



Tuesday, January 28, 2020

A Regular Meeting of the City Council was held in the Council Chamber, Pico Rivera City Hall, 6615 Passons Boulevard, Pico Rivera, California.

Mayor Camacho called the regular meeting to order at 6:00 p.m. on behalf of the City Council.

**PRESENT:** Elias, Salcido, Sanchez, Tercero, Camacho

**ABSENT:** None

**COMMISSIONERS PRESENT:**

Ester Celiz, Planning Commission

John Contreras, Parks and Recreation Commission

**INVOCATION:** Delivered by Councilmember Elias

**PLEDGE OF ALLEGIANCE:** Led by Parks & Recreation Commissioner Contreras

**SPECIAL PRESENTATIONS:**

- Fire Department – Emergency Management (moved to future meeting)

**PUBLIC HEARING:**

City Council:

- 1. Continue Public Hearing – Adoption of the Annual Rental Housing Inspection Program Ordinance and Cost Recovery Fee Schedule.**

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

Mayor Camacho closed the public hearing.

Motion by Councilmember Salcido, seconded by Councilmember Dr. Sanchez to continue the introduction of the Rental Housing Inspection Program Ordinance with applicable fees to a future date. Motion carries by the following roll call vote:

**AYES:** Elias, Salcido, Sanchez, Tercero, Camacho

**NOES:** None

## **PUBLIC COMMENTS:**

Diego Rubalcava:

- Addressed the City Council regarding length of benches at Bus Shelters and to speak in support of mobile home rent control.

Jose Sanchez:

- Addressed the City Council regarding patch work on Rosemead Boulevard to resolve issues of thumping, shock vibration and loud road noise.

Lauren Talbott, Pico Rivera Community Library Manager:

- Addressed the City Council regarding upcoming library programs and events for the month of February.

Jamal Farooq:

- Addressed the City Council regarding the purpose of religion.

The following speakers addressed the City Council to speak in favor of rent control for mobile home parks:

- Maria Aguilar
- Romelio Rojo
- Alondra Vasquez
- Martha Espinoza

Ricky Choi, Community Relations Project Manager for Alameda Corridor East (ACE):

- Addressed the City Council to speak of the upcoming closure of Durfee Avenue due to the grade separation project.

Councilmember Dr. Sanchez suggested that at a future meeting Mr. Choi with ACE provide a presentation to City Council for further discussion as it relates to the Durfee Grade Separation project and the impacts the project may have on the community.

Mayor Camacho addressed the issue of rent control by stating that staff is currently doing their due diligence in investigating the implications of imposing an ordinance. Mayor Pro Tem Elias stated that mobile home parks are regulated differently and would like to see equality in terms of tenant treatment.

## **CONSENT CALENDAR ITEMS:**

City Council:

### **2. Minutes:**

- Approved City Council meeting of January 14, 2020
- Received and filed Parks and Recreation Commission meeting of November 14, 2019

- 3. Approved 10<sup>th</sup> Warrant Register of the 2019-2020 Fiscal Year.** (700)  
Check Numbers: 284393-284433; 284435-284466; 284467-284480  
Special Check Numbers: None

- 4. Approve Resolution and Policy for Discontinuation of Water Service for the City of Pico Rivera to Comply with Senate Bill 998.** (700)
1. Approved Resolution No. 7047 and policy for Discontinuation of Water Service for the City of Pico Rivera to comply with Health and Safety Code, Chapter 6.

Resolution No. 7047 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, TO ESTABLISH GUIDELINES AND PROCEDURE FOR RESIDENTIAL WATER DISCONTINUATION FOR NON-PAYMENT

- 5. Planning Commission Appointment.** (300)

1. Approved Resolution No. 7049 approving Councilmember Dr. Sanchez' appointment to the Planning Commission.

Resolution No. 7048 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PICO RIVERA, CALIFORNIA, APPOINTING THE FOLLOWING CITY ELECTOR: ESTHER CELIZ TO THE PLANNING COMMISSION FOR ONE YEAR TERM SAID TO EXPIRE DECEMBER 2020

- 6. Mayoral Appointments.** (100)

1. Confirmed the Mayor's appointments to various Boards, Agencies and Committees.

- 7. Consideration of First Amendment to Employment Agreement of Steven Carmona as City Manager for the City of Pico Rivera.** (500)

1. Approved the First Amendment to the Employment Agreement No. 19-1886 between City Manager Steven Carmona and the City of Pico Rivera.

