



CITY OF SIGNAL HILL

2175 Cherry Avenue • Signal Hill, California 90755-3799

THE CITY OF SIGNAL HILL
WELCOMES YOU TO A REGULAR
CITY COUNCIL MEETING
July 23, 2024

The City of Signal Hill appreciates your attendance. Citizen interest provides the Council and Agency with valuable information regarding issues of the community. Meetings are held on the 2nd and 4th Tuesday of every month.

Meetings begin at 6:00 pm with the conduct of any business permitted to be conducted in closed session by the Brown Act (Government Code Section 54950, et seq.), if any, and with the public portion of the meeting beginning at 7:00 pm. There is a period for public comment on closed session matters at 6:00 pm prior to the closed session. In the event there is no business to be conducted in closed session, the regular meeting shall begin at 7:00 pm. There is a public comment period at the beginning of the regular meeting. Any person wishing to comment shall be allotted three minutes per distinct item. Any meeting may be adjourned to a time and place stated in the order of adjournment.

The agenda is posted 72 hours prior to each meeting on the City's website and outside of City Hall. The agenda and related reports are also available for review online at www.cityofsignalhill.org.

To view the meeting live at 7:00 p.m.:

- City of Signal Hill website at www.cityofsignalhill.org, select the City Council Meetings Link from the home page.
- Charter Spectrum Channel 74 or Frontier FiOS Channel 38.

To participate (closed session at 6:00 p.m. and regular meeting at 7:00 p.m.):

- In-person Participation: Council Chamber of City Hall, 2175 Cherry Avenue, Signal Hill, California.
- To make a general public comment or comment on a specific agenda item, you may also submit your comment, limited to 250 words or less, to the City Clerk at cityclerk@cityofsignalhill.org not later than 5:00 p.m. on Tuesday, July 23, 2024. Written comments will be provided electronically to City Council and attached to the meeting minutes. Written comments will not be read into the record.

City Council Members are compensated \$722.18 per month. City Clerk and City Treasurer are compensated \$438.22 per month.

(1) CALL TO ORDER – 6:00 P.M.

(2) ROLL CALL

MAYOR WOODS
VICE MAYOR WILSON
COUNCIL MEMBER COPELAND
COUNCIL MEMBER HANSEN
COUNCIL MEMBER JONES

(3) CLOSED SESSION

a. A CLOSED SESSION WILL BE HELD PURSUANT TO GOVERNMENT CODE SECTION 54957 TO CONDUCT PUBLIC EMPLOYEE PERFORMANCE EVALUATIONS.

TITLE: DEPARTMENT HEADS

(4) PUBLIC BUSINESS FROM THE FLOOR ON CLOSED SESSION ITEMS

(5) RECESS TO CLOSED SESSION

(6) RECONVENE REGULAR MEETING – 7:00 P.M.

(7) PLEDGE OF ALLEGIANCE

(8) CLOSED SESSION REPORT

**(9) PUBLIC BUSINESS FROM THE FLOOR ON ITEMS NOT LISTED ON THE AGENDA
(SPEAKERS WILL BE GIVEN THREE MINUTES FOR EACH DISTINCT ITEM)**

(10) COMMUNITY ANNOUNCEMENTS

(11) PRESENTATIONS

a. THE CITY OF LONG BEACH, LONG BEACH ANIMAL CARE SERVICES STAFF WILL INTRODUCE A PET AVAILABLE FOR ADOPTION.

b. SIGNAL HILL STAFF WILL INTRODUCE RECENTLY HIRED EMPLOYEES WITH THE CITY OF SIGNAL HILL: PATRICIA AHUMADA, HUMAN RESOURCES MANAGER, WILL INTRODUCE MARIA SALAS, SENIOR HUMAN RESOURCES ANALYST. ASSISTANT CITY MANAGER/ECONOMIC DEVELOPMENT MANAGER WILL INTRODUCE CINDY FLARO, COMMUNICATIONS SPECIALIST; AND DEPUTY FINANCE DIRECTOR SIAMLU COX WILL INTRODUCE DESTINY TABER, ACCOUNT SPECIALIST.

c. PRESENTATION OF THE NEW SPOTLIGHT ON SMALL BUSINESS VIDEO SERIES FEATURING SHIRLEY'S TEMPLE DELI & MOCKTAILS.

