



# City of Commerce

## Meeting Minutes

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Tuesday, October 6, 2020 - 5:00 PM

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**CONCURRENT JOINT 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**

### CALL TO ORDER

*Mayor Altamirano called meeting to order at 5:08 p.m. via teleconferencing.*

### ROLL CALL

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

### PUBLIC COMMENT ON CLOSED SESSION ITEMS

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

### RECESS TO CLOSED SESSION

*City Council/Successor Agency recessed to Closed Session at 5:09 p.m.*

1. Pursuant to Government Code §54956.8, the City Council will confer with its real property negotiator, Edgar Cisneros, with respect to real estate negotiations with and properties located at:
  - A. 5476 Jillson St. (APN 6335-019-023), 5530 Jillson St. (APN 6335-019-042), 2500 S Eastern Ave. (APN 6335-024-046), (APN 6335-024-03), (APN 6335-024-039), (APN 6335-024-048), (APN 6335-024-04), (APN 6335-024-043), (APN 6335-024-044), (APN 6335-024-045), 5600 Jillson St. (APN 6335-023-049), (APN 6335-023-0), (APN 6335-023-054), 5611 E Washington Blvd. (APN 6335-023-048), 5571 E. Washington Blvd. (APN 6335-024-056), (APN 6335024057), and 5555 E. Washington, Commerce, CA 90040
  - B. Wash-Tel Commerce, LLC concerning proposed price and other terms relating thereto, comprised of 6329 and 6355 Washington Boulevard, Commerce, California, commonly referred to as the Stahl Trust property.

2. Conference with Legal Counsel - Existing Litigation - Pursuant to Government Code

Section 54956.9(d)(1). One (1) case: East Yard Communities for Environmental Justice v the City of Commerce, et al. - Superior Court of the State of California, County of Los Angeles, Case No. 19STCP03310.

3. Conference with Legal Counsel - Existing Litigation - Pursuant to Government Code Section 54956.9(d)(1). One (1) case: Coalition for Responsible Equitable Economic Development Los Angeles, an unincorporated association; Carlos Mendivil, James Moreno and David Pimenov v the City of Commerce, the City Council of the City of Commerce, and City of Commerce Public Works and Development Services department et al. - Superior Court of the State of California, County of Los Angeles, Case No. 19STCP03329.

### RECONVENE TO OPEN SESSION

*City Council/Successor Agency reconvened to Open Session at 6:04 p.m. via teleconferencing*

### ORAL CLOSED SESSION ANNOUNCEMENT

*Assistant City Attorney Copado reported on Closed Session items:*

*Item #1- City Manager Cisneros provided a brief update and no reportable action was taken on this item.*

*Items #2 and #3 - Special Counsel provided a briefing and no reportable action was taken on this item. Closed Session concluded at 6:01 p.m.*

### 6:00 P.M. - CITY COUNCIL MEETING

### CALL TO ORDER

*Mayor Altamirano called meeting to order at 6:04 p.m. via teleconferencing.*

### ROLL CALL

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

### APPEARANCES AND PRESENTATIONS

1. Presentation/Update from the Sheriff's Department Regarding Public Safety in the City of Commerce

*Sergeant Villareal provided an update regarding the arrests and the shooting incident on Washington and Commerce Way. This matter is under investigation. There were a couple of shootings in Commerce on October 4, 2020, at the block of*

*Eastern and Triggs as well.*

*Sergeant Villareal Introduced new Lieutenant Eric Barron, who is replacing Lieutenant Chadwick.*

*Mayor Pro Tem Rebollo asked for the update on cameras and when they are going to be installed.*

#### **PUBLIC COMMENT**

*Director of Administrative Services and City Clerk Shumway read the following public comments for the record:*

*Adrian Garcia, Government Relations Manager for Southern California Edison, opposed Balanced Energy Resolution (item #13).*

*Jessica Staine, Fermin, Mariella Padilla, and Mandi Marquez - Roach urged the City Council to support getting the sports programs back in session, at least outdoor practices.*

*Leonel Resado, volunteer coach for Commerce Hearts Traveling Soccer Team, urged to reopen the sports programs while following Covid -19 guidelines.*

*Dina Coronado, Vice President of Building Industry Association of Southern California, Inc., issued a support letter for balanced energy solutions (item #13.)*

