

APPROVAL OF MINUTES
EL MONTE CITY COUNCIL REGULAR MEETING
OF MARCH 17, 2020

MEETING JOINTLY AND REGULARLY WITH THE EL MONTE HOUSING AUTHORITY; EL MONTE PUBLIC FINANCING AUTHORITY; EL MONTE WATER AUTHORITY; EL MONTE PARKING AUTHORITY; SUCCESSOR AGENCY TO THE FORMER EL MONTE COMMUNITY REDEVELOPMENT AGENCY; HOUSING SUCCESSOR AGENCY; AND, FROM TIME TO TIME, SUCH OTHER BODIES OF THE CITY WHOSE MEMBERSHIP IS COMPOSED EXCLUSIVELY OF THE MEMBERSHIP OF THE CITY COUNCIL

1. CALL TO ORDER: **6:10 p.m.**

2. ROLL CALL FOR CITY COUNCIL AND AUTHORITY BODIES:

Andre Quintero, Mayor/Chair – **present**
Maria Morales, Mayor Pro Tem/Authority Member – **present**
Jessica Ancona, Councilmember/Authority Member – **present**
Victoria Martinez Muela, Councilmember/Authority Member – **present**
Jerry Velasco, Councilmember/Authority Member – **present**

3. APPROVAL OF AGENDA:

WITH THE FOLLOWING EDITS/CHANGES TO THE AGENDA:

Items 13.1 and 13.3 have been pulled.

SPECIALLY ADDED AGENDA ITEM:

14.12 Consideration and Approval of a Resolution of the City Council of the City of El Monte, California Establishing an Emergency Food Card Program for Low-Income Seniors and Low-Income Residents at Risk During the COVID-19 Pandemic.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve a Resolution of the City Council of the City of El Monte, California establishing an Emergency Food Card Program for Low-Income Seniors and Low-Income residents at risk during the COVID-19 Pandemic.

Total Cost: TBD

Account No: TBD

Is the cost of this item budgeted? No

Resolution No. 10106

**m) Councilmember Martinez
s) Councilmember Ancona
Table Item 13.1, Adding Item 14.12
and changing the title of Item 16.1**

**2-3 (Mayor Quintero, Mayor Pro Tem Morales,
Councilmember Velasco No)**

**m) Mayor Quintero
s) Mayor Pro Tem Morales
Table Items 13.1 and 13.3 and
changing the title of Item 16.1**

**3-2 (Councilmembers Ancona and Martinez
No)**

**m) Mayor Quintero
s) Councilmember Velasco
Amend the Agenda to add Item 14.12**

5-0

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4. CLOSED SESSION (6:00 p.m. – 7:00 p.m.):

The City Council and the various Authority Bodies whose membership is composed exclusively of the membership of the City Council (collectively, the “Council”) will attempt to address and complete all Closed Session business between 6:00 p.m. and 7:00 p.m. If the Council completes all Closed Session business prior to 7:00 p.m., the Council will take a short recess and commence all Open Session proceedings promptly at 7:00 p.m. In the event the City Council is unable to address or complete all agendaized Closed Session items by 7:00 p.m., the Council will hear all such remaining items toward the end of the meeting, immediately following Council Communications. Should any member of the public wish to address the Council on any *agendaized* Closed Session matter, the Council shall allow such person to address the Council on such matter prior to going into Closed Session, provided that all persons wishing to address the Council on an agendaized Closed Session matter shall fill out a speaker card and be subject to a speaker’s time limit of 3 minutes per speaker and further provided that the Council shall be under no obligation to respond to or deliberate upon any specific questions or comments posed by a speaker or take action on any issue raised by a speaker beyond such action as the City Council may be lawfully authorized to take on an agendaized Closed Session matter pursuant to the Brown Act (Govt. Code Section 54950 et seq.).

Mayor Quintero invited members of the public to address the City Council on Closed Session Items 4.1 through 4.3.

Mayor Quintero and the City Council recessed into Closed Session at approximately 6:22 p.m. Mayor Quintero and the City Council reconvened from Closed Session at approximately 7:05 pm.

Assistant City Attorney Richard Padilla reported out of Closed Session with respect to Items 4.1 through 4.3.

