



APPROVED: 11/02/2021

MINUTES OF THE REGULAR MEETINGS OF THE CITY COUNCIL

October 5, 2021

1. **CALL TO ORDER**

Mayor Mora called the meeting to order at 6:02 P.M

2. **ROLL CALL**

Members present: Councilmembers Sarno, Trujillo, Zamora, Mayor Pro Tem Rodriguez, and Mayor Mora.

Members absent: None.

3. **INVOCATION**

Councilmember Sarno led the invocation.

4. **PLEDGE OF ALLEGIANCE**

Jasmine Rodriguez from the Youth Leadership Committee led the Pledge of Allegiance.

5. **PUBLIC COMMENTS:** The following persons spoke during Public Comments in-person: Leticia Vasquez-Wilson, Ronald Wilson, Ivan Sulic, Alex Huitron, Norma Hernandez, Richard Andrade. Via Zoom: Josie Garcia, Alex Rojar

HOUSING SUCCESSOR

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 Housing Successor.

Minutes of the September 7, 2021 Housing Successor Meetings (City Clerk)

Recommendation:

- Approve the minutes as submitted.

It was moved by Councilmember Zamora, seconded by Mayor Pro Tem Rodriguez, to approve the minutes as submitted, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

NEW BUSINESS

7. Approval of Resolution No's. HS-2021-003, HS-2021-004, HS-2021-005 and HS-2021-006 Related to four Housing Successor Agency actions on the Lakeland and Laurel Affordable Housing Project. 1) Loan Funding Commitment with Richman Group of California Development Company, LLC, and 2) Grant Funding Agreement with TWC Housing, LLC; 3) Purchase and Sale Agreement with Habitat for Humanity of Greater Los Angeles, and

Grant Funding Agreement with Habitat for Humanity Los Angeles (Planning/Finance)

Recommendation:

- Approve the Resolutions No's. HS-2021-003, HS-2021-004, HS-2021-005 and HS-2021-006;
- Authorize the City Manager/Executive Director to execute a Loan Commitment Letter to Richman Group of California Development Company in the amount of Six Million Dollars (\$6,000,000); and
- Approve the funding Agreement with TWC Housing LLC in the amount of One Million One Hundred Thousand Dollars (\$1,100,000); and
- Approve the Purchase, Sale and Development Agreement by and between the City of Santa Fe Springs (the "Seller") and Habitat for Humanity of Greater Los Angeles; and
- Approve the funding Agreement with Habitat for Humanity of Greater Los Angeles in the amount of One Million Three Hundred Thousand Dollars (\$1,300,000), all for the development of interim and permanent affordable housing for families and veterans families, and families and veterans experiencing homelessness.

Deputy City Attorney, Russell Hildebrand provided a presentation on Item No. 7. Rick Westburg from the Richmond Group also provided a presentation on Item No. 7. Councilmember Zamora asked for samples of the housing that will be built, and inquired if private security would be hired to avoid theft during the construction process. Mr. Westburg stated that all projects are fobbed and secured and would be tailored specifically to the needs of the community. Councilmember Zamora recommended The Richmond Group work with local schools to identify community members who would be in need of housing.

It was moved by Councilmember Trujillo, seconded by Councilmember Sarno, to approve the Resolutions No's. HS-2021-003, HS-2021-004, HS-2021-005 and HS-2021-006, authorize the City Manager/Executive Director to execute a Loan Commitment Letter to Richman Group of California Development Company in the amount of Six Million Dollars (\$6,000,000), approve the funding Agreement with TWC Housing LLC in the amount of One Million One Hundred Thousand Dollars (\$1,100,000); and approve the Purchase, Sale and Development Agreement by and between the City of Santa Fe Springs (the "Seller") and Habitat for Humanity of Greater Los Angeles; and approve the funding Agreement with Habitat for Humanity of Greater Los Angeles in the amount of One Million Three Hundred Thousand Dollars (\$1,300,000), all for the development of interim and permanent affordable housing for families and veterans families, and families and veterans experiencing homelessness, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

SUCCESSOR AGENCY

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

Successor Agency.

Minutes of the September 7, 2021 Successor Agency Meetings (City Clerk)

Recommendation:

- Approve the minutes as submitted.

