

**CITY OF CARSON
HOUSING AUTHORITY/
SUCCESSOR AGENCY/
CITY COUNCIL AGENDA**



**TUESDAY, MAY 19, 2020
701 East Carson Street
Helen Kawagoe Council Chambers**

Albert Robles, Mayor

Jim Dear, Mayor Pro Tem
Jawane Hilton, Councilmember

Lula Davis-Holmes, Councilmember
Cedric L. Hicks, Councilmember

Donesia L. Gause, City Clerk

Monica Cooper, City Treasurer

“In accordance with the Americans with Disabilities Act of 1990, if you require a disability related modification or accommodation to attend or participate in this meeting, including auxiliary aids or services, please call the City Clerk’s office at 310-952-1720 at least 48 hours prior to the meeting.” (Government Code Section 54954.2)

****ORAL COMMUNICATIONS****

The public may address the members of the City Council on any matters within the jurisdiction of the City Council or on any items on the agenda of the City Council , other than closed session matters, prior to any action taken on the agenda. Because of the threat of COVID-19 (aka the “Coronavirus”) you are urged to take all appropriate health safety precautions.

DUE TO CORONAVIRUS COVID-19, NO MEMBERS OF THE PUBLIC WILL BE ALLOWED INTO THE COUNCIL CHAMBERS DURING CARSON COUNCIL MEETINGS.

TO FACILITATE PUBLIC PARTICIPATION OUR CARSON CITY COUNCIL MEETINGS WILL BE AVAILABLE TO YOU BY:

- *Livestream on the City’s website: The meeting will be conducted live over the internet via <http://ci.carson.ca.us>*
- *Cable Channel 35 (Spectrum) and Channel 99 (AT&T)*

Any members of the public wishing to provide public comment for the items on the agenda may do so as follows:

1. Email: You can email comments to cityclerk@carson.ca.us or through the home page of our city’s website at ci.carson.ca.us, up until the meeting’s published start time. Please identify the Agenda item you wish to address in your

comments. *Your comments will be read into the record.*

2. *Telephone: You can record your comments at (310) 952-1720, up until the meeting's published start time. Please identify the Agenda item you wish to address in your comments. Your comments will be read into the record.*

3. *Box outside of City Hall: You can provide hand-written comments by dropping off a note at the box located in front of City Hall (701 East Carson Street), up until the meeting's published start time. Please identify the Agenda item you wish to address in your comments. Your comments will be read into the record.*

CALL TO ORDER: CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY

ROLL CALL:

FLAG SALUTE:

INVOCATION:

INTRODUCTIONS

Item No. 1. [2020-287](#) REPORT FROM CAPTAIN SKEEN OF CARSON SHERIFF'S STATION

Item No. 2. [2020-314](#) LEGISLATIVE UPDATE BY ASSEMBLYMEMBER MIKE GIPSON

ORAL COMMUNICATIONS – CLOSED SESSION ITEMS ONLY

ORAL COMMUNICATIONS FOR MATTERS LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC) (LIMITED TO ONE HOUR)

The public may address the members of the City Council/Housing Authority/Successor Agency on any matters within the jurisdiction of the City Council/Housing Authority/Successor Agency or on any items on the agenda of the City Council/Housing Authority/Successor Agency, other than closed session matters, prior to any action taken on the agenda. Speakers are limited to no more than three minutes, speaking once. Oral communications will be limited to one (1) hour unless extended by order of the Mayor with approval of the City Council.

ORAL COMMUNICATIONS FOR MATTERS NOT LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC)

The public may at this time address the members of the City Council/Housing Authority/Successor Agency on any matters within the jurisdiction of the City

Council/Housing Authority/Successor Agency. No action may be taken on non-agendized items except as authorized by law. Speakers are requested to limit their comments to no more than three minutes each, speaking once.

APPROVAL OF MINUTES:

Item No. 3. [2020-306](#) **APPROVAL OF THE APRIL 28, 2020 CITY COUNCIL SPECIAL MEETING MINUTES; AND MAY 5, 2020 CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY REGULAR MEETING MINUTES**

Recommendation: Approve the minutes as listed.