4.1 Closed Session Pursuant to Government Code Section 54956.9(d)(1) – Conference with Legal Counsel – Existing Litigation Regarding the Following Related Matter: El Rovia vs. City of El Monte, Court Appeal, Second Appellate District Case No. B288134; El Rovia vs. City of El Monte, District Court Central District Case No. 2:19-CV-7506 CAS AFMx; and El Rovia vs. City of El Monte, Los Angeles Superior Court Case No. 19STCP05151.

Item not discussed.

4.2 Closed Session Pursuant to Government Code Section 54956.9(d)(1) – Conference with Legal Counsel – Existing Litigation Regarding the Following Related Matter: Greater SGV Safe Community Foundation vs. City of El Monte, Los Angeles Superior Court Case No. 19STCP05662.

General update, direction given to staff but no final action.

4.3 Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiator.

Property Location:
Northeasterly corner of the intersection of Santa Anita and Brockway (also known as the former Hyundai site).

Name of Party City is Negotiating with:
Calbay, LLC (Ryan Shea) and GSL Development, LLC (Scott Gunderson).

City’s Designated Negotiators:
Alma K. Martinez, City Manager; and Betty Donovanik, Community and Economic Development Director; and Dave Gondek, Senior Deputy City Attorney.

Under Discussion:
Both Price and Terms.

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General update, direction given to staff but no final action.

m) Mayor Quintero

s) Councilmember Velasco 3-0 (Councilmembers Ancona and Martinez Muela absent)

OPEN SESSION PROCEEDINGS

(Commencing at 6:00 p.m. or as soon thereafter as the City Council reconvene from Closed Session/Short Recess)

5. INVOCATION: **Chaplain Joseph Chen, I-Kuan-Tao. Present**
6. FLAG SALUTE: **Chief of Police, David Reynoso. Present**
7. RECOGNITIONS, HONORS AND COMMUNITY INTEREST PRESENTATIONS: **No material submitted.**
8. PUBLIC COMMENT REGARDING NON-AGENDIZED MATTERS:

This time has been set aside for persons in the audience to make comments or inquiries on matters within the general subject matter jurisdiction of the City Council, the Housing Authority, the Financing Authority and/or the Water Authority (collectively, the "Council") that **are not listed on this agenda**. Although no person is required to provide their name and address as a condition to attending a Council meeting, persons who wish to address the Council are asked to state their name and address. Each speaker will be limited to three (3) continuous minutes. Speakers may not lend any portion of their speaking time to other persons or borrow additional time from other persons.

Except as otherwise provided under the Brown Act (Gov. Code Section 54950 et seq.), the Council may not deliberate or take action upon any matter not listed on this posted agenda but may order that any such matter be placed on the agenda for a subsequent meeting. The Council may also direct staff to investigate certain matters for consideration at a future meeting.

All comments or queries presented by a speaker shall be addressed to the Council as a body and not to any specific member thereof. No questions shall be posed to any member of the Council except through the presiding official of the meeting, the Mayor and/or Chair. Members of the Council are under no obligation to respond to questions posed by speakers but may provide brief clarifying responses to any comment made or questions posed. The Council may not engage in any sort of prolonged discussion or deliberation with any speaker or group of speakers on matters that are not listed on this agenda.

Enforcement of Decorum: The Chief of Police, or such member, or members of the Police Department as the Chief of Police may designate, shall serve as the Sergeant-at-Arms of any Council meeting. The Sergeant-at-Arms shall carry out all orders and instructions given by the presiding official for the purpose of maintaining order and decorum at the meeting. While members of the public are free to level criticism of City policies and the action(s) or proposed action(s) of the Council or its members, members of the public may not engage in behavior that is disruptive to the orderly conduct of the proceedings, including, but not limited to, conduct that prevents other members of the public from being heard when it is their opportunity to speak or which prevents members of the audience from hearing or seeing the proceedings. Members of the public may not threaten any person with physical harm or act in a manner that may reasonably be interpreted as an imminent threat of physical harm. All persons attending the meeting must adhere to the City's policy barring harassment based upon a person's race, religious creed, color, national origin, ancestry, physical handicap, medical condition, marital status, gender, sexual orientation or age.

