



## CITY OF CARSON

### MINUTES CARSON CITY COUNCIL/ SUCCESSOR AGENCY/HOUSING AUTHORITY REGULAR MEETING JULY 16, 2024 5:00 P.M.

#### **CALL TO ORDER:**

The meeting was called to order at 5:01 P.M. by Mayor/Agency Chairman/Authority Chairman Lula Davis-Holmes in the Helen Kawagoe Council Chambers, located at 701 E. Carson Street, Carson, California 90745.

#### **ROLL CALL:**

City Clerk/Agency Secretary/Authority Secretary, Dr. Khaleah K. Bradshaw noted the roll:

#### **Council Members/Agency Members/Authority Board Members Present:**

Mayor/Agency Chairman/Authority Chairman Lula Davis-Holmes, Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Jawane Hilton, Council Member/Agency Member/Authority Board Member Jim Dear, Council Member/Agency Member/Authority Board Member Cedric Hicks, and Council Member/Agency Member/Authority Board Member Arleen Rojas

#### **Also Present:**

Monica Cooper, City/Agency/Authority Treasurer; David C. Roberts, Jr., City Manager; Sunny Soltani, City/Agency/Authority Attorney; John Raymond, Assistant City Manager; Dr. Robert Lennox, Assistant City Manager; Tarik Rahmani, Deputy City Manager; Saied Naaseh, Director of Community Development; Michael Whittiker, Jr., Director of Community Services; Dr. Arlington Rodgers, Director of Public Works; Gary Carter, Director of Information Technology and Security; William Jefferson, Director of Finance; and Joshua Boudreaux, Director of Human Resources

#### **FLAG SALUTE:**

Council Member/Agency Member/Authority Board Member Hicks led the Pledge of Allegiance.

#### **INVOCATION:**

**Item No. 1. 2024-0612 PASTOR PAUL STARKS OF GREATER LOVE REFORMED BAPTIST CHURCH**

Pastor Paul Starks gave the invocation.

**CLOSED SESSION (Items 2 to 6)**

**REPORT ON ANY PUBLIC COMMENTS ON CLOSED SESSION ITEMS (CITY CLERK) –**  
None.

**ANNOUNCEMENT OF CLOSED SESSION ITEMS (CITY ATTORNEY)**

City/Agency/Authority Attorney Soltani announced the Closed Session items.

**RECESS:**

The meeting was recessed at 5:08 P.M. by Mayor/Agency Chairman/Authority Chairman Davis-Holmes to Closed Session.

**RECONVENE:**

The meeting was reconvened at 6:28 P.M. by Mayor/Agency Chairman/Authority Chairman Davis-Holmes with all members previously noted present.

**REPORT ON CLOSED SESSION ACTIONS (CITY ATTORNEY)**

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

**Item No. 2. 2024-0617 CONFERENCE WITH LABOR NEGOTIATOR (CITY COUNCIL)**

Recommendation: A closed session will be held, pursuant to Government Code Section 54957.6, with City Manager, Assistant City Manager, and Human Resources Officer, its negotiators(s), regarding labor negotiations with AME, CPSA, and, AFSCME Local 809 and 1017 as well as Unclassified Management.

ACTION: Not taken up.

**Item No. 3. 2024-0631 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (CITY COUNCIL)**

Recommendation: Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Section 54956.9: (2)

ACTION: No reportable action was taken.

**Item No. 4. 2024-0645 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) and (e)(1), because there is a significant exposure to litigation in one case.

ACTION: No reportable action was taken. Council Member Rojas and Council Member Dear did not participate and were excused from the item.

**Item No. 5. 2024-0618 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 of Carson is a party. The title of such litigation is as follows: CAM-Carson, LLC v. Carson Reclamation Authority, City of Carson and Successor Agency to the Carson Redevelopment Agency, Los Angeles Superior Court Case No. 20STCV16461.

ACTION: Not taken up.

**Item No. 6. 2024-0616 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 of Carson is a party. The title of such litigation is as follows: Isaias Pulido v. City of Carson, Lula Davis Holmes, Jawane Hilton, David Roberts, and Does 1 through 20, Los Angeles Superior Court Case No. 24STCV14430.

ACTION: Mayor Davis-Holmes was excused when item was discussed with respect to her. Mayor Pro Tempore, Dr. Hilton was excused when item was discussed with respect to him. The City Council authorized the Conflict Waiver for the City Attorney's Office to represent both the City of Carson and the individual named defendants in the matter. The individual defendants have also accepted the Conflict Waiver and a copy of the Conflict Waiver with respect to all parties will be available in the City Clerk's Office once it is finalized and executed by the parties.

**INTRODUCTIONS (MAYOR)**

**Item No. 7. 2024-0467 REPORT FROM LT. AIELLO, ACTING CAPTAIN OF CARSON SHERIFF'S STATION**

Acting Captain/Lieutenant Aiello reported on Thursday, July 4, 2024, the Carson Sheriff Station received information about a possible fight between two individuals that would take place at the SouthBay Pavilion at 2:00 P.M. They investigated the information and took steps to have two sergeants, nine deputies, two city Code Enforcement Officers, and mall security personnel available that Saturday afternoon. He further reported the incidents that occurred with the assistance of other law enforcement agencies.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes thanked Acting Captain/Lieutenant Aiello for his immediate response to the matter and for an outstanding job.