Attachments: [2020 April 28 CC Spec Mtg Minutes \(FINAL\) dgedits.pdf](#)
[2020 MAY 5 CC-CSA-CHA Reg Mtg Minutes \(FINAL\) dgedits.pdf](#)

CONSENT: (Items 4-13)

These items are considered to be routine items of business and have, therefore, been placed on the CONSENT CALENDAR. Any item or items may be removed for discussion. For items remaining on the CONSENT CALENDAR, a single motion to ADOPT the recommended action is in order.

Item No. 4. [2020-312](#) **Resolution No. 20-083, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON RATIFYING CLAIMS AND DEMANDS IN THE AMOUNT OF \$4,682,502.98, DEMAND CHECK NUMBERS 152204 THROUGH 152665**

Attachments: [Demand Register 051920](#)

Item No. 5. [2020-309](#) **CONSIDER MONTHLY INVESTMENT AND CASH REPORT FOR THE CITY OF CARSON, CARSON HOUSING AUTHORITY, CARSON SUCCESSOR AGENCY-MONTH ENDING APRIL 30, 2020**

Recommendation: RECEIVE and FILE.

Attachments: [city 1a april](#)
[city 1 april](#)
[city 2 april](#)
[city 3 april](#)

Item No. 6. [2020-150](#) **CONSIDER APPROVAL OF AMENDMENT NO. 3 TO A SOFTWARE AGREEMENT WITH IWORQ SYSTEMS,**

INC., INCREASING THE TOTAL COMPENSATION BY \$39,840 TO A TOTAL OF \$108,160, TO ACCOMMODATE THE PREVIOUS EXTENSION OF THE TERM (CITY COUNCIL)

Recommendation:

TAKE the following actions:

1. APPROVE Amendment No. 3 to Agreement for Contractual Services Public Works Management Software (IWORQ SYSTEMS INC.), increasing the total compensation to \$108,160.00 to accommodate the previously-approved additional term; and
2. AUTHORIZE Mayor to execute Amendment No. 3 as attached hereto upon approval as to form by the City Attorney.

Attachments:

[iWorQ Systems Contract - Exhibit No 1](#)

[Amendment No. 3 to IWorq Systems Contract - Exhibit No 2](#)

Item No. 7. [2019-637](#)

CONSIDERATION TO ACCEPT AS COMPLETE PROJECT NO. 1549 - CITY FACILITIES LED LIGHTING CONVERSION AND AUTHORIZE THE CITY MANAGER TO SIGN THE ON-BILL FINANCING LOAN APPLICATION (CITY COUNCIL)

Recommendation:

TAKE the following actions:

1. ACCEPT as complete Project No. 1549 (City Facilities LED Lighting Conversion).
2. AUTHORIZE staff to file a Notice of Completion.
3. AUTHORIZE the City Manager to sign the On-Bill Financing Loan Agreement with Southern California Edison.

Attachments:

[Exhibit No.1 - Site Exhibits.pdf](#)

[Exhibit No. 2 - OBF Loan.pdf](#)

Item No. 8. [2020-276](#)

CONSIDER APPROVAL OF CONTRACT SERVICES AGREEMENT BETWEEN THE CITY OF CARSON AND LOS ANGELES CONSERVATION CORPS FOR TREE PLANTING SERVICES (CITY COUNCIL)

Recommendation:

Take the following actions:

1. APPROVE the Agreement between the City of Carson and the Los Angeles Conservation Corps for Tree Planting Services (Exhibit No. 1) in the amount of \$63,310 to provide the Purchase and Tree Planting services to fulfill the CalFire Grant requirements.
2. AUTHORIZE the Mayor to execute the Agreement following approval as to form by the City Attorney.