*David Juarez, Director of Local Government Affairs for California Restaurant Association, issued a statement supporting Balanced Energy Solutions and maintaining local control of energy solutions.*

*Bruan Medina updated the City Council and the community about upcoming TreePeople events and initiatives.*

*Team Ozeqbe issued a statement opposing State Measure 16.*

*Johncito Peraza thanked City Manager Cisneros, CSOs, and Code Enforcement for working on the incident that occurred in Rosini Neighborhood. Mr. Peraza asked that the annual holiday craft fair is held this year and supporting the installation of additional speed humps.*

#### **CONSENT CALENDAR**

*Mayor Altamirano moved, seconded by Mayor Pro Tem Rebollo, to pull item #13 for discussion. The motion carried by the following vote:*

*AYES: Councilmembers Argumedo, Mendoza, Soria, Mayor Pro Tem Rebollo and Mayor Altamirano (5)*

*Item #13 - City Manager Cisneros provided a brief overview of the staff report. Denise Campos, Public Affairs Manager for SoCalGas, agreed that the energy source should be reliable, affordable, and balanced for the City. According to Ms. Campos, SoCalGas supports renewable energy. The goal is to become the cleanest renewable energy, and passing this policy is for affordability and choice control for businesses and residents.*

*Adrian Garcia, Southern California Edison, opposed the resolution and noted that it supports specifically natural gas. Mr. Garcia talked about supporting the electric option to reduce green gas emissions and moving toward cleaner California.*

*Discussion took place. It was a consensus among the City Council that this is a very good policy that will benefit residents and businesses.*

*Councilmember Soria moved, seconded by Councilmember Argumedo, to adopt resolution supporting Balanced Energy Solutions and maintaining local control of energy solutions. The motion carried by the following vote:*

*AYES: Councilmembers Argumedo, Mendoza, Soria, Mayor Pro Tem Rebollo and Mayor Altamirano (5)*

**Mayor Altamirano moved, seconded by Mayor Pro Tem Rebollo, to approve the consent calendar. The motion carried by the following vote:**

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

- 2. Approval of Warrant Register Nos. 5A, and 5B**
- 3. Approval of Minutes**
- 4. Proclamation Declaring October 2020 as National Bullying Prevention Month**
- 5. Proclamation Declaring the Month of October 2020 as National Breast**

Cancer Awareness Month

6. November 3, 2020, Regular City Council Meeting Cancellation
7. CARES Act Provisions for the City's FSA Plans
8. Adoption of Travel Policy
9. Commissioners Handbook Revisions
10. First Amendment to the Agreement with EFI Global for Environmental Assessment at 5710 & 5788 Smithway
11. Agreement with California Advocacy, LLC to Perform Professional Government Relations and Legislative Representation Services
12. Amendment to the Agreement for Consultant Services with John R. Anderson DBA; Blue/Green Advisors
13. Resolution Supporting Balanced Energy Solutions and Maintaining Local Control of Energy Solutions

**SCHEDULED MATTERS**

14. Report and Update on Preparations for Citadel Black Friday Event

*Director of Public Works Hernandez provided an overview of the staff report regarding current preparations for the Black Friday event at Citadel.*

*Mayor Pro Tem Rebollo inquired whether a traffic control company could be brought in to direct traffic on the congested streets and some closed streets. It was suggested to look into contracting out with the White Glove company. In addition, it was recommended to ticket people for blocking intersections. Director Hernandez stated that staff could look into increasing signage to prevent blocking of the intersections stating that violators will be cited. Sergeant Villareal added that ticketing during that congested traffic would create more problems by blocking a lane.*

*Further discussion took place about providing more shuttles to Citadel. In addition, it was recommended to install a RedFlex camera at Steven's Steakhouse intersection in order to prevent blocking of the intersection and direct traffic at Mixmaster.*

*In response to Councilmember Soria question regarding the protocols for safety and precautions during Covid, Mr. Nelson Kafieh, Loss Control Manager, stated that security is trained in warning people about necessary precautions and will be providing masks if needed. However, store managers and personnel were instructed on zoom calls that the amount of customers has to be controlled, enforce social distancing, and face-covering for customers inside the stores. There is also signage available. This year security was increased to 100 personnel, and the number of deputies was increased to 20, accordingly.*

*Councilmember Mendoza recommended closure of the residential streets to prevent parking and driving through neighborhoods and maybe have two ways in and out.*

