



# AGENDA

**REGULAR MEETINGS OF THE SANTA FE SPRINGS  
PUBLIC FINANCING AUTHORITY  
WATER UTILITY AUTHORITY  
HOUSING SUCCESSOR  
SUCCESSOR AGENCY  
AND CITY COUNCIL**

**December 6, 2022  
6:00 P.M.**

**Juanita Martin, Councilmember  
John M. Mora, Councilmember  
Jay Sarno, Councilmember  
Joe Angel Zamora, Mayor Pro Tem  
Annette Rodriguez, Mayor**

Council Chambers  
11710 Telegraph Road  
Santa Fe Springs, CA 90670

You may attend the City Council meeting telephonically or electronically using the following means:

**Electronically using Zoom:** Go to Zoom.us and click on "Join A Meeting" or use the following link:

<https://zoom.us/j/521620472?pwd=U3cyK1RuKzY1ekVGZFdKQXNZVzh4Zz09>

Zoom Meeting ID: 521620472

Password: 659847

**Telephonically:** Dial: 888-475-4499

Meeting ID: 521620472

**Public Comment:** *The public is encouraged to address City Council on any matter listed on the agenda or on any other matter within its jurisdiction. If you wish to address the City Council, please use the "Raise Hand" function via Zoom once the Mayor opens Public Comment during the meeting. You may also submit comments in writing by sending them to the City Clerk's Office at [cityclerk@santafesprings.org](mailto:cityclerk@santafesprings.org). All written comments received by 12:00 p.m. the day of the City Council Meeting will be distributed to the City Council and made a part of the official record of the meeting. Written comments will not be read at the meeting, only the name of the person submitting the comment will be announced.*

*Pursuant to provisions of the Brown Act, no action may be taken on a matter unless it is listed on the agenda, or unless certain emergency or special circumstances exist. The City Council may direct staff to investigate and/or schedule certain matters for consideration at a future City Council meeting.*

**Americans with Disabilities Act:** *In compliance with the ADA, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the City Clerk's Office. Notification of at least 48 hours prior to the meeting or time when services are needed will assist the City staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.*

**Please Note:** *Staff reports, and supplemental attachments, are available for inspection at the office of the City Clerk, City Hall, 11710 E. Telegraph Road during regular business hours 7:30 a.m.-5:30 p.m., Monday-Thursday and every other Friday. Telephone: (562) 868-0511.*

1. **CALL TO ORDER**

2. **ROLL CALL**

Juanita Martin, Councilmember  
John M. Mora, Councilmember  
Jay Sarno, Councilmember  
Joe Angel Zamora, Mayor Pro Tem  
Annette Rodriguez, Mayor

3. **INVOCATION**

4. **PLEDGE OF ALLEGIANCE**

5. **PUBLIC COMMENTS** *This is the time when comments may be made by members of the public on matters within the jurisdiction of the City Council, on the agenda and not on the agenda. The time limit for each speaker is three (3) minutes unless otherwise specified by the Mayor.*

**PUBLIC FINANCING AUTHORITY**

6. **CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the Public Financing Authority.*

- a. Minutes of the November 1 and 15, 2022 Public Financing Authority Meetings (City Clerk)

**Recommendation:**

- Approve the minutes as submitted.

- b. Monthly Report on the Status of Debt Instruments Issued through the City of Santa Fe Springs Public Financing Authority (PFA) (Finance)

**Recommendation:**

- Receive and file the report.

**WATER UTILITY AUTHORITY**

7. **CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the Water Utility Authority.*

- a. Minutes of the November 1 and 15, 2022 Water Utility Authority Meetings (City Clerk)

**Recommendation:**

- Approve the minutes as submitted.

- b. Monthly Report on the Status of Debt Instruments Issued through the City of Santa Fe Springs Water Utility Authority (WUA) (Finance)

**Recommendation:**

- Receive and file the report.

- c. Status Update of Water-Related Capital Improvement Projects (Public Works)

**Recommendation:**

- Receive and file the report.

**HOUSING SUCCESSOR**

8. **CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the Housing Successor.*

Minutes of the November 1 and 15, 2022 Housing Successor Meetings (City Clerk)

**Recommendation:**

- Approve the minutes as submitted.

**SUCCESSOR AGENCY**

9. **CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the Successor Agency.*

Minutes of the November 1 and 15, 2022 Successor Agency Meetings (City Clerk)

**Recommendation:**

- Approve the minutes as submitted.

**CITY COUNCIL**

10. **CONSENT AGENDA**

*Consent Agenda items are considered routine matters which may be enacted by one motion and vote. Any item may be removed from the Consent Agenda and considered separately by the City Council.*

- a. Minutes of the November 1 and 15, 2022 Regular and Special City Council Meetings (City Clerk)

**Recommendation:**

- Approve the minutes as submitted.

