



City of Commerce

Meeting Minutes

Tuesday, March 6, 2018 - 5:00 PM

**CONCURRENT ADJOURNED MEETINGS OF THE CITY COUNCIL OF THE CITY OF
COMMERCE, JOINT POWERS FINANCING AUTHORITY AND THE GOVERNING BODY
OF THE SUCCESSOR AGENCY TO THE COMMERCE COMMUNITY DEVELOPMENT
COMMISSION**

5:00 P.M. CLOSED SESSION

CALL TO ORDER

Mayor Rebollo called meeting to order at 5:00 p.m. in the Council Chambers.

ROLL CALL

Present: 5 - Councilmember Argumedo
Councilmember Mendoza
Councilmember Soria
Mayor Pro Tem Altamirano
Mayor Rebollo

PUBLIC COMMENT ON CLOSED SESSION ITEMS

There were no individuals wishing to address the City Council/Successor Agency on any items on Closed Session agenda.

RECESS TO CLOSED SESSION

City Council/Successor Agency recessed to Closed Session at 5:01 p.m.

1. Pursuant to Government Code 54957, the City Council will consider personnel matters related to the recruitment of a Director of Human Resources.
2. Pursuant to Government Code §54956.8, the Successor Agency will confer with its real property negotiator, Edgar Cisneros, with respect to real estate negotiations concerning proposed price and other terms relating to the property located at 5476 Jillson St (6335-019-023), 5530 Jillson St (6335-019-042), 2500 S Eastern Ave (6335-024-046), 6335-024-038, 6335-024-039, 6335-024-048, 6335-024-042, 6335-024-043, 6335-024-044, 6335-024-045, 5600 Jillson St (6335-023-049), 6335-023-053, 6335-023-054, 5611 E Washington (6335-023-048), 5571 E Washington (6335-024-056).
3. Conference with Legal Counsel Pursuant to Government Code Sections 54956.9(d)(2) and 54956.9(e)(3) Regarding Anticipated/Potential Litigation - One (1) Matter

RECONVENE TO OPEN SESSION

City Council/Successor Agency reconvened to open session at 6:10 p.m. in the

Council Chambers.

ORAL CLOSED SESSION ANNOUNCEMENT

Assistant City Attorney Copado reported on Closed Session items and stated that Council/Successor Agency received presentation from staff, provided further direction to staff and no reportable action was taken on items #1, #2 and #3.

6:00 P.M. - CITY COUNCIL MEETING

CALL TO ORDER

Mayor Rebollo called regular meeting to order at 6:12 p.m.

ROLL CALL

Present: 5 - Councilmember Argumedo
Councilmember Mendoza
Councilmember Soria
Mayor Pro Tem Altamirano
Mayor Rebollo

PLEDGE OF ALLEGIANCE

Parks and Recreation Director Lipton led the Pledge of Allegiance

INVOCATION

Councilmember Mendoza offered the invocation.

PUBLIC COMMENT

Edgar Negrete, representing Environmental Justice organization, spoke in support of item #13 regarding the rent control.

CONSENT CALENDAR

Councilmember Soria asked to pull item #8 for discussion.

City Administrator Cisneros provided an overview of the staff report, and stated that this contract would cover workload of the employee who is going to be on maternity leave. Councilmember Soria inquired whether workload could be redistributed between existing personnel without hiring a consultant. Further discussion ensued. It was a consensus to table this item

Councilmember Soria moved, seconded by Councilmember Argumedo, to table item #8 to the next City Council meeting. The motion carried by the following vote:

AYES: Councilmembers Argumedo, Mendoza, Soria, Mayor Pro Tem Altamirano and Mayor Rebollo.

Councilmember Argumedo moved, seconded by Councilmember Soria, to approve the Consent Calendar minus item #8. The motion carried by the following vote:

Ayes: 5 - Councilmember Argumedo, Councilmember Mendoza, Councilmember Soria, Mayor Pro Tem Altamirano, and Mayor Rebollo