It was moved by Councilmember Sarno, seconded by Mayor Pro Tem Rodriguez, to approve the minutes as submitted, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nays: None

Absent: None

CITY COUNCIL

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 City Council.

a. Minutes of the September 7, 2021 Regular City Council Meetings (City Clerk)

Recommendation:

- Approve the minutes as submitted.

b. Department of Fire-Rescue, Nurse Educator – Award of Contract (Fire)

Recommendation:

- Approve and authorize the City Manager to execute a professional services agreement with UCLA Center of Pre-Hospital Care, in a final form approved by the City Attorney's office, for the consultation position of Nurse Educator for the Department of Fire-Rescue in the amount of \$47,520.00 per contract year.

c. Interior and Exterior Painting Park Facilities (Little Lake Park, Los Nietos Park, Santa Fe Springs Park) – Final Payment (Public Works)

Recommendation:

- Approve the Final Payment to Innovation Painting, Inc. of Ontario, California in the amount of \$50,445.00 (Less 5% Retention) for the subject project.

It was moved by Councilmember Trujillo, seconded by Councilmember Zamora, to approve Item Nos. 9A to 9C, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nays: None

Absent: None

PUBLIC HEARING

10. Consideration of an appeal of Development Plan Approval Case No. 980 and related Environmental Documents (Initial Study/Mitigated Negative Declaration) (Planning)

Recommendations:

- Continue the appeal hearing to the next regularly scheduled City Council Meeting on Tuesday, November 2, 2021.

It was moved by Councilmember Sarno, seconded by Councilmember Trujillo, to continue the appeal hearing to the next regularly scheduled City Council Meeting on Tuesday, November 2, 2021, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

PUBLIC HEARING

11. Alcohol Sales Conditional Use Permit Case No. 79 (Police Services)

Recommendations:

- Open the Public Hearing and receive any comments from the public regarding Alcohol Sales Conditional Use Permit Case No. 79, and thereafter close the Public Hearing; and
- Approve Alcohol Sales Conditional Use Permit Case No. 79 subject to the conditions of approval contained in Resolution No. 9732 as "Exhibit A", and;
- Adopt Resolution 9732, which incorporates the City Council's findings and action regarding this matter.

Director of Police Services, Dino Torres provided a brief presentation on Item No. 11.

Mayor Mora opened the public hearing at 6:59 p.m.

There were no speakers.

Mayor Mora closed the public hearing at 6:59 p.m.

It was moved by Councilmember Zamora, seconded by Mayor Pro Tem Rodriguez, to approve Alcohol Sales Conditional Use Permit Case No. 79 subject to the conditions of approval contained in Resolution No. 9732 as "Exhibit A", and adopt Resolution No. 9732, which incorporates the City Council's findings and action regarding this matter, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

NEW BUSINESS

12. Purchase of One (1) New 2022 Ford Explorer from Fairway Ford (Finance)

Recommendation:

- Purchase of one (1) New 2022 Ford Explorer by awarding an order to Fairway Ford;
- Authorize the Director of Purchasing Services to issue a purchase order in the amount of \$34,149.94 to Fairway Ford.

Director of Purchasing Services, Paul Martinez, provided a brief presentation on Item No. 12.

It was moved by Mayor Pro Tem Rodriguez, seconded by Councilmember Zamora,

to purchase one (1) New 2022 Ford Explorer by award an order to Fairway Ford, and authorize the Director of Purchasing Services to issue a purchase order in the amount of \$34,149.94 to Fairway Ford, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

13. Approval of Amendment Number Four to Lease Agreement between the City of Santa Fe Springs and The Whole Child (TWC) for use of modular building located at the Gus Velasco Neighborhood Center (Community Services)

Recommendations:

- Approve Amendment Number Four to Lease Agreement between the City of Santa Fe Springs and The Whole Child to extend the lease term by one month for use of the modular building located at the Gus Velasco Neighborhood Center with a monthly rent of \$2,250 for the extended period.
- Authorize the Mayor to execute and sign Amendment Number Four to Lease Agreement between the City of Santa Fe Springs and the Whole Child.

Family & Human Services Manager, Ed Ramirez provided a brief presentation on Item No. 13.

