

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



**TUESDAY, JANUARY 12, 2021
701 East Carson Street
Helen Kawagoe Council Chambers**

5:00 PM

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:

CLOSED SESSION (5:00 P.M.) (Items 1-2)

ORAL COMMUNICATIONS – CLOSED SESSION ITEMS ONLY

ANNOUNCEMENT OF CLOSED SESSION ITEMS

RECESS INTO CLOSED SESSION

Item No. 1. [2021-008](#) 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 Jason Illouljian, President, Faring Capital with whom City is negotiating, and to give direction to its negotiators, Sharon Landers, City Manager, John Raymond, Assistant City Manager, regarding that certain real property described as Cells 3, 4, and 5 and certain adjacent right of way on property known as Assessor Parcel Numbers 7336-010-903 and 7336-010-904. 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. 2. [2021-015](#) 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.

RECONVENE TO OPEN SESSION AT 5:10 P.M.

REPORT ON CLOSED SESSION ACTIONS**FLAG SALUTE:****INVOCATION:****INTRODUCTIONS**

Item No. 3. [2020-883](#) **REPORT FROM LIEUTENANT WILLIAMS OF CARSON SHERIFF'S STATION**

PRESENTATIONS

Item No. 4. [2020-851](#) **PROCLAMATION ACKNOWLEDGING THE UPCOMING MARTIN LUTHER KING, JR. HOLIDAY**

Item No. 5. [2020-891](#) **HOLIDAY DRIVE THROUGH EVENT**

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.

APPROVAL OF MINUTES:**CONSENT: (Items 6-15)**

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. 6. [2020-895](#) **CONSIDER MONTHLY INVESTMENT AND CASH REPORT FOR THE CITY OF CARSON, CARSON HOUSING AUTHORITY, CARSON SUCCESSOR AGENCY-MONTH ENDING NOVEMBER 30, 2020**

Recommendation: RECEIVE and FILE.

Attachments: [city dec 2020](#)
[city1 dec 2020](#)
[city dec sucesor 2020](#)

Item No. 7. [2020-884](#) **CONSIDER AGREEMENT TO GRANT DEVELOPMENT IMPACT FEE CREDIT AND FOR CONSTRUCTION OF PUBLIC INFRASTRUCTURE WITH THE CARSON RECLAMATION AUTHORITY AND FARING CAPITAL, LLC; AND, A DEPOSIT AND REIMBURSEMENT AGREEMENT WITH THE CARSON RECLAMATION AUTHORITY AND FARING CAPITAL, LLC FOR CELLS 3, 4 AND 5 OF THE 157 ACRE SITE (CITY COUNCIL)**

Recommendation:

1. APPROVE AGREEMENT TO GRANT DEVELOPMENT IMPACT FEE CREDIT AND FOR CONSTRUCTION OF PUBLIC INFRASTRUCTURE WITH THE CARSON RECLAMATION AUTHORITY AND FARING CAPITAL, LLC; and
2. APPROVE DEPOSIT AND REIMBURSEMENT AGREEMENT WITH THE CARSON RECLAMATION AUTHORITY AND FARING CAPITAL, LLC
3. AUTHORIZE the Mayor or designee to execute the Development Impact Fee documents, the Deposit and Reimbursement Agreement and all related documents in a form acceptable to the City Attorney, with any minor modifications approved by the City Attorney.
4. AUTHORIZE the allocation of deposits made by the Developer for reimbursement of costs to the City and Authority on an "as needed" basis, based on actual expenditures.

1.

Attachments: [EXHIBIT 1:Signed CRA - Development Impact Fee Credit Agreem](#)
[EXHIBIT 2:Signed - Carson Faring Reimbursement Agreement](#)

Item No. 8. [2020-756](#) **CONSIDER APPROVAL OF AN AGREEMENT WITH ENVIRONMENTAL SCIENCE ASSOCIATES (ESA) TO PROVIDE ENVIRONMENTAL CONSULTING SERVICES RELATED TO DEVELOPMENT OF CELLS 3, 4 AND 5 AT THE 157-ACRE SITE, TO BE PAID FOR BY THE DEVELOPER (CITY COUNCIL)**

- Recommendation:** TAKE the following actions:
1. APPROVE the proposed agreement with Environmental Science Associates (ESA) for environmental consulting services at a cost of \$1,465,850, to be paid for by the developer.
 2. AUTHORIZE the Mayor to execute the agreement, following approval as to form by the City Attorney.