Agreement No. 19-1886-1

Motion by Councilmember Salcido, seconded by Councilmember Tercero to approve Consent Calendar Items No. 2 through 7. Motion carries by the following roll call vote:

**AYES:** Elias, Salcido, Sanchez, Tercero, Camacho  
**NOES:** None

**CONSENT CALENDAR ITEMS PULED FOR FURTHER DISCUSSION:** None

**REGULAR AGENDA:** None

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

Councilmember Salcido left the meeting.

Councilmember Dr. Sanchez reported on her attendance at the League of California Cities New Mayor and City Council training, Pio Pico Park grand opening, Pico Rivera Teen Youth Council, and a Neighborhood Watch meeting at Pio Pico Park in which residents mentioned concerns with public safety especially as it pertains to children and traffic safety in construction zones. She asked if staff could look into how neighborhoods could get a Neighborhood Watch signed placed in their community.

Mayor Pro Tem Elias made reference to the construction of the new stadium at El Rancho High School beginning on February 3 and spoke of concerns with potential traffic issues. In regard to Neighborhood Watch Groups, he supports community policing policies and asked Captain Marquez for an explanation on quality of life issues. Captain Marquez explained homelessness, vandalism, loud music, anything that affects the quality of life of a resident but not necessarily criminal in nature. He suggested using the Sheriff's trailer for Neighborhood Watch meetings to make it convenient for the community to host meetings within their neighborhoods.

Mayor Pro Tem Elias inquired about holding an Ad Hoc Committee that would help provide structure for suggested standing committees and spoke of the Media and Communications Team receiving an "award of excellence" for their Parks & Recreation 2019 Summer Guide.

Councilmember Tercero asked what the next steps are for Neighborhood Watch Committees. Captain Marquez stated that the Sheriff's Department will speak about incidents in the area, provide tips on what to look for and how the meetings provide an opportunity for neighbors to get to know each other. He also mentioned that Sheriff's personnel will reach out to individuals for more information in areas of concern. Councilmember Tercero suggested reinvigorating the Neighborhood Watch Committees by making them more engaging and action oriented to build community. Mayor Camacho mentioned that some of the Neighborhood Watch Communities have attended CERT programs to be able to assist their neighborhoods in cases of emergency.

Councilmember Tercero mentioned that staff was directed to start a homeless collaborative meeting and asked for a status at the next City Council meeting. He further mentioned that the Gateway Cities COG is pushing legislation for the rezoning of unused light industrial use to residential development in which the city would receive 100% of the property tax. In regard to the Ad Hoc Committee forming a standing Veteran's committee, he mentioned that he would like to participate in this committee.

Discussion ensued around Senate Bill 50 Planning and Zoning: Housing Development. City Attorney Alvarez-Glasman suggested that the item be placed on a future agenda for further discussion. Mayor Pro Tem Elias mentioned for clarification purposes that in regard to rent control, the state does not control the rent, rent is controlled locally.

Mayor Camacho spoke of the Pio Pico Park site grand opening, organizing a joint meeting with Pico Water District regarding water quality, SEAACA's \$14.00 adoption fee on February 8, and the 2020 Census encouraging all residents to get counted.

Recessed to Closed Session at 7:33 p.m.

ALL FOUR CITY COUNCIL MEMBERS WERE PRESENT (ELIAS, SANCHEZ, TERCERO, CAMACHO)

Reconvened from Closed Session at 8:10 p.m.

ALL FOUR CITY COUNCIL MEMBERS WERE PRESENT (ELIAS, SANCHEZ, TERCERO, CAMACHO)

**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 stated that direction was provided to the City Attorney's office, no final action was taken and that there was nothing further to report.

**ADJOURNMENT:**

Mayor Camacho adjourned the City Council meeting at 8:11 p.m. in memory of Andrew Castorena, father of employee Gabriel Castorena. There being no objection it was so ordered.

**AYES:** Elias, Sanchez, Tercero, Camacho

**NOES:** Salcido

---

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 January 28, 2020 and approved by the City Council on February 11, 2020.

---

Anna M. Jerome, City Clerk