1. Approval of Warrant Register Nos. 15A and 15B
2. Approval of Minutes
3. Authorization to Release Plans and Specifications for Construction of a New Drinking Water Well at an Area Known as Commerce Station 7
4. Memorandum of Understanding among the Southern California Association of Governments, the Los Angeles County Metropolitan Transportation Authority, and Los Angeles County Transit Operators
5. 2018 Youth Education and Service (Y.E.S.) Leadership and Mentoring Program
6. Filing of Grant Applications with the California Department of Transportation and the Federal Transit Administration
7. Authorizing the Execution of the Low Carbon Transit Operations Program Project "Purple Route Service Hours Expansion"
8. Service Agreement with Moore Iacofano Goltsman, Inc. to Provide Planning Consulting Services to Assist City Planning Staff with Related Duties and Projects
9. Service Agreement with Avocette Technologies Inc. for Service Plus++, Operational Support Services for Accela Automation
10. Final Payment to Avocette Technologies, Inc. for Implementation of the City's New Land Management System Known as Accela
11. Request for Statement of Qualifications (RFQ) for Real Estate On-Call Professional Services

SCHEDULED MATTERS

12. Mid-Year Budget Review - Amending the Annual Operating and Capital Budgets for Fiscal Year 2017-2018

Finance Director Domic provided an overview of the staff report. Discussion took place about the cultural excursion and allocating money ahead of time in the amount of \$36,000.

Councilmember Soria stated that employees need appropriate training and tools and purchase equipment right away in order to avoid repair costs. He cautioned about arbitrary decisions.

Mayor Rebollo moved, seconded by Councilmember Mendoza, to approve the mid-year budget including 36K allocation for cultural excursion. The motion carried by the following vote:

Ayes: 5 - Councilmember Argumedo, Councilmember Mendoza, Councilmember Soria, Mayor Pro Tem Altamirano, and Mayor Rebollo

13. Written Report Regarding Ordinance Establishing Moratorium on Rent Increases Above Three Percent and Temporary Measures Protecting Residents from Evictions Without Just Cause

Deputy Director of Development Services Marquez provided an overview of the staff report. Discussion took place on what steps have been taken to help seniors. City Administrator Cisneros responded that they met with the association, and got information as far as structure of the rent at the facility and some of the tools the City might have in order to assist the senior. Those rents in the facility are controlled by HUD and federal programs. Staff is working on the pilot program to assist seniors.

Councilmember Mendoza asked that the town hall meeting is scheduled, and recommended that the message is sent the property owners. Further discussion ensued.

City Administrator Cisneros stated that staff is considering limit the impact to just three different complexes in the City, and staff reached out to those complex building owners and informing those property owners about proposed solutions.

ORDINANCES

14. Ordinance Addressing Illegal Dumping - First Reading

Assistant City Attorney Copado provided an overview of the staff report. Discussion took place regarding fines, and Assistant City Attorney Copado stated

that administration citation program will be brought to the City Council for consideration.

Councilmember Soria moved, seconded by Councilmember Argumedo, to read the Ordinance by title only. Administrative Services Director and City Clerk Shumway read the title of the Ordinance adding Chapter 6.21, "Illegal Dumping" to Title 6, "Health and Sanitation" of the Commerce Municipal Code Establishing Prohibitions Against Illegal Dumping. The motion carried by the following vote:

Ayes: 5 - Councilmember Argumedo, Councilmember Mendoza, Councilmember Soria, Mayor Pro Tem Altamirano, and Mayor Rebollo

CITY COUNCIL/SUCCESSOR AGENCY REPORTS

Mayor Pro Tem Altamirano congratulated Mayor Rebollo on the ribbon cutting ceremony and for spearheading the project.

Councilmember Argumedo reported that he attended Industrial Council Installation dinner.

Councilmember Mendoza reported that he attended Fitzgerald Community meeting regarding parking issues in the area, Miss Commerce Breakfast, Bristow park library event "Read across America", I -5 meeting, Citadel Annual meeting, and Industrial Council Installation Dinner.

Councilmember Soria reported that he attended Citadel Annual Meeting, Installation for Industrial Council and "Read across America" event in Bristow park, and congratulated Mayor Rebollo on today's ribbon cutting ceremony. Councilmember Soria commended 7 applicants for man of the year.

Mayor Rebollo thanked everyone involved in the Ribbon Cutting ceremony of installing special needs swing set. Mayor Rebollo attended Woman's Paint night, and thanked Mayor Pro Tem Altamirano for his involvement in the CREA meetings and spearheading and urging to close CREA facility. Mayor Rebollo invited for the library events and wished all Miss Commerce participants good luck.

ADJOURNMENT

Meeting adjourned to closed session at 7:05 pm. Meeting adjourned at 7:55 pm