



CITY OF CARSON

MINUTES CARSON CITY COUNCIL/ SUCCESSOR AGENCY/HOUSING AUTHORITY REGULAR MEETING OCTOBER 15, 2019

5:00 P.M.

CALL TO ORDER:

The meeting was called to order at 5:03 P.M. by Mayor/Agency Chairman/Authority Chairman Albert Robles in the Helen Kawagoe Council Chambers, Carson City Hall, located at 701 E. Carson Street, Carson, California 90745.

ROLL CALL:

City Clerk/Agency Secretary/Authority Secretary Donesia Gause-Aldana noted the roll:

Council Members/Agency Members/Authority Board Members Present:

Mayor/Agency Chairman/Authority Chairman Albert Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Cedric Hicks, Council Member/Agency Member/Authority Board Member Jawane Hilton, and Council Member/Agency Member/Authority Board Member Jim Dear

Council Members/Agency Members/Authority Board Members Absent:

Council Member/Agency Member/Authority Board Member Lula Davis-Holmes (arrived during the second Closed Session).

Other Elected Officials Present:

Donesia Gause-Aldana, City Clerk/Agency Secretary/Authority Secretary and Monica Cooper, City/Agency/Authority Treasurer

Also Present:

Sharon Landers, City Manager; Sunny Soltani, City/Agency/Authority Attorney; John Raymond, Assistant City Manager; David Roberts, Assistant City Manager; Maria Williams-Slaughter, Director of Public Works; Idris Al-Oboudi, Director of Community Services; Faye Moseley, Director of Human Resources and Risk Management; and Tarik Rahmani, Director of Finance.

CLOSED SESSION (Item 1)

ORAL COMMUNICATIONS – CLOSED SESSION ITEM ONLY - None

ANNOUNCEMENT OF CLOSED SESSION ITEMS

City Clerk/Agency Secretary/Authority Secretary Donesia Gause-Aldana announced the Closed Session item.

RECESS INTO CLOSED SESSION

The meeting was recessed at 5:04 P.M. by Mayor/Agency Chairman/Authority Chairman Robles to Closed Session.

RECONVENE TO OPEN SESSION

The meeting was reconvened at 5:27 P.M. by Mayor/Agency Chairman/Authority Chairman Robles.

REPORT ON CLOSED SESSION ACTIONS

City/Agency/Authority Attorney Soltani provided the Closed Session report as follows:

Item No. 1. 2019-949 PUBLIC EMPLOYEE APPOINTMENT / EMPLOYMENT PERFORMANCE EVALUATION / DISCIPLINE / DISMISSAL OR RELEASE (CITY COUNCIL)

Recommendation: A closed session will be held, pursuant to Government Code Section 54957 (b) & (b) (1) to conduct an appointment/employment performance evaluation/ discipline/dismissal or release of a public employee for the position of City Manager.

ACTION: No reportable action.

City Attorney Soltani requested to add a subsequent need item regarding potential litigation. Mayor Robles made a motion to add the subsequent need item to the Closed Session Agenda, seconded by Hilton and carried unanimously by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Hilton and Council Member/Agency Member/Authority Board Member Dear

Noes: None

Abstain: None

Absent: Council Member/Agency Member/Authority Board Member Davis-Holmes

RECESS INTO CLOSED SESSION

The meeting was recessed at 5:28 P.M. by Mayor/Agency Chairman/Authority Chairman Robles to Closed Session.

RECONVENE TO OPEN SESSION

The meeting was reconvened at 6:26 P.M. by Mayor/Agency Chairman/Authority Chairman Robles.

REPORT ON CLOSED SESSION ACTIONS

City/Agency/Authority Attorney Soltani provided the Closed Session report as follows:

SUBSEQUENT NEED ITEM 1A: REGARDING SIGNIFICANT EXPOSURE TO LITIGATION

ACTION: No reportable action.

FLAG SALUTE:

Item No. 2. 2019-948 JOYCE ECHAVE, 12TH GRADE, ACADEMY OF MEDICAL ARTS (AMA) OF THE CARSON HIGH COMPLEX

INVOCATION:

Item No. 3. 2019-872 BRIAN WARTH, LEAD PASTOR, CHAPEL OF CHANGE, CARSON

INTRODUCTIONS

Item No. 4. 2019-923 REPORT FROM CAPTAIN SKEEN OF CARSON SHERIFF'S STATION

Captain Skeen provided a brief staff report. He noted the Deputies are wearing pink patches in honor of breast cancer awareness month. He mentioned a deputy who successfully won her fight against breast cancer and has returned back to work. He noted two successful 'Coffee with a Cop' events earlier this month. He announced an upcoming 'Coffee with a Cop' at Ikea. He requested City Council recommend locations for upcoming townhall meetings.

Council Member Davis-Holmes requested City Manager join the public safety townhall meetings to discuss districts.