RECOGNITION OF THE OWNER, STEPHANIE "ESSIE" EVANS, WHO WILL PROVIDE A SHORT BUSINESS OVERVIEW.

(12) ORDINANCES

a. AN ORDINANCE AMENDING CHAPTER 5.06 ("SIDEWALK VENDING") AND CHAPTER 12.14 ("CAMPING AND STORAGE OF PERSONAL PROPERTY ON PUBLIC PROPERTY") OF THE SIGNAL HILL MUNICIPAL CODE, RELATING TO SIDEWALK VENDING AND CAMPING

Summary:

The City previously established a permit and licensing procedures related to sidewalk vending, and ensured compliance with federal, state, and local laws, such as food safety requirements and compliance with the Americans with Disabilities Act. Despite these standards, the City has seen a rise in unpermitted sidewalk vending and activities that pose unique risks to the health and safety of the public. Some sidewalk vendors establish large-scale operations that block the public right-of-way, empty trash and food waste on streets and sidewalks, and operate in unsanitary conditions. The first change to the City's Municipal Code reflected in the proposed Ordinance is to amend the Sidewalk Vending Program to provide the City with the authority to impound vending equipment that poses an imminent environmental, health, or safety hazard.

The proposed Ordinance also seeks to amend the City's Municipal Code to reflect recent decisions made by the United States Supreme Court. In recent years, two Ninth Circuit Court of Appeals decisions, *Martin v. City of Boise* (9th Cir. 2018) 902 F.3d 1031 ("*Martin*") and *Johnson v. City of Grants Pass* (9th Cir. 2023) 72 F.4th 868 ("*Grants Pass*"), significantly affected the permissible scope of local regulation of public camping. On June 28, 2024, the Supreme Court overruled these decisions and opened the door for cities to again enforce laws regulating public camping. The references to *Martin* are now obsolete, requiring the City to amend its Code to reflect the current legal landscape. The proposed Ordinance removes any references to *Martin* and makes no addition to the City's regulations of public camping.

Strategic Plan Goal(s):

Goal No. 2 Community Safety: Maintain community safety by supporting public safety services, and increasing emergency preparedness.

Goal No. 4 Infrastructure: Maintain and improve the City's physical infrastructure, water system and recreational spaces.

Recommendations:

1. Declare that the Ordinance is exempt from the California Environmental

Quality Act (“CEQA”) pursuant to State CEQA Guidelines section 15061(b)(3) because it can be seen with certainty that there is no possibility that the Ordinance may have a significant effect on the environment. (14 Cal. Code Regs., § 15061(b)(3).) The Ordinance does not authorize any development or other activity that could result in a significant effect on the environment; and

2. Introduce an Ordinance, entitled:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL AMENDING CHAPTER 5.06 (“SIDEWALK VENDING”) AND CHAPTER 12.14 (“CAMPING AND STORAGE OF PERSONAL PROPERTY ON PUBLIC PROPERTY”) OF THE SIGNAL HILL MUNICIPAL CODE, RELATING TO SIDEWALK VENDING AND CAMPING.

(13) CITY MANAGER REPORTS

CALL THE HOUSING AUTHORITY TO ORDER

- a. UPDATE FROM NATIONAL COMMUNITY RENAISSANCE REGARDING THE WALNUT AND ORANGE BLUFF HOUSING DEVELOPMENTS

Summary:

Earlier this year, the City Council authorized the City Manager to negotiate and enter into an Exclusive Negotiation Agreement (ENA) with the City’s selected development partner, National Community Renaissance (National CORE). National CORE is actively working on the development of the two proposed workforce housing sites, known as Walnut Bluff and Orange Bluff. National CORE has made substantial progress in its due diligence of the Walnut Bluff site and in its negotiations with the property owner for site control. National CORE also confirmed that the Walnut Bluff site is financially feasible as an affordable housing project and structured its proposed capital stack to confirm to available funding sources, despite changes to the State budget. The Orange Bluff property, given substantially more complex and cost intensive site remediation issues, will require additional time for due diligence and for National CORE to determine its financial feasibility. National CORE will present its findings as part of this interim status update to the City Council.