Acting Captain/Lieutenant Aiello stated the juveniles who dispersed peacefully were not followed. The sheriffs followed the juveniles who continued to cause damage and harm.

Upon inquiry by Mayor/Agency Chairman/Authority Chairman Davis-Holmes, Acting Captain/Lieutenant Aiello noted he spoke to the mall management that the signage rule of anyone under 18 years old must be accompanied by an adult is in place. It was hard to enforce when there were 200 juveniles at one time.

The Mayor and City Council commended Acting Captain/Lieutenant Aiello and his team on a great job.

Council Member/Agency Member/Authority Board Member Dear asked for the age range of the 73 youths who were detained. Acting Captain/Lieutenant Aiello stated as young as 11 years old and as old as 19 years old. The 19-year-old is a member of the Armed Services.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes asked Acting Captain/Lieutenant Aiello to provide the City Manager a list of agencies from the different cities for staff to send a thank you letter for their support.

City Manager David Roberts, Jr. thanked Acting Captain/Lieutenant Aiello along with Emergency Services Manager Nora Garcia and her team for their support as well. City Manager Roberts, Jr. stated several youths utilized Uber and Lyft from as far as Granada Hills to travel to Carson. Acting Captain/Lieutenant Aiello stated some youths were also from San Fernando Valley.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes took a moment to acknowledge the recent assassination attempt against former President Donald Trump and stated that this body does not support any act of violence in this community or against elected officials.

## **VIDEO PRESENTATION**

Mayor/Agency Chairman/Authority Chairman Davis-Holmes recognized City Attorney Sunny Soltani on a video she watched prepared by Aleshire and Wynder. A video was shown recognizing the work Aleshire and Wynder has done for the city of Carson highlighting Sunny Soltani and other legal associates. City Attorney Soltani offered comments and words of gratitude. She invited her summer associates to introduce themselves.

## **PRESENTATIONS**

### **Item No. 8. 2024-0636 CERTIFICATE PRESENTATION TO THE SAMOAN HERITAGE FESTIVAL COMMITTEE MEMBERS FOR THEIR SUPPORT OF CITY OF CARSON CULTURAL EVENTS**

Mayor/Agency Chairman/Authority Chairman Davis-Holmes offered comments and words of gratitude. Council Member/Agency Member/Authority Board Member Rojas presented certificates to the Samoan Heritage Festival Committee Members who were in attendance. A recognition video of the Samoan Heritage Festival was shown.

### **Item No. 9. 2024-0574 INFORMATIONAL UPDATE ON GRANTS RECEIVED BY THE CITY OF CARSON FOR BROWNFIELD REMEDIATION AND REDEVELOPMENT**

Item No. 9 was heard after Item No. 11.

Project Manager James Nguyen gave a PowerPoint presentation of the informational updates on grants received by the City for Brownfield Remediation and Redevelopment.

Council Member/Agency Member/Authority Board Member Dear asked the difference of a landfill site and brownfield site. Project Manager Nguyen responded to his question.

Council Member/Agency Member/Authority Board Member Dear asked if all landfills are a subset of the brownfields. Assistant City Manager Raymond responded to his question.

(Council Member/Agency Member/Authority Board Member Rojas exited the meeting.)

**Item No. 10. 2024-0621      RECOGNITION FOR CITY OF CARSON RECEIVING AN AWARD OF MERIT IN THE ECONOMIC PLANNING AND DEVELOPMENT CATEGORY FROM THE LOS ANGELES SECTION OF THE AMERICAN PLANNING ASSOCIATION**

Item No. 10 was heard after Item No. 8.

Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton read and presented the Award of Merit to Assistant City Manager Raymond alongside Director Naaseh, and Project Manager James Nguyen. Assistant City Manager Raymond offered comments and words of gratitude.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes thanked staff and the Economic Development Commission for implementing the Economic Strategic Plan.

**Item No. 11. 2024-0620      RECOGNITION FOR CITY OF CARSON RECEIVING THE CERTIFICATE OF ACHIEVEMENT FOR EXCELLENCE IN FINANCIAL REPORTING FOR FISCAL YEAR 2022-2023 FROM THE GOVERNMENT FINANCE OFFICERS ASSOCIATION**

Mayor/Agency Chairman/Authority Chairman Davis-Holmes read and presented an Award of Financial Reporting Achievement to Director Jefferson and his Finance team. She thanked them for a job well done. Director Jefferson offered comments, thanked, and recognized Accounting Manager Hnin Phyu, Senior Accountant Phat Nguyen, and Accounts Payable Specialist Bre'ana Brown.

Council Member/Agency Member/Authority Board Member Dear presented pins to the Mayor, City Council, and staff which were from Donate For Life he received at an event.