Item No. 5. 2019-943 PROCLAMATION RECOGNIZING THE 13TH ANNUAL RED RIBBON WEEK IN THE CITY OF CARSON FROM OCTOBER 21-26, 2019

Item No. 5 heard after Item No. 7.

Mayor and City Council presented Richard Bis and students with a proclamation recognizing October 21-26, 2019 as the 13th Annual Red Ribbon Week.

Richard Bis presented the Mayor and City Council with gifts of appreciation. The students introduced themselves and the organizations they represent.

Item No. 6. 2019-951 PROCLAMATION RECOGNIZING OCTOBER AS DOMESTIC VIOLENCE AWARENESS MONTH RECEIVED BY ARLEEN BOCATIJA-ROJAS.

Mayor and City Council presented members of the audience in lieu of Arleen Bocatija-Rojas absence with a certificate of recognition acknowledging October as Domestic Violence

Awareness month.

Mayor and City Council presented Kalyi Hall with a certificate of recognition acknowledging October as pregnancy and infant death awareness.

Kalyi Hall accepted the certificate and offered words of gratitude.

Item No. 7. 2019-947 CERTIFICATE OF RECOGNITION TO BE PRESENTED TO DYLAN LINA, A CARSON RESIDENT AND BASEBALL PLAYER FOR TEAM USA, THE USA BASEBALL 15U NATIONAL TEAM THAT WON THE WORLD CUP FOR THE UNITED STATES AT THE 2019 COPABE U-15 PAN-AMERICAN CHAMPIONSHIP GAMES

Item No. 7 heard after Item No. 4.

Mayor and City Council acknowledged Dylan Lina with a certificate of recognition for winning the Gold medal with the USA Baseball 15U Team during the World Cup for the United States at the 2019 Pan American Championship games.

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

Emily Nava, - Non-Agenda Item

Spoke about the elderly and homelessness. She is concerned about the seniors losing their homes due to the Imperial/Avalon mobile home park closure. She inquired if it is it legal and what is the process for approving a redevelopment plan.

Mayor Robles spoke about efforts to assist the Imperial/Avalon mobile home park residents with their upcoming issues with vacating their homes.

City Attorney Soltani noted that an application for park closure and sell of property has not been presented to the City and a townhall meeting regarding this matter is pending. She also noted the City's Ordinance about Park Closures and the intent of the ordinance is to protect its residents with due process.

Council Member Hilton noted Darrin Embry representing the park owner being present in the audience. He mentioned him being available to discuss the resident's concerns and provided his cellphone number for residents to contact him at 323-481-9178.

Council Member Dear provided Mr. Embry's Imperial/Avalon Clubhouse Office Hours as follows: Tuesdays from 1:00 p.m. – 5:00 p.m. and Fridays from 9:00 a.m. – 1:00 p.m..

Darrin Embry spoke about his additional availability to residents if his office hours do not meet their needs.

David Gamboa, - Item No. 18

Spoke in opposition of the City pursuing a lawsuit against California State University Dominguez Hills.

William Koons, - Item No. 18 and Item No. 7

Spoke in opposition of Item No. 18. He requested the City and California State University Dominguez-Hills to work together to resolve differences instead of wasting taxpayer's money with litigation. He mentioned he has not received updated information from the demographer and he requested an update.

City Manager Landers responded to Mr. Koons comment.

Daniel Valdez, - Item No. 17

Spoke about the issues with the district mapping process and his suggestions for district mapping clarity.

ORAL COMMUNICATIONS FOR MATTERS NOT LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC) (LIMITED TO ONE HOUR)

Charlene Hamilton

Spoke about the safety concerns related to Recreational Vehicles (RV) Parking. They obstruct the view of drivers and children crossing the street. She warned against City liability if a pedestrian is injured or killed due to an obstructed view from a recreational vehicle being parked.

City Manager Landers responded to Ms. Hamilton's concerns reciting efforts being done to resolve this matter.

Tommie Williams

Spoke about recreational vehicles and large trucks being parked on City streets and obstructing the view of drivers. She requested City Council ensure the Imperial/Avalon mobilehome residents are treated fairly.

Jaime Monteclaro

Inquired about a response to letters he submitted regarding Inland Starr.

Kim Cortado, Parks and Recreation Commissioner

Announced City and Parks and Recreation events.

Council Member Dear directed staff to bring back an item regarding an Anti-Vaping ordinance.

APPROVAL OF MINUTES:

Item No. 8. 2019-940 APPROVAL OF THE AUGUST 20, 2019 CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY REGULAR MEETING MINUTES; SEPTEMBER 3, 2019 CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY REGULAR MEETING MINUTES; AND THE SEPTEMBER 10, 2019 CITY COUNCIL SPECIAL MEETING MINUTES

Recommendation: Approve the minutes as listed.