**15. Presentation by Community Advanced Development Corporation Regarding their Proposal for City-Owned Properties Located at Gage and Zindell**

*Amanda Gatternby and Chris Kolbensschlag provided a presentation regarding the Community Advanced Development Corporation proposal to develop four parcels 7169,7165,7155 and East Gage Avenue.*

*Discussion took place regarding the length of the project and affordable housing and rents. Rents depending on income, will be ranging from \$1,056 to \$2,028. Twenty-two units will have reduced rent to 30% cost of those units. Mayor Altamirano inquired whether mixed-used could be possible for this project.*

*Further discussion took place about affordable housing. Chris Baker stated that affordable units are all units low income (45) and 22 units would be eligible and paying only 30% of their income for rent.*

*This was informational item only. No action was taken on this item.*

**16. Adopting the Annual Operating Budget for Fiscal Year 2020-2021**

*Assistant City Manager Domic provided a presentation regarding operating budget for fiscal year 20-21.*

*Discussion took place regarding the shortfall and how much casino revenue is coming at this point, and anticipated.*

**Councilmember Mendoza moved, seconded by Councilmember Argumedo, to approve Resolution adopting the annual operating budget for fiscal year 2020-2021. The motion carried by the following vote:**

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

**17. City of Commerce Speed Hump Policy Revision and Implementation of Traffic Calming Measures on McDonnell Avenue**

*Director of Public Works Hernandez provided an overview of the staff report.*

*Discussion took place about installing additional humps and how it benefits the community.*

**Mayor Pro Tem Rebollo moved, seconded by Councilmember Soria, to adopt a Resolution updating the Speed Hump Policy to expand the current eligibility criteria for a speed hump as well as other adjustments to the petition process for future requests and the process for speed hump removal requests; and approving traffic calming measures on McDonnell Avenue between Triggs Street and Dunham Street. The motion carried by the following vote:**

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

## **PUBLIC HEARING**

**18. Introduction of an Ordinance Amending Commerce Municipal Code, Title 12 "Streets and Sidewalks", Chapter 12.06 "City Trees" and Approval of a Resolution Adopting an Updated Tree Policy**

*Director of Public Works Hernandez provided an overview of the staff report. Discussion took place.*

*Mayor Altamirano opened Public Hearing. There were no individuals wishing to address the City Council on this item. Mayor Altamirano closed Public Hearing.*

**Mayor Pro Tem Rebollo moved, seconded by Councilmember Mendoza, to read by title only, and introduce for first reading an Ordinance amending Commerce Municipal Code, Title 12, Chapter 12.06, "City Trees" relating to administrative and enforcement regulations concerning City trees; and approval of a resolution adopting an updated Tree Policy. The motion carried by the following vote:**

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

**19. Establishing New Fees Related to Sidewalk Vendor Permits; and  
Introduction of an Ordinance Adding and Amending Provisions of Chapter  
5.16 "Sidewalk Vending" First Reading)**

*Assistant City Attorney Copado provided an overview of the staff report. Discussion took place.*

*Mayor Altamirano opened Public Hearing. There were no individuals wishing to address the City Council on this item. Mayor Altamirano closed Public Hearing.*

**Councilmember Soria moved, seconded by Councilmember Argumedo, to approve a Resolution establishing new fees related to Sidewalk Vendor Permits, pursuant to Chapter 5.16 "Sidewalk Vending," of Title 5 "Business Regulations and Licensing," of the Commerce Municipal Code; and introduce for First Reading, by waiving full reading and reading title only, an Ordinance adding to and amending Provisions of Chapter 5.16 "Sidewalk Vending." Director of Administrative Services and City Clerk Shumway read the title of the Ordinance. The motion carried by the following vote:**

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

**CITY COUNCIL/SUCCESSOR AGENCY REPORTS**

*Councilmember Argumedo wished his son Happy Birthday.*

*Councilmember Mendoza reported that he attended Rocking Walking Wednesdays and St. Marcelina's blessing of pets event.*

*Mayor ProTem Rebollo congratulated Councilmember Mendoza on his milestone. Mayor Pro Tem Rebollo thanked library staff for volunteer recognition and talked about Breast Cancer awareness.*

*Mayor Altamirano asked staff to look into reopening parks and thanked Supervisor Solis for all her efforts with the reopening of the casino.*

**ADJOURNMENT**

*Meeting adjourned at 9:05 p.m.*