It was moved by Councilmember Zamora, seconded by Councilmember Sarno, to approve Amendment Number Four to Lease Agreement between the City of Santa Fe Springs and The Whole Child to extend the lease term by one month for use of the modular building located at the Gus Velasco Neighborhood Center with a monthly rent of \$2,250 for the extended period, and authorize the Mayor to execute and sign Amendment Number Four to Lease Agreement between the City of Santa Fe Springs and The Whole Child, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

14. Heritage Park Train Exhibit Improvements (Paint Train Engine and Caboose Car) – Authorization to Advertise for Construction Bids (Public Works)

Recommendations:

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

Director of Public Works, Noe Negrete introduced Assistant Civil Engineer, Leonard Liu to provide a brief presentation of Item No. 14.

It was moved by Councilmember Trujillo, seconded by Mayor Pro Tem Rodriguez, to approve the Plans and Specifications, and authorize the City Engineer to advertise for construction bids, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

**15. Pioneer Boulevard Street Improvement Project (Charlesworth Road to Los Nietos Road)
– Award of Contract for On-Call Professional Engineering Services (Public Works)**

Recommendations:

- Accept the Request For Quotes (RFQ's);
- Award a Task Order No. 1 to NV5, Inc. from Irvine, California for the Design of the Pioneer Boulevard Street Improvement Project in the amount of \$48,500; and
- Authorize the Director of Public Works to execute Task Order No. 1 for On-Call Professional Engineering Services with NV5, Inc.

Director of Public Works, Noe Negrete provided a brief presentation on Item No. 15. Councilmember Zamora inquired as to why Coory Engineering was not selected as they were the lowest bidder. Director Negrete stated that while price is one of the factors to consider, qualifications and experience with roads are reasons why they are recommending NV5, Inc.

Councilmember Zamora asked if there was a way to make the signs prohibiting heavy vehicles bigger on certain streets. Director Negrete said the traffic engineer would look into increasing the size of weight restriction signs.

It was moved by Councilmember Sarno, seconded by Councilmember Zamora, to accept the Request For Quotes (RFQ's), award a Task Order No. 1 to NV5, Inc. from Irvine, California for the Design of the Pioneer Boulevard Street Improvement Project in the amount of \$48,500, and authorize the Director of Public Works to execute Task Order No. 1 for On-Call Professional Engineering Services with NV5, Inc. by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

16. Truck Traffic Impact Report (Public Works)

Recommendations:

- Receive and file the report.

Director of Public Works, Noe Negrete provided a presentation on Item No. 16. City Manager, Raymond R. Cruz added that currently staff is working on a solution to the long-term road issues that will be brought forward to Council by the end of this year.

It was moved by Councilmember Zamora, seconded by Mayor Pro Tem Rodriguez, to receive and file the report, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodríguez, Mora

Nayes: None

Absent: None

17. Adopt Resolution No. 9733 Approving Changes to the Salary Schedule and Approval of Related Personnel Modifications (Finance)

Recommendations:

- Adopt Resolution No. 9733 approving changes to the City's Fiscal Year 2021-22 Salary Schedule.
- Approve the classification specification changes for the following positions: Mechanic I & II
- Approve the classification specification changes and title change for Transportation Services Supervisor to Municipal Services Supervisor.
- Adopt classification specifications for the following positions: Facility Lead Worker, Maintenance Worker II, and Librarian II – Technical Services.

Director of Finance and Administrative Services, Travis Hickey provided a brief presentation on Item No. 17.

It was moved by Mayor Pro Tem Rodriguez, seconded by Councilmember Trujillo, to adopt Resolution No. 9733 approving changes to the City's Fiscal Year 2021-22 Salary Schedule, approve the classification specification changes for the following positions: Mechanic I & II, approve the classification specification changes and title change for Transportation Services Supervisor to Municipal Services Supervisor, and adopt classification specifications for the following positions: Facility Lead Worker, Maintenance Worker II, and Librarian II – Technical Services, by the following vote:

Ayes: Sarno, Trujillo, Zamora, Rodriguez, Mora

Nayes: None

Absent: None

18. PRESENTATIONS

- a. Proclamation – Proclaiming October 23-31, 2021 as “Red Ribbon Week” (Police Services)
- b. Proclamation – Proclaiming the Month of October 2021 as “National Community Planning Month” (Planning)
- c. Presentation from Rio Hondo College President Teresa Dreyfuss – State of the College (City Manager)