ACTION: The minutes were approved as submitted on motion of Robles, seconded by Hicks and unanimously carried by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear

Noes: None

Abstain: None

Absent: None

CONSENT: (Items 9-14)

City Manager Landers noted a revision to Item No. 12 authorizing the Mayor to execute the agreement in lieu of the City Manager.

It was moved to approve the Consent items on motion of Robles and seconded by Dear.

Council Member/Agency Member/Authority Board Member Dear requested to continue Item No. 11 with no objections heard.

Mayor/Agency Chairman/Authority Chairman Robles requested to pull Item No. 13 for discussion.

City Manager Landers referred to Item No. 11 and noted that part of the item is related to back payment in addition to a contract for the city's backup generator.

Mayor/Agency Chairman/Authority Chairman Robles requested to pull Item No. 11 for discussion.

The motion to approve Consent Items 9-14, except Item Nos. 11 and 13, was unanimously carried by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear

Noes: None

Abstain: None

Absent: None

Item No. 9. 2019-945 Resolution No. 19-168, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON RATIFYING CLAIMS AND DEMANDS IN THE AMOUNT OF \$2,074,798.31, DEMAND CHECK NUMBERS 148337 THROUGH 148628

ACTION: Item No. 9 was approved on Consent.

Item No. 10. 2019-938 CONSIDER MONTHLY INVESTMENT AND CASH REPORT FOR THE CITY OF CARSON, CARSON HOUSING AUTHORITY, CARSON SUCCESSOR AGENCY-MONTH ENDING SEPTEMBER 30, 2019

Recommendation: RECEIVE and FILE.

ACTION: Item No. 10 was approved on Consent.

Item No. 11. 2019-906 CONSIDER APPROVING RESOLUTION NO.19-167, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, AMENDING THE FISCAL YEAR 2019/20 BUDGET IN THE GENERAL FUND BY AUTHORIZING ADDITIONAL FUNDS FOR THE PAYMENT OF INVOICES FOR RENTAL AGREEMENT WITH QUINN POWER SYSTEMS AND TO EXTEND THE RENTAL AGREEMENT WITH POWER TRIP RENTALS FOR AN ADDITIONAL SIX (6) MONTHS (CITY COUNCIL)

City Manager Landers gave a staff report.

Recommendation: 1. Authorize the City Manager to amend the Purchase Order issued to Quinn to increase the amount by \$42,593.67.
2. Authorize the City Manager to amend the Purchase Order issued to Power Trip Rentals to increase the amount by \$29,852.94.
3. Approve Resolution No. 19-167, A Resolution of the City of Council of the City of Carson, California, Amending the Fiscal Year 2019/20 budget in the general fund by authorizing additional funds for the payment of invoices for rental agreement with Quinn Power Systems and to extend the rental agreement with Power Trip Rentals for an additional six (6) months.

ACTION: It was moved to authorize a purchase order in the amount up to \$25,000 for Power Trip Rentals until the next Council meeting and item to return to Council on November 5, 2019 to discuss contract on motion of Robles, seconded by Dear.

Council Member/Agency Member/Authority Board Member Hilton inquired about source of funding allocation.

City Manager Landers and Director Williams-Slaughter addressed Council Member/Agency Member/Authority Board Member Hilton's inquiry.

The motion was unanimously carried by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear

Noes: None

Abstain: None

Absent: None

Item No. 12. 2019-955 CONSIDER APPROVAL OF AMENDMENT NO. 1 TO AGREEMENT FOR CONTRACT SERVICES BETWEEN THE CITY OF CARSON AND OCCUPATIONAL HEALTH CENTERS OF CALIFORNIA, FORMERLY U.S. HEALTHWORKS MEDICAL GROUP (CITY COUNCIL)

Recommendation: 1. APPROVE Amendment No. 1 to Agreement for Contract Services by and between the City of Carson and Occupational Health Centers of California, a Medical Corporation, formerly U.S. Healthworks Medical Group, Prof. Corp., a California Corporation (the "Agreement").

2. AUTHORIZE the City Manager to execute the Agreement following approval as to form by the City Attorney.

ACTION: Item No. 12 was approved on Consent.

Item No. 13. 2019-932 STATUS UPDATE FOR PROJECT 919: WILMINGTON AVENUE INTERCHANGE MODIFICATION AT THE I-405 FREEWAY (CITY COUNCIL)

Item No. 13 was heard after Item No. 11.

Director Williams-Slaughter noted the project has been going on for the past seven years.

Raymond Velasco, Senior Civil Engineer, gave an update on Project 919 Wilmington Avenue Interchange Modification at the I-405 Freeway.

Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks inquired about penalties related to rescheduling the cutover date.

City Manager Landers noted that staff could inquire about a date certain, in addition to a tentative date in the event of an unforeseen occurrence.