Sponsors: Community Services

Attachments: [EXHIBIT 1- Environmental Sciences Associates Proposal](#)
[EXHIBIT 2-Proposed Agreement with Environmental Sciences Ass](#)

Item No. 9. [2020-782](#) **CONSIDER APPROVING A GENERAL SERVICES AGREEMENT WITH LYFT, INC. TO PROVIDE ON-DEMAND RIDE-HAIL SERVICES (CITY COUNCIL)**

- Recommendation:** TAKE the following actions:
1. AWARD a contract to Lyft, Inc. to provide on-demand, ride-hail services at a not-to-exceed total contract sum of \$210,000, or an annual compensation of \$60,000 per year, for the period January 1, 2021 through June 30, 2024, with the option of two (2) additional one-year extensions at the City's discretion.
 2. AUTHORIZE the Mayor to execute the contract, following approval as to form by the City Attorney.

Attachments: [Exhibit No. 1 - RFP 20-032 Notice of Request](#)
[Exhibit No. 2 - RFP 20-032 Notice of Intent to Award](#)
[Exhibit No. 3 - Draft Lyft, Inc. Agreement](#)

Item No. 10. [2020-834](#) **CONSIDER ADOPTING RESOLUTION NO. 21-003 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON ACTING IN ITS CAPACITY AS THE LEGISLATIVE BODY OF THE CITY OF CARSON COMMUNITY FACILITIES DISTRICT NO. 2018-01 (MAINTENANCE AND SERVICES) REPEALING RESOLUTION NO. 19-009 WHICH APPROVED ADMINISTRATIVE ANNEXATION PROCEDURES AND ADOPTED CERTAIN CITY-WIDE TAX RATES (CITY COUNCIL)**

Recommendation: TAKE the following action:
WAIVE further reading and ADOPT Resolution No. 21-003, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON ACTING IN ITS CAPACITY AS THE LEGISLATIVE BODY OF THE CITY OF CARSON COMMUNITY FACILITIES DISTRICT NO. 2018-01 (MAINTENANCE AND SERVICES) REPEALING RESOLUTION NO. 19-009 WHICH APPROVED ADMINISTRATIVE ANNEXATION PROCEDURES AND ADOPTED CERTAIN CITY-WIDE TAX RATES"

Attachments: [Exhibit No. 1 - Resolution No. 18-119](#)
[Exhibit No. 2 - Resolution No. 19-009](#)
[Exhibit No. 3 - Resolution No. 21-003](#)

Item No. 11. [2020-875](#) **CONSIDER APPROVING AN EMERGENCY PURCHASING AGREEMENT WITH BEST BUY, ROCK STEADY PRODUCTIONS INC. AND VERSA PRODUCTS, FOR THE PURCHASE TECHNOLOGY EQUIPMENT AND COVID-19 PROTECTIVE SUPPLIES TO ENABLE CITY STAFF TO WORK IN SAFE WORKING ENVIRONMENT AND PREVENT AND COMBAT THE SPREAD OF COVID-19 (CITY COUNCIL)**

Recommendation:

1. WAIVE the formal bidding procedures as outlined in CMC Chapter 6, 2611 Exceptions to Bidding Requirements for Purchases Other Than for Public Projects
2. APPROVE the award of purchase orders of electronic equipment from Best Buy in the amount of \$29,854.72.
3. APPROVE the award of purchase orders for acrylic separation barriers from Versa Products in the amount of \$30,407.09.
4. APPROVE the award of purchase orders for acrylic separation barriers from Rock Steady Productions, Inc. not to exceed \$40,000 for fiscal year 2020/2021.

Item No. 12. [2020-874](#) **CONSIDER APPROVAL OF THE SUCCESSOR AGENCY RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS FY 21-22) FOR THE PERIOD OF JULY 1, 2021 TO JUNE 30, 2022 (SUCCESSOR AGENCY)**

Recommendation: TAKE the following action:

1. APPROVE the ROPS FY 21-22 and DIRECT staff to submit the ROPS FY 21-22 with any necessary amendments to the Second District Consolidated Oversight Board and required agencies for approval.

Attachments: [Exhibit No. 1 - Carson ROPS FY 2021-2022](#)

- Item No. 13. [2020-892](#) **CONSIDER APPROVAL OF A CONTRACT SERVICES AGREEMENT WITH ADVANTEC CONSULTING ENGINEERS, INC. TO PROVIDE TRAFFIC SIGNAL DESIGN SERVICES TO PREPARE THE PLANS, SPECIFICATIONS, AND ESTIMATES (PS&E) FOR UPGRADING TRAFFIC SIGNALS AT SIX (6) INTERSECTIONS - PROJECT NO. 1649 [FEDERAL AID PROJECT NO. HSIP-5403(030)] (CITY COUNCIL)**

Recommendation: TAKE the following actions:

1. APPROVE a Contract Services Agreement with ADVANTEC Consulting Engineers, Inc. for the preparation of construction plans, specifications, and estimates for Project No. 1649 [Federal Aid Project No. HSIP-5403(030)], for a negotiated fee of not-to-exceed \$169,537.00.
2. AUTHORIZE the Mayor to execute the contract following approval as to form by the City Attorney.
3. ADOPT Resolution No. 21-001, "A RESOLUTION OF THE CITY OF CARSON CITY COUNCIL AMENDING THE FISCAL YEAR 2020-21 BUDGET IN THE GENERAL FUND."