**ORAL COMMUNICATIONS FOR MATTERS LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC) – None.**

This item was heard after Item No. 9.

**APPROVAL OF MINUTES:**

**Item No. 12. 2024-0156 APPROVAL OF THE FOLLOWING CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY MEETING MINUTES: JULY 2, 2024 (REGULAR)**

Item No. 12 was heard after Oral Communications For Matters Not Listed On The Agenda (Members Of The Public).

Recommendation: Approve the minutes as listed.

ACTION: It was moved to approve staff recommendation on motion of Hicks, seconded by Dear.

During discussion of the motion, Council Member/Agency Member/Authority Board Member Hicks thanked the City Clerk’s Office for an outstanding job on the minutes in a timely manner.

The motion was unanimously carried by the following vote:

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

Noes: None

Abstain: None

Absent: None

**CONSENT: (Items 13 to 31)**

It was moved to approve Consent Items No. 13 to 31 on motion of Dear, seconded by Hilton.

Council Member/Agency Member/Authority Board Member Dear requested to remove Items No. 19 and 30 for discussion.

The motion to approve Consent Items No. 13 to 31, except Items No. 19 and 30, was unanimously carried by the following vote:

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

Noes: None

Abstain: None

Absent: None

**Item No. 13. 2024-0613 Resolution No. 24-069, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON RATIFYING CLAIMS AND DEMANDS IN THE AMOUNT OF \$3,646,525.20, DEMAND CHECK NUMBERS 173935 THROUGH 174196**

ACTION: Item No. 13 was approved on Consent.

**Item No. 14. 2024-0615 Resolution No. 24-08-CSA, A RESOLUTION OF THE CARSON SUCCESSOR AGENCY RATIFYING CLAIMS AND DEMANDS IN THE AMOUNT OF \$3,185.25, DEMAND CHECK NUMBERS SA-001928 THROUGH SA-001930**

ACTION: Item No. 14 was approved on Consent.

**Item No. 15. 2024-0614 Resolution No. 24-08-CHA, A RESOLUTION OF THE CARSON HOUSING AUTHORITY RATIFYING CLAIMS AND DEMANDS IN THE AMOUNT OF \$39,349.80, DEMAND CHECK NUMBERS HA-001993 through HA-001999**

ACTION: Item No. 15 was approved on Consent.

**Item No. 16. 2024-0611 CONSIDER MONTHLY INVESTMENT AND CASH REPORT FOR THE CITY OF CARSON, CARSON HOUSING AUTHORITY, CARSON SUCCESSOR AGENCY-MONTH ENDING JUNE 30, 2024 (CITY COUNCIL)**

Recommendation: RECEIVE and FILE.

ACTION: Item No. 16 was approved on Consent.

**Item No. 17. 2024-0610 CONSIDER A REPORT OF ALL CITY CONTRACTS APPROVED UNDER CITY MANAGER OR DESIGNEE AUTHORITY FOR THE PERIOD JUNE 1, 2024 THROUGH JUNE 30, 2024 PURSUANT TO CMC SECTION 2607 (CITY COUNCIL)**

Recommendation: RECEIVE and FILE this information.

ACTION: Item No. 17 was approved on Consent.

**Item No. 18. 2024-0606 CONSIDER A REPORT ON ALL INTRADEPARTMENTAL BUDGET TRANSFERS APPROVED UNDER THE CITY MANAGER OR DESIGNEE AUTHORITY FOR THE MONTH OF JUNE OF 2024 PER ORDINANCE 24-2401 (CITY COUNCIL)**

Recommendation: RECEIVE and FILE this information.

ACTION: Item No. 18 was approved on Consent.

**Item No. 19. 2024-0604 CONSIDER A HISTORIC STRUCTURE REPORT FOR CARSON CITY HALL PREPARED BY ARCHITECTURAL RESOURCES GROUP OF LOS ANGELES AND FUNDED BY A GRANT FROM THE NATIONAL TRUST FOR HISTORIC PRESERVATION'S**

**CONSERVING BLACK MODERNISM PROGRAM (CITY COUNCIL)**

Item No. 19 was heard after approval of the Consent items.

Council Member/Agency Member/Authority Board Member Dear commended staff and the architectural firm for their thorough and detailed work on the report. He asked staff to explain the historical significance of Carson City Hall and how it reflects Black Modernism and the architectural contributions of Robert Kennard and his team.

(Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton exited the meeting.)

Assistant City Manager Raymond responded to his question.

(Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton reentered the meeting.)

City Council/Agency Member/Authority Board Member Dear asked staff what are the key findings of the historical structure report regarding the current condition of the building.

Assistant City Manager Raymond responded to his question.

City Council/Agency Member/Authority Board Member Dear asked staff to highlight the major recommendations made in the report preserving and maintaining the architectural integrity of Carson City Hall.

Assistant City Manager Raymond responded to his question.

Recommendation: 1. RECEIVE AND FILE a Historic Structure Report and Structural Systems Report for Carson City Hall prepared by Architectural Resources Group, Inc. of Los Angeles, California.