- b. A Resolution of the City Council Reaffirming the Existence of a Local Emergency Due to Threat of COVID-19 (pursuant to Government Code section 8630) (City Attorney)

**Recommendation:**

- Adopt Resolution No. 9834:  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA FE SPRINGS, CALIFORNIA, REAFFIRMING THE EXISTENCE OF A LOCAL EMERGENCY DUE TO THE THREAT OF COVID-19.

c. A Resolution of the City Council Affirming Authorization of Remote Teleconference Meetings (City Attorney)

**Recommendation:**

- Adopt Resolution No. 9835:  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA FE SPRINGS AFFIRMING THE LEGALLY REQUIRED FINDINGS TO AUTHORIZE THE CONDUCT OF REMOTE TELECONFERENCE MEETINGS DURING A STATE OF EMERGENCY.

d. Santa Fe Springs Park – Parking Lot Improvements - Final Payment (Public Works)

**Recommendation:**

- Approve the Final Payment to E.C. Construction of South El Monte, California, for \$23,040.29 (Less 5% Retention) for the subject project.

e. Resolution No. 9836 – Acknowledge Receipt of a Fire-Rescue Report Regarding the Annual Inspection of Certain Properties (Fire)

**Recommendation:**

- Acknowledge Receipt of Department of Fire-Rescue Report Regarding the Annual Inspection of Certain Properties.

f. Approve Grant Agreement between the City of Santa Fe Springs and the California State Library for the Santa Fe Springs (SFS) Grows/Gardening and Sustainability for Developmentally Disabled Adults Project (Community Services)

**Recommendation:**

- Approve and Authorize the Director of Community Services to Sign the Grant Agreement between the City of Santa Fe Springs and the California State Library for the SFS Grows/Gardening and Sustainability for Developmentally Disabled Adults Project.

g. Approval of the Comprehensive Memorandum of Understanding (MOU) between the City of Santa Fe Springs and the Santa Fe springs City Employees' Association and the Santa Fe Springs Firefighters Association (Finance)

**Recommendation:**

- Approve the comprehensive Fiscal Year 2021-2024 MOU between the City of Santa Fe Springs and the Santa Fe Springs City Employees' Association and the Santa Fe Springs Firefighters Association.

h. Operating Agreement 01-2022 (Planning)

To consider an operating agreement between the City of Santa Fe Springs and 605 Investments, LLC and install a 50-foot tall V-shape electronic billboard on the west (southbound) side of Interstate 605 (I-605) at 8717 Pioneer Boulevard (APN: 8177-029-004)

**Recommendation:**

- Adopt Resolution No. 9832, which incorporates the City Council's findings and actions regarding this matter.

i. Operating Agreement 02-2022 (Planning)

To consider an operating agreement between the City of Santa Fe Springs and 605 Investments, LLC and install a 50-foot tall double-face electronic billboard on the east (northbound) side of Interstate 605 (I-605) at 8717 Pioneer Boulevard (APN: 8177-031-017)

**Recommendation:**

- Adopt Resolution No. 9831, which incorporates the City Council’s findings and actions regarding this matter.

j. General Motion to Waive Full Reading and Read Ordinance by Title Only Pursuant to California Government Code Section 36934 (City Clerk)

**Recommendation:**

- Approve a general motion to waive full reading and read Ordinance titles only, pursuant to California Government Code Section 36934.

**PUBLIC HEARING**

11. Alcohol Sales Conditional Use Permit (CUP) Case No. 81 (Police Services)

Request for approval of Alcohol Sales Conditional Use Permit Case No. 81 to allow the operation and maintenance of an alcoholic beverage use involving the warehousing and distribution of beer and wine at SCC Distribution Network located at 13620 Imperial Highway, Unit 3, within the Heavy Manufacturing (M-2) Zone. (SCC Distribution Network)

**Recommendation:**

- Open the Public Hearing; and
- Receive any comments from the public wishing to speak on this matter, and thereafter close the Public Hearing; and
- Find that the applicant’s ASCUP request meets the criteria set forth in §155.628 and §155.716 of the City’s Zoning Ordinance, for the granting of a Conditional Use Permit; and
- Approve Alcohol Sales Conditional Use Permit Case No. 81, subject to the conditions of approval as contained within Resolution No. 9833; and
- Adopt Resolution No. 9833, which incorporates the City Council’s findings and actions regarding this matter.