Attachments: [Exhibit No. 1- Location Map](#)

[Exhibit No. 2 - Contract](#)

[Exhibit No. 3 - Reso 21-001](#)

- Item No. 14. [2020-804](#) **CONSIDER ADOPTING RESOLUTION NO. 20-176 ADOPTING THE CLASSIFICATION OF "SUPERVISOR FLEET MAINTENANCE" TO BE ADDED TO THE CITY'S CLASSIFICATION PLAN (RESOLUTION NO. 77-111), ADOPTING A CLASSIFICATION SPECIFICATION AND ASSIGNING A SALARY RANGE THEREFOR, AND ASSIGNING THE CLASSIFICATION TO THE CARSON PROFESSIONALS AND**

SUPERVISORS ASSOCIATION (CITY COUNCIL)

Recommendation: 1. ADOPT Resolution No. 20-176, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, ADOPTING THE CLASSIFICATION OF "SUPERVISOR FLEET MAINTENANCE" TO BE ADDED TO THE CITY'S CLASSIFICATION PLAN (RESOLUTION NO. 77-111), ADOPTING A CLASSIFICATION SPECIFICATION AND ASSIGNING A SALARY RANGE THEREFOR, AND ASSIGNING THE CLASSIFICATION TO THE CARSON PROFESSIONALS AND SUPERVISORS ASSOCIATION (CPSA)."

Attachments: [Resolution 20-176 Supervisor Fleet Maintenance \(1 7 21\)](#)
[Supervisor Fleet Maintenance Job Spec \(FINAL 1 7 21\)](#)

Item No. 15. [2021-020](#) **CONSIDER APPROVAL OF ADDITIONAL FUNDING FOR ONGOING CITY USE OF MULTI-FUNCTIONAL DEVICES AND PRINTERS (CITY COUNCIL)**

Recommendation: TAKE the following action(s):

APPROVE funding in the amount of \$104,320 to pay Xerox Financial Services, LLC, Xerox Corporation and Q Document Solutions, Inc., through May 31, 2021.

SPECIAL ORDERS OF THE DAY: (None)

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.

DISCUSSION: (Item 16)

Item No. 16. [2020-800](#) **CONSIDERATION OF RESOLUTION NO. 21-002; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, RECITING THE FACT OF THE GENERAL MUNICIPAL ELECTION HELD ON NOVEMBER 3, 2020, THE RESULTS FOR CONTEST OF MAYOR, THE CITY COUNCIL, BALLOT MEASURE (SALES TAX) AND SUCH OTHER MATTERS AS PROVIDED BY LAW (CITY COUNCIL)**

Recommendation: 1. WAIVE further reading and ADOPT Resolution No. 21-002, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, RECITING THE FACT OF THE GENERAL MUNICIPAL ELECTION HELD ON NOVEMBER 3, 2020, THE RESULTS FOR CONTEST OF MAYOR, THE CITY COUNCIL, and BALLOT MEASURE (SALES TAX) AND SUCH OTHER MATTERS AS PROVIDED BY LAW." AND Ordinance No. 20-2009, "AN ORDINANCE OF THE PEOPLE OF THE CITY OF CARSON ADDING CHAPTER 1.5 TO ARTICLE 6 OF THE CARSON MUNICIPAL CODE, THEREBY ESTABLISHING A GENERAL TRANSACTIONS AND USE TAX AT THE RATE OF .75%"

Attachments: [Exhibit 1 - 21-002 - Reciting the Fact of the General Municipal Election](#)
[Exhibit 2 - 20-2009 - ELECTION ORDINANCE \(SALES TAX - RECITING THE FACT OF THE GENERAL MUNICIPAL ELECTION HELD ON NOVEMBER 3, 2020\)](#)
[Exhibit 3 - Canvass Certificate](#)
[Exhibit 4 - Statement of Votes Cast](#)

ORDINANCE SECOND READING: (None)

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.

COUNCIL MEMBER REQUESTS TO ADD ITEMS TO FUTURE AGENDAS

ORAL COMMUNICATIONS (COUNCIL MEMBERS)

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

RECESS TO CLOSED SESSION

RECONVENE TO OPEN SESSION

REPORT OF ACTIONS ON UNFINISHED OR CONTINUED CLOSED SESSION ITEMS

MEMORIAL ADJOURNMENTS

ADJOURNMENT

****** IMMEDIATELY FOLLOWING CITY COUNCIL MEETING ADJOURNMENT AT OR BEFORE 6:00 PM, THERE WILL BE A VIRTUAL INAUGURATION CEREMONY FOR THE NEWLY ELECTED OFFICIALS ******

**LIVE BROADCAST
www.carsonca.gov/inauguration
Cable Channel 35 (Spectrum)
and Channel 99 (AT&T)**