Staff recommends the City Council and Housing Authority Board direct staff to renegotiate the Exclusive Negotiation Agreement to establish separate performance schedules for the Walnut Bluff and Orange Bluff properties. Staff also recommends the City Council and Housing Authority Board also authorize staff to negotiate an Affordable Housing Agreement for the development of the Walnut Bluff property.

Strategic Plan Goal(s):

Goal No. 1 Financial Stability: Ensure the City’s long-term financial stability

and resilience.

Goal No. 3 Economic Development: Improve the local economy, support local businesses, and create a vibrant downtown core.

Goal No. 4 Infrastructure: Maintain and improve the City's physical infrastructure, water system, and recreational spaces.

Recommendations:

1. Receive a presentation from the City's affordable housing development partner, National Community Renaissance, regarding its progress on the Walnut Bluff and Orange Bluff workforce housing sites.
2. Direct staff to renegotiate the terms of the City's Exclusive Negotiation Agreement with National Community Renaissance to allow additional time beyond the initial negotiation period to complete due diligence of the Orange Bluff property.
3. Direct staff to negotiate an Affordable Housing Agreement with National Community Renaissance for the development of the Walnut Bluff property.

ADJOURN THE HOUSING AUTHORITY

b. CONTRACT SERVICES AGREEMENTS FOR ON-CALL CITYWIDE GRANT WRITING AND MANAGEMENT SERVICES

Summary:

The City Council will consider authorizing the City Manager to execute six (6) on-call Professional Services Agreements with qualified firms to provide on-call Citywide Grant Writing and Support Services, for a not-to-exceed amount of \$80,000 each. The contract authority limit for each proposed contract is intended to provide the City with the opportunity to use one or more of the firms to perform the services. Staff will monitor spending associated with each contract to ensure expenditures remain within the City Council's approved budget allocation.

Strategic Plan Goal(s):

Goal No. 1 Financial Stability: Ensure the City's long-term financial stability and resilience.

Goal No. 3 Economic & Downtown Development: Improve the local economy, support local businesses, and create a vibrant downtown core.

Goal No. 5 High Functioning Government: Strengthen internal communication,

recruitment, retention, systems, and processes to increase the effectiveness and efficiency of City services.

Recommendations:

1. Authorize the City Manager to enter into a one-year Contract Services Agreement, with two additional one-year extensions, with Engineering Solutions Services, to provide on-call grant writing and management services, for a not-to-exceed amount of \$80,000 annually, in a form approved by the City Attorney.
2. Authorize the City Manager to enter into a one-year Contract Services Agreement, with two additional one-year extensions, with Evan Brooks and Associates, to provide on-call grant writing and management services, for a not-to-exceed amount of \$80,000 annually, in a form approved by the City Attorney.
3. Authorize the City Manager to enter into a one-year Contract Services Agreement, with two additional one-year extensions, with Global Urban Strategies to provide on-call grant writing and management services, for a not-to-exceed amount of \$80,000 annually, in a form approved by the City Attorney.
4. Authorize the City Manager to enter into a one-year Contract Services Agreement, with two additional one-year extensions, with Land CM to provide on-call grant writing and management services, for a not-to-exceed amount of \$80,000 annually, in a form approved by the City Attorney.
5. Authorize the City Manager to enter into a one-year Contract Services Agreement, with two additional one-year extensions, with Villa Civil to provide on-call grant writing and management services, for a not-to-exceed amount of \$80,000 annually, in a form approved by the City Attorney.
6. Authorize the City Manager to enter into a one-year Contract Services Agreement, with two additional one-year extensions, with TPA to provide on-call grant writing and management services, for a not-to-exceed amount of \$80,000 annually, in a form approved by the City Attorney.

c. AGREEMENT WITH CLIPA, DBA CELEBRATION STUDIOS, FOR THE INSTALLATION, MAINTENANCE, REMOVAL AND STORAGE SERVICES OF OUTDOOR HOLIDAY DECORATIONS AND LIGHTS

Summary:

The City is celebrating 100 years of incorporation this year. To commemorate this milestone, the City Council created the Centennial Celebration Committee (Committee) in January 2022 to plan and organize various events and festivities throughout the 2024 calendar year. To conclude the year's celebrations, the Committee plans to enhance the City's annual Tree Lighting Ceremony in

November 2024 with an outdoor holiday lights and decoration display, celebrating the holiday season through the end of the year.