Mayor/Agency Chairman/Authority Chairman Robles directed staff to prepare a letter to the District Director expressing the City's concerns.

Council Member/Agency Member/Authority Board Member Davis-Holmes expressed concerns of CalTrans demanding the City pay for items related to the project that they were slated to pay for. She also directed staff to bring back monthly status reports on all city projects.

Discussion ensued about SoCal Gas pipelines, pending street closures, and penalties.

Raymond Velasco, Senior Civil Engineer, thanked the Mayor and City Council and expressed his desire to complete the project.

Recommendation: TAKE the following action:
Receive and File.

ACTION: Mayor/Agency Chairman/Authority Chairman Robles directed staff to prepare a letter to CalTrans and provide monthly status reports on all city projects. He ordered this item received and filed with no objections heard.

Item No. 14. 2019-946 CONSIDER AMENDING RESOLUTION NO. 19-157 TO ADD THE APPROPRIATE DEPOSIT ACCOUNT NUMBER (CITY COUNCIL)

Recommendation: AMEND Resolution No. 19-157 to add the appropriate deposit account.

ACTION: Item No. 14 was approved on Consent.

SPECIAL ORDERS OF THE DAY: (Items 15-17)

Item No. 15. 2019-879 A PUBLIC HEARING TO CONSIDER APPEAL OF PLANNING COMMISSION DECISION TO APPROVE DESIGN OVERLAY REVIEW NO. 1748-18 AND CONDITIONAL USE PERMIT NO. 1077-18 TO RENOVATE AN INDUSTRIAL SITE TO OPERATE A NEW TRUCK YARD FACILITY FOR FEDEX, LOCATED AT 2315 EAST DOMINGUEZ STREET (CITY COUNCIL)

Item No. 15 was heard after Item No. 13.

City Clerk/Agency Secretary/Authority Secretary Gause-Aldana reported the Notice of the Public Hearing and postings have been given pursuant to applicable law. Other mailings, as requested, were provided to individuals and organizations. The affidavits attesting to mailing such notice are on file in the City Clerk's Office. No written communication was received.

Director Raymond gave a brief staff report. He noted the typographical error on the address 2135 East Dominguez Street in the resolution which will be corrected as 2315 East Dominguez Street.

Public Testimony

John Myer, Terreno Realty Corporation, representing FedEx
Spoke about specifics related to the project proposal

There being no other person(s) wishing to speak, Mayor/Agency Chairman/Authority Chairman Robles concluded the Public Testimony portion of the meeting.

Council Member/Agency Member/Authority Board Member Davis-Holmes spoke about trailers being parked on the streets that she believed are in violation of the Carson Municipal Code.

Westin Lubar, representing Terreno Realty

Noted that during a meeting with Terreno representatives and City Planning staff it was stated Carson does not want any new logistic centers or buildings at this time and rather transition to a truck parking use as opposed to a warehouse or distribution center use.

City/Agency/Authority Attorney Soltani inquired about conditions to be included as part of the CUP which Council Member/Agency Member/Authority Board Member Davis-Holmes confirmed.

- Recommendation: TAKE the following actions:
1. OPEN the Public Hearing, TAKE public testimony, CLOSE the Public Hearing.
 2. TAKE one of the following actions:
 - A. WAIVE FURTHER READING and ADOPT RESOLUTION NO. 19-165, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, AFFIRMING, PURSUANT TO CARSON MUNICIPAL CODE SECTION 9173.4(C)(2)(a), THE DECISION OF THE CARSON PLANNING COMMISSION TO ADOPT PLANNING COMMISSION RESOLUTION NO. 19-2674 APPROVING DESIGN OVERLAY REVIEW NO. 1748-18 AND CONDITIONAL USE PERMIT NO. 1077-18 FOR A PROPOSED BUILDING AND SITE REMODEL OF A NEW TRUCK YARD FACILITY LOCATED AT 2315 EAST DOMINGUEZ STREET" (the "Planning Commission Decision"); or
 - B. DIRECT staff to bring back a proposed resolution modifying the Planning Commission Decision in accordance with Council direction provided at or upon the conclusion of the appeal hearing, and based on appropriate supporting written findings as discussed or considered at the appeal hearing, for Council approval at a special meeting on or before November 4, 2019; or
 - C. REFER the matter back to the Planning Commission for further consideration with instructions; or
 - D. DIRECT staff to bring back a proposed resolution reversing the Planning Commission Decision, based on appropriate supporting written findings as discussed or considered at the appeal hearing, for Council approval at a special meeting on or before November 4, 2019.

ACTION: It was moved to direct staff to come back with a resolution identifying items 1-10 listed in the staff report on October 22, 2019 at 1:00 P.M. in the Helen Kawagoe Council Chambers, Carson City Hall, on motion of Davis-Holmes, seconded by Hicks.