Attachments: [Exhibit 1 - Los Angeles Conservation Corps - Tree Planting Revise](#)

- Item No. 9. [2020-290](#) CONSIDER AWARD OF CONTRACT TO SPT SPECIALIZED PIPE TECHNOLOGIES FOR NEWKIRK AVENUE STORM DRAIN LINE EMERGENCY REPAIR IN THE AMOUNT OF \$66,900 WITH A CONTINGENCY OF \$10,035; AND, APPROVE RESOLUTION NO. 20-085 APPROPRIATING \$245,000 FROM FUND 286 (NPDES FUNDS) FOR THIS PROJECT AND FOR PARTICIPATION IN MEMORANDUM OF AGREEMENT (MOA) WITH NEIGHBORING CITIES RELATED TO THE DOMINGUEZ CHANNEL ESTUARY BATHYMETRY AND SEDIMENT TRANSPORT STUDY (CITY COUNCIL)

- Recommendation:** TAKE the following actions:
1. AWARD a Construction Contract for the repair of the Newkirk Storm Drain line in the amount of \$66,900.00 to the lowest responsive and responsible bidder, SPT Specialized Pipe Technologies.
 2. AUTHORIZE the expenditure of a construction contingency, if necessary, in the amount of \$10,035.00 (15%) for any unforeseen construction work such as removal and remediation of contaminated soil, substructure conflict, and any soil and material testing that may be required to complete this project.
 3. APPROVE Resolution No. 20-085, "A RESOLUTION OF THE CARSON CITY COUNCIL AMENDING THE FISCAL YEAR 2019-2020 BUDGET APPROVING THE TRANSFER OF \$245,000 FROM THE GENERAL FUND'S FUND BALANCE TO ACCOUNT 101-80-820-285-6004 (WATER COMPLIANCE PROFESSIONAL SERVICES) FOR A MEMORANDUM OF AGREEMENT ("MOA") BETWEEN THE CITY OF CARSON, THE CITY OF LONG BEACH, THE CITY OF LOS ANGELES, THE CITY OF TORRANCE, CALIFORNIA DEPARTMENT OF TRANSPORTATION, THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, AND THE COUNTY OF LOS ANGELES REGARDING THE ADMINISTRATION AND COST SHARING FOR IMPLEMENTATION OF THE DOMINGUEZ CHANNEL ESTUARY BATHYMETRY AND SEDIMENT TRANSPORT STUDY AS DELINEATED IN SAID AGREEMENT DATED MARCH 14, 2019 AND A CONTRACT WITH SPT SPECIALIZED PIPE TECHNOLOGIES FOR THE REPLACEMENT OF A STORM DRAIN LINE ADJACENT TO NEWKIRK AVENUE."
 4. AUTHORIZE the Mayor to execute the Professional Services Agreement and the Resolution following approval as to form by the City Attorney.

Attachments: [Location Map- Exhibit No.1](#)
[SPT Pipe Draft Contract Services Agreement](#)
[Exhibit 3 Budget Resolution 20-085](#)

- Item No. 10. [2020-307](#) **ANNUAL REPORT - REGISTERED LOBBYISTS (CITY COUNCIL)**

Recommendation: RECEIVE and FILE.

- Item No. 11. [2020-291](#) **CONSIDER APPROVAL OF AMENDMENT NO. 1 TO THE AGREEMENT FOR CONTRACT SERVICES WITH RON'S MAINTENANCE, INC. EXTENDING THE TERM OF THE AGREEMENT AND INCREASING THE RATE**

**OF SERVICES TO PROVIDE CATCH BASIN
CLEANING SERVICES CITYWIDE (CITY COUNCIL)**

- Recommendation:**
1. APPROVE Amendment No. 1 to the Agreement for Contract Services with Ron's Maintenance, Inc. extending the terms of the agreement by three years through April 30, 2023 and increasing the compensation by \$245,232.00 for a total Contract Sum not to exceed \$455,978.25.
 2. AUTHORIZE the Mayor to execute Amendment No. 1 to the Agreement for Contract Services with Ron's Maintenance, Inc. after approval as to form by the City Attorney.

