision of this Article or by normal expiration of its term or any extension thereto shall not operate to terminate any Article, Section or provision contained herein which provides that it shall survive the termination or normal expiration of this Agreement.

VI. MISCELLANEOUS PROVISIONS

6.1 DOCUMENTS & DATA; LICENSING OF INTELLECTUAL PROPERTY: All Documents and Data shall be and remain the property of CITY without restriction or limitation upon their use or dissemination by CITY. For purposes of this Agreement, the term "Documents and Data" means and includes all reports, analyses, correspondence, plans, drawings, designs, renderings, specifications, notes, summaries, strategies, charts, schedules, spreadsheets, calculations, lists, data compilations, documents or other materials developed and/or assembled by or on behalf of CONTRACTOR in the performance of this Agreement and fixed in any tangible medium of expression, including but not limited to Documents and Data stored digitally, magnetically and/or

electronically. This Agreement creates, at no cost to CITY, a perpetual license for CITY to copy, use, reuse, disseminate and/or retain any and all copyrights, designs, and other intellectual property embodied in all Documents and Data. CONTRACTOR shall require all subcontractors and subcontractor working on behalf of CONTRACTOR in the performance of this Agreement to agree in writing that CITY shall be granted the same right to copy, use, reuse, disseminate and retain Documents and Data prepared or assembled by any subcontractor or subcontractor as applies to Documents and Data prepared by CONTRACTOR in the performance of this Agreement.

6.2 **CONFIDENTIALITY:** All data, documents, discussion, or other information developed or received by CONTRACTOR or provided for performance of this Agreement are deemed confidential and shall not be disclosed by CONTRACTOR without prior written consent by CITY. CITY shall grant such consent if disclosure is legally required. Upon request, all CITY data shall be returned to CITY upon the termination or expiration of this Agreement. CONTRACTOR shall not use CITY's name or insignia, photographs, or any publicity pertaining to the Work in any magazine, trade paper, newspaper, television or radio production or other similar medium without the prior written consent of CITY.

6.3 **FALSE CLAIMS ACT:** CONTRACTOR warrants and represents that neither CONTRACTOR nor any person who is an officer of, in a managing position with, or has an ownership interest in CONTRACTOR has been determined by a court or tribunal of competent jurisdiction to have violated the False Claims Act, 31 U.S.C., Section 3789 et seq. and the California False Claims Act, Government Code Section 12650 et seq.

6.4 **NOTICES:** All notices permitted or required under this Agreement shall be given to the respective Parties at the following addresses, or at such other address as the respective Parties may provide in writing for this purpose:

CONTRACTOR:
[ADDRESS ON FILE]

CITY:
City of Huntington Park
City Manager's Office
6550 Miles Avenue
Huntington Park, CA 90255
Attn: Edgar Cisneros, City Manager
Phone: (323) 584-2222
Fax: (323) 584-6313

Such notices shall be deemed effective when personally delivered or successfully transmitted by facsimile as evidenced by a fax confirmation slip or when mailed, forty-eight (48) hours after deposit with the United States Postal Service, first class postage prepaid and addressed to the Party at its applicable address.

- 6.5 COOPERATION; FURTHER ACTS: The Parties shall fully cooperate with one another, and shall take any additional acts or sign any additional documents as is reasonably necessary, appropriate or convenient to achieve the purposes of this Agreement.
- 6.6 SUBCONTRACTING: CONTRACTOR shall not subcontract any portion of the Work required by this Agreement, except as expressly stated herein, without the prior written approval of CITY. Subcontracts (including without limitation subcontracts with subcontractors), if any, shall contain a provision making them subject to all provisions stipulated in this Agreement, including provisions relating to insurance requirements and indemnification.
- 6.7 CITY'S RIGHT TO EMPLOY OTHER CONSULTANTS: CITY reserves the right to employ other contractors in connection with the various projects worked upon by CONTRACTOR.
- 6.8 PROHIBITED INTERESTS: CONTRACTOR warrants, represents and maintains that it has not employed nor retained any company or person, other than a *bona fide* employee working solely for CONTRACTOR, to solicit or secure this Agreement. Further, CONTRACTOR warrants and represents that it has not paid nor has it agreed to pay any company or person, other than a *bona fide* employee working solely for CONTRACTOR, any fee, commission, percentage, brokerage fee, gift or other consideration contingent upon or resulting from the award or making of this Agreement. For breach or violation of this warranty, CITY shall have the right to rescind this Agreement without liability. For the term of this Agreement, no member, officer or employee of CITY, during the term of his or her service with CITY, shall have any direct interest in this Agreement, or obtain any present or anticipated material benefit arising therefrom.
- 6.9 TIME IS OF THE ESSENCE: Time is of the essence for each and every provision of this Agreement.
- 6.10 GOVERNING LAW AND VENUE: This Agreement shall be interpreted and governed according to the laws of the State of California. In the event of litigation between the Parties, venue, without exception, shall be in the Los Angeles County Superior Court of the State of California. If, and only if, applicable law requires that all or part of any such litigation be tried exclusively in federal court, venue, without exception, shall be in the Central District of California located in the City of Los Angeles, California.
- 6.11 ATTORNEYS' FEES: If either Party commences an action against the other Party, either legal, administrative or otherwise, arising out of or in connection with this Agreement, the prevailing Party in such litigation shall be entitled to have and recover from the losing Party reasonable attorneys' fees and all other costs of such action.
- 6.12 SUCCESSORS AND ASSIGNS: This Agreement shall be binding on the successors and assigns of the Parties.

- 6.13 NO THIRD PARTY BENEFIT: There are no intended third party beneficiaries of any right or obligation assumed by the Parties. All rights and benefits under this Agreement inure exclusively to the Parties.
- 6.14 CONSTRUCTION OF AGREEMENT: This Agreement shall not be construed in favor of, or against, either Party but shall be construed as if the Parties prepared this Agreement together through a process of negotiation and with the advice of their respective attorneys.
- 6.15 SEVERABILITY: If any portion of this Agreement is declared invalid, illegal, or otherwise unenforceable by a court of competent jurisdiction, the remaining provisions shall continue in full force and effect.
- 6.16 AMENDMENT; MODIFICATION: No amendment, modification or supplement of this Agreement shall be valid or binding unless executed in writing and signed by both Parties, subject to CITY approval. The requirement for written amendments, modifications or supplements cannot be waived and any attempted waiver shall be void and invalid.
- 6.17 CAPTIONS: The captions of the various articles, sections and paragraphs are for convenience and ease of reference only, and do not define, limits, augment, or describe the scope, content, or intent of this Agreement.
- 6.18 INCONSISTENCIES OR CONFLICTS: In the event of any conflict or inconsistency between the provisions of this Agreement and any of the exhibits attached hereto, the provisions of this Agreement shall control.
- 6.19 ENTIRE AGREEMENT: This Agreement including all attached exhibits is the entire, complete, final and exclusive expression of the Parties with respect to the matters addressed herein and supersedes all other agreements or understandings, whether oral or written, or entered into between CITY and CONTRACTOR prior to the execution of this Agreement. No statements, representations or other agreements, whether oral or written, made by any Party which are not embodied herein shall be valid or binding. No amendment, modification or supplement to this Agreement shall be valid and binding unless in writing and duly executed by the Parties pursuant to Section 6.15, above.
- 6.20 COUNTERPARTS: .This Agreement shall be executed in three (3) original counterparts each of which shall be of equal force and effect. No handwritten or typewritten amendment, modification or supplement to any one counterparts shall be valid or binding unless made to all three counterparts in conformity with Section 6.16, above. One fully executed original counterpart shall be delivered to CONTRACTOR and the two remaining counterparts shall remain with the City for archiving and day-to-day reference by the department responsible for administering the Agreement on the City's behalf.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed the day and year first appearing in this Agreement, above.

CITY OF HUNTINGTON PARK:

By: _____
Edgar P. Cisneros, City Manager

JOEL GORDILLO:

By: _____

Name: _____

Title: _____

APPROVED AS TO FORM:

By: _____
Arnold Alvarez-Glasman, City Attorney

EXHIBIT "A" **SCOPE OF WORK**

The CONTRACTOR's duties shall include, but not be limited to, the following:

- Attend all regular and special City Council meetings
- Record meetings using City equipment
- Operate A/V equipment in Council chambers during meetings
- Manage programming on City's local access cable channel
- Load Council meeting video to local access cable channel
- Film City-sponsored events, as-needed
- Produce DVDs of Council meetings and provide to City Clerk
- All video content is property of the City of Huntington Park and must be provided to the City upon request

With respect to the management of programming for the City's local access cable channel:

1. The Parties recognize the local cable access channel is an invaluable community resource but also recognize that the proper use of this resources requires the careful development of rules and procedures that fairly and lawfully address issues relating to equal access, the proper use of public resources, the use of public resources as relates to political campaigns, obscenity issues and the balancing of First Amendment speech issues with the City's own public policy objectives. To this end, CONTRACTOR agrees to comply with City's policies and procedures governing the use of the local cable access channel.
2. The City Representatives reserve the right to modify or otherwise amend CONTRACTOR's proposed programming in their sole and absolute discretion.
3. Following the execution of the Agreement, the City Representatives shall set forth a schedule of performance which, among other things, shall set forth the deadline for providing written proposals to the City, deadlines for the development of rules and regulations for the operation of public access channel.



CITY OF HUNTINGTON PARK

Department of Parks and Recreation
City Council Agenda Report

April 19, 2016

Honorable Mayor and Members of the City Council
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

REVIEW AND CONSIDER CONCESSIONAIRE SERVICES AT KELLER PARK

Dear Mayor and Members of the City Council:

IT IS RECOMMENDED THAT THE CITY COUNCIL:

1. Review Sample RFQ for Concessionaire Services; and
2. Direct staff to issue a Request for Qualifications for Concessionaire Services at Keller Park.

BACKGROUND

At the March 15, 2016 council meeting, staff was directed to demolish the concession stand based on the condition of the existing structure based on Building and Safety review. Additionally, council directed staff to prepare a sample RFQ for concessionaire services. It is important to note that upon further research the city attorney recommended that staff prepare a Request for Qualifications with the understanding that it will provide the city more flexibility in vetting out concessionaire qualifications, additionally allow the city to negotiate the best possible vendor for the site.

FINANCIAL IMPACT/FINANCING

No additional budget appropriation is required for this action. Potential Concessionaire Services providers may propose to provide the concession services facility, a percentage of sales, and/or a flat rate to the City. The proposed concessionaire services and potential income value of the service contract with the City will be estimated after the request for qualifications is processed and evaluated. The concession stand may be provided by the Concessionaire Services as part of their proposal for Concessionaire Services. There is currently no specified funding source for concession stand structure construction at Keller Park.

REVIEW AND CONSIDER CONCESSIONAIRE SERVICES AT KELLER PARK

April 19, 2016

Page 2 of 2

CONCLUSION

Upon Council direction, staff will issue an RFQ for Concessionaire Services.

Respectfully submitted,



EDGAR P. CISNEROS
City Manager



Josette Espinosa
Parks and Recreation Director

Attachments

- A. Sample RFQ for Concessionaire Services



2016

REQUEST FOR STATEMENT OF QUALIFICATIONS

TO PROVIDE

CONCESSIONAIRE SERVICES AT ROBERT H. KELLER PARK

FOR THE

CITY OF HUNTINGTON PARK

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EXHIBIT A - FALSE CLAIMS FORM

EXHIBIT B - CIVIL LITIGATION HISTORY

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City of Huntington Park
6550 Miles Avenue
Huntington Park, California 90255

**Concessionaire Services at Robert H. Keller Park
Request for Statement of Qualifications**

I. INTRODUCTION

The City of Huntington Park (“City”) is requesting services and cost proposals from a qualified and experienced restaurateur or concessionaire (“Concessionaire”) to provide food and beverage services for the City, as specified in this Request for Statement of Qualifications (RFQ).

II. PROPOSAL SCHEDULE

RFQ Issued:	04-05-2016
Deadline to Submit Questions:	04-20-2016
Deadline to Receive Proposals	05-09-2016

III. GENERAL INFORMATION

The City seeks proposals from Concessionaires and will select one qualifying Concessionaire to provide the services as defined in the Scope of Services section of this RFQ.

A. Proposal Validity

The proposer’s pricing shall be valid for a minimum of 90 days.

B. Request for Information

Questions regarding this RFQ are for clarification purposes only and are to be directed by e-mail to: Josette Espinosa, Parks and Recreation Director, at jespinosa@hpca.gov. If a proposer requests additional information or clarification from the City, the request and the City response shall be sent to all proposers via fax or email.

C. Submission

Proposals must be received by the Office of the City Clerk in a sealed envelope with the title of the RFQ clearly labeled along with the name and address of the firm. The submittal packet shall include three (3) copies of the proposal and one (1) copy of the proposal to be provided on a flash drive.

The Statement of Proposals, including appendices, must not exceed 20 sheets on 8.5” x 11” paper (11” x 17” paper can be used to display organizational

charts). Font size must be at least 12 point for text or 8 point for graphics. Dividers used to separate sections will not be counted as pages.

D. Late Submittals

It is strongly recommended that proposals be delivered in person or via personal courier by or before the submission deadline. Proposals received after the specified submission deadline will be disqualified and not considered. Proposals postmarked prior to the applicable deadline date but received after the deadline will also be disqualified and not considered. Proposers are responsible to ensure the timely submission of their proposal. Proposals may not be submitted by facsimile or electronic mail.

E. Withdrawal or Modifications

A proposal may be withdrawn or changed by a written and signed request by the firm prior to the final deadline. If firms do not make this request before the final deadline, the firm shall be obligated to fulfill the terms of their proposal as submitted. In the event a proposer seeks to withdraw and modify a proposal, the modified proposal must be submitted before the applicable submission deadline.

F. Addenda

In the event that any portion of this RFQ is changed, the City will provide addenda by fax or e-mail to all firms who have received an RFQ. The signed addenda must be included with the RFQ submittal. Submittals received without the applicable addenda may be rejected as incomplete.

G. Responsiveness

All submittals will be reviewed by the City to determine compliance with all requirements and instructions as specified in the RFQ. Firms are notified that failure to comply with any part of the RFQ may result in the rejection of the submittal as non-responsive. The City also reserves the right, at its sole and absolute discretion to waive minor administrative irregularities or errors.

H. Costs

The City will not be liable for any costs incurred by the proposer in preparing and responding to this RFQ. The proposer shall not include any pre-contractual expenses as part of the proposed cost.

I. Legal Authorization

All forms and documentation included in this RFQ must be signed and dated by a person authorized to legally bind the proposer to a contractual relationship with the City.

J. Conflict of Interest

Proposer is required to issue a brief statement disclosing potentially conflicting interests including:

1. Any litigation involving the proposer or the proposer's personnel which is adverse to the City.

K. Rejection of Submittals

The City reserves the right at its sole discretion to reject any and all submittals received without penalty as a result of this RFQ.

A proposal may be immediately rejected if:

- It contains misrepresentative or misleading information;
- It is received at any time after the exact date and time set for receipt of proposals;
- It does not meet the required specifications or terms and conditions as prescribed;
- It is not prepared in the format outlined in this RFQ; or
- It is signed by an individual not authorized to represent the proposer;
- Proposer is involved in outstanding litigation that could impinge on its ability to complete the responsibilities and obligations of the proposal; and
- Any other reason in the City's sole and absolute discretion.

L. No Guarantee of Contract

No guarantee is made that any contract will be awarded in response to this RFQ.

M. Sub-consultants

Proposer shall identify any sub-consultants and describe the responsibilities that will be assigned to them. The same level of references and background information required for proposers shall be required of sub-consultants.

N. Acceptance of Conditions

Proposer shall include a statement offering the acceptance of all conditions listed in the RFQ document, which shall be submitted with the proposal.

O. Public Record

All proposals submitted in response to this RFQ will become the property of the City upon submission and a matter of public record pursuant to applicable law. City reserves the right to make copies of all proposals available for inspection and copying by interested members of the public as records of the City and the City shall be under no obligation to the proposer to withhold such records.

Insofar as a proposal contains information that the proposer regards as proprietary and confidential, it shall be the responsibility of the proposer (and not the City) to specifically identify which items of information are proprietary and clearly identify in writing which specific pieces of information are proprietary. It shall be insufficient for the proposer to merely identify the entire proposal or an entire page or set of pages as proprietary. With respect to information deemed proprietary, the procedures set forth under subsection (S) below shall be observed. Not-to-exceed sums, hourly rates and the like that may be set forth in a proposal shall not constitute proprietary information nor shall any information readily available to the general public or any other information not regarded as proprietary and confidential under federal or state law.

P. Right to Request Additional Information

During the evaluation process the City reserves the right, where it may serve the City's best interest, to request additional information or clarifications from proposers, or to allow corrections of errors or omissions. At the discretion of the City, firms submitting proposals may be requested to make oral presentations as part of the evaluation process.

Q. Additional Services

The Scope of Services describes the minimum baseline level of services required for the services contemplated under this RFQ; however, cost-effective proposals that exceed the minimum levels of service are welcome. Upon final selection of the firm, the Scope of Services may be modified and refined during negotiations with the City to account for the performance of services that exceed the baseline level called for under this RFQ.

R. Conflict of Interest

By signing the Agreement, the successful proposer declares and warrants that no elected or appointed official, officer or employee of the City has been or shall be compensated, directly or indirectly, in connection with the award of the Agreement or any work for the proposed project. For the term of the Agreement, no elected or appointed official, officer or employee of the City, during the term of his/her service with the City and for two (2) years following his/her termination of office or employment with the City, shall have any direct interest in the Agreement, or obtain any present, anticipated or future material benefit arising therefrom.

S. Confidential Information

City reserves the right to make copies of a proposer's proposal available for inspection and copying by members of the public (including proposals which may contain information the proposer regards as proprietary in nature), unless the City's legal counsel determines that the information which the proposer regards as proprietary may be withheld pursuant to applicable provisions of the California Public Records Act (Gov. Code section 6250 et seq.) or other applicable state or

federal law. In the event City proposes to disclose records containing information the proposer has specifically identified as being proprietary and confidential, City shall notify the proposer in writing of its intent to release such information and the proposer shall have five (5) working days after City's issuance of its notice to give City written notice of proposer's objection to the City's release of proprietary information. City will not release the proprietary information after receipt of the objection notice from the proposer unless: (i) the objection notice is not received by the City until after the close of business on the 5th day following City's issuance of the notice of intent to disclose; (ii) the City is ordered to release the information by a court of competent jurisdiction; or (iii) the proposer's objection notice fails to include a fully executed indemnification agreement wherein the proposer agrees to indemnify, defend and hold harmless the City, and its elected and appointed officials, officers, directors, employees and agents from and against all liability, loss, cost or expense (including attorneys' fees) arising out of any legal action brought to compel the release of records containing the proprietary information which the proposer wishes to withhold. Again, the proposer must specifically identify the information it deems proprietary.

IV. TERMS AND CONDITIONS

A. Certification

By submitting a proposal, proposer certifies that it has fully read and understands this RFQ and has full knowledge of the nature, scope and scale of services and tasks that are to be performed under this RFQ. Proposer also certifies that its proposal was prepared without prior understanding, agreement or connection with any other submitting a proposal for this RFQ, and is in all respects fair and without collusion or fraud, so that all proposals will result from free, open and competitive proposing among all proposers.

B. Reserving Rights

The City reserves the right to reject any and all proposals received as a result of this RFQ. City's potential award of a contract will not be based on any single factor nor will it be based solely or exclusively on the lowest cost proposal. If a contract is awarded, it will be awarded to the proposer who in the judgment of the City has presented an optimal balance of relevant experience, technical expertise, technological innovation, price, quality of service, work history and other factors which the City may consider relevant and important in determining which proposal is best for the City.

C. Assignment and Guarantee

No assignment by the proposer of the contract or any part thereof, or of funds to be received hereunder, is binding unless the City has given written consent before such assignment. There is also no guarantee of a minimal amount of work or compensation for any proposer selected for contract negotiations.

D. Financial Responsibility for Proposal Costs

The City accepts no financial responsibility for any costs incurred by the proposer in responding to this RFQ. Proposals will become the property of the City and may be used by the City in any way deemed appropriate. Received proposals will not be returned to the proposer.

E. Clarification

Should discrepancies or omissions be found in this RFQ or should there be a need to clarify this RFQ, questions or comments should be emailed to Josette Espinosa, Parks and Recreation Director at jespinosa@hpca.gov. The City shall not be responsible for, nor be bound by, any oral instructions, interpretations or explanations issued by the City. If a proposer requests additional information or clarification from the City, the request and the City response shall be sent to all proposers via fax or email.

F. Discrimination

The proposer and all subcontractors must not discriminate, nor permit discrimination against any person on the grounds of race, national origin, sex, handicap, sexual orientation, or veteran status in their employment practices, in any of their contractual arrangements, in all services and accommodations they offer the public or in their business operations.

G. Equal Opportunity

During the performance of the contract, proposer agrees to the following:

1. Proposer shall comply with all the requirements, where applicable, of the California Fair Employment Practice Commission and provisions of, when applicable, all federal, State of California, County of Los Angeles and City of Huntington Park laws and ordinances related to employment practices.

2. Proposer shall not discriminate against any employee or applicant for employment on the basis of race, religion, color, gender, age, handicap, national origin, or ancestry, except when such a condition is a bona fide occupational qualification reasonably necessary for the normal operations of the proposer. The proposer agrees to post in conspicuous places, visible to both employees and applicants for employment, notices setting forth the provisions of this nondiscrimination clause.

3. Proposer, in all solicitations or advertisements for employees, placed by, or on behalf of the proposer, shall state that proposer is an Equal Opportunity Employer.

H. Indemnification

Proposer, at its own expense and without exception, shall indemnify, defend and

pay all damages, costs, expenses, including attorneys' fees, and otherwise hold harmless the City, its employees and agents from any liability of any nature or kind with regard to the preparation or presentation of a proposal in response to this RFQ.

I. Gratuity Prohibition

Proposer shall not offer any gratuities, favors or anything of monetary value to any official, employee or agent of the City for the purpose of influencing consideration of this proposal.

V. SCOPE OF SERVICES

A. Introduction

The City of Huntington Park (City) is requesting services and cost proposals from qualified and experienced restaurateurs or concessionaires (Concessionaire) to provide food and beverage (non-alcoholic) services and operate and maintain a concession stand at Robert H. Keller Park. The City will specifically consider Concessionaires capable of providing healthy menu options in an effort to reinforce the HEAL (Healthy Eating Active Living) Initiative Campaign. The concession services will be supervised by the City of Huntington Park's Department of Parks and Recreation (Department).

The proposing Concessionaire shall demonstrate the ability to perform in this type of business, clearly articulate achievable plans for operation, and document compliance with appropriate laws and regulations.

The selected Concessionaire shall demonstrate the ability to implement a concession program that will meet or exceed the objectives of the City of Huntington Park, as well as incorporate innovative ideas that are appropriate for this concession.

The City and the Concessionaire will negotiate a minimum rental fee, a percentage of gross receipts or a combination of both.

The City's goals are to (1) provide the public with the best and most satisfactory service from the concessions, and (2) ensure that the City receives adequate and appropriate compensation from private businesses allowed to operate on park property.

B. Request For Proposal Objective

The objective of this RRQ is to award a contract and to negotiate the terms of a Concession Agreement (hereinafter "Agreement"), exercisable at the Director of Parks and Recreation ("Director") sole discretion, to an operator who will accomplish the following:

- Provide food and beverage services to meet or exceed the needs and expectations of the Park's patrons and neighboring community;

- Furnish a Concession structure such as but not limited to, a stand-alone building, prefabricated building, food cart, food truck, etc. The City is interested in receiving a wide scope of concession delivery methodologies, and applicants are encouraged to be creative in their choice(s) of concession delivery systems;
- Maximize attendance through featured menu items, service, ambiance, and marketing Special Events;
- Provide professional service at reasonable prices, thus resulting in the highest possible revenues to the concessionaire and the City of Huntington Park;
- Assess, provide, and install all necessary furnishings and equipment in order to create an attractive and inviting concession;
- Display awareness of the demographics and special needs of the community this concession serves;
- Reach out to the community to increase the current usage of the concession structure through the use of marketing and advertising; and
- Work in unison with the Department of Parks and Recreation during the normal course of business and as unforeseeable problems arise.

C. Description of Concession

The proposed concession stand (hereinafter “Concession”) structure is to be located at 6550 Miles Avenue in Robert H. Keller Park. The Concession structure should be designed to be cohesive with the Spanish architecture of the City Hall building. The Concession structure should not exceed an area of 30 ft. by 30 ft. The Nearby recreational amenities include a picnic shelter, playground and outdoor picnic benches. The Concession is also located in between Gage Middle School, Gage Elementary and a residential area. Public restrooms are located nearby.

The Concession operated under the former concessionaire since 2007. The Concession stand has since been demolished to welcome a proposed new look for the Concession structure.



The City provides trash pickup from the main dumpster. The concession operator is responsible for electric, water and gas utility charges.

D. Proposal Content

Your written submittal in this RFQ process will be the primary basis on which the City will consider its award for the Agreement; therefore, proposers should be as thorough and as detailed as possible when responding to each proposal item and assembling a proposal. In the written proposal, proposers must include responses to ALL proposal items requested herein. Proposers will not be able to add or modify their proposals after the proposal due date.

The City may deem a proposer non-responsive if the proposer fails to provide all required documentation and copies.

Proposals accepted by the City in writing constitutes a legally binding contract offer. It is requested that proposals be prepared simply and economically, avoiding the use of unnecessary promotional material.

E. Proposal Items

Proposers are to submit complete, detailed responses to all the items below:

1. Ability to Finance

Each proposer must demonstrate the financial means and resources to finance, operate, and sustain the concession operation as proposed, including all proposed improvements, start-up and pre-opening costs, inventory and sufficient working capital, and access to additional capital, if needed. All items submitted are subject to verification by the City. Each proposer's response must include information responsive to the following:

- i. Amount of Investment Required
- ii. Source(s) of Funding Concession Operation
- iii. Financial Documentation

2. Background and Experience

Describe your business entity's background and experience in providing concession services similar to this Concession. If this is a new company, partnership, or joint-venture formed for the operation of this Concession, describe the background and qualifications of each of the partners or principals. Please note this section pertains to your business entity's PAST experience and CURRENT operations, not your PROPOSED operation for this Concession. Each proposer's response must include information responsive to the following:

- i. Ownership Description
- ii. Description of proposing entity's experience in and knowledge of operating a concession stand similar to this Concession
- iii. Current operations including employee hiring, training, motivation, promotion policies and accounting methods employed
- iv. Contracts History (include contact information for all contracts listed)
- v. Business and Financial References

3. Proposed Business Plan For This Concession

This and the following sections pertain to your PROPOSED operation for this Concession, not your PAST experience. The proposer's Business Plan must include, but is not limited to, the following:

- i. Operational Plan For Entire Concession
- ii. Food and Beverage Service
- iii. Proposed Equipment
- iv. Additional Services and/or Amenities
- v. Financial Projections and Planning

4. Proposed Revenue-Sharing Fee and Payment to City

Each proposer must propose a fee to be paid by proposer to the City on a monthly basis. The payment may be a monthly flat fee, a percentage of gross

receipts or a combination of both.

5. On-Going Refurbishment, Improvements, and Maintenance

Throughout the life of the Agreement, the Concession will require on-going maintenance and refurbishment to prevent it from falling into disrepair and to ensure uninterrupted quality services. Accordingly, the proposer shall include plans for on-going refurbishment, improvement, and maintenance of, at a minimum, equipment and furnishings used in this Concession. Proposers shall provide a specific plan to provide and fund any necessary repairs and maintenance, preventative maintenance, improvements, replacement of useful life, or upgrades to the Concession throughout the life of the Agreement, at the concessionaires' sole expense.

6. Concession Improvements

Proposer may propose physical improvements within the defined Premises, which shall potentially improve the quality of the Concession. Proposed concession improvements are considered conceptual at the time of evaluation and award, and are subject to negotiation and City approval prior to execution of the Agreement. Award of the contract shall not be deemed approval of the proposed improvements, and all laws, including, but not limited to, those requiring environmental review of projects, must be complied with before the successful proposer will be permitted to make any improvements to the Concession.

The selected Concessionaire will be responsible for securing all permits, insurance, licenses, and other approvals required for the contractually obligated improvements at Concessionaire's sole expense.

F. Required Operating Responsibilities

The following are selected areas of operating responsibilities which will be required of the winning proposal. If selected as the winning proposal, the proposer must be willing and able to commit to the Required Operating Responsibilities. No response is required in the submitted proposal.

1. Cleanliness

Concessionaire shall, at its own expense, keep the premises and the surrounding area [at least twenty-five (25) feet] clean and sanitary at all times. No offensive or refuse matter, nor any substance constituting an unnecessary, unreasonable, or unlawful fire hazard, nor any material detrimental to the public health, shall be permitted to remain thereon, and Concessionaire shall prevent any such matter or material from being or accumulating upon said premises.