19. CITY MANAGER'S AND EXECUTIVE TEAM REPORTS

- City Manager, Raymond R. Cruz stated that efforts are being made to change the Bradley Burns 1% Local Sales and Use Tax, which would affect the City of Santa Fe Springs. The first effort was brought forward by City of Rancho Cucamonga at the League of California Cities Annual Conference and the policy committee recommended that the item be further vetted by the City Manager's Working Group and the League's Revenue Taxation Policy Committee before making a final recommendation, which amended and approved the resolution the following day. He added he would continue to work to represent the City's interest.
- Municipal Services Manager, Kevin Periman spoke about special seals placed on all City vehicles in support of Breast Cancer Awareness Month. He also spoke about the special lighting at the bridge on Telegraph Rd and Norwalk Blvd.

- Assistant Director of Planning, Cuong Nguyen spoke about an upcoming Pic 'N' Save that will be located off Norwalk Blvd on the former Rite Aid site.
- Director of Police Services, Dino Torres spoke about the Walk to School Event occurring tomorrow in which police officers will be accompanying students on foot. He also spoke creating an upcoming catalytic converter etching event for City residents.
- Battalion Chief, Chad Van Meeteren spoke about the Fire-Rescue Department receiving the 2021 Mission: EMS Recognition Award from the American Heart Association. He announced that Fire Prevention Week is from October 3 to October 9, 2021, and that an Open House at Station 4 will be held on October 9. Lastly, he announced that Fire-Rescue personnel will be wearing pink to support Breast Cancer Awareness.
- Director of Finance and Administrative Services, Travis Hickey spoke about the retirement of Director of IT Services, Alex Tong.
- Parks and Recreation Manager, Gustavo Hernandez spoke about the Walk to School Day event on October 6, and also announced that Count Dave, the silly vampire would be hosting a children's show at the City Library on Saturday, October 9. Lastly, he announced the Dia De Los Muertos event would held at Heritage Park on October 16.

20. APPOINTMENTS TO BOARDS, COMMITTEES, COMMISSIONS

No appointments were made.

21. COUNCIL COMMENTS

Councilmember Sarno thanked Public Works for the work on the bridge in recognition of Breast Cancer Awareness Month. He also spoke about the golf event in conjunction with the City of Compton and thanked everyone who attended. He thanked Supervisor Janice Hahn for her support in the housing project as it not only a local problem but a national problem. Lastly, he thanked the residents who speak up and are vocal about what they want to see in their community, and asked City Manager Ray Cruz for current CDC guidelines.

Councilmember Trujillo thanked Public Works for their efforts in Breast Cancer Awareness decorations, and also commended the City for setting an example in being one of the first to provide a homeless housing project. She thanked first responders for wearing pink patches in support of breast cancer awareness, and looked forward to attending the Dia De Los Muertos event.

Councilmember Zamora also highlighted the bridge decorations for current and future events, and thanked employees for wearing pink for the cause. He advocated for being supportive to those who have lost someone to cancer and thanked staff for all they do for the City.

Mayor Pro Tem Rodriguez also commended the breast cancer awareness decorations and encouraged everyone to take mammograms. She also thanked first responders and everyone who attended the Relay for Life event, including the Women's Club for serving the survivors. Lastly, she thanked Santa Fe High School for the foundation meeting, congratulated Alex Tong on his retirement, and highlighted Councilmember Zamora's

efforts for advocating for residents who need housing.

Mayor Mora thanked everyone who supported the Relay for Life event and encouraged for the awareness of all cancers. He also appreciated being on the forefront of mitigating the homelessness crisis and to disrupt the cycle of homelessness by providing housing. He also thanked everyone for attending the meeting and wished everyone a great evening.

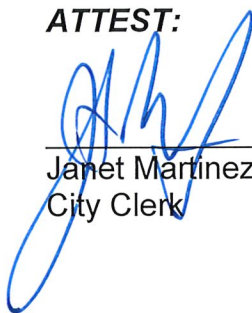
22. ADJOURNMENT

Mayor Mora adjourned the meeting at 8:09 p.m.



John M. Mora
Mayor

ATTEST:



Janet Martinez
City Clerk

11/3/21
Date