Attachments: [Exhibit No.1 -Ron's Maintenance Amendment No 1](#)

Item No. 12. [2019-1157](#) **CONSIDER RESOLUTION NO. 20-012 AMENDING FISCAL YEAR BUDGET 2019-2020 BUDGET AND APPROVING AMENDMENT NO. 2 TO THE AGREEMENT BETWEEN THE CITY OF CARSON AND AMERICAN GUARD SERVICES (CITY COUNCIL)**

- Recommendation:**
1. CONSIDER APPROVAL of the attached proposed Amendment No. 2 to the Agreement for Contract Services between the City and American Guard Services, Inc. ("Amendment No. 2");
 2. AUTHORIZE the Mayor to execute Amendment No. 2 following approval as to form by the City Attorney; and
 3. ADOPT RESOLUTION No. 20-012, a RESOLUTION OF THE CARSON CITY COUNCIL AMENDING THE FISCAL YEAR 2019/20 BUDGET IN THE GENERAL FUND IN THE AMOUNT OF \$126,150.00.

Sponsors: City Council and Mr. McKay

Attachments: [Exhibit No. 1~ Original Contract](#)
[Exhibit No. 2 - Amendment No. 1](#)
[\(American Guard Services\) CSA Amendment No. 2](#)
[RESOLUTION NO. 20-012 - American Guard Amendment No. 2](#)

Item No. 13. [2019-345](#) **CONSIDER APPROVAL OF AMENDMENT NO. 1 TO THE CONTRACT SERVICES AGREEMENT BETWEEN THE CITY OF CARSON AND CONVERGINT TECHNOLOGIES, LLC (CITY COUNCIL)**

- Recommendation:** TAKE the following actions:
1. APPROVE Amendment No. 1 to the Convergent Technologies, LLC Contract Services Agreement dated June 5, 2018 (Exhibit 1).
 2. AUTHORIZE the Mayor to execute Amendment No. 1 following approval as to form by the City Attorney.
 - 1.

Sponsors: City Council and Mr. McKay

SPECIAL ORDERS OF THE DAY: (Item 14)

Public testimony is restricted to three minutes per speaker, speaking once (excepting applicants who are afforded a right of rebuttal, if desired), unless extended by order of the Mayor with the approval of the City Council.

- Item No. 14. [2020-294](#) CONTINUED PUBLIC HEARING ON THE 2020-2024 FIVE-YEAR CONSOLIDATED PLAN, 2020-2021 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) ANNUAL ACTION PLAN, AND ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE (CITY COUNCIL) (CONTINUED FROM 5/5/20)

Recommendation: TAKE the following actions:

1. OPEN the Public Hearing, TAKE public testimony, and CLOSE the Public Hearing; AND
2. A. ALLOCATE CDBG funding for FY 2020/21 (Planning Year 2020) as recommended by the Disaster Council; OR
B. ALLOCATE CDBG funding for FY 2020/21 (Planning Year 2020) as recommended by the Citywide Advisory Commission; OR
C. ALLOCATE CDBG funding for FY 2020/21 (Planning Year 2020) as recommended by Staff to the Citywide Advisory Commission; OR
3. AUTHORIZE the Mayor to execute agreements with the public service providers as designated by City Council following negotiation and approval as to form by the City Attorney; AND
4. APPROVE the proposed FY 2020/21 (PY2020) CDBG budget; AND
5. APPROVE the submission of the City's 2020-2024 Five-Year Consolidated Plan, 2020-2021 Annual Action Plan, and Analysis of Impediments to Fair Housing Choice to the U. S. Department of Housing and Urban Development.

Attachments: [Exhibit 1](#)
[Exhibit 2](#)
[Exhibit 3](#)
[Exhibit 4](#)

DISCUSSION: (Items 15-22)

Item No. 15. [2020-308](#) **APPROVAL OF RESOLUTION NO 20-082 RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, APPROVING THE FORM OF PRELIMINARY OFFICIAL STATEMENT IN CONNECTION WITH THE ISSUANCE OF THE CITY OF CARSON 2020 TAXABLE PENSION OBLIGATION BONDS AND APPROVING ADDITIONAL ACTIONS RELATED THERETO (CITY COUNCIL)**

- Recommendation:** 1. Approve the resolution approving the form of a Preliminary Official Statement and the form of a Continuing Disclosure Certificate in connection with the issuance of the Bonds.
1.