**PUBLIC HEARING**

12. Introduction of Ordinance No. 1116 – An Ordinance Amending Section 150.001 (Building Code Adopted) of Chapter 150 (Building Regulations) of the Municipal Code by adopting by reference the 2023 Edition of the Los Angeles County Building Code (Title 26), Electrical Code (Title 27), Plumbing Code (Title 28), Mechanical Code (Title 29), Residential Code (Title 30), Green Building Standards Code (Title 31) and Existing Building Codes (Title 33) (Planning)

**Recommendation:**

- Read by title only, waive further reading and introduce Ordinance No. 1116; and
- Make the determination that this action is exempt from environmental review in accordance with the California Environmental Quality Act (CEQA) under the general rule contained in Section 1506(b)(3) and Public

Resource Code Section 21080(b)(15).

**NEW BUSINESS**

**13. Residential Alley Improvements (Terradell Street to Bartley Avenue) (Public Works)**

**Recommendation:**

- Add Residential Alley Improvements (Terradell Street to Bartley Avenue) project to Capital Improvement Plan (CIP); and
- Appropriate \$555,000 from Utility User Tax (UUT) Capital Improvement Funds to the Residential Alley Improvements (Terradell Street to Bartley Avenue) project.

**14. Resolution No. 9837 – Authorizing the Publication of Notice to Sale a Franchise to Crimson California Pipeline, L.P., for Maintenance and Operation of Pipeline in City streets (Public Works)**

**Recommendation:**

- Adopt Resolution No. 9837 and set the date of January 10, 2023, for the Public Hearing to grant a franchise to Crimson California Pipeline, L.P.

**15. Residential Concrete Improvements - Authorization to Advertise for Construction Bids (Public Works)**

**Recommendation:**

- Combine the Sidewalk Removal and Replacement Projects at Los Nietos Park, Lakeview Park, and Lake Center Athletic Park with the Annual Sidewalk/Curb & Gutter Removal and Replacement Program;
- Transfer Utility Users Tax CIP funds from the Sidewalk Removal and Replacement Projects at Los Nietos Park (Account PW220011/Amount \$162,000), Lakeview Park (Account PW220012/Amount \$124,000), and Lake Center Athletic Park (Account PW220017/Amount \$120,000) to the Annual Sidewalk/Curb & Gutter Removal and Replacement Program (PW220009); and
- Rename the Annual Sidewalk/Curb & Gutter Removal and Replacement Program to Residential Concrete Improvements Project;
- Approve the Plans and Specifications; and
- Authorize the City Engineer to advertise for construction bids.

**16. Betty Wilson Center Roof Replacement - Authorization to Advertise for Construction Bids (Public Works)**

**Recommendation:**

- Approve the Specifications; and
- Authorize the City Engineer to advertise for construction bids.

**17. Resolution No. 9838 – Authorizing the Publication of Notice to Sale a Franchise to Cardinal Pipeline, L.P., for Maintenance and Operation of Pipeline in City streets (Public Works)**

**Recommendation:**

- Adopt Resolution No. 9838 and set the date of January 10, 2023, for the Public Hearing to grant a franchise to Cardinal Pipeline, L.P.

**18. Municipal Services Yard Warehouse and Administration Office Roof Replacement – Award of Contract (Public Works)**

**Recommendation:**

- Appropriate \$35,000 from the Utility Users Tax (UUT) Capital Improvements Fund to the Municipal Services Yard Warehouse and Administration Office Roof Replacement (PW 220004);
- Accept the bids; and
- Award a contract to 4 Seasons Roofing, Inc. of Montebello, California, in the amount of \$447,705.

**19. Award of Contract to Public Sector Personnel Consultants for the Preparation of a Classification and Compensation Study (Finance)**

**Recommendation:**

- Authorize the City Manager to sign a contract with Public Sector Personnel Consultants for the preparation of a Classification and Compensation Study.
- Appropriate \$40,000 from the General Fund Unassigned Fund Balance to fully fund the Study

**20. Increase the City's Maximum Contribution for Medical Insurance Premiums Under the Affordable Care Act (Finance)**

**Recommendation:**

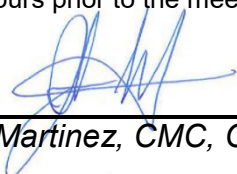
- Approve an increase in the City's maximum contribution for medical insurance premiums under the Affordable Care Act.

**21. CITY MANAGER'S AND EXECUTIVE TEAM REPORTS**

**22. COUNCIL COMMENTS**

**23. ADJOURNMENT**

I, Janet Martinez, City Clerk for the City of Santa Fe Springs, do hereby certify under penalty of perjury under the laws of the State of California, that the foregoing agenda was posted at the following locations; City's website at [www.santafesprings.org](http://www.santafesprings.org); Santa Fe Springs City Hall, 11710 Telegraph Road; Santa Fe Springs City Library, 11700 Telegraph Road; and the Town Center Plaza (Kiosk), 11740 Telegraph Road, not less than 72 hours prior to the meeting.

  
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Janet Martinez, CMC, City Clerk

December 2, 2022  
Date Posted