



Tuesday, May 8, 2018

A Budget Session Meeting and Regular Meeting of the City Council were held in the Council Chamber, Pico Rivera City Hall, 6615 Passons Boulevard, Pico Rivera, California.

Mayor Camacho called the budget session meeting to order at 4:00 p.m. on behalf of the City Council.

PRESENT: Archuleta, Armenta, Tercero, Camacho

ABSENT: Salcido

BUDGET STUDY SESSION:

1. Review of Proposed Budget for Fiscal Year 2018-2019

Director of Administration Services Solorza provided an overview of the proposed 2018-2019 budget highlighting budget development, proposed operating revenue, proposed operating expenditures, notable changes, staffing overview, Capital Improvement Program, Pavement Management Program, and PERS cost increases.

City Council discussed PERS increases, Measure R funds for the intersection of Mines Avenue and Passons Boulevard, improvements to the Veteran's Monument; Public Safety Officer for El Rancho High School, sales tax, revamping and restriping City streets, and kitchen improvements at the parks.

Recessed the budget study session at 5:33 p.m.

ALL FOUR CITY COUNCIL MEMBERS WERE PRESENT

Reconvened the regular City Council meeting at 6:00 p.m.

ALL FOUR CITY COUNCIL MEMBERS WERE PRESENT

Councilmember Salcido arrived at 6:08 p.m.

COMMISSIONERS PRESENT:

Esther Celiz, Planning Commission

Patricia Saucedo, Parks & Recreation Commission

INVOCATION: Delivered by Councilmember Archuleta

PLEDGE OF ALLEGIANCE: Led by Mayor Pro Tem Tercero

SPECIAL PRESENTATIONS:

- Presentation by Rio Hondo College – Teresa Dreyfuss
- Proclamation presented to City Clerk proclaiming Municipal Clerks Week
- Proclamation presented to Public Works proclaiming Public Works Week

PUBLIC HEARING:

City Council:

- 2. Public Hearing – Introduce Ordinance Amending Zoning Map of the City of Pico Rivera and Adopt Resolutions Approving Zone Reclassification No. 324, General Plan Amendment No. 56, Tentative Tract Map No. 74823 and Mitigated Negative Declaration and Mitigation Monitoring Plan. (1300)**

Mayor Camacho opened the public hearing and noted that there was no written communications to provide public testimony.

A PowerPoint presentation was provided by City staff Principal Planner Foulkes and Principal Analyst Garcia highlighting site cleanup and sale required, development constraints, development considerations, marketing strategy, soil and water conditions, remedial action plan, local Oversight Board responsibility, project application concerns, site plans, environmental review, community outreach, and staff's recommendation.

Oral Communication(s):

The following speakers addressed the City Council in opposition to the development and voiced their concerns with flooding, street repairs, church and school traffic, concerns for emergency vehicles access, speeding, contaminated soil, parking issues and lack of street exits.

- Ramiro
- Rey Guevara
- Antonio Martinez
- Juan Anzaldo
- Henrietta Correa Salazar
- Maria Evaristo Zamora
- Ana Marie Anzaldo
- Diego Rubalcava-Alvarez
- Veronica G. Martinez

City Council members discussed the concerns of the speakers and reiterated that the project is the decision of the Oversight Board of the Successor Agency to the Pico Rivera Redevelopment Agency. It was expressed that failure to develop the property as planned could put the project back with the County who could then develop the land with a much bigger project that would have more of an impact on the community. In regard to the traffic concerns, Councilmember Armenta stated that he would move to

approve the recommendation with the provision that City staff look into the traffic issues with St. Mariana Church.

Mayor Camacho closed the public hearing.

Motion by Councilmember Armenta, seconded by Councilmember Salcido to: 1) Introduce Ordinance No. 1121 approving a Zone Reclassification changing the zone designation from Open Space (O-S) to Planned Residential Unit Development (PUD) for the property located between the easterly terminus of Burke Street and the San Gabriel River; 2) Adopt Resolutions No. 6952, 6953, and 6954 approving Zone Reclassification No. 324, General Plan Amendment No. 56, Tentative Tract Map No. 74823, and Mitigated Negative Declaration and Mitigation Monitoring Plan; and 3) Direct staff to look into mitigating traffic issues with St. Mariana Church. Motion carries by the following roll call vote:

Ordinance No. 1121 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, APPROVING A ZONE RECLASSIFICATION CHANGING THE ZONE DESIGNATION FROM OPEN SPACE (O-S) TO PLANNED RESIDENTIAL UNIT DEVELOPMENT (PUD) FOR THE PROPERTY LOCATED BETWEEN THE EASTERLY TERMINUS OF BURKE STREET AND THE SAN GABRIEL RIVER, TO ALLOW FOR THE DEVELOPMENT OF 18 SINGLE-FAMILY DETACHED HOMES AND HEREBY DESIGNATED AS ZONE RECLASSIFICATION NO. 324 **(FIRST READING AND INTRODUCTION)**