In January 2024, the City Council expressed support for this endeavor. On May 9, 2024, staff issued a Request for Proposal for Outdoor Holiday Decorations and Lights installation, maintenance, removal and storage services; the City received six proposals. After reviewing all submissions, the City Council will consider entering into a an agreement with CLIPA, a Limited Liability Corporation, DBA Celebration Holiday Studio.

Strategic Plan Goal(s):

Goal No. 1: Financial Stability: Ensure the City's long-term financial stability and resilience.

Goal No. 5: High-Functioning Government: Strengthen internal communication, recruitment, retention, systems, and processes to increase the effectiveness and efficiency of City Services.

Recommendations:

1. Authorize the City Manager to enter into a Professional Services Agreement, with three additional one-year extensions, with CLIPA, LLC DBA Celebration Holiday Studio to provide the installation, maintenance, removal and storage of outdoor holiday decorations and lights, for a not-to-exceed amount of \$91,000 annually, in a form approved by the City Attorney.
2. Authorize a standard contingency of 10% (\$9,100) and up to a 180-day term extension pursuant to the City's Purchasing and Contracting Guidelines.

(14) CONSENT CALENDAR

The following Consent Calendar items are expected to be routine and non-controversial. Items will be acted upon by the Council at one time without discussion. Any item may be removed by a Council Member for discussion.

- a. PUBLIC WORKS CONTRACT WITH MAJ ENGINEERING FOR THE ADA CURB RAMP INSTALLATION PROJECT

Summary:

The City Council will consider entering into a Public Works Contract with MAJ Engineering for the Americans with Disabilities Act, ADA, Curb Ramp Installation Project. This project consists of the construction of ten new ADA compliant Ramps at various locations within the City. This project is federally funded by a Community Development Block Grant (CDBG)

Strategic Plan Goal(s):

Goal No. 4 Infrastructure: Maintain and improve the City's physical

infrastructure, water system and recreational spaces.

Recommendations:

1. Authorize the City Manager to enter into a Public Works Contract with MAJ Engineering for the construction of the ADA Curb Ramp Installation Project for a term of 30 calendar days and a not-to-exceed contract in the amount of \$135,814.00, in a form approved by the City Attorney.
2. Authorize a contingency of 10% (\$13,581) and up to a 30-day extension to accommodate the additional scope of work and any unforeseen conditions. The proposed contingency amount, subject to the approval of the Public Works Director, brings the total construction budget to \$149,395.

b. NATIONAL OPIOID SETTLEMENT AGREEMENT WITH DEFENDANT KROGER CO.

Summary:

States and cities across the United States have brought litigation against regional supermarket pharmacy Kroger Co. related to alleged misconduct to opioids painkillers. A proposed nationwide settlement agreement has been reached that would resolve the legal claims and require Kroger Co. to pay approximately \$1.4 billion.

The City can opt into the settlement agreement, thereby releasing its claims against Kroger Co. The funds are restricted to certain opioid abatement or remediation uses. The City can either allow the funds to be used by the County of Los Angeles or elect to use the funds itself subject to twelve years of reporting requirements to the state. Alternatively, the City can take no action, thereby opting out of the settlements, while maintaining its right to pursue litigation against Kroger Co.

Strategic Plan Goal(s):

Goal No. 1 Financial Stability: Ensure the City's long-term financial stability and resilience.

Goal No. 2 Community Safety: Maintain community safety by supporting public safety services and increasing emergency preparedness.