Mayor/Agency Chairman/Authority Chairman Robles offered a substitute motion to ratify Planning Commission's decision and staff to work with the applicant, seconded by Hilton.

Council Member/Agency Member/Authority Board Member Davis-Holmes noted that she wanted the items addressed in the staff report, and her intent is to approve the item at the Special Meeting provided the resolution is drafted appropriately.

Council Member/Agency Member/Authority Board Member Hilton inquired if the property is located in a residential area and FedEx sprinter type trucks.

John Myer

Addressed Council Member Hilton's inquiries noting there is no residential area along the truck route to the freeway and noted the types of vehicles to be used.

Westin Lubar

Offered additional comments regarding FedEx vehicle trips associated with the project.

Council Member/Agency Member/Authority Board Member Dear inquired if the project will include sidewalks along the street. He also spoke about making decisions today that will impact the future.

Matt Simon, Architect, Simon Glover Architects

Noted sidewalks along the streets of the property, landscape improvements and installation of a block wall.

(Mayor/Agency Chairman/Authority Chairman Robles exited and reentered the meeting.)

Council Member/Agency Member/Authority Board Member Dear inquired if adjustments can be made to the resolution presented to the City Council tonight.

City/Agency/Authority Attorney Soltani addressed Council Member/Agency Member/Authority Board Member Dear's question stating minor revisions can be made provided they are not substantive. She recommended the Planning Manager review the conditions with the applicant.

City/Agency/Authority Attorney Soltani clarified that a substitute motion to a substitute motion must be substantively different.

Substitute Motion

Council Member/Agency Member/Authority Board Member Dear offered a substitute motion to the substitute motion to defer this item until a later time during the meeting to allow staff to meet with the applicant to discuss conditions of approval, seconded by Davis-Holmes.

The substitute motion to the substitute motion was carried by the following vote:

Ayes: Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear

Noes: Mayor/Agency Chairman/Authority Chairman Robles

Abstain: None

Absent: None

At 8:52 P.M., Item No. 16 was heard at this time.

Item No. 15 was heard again after Item No. 17.

Mayor/Agency Chairman/Authority Chairman Robles noted the item.

Alvie Betancourt, Planning Manager, referred to pages 2 and 3 of the staff report, Items 1-10, and noted the following that was agreed with the applicant:

1. Ensure the project includes design features that would prevent trailer parking along Maciel Avenue - fully landscaped set back area that includes trees to be planted no less than 25 feet on center and inclusion of hard scape, if necessary, decorative boulders, interspersed with the landscaped area to ensure that illegal parking does not occur in that area;

2. Consider a term limit for the use – currently there is a 10 year lease with the proposed tenant FedEx to be reviewed by the City director for renewal consideration at the 10 year mark;

3. Identify the routes from and to the facility with least impact to City streets and residents – the required route will be north on Brant Avenue, east on 209th Street, north on Fordyce Avenue, east on Del Amo Boulevard to the I-710 freeway;

4. Identify ways to ensure the FedEx uses the preferred routes – the required route as described in Item No. 3 will be incorporated into the lease between FedEx and the property owner;

5. Ensure the number of truck trips identified by FedEx are not exceeded and if they are, what are the consequences – the lease is to include a provision that the tenant provide gate data for trip counts to the city as requested thereby giving the city the ability for continuous oversight on truck use in and out of the facility;

6. Identify who is responsible to ensure FedEx uses the preferred routes – the Sheriff would be the optimal agency, however, the landlord will put FedEx in violation of the lease if there is evidence of continuous violations defined as 20 or more identified violations;

7. Identify how to fund the enforcement effort – the applicant is a member of the National Association of Industrial Office Properties (NAIOP) along with Harbor Towing Association which represents about 85% of freight tenants within the city will convene a working group of stakeholders in the City of Carson that would identify how the needs of the city and residents can be balanced with the needs of the logistics industry;

8. Discuss fines for violations of prescribed routes and maximum number of truck trips;

9. Identify other issues related to truck traffic and truck/trailer parking in the City that need enforcement attention;

10. Direct staff to work with the trucking industry to ensure the needs of the City and the residents is balanced with the needs of the industry to deliver goods throughout the City and the region.

Westin Lubar noted that he and the applicant are willing to meet conditions 7-10 as previously stated by staff.

It was moved to approve the project as approved by the Planning Commission with an amended resolution of the new condition provisions as noted by staff and approve the CUP to be amended to include the conditions that were read into the record this evening on motion of Davis-Holmes, seconded by Dear and unanimously carried by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear

Noes: None

Abstain: None

Absent: None

Item No. 16. 2019-931 PUBLIC HEARING TO CONSIDER PROVIDING DIRECTION ON THE INTRODUCTION OF ORDINANCE 19-1938 REVISING ZONING STANDARDS REGARDING DISCOUNT STORES (CITY COUNCIL)

City Clerk/Agency Secretary/Authority Secretary Gause-Aldana reported the Notice of the Public Hearing and postings have been given pursuant to applicable law. Other mailings, as requested, were provided to individuals and organizations. The affidavits attesting to mailing such notice are on file in the City Clerk's Office. No written communication was received.