Concessionaire, at its own expense, shall see that all garbage or refuse is collected as often as necessary and in no case less than once a day and disposed of in the main dumpster. Concessionaire shall furnish all equipment and materials necessary therefore, including trash receptacles of a size, type, and number approved by the Director. If no trash storage area is made available, Concessionaire shall provide at its own expense, and with the Director's prior written approval, an enclosed area concealing the trash storage from public view. The City will incur the cost of all garbage pick-up from the main dumpster for the premises during the term of this agreement.

2. Utilities

The Concessionaire shall be responsible for utility charges. Charges may include, but are not limited to, deposits, installation costs, meter deposits, and all service charges for electricity, water, gas, heat, air conditioning, and other utility services to the premises, and shall be paid by Concessionaire regardless of whether such utility services are furnished by the City or by other utility service providers.

Concessionaire expressly agrees to comply with all City water conservation programs.

3. Maintenance of Equipment

Concessionaire shall, at all times and at its own expense, keep and maintain all equipment, whether owned and/or installed by Concessionaire or City, such as, but not limited to, heat exchangers, fans, controls and electric panels, installed by City, together with all of the fixtures, plate and minor glass, equipment and personal property therein, in good repair and in a clean, sanitary, and orderly condition and appearance.

No equipment provided by City shall be removed or replaced by Concessionaire without the prior written consent of the Director, and if consent is secured, such removal and/or replacement shall be at the expense of Concessionaire.

4. Receipts

Concessionaire shall offer receipts to the customers for every transaction. Concessionaire shall at all times place a sign within twelve (12) inches of cash register, in clear view to the public, and in minimum one-inch lettering, which states: "If a receipt is not provided for this transaction, please contact the Department of Parks and Recreation - Concessions Unit at (323) 584-6218."

G. Contractual Provisions

The following are selected contractual provisions which will be required of the winning proposal. If selected as the winning proposal, the proposer must be

willing and able to commit to Contractual Provisions, which will be negotiated between the selected proposer and the City.

1. Term

The term of the concession agreement shall be a five (5) year Concession Agreement (hereinafter "Agreement"), with three (3) three year (3) year renewal options for up to 12 years, exercisable at the Director's sole discretion.

2. Hours of Operation

The Concession shall be open not less than 60 hours a week hours should include but not be limited to 9:00 am -6:00 pm.. Monday through Sunday.

3. Performance Deposit

The selected Concessionaire shall provide a Performance Deposit for the duration of the Agreement in the amount of \$500 (five hundreds dollars). If the scope of a proposed Concession operation differs substantially from the present Concession operation, the actual Performance Deposit amount is subject to increase or decrease at the City's sole discretion.

4. Insurance

The proposer shall obtain, at its own cost, a policy of Commercial General Liability Insurance in the amount described below and satisfactory to the City. Such policy shall be signed by a person authorized by that insurer to bind coverage on its behalf, and must be filed with the City prior to exercising any right or performing any work pursuant to the Agreement. The proposer shall be responsible to provide the following:

i. Prior to the commencement of any services hereunder, the proposer shall provide a certificate of insurance with original endorsements, as per City requirements, of the following insurance: Commercial General Liability Insurance covering third party liability risks, including contractual liability, in a minimum amount of \$1,000,000 combined single limit per occurrence and annual aggregate for bodily injury, personal injury, and property damage. The City shall be named as an additional insured on the policy.

ii. Said policy shall be endorsed to state that coverage shall not be cancelled by either party, except after thirty days prior notice has been given in writing to City. The proposer shall give to City prompt and timely notice of claim made or suit instituted arising out of proposer's operations hereunder.

iii. The proposer shall include all subcontractors as insured under its policies, or the proposer shall furnish separate certificates and endorsements for each subcontractor. All coverage for such subcontractors shall be subject to the requirements stated herein.

iv. Additional insurance such as professional errors & omissions insurance as may be required based on the selected proposer's proposal components.

v. Auto insurance in the amount of \$1,000,000 covering all personnel and vehicles.

vi. Workers Compensation insurance as required by law.

5. Taxes

The Concessionaire shall pay all taxes of whatever character which may be levied or charged upon the Concessionaire to use the premises, or upon the improvements, fixtures, equipment or other property, or upon the operations under the Agreement, including, but not limited to, the City of Huntington Park "Occupancy Tax" and the County of Los Angeles "Possessory Interest" tax.

6. Business Tax Registration Certificate

The selected Concessionaire will be required to demonstrate compliance with the City's business tax laws by acquiring/maintaining a Business Tax Registration Certificate or Certificate of Exemption. This certificate must be in force during the entire period of the Agreement.

VI. EVALUATION AND AWARD

A. Evaluation Process and Criteria

The City reserves the right to request additional information to clarify a submitted proposal. The evaluation of proposals will consist of two levels. Each proposer must pass Level I in order to advance to Level II.

Tentative Interview Dates:

Interviews of the proposers by the evaluation panel will be scheduled at a later date for the purpose of clarifying matters in the proposals or responding to questions by the evaluation panel.

Level I - Compliance with RFQ Submission Requirements

The City will conduct a preliminary evaluation of all proposals submitted by the deadline to determine compliance with proposal requirements and mandatory document submissions.

- Cover Letter
- Proposal Deposit
- Compliance Documents
- Proposal Items

Level II -Evaluation and Scoring Criteria of Proposal Items

For the purposes of Level II evaluation, the responsive proposals will be evaluated, ranked and scored based on the criteria below:

Ability to Finance (10 points possible)

(Section V.A. 1): Proposer has demonstrated the means and resources to finance, operate, and sustain the concession operation as proposed, including all start-up costs, pre-opening costs, inventory, sufficient working capital, and improvements:

- Evidence of financial capability to fund the operation;
- Demonstrates evidence to sustain the financing of the operation.

Rank	Score	Rank	Score
1. Best Proposal	10 points	5. Fifth Best	3 points
2. Second Best	8 - 9 points	6. Sixth Best	2 points
3. Third Best	6 - 7 points	7. Seventh Best	1 point
4. Fourth Best	4 - 5 points	8. Eighth Best	0 points

Background and Experience (25 points possible)

(Section V.A.2): Proposer has provided responses to all items in the Qualifications Section of this RFP; proposers will be ranked according to:

- Years and quality of experience in similar and relevant businesses;
- Proven performance of the proposing entity as a whole;
- Proven performance and qualifications/experience of each member of its proposed management team;
- Demonstrated ability to successfully operate all aspects of a similar business;
- Track record of creative, innovative, resourceful management.
- Evidence to sustain the financing of the operation.

Rank	Score	Rank	Score
1. Best Proposal	25 points	5. Fifth Best	17 - 18 points
2. Second Best	23 - 24 points	6. Sixth Best	15 - 16 points
3. Third Best	21 - 22 points	7. Seventh Best	13 - 14 points
4. Fourth Best	19 - 20 points	8. Eighth Best	11 - 12 points

Proposed Business Plan For This Concession (20 points possible)

(Section V.A.3): The proposer's plan for the Concession, as presented in the proposal, demonstrates an understanding of the City's objectives and requirements as identified in this RFQ, meets or exceeds the objectives and requirements, and demonstrates the ability and clear commitment to implement the components of the plan in a comprehensive and effective manner. The plan will be ranked according to:

- Soundness of planning;
- Thorough, well-articulated, specific responses to proposal items;
- Alignment to City's mission and goals;
- Quality of services, products, and merchandise to be offered;
- Price schedules and pricing policies;
- Professional and employee staffing, qualifications, and training plans;
- Customer service plans;
- Marketing, promotion, and advertising;
- Other restaurant-related services and/or amenities;
- Realistic and achievable financial projections and planning;
- demonstrates financial capability to have positive cash flow and sustain the operation as proposed;
- financial planning is supported by all elements of the proposal.

<u>Rank</u>	<u>Score</u>	<u>Rank</u>	<u>Score</u>
1. Best Proposal	20 points	5. Fifth Best	12 - 13
2. Second Best	18 - 19 points	6. Sixth Best	10 - 11
3. Third Best	16 - 17 points	7. Seventh Best	8 - 9 points
4. Fourth Best	14 - 15 points	8. Eighth Best	6 - 7 points

On-Going Refurbishment, Improvements, and Maintenance (10 points)

(Section V.A.5): The proposal describes the plans for on-going refurbishment, improvements, and maintenance of equipment and furnishings used in this Concession. Proposals will be ranked according to:

- Appropriateness and soundness of plan;
- Verification of proposal to include a minimum amount accompanied by a monthly schedule of expenditures.

<u>Rank</u>	<u>Score</u>	<u>Rank</u>	<u>Score</u>
1. Best Proposal	10 points	5. Fifth Best	3 points
2. Second Best	8-9 points	6. Sixth Best	2 points
3. Third Best	6-7 points	7. Seventh Best	1 point
4. Fourth Best	4-5 points	8. Eighth Best	0 points

Concession Improvements (10 points)

(Section V.A.6): The proposal describes in detail proposer's plan for any improvements proposed for this Concession, contains all information requested herein, and meets or exceeds all requirements. Proposals will be ranked according to:

- Sound, practical, and sustainable improvements for the facility;
- Feasibility; potential to be completed within the proposed time and budget;
- Monetary value; amount of investment;
- Potential to increase revenue and service;
- Sound planning;
- Demonstrated awareness of applicable laws and requirements (such as Americans With Disabilities Act requirements, building permits, etc.);
- Demonstrated awareness of environmental impact;
- Thorough, well-articulated plans.

<u>Rank</u>	<u>Score</u>	<u>Rank</u>	<u>Score</u>
1. Best Proposal	10 points	5. Fifth Best	3 points
2. Second Best	8 -9 points	6. Sixth Best	2 points
3. Third Best	6 - 7 points	7. Seventh Best	1 point
4. Fourth Best	4 - 5 points	8. Eighth Best	0 points

B. Evaluation and Recommendation

1. Review of Proposals

Responsive proposals will be scored in each of the criteria above and ranked according to scores. A comprehensive evaluation of the proposals by a panel of City and/or non-City employees will be conducted.

Furthermore, the City reserves the right to conduct such investigations as the City considers appropriate with respect to the qualifications of each proposer and any information contained in its proposal.

2. Project Proposal Evaluation Criteria

All proposals will be evaluated solely on the basis of the criteria listed above and the ranking of any outside expert review panel will serve as a basis to formulate the Director's recommendation, setting forth the reasons for recommendation in the City Council

VII. COMPLIANCE DOCUMENTS

This is a new RFQ for a new Concession Agreement. Previous compliance document

submittals and/or waivers do not apply. New forms must be completed and processed.

As part of the RFQ process, all proposers are to review, complete, and submit the following compliance documents.

Additional information regarding some compliance documents may be available on the City website. If a proposer requests additional information or clarification from the City, the request and the City response shall be sent to all proposers via fax or email. Exemptions from certain ordinances may also apply. The City reserves the right to request additional information and/or clarification regarding submitted compliance documents during the evaluation process.

The following compliance documents **MUST** be included with your proposal:

EXHIBIT A - FALSE CLAIMS FORM

EXHIBIT B - CIVIL LITIGATION HISTORY

Only the Concessionaire selected for award of the contract shall submit the following additional required items prior to execution of an Agreement with the City (Within 30 working days of notification by Department):

- | |
|---|
| <ul style="list-style-type: none">a. Americans with Disabilities Act Certificationb. Business Tax Registration Certificatec. Certification of Compliance with Child Support Obligationsd. Contractor Responsibility Ordinance, Pledge of Compliancee. City-approved Proof of insurancef. City approve Performance Depositg. Residence Information (location of selected concessionaire's headquarters and percentage of workforce residing in Huntington Park).h. Slavery Disclosure Affidavit |
|---|

References

All qualified Proposers must submit a list of at least three firms, organizations, or major customers to whom they have provided services within the past five years. Along with this information supply the name, address and phone number of each reference listed. Letters of recommendation and references from other municipalities or public agencies are preferred.

Parts and Materials

All parts and materials required in the performance of this specification shall be charged on the basis of the manufacturer's or jobber's list price, less a fixed discount percentage rate that the firm must identify in the Proposal submission. The City of Huntington Park reserves the right, should it deem necessary, to inspect the bidder's discount procedure, either prior to or after the contract has been awarded. The Proposer will be required to show the discount rate allowed on each and every invoice.

VIII. PROPOSAL SUBMITTAL

Three (3) hard copies and one (1) electronic copy of the proposal shall be presented in an envelope or package. Hard copies should be bound and an electronic copy shall be provided on flash drive that will include the name of the proposer and the title of the RFQ. The electronic file shall be in Portable Document Format (PDF). The envelope shall bear the name, address, and telephone number of the individual or entity submitting the proposal and shall be addressed as follows:

Office of the City Clerk
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Proposals can be hand delivered or mailed to the address listed above.
Proposals will not be accepted by fax or e-mail.
The proposal shall be delivered to the above address.

IX. STAFF CONTACT

For inquiries, please contact Josette Espinosa, Parks and Recreation Director by email at jespinosa@hpca.gov.

Issued by:

CITY OF HUNTINGTON PARK
CITY MANAGER'S OFFICE

Edgar Cisneros
City Manager

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EXHIBIT A
FALSE CLAIMS FORM
CITY OF HUNTINGTON PARK

City Hall
6550 Miles Avenue
Huntington Park, California 90255

False Claims / False Claims Act Certification
Concessionaire Services

Proposer shall provide either the certification requested below or the information requested on the next page. Failure to certify or provide the requested information may result in a determination that the Proposer is non-responsive and City may reject the proposal on this basis. Failure to fully and accurately provide the requested certification or information may result in a determination that the Proposer is not responsible and City may reject the proposal on this basis as well. "False Claims Act", as used herein, is defined as either or both the Federal False Claims Act, 31 U.S.C. section 3729 et seq., and the California False Claims Act, Government Code section 12650 et seq.

FALSE CLAIMS ACT CERTIFICATION

If the Proposer has no False Claims Act violations as described above, complete the following:

I _____, am the _____
(Print name of person responsible for submitting proposal) (Title with proposing entity)

of _____ (hereinafter, "Proposer").
(Print Name of Proposing Entity)

In submitting a proposal to the City of Huntington Park, I hereby certify that neither Proposer nor any person who is an officer of, in a managing position with, or has an ownership interest in Proposer has been determined by a court or tribunal of competent jurisdiction to have violated the False Claims Act as defined above.

I declare under penalty of perjury that the foregoing is true and correct.

Executed this _____ day of _____ at _____
(Month and year) (City and state)

By _____
(Signature of Person Responsible for Submitting Proposal
on behalf of Proposer)

FALSE CLAIMS ACT VIOLATIONS INFORMATION

- (1) Date of Determination of Violation: _____

- (2) Identity of tribunal or court and case name or number, if any: _____

- (3) Government Contract or project involved: _____

- (4) Government agency involved: _____

- (5) Amount of fine imposed: _____
- (6) Exculpatory Information: _____

DECLARATION

I, am the _____ (Print name of person responsible for submitting proposal) (Title with proposing entity)

of _____ (hereinafter, "Proposer").
(Print Name of Proposing Entity)

I declare under penalty of perjury that the above information is true and correct.

Executed this _____ day of _____ at _____
(Month and year) (City and state)

By _____
(Signature of Person Responsible for Submitting Proposal
on behalf of Proposer)

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EXHIBIT B

**CITY OF HUNTINGTON PARK
6550 Miles Avenue
Huntington Park, California 90255
Civil Litigation History/Civil Litigation Certification
Concessionaire Services**

Proposer shall provide either the certification requested below or information requested on the next page. Failure to provide such certification or information may result in a determination that the Proposer is nonresponsive. Failure to fully and accurately provide the requested certification or information may result in a determination that the Proposer is not responsible. For the five (5) years preceding the date of submittal of this Proposal, identify any civil litigation arising out of the performance of a procurement contract within the State of California in which any of the following was a named plaintiff or defendant in a lawsuit brought by or against the entity soliciting Proposals: the Proposer submitting the instant Proposal, including any person who is an officer of, or in a managing position with, or has an ownership interest in, the entity submitting the Proposal. Do not include litigation which is limited solely to enforcement of mechanics' liens or stop notices. Provide on the following page labeled "Civil Litigation History Information:" (i) the name and court case identification number of each case, (ii) the jurisdiction in which it was filed, and (iii) the outcome of the litigation, e.g., whether the case is pending, a judgment was entered, a settlement was reached, or the case was dismissed.

CIVIL LITIGATION CERTIFICATION

If the Proposer has no civil litigation history to report as described above, complete the following:

I, am the _____
(Print name of person responsible for submitting proposal) (Title with proposing entity)

of _____ (hereinafter, "Proposer").
(Print Name of Proposing Entity)

In submitting a Proposal to the City of Huntington Park, I, hereby certify that neither Proposer nor any person who is an officer of, in a managing position with, or has an ownership interest in Proposer has been involved in civil litigation as described, above.

I declare under penalty of perjury that the above information is true and correct.

Executed this _____ day of _____ at _____
(Month and year) (City and state)

By _____ (Signature of Person Responsible for Submitting Proposal on the behalf of Proposer).

CIVIL LITIGATION HISTORY INFORMATION

(1) Name of Case: _____

(2) Court case identification number: _____

(3) Jurisdiction in which case was filed: _____

(4) Outcome of the case: _____

(5) Name of Case: _____

(6) Court case identification number: _____

(7) Jurisdiction in which case was filed: _____

(8) Outcome of the case: _____

DECLARATION

I, am the _____
(Print name of person responsible for submitting proposal) (Title with proposing entity)

of _____ (hereinafter, "Proposer").
(Print Name of Proposing Entity)

I declare under penalty of perjury that the above information is true and correct.

Executed this _____ day of _____ at _____
(Month and year) (City and state)

By: _____
(Signature of Person Responsible for Submitting Proposal
on behalf of Proposer)



CITY OF HUNTINGTON PARK

Public Works Department
City Council Agenda Report

April 19, 2016

Honorable Mayor and Members of the City Council
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Dear Mayor and Members of the City Council:

SELECT AND APPROVE AWARD OF CONTRACT FOR CONSTRUCTION MANAGEMENT FOR PACIFIC BOULEVARD PEDESTRIAN IMPROVEMENT PROJECT

IT IS RECOMMENDED THAT THE CITY COUNCIL:

1. Select contractor to provide construction management services for Pacific Boulevard Pedestrian Improvement Project;
2. Approve award of contract services agreement for construction management on Pacific Boulevard; and
3. Authorize the City Manager to execute the agreement.

BACKGROUND

In 2011, the City was awarded \$2.7 million in Metro Call for Project grant monies to fund pedestrian improvements along Pacific Blvd. The contract for implementing these improvements must be awarded by the end of FY 2015-16 in order to prevent the grant from lapsing. Staff has developed a recommended Phase I plan for "high impact" street improvements, which can be implemented by the required timeline.

On January 5, 2015, the City Council approved the Pacific Boulevard Pedestrian Improvement Project's - Phase I Implementation Plan; and authorized the City Manager to proceed with the preparation of construction documents and implementation of the project's Phase I scope.

SELECT AND APPROVE AWARD OF CONTRACT FOR CONSTRUCTION MANAGEMENT FOR PACIFIC BOULEVARD PEDESTRIAN IMPROVEMENT PROJECT

April 19, 2016

Page 2 of 3

Funding for Pacific Blvd. improvements consists of a combination of a Metro grant, local funds, and non-cash "soft" contribution as shown in the following table.

Funding Source	Amount	Percent
Metro Grant	\$2,676,000	69%
City's Local Match Contribution	\$1,224,874	31%
Total	\$3,900,874	100%

As part of the solicitation of the Construction Management service contractor, staff conducted a request for proposals (RFP) on February 18, 2016 until April 7, 2016.

Seven (7) RFPs were requested and two (2) bidder's proposals were received as follows:

Bidder	Total Bid Amount
AIMCS Construction Management	\$141,600.00
Transtech Engineers, Inc.	\$159,500.00

FISCAL IMPACT/FINANCING

Funds for Pacific Boulevard Pedestrian Improvement Project that are currently budgeted for FY 15/16 cover the costs for construction management for the remainder of the fiscal year in the following account:

220-8010-431.73-10 Street Operations and Capital Outlay Improvements \$1,800,000

The remaining funding for the project is programmed into the budget for the next fiscal year to facilitate project completion.

LEGAL AND PROGRAM REQUIREMENTS

Metro executed a Funding Agreement (FA) with the City on February 10, 2014, that allows the city to expend the \$2.6 million in grant funding for eligible project expenditures. The FA contains a scope of work and budget that specify the improvements on which the grant funds and the City's local match contribution are to be spent. A detailed review of the Pacific Boulevard Streetscape Plan was conducted in order to identify the plan recommendations that can be implemented through the use of the Metro grant.

SELECT AND APPROVE AWARD OF CONTRACT FOR CONSTRUCTION MANAGEMENT FOR PACIFIC BOULEVARD PEDESTRIAN IMPROVEMENT PROJECT

April 19, 2016

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CONCLUSION

Upon City Council approval and selection of service provider Council deems most qualified, award the contract services agreement for Construction Management. Contractor

Respectfully submitted,



EDGAR P. CISNEROS
City Manager



Michael Ackerman
Acting Public Works Director / City Engineer

ATTACHMENTS:

- A. Sample Contract Services Agreement
- B. Exhibit A – Scope of Services

EXHIBIT "B"



SAMPLE CONTRACT SERVICES AGREEMENT

CONSTRUCTION MANAGEMENT

THIS CONTRACT SERVICES AGREEMENT ("Agreement") is made and entered into this _____ day of _____ 20____ (hereinafter, the "Effective Date"), by and between the CITY OF HUNTINGTON PARK, a municipal corporation ("CITY") and [REPLACE WITH NAME OF CONSULTANT], a [REPLACE WITH TYPE OF ENTITY, E.G., CORPORATION? PARTNERSHIP? SOLE PROPRIETORSHIP? ETC.____] (hereinafter, "CONSULTANT"). For the purposes of this Agreement CITY and CONSULTANT may be referred to collectively by the capitalized term "Parties." The capitalized term "Party" may refer to CITY or CONSULTANT interchangeably.

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions herein contained, CITY and CONSULTANT agree as follows:

I. ENGAGEMENT TERMS

- 1.1 SCOPE OF SERVICES: Subject to the terms and conditions set forth in this Agreement and all exhibits attached and incorporated hereto, CONSULTANT agrees to perform the services and tasks set forth in **Exhibit "A"** (hereinafter referred to as the "**Scope of Services**"). CONSULTANT further agrees to furnish to CITY all labor, materials, tools, supplies, equipment, services, tasks and incidental and customary work necessary to competently perform and timely complete the services and tasks set forth in the Scope of Services. For the purposes of this Agreement the aforementioned services and tasks set forth in the Scope of Services shall hereinafter be referred to generally by the capitalized term "Work."
- 1.2 TERM: This Agreement shall have a term of **ENTER TERM ?**] Commencing from [REPLACE TEXT WITH START DATE OF TERM: CAN BE EITHER the "EFFECTIVE DATE"? SOME OTHER DATE?]. [OPTIONAL LANGUAGE: Upon the conclusion of the Term, this Agreement shall renew automatically for a maximum of [MAXIMUM NUMBER OF EXTENSION TERMS AND MAXIMUM DURATION OF EACH SUCH EXTENSION TERM. EDITOR'S NOTE: IT IS

RECOMMENDED THAT ANY INDIVIDUAL EXTENSION TERM NOT EXCEED ONE YEAR IN DURATION AND THAT THE TOTAL NUMBER OF EXTENSION TERMS NOT EXCEED A MAXIMUM OF TWO YEARS BEYOND THE END OF THE INITIAL TERM], unless CITY issues written notice of its intent not to authorize an additional extension term(s). Nothing in this Section shall operate to prohibit or otherwise restrict the CITY's ability to terminate this Agreement at any time for convenience or for cause.

1.3 COMPENSATION:

- A. CONSULTANT shall perform the various services and tasks set forth in the Scope of Services in accordance with the compensation schedule which is [____THIS LANGUAGE MAY VARY DEPENDING ON THE LOCATION OF ANY APPLICABLE COMPENSATION SCHEDULE – SOME SCHEDULES ARE EMBEDDED IN THE SCOPE OF SERVICES WHILE OTHERS CAN BE FOUND IN A SEPARATE STAND-ALONE SCHEDULE WHICH SHOULD BE ATTACHED AS AN EXHIBIT TO THE AGREEMENT_____] (hereinafter, the “Approved Rate Schedule”).
- B. Section 1.3(A) notwithstanding, CONSULTANT'S total compensation during the Term of this Agreement or any extension term shall not exceed the budgeted aggregate sum of [____REPLACE WITH NOT-TO-EXCEED SUM_____] (hereinafter, the “Not-to-Exceed Sum”), unless such added expenditure is first approved by the CITY acting in consultation with the City Manager and the Director of Finance. In the event CONSULTANT'S charges are projected to exceed the Not-to-Exceed Sum prior to the expiration of the Term or any single extension term, CITY may suspend CONSULTANT'S performance pending CITY approval of any anticipated expenditures in excess of the Not-to-Exceed Sum or any other CITY-approved amendment to the compensation terms of this Agreement.

- 1.4 PAYMENT OF COMPENSATION: Following the conclusion of each calendar month, CONSULTANT shall submit to CITY an itemized invoice indicating the services and tasks performed during the recently concluded calendar month, including services and tasks performed. If the amount of CONSULTANT'S monthly compensation is a function of hours worked by CONSULTANT'S personnel, the invoice shall indicate the number of hours worked in the recently concluded calendar month, the persons responsible for performing the Work, the rate of compensation at which such services and tasks were performed, the subtotal for each task and service performed and a grand total for all services performed. Within **thirty (30) calendar days** of receipt of each invoice, CITY shall notify CONSULTANT in writing of any disputed amounts included in the invoice. Within **forty-five (45) calendar day** of receipt of each invoice, CITY shall pay all undisputed amounts included on the invoice. CITY shall not withhold applicable taxes or other authorized deductions from payments made to CONSULTANT.

- 1.5 ACCOUNTING RECORDS: CONSULTANT shall maintain complete and accurate records with respect to all matters covered under this Agreement during and for a period of three (3) years after the expiration or termination of this Agreement. CITY shall have the right to access and examine such records, without charge. CITY shall further have the right to audit such records, to make transcripts therefrom and to inspect all program data, documents, proceedings, and activities. The City shall own all accounting records maintained by the CONSULTANT.
- 1.6 ABANDONMENT BY CONSULTANT: In the event CONSULTANT ceases to perform the Work agreed to under this Agreement or otherwise abandons the undertaking contemplated herein prior to the expiration of this Agreement or prior to completion of any or all tasks set forth in the Scope of Services, CONSULTANT shall deliver to CITY immediately and without delay, all materials, records and other work product prepared or obtained by CONSULTANT in the performance of this Agreement. Furthermore, CONSULTANT shall only be compensated for the reasonable value of the services, tasks and other work performed up to the time of cessation or abandonment, less a deduction for any damages, costs or additional expenses which CITY may incur as a result of CONSULTANT'S cessation or abandonment.

II.

PERFORMANCE OF AGREEMENT

- 2.1 CITY'S REPRESENTATIVES: The CITY hereby designates the City Manager and [REPLACE WITH TITLE OF CITY REPRESENTATIVE WHO WILL BE ENGAGED IN THE DAY-TO-DAY ADMINISTRATION OF THE CONTRACT] (hereinafter, the "CITY Representatives") to act as its representatives for the performance of this Agreement. The City Manager shall be the chief CITY Representative. The CITY Representatives or their designee shall act on behalf of the CITY for all purposes under this Agreement. CONSULTANT shall not accept directions or orders from any person other than the CITY Representatives or their designee.
- 2.2 CONSULTANT REPRESENTATIVE AND CONTACT INFORMATION: CONSULTANT hereby designates or designee to act as its representative for the performance of this Agreement (hereinafter, "CONSULTANT Representative"). CONSULTANT Representative shall have full authority to represent and act on behalf of the CONSULTANT for all purposes under this Agreement. CONSULTANT Representative or his designee shall supervise and direct the performance of the Work, using his best skill and attention, and shall be responsible for all means, methods, techniques, sequences and procedures and for the satisfactory coordination of all portions of the Work under this Agreement. Notice to the CONSULTANT Representative shall constitute notice to CONSULTANT.