Cathi Eredia – As the City Clerk I had the privilege of going to the majority of our vote centers to see how that process was going. I received a lot of positive feedback we now know where the better vote centers for the City of El Monte and where vote centers

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aren't going to work for our November Election. So I would like to put out if you had any issues either trying to register vote, same day voting which is allowed now, any time that you have an issue when it comes to vote please reach out to myself or the City Clerk's Office. Then another point I am also with the El Monte/South El Monte Meals on Wheels and the Jack Crippen Senior Center so this week we started serving meals but we are not meeting with our seniors our vulnerable population in the City of El Monte. We are going out only two times this week we are serving almost 500 meals if you are able to drive we ask you to drive through and pick up meals on Mondays and Wednesdays the next following weeks. Tomorrow we will be serving over 350 meals to drive-up citizens and we will be delivering over 115 to our meals on wheels population. With that said our meals on wheels recipients are receiving two meals on Mondays and three meals on Wednesdays if they have any questions we will try to answer those we are trying to limit our contact with them because we want to make sure they are safe. If you have any questions you can always call the Jack Crippen Center at (626) 580-2210. Lastly, the El Monte Census it is here you should have received your Census packet in the mail. You will only be receiving one and only one person should fill out one Census packet for the entire family. If you have any questions you can reach out to the City Clerk's Office here we need to count everyone in the City of El Monte.

Imam Malik Tariq Mahmood – Today I am here to convey a message and hope that you listen to it with open heart.

Kenneth MacKenzie – I am the owner of the Florentine Gardens for 36 years.

9. CITY TREASURER'S REPORT: **No material submitted.**

10. DEMAND RESOLUTION NO. D-617

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL MONTE, CALIFORNIA, ALLOWING CERTAIN CLAIMS AND DEMANDS AND SPECIFYING THE FUNDS OUT OF WHICH THE SAME ARE TO BE PAID.

THE CITY COUNCIL OF THE CITY OF EL MONTE, CALIFORNIA, DOES RESOLVE AS FOLLOWS: SECTION 1. That the attached list of claims, demands, and payroll totaling \$4,210,801.87 have been examined by the City Treasurer and that warrant numbers 1088950 through 1089423 and payroll period ending February 15, 2020 inclusive are hereby allowed in the amounts and ordered paid out of the respective funds as set forth.

m) Mayor Quintero

s) Councilmember Velasco

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

11. APPROVAL OF MINUTES: **No material submitted.**

12. CONSENT CALENDAR:

All matters listed under the Consent Calendar are considered to be routine in nature and may be enacted by one motion approving the recommendation listed on the Agenda. One or more items may be removed from the Consent Calendar so that they may be discussed, considered and voted upon individually by the Council. A matter may be removed from the Consent Calendar and taken up separately by way of a seconded motion of any member of the Council with the approval of a majority of the Council quorum.

12.1 Waiver of Full Reading of Ordinance(s).

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

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- 12.5 Approval of a First Amendment to the Professional Services Agreement with JWA Urban Consultants, Inc. to Increase the Not-to-Exceed Amount of \$30,000 by an Additional \$40,000 to Allow for Contract Planning Services as Needed through June 30, 2021.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve the proposed First Amendment to a Professional Services Agreement with JWA Urban Consultants to provide planning consulting services as needed through June 30, 2021; and
2. Authorize the City Manager to execute the First Amendment to a Professional Services Agreement with JWA Urban Consultants, Inc.

Total Cost: \$40,000 Account No: 100-61-6115 (Pass-Thru Acct)
Is the cost of this item budgeted? Yes (No General Fund)

m) Mayor Quintero
s) Mayor Pro Tem Morales **3-0 (Councilmembers Ancona and Martinez Muela absent)**

- 12.6 Receive and File the 2018 Wastewater Collection System Master Plan.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Receive and file the 2018 Wastewater Collection System Master Plan.

Total Cost: N/A Account No: N/A
Is the cost of this item budgeted? N/A

m) Mayor Quintero
s) Mayor Pro Tem Morales **3-0 (Councilmembers Ancona and Martinez Muela absent)**

- 12.7 Approval of a Purchase Agreement and Five (5) Year Maintenance Services Contract with Nobel Systems, Inc. for Asset Management/GIS Software License and Maintenance in the Amount of \$69,200 for Year One (1) and \$54,400 Annually Over the Remaining Four (4) Years.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve a purchase agreement and five (5) maintenance contract with Nobel Systems, Inc. for Asset Management/GIS Services in an amount not-to-exceed \$69,200 in year one and \$54,400 annually over the remaining four (4) years; and
2. Authorize the City Manager, or her designee, to execute the agreement.