Resolution No. 6952 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, APPROVING A GENERAL PLAN AMENDMENT TO CHANGE THE GENERAL PLAN DESIGNATION FROM PARKING/OPEN SPACE (P-OS) TO MEDIUM DENSITY RESIDENTIAL (MDR) FOR THE PROPERTY LOCATED BETWEEN THE EASTERLY TERMINUS OF BURKE STREET AND THE SAN GABRIEL RIVER, MORE SPECIFICALLY DESCRIBED IN ATTACHMENT "A" AND FURTHER DESIGNATED HEREIN AS GENERAL PLAN AMENDMENT NO. 56

Resolution No. 6953 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, APPROVING A MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING PLAN AND AN ORDINANCE APPROVING A ZONE RECLASSIFICATION FOR THE PROPERTY LOCATED BETWEEN THE EASTERLY TERMINUS OF BURKE STREET AND THE SAN GABRIEL RIVER TO CHANGE THE ZONE CLASSIFICATION FROM OPEN SPACE (O-S) TO PLANNED RESIDENTIAL UNIT DEVELOPMENT (PUD) AND FURTHER DESIGNATED HEREIN AS ZONE RECLASSIFICATION NO. 324

Resolution No. 6954 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, APPROVING TENTATIVE TRACT MAP NO. 74823 TO CREATE A SUBDIVISION FOR 18 SINGLE-FAMILY HOMES IN THE PLANNED RESIDENTIAL UNIT DEVELOPMENT (PUD) ZONED DISTRICT ON A 2.58 ACRE SITE LOCATED BETWEEN THE EASTERLY TERMINUS OF BURKE STREET AND THE SAN GABRIEL RIVER MORE SPECIFICALLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND FURTHER DESIGNATED HEREIN AS TENTATIVE TRACT MAP NO. 74823

AYES: Archuleta, Armenta, Salcido, Tercero, Camacho
NOES: None

PUBLIC COMMENTS:

Maribel Lopez:

- Addressed the City Council to thank the Sheriff's Department for their efforts in cleaning up the homeless encampments in the spreading grounds.

Ramon Silva:

- Addressed the City Council regarding disabled veterans.

Raul Elias:

- Addressed the City Council regarding the recall efforts.

Lauren Talbott, Pico Rivera Community Library Manager:

- Addressed the City Council regarding upcoming library events in May.

Rebecca Hernandez:

- Addressed the City Council to speak about the homeless and updates on the Burke Street development.

CONSENT CALENDAR ITEMS:

City Council:

3. Minutes:

- Approved City Council meeting of April 24, 2018
- Received and filed Planning Commission meetings of November 6, 2017, December 4, 2017 and February 5, 2018

- 4. Approved 18th Warrant Register of the 2017-2018 Fiscal Year. (700)**
Check Numbers: 278959-279085
Special Check Numbers: None

- 5. Final Tract Map No. 74700 – 36-Unit Residential Townhome Development located at 7650 Passons Boulevard. (1300)**

This item was pulled from the Consent Calendar for further discussion and clarification.

- 6. Purchase Approval for Replacement of Senior Center Fitness Equipment and Flooring (Advanced Exercise Equipment, LLC) and Award Flooring Installation Services (Fit Life Sports Flooring). (700)**

1. Authorized the Acting City Manager to approve the purchase agreements with Advanced Exercise Equipment, LLC (AEE) in the amount of \$91,859 for the procurement of replacement Senior Center fitness equipment and fitness and dance room flooring material;
2. Authorized the Acting City Manager to award the flooring removal and installation services to Fit Life Sports Flooring in the amount of \$32,250;
3. Amended the Fiscal Year 2017-18 budget and appropriate \$24,109 in General Funds (Fund 100) to Equipment Replacement Fund 170 (Account No. 170.80.8220-57300) for the removal and installation of new flooring in the Senior Center fitness and dance rooms; and
4. Authorized the Acting City Manager to execute all related documents and to have authority to act for and exercise any of the rights of the City including but not limited to necessary service related change orders and payment requests, which may be necessary for the purchase of fitness equipment, purchase of fitness and dance room flooring material, and flooring installation services.

- 7. Award Playground Surfacing Contract to PlayPower LT Farmington, Inc. for the Purchase and Installation of Safety Rubber Surfacing at Rio Vista Park and Smith Park Playground Areas (CIP No. 21312). (500)**

1. Authorized the Acting City Manager to award a contract in the amount of \$242,176 to PlayPower LT Farmington, Inc. (PlayPower), for the purchase and installation of safety rubber surfacing at Rio Vista Park and Smith Park playground areas and authorized the Acting City Manager to execute all related documents and to have the authority to act for and exercise any rights of the City; and
2. Amended the Fiscal Year 2017-18 budget and appropriate \$75,176 in General Fund funding to CIP No. 21312 (400.70.7310-54500-21312).