Attachments: [Carson Pension Bonds Resolution no. 20-082 for OFFICIAL STAT](#)
[Carson 2020 POB Preliminary Official Statement Draft of May 14 2](#)

Item No. 16. [2019-1095](#) **FISCAL YEAR 2020-2021 ANNUAL BUDGET WORKSHOP #3 (CITY COUNCIL).**

- Recommendation:** 1. Cancel the City's large scale Special Events through the end of December, 2020.
2. Suspend City programs that were previously cost neutral that may become financially unfeasible because of size restrictions.
3. Provide a limited hiring freeze to help reduce the Fiscal Year 2020-2021 personnel budget.
4. PROVIDE additional direction to staff regarding the draft Fiscal Year 2020-2021 budget.

Attachments: [Vacant Positions by Department](#)
[Human Resources Budget Issue Paper](#)
[Special Events Fiscal Year 2020-2021 Budget](#)
[Fiscal Year 2020-2021 Capital Improvement Projects](#)
[Information Technology FY 20-21 Budget Issue Paper](#)
[City Clerk's Office FY 20-21 Budget Issue Paper](#)

Item No. 17. [2020-297](#) **CONSIDER RESOLUTION NO. 20-079, AMENDING THE 2019-2020 BUDGET IN THE AMOUNT OF \$25,000 FOR THE PURPOSE OF ADVERTISING A COMMUNITY AWARENESS PROGRAM FOR CARSON RESIDENTS AND BUSINESSES REGARDING COVID-19 INITIATIVES (CITY COUNCIL)**

- Recommendation:** APPROVE Resolution No. 20-079, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON AMENDING THE 2019-2020 BUDGET IN THE AMOUNT OF \$25,000 FOR THE PURPOSE OF A COMMUNITY AWARENESS ADVERTISING AND PUBLIC SERVICE ANNOUNCEMENT PROGRAM.

Attachments: [RESO NO 20-079](#)

Item No. 18. [2020-303](#) **COVID-19 UPDATE (CITY COUNCIL)**

- Recommendation:** DISCUSS and PROVIDE direction.

Item No. 19. [2019-860](#) **CONSIDER UPDATED DEAL POINTS BY AND BETWEEN THE CITY OF CARSON AND THE SANITATION DISTRICT NO. 8 OF LOS ANGELES COUNTY FOR THE USE OF 10.47 ACRE PROPERTY LOCATED AT 321 W. SEPULVEDA BLVD (APN: 7330-007-906) (CITY COUNCIL)**

Recommendation: TAKE the following actions:

1. APPROVE the Proposed Deal Terms.

2. AUTHORIZE and DIRECT staff to provide written notice to the Sanitation District to initiate the drafting and negotiation of the lease for formal approval at a future City Council and Sanitation District Board meeting.

3. AUTHORIZE and DIRECT staff to initiate an RFP process to solicit bids from third party vendors to build and operate a soccer facility on the site.

Attachments: [Exhibit No. 1 - Proposed Deal Points](#)
[Exhibit No. 2 - Vicinity Map](#)

Item No. 20. [2020-293](#) **STATUS OF LITIGATION BETWEEN THE CARSON RECLAMATION AUTHORITY AND CAM-CARSON, LLC (CITY COUNCIL)**

Recommendation: RECEIVE AND FILE.

Item No. 21. [2020-317](#) **CONSIDER APPOINTMENTS TO THE CITY'S COMMISSIONS, COMMITTEES AND BOARDS BY MAYOR AND CITY COUNCIL (CITY COUNCIL)**

Recommendation: TAKE the following actions:

1. CONSIDER and APPOINT, REAPPOINT or REMOVE members to the Commissions, Committees and Boards;
2. DIRECT the City Clerk to notify all affected appointments, reappointments or removed members of this action; and
3. IF APPLICABLE, DIRECT the City Clerk to post and publish in accordance with the Maddy Act.

Or:

1. TAKE another action the City Council deems appropriate.

Attachments: [Exhibit 1 - May 19, 2020 Staff Report \(pages 4-16\).pdf](#)

Item No. 22. [2020-318](#) **CONSIDERATION OF CITY COUNCIL SUB-COMMITTEES (CITY COUNCIL)**

- Recommendation:**
1. REAFFIRM, RE-DESIGNATE and/or DESIGNATE member assignments to the City Council Sub-Committees;
 2. CONSIDER the status of any City Council Sub-Committee;
 3. CONSIDER and CREATE any new City Council Sub-Committee or REACTIVATE any previous City Council Sub-Committee;
 4. DIRECT the City Clerk to notify all affected APPOINTMENTS, REAPPOINTMENTS or REMOVED members of this action.

Attachments: [Exhibit 1 - May 19, 2020 Staff Report \(pages 3-4\).pdf](#)

ORDINANCE SECOND READING: (None)

CLOSED SESSION: (Items 23-27)

ANNOUNCEMENT OF CLOSED SESSION ITEMS

RECESS INTO CLOSED SESSION:

Item No. 23. [2020-302](#) CONFERENCE WITH REAL PROPERTY NEGOTIATOR (CITY COUNCIL)

Recommendation: A closed session will be held, pursuant to Government Code Section 54956.8, to enable the City Council to consider negotiations with Robert Ferrante, Stan Pegadiotes, Ajay Malik, and Ray Tremblay of the County Sanitation District No. 8 of Los Angeles County, with whom the City is negotiating, and to give direction to its negotiators, Sharon Landers, City Manager, John Raymond, Assistant City Manager, and Saied Naaseh, Community Development Director, regarding that certain real property known as 321 W. Sepulveda Blvd (APN: 7330-007-906). The City's real property negotiator will seek direction from the City Council regarding the price and terms of payment for the property.

Item No. 24. [2020-304](#) CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION (CITY COUNCIL)

Recommendation: A closed session will be held, pursuant to Government Code Section 54956.9(d)(1), to confer with legal counsel regarding pending litigation to which the City is a party. The title of such litigation is as follows:
Cam-Carson, LLC, A Delaware Limited Liability Company Vs. Carson Reclamation Authority, A California Joint Powers Authority, et al., Case No. 20STCV16461

Item No. 25. [2020-319](#) CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION (CITY COUNCIL)

Recommendation: A closed session will be held, pursuant to Government Code Section 54956.9(d)(1), to confer with legal counsel regarding pending litigation to which the City is a party. The title of such litigation is as follows:

Watson Land Company v. City of Carson Los Angeles County Superior Court Case No. 19STCP01720

Item No. 26. [2020-305](#) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (CITY COUNCIL)

Recommendation: A closed session will be held, pursuant to Government Code Section 54956.9 (d)(2) or (d)(3) & (e) (1) because there is a significant exposure to litigation in 1 case.

Item No. 27. [2020-315](#) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (CITY COUNCIL)

Recommendation: A closed session will be held, pursuant to Government Code Section 54956.9 (d)(4) because the City is considering whether to initiate litigation in 2 cases.

RECONVENE TO OPEN SESSION:

REPORT ON CLOSED SESSION ACTIONS

COUNCIL MEMBER REQUESTS TO ADD ITEMS TO FUTURE AGENDAS

ORAL COMMUNICATIONS (COUNCIL MEMBERS)

ANNOUNCEMENT OF UNFINISHED OR CONTINUED CLOSED SESSION ITEMS (AS NECESSARY)

REPORT OF ACTIONS ON UNFINISHED OR CONTINUED CLOSED SESSION ITEMS

ADJOURNMENT