Assistant City Manager Raymond gave a brief staff report.

There being no person(s) wishing to speak, Mayor/Agency Chairman/Authority Chairman Robles closed the Public Testimony portion of the public hearing.

Council Member/Agency Member/Authority Board Member Hilton thanked staff for placing this item on the agenda. He inquired whether or not the City can ban discount stores outright or consider the option of phasing them out.

Mayor/Agency Chairman/Authority Chairman Robles encouraged City Council to approve the resolution and direct staff to come back with recommendations of phasing out discount stores or restricting them altogether.

Council Member/Agency Member/Authority Board Member Davis-Holmes noted she would like to see a resolution that is stronger perhaps increase the radius to five miles instead of one mile apart.

Council Member/Agency Member/Authority Board Member Dear spoke about possible solutions to the city getting the types of eateries and grocers they desire without banning a particular group of businesses.

Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks concurred with his colleagues. He directed staff to research what other cities have in place related to discount stores and for staff to look into regulating discount stores in the city.

Mayor/Agency Chairman/Authority Chairman Robles closed the public hearing.

Recommendation: TAKE the following actions:
1. OPEN the public hearing, TAKE public testimony, and CLOSE the public hearing;
2. INTRODUCE for the first reading, by title only and with further reading waived, Ordinance 19-1938 to amend Municipal Code Section 9138.19 (Discount Stores) of Division 8 (Special Requirements for Certain Uses) of Part 3 (Commercial Zones) of Chapter 1 (Zoning) to increase the minimum distance requirement between discount stores.

ACTION: It was moved to close the public hearing and direct staff to prepare research and come back with stronger language to an outright ban on discount stores if legal on motion of Robles, seconded by Dear and unanimously carried by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear

Noes: None
Abstain: None
Absent: None

Item No. 17. 2019-929 CONTINUED PUBLIC HEARING (PUBLIC HEARING NO. 8) RELATED TO CHANGING FROM AN AT-LARGE TO A BY-DISTRICT SYSTEM FOR ELECTION OF CITY COUNCIL MEMBERS, PURSUANT TO THE CALIFORNIA VOTING RIGHTS ACT: CONSIDERATION OF DEMOGRAPHER'S RECOMMENDED MAPS, REVIEW OF POTENTIAL ELECTION SEQUENCING, DISCUSSION OF POSSIBLE PUBLIC WORKSHOPS, AND REVIEW OF POTENTIAL DATES TO APPROVE BALLOT MEASURE FOR MARCH 3, 2020 CHARTER AMENDMENT (CITY COUNCIL)

Mayor/Agency Chairman/Authority Chairman Robles presented the continued public hearing item.

City Clerk/Agency Secretary/Authority Secretary Gause-Aldana reported the Notice of the Public Hearing and postings have been given pursuant to applicable law. Other mailings, as requested, were provided to individuals and organizations. The affidavits attesting to mailing such notice are on file in the City Clerk's Office. Two written communications were received from the Carson Chamber and the Aldapa family.

City Manager Landers noted that larger maps were provided.

(Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks exited the meeting.)

(Council Member/Agency Member/Authority Board Member Davis-Holmes exited the meeting.)

(Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks reentered the meeting.)

RECESS:

The meeting was recessed at 9:22 P.M. by Mayor/Agency Chairman/Authority Chairman Robles.

RECONVENE:

The meeting was reconvened at 9:31 P.M. by Mayor/Agency Chairman/Authority Chairman Robles with all members previously noted present.

(Council Member/Agency Member/Authority Board Member Davis-Holmes reentered the meeting.)

Assistant City Manager Raymond gave a Powerpoint presentation.

Discussion ensued between City Council and staff on the map submission and drafts.

Public Testimony

Robert Lesley

Spoke in opposition of district-based elections.

Tommie Williams

Inquired about the legal basis of the lawsuit.

William Koons

Spoke about the California Voting Rights Act.

Daniel Valdez

Inquired if a map is selected and there is no sitting member who currently lives in that district.

There being no other person(s) wishing to speak, Mayor/Agency Chairman/Authority Chairman Robles closed the public testimony portion of the public hearing.

Council Member/Agency Member/Authority Board Member Dear addressed Mr. Valdez stating that the City Council will have a new council member who lives in the district.

Mayor/Agency Chairman/Authority Chairman Robles briefly discussed the timeline and activity leading up to today with respect to districts.