Total Cost: \$69,200 Account No: 600-67-695-6111 - \$34,600
Is the cost of this item budgeted? Yes 650-67-695-6111 - \$34,600

m) Mayor Quintero
s) Mayor Pro Tem Morales **3-0 (Councilmembers Ancona and Martinez Muela absent)**

- 12.8 Approval of a Resolution Authorizing the City Manager to Execute an Agreement with the Volkswagen Environmental Mitigation Fund, San Joaquin Valley Air Pollution Control District and/or the California Air Resources Board to Receive Funding for Electric Motor Transit Services Buses.

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RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve to adopt a Resolution authorizing the City Manager, or her designee, to execute an agreement with the Volkswagen Environmental Mitigation Fund, San Joaquin Valley Air Pollution Control District and/or the California Air Resources Board to receive funding for electric motor transit services buses.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

Resolution No. 10098

m) Mayor Quintero

s) Mayor Pro Tem Morales

3-0 (Councilmembers Ancona and Martinez Muela absent)

- 12.9 Approval of a Professional Services Agreement with iNX Building Maintenance Solutions to Provide Augmented Disinfection of All High-Touch Areas in City Buildings for a Not-to-Exceed Amount of \$6,000 Per Month for up to Six (6) Months.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve a Professional Services Agreement with iNX Building Maintenance Solutions to clean and disinfect all high-touch areas in City-owned buildings for a sum not-to-exceed \$6,000 per month for up to six (6) months.

Total Cost: \$6,000 (Monthly)

Account No: 100-11-111-6266

Is the cost of this item budgeted? No

m) Mayor Quintero

s) Mayor Pro Tem Morales

3-0 (Councilmembers Ancona and Martinez Muela absent)

- 12.10 Approval of a Resolution Declaring a Local Emergency Due to the Public Threat Caused by the Coronavirus (COVID-19).

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Adopt a Resolution declaring a local emergency due to the public threat caused by the coronavirus (COVID-19).

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

Resolution No. 10099

m) Mayor Quintero

s) Mayor Pro Tem Morales

3-0 (Councilmembers Ancona and Martinez Muela absent)

the Motion will include the tolling of the Public Records Act Request compliance period and the Permit Streamlining Act during the penance of the City shutdown which is through March 31, 2020

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13. PUBLIC HEARINGS:

- 13.1 A Public Hearing to Consider an Appeal of Planning Commission Resolution No. 3547 Denying Conditional Use Permit No. 06-19 for the Establishment of an Off-Sale Beer and Wine License Within an Existing 1,579 Square Foot Gasoline Station Convenience Market Located at 3266 Santa Anita Avenue.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Open the public hearing;
2. Receive presentation from staff;
3. Pose question to staff;
4. Allow members of the public to offer comment;
5. Pose follow-up questions to staff;
6. Close the public hearing; and
7. Adopt, by no less than three (3) affirmative votes:
 - A. A Categorical Exemption under Section 15301 (Class 1 – Existing Facilities) pursuant to the California Environmental Quality Act and Guidelines, as amended; and
 - B. A Resolution reversing the Planning Commission’s decision and approving Conditional Use Permit No. 06-19 subject to the recommended Conditions of Approval contained in the Resolution or any other conditions that the City Council may wish to impose; or
 - C. A Resolution upholding the Planning Commission’s decision and deny, without prejudice, Conditional Use Permit No. 06-19.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

Resolution No. 10100

Item has been tabled.

- 13.2 A Public Hearing to Receive Public Comments and Provide Input and Direction on the 2020-2025 Consolidated Plan Goals and Priorities.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Open the public hearing;
2. Receive presentation from staff;
3. Pose question to staff;
4. Allow members of the public to offer comment;
5. Pose follow-up questions to staff;
6. Close the public hearing; and
7. Provide input and direction on the 2020-2025 Consolidated Plan goals and priorities.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

m) Mayor Quintero

s) Mayor Pro Tem Morales 3-0 (Councilmembers Ancona and Martinez Open P.H. Muela absent)

m) Mayor Quintero

s) Councilmember Velasco 3-0 (Councilmembers Ancona and Martinez Close P.H. Muela absent)

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- 13.3 A Public Hearing to Consider and Approve the First Reading of An Ordinance Amending Title 8 (Health and Safety), Chapter 8.10 (Retail Sales of Tobacco Products) of the El Monte Municipal Code to Prohibit the Sale of All Flavored Tobacco, Including but Not Limited to E-Cigarettes and Vape Products.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Open the public hearing;
2. Receive presentation from staff;
3. Pose question to staff;
4. Allow members of the public to offer comment;
5. Pose follow-up questions to staff;
6. Close the public hearing; and
7. Approve the proposed Ordinance (Attachment 1) by no less than three (3) votes, for the first reading.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

Ordinance No. 2969

Item has been tabled.