- 2.3 COORDINATION OF SERVICE; CONFORMANCE WITH REQUIREMENTS: CONSULTANT agrees to work closely with CITY staff in the performance of the Work and this Agreement and shall be available to CITY staff and the CITY Representatives at all reasonable times. All work prepared by CONSULTANT shall be subject to inspection and approval by CITY Representatives or their designees.
- 2.4 STANDARD OF CARE; PERFORMANCE OF EMPLOYEES: CONSULTANT represents, acknowledges and agrees to the following:
- A. CONSULTANT shall perform all Work skillfully, competently and to the highest standards of CONSULTANT'S profession;
 - B. CONSULTANT shall perform all Work in a manner reasonably satisfactory to the CITY;
 - C. CONSULTANT shall comply with all applicable federal, state and local laws and regulations, including the conflict of interest provisions of Government Code section 1090 and the Political Reform Act (Government Code section 81000 *et seq.*);
 - D. CONSULTANT understands the nature and scope of the Work to be performed under this Agreement as well as any and all schedules of performance;
 - E. All of CONSULTANT'S employees and agents possess sufficient skill, knowledge, training and experience to perform those services and tasks assigned to them by CONSULTANT; and
 - F. All of CONSULTANT'S employees and agents (including but not limited to SUB-CONSULTANT) possess all licenses, permits, certificates, qualifications and approvals of whatever nature that are legally required to perform the tasks and services contemplated under this Agreement and all such licenses, permits, certificates, qualifications and approvals shall be maintained throughout the term of this Agreement and made available to CITY for copying and inspection.

The Parties acknowledge and agree that CONSULTANT shall perform, at CONSULTANT'S own cost and expense and without any reimbursement from CITY, any services necessary to correct any errors or omissions caused by CONSULTANT'S failure to comply with the standard of care set forth under this Section or by any like failure on the part of CONSULTANT'S employees, agents, and SUB-CONSULTANT. Such effort by CONSULTANT to correct any errors or omissions shall be commenced immediately upon their discovery by either Party and shall be completed within seven (7) calendar days from the date of discovery or such other extended period of time authorized by the CITY Representatives in

writing and in their sole and absolute discretion. The Parties acknowledge and agree that CITY's acceptance of any work performed by CONSULTANT or on CONSULTANT'S behalf shall not constitute a release of any deficiency or delay in performance. The Parties further acknowledge, understand and agree that CITY has relied upon the foregoing representations of CONSULTANT, including but not limited to the representation that CONSULTANT possesses the skills, training, knowledge and experience necessary to perform the Work skillfully, competently and to the highest standards of CONSULTANT'S profession.

ASSIGNMENT: The skills, training, knowledge and experience of CONSULTANT are material to CITY's willingness to enter into this Agreement. Accordingly, CITY has an interest in the qualifications and capabilities of the person(s) who will perform the services and tasks to be undertaken by CONSULTANT or on behalf of CONSULTANT in the performance of this Agreement. In recognition of this interest, CONSULTANT agrees that it shall not assign or transfer, either directly or indirectly or by operation of law, this Agreement or the performance of any of CONSULTANT'S duties or obligations under this Agreement without the prior written consent of CITY. In the absence of CITY's prior written consent, any attempted assignment or transfer shall be ineffective, null and void and shall constitute a material breach of this Agreement.

2.5 CONTROL AND PAYMENT OF SUBORDINATES; INDEPENDENT CONSULTANT: The Work shall be performed by CONSULTANT or under CONSULTANT'S strict supervision. CONSULTANT will determine the means, methods and details of performing the Work subject to the requirements of this Agreement. CITY retains CONSULTANT on an independent CONSULTANT basis and not as an employee. CONSULTANT reserves the right to perform similar or different services for other principals during the term of this Agreement, provided such work does not unduly interfere with CONSULTANT'S competent and timely performance of the Work contemplated under this Agreement and provided the performance of such services does not result in the unauthorized disclosure of CITY's confidential or proprietary information. Any additional personnel performing the Work under this Agreement on behalf of CONSULTANT are not employees of CITY and shall at all times be under CONSULTANT'S exclusive direction and control. CONSULTANT shall pay all wages, salaries and other amounts due such personnel and shall assume responsibility for all benefits, payroll taxes, Social Security and Medicare payments and the like. CONSULTANT shall be responsible for all reports and obligations respecting such additional personnel, including, but not limited to: Social Security taxes, income tax withholding, unemployment insurance, disability insurance, workers' compensation insurance and the like.

2.6 REMOVAL OF EMPLOYEES OR AGENTS: If any of CONSULTANT'S officers, employees, agents, or SUB-CONSULTANT is determined by the CITY Representatives to be uncooperative, incompetent, a threat to the adequate or timely performance of the tasks assigned to CONSULTANT, a threat to persons or property, or if any of CONSULTANT'S officers, employees, agents, or SUB-CONSULTANT fail or refuse to perform the Work in a manner acceptable to the

CITY, such officer, employee, agent, or SUB-CONSULTANT shall be promptly removed by CONSULTANT and shall not be reassigned to perform any of the Work.

- 2.7 COMPLIANCE WITH LAWS: CONSULTANT shall keep itself informed of and in compliance with all applicable federal, state or local laws to the extent such laws control or otherwise govern the performance of the Work. CONSULTANT'S compliance with applicable laws shall include without limitation compliance with all applicable Cal/OSHA requirements.
- 2.8 NON-DISCRIMINATION: In the performance of this Agreement, CONSULTANT shall not discriminate against any employee, CONSULTANT, or applicant for employment because of race, color, creed, religion, sex, marital status, sexual orientation, national origin, ancestry, age, physical or mental disability or medical condition.
- 2.10. INDEPENDENT CONSULTANT STATUS: The Parties acknowledge, understand and agree that CONSULTANT and all persons retained or employed by CONSULTANT are, and shall at all times remain, wholly independent CONSULTANT and are not officials, officers, employees, departments or subdivisions of CITY. CONSULTANT shall be solely responsible for the negligent acts and/or omissions of its employees, agents, CONSULTANT and SUB-CONSULTANT. CONSULTANT and all persons retained or employed by CONSULTANT shall have no authority, express or implied, to bind CITY in any manner, nor to incur any obligation, debt or liability of any kind on behalf of, or against, CITY, whether by contract or otherwise, unless such authority is expressly conferred to CONSULTANT under this Agreement or is otherwise expressly conferred by CITY in writing.

III. INSURANCE

- 3.1 DUTY TO PROCURE AND MAINTAIN INSURANCE: Prior to the beginning of and throughout the duration of the Work, CONSULTANT will procure and maintain policies of insurance that meet the requirements and specifications set forth under this Article. CONSULTANT shall procure and maintain the following insurance coverage, at its own expense:
- A. Commercial General Liability Insurance: CONSULTANT shall procure and maintain Commercial General Liability Insurance ("CGL Coverage") as broad as Insurance Services Office Commercial General Liability coverage (Occurrence Form CG 0001) or its equivalent. Such CGL Coverage shall have minimum limits of no less than One Million Dollars (\$1,000,000.00) per occurrence and Two Million Dollars (\$2,000,000.00)

in the general aggregate for bodily injury, personal injury, property damage, operations, products and completed operations, and contractual liability.

- B. Automobile Liability Insurance: CONSULTANT shall procure and maintain Automobile Liability Insurance as broad as Insurance Services Office Form Number CA 0001 covering Automobile Liability, Code 1 (any auto). Such Automobile Liability Insurance shall have minimum limits of no less than Two Million Dollars (\$2,000,000.00) per accident for bodily injury and property damage.
 - C. Workers' Compensation Insurance / Employer's Liability Insurance: A policy of workers' compensation insurance in such amount as will fully comply with the laws of the State of California and which shall indemnify, insure and provide legal defense for both CONSULTANT and CITY against any loss, claim or damage arising from any injuries or occupational diseases occurring to any worker employed by or any persons retained by CONSULTANT in the course of carrying out the Work contemplated in this Agreement.
- 3.2 ADDITIONAL INSURED REQUIREMENTS: The CGL Coverage and the Automobile Liability Insurance shall contain an endorsement naming the CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers as additional insureds.
- 3.3 REQUIRED CARRIER RATING: All varieties of insurance required under this Agreement shall be procured from insurers admitted in the State of California and authorized to issue policies directly to California insureds. Except as otherwise provided elsewhere under this Article, all required insurance shall be procured from insurers who, according to the latest edition of the Best's Insurance Guide, have an A.M. Best's rating of no less than A: VII. CITY may also accept policies procured by insurance carriers with a Standard & Poor's rating of no less than BBB according to the latest published edition the Standard & Poor's rating guide. As to Workers' Compensation Insurance/ Employer's Liability Insurance, the CITY Representatives are authorized to authorize lower ratings than those set forth in this Section.
- 3.4 PRIMACY OF CONSULTANT'S INSURANCE: All policies of insurance provided by CONSULTANT shall be primary to any coverage available to CITY or CITY's elected or appointed officials, officers, employees, agents or volunteers. Any insurance or self-insurance maintained by CITY or CITY's elected or appointed officials, officers, employees, agents or volunteers shall be in excess of CONSULTANT'S insurance and shall not contribute with it.
- 3.5 WAIVER OF SUBROGATION: All insurance coverage provided pursuant to this Agreement shall not prohibit CONSULTANT officers, employees, agents,

CONSULTANT or SUB-CONSULTANT from waiving the right of subrogation prior to a loss. CONSULTANT hereby waives all rights of subrogation against CITY.

- 3.6 VERIFICATION OF COVERAGE: CONSULTANT acknowledges, understands and agrees, that CITY's ability to verify the procurement and maintenance of the insurance required under this Article is critical to safeguarding CITY's financial well-being and, indirectly, the collective well-being of the residents of the CITY. Accordingly, CONSULTANT warrants, represents and agrees that its shall furnish CITY with original certificates of insurance and endorsements evidencing the coverage required under this Article on forms satisfactory to CITY in its sole and absolute discretion. **The certificates of insurance and endorsements for each insurance policy shall be signed by a person authorized by that insurer to bind coverage on its behalf, and shall be on forms provided by the CITY if requested.** All certificates of insurance and endorsements shall be received and approved by CITY as a condition precedent to CONSULTANT'S commencement of any work or any of the Work. Upon CITY's written request, CONSULTANT shall also provide CITY with certified copies of all required insurance policies and endorsements.

IV. INDEMNIFICATION

- 4.1 The Parties agree that CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers (hereinafter, the "CITY Indemnitees") should, to the fullest extent permitted by law, be protected from any and all loss, injury, damage, claim, lawsuit, cost, expense, attorneys' fees, litigation costs, or any other cost arising out of or in any way related to the performance of this Agreement. Accordingly, the provisions of this indemnity provision are intended by the Parties to be interpreted and construed to provide the CITY Indemnitees with the fullest protection possible under the law. CONSULTANT acknowledges that CITY would not enter into this Agreement in the absence of CONSULTANT'S commitment to indemnify, defend and protect CITY as set forth herein.
- 4.2 To the fullest extent permitted by law, CONSULTANT shall indemnify, hold harmless and defend the CITY Indemnitees from and against all liability, loss, damage, expense, cost (including without limitation reasonable attorneys' fees, expert fees and all other costs and fees of litigation) of every nature arising out of or in connection with CONSULTANT'S performance of work hereunder or its failure to comply with any of its obligations contained in this Agreement.
- 4.3 CITY shall have the right to offset against the amount of any compensation due CONSULTANT under this Agreement any amount due CITY from CONSULTANT as a result of CONSULTANT'S failure to pay CITY promptly any indemnification arising under this Article and related to CONSULTANT'S failure to either (i) pay

taxes on amounts received pursuant to this Agreement or (ii) comply with applicable workers' compensation laws.

- 4.4 The obligations of CONSULTANT under this Article will not be limited by the provisions of any workers' compensation act or similar act. CONSULTANT expressly waives its statutory immunity under such statutes or laws as to CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers.
- 4.5 CONSULTANT agrees to obtain executed indemnity agreements with provisions identical to those set forth here in this Article from each and every CONSULTANT or any other person or entity involved by, for, with or on behalf of CONSULTANT in the performance of this Agreement. In the event CONSULTANT fails to obtain such indemnity obligations from others as required herein, CONSULTANT agrees to be fully responsible and indemnify, hold harmless and defend CITY and CITY's elected and appointed officials, officers, employees, agents and volunteers from and against any and all claims and losses, costs or expenses for any damage due to death or injury to any person and injury to any property resulting from any alleged intentional, reckless, negligent, or otherwise wrongful acts, errors or omissions of CONSULTANT'S, SUB-CONSULTANT or any other person or entity involved by, for, with or on behalf of CONSULTANT in the performance of this Agreement. Such costs and expenses shall include reasonable attorneys' fees incurred by counsel of CITY's choice.
- 4.6 CITY does not, and shall not, waive any rights that it may possess against CONSULTANT because of the acceptance by CITY, or the deposit with CITY, of any insurance policy or certificate required pursuant to this Agreement. This hold harmless and indemnification provision shall apply regardless of whether or not any insurance policies are determined to be applicable to the claim, demand, damage, liability, loss, cost or expense.
- 4.7 This Article and all provisions contained herein (including but not limited to the duty to indemnify, defend and hold free and harmless) shall survive the termination or normal expiration of this Agreement and is in addition to any other rights or remedies which the CITY may have at law or in equity.

V. TERMINATION

- 5.1 TERMINATION WITHOUT CAUSE: CITY may terminate this Agreement at any time for convenience and without cause by giving CONSULTANT a minimum of five (5) calendar day's prior written notice of CITY's intent to terminate this Agreement. Upon such termination for convenience, CONSULTANT shall be compensated only for those services and tasks which have been performed by CONSULTANT up to the effective date of the termination. CONSULTANT may

not terminate this Agreement except for cause as provided under Section 5.2, below. If this Agreement is terminated as provided herein, CITY may require CONSULTANT to provide all finished or unfinished Documents and Data, as defined in Section 6.1 below, and other information of any kind prepared by CONSULTANT in connection with the performance of the Work. CONSULTANT shall be required to provide such Documents and Data within fifteen (15) calendar days of CITY's written request. No actual or asserted breach of this Agreement on the part of CITY pursuant to Section 5.2, below, shall operate to prohibit or otherwise restrict CITY's ability to terminate this Agreement for convenience as provided under this Section.

5.2 EVENTS OF DEFAULT; BREACH OF AGREEMENT:

- A. In the event either Party fails to perform any duty, obligation, service or task set forth under this Agreement (or fails to timely perform or properly perform any such duty, obligation, service or task set forth under this Agreement), an event of default (hereinafter, "Event of Default") shall occur. For all Events of Default, the Party alleging an Event of Default shall give written notice to the defaulting Party (hereinafter referred to as a "Default Notice") which shall specify: (i) the nature of the Event of Default; (ii) the action required to cure the Event of Default; (iii) a date by which the Event of Default shall be cured, which shall not be less than the applicable cure period set forth under Sections 5.2.B and 5.2C below or if a cure is not reasonably possible within the applicable cure period, to begin such cure and diligently prosecute such cure to completion. The Event of Default shall constitute a breach of this Agreement if the defaulting Party fails to cure the Event of Default within the applicable cure period or any extended cure period allowed under this Agreement.
- B. CONSULTANT shall cure the following Events of Defaults within the following time periods:
 - i. Within three (3) business days of CITY's issuance of a Default Notice for any failure of CONSULTANT to timely provide CITY or CITY's employees or agents with any information and/or written reports, documentation or work product which CONSULTANT is obligated to provide to CITY or CITY's employees or agents under this Agreement. Prior to the expiration of the 3-day cure period, CONSULTANT may submit a written request for additional time to cure the Event of Default upon a showing that CONSULTANT has commenced efforts to cure the Event of Default and that the Event of Default cannot be reasonably cured within the 3-day cure period. The foregoing notwithstanding, CITY shall be under no obligation to grant additional time for the cure of an Event of Default under this Section 5.2 B.i. that exceeds seven (7) calendar days from the end of the initial 3-day cure period; or

- ii. Within fourteen (14) calendar days of CITY's issuance of a Default Notice for any other Event of Default under this Agreement. Prior to the expiration of the 14-day cure period, CONSULTANT may submit a written request for additional time to cure the Event of Default upon a showing that CONSULTANT has commenced efforts to cure the Event of Default and that the Event of Default cannot be reasonably cured within the 14-day cure period. The foregoing notwithstanding, CITY shall be under no obligation to grant additional time for the cure of an Event of Default under this Section 5.2B.ii that exceeds thirty (30) calendar days from the end of the initial 14-day cure period.

In addition to any other failure on the part of CONSULTANT to perform any duty, obligation, service or task set forth under this Agreement (or the failure to timely perform or properly perform any such duty, obligation, service or task), an Event of Default on the part of CONSULTANT shall include, but shall not be limited to the following: (i) CONSULTANT'S refusal or failure to perform any of the services or tasks called for under the Scope of Services; (ii) CONSULTANT'S failure to fulfill or perform its obligations under this Agreement within the specified time or if no time is specified, within a reasonable time; (iii) CONSULTANT'S and/or its employees' disregard or violation of any federal, state, local law, rule, procedure or regulation; (iv) the initiation of proceedings under any bankruptcy, insolvency, receivership, reorganization, or similar legislation as relates to CONSULTANT, whether voluntary or involuntary; (v) CONSULTANT'S refusal or failure to perform or observe any covenant, condition, obligation or provision of this Agreement; and/or (vii) CITY's discovery that a statement representation or warranty by CONSULTANT relating to this Agreement is false, misleading or erroneous in any material respect.

- C. CITY shall cure any Event of Default asserted by CONSULTANT within forty-five (45) calendar days of CONSULTANT'S issuance of a Default Notice, unless the Event of Default cannot reasonably be cured within the 45-day cure period. Prior to the expiration of the 45-day cure period, CITY may submit a written request for additional time to cure the Event of Default upon a showing that CITY has commenced its efforts to cure the Event of Default and that the Event of Default cannot be reasonably cured within the 45-day cure period. The foregoing notwithstanding, an Event of Default dealing with CITY's failure to timely pay any undisputed sums to CONSULTANT as provided under Section 1.4, above, shall be cured by CITY within five (5) calendar days from the date of CONSULTANT'S Default Notice to CITY.

- D. CITY, in its sole and absolute discretion, may also immediately suspend CONSULTANT'S performance under this Agreement pending CONSULTANT'S cure of any Event of Default by giving CONSULTANT written notice of CITY's intent to suspend CONSULTANT'S performance (hereinafter, a "Suspension Notice"). CITY may issue the Suspension Notice at any time upon the occurrence of an Event of Default. Upon such suspension, CONSULTANT shall be compensated only for those services and tasks which have been rendered by CONSULTANT to the reasonable satisfaction of CITY up to the effective date of the suspension. No actual or asserted breach of this Agreement on the part of CITY shall operate to prohibit or otherwise restrict CITY's ability to suspend this Agreement as provided herein.
- E. No waiver of any Event of Default or breach under this Agreement shall constitute a waiver of any other or subsequent Event of Default or breach. No waiver, benefit, privilege, or service voluntarily given or performed by a Party shall give the other Party any contractual rights by custom, estoppel, or otherwise.
- F. The duties and obligations imposed under this Agreement and the rights and remedies available hereunder shall be in addition to and not a limitation of any duties, obligations, rights and remedies otherwise imposed or available by law. In addition to any other remedies available to CITY at law or under this Agreement in the event of any breach of this Agreement, CITY, in its sole and absolute discretion, may also pursue any one or more of the following remedies:
- i. Upon written notice to CONSULTANT, CITY may immediately terminate this Agreement in whole or in part;
 - ii. Upon written notice to CONSULTANT, CITY may extend the time of performance;
 - iii. CITY may proceed by appropriate court action to enforce the terms of the Agreement to recover damages for CONSULTANT'S breach of the Agreement or to terminate the Agreement; or
 - iv. CITY may exercise any other available and lawful right or remedy.
- CONSULTANT shall be liable for all legal fees plus other costs and expenses that CITY incurs upon a breach of this Agreement or in the CITY's exercise of its remedies under this Agreement.
- G. In the event CITY is in breach of this Agreement, CONSULTANT'S sole remedy shall be the suspension or termination of this Agreement and/or

the recovery of any unpaid sums lawfully owed to CONSULTANT under this Agreement for completed services and tasks.

- 5.3 SCOPE OF WAIVER: No waiver of any default or breach under this Agreement shall constitute a waiver of any other default or breach, whether of the same or other covenant, warranty, agreement, term, condition, duty or requirement contained in this Agreement. No waiver, benefit, privilege, or service voluntarily given or performed by a Party shall give the other Party any contractual rights by custom, estoppel, or otherwise.
- 5.4 SURVIVING ARTICLES, SECTIONS AND PROVISIONS: The termination of this Agreement pursuant to any provision of this Article or by normal expiration of its term or any extension thereto shall not operate to terminate any Article, Section or provision contained herein which provides that it shall survive the termination or normal expiration of this Agreement.

VI. MISCELLANEOUS PROVISIONS

- 6.1 DOCUMENTS & DATA; LICENSING OF INTELLECTUAL PROPERTY: All Documents and Data shall be and remain the property of CITY without restriction or limitation upon their use or dissemination by CITY. For purposes of this Agreement, the term "Documents and Data" means and includes all reports, analyses, correspondence, plans, drawings, designs, renderings, specifications, notes, summaries, strategies, charts, schedules, spreadsheets, calculations, lists, data compilations, documents or other materials developed and/or assembled by or on behalf of CONSULTANT in the performance of this Agreement and fixed in any tangible medium of expression, including but not limited to Documents and Data stored digitally, magnetically and/or electronically. This Agreement creates, at no cost to CITY, a perpetual license for CITY to copy, use, reuse, disseminate and/or retain any and all copyrights, designs, and other intellectual property embodied in all Documents and Data. CONSULTANT shall require all SUB-CONSULTANTS working on behalf of CONSULTANT in the performance of this Agreement to agree in writing that CITY shall be granted the same right to copy, use, reuse, disseminate and retain Documents and Data prepared or assembled by any CONSULTANT as applies to Documents and Data prepared by CONSULTANT in the performance of this Agreement.
- 6.2 CONFIDENTIALITY: All data, documents, discussion, or other information developed or received by CONSULTANT or provided for performance of this Agreement are deemed confidential and shall not be disclosed by CONSULTANT without prior written consent by CITY. CITY shall grant such consent if disclosure is legally required. Upon request, all CITY data shall be returned to CITY upon the termination or expiration of this Agreement. CONSULTANT shall not use CITY's name or insignia, photographs, or any

publicity pertaining to the Work in any magazine, trade paper, newspaper, television or radio production or other similar medium without the prior written consent of CITY.

- 6.3 FALSE CLAIMS ACT: CONSULTANT warrants and represents that neither CONSULTANT nor any person who is an officer of, in a managing position with, or has an ownership interest in CONSULTANT has been determined by a court or tribunal of competent jurisdiction to have violated the False Claims Act, 31 U.S.C., section 3789 et seq. and the California False Claims Act, Government Code section 12650 et seq.
- 6.4 NOTICES: All notices permitted or required under this Agreement shall be given to the respective Parties at the following addresses, or at such other address as the respective Parties may provide in writing for this purpose:

CONSULTANT:

[REPLACE WITH Business Name of CONSULTANT]

[REPLACE WITH Business Address]

Attn: [REPLACE WITH Name/Title of CONSULTANT'S chief contact]

Phone: [REPLACE WITH Phone Number]

Fax: [REPLACE WITH Fax Number]

Email: [If available, REPLACE WITH e-mail or simply delete]

CITY:

City of Huntington Park
Engineering and Public Works Dept.

6550 Miles Avenue
Huntington Park, CA 90255

Attn: Michael Ackerman

Phone: (323) 584-6253

Fax: (323) 588-4577

Such notices shall be deemed effective when personally delivered or successfully transmitted by facsimile as evidenced by a fax confirmation slip or when mailed, forty-eight (48) hours after deposit with the United States Postal Service, first class postage prepaid and addressed to the Party at its applicable address.

- 6.5 COOPERATION; FURTHER ACTS: The Parties shall fully cooperate with one another, and shall take any additional acts or sign any additional documents as is reasonably necessary, appropriate or convenient to achieve the purposes of this Agreement.
- 6.6 SUBCONTRACTING: CONSULTANT shall not subcontract any portion of the Work required by this Agreement, except as expressly stated herein, without the prior written approval of CITY. Subcontracts (including without limitation subcontracts with Sub-CONSULTANT'S), if any, shall contain a provision making

them subject to all provisions stipulated in this Agreement, including provisions relating to insurance requirements and indemnification.

- 6.7 CITY'S RIGHT TO EMPLOY OTHER CONSULTANT: CITY reserves the right to employ other CONSULTANT in connection with the various projects worked upon by CONSULTANT.
- 6.8 PROHIBITED INTERESTS: CONSULTANT warrants, represents and maintains that it has not employed nor retained any company or person, other than a *bona fide* employee working solely for CONSULTANT, to solicit or secure this Agreement. Further, CONSULTANT warrants and represents that it has not paid nor has it agreed to pay any company or person, other than a *bona fide* employee working solely for CONSULTANT, any fee, commission, percentage, brokerage fee, gift or other consideration contingent upon or resulting from the award or making of this Agreement. For breach or violation of this warranty, CITY shall have the right to rescind this Agreement without liability. For the term of this Agreement, no member, officer or employee of CITY, during the term of his or her service with CITY, shall have any direct interest in this Agreement, or obtain any present or anticipated material benefit arising therefrom.
- 6.9 TIME IS OF THE ESSENCE: Time is of the essence for each and every provision of this Agreement.
- 6.10 GOVERNING LAW AND VENUE: This Agreement shall be interpreted and governed according to the laws of the State of California. In the event of litigation between the Parties, venue, without exception, shall be in the Los Angeles County Superior Court of the State of California. If, and only if, applicable law requires that all or part of any such litigation be tried exclusively in federal court, venue, without exception, shall be in the Central District of California located in the City of Los Angeles, California.
- 6.11 ATTORNEYS' FEES: If either Party commences an action against the other Party, either legal, administrative or otherwise, arising out of or in connection with this Agreement, the prevailing Party in such litigation shall be entitled to have and recover from the losing Party reasonable attorneys' fees and all other costs of such action.
- 6.12 SUCCESSORS AND ASSIGNS: This Agreement shall be binding on the successors and assigns of the Parties.
- 6.13 NO THIRD PARTY BENEFIT: There are no intended third party beneficiaries of any right or obligation assumed by the Parties. All rights and benefits under this Agreement inure exclusively to the Parties.
- 6.14 CONSTRUCTION OF AGREEMENT: This Agreement shall not be construed in favor of, or against, either Party but shall be construed as if the Parties prepared

this Agreement together through a process of negotiation and with the advice of their respective attorneys.

- 6.15 SEVERABILITY: If any portion of this Agreement is declared invalid, illegal, or otherwise unenforceable by a court of competent jurisdiction, the remaining provisions shall continue in full force and effect.
- 6.16 AMENDMENT; MODIFICATION: No amendment, modification or supplement of this Agreement shall be valid or binding unless executed in writing and signed by both Parties, subject to CITY approval. The requirement for written amendments, modifications or supplements cannot be waived and any attempted waiver shall be void and invalid.
- 6.17 CAPTIONS: The captions of the various articles, sections and paragraphs are for convenience and ease of reference only, and do not define, limits, augment, or describe the scope, content, or intent of this Agreement.
- 6.18 INCONSISTENCIES OR CONFLICTS: In the event of any conflict or inconsistency between the provisions of this Agreement and any of the exhibits attached hereto, the provisions of this Agreement shall control.
- 6.19 ENTIRE AGREEMENT: This Agreement including all attached exhibits is the entire, complete, final and exclusive expression of the Parties with respect to the matters addressed herein and supersedes all other agreements or understandings, whether oral or written, or entered into between CITY and CONSULTANT prior to the execution of this Agreement. No statements, representations or other agreements, whether oral or written, made by any Party which are not embodied herein shall be valid or binding. No amendment, modification or supplement to this Agreement shall be valid and binding unless in writing and duly executed by the Parties pursuant to Section 6.15, above.
- 6.20 COUNTERPARTS: .This Agreement shall be executed in three (3) original counterparts each of which shall be of equal force and effect. No handwritten or typewritten amendment, modification or supplement to any one counterparts shall be valid or binding unless made to all three counterparts in conformity with Section 6.16, above. One fully executed original counterpart shall be delivered to CONSULTANT and the remaining two original counterparts shall be retained by CITY.

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed the day and year first appearing in this Agreement, above.

CITY OF HUNTINGTON PARK:

**[REPLACE WITH BUSINESS NAME OF
CONSULTANT, E.G., ACME CORP.]**

By: _____
Edgar Cisneros,
City Manager

By: _____

Name: _____

Title: _____

APPROVED AS TO FORM:

By: _____

EXHIBIT "A"
SCOPE OF SERVICES

The City of Huntington Park is soliciting proposals from qualified Consultants that can successfully provide Construction Management Services for the Pacific Boulevard Pedestrian Improvement Project for pedestrian improvement to be implemented along Pacific Blvd within Downtown Huntington Park for the entire duration of the project including close out procedures and requirements per LAPM and Metro. Services to be provided include contract administration, construction, observation/inspection, utility coordination, labor compliance, material testing services, and Project close-out services. All services are to be provided in accordance with federal requirements, the LAPM and Metro and grant specific requirements.

Listed below is the desired scope of work which is intended to address services necessary to manage the constructions of the Project. All services provided must comply with and be performed per City, LAPM, Metro and grant requirements.