ACTION: Mayor/Agency Chairman/Authority Chairman Davis-Holmes ordered this item received and filed with no objection heard.

**Item No. 20. 2024-0627 CONSIDERATION OF APPROVAL OF CONTRACT AMENDMENT NO. 7 FOR SOFTWARE WITH TYLER TECHNOLOGIES, INC. (CITY COUNCIL)**

Recommendation: 1. APPROVE Amendment No. 7 to Contract with Tyler Technologies, Inc. for software licenses, implementation services, maintenance, and support for an increased amount not to exceed \$1,275,791.75 bringing the adjusted Contract Sum to \$4,479,787.57, with a term expiring September 30, 2027; and 2. AUTHORIZE the Mayor to execute Amendment No. 7 after approval as to form by the City Attorney.

ACTION: Item No. 20 was approved on Consent.

**Item No. 21. 2024-0628      CONSIDERATION OF APPROVAL OF CONTRACT FOR MICROSOFT SOFTWARE LICENSES, MAINTENANCE, AND SUPPORT WITH SHI INTERNATIONAL, CORP. (CITY COUNCIL)**

Recommendation:                    1. APPROVE a contract with SHI International, Corp. for software licenses, including maintenance, and support for a total contract amount not to exceed \$864,607.14, for a term of 3 years; and  
2. AUTHORIZE the Mayor to execute the contract after approval as to form by the City Attorney.

ACTION:      Item No. 21 was approved on Consent.

**Item No. 22. 2024-0526      CONSIDER ACCEPTANCE OF THE WORK COMPLETED BY OHL USA, INC. FOR PROJECT NO.1515: CARRIAGE CREST STORMWATER FACILITY (CITY COUNCIL)**

Recommendation:                    Take the following actions:  
1. ACCEPT the work completed by OHL USA, Inc. for Project No. 1515, Carriage Crest Stormwater Capture facility project and suspend the remaining work for convenience.  
2. AUTHORIZE LACSD to perform the remaining work to complete Project No. 1515: Carriage Crest Stormwater Capture Facility.

ACTION:      Item No. 22 was approved on Consent.

**Item No. 23. 2024-0573      CONSIDER APPROVAL OF AMENDMENT NO. 1 TO AGREEMENT WITH PETROCHEM MATERIALS INNOVATIONS, LLC FOR PROJECT NO. 1763: CITYWIDE RUBBERIZED SLURRY SEAL PROGRAM (CITY COUNCIL)**

Recommendation:                    TAKE the following actions:  
1. AUTHORIZE and REAFFIRM the expenditure of the full project contingency totaling \$409,989.94 (15%) previously budgeted during the contract award per staff report 2022-730 (Exhibit No. 2).  
2. APPROVE Amendment No. 1 to Public Works Agreement with Petrochem Materials Innovations, LLC.  
3. AUTHORIZE the Mayor to execute Amendment No. 1 following approval as to form by the City Attorney.

ACTION:      Item No. 23 was approved on Consent.

**Item No. 24. 2024-0600      CONSIDER APPROVAL OF PLANS, SPECIFICATIONS, AND ESTIMATES AND AUTHORIZATION TO ADVERTISE FOR CONSTRUCTION BIDS; AND RECORDING A “NOTICE OF EXEMPTION” IN THE OFFICE OF THE LOS ANGELES COUNTY CLERK AND WITH THE STATE CLEARING HOUSE**

**FOR PROJECT NO. 1786 - CITY HALL BATHROOM AND KITCHENETTE RENOVATIONS, PURSUANT TO SECTION 15301 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT GUIDELINES (CITY COUNCIL)**

Recommendation:

TAKE the following actions:

1. APPROVE the plans, specifications, and estimates, and order the work for Project No. 1786 - City Hall Bathroom and Kitchenette Renovations.
2. AUTHORIZE staff to advertise the work and call for construction bids for Project No. 1786: City Hall Bathroom and Kitchenette Renovations.
3. MAKE the California Environmental Quality Act finding that the proposed City Hall Bathroom and Kitchenette Renovations are categorically exempt pursuant to Section 15301 of the California Environmental Quality Act guidelines.
4. AUTHORIZE staff to record the "Notice of Exemption" in the office of the Los Angeles County Clerk and with the State Clearing House at the Governor's Office of Planning and Research for Project No. 1786 - City Hall Bathroom and Kitchenette Renovations.

ACTION: Item No. 24 was approved on Consent.

**Item No. 25. 2024-0602 CONSIDERATION TO ACCEPT THE PROJECT AS COMPLETE, PROJECT NO. 919 WILMINGTON AVENUE AND 223RD STREET - PULL BOX ACCESS IMPROVEMENTS (CITY COUNCIL)**

Recommendation:

TAKE the following actions:

1. ACCEPT as complete Project No. 919: Wilmington Avenue and 223rd Street - Pull Box Access Improvements.
2. AUTHORIZE staff to file a Notice of Completion.

ACTION: Item No. 25 was approved on Consent.