Council Member/Agency Member/Authority Board Member Dear clarified comments made by Mayor/Agency Chairman/Authority Chairman Robles noting that David Ely, demographer, is a business associate of the lawyer (Shenkman) who is suing the City.

Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks inquired about the current timeline of the process for the map selection, lawsuit filed, and amendments to the charter.

City Manager Landers explained the process moving forward and provided options to City Council.

Assistant City Manager Raymond noted the charter amendment timeline, public outreach and adoption of the ordinance.

Council Member/Agency Member/Authority Board Member Hilton noted workshops held and map submissions.

Recommendation: TAKE the following actions:

1. OPEN the public hearing, and
2. TAKE public testimony, and
3. PROVIDE direction to Staff on possibly conducting additional off-site public workshops with additional maps from the demographer(s), and direction on potential contract amendment to one or more demographer contract to facilitate workshop preparation; and
3. PROVIDE direction to Staff regarding the preparation of ballot language for a proposed Charter amendment to be presented to the voters on March 3, 2020, and
4. CONTINUE the public hearing to November 5, 2019 for consideration of additional maps produced by NDC and any other new citizens' maps, and further discussion on Council District Election Sequencing Schedule based on the Compass Demographics maps and the NDC maps as well.

ACTION: Council Member/Agency Member/Authority Board Member Davis-Holmes directed staff to amend the NDC contract to include the attendance of the demographer, Doug Johnson, at six town hall meetings throughout the City.

Discussion ensued between staff and City Council related to maps and NDC.

It was moved to extend the meeting until 12:00 A.M. on motion of Davis-Holmes, seconded by Dear and carried by the following vote:

Ayes: Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear
Noes: Mayor/Agency Chairman/Authority Chairman Robles
Abstain: None
Absent: None

Mayor/Agency Chairman/Authority Chairman Robles continued the public hearing to November 5, 2019 with no objections heard.

DISCUSSION: (Items 18-20)

Item No. 18. 2019-950 DIRECT CITY STAFF REGARDING HOW THE CITY COUNCIL WISHES TO RESPOND TO THE INADEQUACIES OF THE ENVIRONMENTAL IMPACT REPORT ("EIR") OF THE CALIFORNIA STATE UNIVERSITY DOMINGUEZ HILLS ("CSUDH") 2018 CAMPUS MASTER PLAN AS IT RELATES TO THE PRIVATE, FOR-PROFIT PORTIONS OF SAME, APPROVED BY THE CALIFORNIA STATE UNIVERSITY BOARD OF TRUSTEES ON SEPTEMBER 24, 2019 (CITY COUNCIL)

Item No. 18 was heard after Item No. 15.

Mayor/Agency Chairman/Authority Chairman Robles questioned a special meeting notice signed by three city council members on the CSUDH, citing possible Brown Act violation.

City Manager Landers gave a brief staff report. She recommended City Council provide direction for her and Assistant City Manager Raymond to meet with CSUDH to resolve the concerns and draft an agreement prior to October 23, 2019.

Mayor/Agency Chairman/Authority Chairman Robles spoke about his concerns related to how CSUDH have proceeded with their master plan.

(Council Member/Agency Member/Authority Board Member Dear exited and reentered the meeting.

Recommendation: 1. PROVIDE Staff with direction to file a lawsuit against California State University Dominguez Hills, related to the 2018 Campus Master Plan and its EIR under the California Environmental Quality Act and other applicable law.

ACTION: It was moved to direct staff to not file a lawsuit against California State University Dominguez Hills on motion of Hilton, seconded by Dear.

During discussion of the motion, Council Member/Agency Member/Authority Board Member Davis-Holmes noted a letter from CSUDH. She recommended a special meeting to address concerns raised.

Council Member/Agency Member/Authority Board Member Davis-Holmes offered a substitute motion that staff work with CSUDH to draft a binding agreement that there will be no logistic trucks, intensive uses as part of their master plan and if city finds in violation there should be provisions of enforcement and addressing the City Manager's traffic concerns, seconded by Hicks.

Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks noted the lack of growth at CSUDH and would not like to impede on its process of moving forward.

Discussion ensued about the vitality and growth of CSUDH in partnership with the City.

Council Member/Agency Member/Authority Board Member Davis-Holmes noted a special meeting was ordered to discuss this item and she withdrew her substitute motion.

The main motion was carried by the following vote:

Ayes: Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear
Noes: Mayor/Agency Chairman/Authority Chairman Robles
Abstain: None
Absent: None

Item No. 19. 2019-930 CONSIDERATION OF RESOLUTION NO. 19-170 REAFFIRMING THE CITY'S LOCAL CONTROL TO MAKE CITY-SPECIFIC AMENDMENTS TO THE CALIFORNIA BUILDING STANDARDS CODE AND NOTIFYING THE COUNTY OF SAME (CITY COUNCIL)

City Manager Landers gave a brief staff report.