Recommendations:

1. Opt into the settlement agreement with Kroger and allocate the City's portion of the settlement funds to the County of Los Angeles and direct the City Manager to execute any documents necessary to implement the action.
2. Grant the City Manager authority to execute and enter into future agreements related to the nationwide opioid settlements.

c. RESOLUTION DECLARING FINAL ACCEPTANCE OF THE 33RD STREET WATER MAIN REPLACEMENT PROJECT PURSUANT TO THE PUBLIC WORKS CONTRACT WITH TTS ENGINEERING INCORPORATED

Summary:

The 33rd Street Water Main Replacement Project is part of the City's ongoing efforts to replace over 15 miles of existing cast iron potable water pipelines citywide with ductile iron pipes. This project involved replacing approximately 2,690 linear feet of existing cast iron main with 12-inch and 16-inch diameter ductile iron water mains, 18 water service replacements, eight fire service replacements, 26 valve replacements and reconstruction of nine ADA curb ramps.

TTS Engineering Incorporated (TTS) completed work for the 33rd Street Water Main Replacement Project (Project No. 95.22003) to the satisfaction of the Public Works Department and in accordance with the project specifications. Staff recommends the City Council adopt a resolution declaring final acceptance of the work performed by TTS.

Strategic Plan Goal(s):

Goal No. 4 Infrastructure: Maintain and improve the City's physical infrastructure, water system, and recreational spaces.

Recommendation:

Adopt a resolution, entitled:

A RESOLUTION OF THE CITY OF SIGNAL HILL, CALIFORNIA, DECLARING WORK TO BE COMPLETED IN CONFORMANCE WITH THE PLAN SPECIFICATIONS FOR 33RD STREET WATER MAIN REPLACEMENT PROJECT (PROJECT NO. 95.22003), IN ACCORDANCE WITH THE CONTRACT ENTERED INTO BETWEEN TTS ENGINEERING INCORPORATED AND THE CITY OF SIGNAL HILL

d. RESOLUTION IMPLEMENTING NO STOPPING AT ANY TIME ON THE SOUTH SIDE OF ELLIS AVENUE

Summary:

The City Council will consider adopting a resolution to implement no-stopping at any time along the curb and shoulder of a portion of Ellis Avenue. This proposed measure aims to address resident and business concerns of illicit activities, littering, recreational or commercial vehicles parked for longer than 72 hours, and unpermitted loading and unloading, among other issues.

Recommendation:

Adopt a resolution, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, IMPLEMENTING NO STOPPING AT ANY TIME ON THE SOUTH SIDE OF ELLIS AVENUE FROM GLADYS AVENUE TO THE CULDESAC AT ELLIS AVENUE

e. CONTINUANCE OF THE PROCLAMATION OF THE EXISTENCE OF A LOCAL EMERGENCY IN RESPONSE TO FEBRUARY 2024 WINTER STORMS AND REAFFIRMING EMERGENCY CONDITIONS REQUIRING EMERGENCY ACTION TO COMPLETE EMERGENCY REPAIRS AT PANORAMA PROMENADE AND MOLINO AVENUE AND 20TH STREET

Summary:

The City Council will consider authorizing the City Manager to extend the proclamation of the existence of a local emergency in response to the February 2024 winter storms for 60 days. At the February 27, 2024, meeting, the City Council authorized the City Manager to extend the proclamation of the existence of a local emergency. The City Council adopted a Resolution, by a four-fifths vote, declaring authority to the City Manager or his designee, pursuant to Public Contract Code Sections 20168 and 22050, to enter into an emergency public works contract. The City Council also approved a Public Works contract with Zimprich Engineering Incorporated, for a not-to-exceed amount of four hundred thirty-one thousand nine hundred ten dollars (\$431,910), for emergency work pertaining to the Panorama Promenade Trail and the Molino Avenue and 20th Street slope immediate repair projects.

The City Council subsequently adopted resolutions, by a four-fifths vote, authorizing the City Manager, or his designee, pursuant to Public Contract Code Section 22050, to continue emergency storm damage repairs at the Panorama Promenade Trail and Molino Avenue and 20th Street. The City Council will consider adopting a Resolution authorizing the City Manager, or his designee, pursuant to Public Contract Code Section 22050, to continue emergency storm damage repairs at the Panorama Promenade Trail and Molino Avenue and 20th Street. Staff requests the City Council authorize the City Manager to extend proclamation of the existence of a local emergency in response to the February 2024 winter storms for 60 days. Staff recommends the City Council, by a four-fifths vote, reaffirm the emergency continues to exist and, therefore, the emergency contract work must continue to be done without a public bidding process.