**Item No. 26. 2024-0603 CONSIDER APPROVING PLANS, SPECIFICATIONS, AND ESTIMATES AND RECORDING A "NOTICE OF EXEMPTION" IN THE OFFICE OF LOS ANGELES COUNTY CLERK AND WITH THE STATE CLEARING HOUSE FOR PROJECT 1632 (COMMUNITY CENTER COILING WALL), PURSUANT TO SECTION 15301 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT GUIDELINES (CITY COUNCIL)**

Recommendation:

TAKE the following actions:

1. APPROVE the plans, specification, & estimates, and order the work for Project No. 1632: Community Center Coiling Wall.
2. AUTHORIZE staff to advertise the work and call for construction bids for Project No. 1632: Community Center Coiling Wall.

3. MAKE the California Environmental Quality Act finding that the proposed City Hall Bathroom and Breakroom Renovations are categorically exempt pursuant to Section 15301 of the California Environmental Quality Act guidelines.
4. AUTHORIZE staff to record the "Notice of Exemption" in the office of the Los Angeles County Clerk and with the State Clearing House at the Governor's Office of Planning and Research for Project No. 1632: Community Center Coiling Wall.

ACTION: Item No. 26 was approved on Consent.

**Item No. 27. 2024-0605      CONSIDER RECORDING A "NOTICE OF EXEMPTION" IN THE OFFICE OF THE LOS ANGELES COUNTY CLERK AND WITH THE STATE CLEARING HOUSE FOR PROJECT NO. 1368 (CARRIAGE CREST PARK IMPROVEMENT), PURSUANT TO SECTIONS 15303, 15304, AND 15061 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT GUIDELINES (CITY COUNCIL)**

Recommendation: TAKE the following actions:

1. AUTHORIZE staff to advertise the work and call for construction bids for Project No. 1368: Carriage Crest Park Improvement.
2. MAKE the California Environmental Quality Act finding that the proposed Carriage Crest Park Improvement is categorically exempt pursuant to Sections 15303, 15304 and 15061 of the California Environmental Quality Act guidelines.
3. AUTHORIZE staff to record the "Notice of Exemption" in the office of the Los Angeles County Clerk and with the State Clearing House at the Governor's Office of Planning and Research for Project No. 1368: Carriage Crest Park Improvement.

ACTION: Item No. 27 was approved on Consent.

**Item No. 28. 2024-0514      CONSIDER RECORDING A "NOTICE OF EXEMPTION" IN THE OFFICE OF THE LOS ANGELES COUNTY CLERK AND WITH THE STATE CLEARING HOUSE FOR PROJECT NO. 1657: TRAFFIC SIGNAL INSTALLATION AT SIX INTERSECTIONS, PURSUANT TO SECTION 15301 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT GUIDELINES (CITY COUNCIL)**

Recommendation: TAKE the following actions:

1. MAKE the California Environmental Quality Act finding that the proposed Traffic Signal Installation at Six Intersections Project is categorically exempt pursuant to Section 15301 of the California Environmental Quality Act guidelines.
2. AUTHORIZE staff to record the "Notice of Exemption" in the office of the Los Angeles County Clerk for Project No. 1657: Traffic Signal Installation at Six Intersections (Exhibit No. 2).

ACTION: Item No. 28 was approved on Consent.

**Item No. 29. 2024-0510 CONSIDER AN AWARD OF A CONTRACT SERVICES AGREEMENT TO CRAFTWATER ENGINEERING FOR ENGINEERING SERVICES TO DESIGN PROJECT NO. 1776: CALAS PARK STORMWATER AND WATER QUALITY IMPROVEMENTS SUPPLEMENTAL ENVIRONMENTAL PROJECT (CITY COUNCIL)**

Recommendation: TAKE the following actions:  
1. APPROVE a Professional Services Agreement with Craftwater Engineering, Inc. to perform surveying, design engineering, bid and construction support for a not-to-exceed amount of \$719,942.00.  
2. AUTHORIZE the Mayor to execute the Professional Services Agreement with Craftwater Engineering, Inc. following approval as to form by the City Attorney.

ACTION: Item No. 29 was approved on Consent.

**Item No. 30. 2024-0619 CONSIDER APPROVING A CONTRACT SERVICES AGREEMENT WITH GRAFFITI PROTECTIVE COATINGS, INC. (GPC) FOR GRAFFITI REMOVAL SERVICES (CITY COUNCIL)**

Item No. 30 was heard after Item No. 19.

City Council/Agency Member/Authority Board Member Dear asked staff the following questions:

- How are they informing the residents and businesses about the new graffiti removal service?
- What should residents and businesses do if they spot graffiti in the neighborhoods with the new contract?
- How will the contractor's (Graffiti Protective Coatings, Inc.) online application improve the current efforts to remove graffiti over what exists today?

Director, Dr. Rodgers responded to his question.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes asked the City Manager to inform staff that in the budget forthcoming is to hire three graffiti workers.

City Manager Roberts, Jr. confirmed there will be three additional employees to bring before the next City Council meeting specifically for graffiti which would be the new graffiti crew or addition to the graffiti crew hoping to assist. There are only two individuals who have been doing a fantastic job but daunting task.