Recommendation: 1. Waive further reading and ADOPT Resolution No. 19-170, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, REAFFIRMING THE CITY'S LOCAL CONTROL TO MAKE CITY-SPECIFIC AMENDMENTS TO THE CALIFORNIA BUILDING STANDARDS CODE AND NOTIFYING THE COUNTY OF LOS ANGELES' DEPARTMENT OF PUBLIC WORKS ACCORDINGLY."

ACTION: It was moved to approve staff recommendation on motion of Robles, seconded by Dear and unanimously carried by the following vote:

Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency

Member/Authority Board Member Dear
Noes: None
Abstain: None
Absent: None

Item No. 20. 2019-942 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.

ACTION: Mayor/Agency Chairman/Authority Chairman Robles took the following actions:

Cultural Arts Commission

Appointed Lilibeth Lustina
Moved Marco Aguilera, Alternate 2, to vacant regular position
Moved Cynthia Hunter, Alternate 3, to vacant regular position
Removed Georgina Robertson

Economic Development Commission

Removed Tammy Lorenzen
Appointed Pat Farenga

Parks and Recreation Commission

Appointed Stephanie Finley, Alternate 3

Public Relations Commission

Removed Christina Tresvant, Alternate 1

Senior Citizens Advisory Commission

Reappointed Maria Pilapil (absences were excused and apologized for her removal)
Asked staff to be mindful of excused absences

Technology Advancement and Innovation Commission

Appointed Marci Payne, Alternate 1

Veterans Affairs Commissio

Moved Vincent Jimenez, Alternate 2, to vacant regular position
Moved Robert Mitchell, Alternate 3, to vacant regular position

Appointed Demetrios Vandiegriff to vacant regular position
Appointed Roger Branch, Alternate 1

Women's Issues Commission

Moved Maria Williams, Alternate 2, to vacant Alternate 1
Vacated Alternate 3 position due to appointment of Lilibeth Lustina to the Cultural Arts Commission

Youth Commission

Appointed Janelle Sazon
Vacated Jamcen Fernandez who aged out
Vacated Jade Lustina who aged out
Vacated Diana Meza who aged out
Vacated Jalen Navarro Sazon who aged out
Vacated Kayla Whittiker who aged out

Mobilehome Park Rental Review Board

Appointed Richard Sekerman, Resident Homeowner Alternate 1
Vacated Rick Jong, Park Owner

Mayor/Agency Chairman/Authority Chairman Robles directed the City Clerk to post notice of vacancies.

It was moved to ratify the Mayor's appointments and removals on motion of Robles, seconded by Dear and unanimously carried by the following vote:

- Ayes: Mayor/Agency Chairman/Authority Chairman Robles, Mayor Pro Tem/Agency Vice Chairman/Authority Vice Chairman Hicks, Council Member/Agency Member/Authority Board Member Davis-Holmes, Council Member/Agency Member/Authority Board Member Hilton, and Council Member/Agency Member/Authority Board Member Dear
Noes: None
Abstain: None
Absent: None

ORAL COMMUNICATIONS FOR MATTERS NOT LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC) - None

COUNCIL MEMBER REQUESTS TO ADD ITEMS TO FUTURE AGENDAS

Council Member/Agency Member/Authority Board Member Dear
Spoke about bringing back a defeated Vaping Ordinance to mirror the City of Los Angeles Vaping Ordinance to a future agenda.

Mayor Robles inquired how to bring back a defeated ordinance for reconsideration.

City Attorney Soltani responded to Mayor Robles and Council Member Dear's inquiries regarding this matter.

Council Member/Agency Member/Authority Board Member Davis-Holmes
Requested a travel expense report on City Council members travel expenses for the past year.

ORAL COMMUNICATIONS (COUNCIL MEMBERS)

Assistant City Manager Raymond
Offered prayers and condolences to the families who lost their loved ones and requested that this meeting be adjourned in memory of the following individuals:

- Kathy Post
- Chancy D. Hill, Jr.
- Jesus "Jojit" Paredes

Mayor/Agency Chairman/Authority Chairman Robles
Announced an upcoming Economic Forecast Conference at California State University Dominguez Hills that he is hosting.

ADJOURNMENT

The meeting was adjourned at 12:00 A.M. on Wednesday, October 16, 2019 by Mayor/Agency Chairman/Authority Chairman Robles.

Mayor/Agency Chairman/Authority Chairman
Albert Robles

ATTEST:

City Clerk/Agency Secretary/Authority Secretary
Donesia Gause-Aldana

APPROVED BY CARSON CITY COUNCIL/SUCCESSOR AGENCY/ HOUSING AUTHORITY		
11-5-2019		
Approved as Submitted.	AR/JD	5/0