14. **REGULAR AGENDA:**

- 14.1 Consideration and Approval to De-Obligate Funds from the 2009 Metro Call for Projects for the Ramona Corridor Transit Center Access Project – CML-5210(022).

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. De-obligate \$2,241,200 of CML-5210(022) funds from the 2009 Metro Call for Projects that were authorized for this project; and
2. Approve to reimburse the California Department of Transportation in the amount of \$39,471.65 from the EB5 Fund Account.

Total Cost: \$39,471.65

Account No: 300-03-840-6352

Is the cost of this item budgeted? No

m) Mayor Quintero

s) Mayor Pro Tem Morales

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.2 Consideration and Approval of a Contract with Waterworks Technology, Inc. in the Amount Not-to-Exceed \$123,300 for Assessment and Investigation of Private Sewer Laterals for Realignment of Sewer Main Between Nevada Avenue and Bodger Street – CIP No. 005.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve to award a contract to Waterworks Technology, Inc. to complete an assessment and investigation of private sewer laterals for realignment of sewer main between Nevada Avenue and Bodger Street services for an amount of \$107,250;
2. Consider and approve an appropriation for a not-to-exceed amount of \$123,300, which includes a contract amount of \$107,250 to Waterworks Technology, Inc. and a fifteen percent (15%) contingency of \$16,050; and
3. Authorize the City Manager, or her designee, to execute a Contract Service Agreement with Waterworks Technology, Inc.

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Total Cost: \$123,300

Account No: 650-67-005-8211

Is the cost of this item budgeted? Yes

m) Mayor Quintero

s) Mayor Pro Tem Morales

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.3 Consideration and Approval Recommendation to Award a Construction Contract to Best Contracting Services, Inc. for the Senior Center Roof Improvement Project, CIP No. 550 for a Not-to-Exceed Amount of \$830,000.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve to award a construction contract to Best Contracting Services for the Senior Center Roof Improvement Project CIP No. 550 for an Amount of \$725,100 plus a contingency amount of \$104,900 for a total not-to-exceed amount of \$830,000; and
2. Authorize the City Manager, or her designee, to execute a Contract Services Agreement with Best Contracting Services, Inc.

Total Cost: \$830,000

Account No: 220-67-550-8228

Is the cost of this item budgeted? Yes

m) Mayor Quintero

s) Councilmember Velasco

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.4 Consideration and Approval of an Amendment to the Crosstown Electrical and Data Professional Services Agreement to Increase the Original Sum by \$64,000 to a New Contract Sum of \$124,000 for the First Year of the Agreement Only.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve an amendment to the Crosstown Electrical and Data Professional Services Agreement to increase the original sum by \$64,000 to a new contract sum of \$124,000 for the first year of the Agreement only.

Total Cost: \$64,000

Account No: 100-67-685-6111

Is the cost of this item budgeted? No

m) Mayor Quintero

s) Mayor Pro Tem Morales

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.5 Consideration and Approval of a Resolution Approving the Annual General Plan Housing Element Progress Report for the Year 2019 and Direct Staff to Transmit the Report to the State Office of Planning and Research (OPR) and the State Department of Housing and Community Development (HCD).

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Adopt a Resolution approving the 2019 Annual General Plan Housing Element Report and direct staff to forward such report to the Governor's Office of Planning and Research and the State Office of Housing and Community Development.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

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Resolution No. 10101

m) Mayor Quintero

s) Mayor Pro Tem Morales

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

Recess at 7:44 p.m.

Return at 7:53 p.m.