Recommendation: TAKE the following actions:  
1. AWARD a Contract Services Agreement to Graffiti Protective Coatings, Inc. (GPC) in a total amount not-to-exceed \$129,600.00

- for Graffiti Removal Services for a one-year term with the option to extend for two additional one-year terms at the City's option.
- 2. AUTHORIZE the Mayor to execute a Contract Services Agreement following approval as to form by the City Attorney.
- 3. APPROVE Side Letter Agreement with American Federation of State, County and Municipal Employees Union ("AFSCME"), Council 36, Local 809.
- 4. AUTHORIZE the City Manager, Assistant City Manager and Director of Human Resources to execute Side Letter Agreement with AFSCME following approval as to form by the City Attorney.

**ACTION:** It was moved to approve staff recommendations on motion of Dear, seconded by Hicks.

During discussion of the motion, Mayor/Agency Chairman/Authority Chairman Davis-Holmes stated staff is reviewing the current graffiti ordinance to bring up to standards which the City Council will consider at a future meeting.

City Manager Roberts, Jr. noted a typo in the Side Letter Agreement which mentions the two Maintenance Workers that will be applied towards the graffiti crew. The term states Maintenance Technicians and needs to be changed to Maintenance Workers with no objection heard.

The motion, as amended, was unanimously carried by the following vote:

- Ayes:** Mayor/Agency Chairman/Authority Chairman Davis-Holmes, Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton, Council Member/Agency Member/Authority Board Member Dear, Council Member/Agency Member/Authority Board Member Hicks, and Council Member/Agency Member/Authority Board Member Rojas
- Noes:** None
- Abstain:** None
- Absent:** None

**Item No. 31. 2024-0630 CONSIDER APPROVAL OF FINAL VESTING TRACT MAP NO. 83157, FOR THE DEVELOPMENT OF THE IMPERIAL AVALON PROJECT LOCATED AT 21207 AVALON BOULEVARD (CITY COUNCIL)**

- Recommendation:**
- 1. APPROVE Final Tract Map No. 83157 for Imperial Avalon, LLC. at 21207 Avalon Boulevard for condominium purposes.
  - 2. Instruct the applicable City Staff to sign/endorse the certificates that embody the approval of said Final Tract Map on the face of such Final Tract Map.

**ACTION:** Item No. 31 was approved on Consent.

**SPECIAL ORDERS OF THE DAY: (Item 32)**

**Item No. 32. 2024-0622 PUBLIC HEARING TO CONSIDER APPROVAL OF LEASE FINANCING BY THE CITY AND THE CARSON PUBLIC FINANCING AUTHORITY IN ORDER TO PROVIDE FINANCING FOR VARIOUS CAPITAL IMPROVEMENTS  
CONSIDER RESOLUTION NO. 24-071 AUTHORIZING AND DIRECTING EXECUTION OF A SITE AND FACILITIES LEASE, A PROPERTY LEASE AND CERTAIN OTHER FINANCING DOCUMENTS AND DIRECTING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE ISSUANCE BY THE CARSON PUBLIC FINANCING AUTHORITY OF ITS 2024 LEASE REVENUE BONDS (CITY COUNCIL)  
CONSIDER RESOLUTION NO. 24-01-CPFA, APPROVING, AUTHORIZING AND DIRECTING EXECUTION OF CERTAIN FINANCING DOCUMENTS AND DIRECTING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE ISSUANCE OF ITS 2024 LEASE REVENUE BONDS IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$92,000,000 (CARSON PUBLIC FINANCING AUTHORITY)**

Item No. 32 was heard after Item No. 30.

City Clerk/Agency Secretary/Authority Secretary, Dr. Bradshaw gave the Public Hearing Report.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes declared the Public Hearing open.

City Manager Roberts, Jr. presented the item.

Director Jefferson gave a PowerPoint presentation of the 2024 Lease Revenue Bond Projects.

Council Member/Agency Member/Authority Board Member Dear offered comments in support of the item.

There being no persons wishing to speak, Mayor/Agency Chairman/Authority Chairman Davis-Holmes closed the Public Hearing.

Recommendation: TAKE the following actions:

1. OPEN the Public Hearing, TAKE public testimony regarding the issuance of Lease Revenue Bonds, and CLOSE the Public Hearing.
2. WAIVE further reading and ADOPT RESOLUTION NO. 24-071, A RESOLUTION OF THE CITY OF CARSON CITY COUNCIL AUTHORIZING AND DIRECTING EXECUTION OF A SITE AND FACILITIES LEASE, A PROPERTY LEASE AND CERTAIN OTHER FINANCING DOCUMENTS AND DIRECTING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE ISSUANCE BY THE CARSON PUBLIC FINANCING AUTHORITY OF ITS 2024 LEASE REVENUE BONDS (Exhibit B)
3. WAIVE further reading and ADOPT RESOLUTION NO. 24-01-CPFA, A RESOLUTION OF THE BOARD OF THE