Strategic Plan Goal(s):

Goal No. 1 Financial Stability: Ensure the City's long-term financial stability and resilience.

Goal No. 2 Community Safety: Maintain community safety by supporting

public safety services and increasing emergency preparedness.

Goal No. 4 Infrastructure: Maintain and improve the City's physical infrastructure, water system, and recreational spaces.

Recommendations:

1. Authorize the City Manager to extend the proclamation of the existence of a local emergency in response to the February 2024 winter storms for 60 days.
2. Adopt a resolution, by four-fifths vote, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, DECLARING THE NEED TO CONTINUE THE EMERGENCY CONTRACTING AUTHORITY DELEGATED TO THE CITY MANAGER, OR HIS DESIGNEE(S), PURSUANT TO PUBLIC CONTRACT CODE SECTION 22050

f. CONTRACT AMENDMENT REGISTER DATED JULY 23, 2024

Summary:

The Contract Amendment Register is a listing of proposed contract amendments and project change orders eligible for streamlined processing based upon the following criteria as documented in the City's Purchasing Policy:

- The City Council authorized funds with the adopted fiscal year Operating Budget;
- Staff are satisfied with the goods/services received to date; and
- The City Manager reviewed and approved each amendment for streamlined processing.

There is one contract amendment being presented for City Council consideration as follows:

1) ShelterClean Services Incorporated: Bus shelter maintenance services. The proposed First Amendment would extend the term through June 30, 2025 and update the contract amount to reflect a consumer price index rate increase.

Strategic Plan Goal(s):

Goal No.1 Financial Stability: Ensure the City's long-term financial stability and resilience.

Recommendation:

Authorize the Contract Amendment Register dated July 23, 2024.

g. SCHEDULE OF INVESTMENTS AND MONTHLY TRANSACTION REPORT

Summary:

The Schedule of Investments is a listing of all surplus funds invested for both the City and the Successor Agency to the former Signal Hill Redevelopment Agency as of the date shown in the report. The monthly transaction report provides the changes in investments for the prior month.

Strategic Goal(s):

Goal No. 1 Financial Stability: Ensure the City's long-term financial stability and resilience.

Recommendation:

Receive and file.

- h. WARRANT REGISTER DATED JULY 23, 2024

Summary:

The Warrant Register is a listing of all general disbursements, issued since the prior warrant register, and warrants to be released subject to City Council approval.

Strategic Plan Goal(s):

Goal No. 1 Financial Stability: Ensure the City's long-term financial stability and resilience.

Recommendation:

Authorize payment of the Warrant Register dated July 23, 2024.

- i. APPROVAL OF MEETING MINUTES

Summary:

Regular Meeting of July 9, 2024.

Special Meeting of July 11, 2024.

Strategic Plan Goal(s):

Goal No. 5 High-Functioning Government: Strengthen internal communication, recruitment, retention, systems, and processes to increase the effectiveness and efficiency of City services.

Recommendation:

Approve the meeting minutes.

(15) COUNCIL AGENDA--NEW BUSINESS

COUNCIL MEMBER JONES
COUNCIL MEMBER HANSEN
COUNCIL MEMBER COPELAND
VICE MAYOR WILSON
MAYOR WOODS

(16) ADJOURNMENT

Tonight's meeting will be adjourned to the next regular meeting of the Signal Hill City Council to be held on Tuesday, August 27, 2024, at 7:00 p.m., in the Council Chamber of City Hall, 2175 Cherry Avenue, Signal Hill, CA 90755. The regular City Council meeting of August 13, 2024 is canceled.

CITIZEN PARTICIPATION

Routine matters are handled most quickly and efficiently if contact is made with the City department directly concerned. However, if you would like to request that a matter be presented for City Council consideration, you may do so by writing to the City Council, City Clerk, or City Manager. The deadline for agenda items is 12 noon on the Tuesday preceding the Council and Agency meetings. The complete agenda, including back up materials is available on the City website on the Friday preceding the meeting.

If you need special assistance beyond what is normally provided to participate in City meetings, the City will attempt to accommodate you in every reasonable manner. Please call the City Clerk's office at (562) 989-7305 at least 48 hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible.