



GARDENA CITY COUNCIL

Regular Meeting Notice and Agenda
Council Chamber at City Hall
1700 West 162nd Street, Gardena, California
Website: www.cityofgardena.org

Tuesday, May 12, 2026
Closed Session 7:00 p.m.
Open Session 7:30 p.m.

TASHA CERDA, *Mayor*
MARK E. HENDERSON, *Mayor Pro Tem*
RODNEY G. TANAKA, *Council Member*
PAULETTE C. FRANCIS, *Council Member*
WANDA LOVE, *Council Member*

MINA SEMENZA, *City Clerk*
GUY H. MATO, *City Treasurer*
CLINT OSORIO, *City Manager*
CARMEN VASQUEZ, *City Attorney*
LISA KRANITZ, *Assistant City Attorney*
IVY TSAI, *Assistant City Attorney*

If you would like to participate in this meeting, you can participate via the following options:

- 1. VIEW THE MEETING live on SPECTRUM CHANNEL 22 or ONLINE** at youtube.com/CityofGardena
- 2. PARTICIPATE BEFORE THE MEETING** by emailing the Deputy City Clerk at publiccomment@cityofgardena.org by 5:00p.m. on the day of the meeting and write "Public Comment" in the subject line. Written public comments will be provided to the City Council and will be part of the record but will not be read aloud.
- 3. ATTEND THE MEETING IN PERSON**
PUBLIC COMMENT: The City Council will hear from the public on any item on the agenda or any item of interest that is not on the agenda at the following times:
 - Agenda Items - At the time the City Council considers the item or during Oral Communications
 - Non-agenda Items - During Oral Communications
 - Public Hearings - At the time of the Public Hearings listed on the AgendaIf you wish to address the Council, please complete a "Speaker Request" form and present it to the City Clerk or Sergeant of Arms. You will be called to the podium by name when it is your turn to address the Council. The City Council cannot legally take action on any item not scheduled on the Agenda. Such items may be referred for administrative action or scheduled on a future Agenda. Members of the public wishing to address the City Council will be given three (3) minutes to speak.
- 4. The City of Gardena, in complying with the Americans with Disabilities Act (ADA), requests individuals who require special accommodations to access, attend and/or participate in the City meeting due to disability, to please contact the City Clerk's Office by phone (310) 217-9565 or email cityclerk@cityofgardena.org at least 24 business hours prior to the scheduled general meeting to ensure assistance is provided. Assistive listening devices are available.**

STANDARDS OF BEHAVIOR THAT PROMOTE CIVILITY AT ALL PUBLIC MEETINGS

- Treat everyone courteously;
- Listen to others respectfully;
- Exercise self-control;
- Give open-minded consideration to all viewpoints;
- Focus on the issues and avoid personalizing debate; and
- Embrace respectful disagreement and dissent as democratic rights, inherent components of an inclusive public process, and tools for forging sound decisions

Thank you for your attendance and cooperation

1. ROLL CALL

2. PUBLIC COMMENT ON CLOSED SESSION

3. CLOSED SESSION

3.A. CONFERENCE WITH LEGAL COUNSEL- ANTICIPATED LITIGATION

Significant exposure to litigation, pursuant to subdivision (d)(2) of Government Code Section 54956.9
One Potential Case

RETURN FROM CLOSED SESSION ROLL CALL

CITY ATTORNEY REPORT OUT OF CLOSED SESSION

4. PLEDGE OF ALLEGIANCE

156th Street Elementary School
Amarah Woods
Zoe Herrera

5. INVOCATION

Pastor Ataru Nakagawa
Gardena Japanese-American Seventh-day Adventist Church

6. PRESENTATIONS

6.A. Gardena Events Video Presentation

7. PROCLAMATIONS

7.A. "Older Americans Month" - May 2026 (to be proclaimed only)

7.B. Asian American Native Hawaiian Pacific Islander Heritage Month - May 2026 (to be proclaimed only)

7.C. Public Works Week - May 17-23, 2026

8. APPOINTMENTS

Council Appointments to Commissions, Committees, Councils and Boards
(Appointees to be Ratified and Sworn In)

9. PUBLIC COMMENT ON CONSENT CALENDAR

10. CONSENT CALENDAR

NOTICE TO THE PUBLIC- Roll Call Vote Required On The Consent Calendar

All matters listed under the Consent Calendar will be enacted by one motion unless a Council Member requests Council discussion, in which case that item will be removed from the Consent Calendar and considered separately following this portion of the agenda.

10.A. Waiver of Reading in Full of All Ordinances Listed on this Agenda and that they be Read by Title Only

CONTACT: CITY CLERK

10.B. Approval of Minutes - Regular Meeting of the City Council, April 28, 2026

CONTACT: CITY CLERK

10.C. Approval of Minutes - Study Session of the City Council, May 6, 2026

CONTACT: CITY CLERK

10.D. Receive and File Minutes - Regular Meeting of the Planning and Environmental Quality Commission, April 7, 2026

CONTACT: COMMUNITY DEVELOPMENT

10.E. Approval of Warrants/Payroll Register, May 12, 2026

CONTACT: ADMINISTRATIVE SERVICES

10.F. Personnel Report P-2026-8 05-12-26

CONTACT: ADMINISTRATIVE SERVICES

10.G. Annual Lobbyist Report 2026

CONTACT: CITY CLERK

11. PLANNING & ENVIRONMENTAL QUALITY COMMISSION ACTION SHEET

11.A. May 5, 2026 MEETING ITEM 6.A

6.A. ENVIRONMENTAL ASSESSMENT #19-24, SITE PLAN REVIEW #4-24, AND TENTATIVE PARCEL MAP #2-24;

The Planning and Environmental Quality Commission reviewed a request to approve Environmental Assessment (EA #19-24), Site Plan Review (SPR #4-24), and Tentative Parcel Map (TPM #2-24; Tentative Parcel Map No. 85142) to allow the construction of four (4) three-story condominium units in the Medium Density Multi-Family Residential (R-3) zone portion of a split zoned R-3 and Single-Family Residential (R-1).

Environmental Consideration: The proposed project is being considered for a categorical exemption from the provisions of the California Environmental Quality Act (CEQA) pursuant to Guidelines Section 15303(b) (Class 3 - New Construction or Conversion of Small Structures), in that it consists of the construction and location of limited numbers of new, small facilities or structures.

APPLICANT: Steve Stepakis

LOCATION: 1031 Magnolia Avenue, APN (6113-035-015).

Commission Action: The Planning and Environmental Quality Commission continued the public hearing for Environmental Assessment #19-24, Site Plan Review #4-24, and Tentative Parcel Map #2-24, to a date certain of July 7, 2026, by vote of 4-0, with one commissioner recusing their vote.

City Council Action: No City Council action required.

11.B. May 5, 2026 MEETING ITEM 6.B

6.B. ZONE TEXT AMENDMENT #1-26

The Planning and Environmental Quality Commission reviewed a recommendation to amend Chapter 18.13 of the Gardena Municipal Code relating to Accessory Dwelling Units (ADUs) and Junior Accessory Dwelling Units (JADUs).

Environmental Consideration: The Zone Text Amendment and Ordinance is exempt from the California Environmental Quality Act (CEQA) pursuant to Public Resources Code Section 21080.17 which exempts ordinances implementing accessory dwelling unit ordinances.

LOCATION: City Wide

Commission Action: The Planning and Environmental Quality Commission adopted Resolution No. PC 5-26, by vote of 5-0, recommending that the City Council adopt an Ordinance for Zone Text Amendment #1-26.

City Council Action: No City Council action required. Zone Text Amendment #1-26 will be reviewed and considered by the City Council at a future City Council meeting.

12. ORAL COMMUNICATIONS (LIMITED TO A 30-MINUTES PERIOD)

Oral Communications by the public will be heard for one-half hour during the oral communication segment of the agenda. Any additional speakers will be allowed to speak at the end of the meeting after Council Remarks. Speakers are limited to three minutes, unless otherwise stated by the Mayor. The timer will be displayed on the screen. Your cooperation is appreciated.

12.A. PUBLIC COMMENTS

13. DEPARTMENTAL ITEMS - ADMINISTRATIVE SERVICES

14. DEPARTMENTAL ITEMS - COMMUNITY DEVELOPMENT

14.A. PUBLIC HEARING: Citizen Participation Plan (CPP), 2026-2030 Consolidated Plan, and 2026-2027 Action Plan to Guide the Investment of Federal Community Development Block Grant (CDBG) Program Funds

Public Hearing to approve the draft Citizen Participation Plan (CPP), 2026-2030 Consolidated Plan, and 52nd Year Community Development Block Grant Program (CDBG) for Fiscal Year 2026-2027, authorize the City Manager to execute and submit all required certifications and related documents and agreements to implement the One-Year Action Plan (FY 2026-2027) in compliance with U.S. Department of Housing and Urban Development (HUD) regulations.

15. DEPARTMENTAL ITEMS - ELECTED & CITY MANAGER'S OFFICES

16. DEPARTMENTAL ITEMS - POLICE

17. DEPARTMENTAL ITEMS - PUBLIC WORKS

17.A. PUBLIC HEARING: RESOLUTION NO. 6726, Confirming the Diagram and Assessment contained in the Engineer's Report Dated April 2, 2026, for the Gardena Artesia Boulevard Landscaping Assessment District and Ordering the Levy of Assessments on the Same for Fiscal Year 2026-2027

Staff Recommendation:

- Conduct Public Hearing; allow each speaker three (3) minutes
- Adopt Resolution No. 6726

17.B. PUBLIC HEARING: RESOLUTION NO. 6727, Confirming the Diagram and Assessment contained in the Engineer's Report Dated April 2, 2026, for the Gardena Consolidated Street Lighting Assessment District and Ordering the Levy of Assessments on the Same Fiscal Year 2026-2027

Staff Recommendation:

- Conduct Public Hearing; allow each speaker three (3) minutes
- Adopt Resolution No. 6727

17.C. Award Construction Contract for the Various Streets Rehabilitation Project, JN 526 & 548 to Hardy and Harper Inc. in the amount of \$2,125,000.00. Additionally Award Construction Management and Inspection Services to Transtech Engineers Inc. in the amount of \$149,640.00, and the Material Testing Services to Terracon Consultants Inc. in the amount of \$10,295.00. Approve the Project Plans & Specifications, 15% Project Contingency of \$318,750.00, and Declare California Environmental Quality Act (CEQA) Exemption

Staff Recommendations:

- Award Construction Contract
- Award Construction Management and Inspection Services
- Award Material Testing Services
- Approve Project Plans and Specifications
- Approve Project Contingency
- Declare CEQA Exemption

18. DEPARTMENTAL ITEMS - RECREATION & HUMAN SERVICES

19. DEPARTMENTAL ITEMS - TRANSPORTATION

20. COUNCIL ITEMS

21. COUNCIL DIRECTIVES

22. CITY MANAGER REMARKS RE: DIRECTIVES / COUNCIL ITEMS

23. COUNCIL REMARKS

1. MAYOR PRO TEM HENDERSON
2. COUNCIL MEMBER TANAKA
3. COUNCIL MEMBER LOVE
4. MAYOR CERDA
5. COUNCIL MEMBER FRANCIS

24. ANNOUNCEMENT(S)

25. REMEMBERANCES

Mrs. Irene Russ, 95 years old, a beloved Gardena resident for 64 years, passed away leaving behind a legacy of community service, friendship, and devotion to family. She was married to Edmond J. Russ for 72 years and proudly served as First Lady during his terms as Mayor of Gardena from 1969-1970 and 1974-1982. Mrs. Russ was actively involved with the Gardena Valley YMCA, the Gardena Sister City Association, and the sister-city relationship with Huatabampo. Mrs. Russ deeply cherished the Gardena community and always appreciated the opportunities, friendships, and support it provided to her and the Russ family.

26. ADJOURNMENT

The Gardena City Council will adjourn to the Closed Session portion of the City Council Meeting at 7:00pm followed by the Regular City Council Meeting at 7:30pm on Tuesday, May 26, 2026.

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted in the City Hall lobby not less than 72 hours prior to the meeting. A copy of said Agenda is available on our website at www.CityofGardena.org.

/s/ MINA SEMENZA
MINA SEMENZA, City Clerk

Date Posted: May 8, 2026