CARSON PUBLIC FINANCING AUTHORITY APPROVING, AUTHORIZING AND DIRECTING EXECUTION OF CERTAIN FINANCING DOCUMENTS AND DIRECTING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE ISSUANCE OF ITS 2024 LEASE REVENUE BONDS IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$92,000,000 (Exhibit C)

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

**Ayes:** Mayor/Agency Chairman/Authority Chairman Davis-Holmes, Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton, Council Member/Agency Member/Authority Board Member Dear, Council Member/Agency Member/Authority Board Member Hicks, and Council Member/Agency Member/Authority Board Member Rojas

**Noes:** None

**Abstain:** None

**Absent:** None

**DISCUSSION: (Item 33)**

**Item No. 33. 2024-0479 CONSIDERATION OF ONLY LOCAL UNCONTESTED APPOINTMENTS TO THE CITY'S COMMISSIONS, COMMITTEES, AND BOARDS, AND CITY AFFILIATED ORGANIZATIONS BY MAYOR AND CITY COUNCIL AND CONSIDER ALL (CONTESTED AND UNCONTESTED) APPOINTMENTS TO ALL COMMISSIONS EXCEPT PLANNING COMMISSION AND ENVIRONMENTAL COMMISSION (CITY COUNCIL)**

Council Member/Agency Member/Authority Board Member Hicks referred to the Dignity Health Sports Park/CSUDH/Community Center Standing Committee and the need to reinstitute the committee to reconnect with the Dignity Health Sports Park with the upcoming 2028 Olympics.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes appointed herself and Mayor Pro Tempore, Dr. Hilton to the Ad Hoc Committee with no objection heard.

City Clerk/Agency Secretary/Authority Secretary, Dr. Bradshaw noted the committee was already established by minute order on April 2, 2019 and will update with today's date.

Council Member/Agency Member/Authority Board Member Rojas referred to her vacant Public Safety Commission position and asked the City Clerk if the ten-day posting requirement was met. She requested to review any applications received.

City Clerk/Agency Secretary/Authority Secretary, Dr. Bradshaw responded to her question.

**Recommendation:** TAKE the following actions:  
1. CONSIDER and only APPOINT uncontested members to the City Commissions, Committees, and Boards;

2. CONSIDER and APPOINT all (contested and uncontested) members to all commissions except Planning Commission and Environmental Commission;
3. CONSIDER and APPOINT members to City Affiliated Organizations;
4. DIRECT the City Clerk to notify all affected appointments of this action in writing;
5. IF APPLICABLE, DIRECT the City Clerk to post and publish in accordance with the Maddy Act.

ACTION: The Mayor and City Council took the following actions:

Planning Commission

Mayor/Agency Chairman/Authority Chairman Davis-Holmes appointed Leticia Wilson, Alternate 3, to the vacant regular position, thereby, creating a vacancy of the Alternate 3 position on the Planning Commission.

Public Works Commission

Mayor/Agency Chairman/Authority Chairman Davis-Holmes appointed Chike Nweke, Alternate 1, to the vacant regular position, thereby, creating a vacancy of the Alternate 1 position on the Public Works Commission.

ACTION: It was moved to approve the Mayor's appointments on the Planning Commission and Public Works Commission on motion of Dear, seconded by Hicks and unanimously carried by the following vote:

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

Mayor/Agency Chairman/Authority Chairman Davis-Holmes created the LA '28 Olympics Ad Hoc Committee to consist of Mayor Davis-Holmes and Mayor Pro Tempore, Dr. Hilton with no objection heard. She clarified the Dignity Health Sports Park/CSUDH/Community Center Standing Committee to remain as is.

City Manager Roberts, Jr. noted the Public Information Manager through Deputy City Manager Rahmani released a Press Release advising everyone the major events that will be happening as the City being a venue City. He stated the importance to note that the name of the facility is not going to be Dignity Health Sports Park and will be known as The Stadium in Carson.

**ORDINANCE SECOND READING: None**

## MEMORIAL ADJOURNMENTS

Mayor/Agency Chairman/Authority Chairman Davis-Holmes requested to add Cassandra Elaine Green to the Memorial Adjournment Requests.

City Clerk/Agency Secretary/Authority Secretary, Dr. Bradshaw presented the following Memorial Adjournment Requests:

Arthur J. Heller  
Antonio "Tone" Luafalemana, Jr.  
Terri Forsythe  
Carlos Pla

City Manager Roberts, Jr. requested to add Corey Comperatore, who passed away at a Trump rally, to the Memorial Adjournment Requests.

Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton requested to add Joe "Jellybean" Bryant, Kobe Bryant's father, to the Memorial Adjournment Requests.

Council Member/Agency Member/Authority Board Member Dear requested to add Ricardo Cruz Mendoza and Tom Kelly to the Memorial Adjournment Requests.

Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton gave a prayer.

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

This item was heard after Oral Communications For Matters Listed On The Agenda (Members Of The Public).

(Council Member/Agency Member/Authority Board Member Rojas reentered the meeting.)