The services to be provided include:

Task 1 Construction Management

The selected Consultant must provide an experienced Construction Manager who has successfully delivered services on federally-funded projects. At least 10 years of experience managing similar project is required. The Construction Manager must be able to perform the following:

Management

- Deliver Project services in accordance with the City, LAPM, Metro and grant requirements.
- Manage and coordinate all aspects of the Project, inclusive of all services identified in the RFP and all construction management, material testing, and specialty inspection.
- Conduct a pre-construction meeting and bi-weekly construction meetings with the contractor, City, and other involved parties. Prepare and distribute meeting agendas and minutes.
- Coordinate Project activities with City staff, contractors when applicable, agencies, and Project stakeholders.
- Prepare weekly status reports and statements of working days and any other statements that are required by the City, LAPM, Metro, and grant requirements.
- Coordinate design changes, request for information, and contract change orders.

- Participate in field meetings and document issues, findings, directions received, changes, etc., and develop solutions.
- Coordinate all necessary outreach activities to impacted local business and the general public for the duration of the Project.
- Other improvements/activities as deemed necessary by the consultant to implement the improvements on the Project.

Schedule and Budget

- Deliver Project on time and within budget.
- Prepare and monitor construction schedule and update regularly.
- Prepare change orders per City, LAPM, Metro, and grant requirements.
- Maintain an accounting of construction cost, including approved change orders.
- Review payment requests, make payment recommendations, and prepare progress payment per City, LAPM, Metro, and grant requirements.
- Prepare invoice with supporting documentation to Metro with all progress reports per City, LAPM, Metro and grant requirements.

Miscellaneous

- Review and coordinate approval of shop drawings with the design Consultant.
- Review and approve material submittals per City, LAPM, Metro and grant requirements.
- Log, track, and process submittals. Request for Information (RFIs), Request for Changes (RFCs). Contract Change Orders (CCOs), field directives, Notices of Potential Claim (NOPCs), Non-Conformance Reports (NCRs), construction schedule, and detailed traffic control plan per City, LAPM, Metro, and grant requirements.
- Provide City with set of Record Drawings and electronic set of drawings at Project completion per City, LAPM, Metro, and grant requirements.
- Monitor materials documentation and testing results, as well as enforce corrections per City, LAPM, Metro, and grant requirements.
- Conduct labor compliance per LAPM requirements, per City, LAPM, Metro and grant requirements.
- Review and approve contractor's safety program per Federal and State requirements and per City, LAPM, Metro and City requirements.
- Review and respond to all requests for clarification.
- Review and approve traffic control plans.
- Process all Project documentation per City and Caltrans requirements, and standard format.
- Maintain Project files per LAPM guidelines.

- Prepare and conduct a quality assurance program (QAP) to meet Federal and State and per City, LAPM, Metro and grant requirements. Other Projects contract and construction management responsibilities as assigned.

Task 2 Construction Observation and Inspection

The selected Consultant must provide an experienced Construction Inspector who has successfully provided inspection services on street rehabilitation projects. At least 15 years of experience in construction inspections is required. The Construction Inspector must be able to perform the following:

- Coordinate with City staff, including the Police Department, Los Angeles County Fire Department, if needed Huntington Park Transit and Metro Transit, utility companies, and other Project stakeholders.
- Facilitate requested public outreach activities.
- Coordinate construction activities inclusive of temporary parking restrictions, temporary traffic control, etc.
- Complete daily measurements of quantities of work with the contractor and daily inspector reports per City, LAPM, Metro, and grant requirements..
- Provide daily reports to City staff on a weekly basis.
- Attend all Project meetings such as preconstruction, field, and progress meetings.
- Provide complete and documented measurements and calculations to administer progress payments, change orders, extra work, etc. per City, LAPM, Metro, and grant requirements.
- Prepare in-progress punch list at the completion of each phase of the Project (i.e. disabled access ramps, traffic signal upgrades, pavements rehabilitation, etc.)
- Ensure Project construction in accordance with approved PS&E, City standards, and Standard Specifications for Public Works Construction and per City, LAPM, Metro and grant requirements.
- Ensure all construction activities are witnessed. If deemed necessary, inspections for night work will be performed.
- Ensure compliance with the NPDES program and survey monuments preservation, establishment, and reestablishment per contract.
- Inspect materials and equipment upon delivery for compliance with construction contract documentation.
- Each working day, meet with the Contractor to review proposed work plans, including specific details that may affect progress. Inform Project Manager of any work which may result in a noteworthy impact to the City.

- Closely monitor compaction, material, and other necessary testing results and require the Contractor to provide corrective measures to achieve compliance.
- Maintain copies of all permits needed to construct the Project and enforce special requirements of each.

Task 3 Labor Compliance

The selected Consultant will function as an extension of City staff and be expected to manage the Project per City, LAPM, Metro, and grant requirements. The Consultant will be expected to successfully perform the bid analysis and submit to Metro the Award Package, monthly invoices, and other documentation as required per City, LAPM, Metro and grant requirements.

The Consultant will be expected to coordinate labor compliance with the City's Labor Compliance Consultant in accordance with the LAPM.

Task 4 Material Testing

1. Material testing, if any, shall be performed and shall conform to all Quality Assurance Program Manual (QAP), City, LAPM, Metro, and grant requirements.
2. Secure and submit to the City the material compliance certificates from national suppliers per City, LAPM, Metro, and grant requirements.

Task 5 Utility and Outside Agency Coordination

Utility coordination includes but is not limited to the following:

1. Send notification of the pre-construction meeting to all affected utility companies, Police Department, Los Angeles County Fire Department, Metro, Huntington Park Transit, SCE, etc. prior to construction.
2. Review Project scope of work with each utility company at the construction conference and review possible conflicts. Consultant shall work with each utility to insure that specific needs of the Project are understood.

Task 6 Project Closeout

Utility coordination includes but is not limited to the following:

1. Send notification of the pre-construction meeting to all affected utility companies, Police Department, Los Angeles County Fire Department, Metro, SCE, etc. prior to construction.
2. Review Project scope of work with each utility company a construction conference and review possible conflicts. Consultant shall work with each utility to insure that specific needs of the Project are understood.



CITY OF HUNTINGTON PARK

Community Development Department
City Council Agenda Report

April 19, 2016

Honorable Mayor and Members of the City Council
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Dear Mayor and Members of the City Council:

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE RELATING TO PROPERTY DEVELOPMENT STANDARDS; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS TOTALING 245,000 SQUARE FEET; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO; AND THE ADOPTION OF A MITIGATED NEGATIVE DECLARATION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT FOR PROPERTY LOCATED AT 6901 ALAMEDA STREET WITHIN THE MANUFACTURING PLANNED DEVELOPMENT (MPD) ZONE

IT IS RECOMMENDED THAT THE CITY COUNCIL:

1. Conduct a public hearing;
2. Consider public testimony and staff's analysis; and
3. First reading, waive further reading, and introduce Ordinance No. 2016-948, amending the Land Use Element of the General Plan, and Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code relating to property development standards;
4. Schedule the second reading and adoption of the Ordinance for May 3, 2016; and
5. Approve a Conditional Use Permit, Development Permit, Tentative Parcel Map, and adoption of a categorical exemption for the construction of two warehouse

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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buildings and to establish a self-storage facility, within the Manufacturing Planned Development (MPD) Zone.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The project applicant, Camfield Partners (Applicant), is requesting approval for a General Plan Amendment, Zoning Ordinance Amendment, Conditional Use Permit, Development Permit, and Tentative Parcel Map to build two warehouse buildings and divide the existing single parcel (193,205 square feet) into two parcels. The Planning Commission generally serves as the final reviewing authority for consideration of Conditional Use Permits, Development Permits and Tentative Parcel Maps. However, pursuant to Huntington Park Municipal Code (HPMC) Section 9-2.102, the Planning Commission will serve as a recommending body to the City Council for all approvals requested by the Applicant. HPMC Section 9-2.102 provides that permit processing and environmental/design review shall be concurrent and the final decision on the project shall be made by the highest level of review authority. Here, the City Council will serve as the final review authority for all approvals requested by the Applicant because the City Council is the final review authority for General Plan Amendments and Zoning Ordinance Amendments.

Planning Commission

On March 16, 2016, the Planning Commission unanimously approved a resolution recommending approval to the City Council of an ordinance amending the Land Use Element of the General Plan; an ordinance amending Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code relating to property development standards; a Conditional Use Permit to establish a self-storage facility; a Development Permit for the construction of two warehouse buildings totaling 245,000 square feet; a Tentative Parcel Map to divide one parcel into two; and the adoption of a Mitigated Negative Declaration under the California Environmental Quality Act for property located at 6901 Alameda Street within the Manufacturing Planned Development (MPD) Zone.

Site Description

The subject site is located along the west side of Alameda Street, between Hawkins Circle and 67th Street. The property is surrounded by industrial uses to the west, south, and north, and by schools to the east. The site is accessible through Alameda Street to the east. The subject site is comprised of a single parcel measuring approximately 193,205 square feet.

The site was formerly improved with a 200,000 square foot dilapidated warehouse building that was demolished in 2015. The last occupant of the site was the Los

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Angeles Unified School District (LAUSD) from 1993 to 2013. LAUSD predominantly used the site for vehicular/bus storage. The site is presently a vacant lot.

The subject site is comprised of a single parcel (Assessor Parcel Number 6009-038-020) totaling approximately 193,205 square feet.

Project Description

The Applicant is requesting approval for a General Plan Amendment, Zoning Ordinance Amendment, CUP, Development Permit, and Tentative Parcel Map to build two warehouse buildings and divide the existing single parcel (193,205 square feet) into two parcels. As a result of the requested parcel subdivision, the proposed warehouse buildings, referred to as buildings “A” and “B”, will have their own parcel and independent access from Alameda Street.

Building “A”

The Applicant is proposing to build a 51,900 square foot warehouse building located at the northerly portion of the vacant lot. The building will be 43 feet tall and have a ground floor area of 45,000 square feet and a 6,000 square foot mezzanine. This building is referenced to as Building “A” in the Applicant’s plans. As part of the requested parcel subdivision, this building will sit on its own parcel and have a lot size of 90,675 square feet. The design of this building will incorporate a contemporary architectural theme. The Applicant proposes to provide landscaping along the front five-foot setback, decorative pavers along the driveway entrance, and a trash enclosure as required by the City’s Municipal Code Section 9-3.103.24.

The allowable floor area ratio (FAR) within the MPD zone is 1:1, which allows 1 square foot of gross floor area per 1 square foot of lot area as shown below.

Floor area ratio 1:1			
Lot Size	Allowable Floor Area Ratio	Allowable Floor Area	Gross
90,675 S.F.	1 S.F. of G.F.A for every 1 S.F. of Lot Area	1 X 90,675 = 90,675 S.F.	
51,900 S.F. / 90,675 S.F. = .57 FAR			

The newly created parcel for Building “A” will have a lot size of 90,675 square feet, and the proposed warehouse building will consist of 51,900 square feet. Therefore, the

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Applicant's proposal for Building "A" complies with the allowable FAR within the MPD zone.

In addition, the Applicant is proposing a new parking lot and will pave and stripe a portion of the site to provide 164 parking spaces. Per the HPMC Section 9-3.804, the calculation for the required off-street parking for warehouse uses is one space per every 800 square feet of building area under 10,000 square feet, and one space for every 1,000 square feet of building area over 10,000 square feet. Therefore, Building "A" requires 55 off-street parking spaces. Additionally, buildings over 25,000 square feet require three loading spaces, or more as determined by the Planning Commission. The Applicant's proposal will provide 55 off-street parking spaces for Building "A" and an additional five loading spaces. The table below summarizes this calculation.

Standard off-street parking calculation		
USE	Required	Provided
Warehouse	10,000/800 = 12.5	-
	41,900/1,000 = 41.9	-
TOTAL	55 spaces required	55 spaces
Loading	3 + any as required	5

Building "B"

The Applicant is proposing to build a 193,422 square foot self-storage building located at the southerly portion of the vacant lot. The building will be 47 feet tall and have three floors for self-storage, all approximately 64,287 square feet, and an office and on-site manager unit measuring 2,163 square feet. This building is referenced to as Building "B" in the Applicant's plans. As part of the requested parcel subdivision, this building will sit on its own parcel and have a lot size of 102,530 square feet. Building "B" will be a concrete built-up building with no significant architectural theme. The Applicant proposes to provide landscaping along the front five-foot setback, decorative pavers along the driveway entrance, and a trash enclosure as required by the City's Municipal Code Section 9-3.103.24.

The Applicant also proposes a new parking lot and will pave and stripe a portion of the site to provide 30 parking spaces. Per the HPMC Section 9-3.804, the calculation for the required off-street parking for self-storage uses; five spaces adjacent to the manager's unit, and two spaces adjacent to all ground level entrances. The proposed self-storage building will have three ground level entrances, therefore Building "B" requires 11 off-street parking spaces. Additionally, buildings over 25,000 square feet require three loading spaces, or more as determined by the Planning Commission. The Applicant's

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proposal will provide 30 off-street parking spaces for Building “B” and an additional 2 loading spaces. The table below summarizes this calculation.

Standard off-street parking calculation		
USE	Required	Provided
Self-Storage	5 spaces mgr/unit	-
	2 spaces per entrance	-
TOTAL	11 spaces required	30 spaces
Loading	3 + any as required	2

The allowable FAR within the MPD zone is 1:1. However, as illustrated in the table below, the Applicant’s proposal for Building “B” exceeds this FAR.

Floor area ratio 1:1			
Lot Size	Allowable Floor Area Ratio	Allowable Floor Area	Gross
102,530 S.F.	1 S.F. of G.F.A for every 1 S.F. of Lot Area	1 X 102,530	=
193,422 S.F. / 102,530 S.F. = 1.89 FAR			

The newly created parcel for Building “B” will have a lot size of 102,530 square feet, and the proposed self-storage building will consist of 193,422 square feet. The Applicant’s proposal for Building “B” does not comply with the allowable FAR within the MPD zone. As a result, the Applicant is requesting a General Plan Amendment and a Zoning Ordinance Amendment to increase the allowable FAR in the MPD zone from 1:1 to 2:1.

Department/Agency Comments

During the course of the public review period, planning staff circulated the Applicant’s proposal and the associated MND to various California State departments and agencies, as required by CEQA. During this review period, the most notable comments came from the Gabrieleno Band of Mission Indians and the Los Angeles County Fire Department (FD). A summary of their comments/concerns is described below.

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Gabrieleno Band of Mission Indians

The Gabrieleno Band of Mission Indians provided a written response stating that they have concerns over the Applicant's proposed project's potential impact to cultural resources. Their letter further stated that the project area is in a highly sensitive location. As a result, they request that a Tribal monitor be present on-site during all ground disturbances. This includes, but is not limited to pavement removal, pot-holing or auguring, boring, grading, excavation and trenching. Their monitor will provide daily written reports of all activities.

The Applicant has been made aware of this request and will be conditioned, if approved, to coordinate with the Gabrieleno Band of Mission Indians during construction.

Los Angeles County Fire Department

After review of the Applicant's proposal, the FD had concern regarding on-site fire-truck access to the northern building, Building "A". The Applicant's initial proposal was to construct Building "A" with a zero foot rear setback as the City's Zoning Code allows for a zero foot rear setback in the MPD zone. However, the FD is requesting a 24 foot rear setback to allow a fire-truck to safely maneuver in-and-out of the site. After much discussion with the FD, the Applicant was given two options.

Option 1: Redesign the building to provide a 24 foot rear setback. This would require the Applicant to resubmit plans, modify the associated MND, and re-circulate his proposal for public comments. The Applicant chose not to pursue this option.

Option 2: The neighboring property at the rear setback, Glacier Cold Storage, has a building rear setback of approximately 20 feet. This is narrower than what the FD would prefer. The FD proposed that if the Applicant can get Glacier Cold Storage to agree to an access easement, the Applicant would only need to provide a rear setback not to exceed 5 feet. This would provide a 24 foot clearance between the existing Glacier Cold Storage building and the proposed warehouse Building "A". The Applicant chose to pursue this option with the understanding that should Glacier Cold Storage not agree to the required access easement, the Applicant's proposal would be null and void because the Applicant would not be able to satisfy the Fire Department's 24 foot rear setback.

However, the Applicant has provided Planning Staff documentation verifying that Glacier Cold Storage is in support of this access agreement. As a result, it is not anticipated that this access agreement will be an issue.

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FISCAL IMPACT/FINANCING

The applicant has paid all applicable application and notification fees. Approval of the proposed ordinance amendment will not have an impact on the City's general fund.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

General Plan Amendment

The Applicant is requesting an amendment to the Land Use Element of the General Plan to modify the Land Use Plan section pertaining to the maximum allowed FAR in the MPD zone. FAR is the relationship of total gross floor area of all buildings on a lot to the total land area of that lot. For example, a 10,000 square foot building on a 20,000 square foot lot yields an FAR of 0.5. The current maximum allowed FAR in the MPD zone is 1:1, which allows for one square foot of building area for every square foot of lot area. The proposed amendment will double the maximum allowed FAR from 1:1 to 2:1. This will allow a maximum of two square feet of building area for every square foot of lot size.

The Land Use Element within the General Plan has not been updated since 1996. The overall goal of the proposed amendment is to encourage and facilitate development within the City's MPD zone in a manner that is consistent with the City's General Plan and, more specifically, with the community's vision. Additionally, Planning staff researched FAR limits in the industrial zones of neighboring jurisdictions. This research revealed that Huntington Park has the most restrictive FAR limit among the jurisdictions surveyed. The findings of this research are summarized below.

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MAXIMUM ALLOWED FAR IN INDUSTRIAL ZONES	
JURISDICTION	MAX F.A.R.
LA County	No maximum limit on FAR. Building size is only limited by development standards.
Cudahy	No maximum limit on FAR. Building size is only limited by development standards.
Bell	No maximum limit on FAR. Building size is only limited by development standards.
South Gate	1:1 in light industrial zone 2:1 in light/heavy manufacturing zone
Vernon	2:1 citywide

Pursuant to HPMC Section 9-2.1407, an amendment to the General Plan may be approved only if all of the following findings are made:

1. The proposed amendment is internally consistent with the General Plan.

Finding: The proposed General Plan amendment will be consistent with the goals of the Land Use Element as described below.

Goal 1: Provide for a mix of land uses which meets the diverse needs of all Huntington Park residents, offers, a variety of employment opportunities, and allows for the capture of regional growth.

The existing FAR is impractical for certain land uses and limits the growth of existing uses. The proposed increase in FAR will facilitate and encourage new types of land uses and incentivize existing uses to stay and expand. Additionally, industrial and manufacturing uses tend to be high employment generators, therefore it is anticipated that an increase in FAR will generate a variety of employment opportunities.

Goal 2: Accommodate new development that is compatible with and complements existing land uses.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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If the proposed increase in FAR is approved, all future development will still be subject to all applicable development standards pertaining to setbacks, lot size, parking, and permitted land uses. Therefore, the proposed FAR will continue to fulfill Goal 2 of the Land Use Element.

Goal 3: Provide for the revitalization of deteriorating land uses and properties.

Property and business owners who are interested in investing capital in new construction may be discouraged by the existing limiting FAR. The proposed increase in FAR is expected to encourage new construction and/or revitalization of existing properties.

2. The proposed amendment would not be detrimental to the public interest, health, safety, convenience or welfare of the City.

Finding: If the proposed increase in FAR is approved, all future development will still be subject to all applicable development standards pertaining to setbacks, lot size, parking, and permitted land uses. Development standards are adopted to protect and promote the City's public interest, health, safety, convenience, and welfare. Therefore, this finding can be made.

3. The proposed amendment would contribute to an appropriate balance of land uses so that local residents may work and shop in the community in which they live.

Finding: The proposed increase in FAR will facilitate and encourage new types of land uses and incentivize existing uses to stay and expand. This will be beneficial to the public, creating jobs and increase availability of local services and goods for the community. Therefore, this finding can be made.

4. The subject parcel(s) is physically suitable (including, but not limited to access, provision of utilities, compatibility with adjoining land uses and absence of physical constraints) for the requested/anticipated land use development.

Finding: The newly created parcels resulting from the Applicant's proposal to subdivide the subject parcel into two will be physically suitable for the proposed construction of Building "A" (warehouse) and Building "B" (self-storage). Both newly created properties will meet all applicable development standards, including parking, setbacks, and lot size. Therefore, the subject parcel is physically suitable for the requested land use development.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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5. The proposed project has been reviewed in compliance with the provisions of the California Environmental Quality Act (CEQA), and the City's Guidelines.

Finding: A Mitigated Negative Declaration was prepared for the proposed project. With mitigation measures, the proposed project would have less-than-significant impacts to the surrounding physical environment.

Zoning Ordinance Amendment

To maintain consistency with the Land Use Element of the General Plan, the Applicant is requesting a Zoning Ordinance Amendment to Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code relating to property development standards. The proposed amendment will increase the maximum allowed FAR in the MPD zone from 1:1 to 2:1.

Pursuant to HPMC Section 9-2.1407, an amendment to the Zoning Code may be approved only if all of the following findings are made:

1. The proposed amendment is consistent with the General Plan.

Finding: The proposed General Plan amendment will be consistent with the goals of the Land Use Element as described below.

Goal 1: Provide for a mix of land uses which meets the diverse needs of all Huntington Park residents, offers, a variety of employment opportunities, and allows for the capture of regional growth.

The existing FAR is impractical for certain land uses and limits the growth of existing uses. The proposed increase in FAR will facilitate and encourage new types of land uses and incentivize existing uses to stay and expand. Additionally, industrial and manufacturing uses tend to be high employment generators, therefore it is anticipated that the increase in FAR will generate a variety of employment opportunities.

Goal 2: Accommodate new development that is compatible with and complements existing land uses.

If the proposed increase in FAR is approved, all future development will still be subject to all applicable development standards pertaining to setbacks, lot size, parking, and permitted land uses. Therefore, the proposed FAR will continue to fulfill Goal 2 of the Land Use Element.

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Goal 3: Provide for the revitalization of deteriorating land uses and properties.

Property and business owners who are interested in investing capital in new construction may be discouraged by the existing limiting FAR. The proposed increase in FAR is expected to encourage new construction and/or revitalization of existing properties.

- 2. The proposed amendment would not be detrimental to the public interest, health, safety, convenience or welfare of the City.**

Finding: If the proposed increase in FAR is approved, all future development will still be subject to all applicable development standards pertaining to setbacks, lot size, parking, and permitted land uses. Development standards are adopted to protect and promote the City's public interest, health, safety, convenience, and welfare. Therefore, this finding can be made.

- 3. The proposed project has been reviewed in compliance with the provisions of the California Environmental Quality Act (CEQA), and the City's Guidelines.**

Finding: A Mitigated Negative Declaration was prepared for the proposed project. With mitigation measures, the proposed project would have less-than-significant impacts to the surrounding physical environment.

- 4. The proposed amendment is internally consistent with other applicable provisions of the Municipal Code.**

Finding: The proposed amendment is internally consistent with other applicable provisions of the Municipal Code. Specifically, the newly created parcels and buildings will meet all development standards, including parking, setbacks, and lot size.

Conditional Use Permit

In accordance with the City's Municipal Code, self-storage uses require a CUP. Pursuant to HPMC Section 9-2.1105, a CUP may be approved only if all the following findings are made:

- 1. The proposed use is conditionally permitted within, and would not impair the integrity and character of, the subject zoning district and complies with all of the applicable provisions of this Code.**

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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Finding: Self-storage uses are conditionally permitted within the MPD. With the approval of the proposed General Plan Amendment and Zoning Ordinance Amendment, the proposed self-storage facility complies with all applicable development standards including off-street parking and setbacks and would not impair the integrity and character of the MPD district.

2. The proposed use is consistent with the General Plan.

Finding: One of the goals of the Land Use Element of the General Plan is to provide for a mix of land uses which meets the diverse needs of all Huntington Park residents, offers, a variety of employment opportunities, and allows for the capture of regional growth. The proposed self-storage facility is expected to serve local businesses and residents while also creating employment opportunities. The proposed use is consistent with the General Plan.

3. The approval of the Conditional Use Permit for the proposed use is in compliance with the requirements of the California Environmental Quality Act (CEQA) and the City's Guidelines.

Finding: A Mitigated Negative Declaration was prepared for the proposed project. With mitigation measures, the proposed project would have less-than-significant impacts to the surrounding physical environment.

4. The design, location, size and operating characteristics of the proposed use are compatible with the existing and planned future land uses within the general area in which the proposed use is to be located and will not create significant noise, traffic or other conditions or situations that may be objectionable or detrimental to other permitted uses operating nearby or adverse to the public interest, health, safety, convenience or welfare of the City.

Finding: The design, size, and location of the project site are adequate to support the proposed self-storage facility. The self-storage facility will have its own parcel as a result of the proposed parcel subdivision. The self-storage facility will be built on a 102,530 square foot lot and will provide 30 off-street parking spaces to satisfy the 11 required off-street parking spaces for the use. Since all applicable development standards are being met, the proposed self-storage facility is not expected to create significant noise, traffic or other conditions that may be detrimental to neighboring uses or to the public.

5. The subject site is physically suitable for the type and density/intensity of use being proposed.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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Finding: The subject site is physically suitable for the proposed self-storage facility. The proposed 102,530 square foot newly created parcel has adequate circulation for vehicles, parking, and access from Alameda Street.

- 6. There are adequate provisions for public access, water, sanitation and public utilities and services to ensure that the proposed use would not be detrimental to public health, safety and general welfare.**

Finding: Access to the site is provided through Alameda Street. Alameda Street is not only designated a major arterial to accommodate vehicular circulation, but is also one of the main corridors of commercial land uses throughout the City. The subject site is also surrounded by other similar industrial properties. This project meets all the minimum development standards pertaining to parking, setbacks, and lot size.

Development Permit

HMPC Section 9-2.1003 requires a Development Permit for new construction of 5,000 square feet or more. In granting a Development Permit, all findings must be made as set forth in the Huntington Park Municipal Code. Pursuant to HMPC Section 9-2.1007, a Development Permit may be approved only if all of the following findings are made:

- 1. The proposed development is one permitted within the subject zoning district and complies with all of the applicable provisions of this Code, including prescribed development/site standards.**

Finding: Self-storage facilities are conditionally permitted within the MPD. With the approval of the proposed General Plan Amendment and Zoning Ordinance Amendment, the proposed self-storage facility complies with all applicable development standards including off-street parking and setbacks.

- 2. The proposed development is consistent with the General Plan.**

Finding: One of the goals of the Land Use Element of the General Plan is to provide for a mix of land uses which meets the diverse needs of all Huntington Park residents, offers, a variety of employment opportunities, and allows for the capture of regional growth. The proposed self-storage facility is expected to serve local businesses and residents while also creating employment opportunities. The proposed development is consistent with the General Plan.

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- 3. The proposed development would be harmonious and compatible with existing and planned future developments within the zoning district and general area, as well as with the land uses presently on the subject property.**

Finding: It is anticipated that the existing and future development of the zoning district continue as manufacturing and industrial. The surrounding properties within the vicinity are built for manufacturing and industrial uses. The proposed development would be compatible with existing surrounding uses, therefore, will not adversely impact the subject site or surrounding area. The proposed use will not be of greater intensity than the existing surrounding uses.

- 4. The approval of the Development Permit for the proposed project is in compliance with the requirements of the California Environmental Quality Act (CEQA) and the City's Guidelines.**

Finding: A Mitigated Negative Declaration was prepared for the proposed project. With mitigation measures, the proposed project would have less-than-significant impacts to the surrounding physical environment.

- 5. The subject site is physically suitable for the type and density/intensity of use being proposed.**

Finding: The subject site is physically suitable for the proposed self-storage facility. The proposed 102,530 square foot newly created parcel has adequate circulation for vehicles, parking, and access from Alameda Street.

- 6. There are adequate provisions for public access, water, sanitation and public utilities and services to ensure that the proposed development would not be detrimental to public health, safety and general welfare.**

Finding: Access to the site is provided through Alameda Street. Alameda Street is not only designated a major arterial to accommodate vehicular circulation, but is also one of the main corridors of commercial land uses throughout the City. The subject site is also surrounded by other similar industrial properties. This project meets all the minimum development standards pertaining to parking, setbacks, and lot size. Therefore, the proposed development will not be detrimental to the City's public health, safety, and general welfare.

- 7. The design, location, size and operating characteristics of the proposed development would not be detrimental to the public health, safety, or welfare of the City.**

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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Finding: The design, size, and location of the project site are adequate to support the proposed self-storage facility. The subject site is approximately 102,530 square feet and will provide 30 off-street parking spaces to satisfy the 11 required off-street parking spaces for the use. Because the subject site and proposed self-storage facility comply with all applicable development standards, it is not expected to create significant noise, traffic or other conditions that may be detrimental to neighboring uses or to the public. Therefore, the proposed development's design, location, size, and operating characteristics will not be detrimental to the City's public health, safety, or welfare.

CONCLUSION

Upon approval by City Council waiving further reading and introduction of Ordinance No. 2016-948, ordinance will be scheduled for second reading and adoption on May 3, 2016. Following adoption, staff will file a Notice of Determination with the Los Angeles County Recorder's Office and City Clerk will proceed with codification of said ordinance.

CONDITIONS OF APPROVAL

Planning Division

1. That the property owner and Applicant shall indemnify, protect, hold harmless and defend the City and any agency or instrumentality thereof, its officers, employees and agents from all claims, actions, or proceedings against the City to attack, set aside, void, annul, or seek damages arising out of an approval of the City, or any agency or commission thereof, concerning this project. City shall promptly notify both the property owner and Applicant of any claim, action, or proceeding to which this condition is applicable. The City shall cooperate in the defense of the action, while reserving its right to act as it deems to be in the best interest of the City and the public. The property owner and Applicant shall defend, indemnify and hold harmless the City for all costs and fees incurred in additional investigation or study, or for supplementing or revising any document, including, without limitation, environmental documents. If the City's legal counsel is required to enforce any condition of approval, the Applicant shall pay for all costs of enforcement, including legal fees.
2. Except as set forth in subsequent conditions, all-inclusive, and subject to department corrections and conditions, the property shall be developed substantially in accordance with the applications, environmental assessment, and plans submitted.

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3. That the proposed use shall comply with all applicable City, County, State and Federal codes, laws, rules, and regulations, including Health, Building and Safety, Fire, Sign, Zoning, and Business License.
4. That the use be conducted, and the property be maintained, in a clean, neat, quiet, and orderly manner at all times and comply with the property maintenance standards as set forth in Section 9-3.103.18 and Title 8, Chapter 9 of the Huntington Park Municipal Code.
5. That the business be operated in compliance with the City of Huntington Park Noise Ordinance.
6. That any existing and/or future graffiti, as defined by Huntington Park Municipal Code Section 5-27.02(d), shall be diligently removed within a reasonable time period by the property or business owner and at their own expense.
7. That all on-site uses shall obtain/amend its City of Huntington Park Business License prior to commencing business operations.
8. That the Applicant shall obtain Fire Department approval of the project (design, layout, use, parcel subdivision, etc.), as presented to the Planning Commission and City Council, otherwise this entitlement shall become null and void.
9. That if any signs are proposed, such signs shall be installed in compliance with the City's sign regulations and that approval be obtained through a Sign Design Review prior to installation and that any existing non-permitted signs either apply for proper permits or be removed.
10. That all existing and/or proposed mechanical equipment and appurtenances, including satellite dishes, gutters etc., whether located on the rooftop, ground level or anywhere on the property shall be completely shielded/enclosed so as not to be visible from any public street and/or adjacent properties. Such shielding/enclosure of facilities shall be of compatible design related to the building structure for which such facilities are intended to serve and shall be installed prior to the commencement of business operations.
11. That any proposed on-site utilities, including electrical and telephone, be installed underground and be completely concealed from public view as required by the Planning Division.
12. That all proposed trash enclosures be maintained with a gate and overhead trellis in compliance with HPMC Section 9-3.103(24).

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13. That the Applicant comply with all of the provisions of Title 7, Chapter 9 of the Huntington Park Municipal Code relating to Storm Water Management. The Applicant shall also comply with all requirements of the National Pollutant Discharge Elimination System (NPDES), Model Programs, developed by the County of Los Angeles Regional Water Quality Board. This includes compliance with the City's Low Impact Development (LID) requirements.
14. That this entitlement shall be subject to review for compliance with conditions of the issuance at such intervals as the City Planning Commission shall deem appropriate.
15. That the violation of any of the conditions of this entitlement may result in a citation(s) and/or the revocation of the entitlement.
16. That this entitlement may be subject to additional conditions after its original issuance. Such conditions shall be imposed by the City Planning Commission as deemed appropriate to address problems of land use compatibility, operations, aesthetics, security, noise, safety, crime control, or to promote the general welfare of the City.
17. That this entitlement shall be subject to review if any alteration, modification, or expansion is proposed.
18. That this entitlement shall expire in the event it is not exercised within one (1) year from the date of approval, unless an extension has been granted by the Planning Commission.
19. That if the self-storage use ceases to operate for a period of six (6) months the entitlement shall be null and void.
20. That should the operation of this establishment be granted, deemed, conveyed, transferred, or should a change in management or proprietorship occur at any time, this Conditional Use Permit shall be reviewed to ensure compliance with all conditions of approval is current.
21. The Director of Community Development is authorized to make minor modifications to the approved preliminary plans or any of the conditions if such modifications shall achieve substantially the same results, as would strict compliance with said plans and conditions.
22. That the business owner (Applicant) and property owner agree in writing to the above conditions.

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Police Department

23. The operation of the establishment shall be limited to those activities and elements expressly indicated on the permit application and approved by the City Council. Any change in the operation, which exceeds the conditions of the approved permit, will require that a new permit application be submitted to the City Council for their review and approval.
24. That Noise emanating from the permittee's premises shall not be audible 50 feet or more from the property line of the premises. The permittee shall be responsible for determining how to best meet this requirement, either by keeping doors and windows closed, limiting hours of entertainment, or by offering non-amplified entertainment.
25. Litter shall be removed daily or as needed from in front of and around the building.
26. Current occupancy loads shall be posted at all times.
27. The permittee shall be responsible for installing and maintaining a video surveillance system that monitors no less than the front and rear of the business, with full view of the public right-of-ways, and any parking lot under the control of the permittee. These cameras shall record video for a minimum of 30 days and the recordings will be made available to the Huntington Park Police Department.
28. The surrounding area (exterior & parking lot) shall be illuminated in order to make easily discernible the appearance and conduct of all person on or about the property.
29. Address should be clearly marked in front and rear of structure.
30. Business shall have an alarm system installed with panic buttons at the cashier stands and inner offices.

Building and Safety

31. The initial plan check fee will cover the initial plan check and one recheck **only**. Additional review required beyond the first recheck shall be paid for on an hourly basis in accordance with the current fee schedule.
32. The second sheet of building plans is to list all conditions of approval and to include a copy of the Planning Commission Decision letter. This information shall be incorporated into the plans prior to the first submittal for plan check.

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33. School Developmental Fees shall be paid to the School District prior to the issuance of the building permit.
34. Fees shall be paid to the County of Los Angeles Sanitation District prior to issuance of the building permit.
35. Art fee shall be paid to the City prior to issuance of the building Permit
36. Recycling deposit shall be filed prior to issuance of the building permit to the satisfaction of the recycling coordinator.
37. The address of the building located at the north side of the property (Building A- 1 Story Building) shall be 6901 S. Alameda Street and the address of the building located at the south side of the property (Building B- 3 Story Building) shall be 6911 S. Alameda Street. An application to assign numbers shall be filed with Building Division prior to plan check submittal.
38. In accordance with paragraph 5538(b) of the California Business and Professions Code, plans are to be prepared and stamped by a licensed architect.
39. Structural calculations prepared under the direction of an architect, civil engineer or structural engineer shall be provided.
40. Nonfixed and movable fixtures, cases, racks, counters and partitions over 5 feet 9 inches in height require design and installation plans with supporting calculations to be submitted for plan check review.
41. A geotechnical and soils investigation report is required, the duties of the soils engineer of record, as indicated on the first sheet of the approved plans, shall include the following:
 - a) Observation of cleared areas and benches prepared to receive fill;
 - b) Observation of the removal of all unsuitable soils and other materials;
 - c) The approval of soils to be used as fill material;
 - d) Inspection of compaction and placement of fill;
 - e) The testing of compacted fills; and
 - f) The inspection of review of drainage devices.

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42. The owner shall retain the soils engineer preparing the Preliminary Soils and/or Geotechnical Investigation accepted by the City for observation of all grading, site preparation, and compaction testing. Observation and testing shall not be performed by another soils and/or geotechnical engineer unless the subsequent soils and/or geotechnical engineer submits and has accepted by the Public Works Department, a new Preliminary Soils and/or Geotechnical Investigation.
43. Prior to permit issuance the pdf copy of the soils report shall be provided by the Applicant
44. A grading and drainage plan shall be approved prior to issuance of the building permit. The grading and drainage plan shall indicate how all storm drainage including contributory drainage from adjacent lots is carried to the public way or drainage structure approved to receive storm water.
45. All State of California disability access regulations for accessibility per Chapter 11B shall be complied with.
46. The building permit will not be issued until the property has been surveyed and the boundaries marked by a land surveyor licensed by the State of California.
47. Foundation inspection will not be made until setback on each side of the proposed building has been surveyed and the location of the footings has been determined to be in accordance with the approved plans by a land surveyor licensed by the State of California. THIS NOTE IS TO BE PLACED ON THE FOUNDATION PLAN IN A PROMINENT LOCATION.
48. Electrical plan check is required.
49. Mechanical plan check is required.
50. Energy calculations are required.
51. Plumbing plan check is required.
52. Plumbing fixtures shall be provided as required by the Chapter 4 of the California Plumbing Code. Additional fixtures may be required if not in compliance.
53. Project shall comply with the CalGreen Non Residential mandatory requirements.
54. No form work or other construction materials will be permitted to encroach in to adjacent property without written approval of the affected property owner.
55. Mezzanines shall comply with Section 505.2 of the Building Code.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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56. The building height and area shall not exceed the limits specified in Table 503 based on the type of construction as determined by Section 602 and the occupancies as determined by Section 302 except as modified hereafter.
57. Each portion of a building shall be individually classified in accordance with Section 302.1. Where a building contains more than one occupancy group, the building or portion thereof shall comply with the applicable provisions of Section 508.2, 508.3 or 508.4, or a combination of these sections.
58. Fire-resistance rating requirements for exterior walls based on fire separation distance of 0 to 5 feet shall comply with Table 602 of the Building Code.
59. Maximum area of exterior wall openings and degree of open protection based on fire separation distance of 0 to 5 feet shall comply with Table 705.8 of the Building Code.
60. Exterior exit stairways and ramps as an element of means of egress shall comply with Section 1026 and 1027 of the Building Code.
61. All development projects equal to one acre or greater of disturbed area that adds more than 10,000 square feet of impervious surface area shall comply with Low Impact Development (LID) standards per Order No. R4-2012-0175.
62. All fire sprinkler hangers must be designed and their location approved by an engineer or an architect. Calculations must be provided indicating that the hangers are designed to carry the tributary weight of the water filled pipe plus a 250 pound point load. A plan indication this information must be stamped by the engineer or the architect and submitted for approval prior to issuance of the building permit.
63. Separate permit is required for Fire Sprinklers
64. Building permits shall not be issued until the final map has been prepared to the satisfaction of the Building Official.

Engineering

65. Remove and replace broken and off grade sidewalk and construct new full size concrete sidewalk along the length of the property frontage in accordance with SPPWC standard plan 113-2, and as directed by the City Engineer or his/her designee.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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66. Remove and replace broken and off grade curb and gutter and construct new curb and gutter along the length of the property frontage in accordance with SPPWC Standard Plan 120-2, and as directed by the City Engineer or his/her designee.
67. Commercial driveways shall be constructed to the satisfaction and approval of the City Engineer and to meet ADA requirements.
68. Underground all utility services to the property.
69. All USA markings shall be removed at the end of the project.
70. Rehabilitate existing AC street pavement by grinding to a depth of 3" and overlay new AC along the length of the property frontage to the centerline of the street.
71. All existing pavement striping shall be replaced accordingly.
72. New LED Street Lights shall be install per Street Light Plan submitted to the City.
73. All improvements are to be designed, installed and completed at the sole expense of the applicant/developer/property owner.
74. The applicant/developer/property owner shall design and construct the improvements to the satisfaction and approval of the City Engineer or his/her designee.
75. All work shall be done in accordance with Standard Plans for Public Works Construction (SPPWC), and/or as directed by the City Engineer or his/her designee.
76. Project shall meet all requirements of the National Pollutant Discharge Elimination System (NPDES) related to pollutants; runoff and non-stormwater discharges including but not limited to Low Impact Development, Stormwater Pollution Prevention Plan, and/or Erosion Control Plans.
77. All existing damaged or off-grade curb, gutter and sidewalk shall be removed and replaced as directed by the City Engineer or his/her designee.
78. Any existing improvements damaged or made off grade during construction, shall be removed and replaced in accordance with appropriate standards, and as directed by the City Engineer or his/her designee.
79. Bench Marks, Center Line Ties, and any other Survey Monumentation, shall be established and/or replaced accordingly at the completion of the project.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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80. New trees shall be one of the approved types by the City for trees in public right-of-way, or as directed by the City Engineer or his/her designee. Trees shall be installed in the parkway with a low drip irrigation system. Root barriers shall be installed. A 48"x48" street tree cover shall be installed where required by the City Engineer or his/her designee.
81. When required, existing street pavement shall be rehabilitated along the length of the property frontage to the centerline of the street as indicated below, and as directed by the City Engineer or his/her designee:
- Install Type II slurry on existing AC pavement.
- or
- Grind existing pavement to a depth of 2" and overlay new AC.
- or
- Remove and reconstruct existing pavement. New street section to match existing adjacent street section, but shall not be less than 4" AC, 4" CAB on 95% compacted base.
- or
- Pay in-lieu fee for the required rehab to the City. City will use the in-lieu fees in the future for street rehabilitations as necessary.
82. All new driveways shall be according to SPPWC Standard Plan 110-2, Type B or C with the minimum width established by Planning and/or Los Angeles County Fire Department.
83. All existing noncomplying driveway aprons shall be constructed in accordance with applicable SPPWC standards.
84. Top of driveway apron X shall be 5 feet minimum from any trees, power poles, traffic signal controllers, electric services or similar improvements in the public right of way.
85. When required, all existing driveways aprons to be closed shall be removed and replaced with necessary improvements (parkway, landscape, sidewalk, curb and gutter, any others as applicable) to match required adjacent sections, and as directed by the City Engineer or his/her designee.
86. All existing and proposed utilities shall be conveyed to the site underground.

ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON PARK MUNICIPAL CODE; A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE BUILDINGS, AND; A TENTATIVE PARCEL MAP TO DIVIDE ONE PARCEL INTO TWO.

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87. New street lights shall match existing street light standards in the street block, and as directed by the City Engineer or his/her designee.

Gabrieleno Band of Mission Indians

88. The Applicant shall have a Tribal monitor present on-site during all ground disturbances. This includes, but is not limited to pavement removal, pot-holing or auguring, boring, grading, excavation and trenching. The Applicant shall coordinate this with the Gabrieleno Band of Mission Indians.

Respectfully submitted,



EDGAR P. CISNEROS
City Manager



Manuel Acosta
Economic Development Manager

ATTACHMENTS

- A: Draft City Council Ordinance 2016-948
- B: PC Resolution No. 2016-03
- C: Applications and Environmental Assessment Checklist
- D: Architectural Plans

1
2 **Manufacturing Planned Development:** Permitted uses include light and heavy manufacturing,
3 processing, warehousing, distribution, wholesaling, service operations, and related developments of a
4 more intense nature. Some of the allowable uses in this designation are cloth manufacturing, electric
5 appliance assembly, and trade schools. The maximum permitted FAR is 2:1.

6 **SECTION 2:** Title 9, Chapter 4, Article 3 of the Huntington Park Municipal Code is hereby
7 amended to read as follows:

8 **9-4.303 General standards.**

9 1. The following development standards are minimum unless stated as maximum by this
10 Code. All setbacks shall be measured from the property line.

11 **Table IV-9**

12 **General Standards**

Standard	MPD
Gross lot area (square feet)	5,000
Floor area ratio maximum (FAR)	2:1
Front setback (feet)	5
Rear setback (feet)	0
Side setback (each) (feet)	0
Side setback (street side) (feet)	0
Distance between structures (feet)	0
Structure height (maximum) (feet)	none

22 **SECTION 3:** Pursuant to the California Environmental Quality Act (CEQA), A Mitigated
23 Negative Declaration was prepared for the proposed project. With mitigation measures, the proposed
24 project would have less-than-significant impacts to the surrounding physical environment.

25 **SECTION 4:** Any provisions of the Huntington Park Municipal Code or appendices thereto
26 inconsistent with the provisions of this Ordinance are hereby repealed or modified to the extent
27 necessary to affect the provisions of the Ordinance.

28 **SECTION 5:** If any section, subsection, sentence, clause, phrase, or portion of this Ordinance

1 is for any reason held to be invalid or unconstitutional by the decision of any court of competent
2 jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The
3 City Council of the City of Huntington Park hereby declares that it would have adopted this Ordinance
4 and each section, subsection, sentence, clause, phrase or portion thereof, irrespective of the fact that any
5 one or more sections, subsections, sentences, clauses, phrases or potions may be declared invalid or
6 unconstitutional.

7 **SECTION 6:** The City Council hereby incorporates by reference herein and adopts all of the
8 findings and conclusions contained within the Planning Commission Resolution No. 2016-03.

9 **SECTION 7:** This Ordinance shall take effect thirty 30 days after it final passage by the City
10 Council.

11 **SECTION 8:** The City Clerk shall certify to the passage of this Ordinance and shall cause the
12 same to be published in the manner prescribed by law.

13 **PASSED, APPROVED AND ADOPTED** this ___ day of _____, 2016.

14
15 _____
16 Graciela Ortiz, Mayor

17 ATTEST:

18
19 _____
20 Donna G. Schwartz, CMC
21 City Clerk
22
23
24
25
26
27
28

1 PC RESOLUTION NO. 2016-03

2 A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF HUNTINGTON
3 PARK RECOMMENDING TO THE CITY COUNCIL THE ADOPTION OF AN
4 ORDINANCE AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN; AN
5 ORDINANCE AMENDING TITLE 9, CHAPTER 4, ARTICLE 3 OF THE HUNTINGTON
6 PARK MUNICIPAL CODE RELATING TO PROPERTY DEVELOPMENT STANDARDS;
7 A CONDITIONAL USE PERMIT TO ESTABLISH A SELF-STORAGE FACILITY; A
8 DEVELOPMENT PERMIT FOR THE CONSTRUCTION OF TWO WAREHOUSE
9 BUILDINGS TOTALING 245,000 SQUARE FEET; A TENTATIVE PARCEL MAP TO
10 DIVIDE ONE PARCEL INTO TWO; AND THE ADOPTION OF A MITIGATED
11 NEGATIVE DECLARATION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY
12 ACT FOR PROPERTY LOCATED AT 6901 ALAMEDA STREET WITHIN THE
13 MANUFACTURING PLANNED DEVELOPMENT (MPD) ZONE.

14 **WHEREAS**, the Planning Commission of the City of Huntington Park, after notice
15 duly given as required by law, held a public hearing on Wednesday, March 16, 2016 at 6:30
16 p.m., in the City Hall, 6550 Miles Avenue, Huntington Park, California, to consider
17 recommending to the City Council the adoption of an Ordinance amending the Land Use
18 Element of the General Plan; an Ordinance amending Title 9, Chapter 4, Article 3 of the
19 Huntington Park Municipal Code relating to property development standards; a Conditional
20 Use Permit to establish a self-storage facility; a Development Permit for the construction of
21 two warehouse buildings totaling 245,000 square feet; a Tentative Parcel Map to divide one
22 parcel into two; and the adoption of a Mitigated Negative Declaration under the California
23 Environmental Quality Act for property located at 6901 Alameda Street within the
24 Manufacturing Planned Development (MPD) Zone on the following described property:

25 Assessor's Parcel No. 6009-038-020; and

26 **WHEREAS**, the proposed Ordinance promotes and is consistent with the goals of the
27 General Plan; and

28 **WHEREAS**, the General Plan and Municipal Code are documents that will be subject
to change from time to time due to changes in policy, designs, development trends, new
uses and/or situations that were not considered; and

WHEREAS, the effect on existing land uses within the City has been analyzed with
respect to the proposed amendments; and

1 **WHEREAS**, the proposed Ordinance will not adversely affect property values and will
2 not be detrimental to the City; and

3 **WHEREAS**, the proposed Zoning Ordinance Amendment will be in the interest and
4 furtherance of the public health, safety, and general welfare; and

5 **WHEREAS**, the City of Huntington Park, California, pursuant to the provisions of the
6 California Environmental Quality Act (hereinafter "CEQA") (California Public Resources
7 Code Sections 21000 et seq.) and State CEQA guidelines, it has determined that with
8 mitigation the proposed project will not have a significant effect on the environment and has
9 prepared a Mitigated Negative Declaration (MND) for the project. The MND was prepared in
10 accordance with the California Environmental Quality Act (CEQA), Article 1. Sec. 15000 et.
11 seq; and

12 **WHEREAS**, all persons appearing for or against the recommendation to adopt the
13 General Plan Amendment and Zoning Ordinance Amendment were given the opportunity to
14 be heard in connection with said matter; and

15 **WHEREAS**, written comments received prior to the hearing, and responses to such
16 comments, were reviewed and considered by the Planning Commission.

17
18 **NOW, THEREFORE, THE PLANNING COMMISSION OF THE CITY OF**
19 **HUNTINGTON PARK DOES FIND, DETERMINE, RECOMMEND AND RESOLVES AS**
20 **FOLLOWS:**

21
22 **SECTION 1:** The proposed Ordinance amending the Huntington Park Municipal
23 Code, as attached hereto and marked Exhibit "A" has been presented to the Planning
24 Commission, and the Commission has reviewed and considered the information therein
25 prior to any action on the adoption of this Resolution.

26 **SECTION 2.** The Planning Commission hereby makes the following findings in
27 connection with the proposed General Plan Amendment:

- 28 **1. The proposed amendment is consistent with the General Plan.**

1 **Finding:** The proposed General Plan amendment will be consistent with the goals of
2 the Land Use Element as described below.

3 **Goal 1:** Provide for a mix of land uses which meets the diverse needs of all
4 Huntington Park residents, offers, a variety of employment opportunities, and allows
5 for the capture of regional growth.

6 The existing FAR is impractical for certain land uses and limits the growth of existing
7 uses. The proposed increase in FAR will facilitate and encourage new types of land
8 uses and incentivize existing uses to stay and expand. Additionally, industrial and
9 manufacturing uses tend to be high employment generators, therefore it is anticipated
10 that an increase in FAR will generate a variety of employment opportunities.

11 **Goal 2:** Accommodate new development that is compatible with and complements
12 existing land uses.

13 If the proposed increase in FAR is approved, all future development will still be
14 subject to all applicable development standards pertaining to setbacks, lot size,
15 parking, and permitted land uses. Therefore, the proposed FAR will continue to fulfill
16 Goal 2 of the Land Use Element.

17 **Goal 3:** Provide for the revitalization of deteriorating land uses and properties.

18 Property and business owners who are interested in investing capital in new
19 construction may be discouraged by the existing limiting FAR. The proposed
20 increase in FAR is expected to encourage new construction and/or revitalization of
21 existing properties.

22 **2. The proposed amendment would not be detrimental to the public interest,
23 health, safety, convenience or welfare of the City.**

24 **Finding:** If the proposed increase in FAR is approved, all future development will still
25 be subject to all applicable development standards pertaining to setbacks, lot size,
26 parking, and permitted land uses. Development standards are adopted to protect
27 and promote the City's public interest, health, safety, convenience, and welfare.
28 Therefore, this finding can be made.

1 **3. The proposed amendment would contribute to an appropriate balance of land**
2 **uses so that local residents may work and shop in the community in which**
3 **they live.**

4 **Finding:** The proposed increase in FAR will facilitate and encourage new types of
5 land uses and incentivize existing uses to stay and expand. This will be beneficial to
6 the public, creating jobs and increase availability of local services and goods for the
7 community. Therefore, this finding can be made.

8 **4. The subject parcel(s) is physically suitable (including, but not limited to**
9 **access, provision of utilities, compatibility with adjoining land uses and**
10 **absence of physical constraints) for the requested/anticipated land use**
11 **development.**

12 **Finding:** The newly created parcels resulting from the Applicant's proposal to
13 subdivide the subject parcel into two will be physically suitable for the proposed
14 construction of Building "A" (warehouse) and Building "B" (self-storage). Both newly
15 created properties will meet all applicable development standards, including parking,
16 setbacks, and lot size. Therefore, the subject parcel is physically suitable for the
17 requested land use development.

18 **5. The proposed project has been reviewed in compliance with the provisions of**
19 **the California Environmental Quality Act (CEQA), and the City's Guidelines.**

20 **Finding:** A Mitigated Negative Declaration was prepared for the proposed project.
21 With mitigation measures, the proposed project would have less-than-significant
22 impacts to the surrounding physical environment.

23 **SECTION 3.** The Planning Commission hereby makes the following findings in
24 connection with the proposed Zoning Ordinance Amendment:

25 **1. The proposed amendment is consistent with the General Plan.**

26 **Finding:** The proposed General Plan amendment will be consistent with the goals of
27 the Land Use Element as described below.

28 **Goal 1:** Provide for a mix of land uses which meets the diverse needs of all

1 Huntington Park residents, offers, a variety of employment opportunities, and allows
2 for the capture of regional growth.

3 The existing FAR is impractical for certain land uses and limits the growth of existing
4 uses. The proposed increase in FAR will facilitate and encourage new types of land
5 uses and incentivize existing uses to stay and expand. Additionally, industrial and
6 manufacturing uses tend to be high employment generators, therefore it is anticipated
7 that the increase in FAR will generate a variety of employment opportunities.

8 **Goal 2:** Accommodate new development that is compatible with and complements
9 existing land uses.

10 If the proposed increase in FAR is approved, all future development will still be
11 subject to all applicable development standards pertaining to setbacks, lot size,
12 parking, and permitted land uses. Therefore, the proposed FAR will continue to fulfill
13 Goal 2 of the Land Use Element.

14 **Goal 3:** Provide for the revitalization of deteriorating land uses and properties.

15 Property and business owners who are interested in investing capital in new
16 construction may be discouraged by the existing limiting FAR. The proposed
17 increase in FAR is expected to encourage new construction and/or revitalization of
18 existing properties.

19 **2. The proposed amendment would not be detrimental to the public interest,
20 health, safety, convenience or welfare of the City.**

21 **Finding:** If the proposed increase in FAR is approved, all future development will still
22 be subject to all applicable development standards pertaining to setbacks, lot size,
23 parking, and permitted land uses. Development standards are adopted to protect
24 and promote the City's public interest, health, safety, convenience, and welfare.
25 Therefore, this finding can be made.

26 **3. The proposed project has been reviewed in compliance with the provisions of
27 the California Environmental Quality Act (CEQA), and the City's Guidelines.**

28 **Finding:** A Mitigated Negative Declaration was prepared for the proposed project.

1 With mitigation measures, the proposed project would have less-than-significant
2 impacts to the surrounding physical environment.

3 **4. The proposed amendment is internally consistent with other applicable**
4 **provisions of the Municipal Code.**

5 **Finding:** The proposed amendment is internally consistent with other applicable
6 provisions of the Municipal Code. Specifically, the newly created parcels and
7 buildings will meet all development standards, including parking, setbacks, and lot
8 size.

9 **SECTION 4:** The Planning Commission hereby makes the following findings in
10 connection with the proposed CUP:

11 **1. The proposed use is conditionally permitted within, and would not impair the**
12 **integrity and character of, the subject zoning district and complies with all of**
13 **the applicable provisions of this Code.**

14 **Finding:** Self-storage uses are conditionally permitted within the MPD. With the
15 approval of the proposed General Plan Amendment and Zoning Ordinance
16 Amendment, the proposed self-storage facility complies with all applicable
17 development standards including off-street parking and setbacks and would not
18 impair the integrity and character of the MPD district.

19 **2. The proposed use is consistent with the General Plan.**

20 **Finding:** One of the goals of the Land Use Element of the General Plan is to provide
21 for a mix of land uses which meets the diverse needs of all Huntington Park
22 residents, offers, a variety of employment opportunities, and allows for the capture of
23 regional growth. The proposed self-storage facility is expected to serve local
24 businesses and residents while also creating employment opportunities. The
25 proposed use is consistent with the General Plan.

26 **3. The approval of the Conditional Use Permit for the proposed use is in**
27 **compliance with the requirements of the California Environmental Quality Act**
28 **(CEQA) and the City's Guidelines.**

1 **Finding:** A Mitigated Negative Declaration was prepared for the proposed project.
2 With mitigation measures, the proposed project would have less-than-significant
3 impacts to the surrounding physical environment.

- 4 **4. The design, location, size and operating characteristics of the proposed use**
5 **are compatible with the existing and planned future land uses within the**
6 **general area in which the proposed use is to be located and will not create**
7 **significant noise, traffic or other conditions or situations that may be**
8 **objectionable or detrimental to other permitted uses operating nearby or**
9 **adverse to the public interest, health, safety, convenience or welfare of the**
10 **City.**

11 **Finding:** The design, size, and location of the project site are adequate to support
12 the proposed self-storage facility. The self-storage facility will have its own parcel as
13 a result of the proposed parcel subdivision. The self-storage facility will be built on a
14 102,530 square foot lot and will provide 30 off-street parking spaces to satisfy the 11
15 required off-street parking spaces for the use. Since all applicable development
16 standards are being met, the proposed self-storage facility is not expected to create
17 significant noise, traffic or other conditions that may be detrimental to neighboring
18 uses or to the public.

- 19 **5. The subject site is physically suitable for the type and density/intensity of use**
20 **being proposed.**

21 **Finding:** The subject site is physically suitable for the proposed self-storage facility.
22 The proposed 102,530 square foot newly created parcel has adequate circulation for
23 vehicles, parking, and access from Alameda Street.

- 24 **6. There are adequate provisions for public access, water, sanitation and public**
25 **utilities and services to ensure that the proposed use would not be detrimental**
26 **to public health, safety and general welfare.**

27 **Finding:** Access to the site is provided through Alameda Street. Alameda Street is
28 not only designated a major arterial to accommodate vehicular circulation, but is also

1 one of the main corridors of commercial land uses throughout the City. The subject
2 site is also surrounded by other similar industrial properties. This project meets all
3 the minimum development standards pertaining to parking, setbacks, and lot size.

4 **SECTION 5:** The Planning Commission hereby makes the following findings in
5 connection with the proposed Development Permit:

- 6 **1. The proposed development is one permitted within the subject zoning district**
7 **and complies with all of the applicable provisions of this Code, including**
8 **prescribed development/site standards.**

9 **Finding:** Self-storage facilities are conditionally permitted within the MPD. With the
10 approval of the proposed General Plan Amendment and Zoning Ordinance
11 Amendment, the proposed self-storage facility complies with all applicable
12 development standards including off-street parking and setbacks.

- 13 **2. The proposed development is consistent with the General Plan.**

14 **Finding:** One of the goals of the Land Use Element of the General Plan is to provide
15 for a mix of land uses which meets the diverse needs of all Huntington Park
16 residents, offers, a variety of employment opportunities, and allows for the capture of
17 regional growth. The proposed self-storage facility is expected to serve local
18 businesses and residents while also creating employment opportunities. The
19 proposed development is consistent with the General Plan.

- 20 **3. The proposed development would be harmonious and compatible with existing**
21 **and planned future developments within the zoning district and general area,**
22 **as well as with the land uses presently on the subject property.**

23 **Finding:** It is anticipated that the existing and future development of the zoning
24 district continue as manufacturing and industrial. The surrounding properties within
25 the vicinity are built for manufacturing and industrial uses. The proposed
26 development would be compatible with existing surrounding uses, therefore, will not
27 adversely impact the subject site or surrounding area. The proposed use will not be
28 of greater intensity than the existing surrounding uses.

1 **4. The approval of the Development Permit for the proposed project is in**
2 **compliance with the requirements of the California Environmental Quality Act**
3 **(CEQA) and the City’s Guidelines.**

4 A Mitigated Negative Declaration was prepared for the proposed project. With
5 mitigation measures, the proposed project would have less-than-significant impacts
6 to the surrounding physical environment.

7 **5. The subject site is physically suitable for the type and density/intensity of use**
8 **being proposed.**

9 **Finding:** The subject site is physically suitable for the proposed self-storage facility.
10 The proposed 102,530 square foot newly created parcel has adequate circulation for
11 vehicles, parking, and access from Alameda Street.

12 **6. There are adequate provisions for public access, water, sanitation and public**
13 **utilities and services to ensure that the proposed development would not be**
14 **detrimental to public health, safety and general welfare.**

15 **Finding:** Access to the site is provided through Alameda Street. Alameda Street is
16 not only designated a major arterial to accommodate vehicular circulation, but is also
17 one of the main corridors of commercial land uses throughout the City. The subject
18 site is also surrounded by other similar industrial properties. This project meets all
19 the minimum development standards pertaining to parking, setbacks, and lot size.
20 Therefore, the proposed development will not be detrimental to the City’s public
21 health, safety, and general welfare.

22 **7. The design, location, size and operating characteristics of the proposed**
23 **development would not be detrimental to the public health, safety, or welfare of**
24 **the City.**

25 **Finding:** The design, size, and location of the project site are adequate to support
26 the proposed self-storage facility. The subject site is approximately 102,530 square
27 feet and will provide 30 off-street parking spaces to satisfy the 11 required off-street
28 parking spaces for the use. Because the subject site and proposed self-storage

1 facility comply with all applicable development standards, it is not expected to create
2 significant noise, traffic or other conditions that may be detrimental to neighboring
3 uses or to the public. Therefore, the proposed development's design, location, size,
4 and operating characteristics will not be detrimental to the City's public health, safety,
5 or welfare.

6 **SECTION 6:** The Planning Commission hereby approves Resolution No. 2016-03,
7 recommending to the City Council the adoption of an ordinance amending the Land Use
8 Element of the General Plan; an ordinance amending Title 9, Chapter 4, Article 3 of the
9 Huntington Park Municipal Code relating to property development standards; a
10 Conditional Use Permit to establish a self-storage facility; a Development Permit for the
11 construction of two warehouse buildings totaling 245,000 square feet; a Tentative Parcel
12 Map to divide one parcel into two; and the adoption of a Mitigated Negative Declaration
13 subject to the execution and fulfillment of the following conditions:

14 **Planning Division**

- 15 1. That the property owner and applicant shall indemnify, protect, hold harmless and
16 defend the City and any agency or instrumentality thereof, its officers, employees and
17 agents from all claims, actions, or proceedings against the City to attack, set aside,
18 void, annul, or seek damages arising out of an approval of the City, or any agency or
19 commission thereof, concerning this project. City shall promptly notify both the
20 property owner and applicant of any claim, action, or proceeding to which this
21 condition is applicable. The City shall cooperate in the defense of the action, while
22 reserving its right to act as it deems to be in the best interest of the City and the
23 public. The property owner and applicant shall defend, indemnify and hold harmless
24 the City for all costs and fees incurred in additional investigation or study, or for
25 supplementing or revising any document, including, without limitation, environmental
26 documents. If the City's legal counsel is required to enforce any condition of approval,
27 the applicant shall pay for all costs of enforcement, including legal fees.

2. Except as set forth in subsequent conditions, all-inclusive, and subject to department corrections and conditions, the property shall be developed substantially in accordance with the applications, environmental assessment, and plans submitted.
3. That the proposed use shall comply with all applicable City, County, State and Federal codes, laws, rules, and regulations, including Health, Building and Safety, Fire, Sign, Zoning, and Business License.
4. That the use be conducted, and the property be maintained, in a clean, neat, quiet, and orderly manner at all times and comply with the property maintenance standards as set forth in Section 9-3.103.18 and Title 8, Chapter 9 of the Huntington Park Municipal Code.
5. That the business be operated in compliance with the City of Huntington Park Noise Ordinance.
6. That any existing and/or future graffiti, as defined by Huntington Park Municipal Code Section 5-27.02(d), shall be diligently removed within a reasonable time period by the property or business owner and at their own expense.
7. That all on-site uses shall obtain/amend its City of Huntington Park Business License prior to commencing business operations.
8. That the Applicant shall obtain Fire Department approval of the project (design, layout, use, parcel subdivision, etc.), as presented to the Planning Commission and City Council, otherwise this entitlement shall become null and void.
9. That if any signs are proposed, such signs shall be installed in compliance with the City's sign regulations and that approval be obtained through a Sign Design Review prior to installation and that any existing non-permitted signs either apply for proper permits or be removed.
10. That all existing and/or proposed mechanical equipment and appurtenances, including satellite dishes, gutters etc., whether located on the rooftop, ground level or anywhere on the property shall be completely shielded/enclosed so as not to be visible from any public street and/or adjacent properties. Such shielding/enclosure of

1 facilities shall be of compatible design related to the building structure for which such
2 facilities are intended to serve and shall be installed prior to the commencement of
3 business operations.

4 11. That any proposed on-site utilities, including electrical and telephone, be installed
5 underground and be completely concealed from public view as required by the
6 Planning Division.

7 12. That all proposed trash enclosures be maintained with a gate and overhead trellis in
8 compliance with HPMC Section 9-3.103(24).

9 13. That the applicant comply with all of the provisions of Title 7, Chapter 9 of the
10 Huntington Park Municipal Code relating to Storm Water Management. The applicant
11 shall also comply with all requirements of the National Pollutant Discharge
12 Elimination System (NPDES), Model Programs, developed by the County of Los
13 Angeles Regional Water Quality Board. This includes compliance with the City's Low
14 Impact Development (LID) requirements.

15 14. That this entitlement shall be subject to review for compliance with conditions of the
16 issuance at such intervals as the City Planning Commission shall deem appropriate.

17 15. That the violation of any of the conditions of this entitlement may result in a citation(s)
18 and/or the revocation of the entitlement.

19 16. That this entitlement may be subject to additional conditions after its original
20 issuance. Such conditions shall be imposed by the City Planning Commission as
21 deemed appropriate to address problems of land use compatibility, operations,
22 aesthetics, security, noise, safety, crime control, or to promote the general welfare of
23 the City.

24 17. That this entitlement shall be subject to review if any alteration, modification, or
25 expansion is proposed.

26 18. That this entitlement shall expire in the event it is not exercised within one (1) year
27 from the date of approval, unless an extension has been granted by the Planning
28 Commission.

1 19. That if the self-storage use ceases to operate for a period of six (6) months the
2 entitlement shall be null and void.

3 20. That should the operation of this establishment be granted, deemed, conveyed,
4 transferred, or should a change in management or proprietorship occur at any time,
5 this Conditional Use Permit shall be reviewed to ensure compliance with all
6 conditions of approval is current.

7 21. The Director of Community Development is authorized to make minor modifications
8 to the approved preliminary plans or any of the conditions if such modifications shall
9 achieve substantially the same results, as would strict compliance with said plans and
10 conditions.

11 22. That the business owner (applicant) and property owner agree in writing to the above
12 conditions.

13 **Police Department**

14 23. The operation of the establishment shall be limited to those activities and elements
15 expressly indicated on the permit application and approved by the City Council. Any
16 change in the operation, which exceeds the conditions of the approved permit, will
17 require that a new permit application be submitted to the City Council for their review
18 and approval.

19 24. That Noise emanating from the permittee's premises shall not be audible 50 feet or
20 more from the property line of the premises. The permittee shall be responsible for
21 determining how to best meet this requirement, either by keeping doors and windows
22 closed, limiting hours of entertainment, or by offering non-amplified entertainment.

23 25. Litter shall be removed daily or as needed from in front of and around the building.

24 26. Current occupancy loads shall be posted at all times.

25 27. The permittee shall be responsible for installing and maintaining a video surveillance
26 system that monitors no less than the front and rear of the business, with full view of
27 the public right-of-ways, and any parking lot under the control of the permittee.
28

1 These cameras shall record video for a minimum of 30 days and the recordings will
2 be made available to the Huntington Park Police Department.

3 28. The surrounding area (exterior & parking lot) shall be illuminated in order to make
4 easily discernible the appearance and conduct of all person on or about the property.

5 29. Address should be clearly marked in front and rear of structure.

6 30. Business shall have an alarm system installed with panic buttons at the cashier
7 stands and inner offices.

8 **Building and Safety**

9 31. The initial plan check fee will cover the initial plan check and one recheck **only**.
10 Additional review required beyond the first recheck shall be paid for on an hourly
11 basis in accordance with the current fee schedule.

12 32. The second sheet of building plans is to list all conditions of approval and to include a
13 copy of the Planning Commission Decision letter. This information shall be
14 incorporated into the plans prior to the first submittal for plan check.

15 33. School Developmental Fees shall be paid to the School District prior to the issuance
16 of the building permit.

17 34. Fees shall be paid to the County of Los Angeles Sanitation District prior to issuance
18 of the building permit.

19 35. Art fee shall be paid to the City prior to issuance of the building Permit

20 36. Recycling deposit shall be filed prior to issuance of the building permit to the
21 satisfaction of the recycling coordinator.

22 37. The address of the building located at the north side of the property (Building A- 1
23 Story Building) shall be 6901 S. Alameda Street and the address of the building
24 located at the south side of the property (Building B- 3 Story Building) shall be 6911
25 S. Alameda Street. An application to assign numbers shall be filed with Building
26 Division prior to plan check submittal.

27 38. In accordance with paragraph 5538(b) of the California Business and Professions
28 Code, plans are to be prepared and stamped by a licensed architect.

1 39. Structural calculations prepared under the direction of an architect, civil engineer or
2 structural engineer shall be provided.

3 40. Nonfixed and movable fixtures, cases, racks, counters and partitions over 5 feet 9
4 inches in height require design and installation plans with supporting calculations to
5 be submitted for plan check review.

6 41. A geotechnical and soils investigation report is required, the duties of the soils
7 engineer of record, as indicated on the first sheet of the approved plans, shall include
8 the following:

- 9 a) Observation of cleared areas and benches prepared to receive fill;
- 10 b) Observation of the removal of all unsuitable soils and other materials;
- 11 c) The approval of soils to be used as fill material;
- 12 d) Inspection of compaction and placement of fill;
- 13 e) The testing of compacted fills; and
- 14 f) The inspection of review of drainage devices.

15 42. The owner shall retain the soils engineer preparing the Preliminary Soils and/or
16 Geotechnical Investigation accepted by the City for observation of all grading, site
17 preparation, and compaction testing. Observation and testing shall not be performed
18 by another soils and/or geotechnical engineer unless the subsequent soils and/or
19 geotechnical engineer submits and has accepted by the Public Works Department, a
20 new Preliminary Soils and/or Geotechnical Investigation.

21 43. Prior to permit issuance the pdf copy of the soils report shall be provided by the
22 applicant

23 44. A grading and drainage plan shall be approved prior to issuance of the building
24 permit. The grading and drainage plan shall indicate how all storm drainage including
25 contributory drainage from adjacent lots is carried to the public way or drainage
26 structure approved to receive storm water.

27 45. All State of California disability access regulations for accessibility per Chapter 11B
28 shall be complied with.

- 1 46. The building permit will not be issued until the property has been surveyed and the
2 boundaries marked by a land surveyor licensed by the State of California.
- 3 47. Foundation inspection will not be made until setback on each side of the proposed
4 building has been surveyed and the location of the footings has been determined to
5 be in accordance with the approved plans by a land surveyor licensed by the State of
6 California. THIS NOTE IS TO BE PLACED ON THE FOUNDATION PLAN IN A
7 PROMINENT LOCATION.
- 8 48. Electrical plan check is required.
- 9 49. Mechanical plan check is required.
- 10 50. Energy calculations are required.
- 11 51. Plumbing plan check is required.
- 12 52. Plumbing fixtures shall be provided as required by the Chapter 4 of the California
13 Plumbing Code. Additional fixtures may be required if not in compliance.
- 14 53. Project shall comply with the CalGreen Non Residential mandatory requirements.
- 15 54. No form work or other construction materials will be permitted to encroach in to
16 adjacent property without written approval of the affected property owner.
- 17 55. Mezzanines shall comply with Section 505.2 of the Building Code.
- 18 56. The building height and area shall not exceed the limits specified in Table 503 based
19 on the type of construction as determined by Section 602 and the occupancies as
20 determined by Section 302 except as modified hereafter.
- 21 57. Each portion of a building shall be individually classified in accordance with Section
22 302.1. Where a building contains more than one occupancy group, the building or
23 portion thereof shall comply with the applicable provisions of Section 508.2, 508.3 or
24 508.4, or a combination of these sections.
- 25 58. Fire-resistance rating requirements for exterior walls based on fire separation
26 distance of 0 to 5 feet shall comply with Table 602 of the Building Code.
- 27 59. Maximum area of exterior wall openings and degree of open protection based on fire
28 separation distance of 0 to 5 feet shall comply with Table 705.8 of the Building Code.

1 60. Exterior exit stairways and ramps as an element of means of egress shall comply
2 with Section 1026 and 1027 of the Building Code.

3 61. All development projects equal to one acre or greater of disturbed area that adds
4 more than 10,000 square feet of impervious surface area shall comply with Low
5 Impact Development (LID) standards per Order No. R4-2012-0175.

6 62. All fire sprinkler hangers must be designed and their location approved by an
7 engineer or an architect. Calculations must be provided indicating that the hangers
8 are designed to carry the tributary weight of the water filled pipe plus a 250 pound
9 point load. A plan indication this information must be stamped by the engineer or the
10 architect and submitted for approval prior to issuance of the building permit.

11 63. Separate permit is required for Fire Sprinklers

12 64. Building permits shall not be issued until the final map has been prepared to the
13 satisfaction of the Building Official.

14 **Engineering**

15 65. Remove and replace broken and off grade sidewalk and construct new full size
16 concrete sidewalk along the length of the property frontage in accordance with
17 SPPWC standard plan 113-2, and as directed by the City Engineer or his/her
18 designee.

19 66. Remove and replace broken and off grade curb and gutter and construct new curb
20 and gutter along the length of the property frontage in accordance with SPPWC
21 Standard Plan 120-2, and as directed by the City Engineer or his/her designee.

22 67. Commercial driveways shall be constructed to the satisfaction and approval of the
23 City Engineer and to meet ADA requirements.

24 68. Underground all utility services to the property.

25 69. All USA markings shall be removed at the end of the project.

26 70. Rehabilitate existing AC street pavement by grinding to a depth of 3" and overlay new
27 AC along the length of the property frontage to the centerline of the street.

28 71. All existing pavement striping shall be replaced accordingly.

- 1 72. New LED Street Lights shall be install per Street Light Plan submitted to the City.
- 2 73. All improvements are to be designed, installed and completed at the sole expense of
3 the applicant/developer/property owner.
- 4 74. The applicant/developer/property owner shall design and construct the improvements
5 to the satisfaction and approval of the City Engineer or his/her designee.
- 6 75. All work shall be done in accordance with Standard Plans for Public Works
7 Construction (SPPWC), and/or as directed by the City Engineer or his/her designee.
- 8 76. Project shall meet all requirements of the National Pollutant Discharge Elimination
9 System (NPDES) related to pollutants; runoff and non-stormwater discharges
10 including but not limited to Low Impact Development, Stormwater Pollution
11 Prevention Plan, and/or Erosion Control Plans.
- 12 77. All existing damaged or off-grade curb, gutter and sidewalk shall be removed and
13 replaced as directed by the City Engineer or his/her designee.
- 14 78. Any existing improvements damaged or made off grade during construction, shall be
15 removed and replaced in accordance with appropriate standards, and as directed by
16 the City Engineer or his/her designee.
- 17 79. Bench Marks, Center Line Ties, and any other Survey Monumentation, shall be
18 established and/or replaced accordingly at the completion of the project.
- 19 80. New trees shall be one of the approved types by the City for trees in public right-of-
20 way, or as directed by the City Engineer or his/her designee. Trees shall be installed
21 in the parkway with a low drip irrigation system. Root barriers shall be installed. A
22 48"x48" street tree cover shall be installed where required by the City Engineer or
23 his/her designee.
- 24 81. When required, existing street pavement shall be rehabilitated along the length of the
25 property frontage to the centerline of the street as indicated below, and as directed by
26 the City Engineer or his/her designee:
27 Install Type II slurry on existing AC pavement.
28 or

1 Grind existing pavement to a depth of 2" and overlay new AC.

2 or

3 Remove and reconstruct existing pavement. New street section to match existing
4 adjacent street section, but shall not be less than 4" AC, 4" CAB on 95% compacted
5 base.

6 or

7 Pay in-lieu fee for the required rehab to the City. City will use the in-lieu fees in the
8 future for street rehabilitations as necessary.

9 82. All new driveways shall be according to SPPWC Standard Plan 110-2, Type B or C
10 with the minimum width established by Planning and/or Los Angeles County Fire
11 Department.

12 83. All existing noncomplying driveway aprons shall be constructed in accordance with
13 applicable SPPWC standards.

14 84. Top of driveway apron X shall be 5 feet minimum from any trees, power poles, traffic
15 signal controllers, electric services or similar improvements in the public right of way.

16 85. When required, all existing driveways aprons to be closed shall be removed and
17 replaced with necessary improvements (parkway, landscape, sidewalk, curb and
18 gutter, any others as applicable) to match required adjacent sections, and as directed
19 by the City Engineer or his/her designee.

20 86. All existing and proposed utilities shall be conveyed to the site underground.

21 87. New street lights shall match existing street light standards in the street block, and as
22 directed by the City Engineer or his/her designee.

23 **Gabrieleno Band of Mission Indians**

24 88. The Applicant shall have a Tribal monitor present on-site during all ground
25 disturbances. This includes, but is not limited to pavement removal, pot-holing or
26 auguring, boring, grading, excavation and trenching. The Applicant shall coordinate
27 this with the Gabrieleno Band of Mission Indians
28



CITY OF HUNTINGTON PARK
 Community Development Dept. • Planning Division
 6550 Miles Avenue, Huntington Park, CA 90255
 Tel. (323) 584-6210 • planning@huntingtonpark.org

GENERAL PLAN AMENDMENT APPLICATION

FOR OFFICE USE ONLY

Date Filed: _____ File No.: _____ Fee/Receipt No.: _____ Initials: _____

APPLICANT'S INFORMATION

Applicant: 6901 S Alameda Street, LLC, Kenneth Jackson, Manager
 Mailing Address: _____ ne, CA 92618
 Phone 1: _____ Phone 2: _____ Fax: _____

PROPERTY OWNER'S INFORMATION

Property Owner: 6901 S Alameda Street, LLC, Kenneth Jackson, Manager
 Mailing Address: _____ ne, CA 92618
 Phone 1: _____ Phone 2: _____ Fax: _____

REQUEST

I/We hereby request an amendment to the General Plan Designation for the following:

Property Address(es): 6901 S. Alameda Street, Huntington Park, CA 90255
 Assessors Parcel Number (APN): 6009-038-020
 Current Designation: MPD Proposed Designation: MPD

Please answer the following questions completely. Failure to completely answer all questions may delay the processing of this application. Attach additional sheets if necessary.

1. Are there changed conditions since the existing General Plan Designation became effective to warrant another designation?

No. The General Plan Designation has not been changed.

2. Would the proposed General Plan Designation adversely affect adjoining properties as to value or will it be detrimental to the area?

No. The Proposed General Plan Designation would not adversely affect adjoining properties nor will it be detrimental to the area because the design, location and operating characteristics of the proposed designation are consistent with the General Plan.

3. Would the proposed General Plan Designation be in the interest or furtherance of public health, safety and general welfare?

Yes. The Proposed General Plan Designation will be in the interest and furtherance of Public Health, Safety and General Welfare because the proposed development would be harmonious and compatible within the existing zoning district and general area.

4. Would the proposed General Plan Designation adversely affect the General Plan of the City?

No. The Proposed General Plan Designation would not adversely affect the General Plan of the City.


 Signature of Applicant

 Date



CITY OF HUNTINGTON PARK
 Community Development Dept. • Planning Division
 6550 Miles Avenue, Huntington Park, CA 90255
 Tel. (323) 584-6210 • planning@huntingtonpark.org

ZONING ORDINANCE AMENDMENT APPLICATION

FOR OFFICE USE ONLY

Date Filed: _____ File No.: _____ Fee/Receipt No.: _____ Initials: _____

APPLICANT'S INFORMATION

Applicant: 6901 S Alameda Street, LLC - Kenneth Jackson, Manager
 Mailing Address: _____ ne, CA 92618
 Phone 1: _____ Phone 2: _____ Fax: _____

Please answer the following questions completely. Failure to completely answer all questions may delay the processing of this application. Attach additional sheets if necessary.

1. Please list the specific code section(s) you wish to amend (provide a strike-out version of the particular sections of the code with your suggestions):

Pursuant to the City of Huntington Park Municipal Code (HPMC) Section 9-4.303, General Standards state that the Floor Area Ratio maximum (FAR) is 1:1. We are requesting the current FAR be amended to FAR 2:1.

2. Give justification as to why the section(s) of the zoning ordinance should be amended:

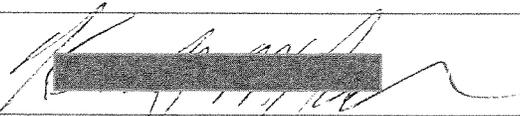
Current code limits FAR below what other cities are allowing. In an effort to open up to a more dense industrial use, the FAR on this project should be modified.

3. Explain how the proposed amendment(s) is consistent with the goals and objectives of the City's General Plan:

The proposed amendment is consistent with the General Plan. The proposed use is conditionally permitted, it would not impair the integrity and character of the subject zoning district. It complies with all of the applicable provisions of this code.

4. Explain how the proposed amendment(s) meets the needs of the community as a whole:

The proposed development would be harmonious and compatible with existing and planned future developments within the MPD Zoning District and general area.


 Signature of Applicant

 Date



CITY OF HUNTINGTON PARK
 Community Development Dept. • Planning Division
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 Tel. (323) 584-6210 • planning@huntingtonpark.org

CONDITIONAL USE PERMIT APPLICATION

FOR OFFICE USE ONLY

Date Filed: _____ File No.: _____ Fee/Receipt No.: _____ Initials: _____

PROJECT INFORMATION

Project Address: 6901 S. Alameda Street, Huntington Park, CA
 General Location: West side of Alameda Street between Hawkins Circle and 67th Street
 Assessors Parcel Number (APN): 6009-038-020

APPLICANT'S INFORMATION

Applicant: 6901 S Alameda Street, LLC, Kenneth Jackson, Manager
 Mailing Address: [REDACTED] Irvine, CA 92618
 Phone 1: [REDACTED] Phone 2: [REDACTED] Fax: [REDACTED]

PROPERTY OWNER'S INFORMATION

Property Owner: 6901 S Alameda Street, LLC, a California limited liability company
 Mailing Address: [REDACTED] Irvine, CA 92618
 Phone 1: [REDACTED] Phone 2: [REDACTED] Fax: [REDACTED]

REQUEST

I/We hereby request a Conditional Use Permit (CUP) for the following purpose:

A request for Planning Commission Approval for a Conditional Use Permit for a new three (3) story Self-Storage facility (190,710 sf) on the Southern portion of the property located at 6901 S. Alameda Street in the Manufacturing Planned Development (MPD) Zone.

In order for the Planning Commission to approve a CUP, the Huntington Park Municipal Code requires that all of the following findings be made:

- A. That the proposed use is conditionally permitted within, and would not impair the integrity and character of, the subject zoning district and complies with all of the applicable provisions of this Code;
- B. That the proposed use is consistent with the General Plan;
- C. That the approval of the Conditional Use Permit for the proposed use is in compliance with the requirements of the California Environmental Quality Act (CEQA) and the City's Guidelines;
- D. That the design, location, size, and operating characteristics of the proposed use are compatible with the existing and planned future land uses within the general area in which the proposed use is to be located and will not create significant noise, traffic, or other conditions or situations that may be objectionable or detrimental to other permitted uses operating nearby or adverse to the public interest, health, safety, convenience, or welfare of the City;
- E. That the subject site is physically suitable for the type and density/intensity of use being proposed; and
- F. That there are adequate provisions for public access, water, sanitation, and public utilities and services to **ensure that the** proposed use would not be detrimental to public health and safety.

In order for the Planning Commission to determine if these findings are present in your case, the following questions must be answered by the applicant:

1. The site for this proposed use is adequate in size and shape. (Explain)

The land area for the Self-Storage facility is to be 102,530 square feet.

2. The site has sufficient access to street and highways that are adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed use. (Explain)

The access to the street will be on Alameda Street with adequate wide of 29'-0" driveway for the new Self-Storage facility.

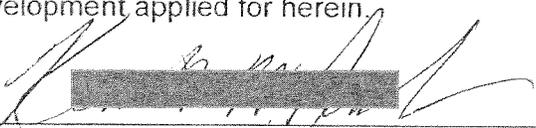
3. The proposed use will not be materially detrimental, nor have an adverse effect upon adjacent uses, buildings, or structures. (Explain)

The proposed use will not be detrimental nor have an adverse effect upon adjacent uses, buildings no structures due to the fact that the proposed new buildings will be built with aesthetically pleasing materials which are consistent with surrounding buildings.

4. The proposed Conditional Use Permit will not be in conflict with the General Plan. (Explain)

The proposed Conditional Use Permit will not conflict with the General Plan since the current Manufacturing Development Plan (MPD) Zone does allow for office/warehouse and Self-Storage on the current site. With the granting of a CUP the proposed buildings will meet all of the development standards and will be consistent with the General Plan.

CERTIFICATE AND AFFIDAVIT OF APPLICANT: I/We certify that all statements made on this application are true and complete to the best of my knowledge. I/We understand that any false statements may result in denial of the requested permit or revocation of any issued permit. I/We further certify that I am, or have permission by, the property owner to conduct the proposed development applied for herein.



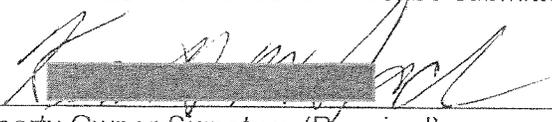
Applicant Signature (Required)

Date 9/22/15

Kenneth W. Jackson

Print Name

Note: If the applicant is not the property owner, the owner of the property must sign the application or a written authorization must be submitted so that the applicant may file the application.



Property Owner Signature (Required)

Date 9/22/15

Kenneth W. Jackson

Print Name



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 Tel. (323) 584-6210 • planning@huntingtonpark.org

DEVELOPMENT PERMIT APPLICATION

FOR OFFICE USE ONLY

Date Filed: _____ File No.: _____ Fee/Receipt No.: _____ Initials: _____

PROJECT INFORMATION

Project Address: 6901 S. Alameda Street, Huntington Park, CA
 General Location: West of Alameda Street, between Hawkins Circle and 67th Street
 Assessors Parcel Number (APN): 6009-038-020

APPLICANT'S INFORMATION

Applicant: Kenneth Jackson
 Mailing Address: [Redacted] ne, CA 92618
 Phone 1: [Redacted] Phone 2: [Redacted] Fax: [Redacted]

PROPERTY OWNER'S INFORMATION

Property Owner: 6901 S Alameda Street, LLC - Kenneth Jackson, Manager kjackson@camfieldpartners.com
 Mailing Address: [Redacted] ine, Ca 92618
 Phone 1: [Redacted] Phone 2: [Redacted] Fax: [Redacted]

PROJECT DESCRIPTION (Check as Appropriate):

Interior Improvement(s) Only Addition to Existing Structure New Structure

Other Improvements (Describe): _____

Describe in detail the proposed development:

A new 51,000 sf Office / Warehouse building with 55 parking spaces
A new 190,710 sf Self-Storage facility with 30 parking spaces

TYPE OF USE (Check as Appropriate):

Residential Retail/Office Commercial Restaurant Industrial/Manufacturing

Other (Describe): _____

Square Footage of New Development/Addition: Office/Warehouse: 51,000 sf, Self-Storage: 64,905 sf

Total Square Footage: Office/Warehouse: 90,675 sf of land, Self Storage: 102,530 sf of land

Lot Coverage: 56% & 63% Off-Street Parking Spaces Provided: 55 & 30 No. of Floors: 1 & 3

CERTIFICATE AND AFFIDAVIT OF APPLICANT: I/We certify that all statements made on this application are true and complete to the best of my knowledge. I/We understand that any false statements may result in denial of the requested permit or revocation of any issued permit. I/We further certify that I am, or have permission by, the property owner to conduct the proposed development applied for herein.

[Redacted Signature]
 Signature of Applicant

 Date



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**TENTATIVE PARCEL/ TRACT
 MAP (TPM/TTM)
 APPLICATION**

For Office Use Only

Date Filed: _____ File No.: _____ Fee/Receipt No.: _____ Initials: _____

Application is hereby made to the Huntington Park Planning Commission requesting approval for a lot split/tie for the following described property.

1. Property Address: 6901 S. Alameda Street, Huntington Park, CA 90255

2. Legal description (give exact legal description of entire ownership proposed to be split/tied):
See Attached Exhibit A

3. Assessor's Parcel Number(s): 6009-038-020

4. Record owner(s) of property:
 Name: 6901 S Alameda Street, LLC, a California limited liability company
 Mailing address: [REDACTED] Irvine, CA 92618

Phone 1 [REDACTED] Phone [REDACTED] Fax: [REDACTED]

5. Property owner(s) representative:
 Name: Kenneth W. Jackson
 Mailing address: [REDACTED] Irvine, CA 92618

Phone 1 [REDACTED] Phone [REDACTED] Fax: [REDACTED]

Relationship to owner(s) (engineer, contractor, attorney, purchaser, lessee):
Manager

6. Does any adjoining property belong to the owner(s) involved in this application?
 Yes No Describe Not applicable

7. How long has the owner(s) held title to this property? As of April 24, 2014

8. Are there any easements controlling the use of this property? Yes No
 Describe Not applicable

Expiration Date Not applicable

9. Are there any private or deed restrictions controlling use of the property? _____
Yes No Describe _____

Expiration date _____

10. Proposed Purchaser:
Name: Not applicable

Mailing address: _____

Phone 1: _____ Phone 2: _____ Fax: _____

11. Present use of property: Vacant Industrial Land

12. Proposed use of property: Portion as Self Storage and Portion as Manufacturing/Warehouse.

13. Present Zoning: Manufacturing Planned Development (MPD)

14. Total square feet of the existing undivided parcel to be split: 203,500 sf.

15. Total square feet of each parcel be consolidated: Not applicable

16. Lot Split/Tie applied for (describe the split or tie proposed and give the boundary dimensions and square footage of each parcel proposed to be created or consolidated): _____
Parcel 1 = 102,495 sf., Parcel 2 = 90,648 sf. and Lot A = 10,037 sf. Lot A is to be deeded to the City of Huntington Park.

17. How is access to be provided? (Describe) Driveway to public street
Driveway to public street

18. How is water to be provided? (Describe) Service lateral from existing water main
Service lateral from existing water main
Water Company Golden State Water Company

19. How is gas to be provided? (Describe) Service lateral from existing gas main.
Southern California Gas Company
Gas Company Southern California Gas Company

20. How is electric to be provided? (Describe) Service from existing overhead and underground power facilities
Service from existing overhead and underground power facilities
Electric Company Southern California Edison

21. How is sewer to be provided? (Describe) Service lateral from existing sewer main
Service lateral from existing sewer main

22. In a lot split/tie proceedings, it shall be shown that the following circumstances are found to apply (give full and complete answers):

a. The granting of such lot split/tie will not be materially detrimental to the public welfare, injurious to the property or improvements in the vicinity and zone in which said land is located, and will not be contrary to or adversely affect the comprehensive zoning plan for the City because: The proposed land use is similar to the existing adjacent land uses.

b. Proper and adequate provisions has been made for access to the land to be sold, divided or subdivided and also to the portion of the land remaining, or access to said land is by means of decided streets of a sufficient width and state of improvements to adequately serve the land described in this application because: The parcels each have individual access to the public street. In addition, each parcel will have emergency ingress and egress over the other parcel.

c. Proper and adequate provisions have been made for all public utilities and public services, including sewers, because: All public utilities currently exist along the project frontage which were utilized to provide service to the previous land use on the site.

d. The land described in this application will not be divided or sold off in the portions having an area less than that required by the Zoning Ordinance, or having an area less than the average of the area of the single parcels of land in the surrounding vicinity, because: The proposed development fulfills the goals and objectives of the General Plan which meets the diverse needs of the City.

CERTIFICATE AND AFFIDAVIT OF APPLICANT: I/We certify that all statements made on this application are true and complete to the best of my knowledge. I/We understand that any false statements may result in denial of the requested permit or revocation of any issued permit. I/We further certify that I am, or have permission by, the property owner to conduct the proposed development applied for herein.



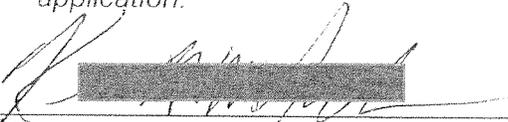
Date 9/22/15

Applicant Signature (Required)

Kenneth W. Jackson

Print Name

Note: If the applicant is not the legal property owner, the legal owner of the property must sign the application or a written authorization must be submitted so that the applicant may file the application.



Date 9/22/15

Legal Property Owner Signature (Required)

Kenneth W. Jackson

Print Name



CITY OF HUNTINGTON PARK
 Community Development Dept. • Planning Division
 6550 Miles Avenue, Huntington Park, CA 90255
 Tel. (323) 584-6210 • planning@huntingtonpark.org

ENVIRONMENTAL INFORMATION FORM

FOR OFFICE USE ONLY

Date Filed: _____ File No.: _____ Fee/Receipt No.: _____ Initials: _____

1. **Applicant** (please circle whether Owner, Lessee, Purchaser or Representative):

Name: 6901 S Alameda Street, LLC, a California limited liability company

Address: _____ Irvine, CA 92618

Telephone: _____

Fax: _____

2. **Contact Person concerning this project:**

Name: Kenneth W. Jackson

Address: _____ Irvine, CA 92618

Telephone: _____

Fax: _____

3. **Address of project:** 6901 S. Alameda Street, Huntington Park, CA 90001

4. **Assessor's Parcel Number (APN):** 6009-038-020

5. **Indicate type of permit application(s)** (i.e. Conditional Use Permit, Development Permit, Variance, etc.) **for the project to which this form pertains:**

Conditional Use Permit, Development Permit, Zoning Ordinance Amendment and General Plan Amendment

6. **List any other permits and/or other public agency approvals required for this project, including those required by City, County, State and/or Federal agencies:**

7. **Existing Zone:** Manufacturing Planned Development (MPD)

8. **Proposed use of site:** 51,000 sf Office / Warehouse and 190,710 sf Self-Storage facility

9. **Site size** (lot dimensions and square footage):
90,675 sq. ft. Office / Warehouse (364'x255')
102,530 sq. ft. Self-storage facility (405'x253')

10. **Project size:**
Square feet to be added/constructed to structure(s):
Office / Warehouse: 51,000 s.f. , Self-storage facility 194,715 s.f.
Total square footage of structure(s): 245,715 s.f.

11. **Number of floors of construction:**
Existing: vacant land
Proposed: Office / Warehouse: 1 floor, Self-storage facility: 3 floors

12. **Parking:**
Amount required: 63 Spaces
Amount provided: 85 Spaces

13. **Anticipated time scheduling of project:** 16 months

14. **Proposed phasing of development:** 1 Phase

15. **If residential, include number of units, schedule of unit sizes, range of sale/rent prices, and type of household size expected:**
One (1) Manager's dwelling unit for the Self-Storage Facility

16. **If commercial, indicate the type of commercial use, estimated employment per shift, proposed hours of operations, indicate whether neighborhood, City or Regionally oriented, square footage of sales area, and loading locations:**
Office / Warehouse: 25 per shift, 2 shifts, 7:00am to 11:00pm
Self-storage: 24 hour access to storage spaces, 7 days per week

17. If industrial, indicate type of industrial or manufacturing use, estimated employment per shift, proposed hours of operations, and loading locations:

Office / Warehouse: 25 per shift, 2 shifts, 7:00am to 11:00pm

Self-storage: 24 hour access to storage spaces, 7 days per week

18. If institutional, indicate type of institutional use, estimated employment per shift, proposed hours of operations, estimated occupancy, loading locations, and community benefits to be derived from the project:

Not Institutional

Please complete numbers 19 through 33 by marking "A" through "D" and briefly discuss any items marked "A" "B" or "C" (attach additional sheets as necessary). Items marked "D" do not need discussion.

A) Potentially Significant Impact

B) Potentially Significant Impact Unless Mitigation Incorporated

C) Less than Significant Impact

D) No Impact

AESTHETICS

19. Would the proposed project:

- a. Affect a scenic vista? D
- b. Have a demonstrable negative aesthetic effect? D
- c. Create light or glare? D

AIR QUALITY

20. Would the proposed project:

- a. Affect air quality or contribute to an existing or projected air quality violation? D
- b. Create or cause smoke, ash, or fumes in the vicinity? D
- c. Create objectionable odors? D

BIOLOGICAL RESOURCES

21. Would the proposed project:

- a. Remove of any existing trees or landscaping? D

CULTURAL RESOURCES:

22. Would the proposed project:

- a. Affect historical resources? D
- b. Have the potential to cause a significant physical change which would affect unique ethnic cultural values? D

GEOLOGY AND SOILS

23. Would the proposed project:

- a. Result in erosion, changes in topography or unstable soil conditions from excavation, grading or fill? D
- b. Be located on expansive soils? D
- c. Result in unique geologic or physical features? D

HAZARDS

24. Would the proposed project:

- a. Create a risk of accidental explosion or release of hazardous substances (including, but not limited to: oil, pesticides, chemicals or radiation)? D
- b. The use or disposal of potentially hazardous materials (i.e. toxic or flammable substances)? D
- c. The creation of any health hazard or potential health hazard? D
- d. Exposure of people to existing sources of potential health hazards? D

HYDROLOGY AND WATER QUALITY

25. Would the proposed project:

- a. Change water drainage patterns? D
- b. Change the quantity of ground waters, either through direct additions or withdrawals, or through interception of an aquifer by cuts or excavations or through substantial loss of groundwater recharge capabilities? D

- c. Impact groundwater quality? D
- d. Substantially reduce the amount of groundwater otherwise available for public water supplies? D

LAND USE AND PLANNING

26. Would the proposed project:
- a. Conflict with the Zoning or General Plan designation? (See attached) C
 - b. Be incompatible with existing land use in the vicinity? D
 - c. Disrupt or divide the physical arrangement of an established community? D

MINERAL AND ENERGY RESOURCES

27. Would the proposed project:
- a. Conflict with the conservation of water? D
 - b. Use non-renewable resources in a wasteful and/or inefficient manner? D
 - c. Substantially increase energy consumption (i.e. electricity, oil, natural gas, etc.)? D

NOISE

28. Would the proposed project result in:
- a. Increase to existing noise levels? D
 - b. Exposure of people to severe noise levels? D

POPULATION AND HOUSING

29. Would the proposed project:
- a. Induce substantial growth in an area either directly or indirectly (i.e. through population growth or infrastructure use)? D
 - b. Displace existing housing, especially affordable housing? D

PUBLIC SERVICES

30. Would the proposal result in a need for new or altered government services for any of the following public services:
- a. Fire protection? D

- b. Police protection? D
- c. Schools? D
- d. Maintenance of public facilities, including roads? D
- e. Other governmental services? D

RECREATION

31. Would the proposed project:
- a. Increase the demand for neighborhood or regional parks or other recreational facilities? D
 - b. Affect existing recreational opportunities? D

TRANSPORTATION AND TRAFFIC

32. Would the proposed project:
- a. Increase vehicle trips or traffic congestion? (See attached) C
 - b. Increase hazards to safety from design features (i.e. sharp curves or dangerous intersections)? D
 - c. Inadequate access to nearby uses? D
 - d. Insufficient on-site parking capacity? D
 - e. Hazards or barriers for pedestrians or bicyclists? D

UTILITIES AND SERVICE SYSTEMS

33. Would the proposed project result in a need for new systems or supplies, or alterations to the following utilities:
- a. Power or natural gas? D
 - b. Communications systems? D
 - c. Local or regional water treatment or distribution facilities? D
 - d. Sewer or septic tanks? D
 - e. Storm water drainage? (See attached) C
 - f. Solid waste disposal? D
 - g. Local or regional water supplies? D

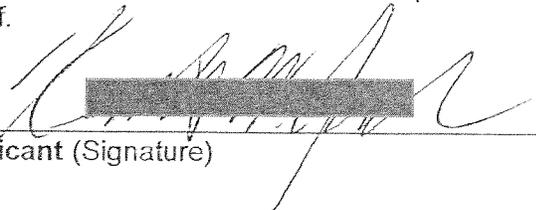
34. Describe the project site as it exists before the project, including any existing structures on the site, and the use of the structures (i.e. residential, commercial, industrial, etc.) Attach photographs of the site and of the surrounding land uses.

The subject site was a former bus repair facility that has been demolished and is currently a vacant parcel.

35. Describe the intensity of land use (i.e. single-family, apartment dwellings, shopping center, etc.), and specifications of development (i.e. height, primary frontage, secondary frontage, setbacks, rear yard, etc.).

The land will be used for development of a new office / warehouse facility as well as a new three story self-storage facility. The primary frontage set back is 15'-0".

CERTIFICATION: I hereby certify that the statements furnished above and in the attached plans present the data and information required for this initial evaluation to the best of my ability, and that the facts, statements and information presented are true and correct to the best of my knowledge and belief.


Applicant (Signature)

9/22/15
Date

- 26 Would the proposed project:
- a. Conflict with the Zoning or General Plan designation?
Proposed self-storage requires a Zone Plan Amendment to comply with FAR requirements. The Proposed use is conditionally permitted. It would not impair the integrity and character. The subject zoning district and complies with all of the applicable provisions of the zoning code. The proposed use is also consistent with the General Plan.
- 32 Would the proposed project:
- a. Increase vehicle trips or traffic congestion?
The property currently is a vacant parcel however, it previously had a 40,000 sf bus repair facility. The design, location size, and operating characteristics of the proposed use are compatible with the existing land uses within the general area, and will not create significant vehicle noise, nor traffic trips and congestions.
- 33 Would the proposed project result in a need for new systems or supplies, or alterations to the following utilities?
- e. Storm Water Drainage?
New buildings will comply with current State and Local storm water discharge requirements. There are adequate provisions for public water, storm, sanitation to ensure that the proposed use would not be detrimental to public health and safety.



SHEET INDEX

1. COVER PAGE
2. CONCEPTUAL GRADING
3. PROPOSED SITE DEV. PLAN (OVERALL)
4. PROPOSED BLDG "A" ENLARGED SITE PLAN
5. PROPOSED BLDG "B" ENLARGED SITE PLAN
6. L-1 PROPOSED LANDSCAPE PLAN
7. L-2 PROPOSED LANDSCAPE PLAN
8. SL-1 PROPOSED PHOTOMETRIC PLAN
9. SL-2 PROPOSED PHOTOMETRIC PLAN
10. PROPOSED BUILDING "A" RENDERING
11. PROPOSED BUILDING "A" FLOOR PLAN
12. PROPOSED BUILDING "A" ELEVATIONS
13. PROPOSED BUILDING "A" & SITE DETAILS
14. PROP. BLDG "B" (PUBLIC STORAGE) RENDERING
15. PROPOSED BLDG "B" (PUBLIC STORAGE) CONCEPTUAL FIRST FLOOR PLAN
16. PROPOSED BLDG "B" (PUBLIC STORAGE) CONCEPTUAL SECOND FLOOR PLAN
17. PROPOSED BLDG "B" (PUBLIC STORAGE) CONCEPTUAL THIRD FLOOR PLAN
18. PROPOSED BLDG "B" (PUBLIC STORAGE) BUILDING ELEVATIONS
19. PROP. BUILDING "B" (PUBLIC STORAGE) DETAILS
20. PROP. BUILDING "B" (PUBLIC STORAGE) CANOPY
21. PROP. BUILDING "B" (PUBLIC STORAGE) CANOPY
22. PROP. BUILDING "B" (PUBLIC STORAGE) CANOPY

REQUIRED PLANNING ENTITLEMENTS

1. GENERAL PLAN AMENDMENT-TEXT AMENDMENT FOR INCREASED F.A.R.
2. ZONING ORDINANCE AMENDMENT - FOR INCREASED F.A.R.
3. DEVELOPMENT PERMIT - FOR THE CONSTRUCTION OF NEW BUILDINGS
4. CONDITIONAL USE PERMIT - FOR SELF STORAGE USE
5. TENTATIVE PARCEL MAP: DIVIDE ONE PARCEL INTO TWO



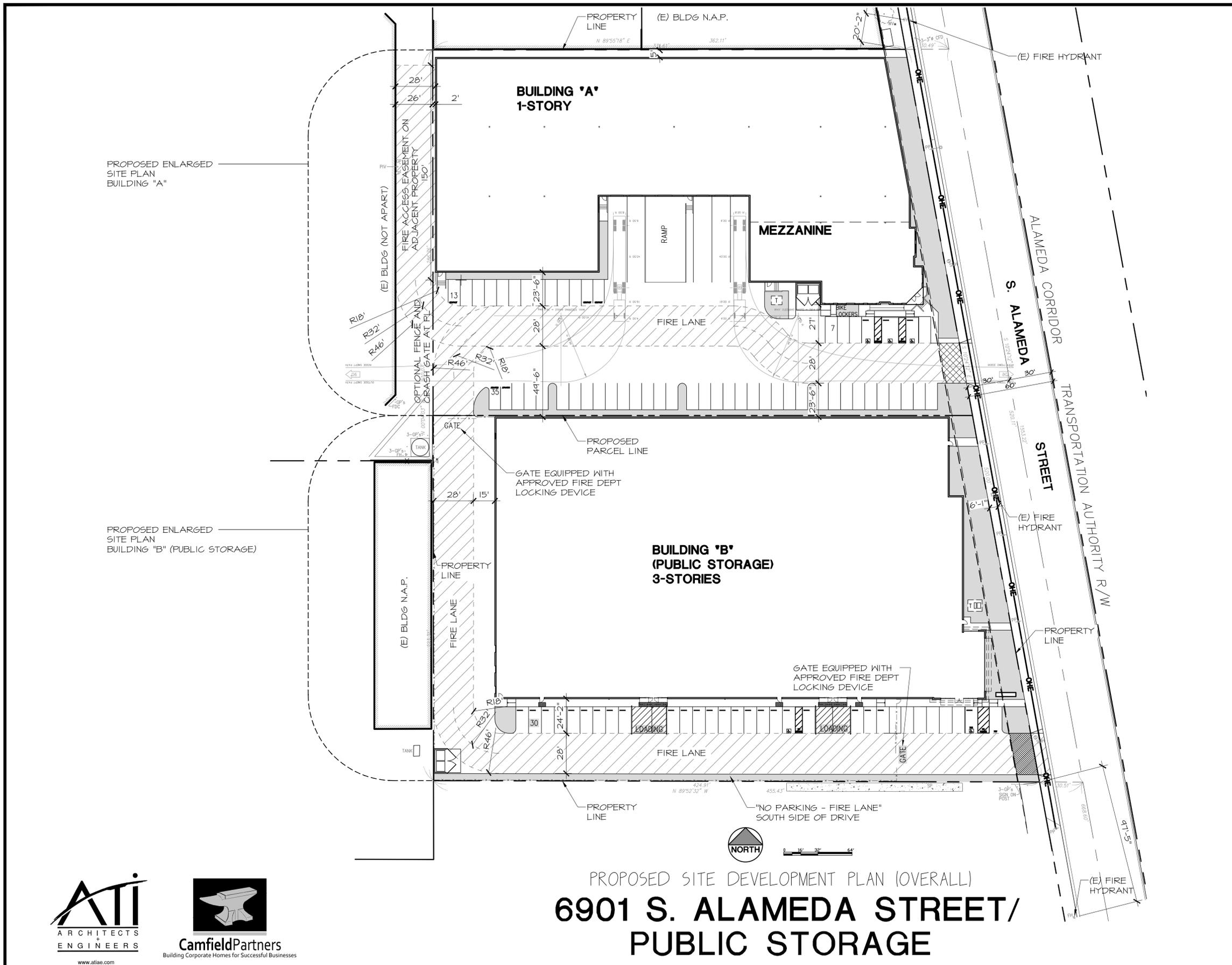
CamfieldPartners
Building Corporate Homes for Successful Businesses

6901 S. ALAMEDA STREET/ PUBLIC STORAGE

Huntington Park, California



CA4002 - 11-13-15



SCOPE OF WORK

1. DIVIDE ONE PARCEL INTO TWO
2. CONSTRUCTION OF NEW ONE STORY WAREHOUSE (BUILDING "A") ON NORTH PARCEL.
3. CONSTRUCTION OF NEW THREE STORY PUBLIC STORAGE BUILDING (BUILDING "B") ON SOUTH PARCEL

PROPERTY DATA

APN: 6009-038-020
 ADDRESS: 6901 S. ALAMEDA ST.
 ZONE: MPD
 LOT SIZE: 193,190 S.F. (VACANT LOT)

BUILDING A

LAND AREA (SQ. FT.)	90,675
TYPE OF CONSTRUCTION	III-B, SPRINKLERED
ALLOWABLE AREA (SQ. FT.) (F-1 OCCUPANCY)	51,900 (1 STORY)
NEW BUILDING AREA (SQ. FT.)	OFFICE (10% MAX): 5,160 ± 1ST FL. WAREHOUSE: 40,440 ± MEZZANINE WAREHOUSE: 6,000 ± TOTAL: 51,600 ±
F.A.R.	57%

BUILDING B (PUBLIC STORAGE)

LAND AREA (SQ. FT.)	102,530
TYPE OF CONSTRUCTION	III-B, SPRINKLERED
ALLOWABLE AREA (SQ. FT.) (S-1 OCCUPANCY)	65,625 X 3 STORIES = 196,875
NEW BUILDING AREA (SQ. FT.)	1ST FLOOR STORAGE: 62,685 ± 2ND FLOOR STORAGE: 64,281 ± 3RD FLOOR STORAGE: 64,281 ± BLDG OFFICE AREA: 1,193 ± BLDG CARE TAKERS: 470 ± TOTAL: 193,422 ±
F.A.R.	188%

PARKING ANALYSIS

BUILDING A

REQUIRED PARKING	55 SPACES (N.H. 1:800 1ST 10K SF, 1:1000 OVER 10K SF)
PROVIDED PARKING	3 ACCESSIBLE + 4 COMPACT + 48 STANDARD = 55 SPACES
REQUIRED LOADING	3 SPACES
PROVIDED LOADING	5 SPACES

BUILDING B (PUBLIC STORAGE)

REQUIRED PARKING/LOADING	5 SPACES ADJACENT TO THE OFFICE/MANAGER'S UNIT AND A 4-FOOT WIDE LOADING/PARKING AISLE WITHIN ANY DRIVEWAY ADJACENT TO STRUCTURE WALLS CONTAINING STORAGE ACCESS DOORS IN ADDITION TO THE REQUIRED AISLE WIDTH FOR CIRCULATION AND FIRE DEPARTMENT ACCESS. IN ADDITION, 2 SPACES ADJACENT TO ALL GROUND LEVEL ENTRANCES IN MULTI-STORY FACILITIES.
PROVIDED PARKING	30 SPACES
PROVIDED LOADING	2 SPACES

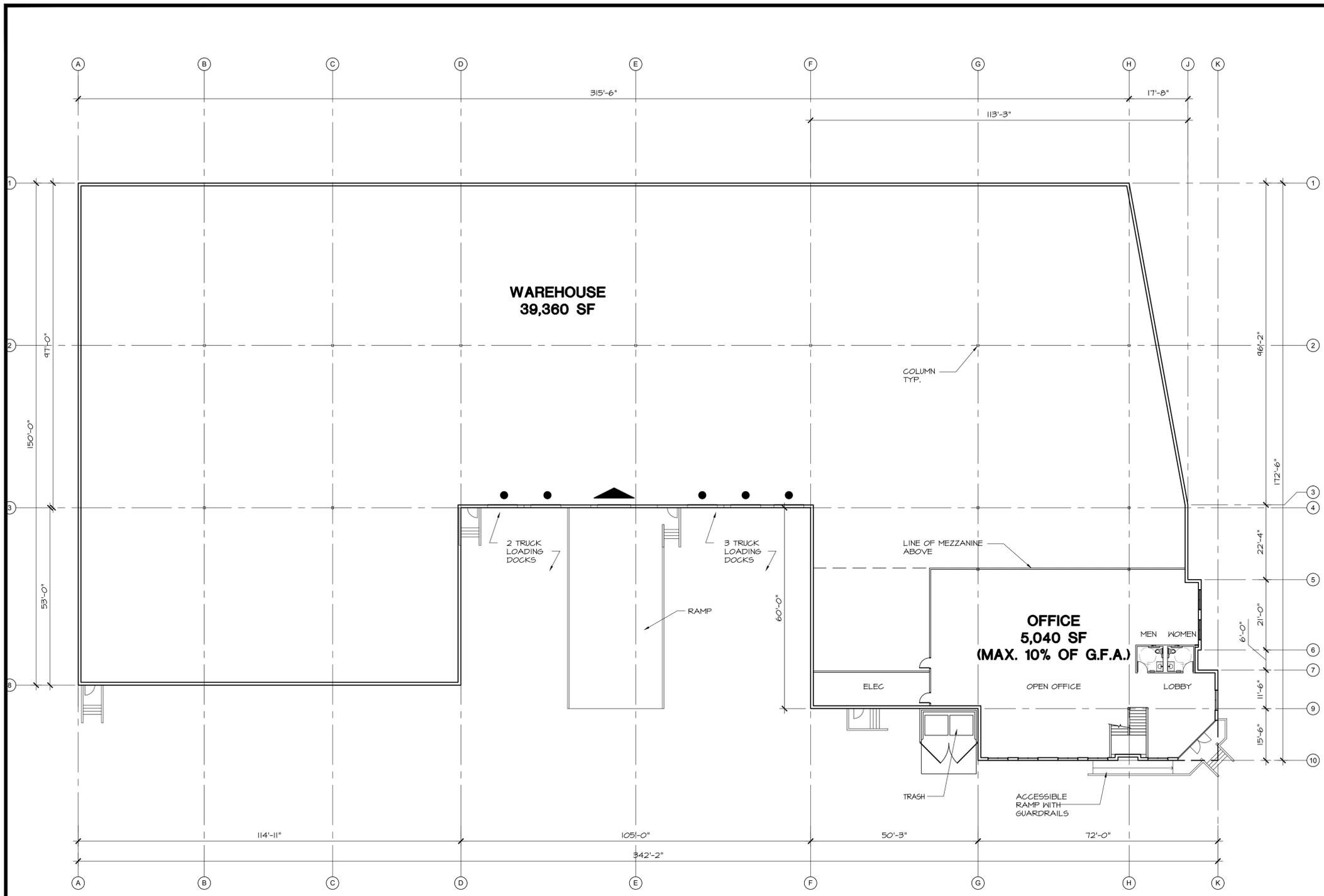


PROPOSED SITE DEVELOPMENT PLAN (OVERALL)
6901 S. ALAMEDA STREET / PUBLIC STORAGE

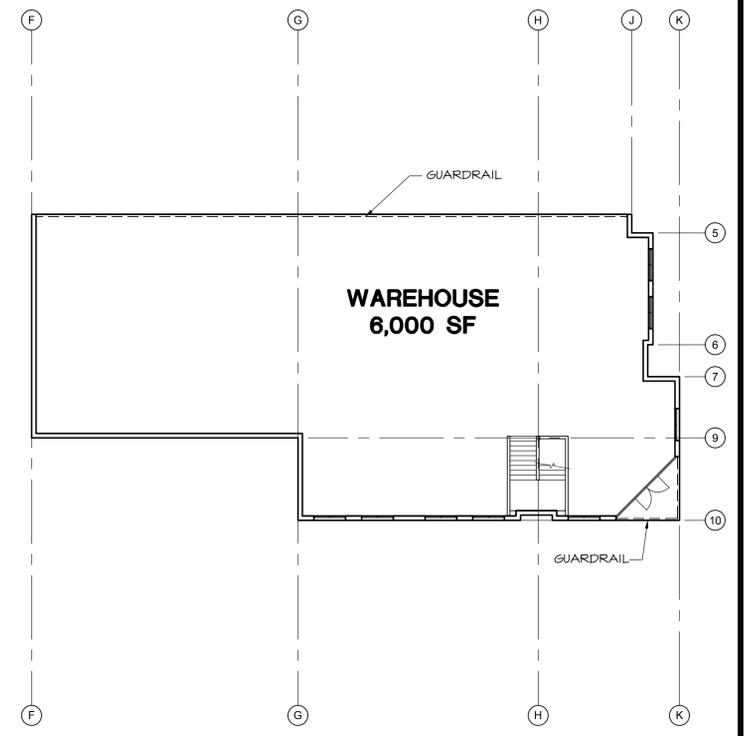
Huntington Park, California



CA4002 - 11-13-15



1ST FLOOR



MEZZANINE

LEGEND	
	TILT-UP CONCRETE PANELS
	PERSONNEL DOOR
	STOREFRONT WINDOWS
	DOCK DOOR
	GRADE DOOR



PROPOSED BUILDING "A" - WAREHOUSE FLOOR PLAN
6901 S. ALAMEDA STREET

Huntington Park, California



www.atiae.com
 3860 Blackhawk Road
 Danville, CA 94505
 T 925.648.8900

2510 Douglas Boulevard
 Roseville, CA 95661
 T 916.772.1900

CA4002 - 3-30-2016



PROPOSED BUILDING "A" RENDERING
6901 S. ALAMEDA STREET

Huntington Park, California



www.atiae.com

3860 Blackhawk Road
Danville, CA 94506
T 925-648-8900



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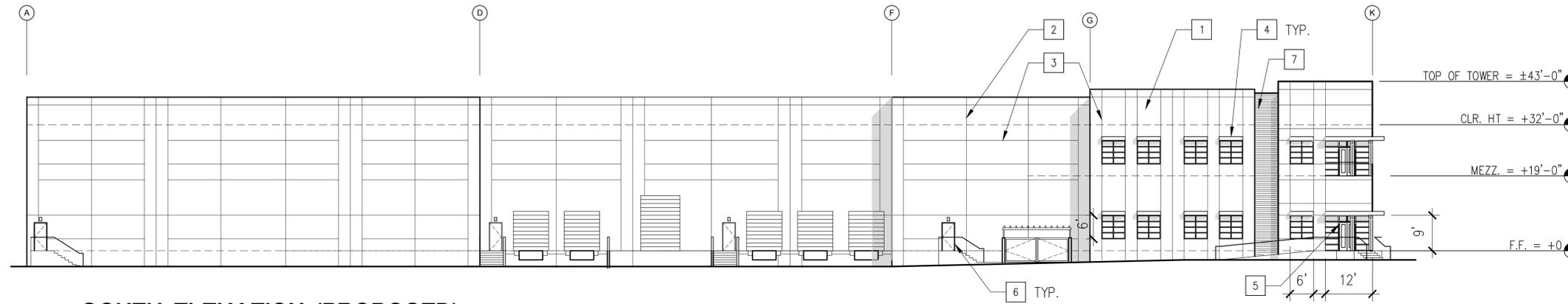
2510 Douglas Boulevard
Roseville, CA 95661
T 916-772-1900

3550 Pullman Street
Costa Mesa, CA 92626
T 714-538-1900

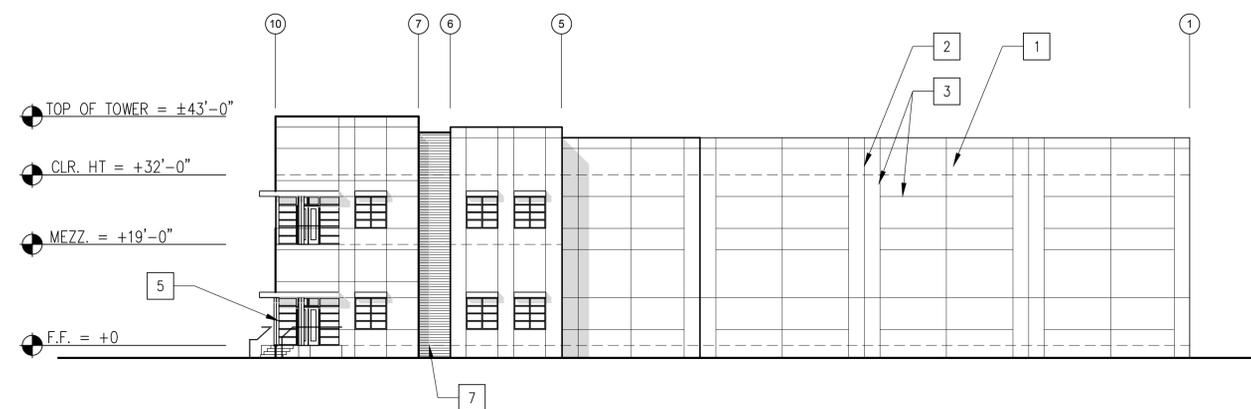
CA4002 - 11-13-15

KEY NOTES

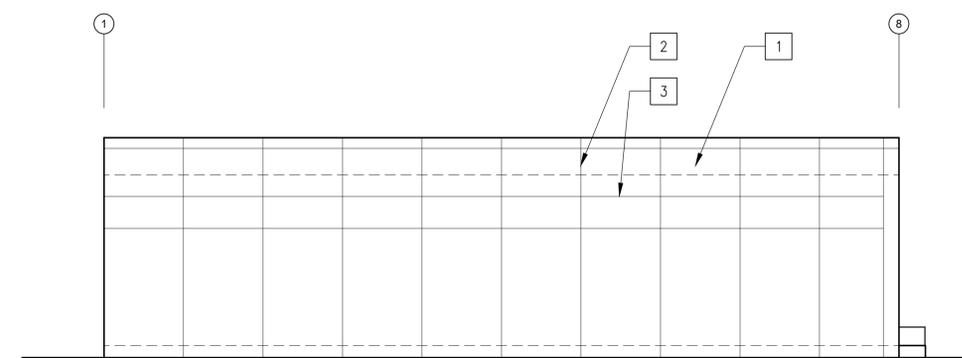
- 1 CONCRETE TILT-UP PANEL. PAINTED.
- 2 PANEL JOINT
- 3 2" REVEAL
- 4 CANOPY - FINISH TO MATCH CLEAR ANODIZED ALUMINUM
- 5 STOREFRONT GLAZING
- 6 3'X7' PERSONNEL DOOR.
- 7 BOARD FORMED TEXTURED CONCRETE



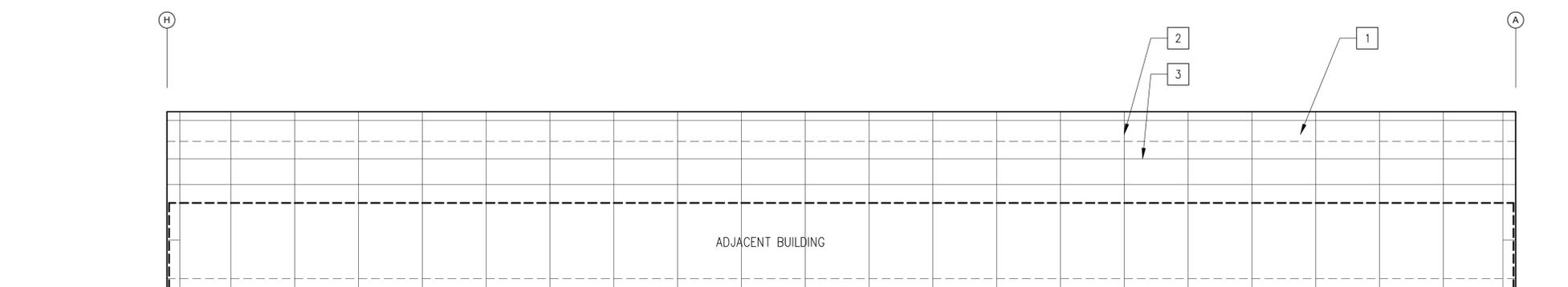
1 SOUTH ELEVATION (PROPOSED)



2 EAST ELEVATION - ALAMEDA STREET (PROPOSED)



3 WEST ELEVATION (PROPOSED)



4 NORTH ELEVATION (PROPOSED)



PROPOSED BUILDING "A" - WAREHOUSE ELEVATIONS
6901 S. ALAMEDA STREET

Huntington Park, California



www.atiae.com
 3860 Blackhawk Road
 Danville, CA 94505
 T 925.648.8900

2510 Douglas Boulevard
 Roseville, CA 95661
 T 916.772.1900
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 Costa Mesa, CA 92626
 T 714.538.1900



BUILDING CONCEPT

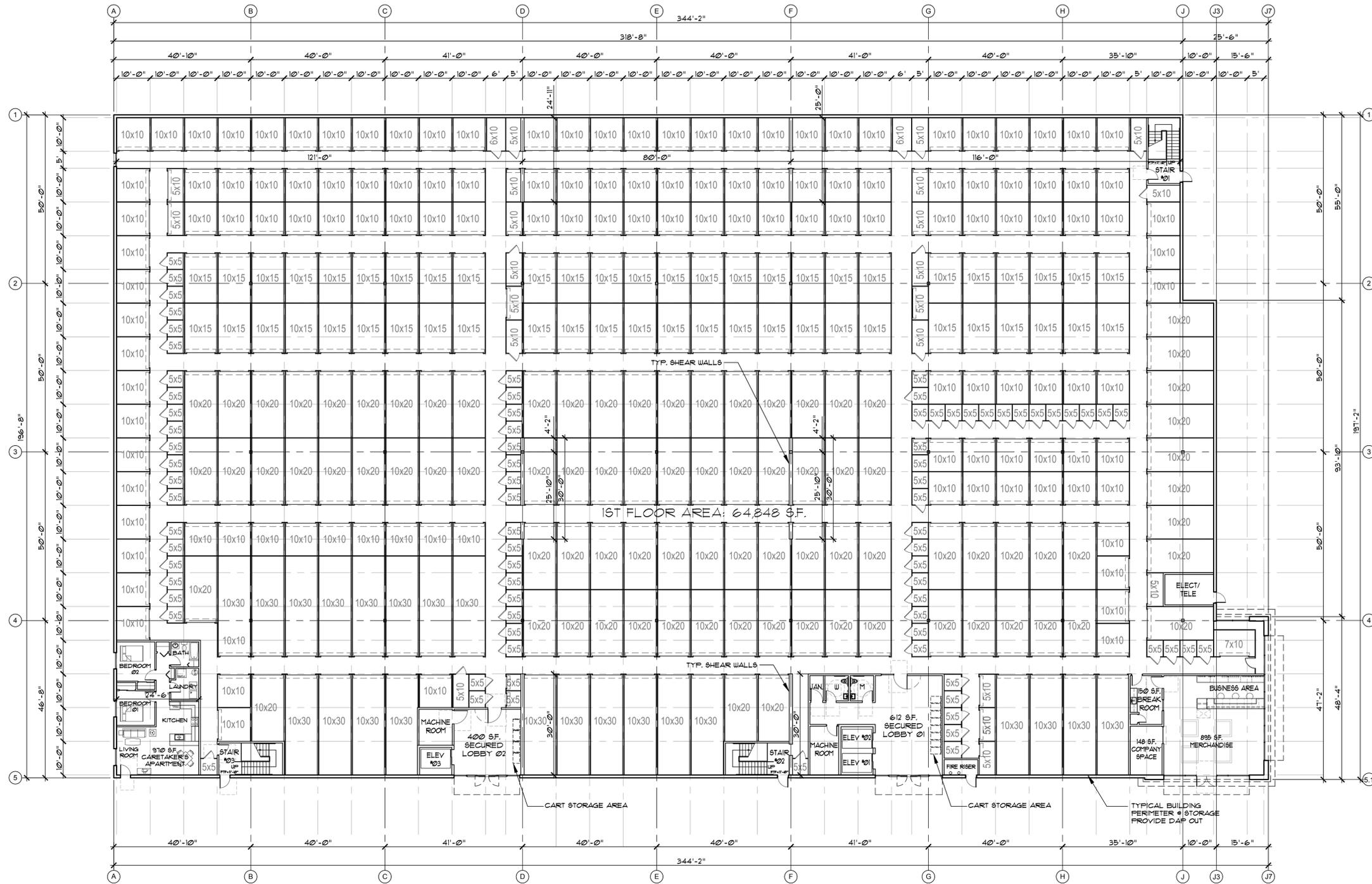
PUBLIC STORAGE - 6901 S. ALAMEDA ST, HUNTINGTON PARK, CA

11.11.15



architecture + engineering

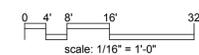
23 ORCHARD ROAD, SUITE 200
LAKE FOREST, CA 92630
T 949 380 3970 C 949 374 3771



CONCEPTUAL FIRST FLOOR PLAN - SCHEME 9

PUBLIC STORAGE - 6901 S. ALAMEDA ST, HUNTINGTON PARK, CA

11.12.15



architecture + engineering

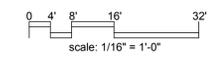
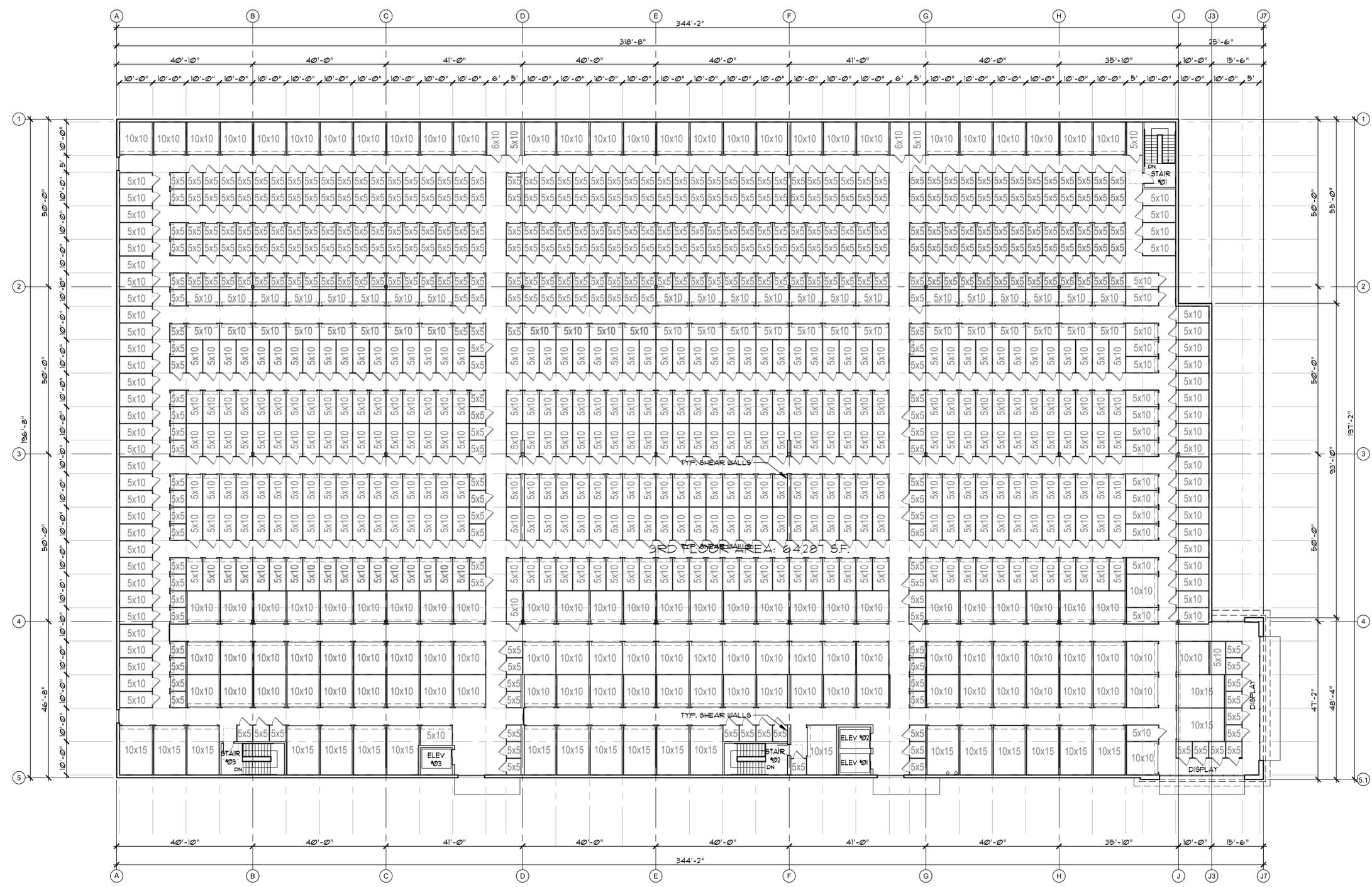
23 ORCHARD ROAD, SUITE 200
LAKE FOREST, CA 92630
T 949 380 3970 C 949 374 3771

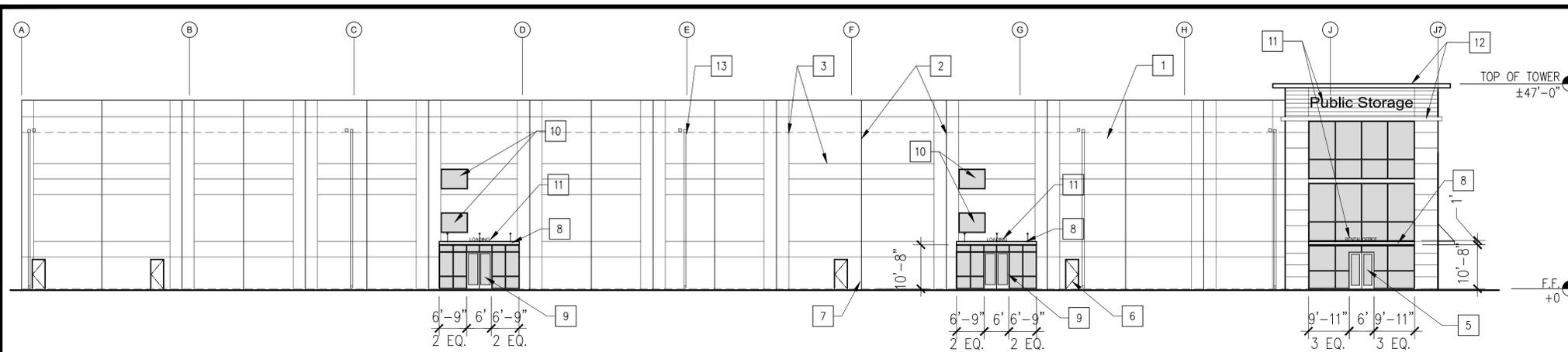


CONCEPTUAL THIRD FLOOR PLAN - SCHEME 9

11.12.15

PUBLIC STORAGE - 6901 S. ALAMEDA ST, HUNTINGTON PARK, CA





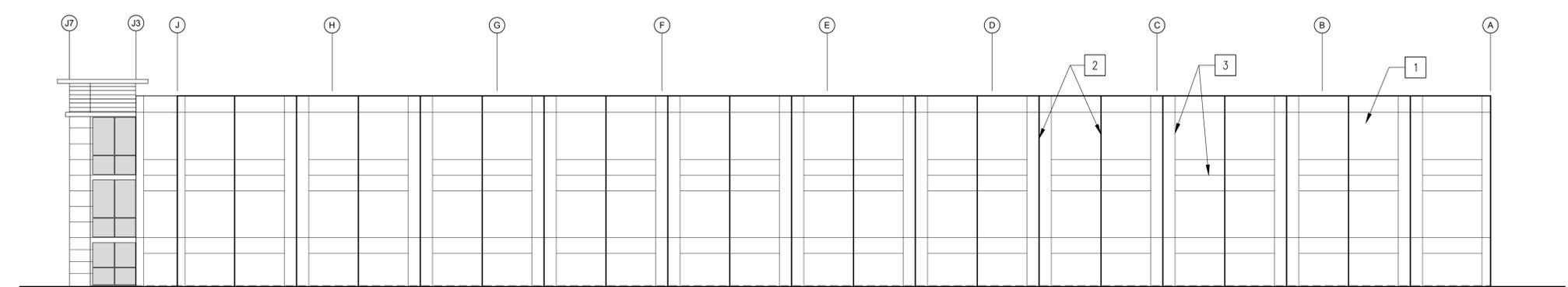
STOREFRONT SCHEDULE NOTES

1. PROVIDE SAFETY TEMPERED GLAZING IN FIXED OR OPERABLE PANELS IN THE FOLLOWING CONDITIONS:
 - A. ADJACENT TO A DOOR WHERE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60 INCHES ABOVE WALKING SURFACE.
 - B. EXPOSED AREA OF AN INDIVIDUAL PANE GREATER THAN 9 SQ. FT.
 - C. EXPOSED BOTTOM EDGE LESS THAN 18 INCHES A.F.F.
 - D. EXPOSED TOP EDGE GREATER THAN 36" A.F.F.
 - E. ONE OR MORE WALKING SURFACES WITHIN 36" HORIZONTALLY OF THE PANE OF THE GLAZING.
 2. 1" INSULATING CLEAR CONSISTS OF (2) PANELS OF 1/4" GLASS WITH 1/2" AIR SPACE.
 3. ALL DIMENSIONS ARE NOMINAL AND ARE TO BE VERIFIED IN THE FIELD PRIOR TO FABRICATION.
 4. COMPLETE SHOP DRAWINGS ARE REQUIRED FOR REVIEW AND APPROVAL BY THE ARCHITECT PRIOR TO FABRICATION AND INSTALLATION.
 5. SAFETY TEMPERED GLASS IS DESIGNATED BY TEMP.
- * THE WEIGHTED AVERAGE U-FACTOR OF THE GLASS SPANDREL PANELS AND GLASS CURTAIN WALL ASSEMBLY SHALL NOT EXCEED 0.280

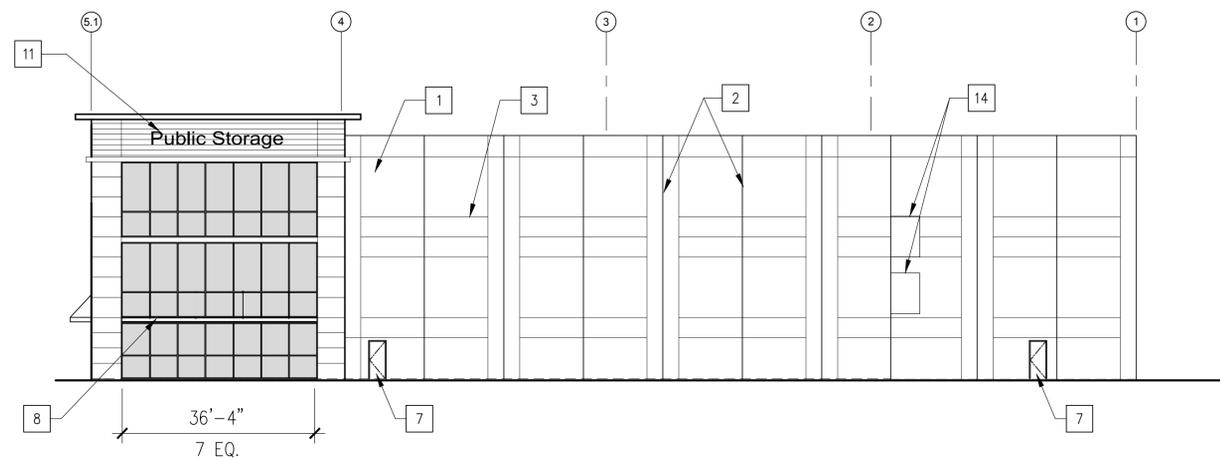
KEY NOTES

- | | |
|---|--|
| 1 CONCRETE TILT-UP PANEL. SACK & PATCH READY FOR PAINT. PAINT BY PUBLIC STORAGE. | 10 CONSTRUCTION OPENING BY CP LLC. OPENING SHOULD BE BETWEEN LEDGERS. SIZE AND LOCATIONS TO BE CONFIRMED BY PUBLIC STORAGE. INFILL VISION GLASS, BY PUBLIC STORAGE |
| 2 PANEL JOINT | 11 SIGNAGE BY P.S. STUB ELECTRICAL BY C.P. LLC, SEE ELECT. PLANS |
| 3 2" REVEAL | 12 TRIM AND TOWER CAP BY CP LLC |
| 4 LEDGERS & EMBEDS BY C.P. LLC | 13 DOWNSPOUT AND OVERFLOW SCUPPER BY CP LLC. |
| 5 STOREFRONT GLAZING BY C.P. LLC | 14 MECHANICAL AIR INTAKE VENT. PANEL OPENING BY CP LLC, VENT BY PS. FINAL LOCATION OF PANEL OPENING TO BE COORDINATED WITH PS MECHANICAL ENGINEER. |
| 6 4'X7' PERSONNEL DOOR BY C.P. LLC | |
| 7 3'X7' PERSONNEL DOOR, BY C.P. LLC, TYP. U.N.O. | |
| 8 CANOPY, SEE FLOOR PLAN, PAINT BY PUBLIC STORAGE | |
| 9 AUTO SLIDER ENTRY DOORS BY PUBLIC STORAGE. PANEL OPENING BY CP LLC. TO BE USED AS CONSTRUCTION OPENING FOR P.S. TI. HEIGHT OF CONSTRUCTION OPENING TO BE UNDERSIDE OF LEDGER. TO BE INFILLED TO TOP OF DOOR BY P.S. | |

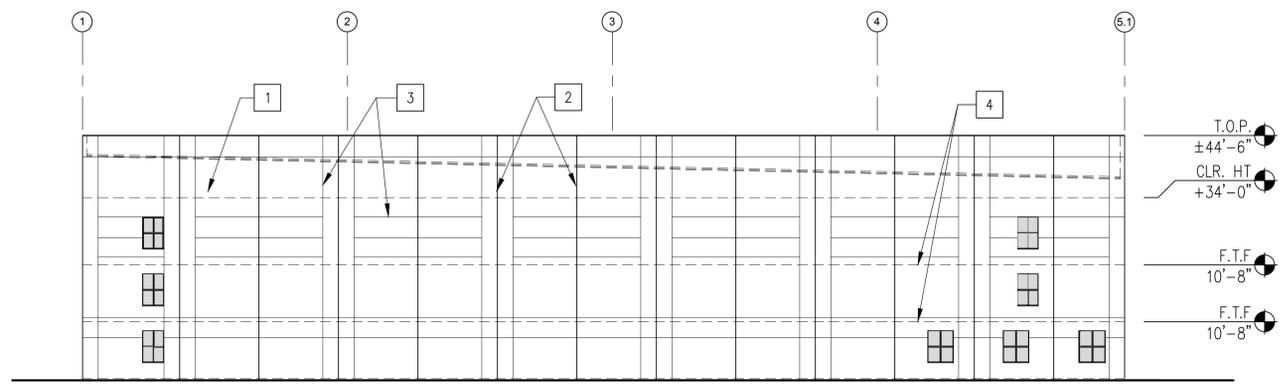
1 NORTH ELEVATION



2 SOUTH ELEVATION



3 EAST ELEVATION



4 WEST ELEVATION



PROPOSED BUILDING "B" - PUBLIC STORAGE ELEVATIONS
**6901 S. ALAMEDA STREET/
 PUBLIC STORAGE**

Huntington Park, California



CA4002 - 11-13-15