- 14.6 Consideration and Approval of Art in Public Places No. 01-19 for the Proposed Sculptures Titled "Guardians of Solace" within the City Ventures "Clementine" Residential Development Located on the East Side of Santa Anita Avenue at Owens Way.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Approve the proposed Art in Public Places No. 01-19, "Guardians of Solace," sculptures with the recommend conditions of approval.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

m) Mayor Quintero

**s) Mayor Pro Tem Morales
to include the revised conditions
provided to the City Council**

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.7 Consideration and Approval of a Purchase and Sale Agreement (PSA) and Joint Escrow Instructions Between the City of El Monte and Bradley Stern of 3701 Santa Anita Avenue.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Receive a presentation from City staff regarding the proposed Purchase and Sale Agreement (PSA) and Joint Escrow Instructions between the City of El Monte and Bradley Stern of 3701 Santa Anita Avenue;
2. Adopt the Resolution approving the PSA by and between the City of El Monte and Bradley Stern; and
3. Authorize the City Manager and City Attorney to make any non-substantive minor modifications and execute the PSA.

Total Cost: \$1,725,000

Account No: Public Transportation
Improvement Funds

Is the cost of this item budgeted? No

Resolution No. 10102

m) Mayor Quintero

s) Councilmember Velasco

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.8 Consideration and Approval of the Purchase and Sale Agreement (PSA) and Joint Escrow Instructions Between the City of El Monte and Xue Chen of 12159 Cherrylee Drive.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

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1. Receive a presentation from City staff regarding the proposed Purchase and Sale Agreement (PSA) and Joint Escrow Instructions between the City of El Monte and Xue Chen of 12159 Cherrylee Drive;
2. Adopt the Resolution approving the PSA by and between the City of El Monte and Xue Chen; and
3. Authorize the City Manager and City Attorney to make any non-substantive minor modifications and execute the PSA.

Total Cost: \$1,500,000

Account No: Quimby and EB5 Funds

Is the cost of this item budgeted? No

Resolution No. 10103

Item has been tabled to a subsequent meeting.

- 14.9 Consideration and Approval of a Resolution of the City Council of the City of El Monte Establishing Enhanced Administrative Citation Fines for Commercial Cannabis Activity Violation of Chapter 5.18 Pursuant to El Monte Municipal Code Section 1.18.040.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and adopt the proposed fine as set forth in the proposed Resolution.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

Resolution No. 10104

m) Mayor Quintero

s) Mayor Pro Tem Morales

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

- 14.10 Consideration and Approval of a Professional Services Agreement with DR Welch Attorneys at Law to Represent the City of El Monte for Civil Litigation Against Illegal Cannabis Activities to Recover Cost and Penalties (Illegal Cannabis Enforcement Program) and to Defend the City of El Monte Against Litigation Related to Cannabis Applicants.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve the Professional Services Agreement with DR Welch Attorneys at Law to represent the City of El Monte in civil litigation against illegal cannabis activities to recover cost and penalties and to defend the City of El Monte against litigation related to cannabis applicants;
2. Authorize \$200,000 from the General Fund for the Illegal Cannabis Enforcement Program; and
3. Authorize the City Manager to make all conforming modifications and edits and execute all implementing documents.

Total Cost: \$200,000

Account No: Special Tax Measure PC

Is the cost of this item budgeted? N/A

m) Mayor Quintero

s) Councilmember Velasco

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

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- 14.11 Consideration and Approval of a Resolution of the City Council of the City of El Monte Approving of a Compliance Monitoring and Indemnity Agreement with the Cesar Chavez Foundation and Los Angeles County Development Authority Providing for Combined Project Labor Compliance Monitoring and Related Associated Indemnification.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and adopt the proposed fine as set forth in the proposed Resolution; and
2. Authorize the City Manager to execute the Compliance Monitoring and Indemnity Agreement.

Total Cost: N/A

Account No: N/A

Is the cost of this item budgeted? N/A

Resolution No. 10105

m) Mayor Quintero

s) Mayor Pro Tem Morales

3-0 (Councilmembers Ancona and Martinez Muela absent)

- 14.12 Consideration and Approval of a Resolution of the City Council of the City of El Monte, California Establishing an Emergency Food Card Program for Low-Income Seniors and Low-Income Residents at Risk During the COVID-19 Pandemic.