- 8. Purchase Approval to Replace Lobby and Banquet Furniture at the Senior Center, Pico, Rio Hondo, and Smith Park Facilities. (700)**

1. Authorized the Acting City Manager to approve the purchase agreements with National Business Furniture, LLC (NBF) in the total amount of \$80,098 for the procurement of replacement lobby furniture (Rio Hondo Park and Pico Park) and banquet chairs (Senior Center and Pico Park);
2. Authorized the Acting City Manager to approve the purchase agreements with Workspace Interiors by Office Depot (Office Depot) in the total

amount of \$29,657 for the procurement of replacement lobby furniture (Pico Park and Smith Park); and

3. Authorized the Acting City Manager to execute all related documents, amendments, purchase requests, and to have the authority to act for and exercise any rights of the City regarding said purchases.

9. Approval of Construction, Operation, and Maintenance Agreement with Union Pacific Railroad and the San Gabriel Valley Council of Governments for the Durfee Avenue Grade Separation Project. (500)

1. Authorized the Acting City Manager to execute a Construction, Operation, and Maintenance Agreement with Union Pacific Railroad and the San Gabriel Valley Council of Governments (SGVCOG) for the Durfee Avenue Grade Separation Project in a form approved by the City Attorney.

Agreement No. 18-1810

Motion by Councilmember Salcido, seconded by Councilmember Armenta to approve Consent Calendar Items No. 3, 4, 6, 7, 8, and 9. Motion carries by the following roll call vote:

AYES: Archuleta, Armenta, Salcido, Tercero, Camacho

NOES: None

REGULAR AGENDA: None.

CONSENT CALENDAR ITEMS PULLED FOR FURTHER DISCUSSION:

5. Final Tract Map No. 74700 – 36-Unit Residential Townhome Development located at 7650 Passons Boulevard. (1300)

Councilmember Salcido stated that he would be voting “no” on this item and Mayor Pro Tem Tercero stated that he supports these types of developments for the younger generations who may find the traditional type of single-dwelling homes unaffordable.

Motion by Councilmember Armenta, seconded by Councilmember Tercero to: 1) Adopt Resolution No. 6955 approving the Final Tract Map No. 74700 – 36-unit townhome development located at 7650 Passons Boulevard; 2) Approve the Final Tract Map as it conforms to the requirements in the Subdivision Map Act and previously approved Tentative Tract Map No. 74700; 3) Authorize the Public Works Director/City Engineer to sign the Final Tract Map; and 4) Authorize the City Clerk to sign and submit the Final Tract Map for recordation with the Los Angeles County Registrar-Recorder’s office. Motion carries by the following roll call vote:

Resolution No. 6955 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, APPROVING THE FINAL TRACT MAP NO. 74700 TO ALLOW THE SUBDIVISION FOR CONSTRUCTION OF THIRTY-SIX RESIDENTIAL TOWNHOMES UNITS LOCATED AT 7650 PASSONS BOULEVARD

AYES: Archuleta, Armenta, Tercero, Camacho

NOES: Salcido

GOOD OF THE ORDER (INTERGOVERNMENTAL AGENCY MEETINGS, AB 1234 REPORTS, NEW BUSINESS, OLD BUSINESS):

Councilmember Archuleta acknowledged both the Fire and Sheriff's departments for providing public safety and thanked the Sheriff's department for improving the flow of school traffic.

In compliance with AB 1234 requirements, Mayor Camacho and Mayor Pro Tem Tercero reported on their attendance at the SCAG Annual Conference.

Recessed to Closed Session at 8:30 p.m.

ALL COUNCIL MEMBERS WERE PRESENT

Reconvened from Closed Session at 8:58 p.m.

ALL COUNCIL MEMBERS WERE PRESENT

CLOSED SESSION(S):

a. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION

Pursuant to Government Code Section 54956.9(d)(2)

One matter

City Attorney Alvarez-Glasman reported that on a 5-0 vote direction was provided to execute and finalize the settlement agreement with Kwon et. al. for loss of rent claims.

b. CONFERENCE WITH LABOR NEGOTIATORS

Pursuant to Government Code Section 54957.6

Agency Designated Representatives:

Acting City Manager James Enriquez

Assistant City Manager Ben Cardenas

Director of Administrative Services Michael Solorza

Employee Organization: Service Employees International Union, Local 721 - Parks and Recreation Hourly and Hourly Bargaining Units

City Attorney Alvarez-Glasman reported that direction was provided to the Agency Negotiators.

ADJOURNMENT:

Mayor Camacho adjourned the City Council meeting at 9:00 p.m. to May 29, 2018 at 6:00 p.m. in the Pico Rivera Council Chambers. There being no objection it was so ordered.

AYES: Archuleta, Armenta, Salcido, Tercero, Camacho

NOES: None

Gustavo V. Camacho, Mayor

ATTEST:

Anna M. Jerome, City Clerk

I hereby certify that the foregoing is a true and correct report of the proceedings of the City Council regular meeting dated May 8, 2018 and approved by the City Council on May 29, 2018.

Anna M. Jerome, City Clerk