Raquel Beltran, representing Asociacion Cultural Los Angeles

Stated the Mariachi Academy has served the City for 25 years; introduced group members Miguel Lopez and Daniel Aguilera, artist; stated had an event celebrating 25 years and presented a painting as a gift to the city from artist Daniel Aguilera. She thanked Mayor Davis-Holmes and Council Member Rojas for their support.

Miguel Lopez, member of Asociacion Cultural Los Angeles

Thanked the Mayor and City Council for their past help and look forward to working with the city to help with their program in the future.

Daniel Aguilera

Thanked the City Council, offered comments regarding the need of programs for the youth, wholeheartedly contributed to the painting presented this evening, and asked for the city's support.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes requested a photo with Raquel Beltran, Miguel Lopez, and Daniel Aguilera alongside the Council Members.

Louis Joseph Cogut

Offered comments as a former Public Safety Commissioner and asked why he was removed from the commission

Robert Lesley

Expressed concern with the upcoming elections in November; thanked staff for sending notification of the increase of fines for use of illegal fireworks

Brandi Lewin

Thanked the Mayor and City Council for their services to the community; gave an update on the Grocery Store Task Force; next community meeting is Thursday, July 18, 2024, at 6:00 P.M. at My Fathers Barbecue; received a follow up regarding her damaged vehicle from Director of Human Resources and Risk Management; asked the city for their assistance to resolve her claim with city contractor RJ Noble

Monette Gavino-Dear

Spoke on behalf of the Carson Sister Cities Association Ways and Means Committee and stated she is the Chair; thanked committee members Myrna Ronquillo, Amira, and Paz Velasquez; thanked those who participated in their first fundraising event last Sunday; there will be a future fundraising event for students from Soka, Japan, arriving on July 27, 2024; thanked the officers who joined led by Chairperson Dorothy Ross; invited the Mayor and City Council to the Welcome Breakfast and Welcome Dinner on July 27, 2024; and introduced committee member Myrna Ronquillo

Myrna Ronquillo

Invited the Mayor, City Council, and staff to the next fundraising event of the Carson Sister Cities Association

Kim Cortado - Parks, Recreation and Cultural Arts Commissioner

Announced/reported the following:

- Seniors Information and Resource Fair, August 9, 2024, from 9:00 A.M. to 11:00 A.M. at the Carson Event Center
- Football and Soccer Signups for ages 5 to 15 until August 17, 2024, at all parks
- Fabela Chavez Boxing Event, September 21, 2024, tickets go on sale at the beginning of August 2024
- Samoan Heritage Event was a great event
- Thanked the Mayor and City Council for allowing staff and volunteers to do what they do

**COUNCIL MEMBER REQUESTS TO ADD ITEMS TO FUTURE AGENDAS – None.**

**ORAL COMMUNICATIONS (COUNCIL MEMBERS)**

This item was heard after Memorial Adjournments.

Mayor Pro Tempore/Agency Vice Chairman/Authority Vice Chairman, Dr. Hilton announced/reported the following:

- Annual Fam Fest, August 24, 2024, from 12:00 P.M. to 6:00 P.M. at Stevenson Park

- Volunteer Meeting, July 25, 2024, at 7:00 P.M. at Stevenson Park; performances by DW3, Deitrick Haddon, and the Block Party Band; contact K.W. Tulloss at (310) 952-1711 for more information

Council Member/Agency Member/Authority Board Member Hicks announced his Town Hall Meeting on August 1, 2024, at 6:00 P.M. at Mills Park.

Mayor/Agency Chairman/Authority Chairman Davis-Holmes announced the following:

- Backpack Giveaway, August 3, 2024, at 11:00 A.M., at the SouthBay Pavilion, 500 backpacks filled with school supplies; thanked the Carson Citizens Cultural Arts Foundation, Julia Banks Williams Delta Foundation, and others who donated
- Job Fair in partnership with the South Bay Workforce Investment Board and the Carson Citizens Cultural Arts Foundation, August 30, 2024, from 9:00 A.M. to 1:00 P.M. at the Carson Event Center
- Thanked staff for their hard work

Council Member/Agency Member/Authority Board Member Dear announced a Town Hall Meeting on July 23, 2024, at 6:30 P.M. at Carson Park.

**ANNOUNCEMENT OF UNFINISHED OR CONTINUED CLOSED SESSION ITEMS (AS NECESSARY)** – None.

**RECESS TO CLOSED SESSION** – None.

**RECONVENE TO OPEN SESSION** – None.

**REPORT OF ACTIONS ON UNFINISHED OR CONTINUED CLOSED SESSION ITEMS** – None.

**ADJOURNMENT**

The meeting was adjourned at 8:45 P.M. by Mayor/Agency Chairman/Authority Chairman Davis-Holmes.

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Lula Davis-Holmes  
Mayor/Agency Chairman/Authority Chairman

ATTEST:

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Dr. Khaleah K. Bradshaw  
City Clerk/Agency Secretary/Authority Secretary

<p>APPROVED BY CARSON CITY COUNCIL/SUCCESSOR AGENCY/ HOUSING AUTHORITY</p>	
<p>08-06-2024</p>	
Approved as Submitted	JD/JH 5/0