RECOMMENDATION OF BUSINESS ITEM UNDER CONSIDERATION:

It is recommended that the City Council:

1. Consider and approve a Resolution of the City Council of the City of El Monte, California establishing an Emergency Food Card Program for Low-Income Seniors and Low-Income residents at risk during the COVID-19 Pandemic.

Total Cost: TBD

Account No: TBD

Is the cost of this item budgeted? No

Resolution No. 10106

m) Mayor Quintero

s) Mayor Pro Tem Morales

3-0 (Councilmembers Ancona and Martinez Muela absent)

15. CITY ATTORNEY'S AGENDA: **No material submitted.**

16. CITY MANAGER'S AGENDA:

- 16.1 Proclamation as Requested by Active SGV Declaring March as National Nutrition Month in the City of El Monte.

m) Mayor Quintero

s) Mayor Pro Tem Morales

3-0 (Councilmembers Ancona and Martinez Muela absent)

17. WRITTEN COMMUNICATIONS: **No material submitted.**

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18. COUNCIL COMMUNICATIONS/REPORTS:

18A. Mayor Quintero

Unfortunately we lost a couple members and when we lost the couple of members it made it difficult to function because we have some urgency ordinances and issues that we need to consider but if there is no objection we are going to try and schedule for a special meeting for Thursday so that we can consider some of those urgency items which includes something on the Concurrent Agenda which includes an issue related to a moratorium on residential evictions due to non-payment because of this crisis and situation that we are in. I also have on my agenda all utility shut-offs and other potential Economic Relief Options to customers of the El Monte Water Company and encourage other water companies to do the same. If the Council is open to this is there any objection to directing staff to look into the possibility of providing relief to our water customers that is something that we can definitely do with the authority that we have. Is there any question for that.

Councilmember Velasco – Right now we are going through some tough times and fast decisions need to be made we have to make sure that all of us are here. The residents are going to get upset because there was one decision and others that we couldn't decide on because we needed another vote.

Mayor Pro Tem – Are we asking staff to move on this?

Mayor Quintero – Yes, is there any objection to that direction?

City Manager Martinez – Direction understood.

Lastly before we close the regular session I just want to give a special thanks to the staff again, and to my colleagues. It is times like these and your character and your leadership is demonstrated. We train for this sometimes it may seem like it is random thought up things but we have a really professional staff who are coming up with an appropriate response so that we can help our families get through this. Want to give a special thanks to all of our School Board Members and we have our Board President from the El Monte Union High School District Florencio Briones. I want to give a special thanks to all of the Board Members I know it was not an easy thing to close the public schools here especially knowing that a lot of those children are going to have some challenges. We want them to keep learning I know that the school districts are looking at alternative models of providing instruction we have to support our families especially when here in a community like El Monte with so many families making under \$45,000 a year education is the only way out for a better life and so we have to support our families here in El Monte and our children here in El Monte we will do our part hopefully to alleviate some of the pressure. Hopefully the State and Federal Government will as well but working as a team all of us working together we are going to get through this.

18A.1 Discussion Regarding Urgency Measures to Suspend All Utility Shut-Offs and Other Potential Economic Relief Options for Customers of the El Monte Water Company and Encourage Other Water Companies Which Provide Water Services to the El Monte Residents to Do the Same.

18A.2 Discussion Regarding Department of Public Health.

18A.3 Discussion Regarding Public Financing of Campaigns.

18A.4 Discussion Regarding Campaign Finance Limits.

18A.5 Discussion Regarding a Proclamation Declaring the Month of April 2020 as Organ Donor Month.

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I would like to move to declare the Month of April as Organ Donor Month that was brought to me by someone very special that we honored who received a heart from someone. Is there a second for that.

Councilmember Velasco – Second on that with a comment, I am an organ donor. I just want to remind that it is very easy to become an organ donor.

m) Mayor Quintero

s) Councilmember Velasco

**3-0 (Councilmembers Ancona and Martinez
Muela absent)**

18B. Mayor Pro Tem Morales

I just wanted to mention a couple of items that are having me thing about the situation that we are finding ourselves in which is unprecedented.

18B.1 Discussion Regarding Internet at City Facilities.

The first item I wanted to discuss was internet at City facilities and it may seem that it is disconnected to what we are discussing with respect to COVID-19 but it is very related. In the event that we extend school days where we are at home and we can't step out and schools are not back in session we wanted to make sure that this is part of the overall general planning in terms of City services and how City services are going to be different through COVID-19. Frankly I think our lives have just changed with respect to how local government is providing services. So what I would like is for staff to take a look and consider internet facilities, City facilities make sure that we have access whether it is a park facility, whether it is a general City facility just wanted to make sure that there is internet access and the reason why I am asking for that is simply because we don't know what is ahead of us and we want to make sure that everyone is connected through technology.

18B.2 Discussion Regarding College Send Off Event.

The College Send-Off Event was an event that we were hoping or organize and coordinate and have in sometime Mid-June so because of what we are hearing and the instability with respect to whether students are going to come back to campus or not come back to campus. This may eventually may be one of those events where it is going to be hopefully an opportunity to celebrate our young college going youth who have committed to going to college. We can start planning for it hopefully we will be past COVID-19 but I think it is going to be a great collaborative event where we are going to collaborate with non-profits as far as the private sector, the City and of course the School District to celebrate our young men and women who are going to go off to college and do great things. More to come on that but I just wanted to start highlighting it during our meetings.

18B.3 Discussion Regarding Summer Youth Job Programs.

Lastly, I am asking staff to take a look at the County of Los Angeles Parks and Recreation just ask Councilmember Velasco was mentioning. There are some summer job opportunities that L.A. Parks and Recreation are going to implement throughout their parks they expressed interest in collaborating with our youth so that we can have summer youth opportunities for them that may perhaps develop into more career options for them so if staff can take a look and reach out to our L.A. Parks and Recreation contact that would be something that we definitely should take a look at so that we can be ready for this summer. So I just wanted to also say that we are in unprecedented times where we are having to think outside the box in terms of how we deliver services to our community so please we are definitely stepping up to the occasion as community leaders, as Councilmembers, as Administrative Staff here in the City know that we are definitely here to support you as a community. Our website is going to be a valuable resource, please take a look at all of our social media because that is how we are going to be distributing the information, that is how you are going to be able to communicate with us separate from telephone so please we urge you

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that you stay connected. So again take a look at the website, social media where phone numbers are listed because this is going to work if we work together. So we need you to connect with us let us know what your needs are. We want to make sure that we have a comprehensive system so that we could provide assistance and support and guide you to the resources that you are going to need that we are going to need. I know for a fact that our staff has been working 24/7 and I can attest to that since last Wednesday so we are definitely making sure that we are preparing for our community, that we are providing the support that is needed.

18C. Councilwoman Ancona

18D. Councilwoman Martinez Muela

18D.1 Discussion Regarding Mid-Year Budget.

18D.2 Discussion and Action on Historical Museum Meeting Room Being Named "The Donna Crippen Tea Room".

18E. Councilman Velasco

Ms. Cathi Eredia already spoke about one which is the Census there is just a new one that I want to also distribute to Ms. Alexandra Marroquin and any other staff or head staff department I am also a commissioner for the County of Los Angeles. At our meeting a week and half ago they brought a flyer with a great opportunity for our youth.

18E.1 Update Regarding Census 2020.

Don't forget about the Census. If you haven't received your Census contact the City of the Census with additional questions.

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19. ADJOURNMENT:

Without objection the Mayor adjourned the meeting at 8:27 pm.

The next Regular Meeting of the City Council will be held on **April 7, 2020** at 6:00 p.m. This Agenda will be posted on the City's website, www.ci.el-monte.ca.us, and physically posted no less than 72 hours prior to the start of the subject regular meeting. Although it is the City's practice and desire to electronically post a copy of this Agenda along with supporting material as part of its website posting, the size or formatting of certain supporting materials may render their website posting infeasible. Nevertheless, all supporting materials related to any item on this Agenda, that is made available to the members of the council may be inspected by members of the public at the City Clerk's Office located at 11333 Valley Boulevard, El Monte, Monday through Thursday, 7:00 am – 5:30 pm. For more information, please call the City Clerk's Office at 626-580-2016.

All public meetings and events sponsored or conducted by the City of El Monte are held in sites accessible to persons with disabilities. Requests for accommodations may be made by calling the office of the City Clerk at (626) 580-2016 at least three (3) working days prior to the event, if possible. This Agenda and copies of documents distributed at the meeting are available in alternative formats upon request.

Catherine A. Eredia, City Clerk
City of El Monte

APPROVED:

Andre Quintero, Mayor
City of El Monte