

MINUTES

CUDAHY CITY COUNCIL REGUAR MEETING and CITY OF CUDAHY AS SUCCESSOR AGENCY and HOUSING SUCCESSOR AGENCY TO THE CUDAHY DEVELOPMENT COMMISSION JOINT MEETING

August 18, 2020 6:30 P.M.

1. CALL TO ORDER

Mayor / Chair Alcantar called the meeting to order at 6:35 p.m.

2. ROLL CALL

PRESENT: Council / Agency Member Garcia (arrived at 6:40 p.m.)
Council / Agency Member Guerrero
Council / Agency Member Lozoya
Vice Mayor / Vice Chair Gonzalez (arrived at 6:45 p.m.)
Mayor / Chair Alcantar

ABSENT: None

ALSO PRESENT: Interim City Manager Henry Garcia, City Attorney, Victor Ponto, Deputy City Attorney, Stephanie Arechiga, Human Resources Manager, Jennifer Hernandez, Assistant City Clerk, Richard Iglesias, Finance Director, Steven Dobrenen, and Parks and Recreation Coordinator, Victor Santiago.

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Council Member Lozoya.

4. PRESENTATIONS - NONE

5. CLOSED SESSION PUBLIC COMMENTS – NONE

6. CLOSED SESSION

DELIBERATING AS CUDAHY SUCCESSOR AGENCY

A. Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators

Property Location:
Site No. 1 Elizabeth Street Residential Property
5256 Elizabeth Street APN: 6224-001-014
5260 Elizabeth Street APN: 6224-001-015

Successor Agency Negotiator: Henry Garcia, Executive Director, Dave Gondek, Deputy City Attorney, Victor Ponto, City Attorney
Negotiating parties: Chief Administrative Officer

Under Negotiation: Price and Terms

B. Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators

Property Location:

Site No. 2 Atlantic Avenue/Santa Ana Street Commercial Property
4734 Santa Ana Street APN: 6224-018-008
8110 South Atlantic Avenue APN: 6224-018-071
8100 South Atlantic Avenue APN: 6224-018-068
Santa Ana Street APN: 6224-018-070
4720 Santa Ana Street APN: 6224-018-069

Successor Agency Negotiator: Henry Garcia, Executive Director, Dave Gondek, Deputy City Attorney, Victor Ponto, City Attorney
Negotiating parties: Chief Administrative Officer
Under Negotiation: Price and Terms

C. Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators

Property Location:

Site No. 3 Santa Ana Street Residential Property
4610 Santa Ana Street APN: 6224-019-014

Successor Agency Negotiator: Henry Garcia, Executive Director, Dave Gondek, Deputy City Attorney, Victor Ponto, City Attorney
Negotiating parties: Chief Administrative Officer
Under Negotiation: Price and Terms

D. Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators

Property Location:

Site No. 4 Atlantic Avenue/Cecilia Street Commercial Property
8135 South Atlantic Avenue APN: 6224-022-001
4629 Cecilia Street APN: 6224-022-004
8201 South Atlantic Avenue APN: 6224-022-002
8221 South Atlantic Avenue APN: 6224-022-012
4633 Cecilia Street APN: 6224-022-003

Successor Agency Negotiator: Henry Garcia, Executive Director, Dave Gondek, Deputy City Attorney, Victor Ponto, City Attorney
Negotiating parties: Chief Administrative Officer
Under Negotiation: Price and Terms

E. Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators

Property Location:

Site No. 5 Atlantic Avenue/Patata Street Commercial Property
4819 Patata Street APN: 6224-034-014

8420 South Atlantic Avenue APN: 6224-034-032 APN: 6224-034-040
Patata Street APN: 6224-034-041

Successor Agency Negotiator: Henry Garcia, Executive Director, Dave Gondek, Deputy City Attorney, Victor Ponto, City Attorney
Negotiating parties: Chief Administrative Officer
Under Negotiation: Price and Terms

F. Closed Session Pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators

Property Location:
Site No. 6 Atlantic Avenue/Clara Street Commercial Property
4613 Clara Street APN: 6226-022-002
7660 South Atlantic Avenue APN: 6226-022-008
7630 South Atlantic Avenue APN: 6226-022-019 APN: 6226-022-020
7638 South Atlantic Avenue APN: 6226-022-023
7644 South Atlantic Avenue APN: 6226-022-022
No address APN: 6226-022-021 APN: 6226-022-024

Successor Agency Negotiator: Henry Garcia, Executive Director, Dave Gondek, Deputy City Attorney, Victor Ponto, City Attorney
Negotiating parties: Chief Administrative Officer
Under Negotiation: Price and Terms

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

Properties:
– 8100 Atlantic Ave., 4720 Santa Ana St., 8110 Atlantic Ave., 4734 Santa Ana St. (APN 6224-018-068, 069, 070, 071, 008)
– 8135 Atlantic Ave., 4629 Cecilia St., 8201 S. Atlantic, 4633 Cecilia St., 8221 S. Atlantic Ave. (APN 6224-022-001, 004, 002, 003, 012)
– 4819 Patata, 8420 S. Atlantic Ave. (APN 6224-034-014, 032, 040, 041)
– 4613/4615 Clara St., 7630 Atlantic Blvd., 7660 Atlantic Blvd., 7638 Atlantic Blvd., 7644 Atlantic Blvd. (APN 6226-022-002, 019, 020, 008, 021, 022, 023, 024)
– 4610 Santa Ana St. (APN 6224-019-014)

City Negotiators: Interim City Manager, Henry Garcia and City Attorney
Negotiating Parties: Cudahy LF, LLC
Under Negotiation: Price and terms of payment

DELIBERATING AS CITY COUNCIL

H. Closed Session Pursuant to Government Code Section 54956.9(d)(1) – Conference with Legal Counsel to discuss existing litigation – Cudahy Citizens v. City of Cudahy, et al. (Case No. BS174212)

I. Closed Session Pursuant to Government Code Section 54956.9(d)(4) – Conference with Legal Counsel to Discuss the Initiation of Litigation – One Matter

7. CLOSED SESSION ANNOUNCEMENT

Deputy City Attorney Victor Ponto reported that item I was resolved with no reportable action. Regarding items A-H, direction was received, counsel was given, no further reportable action.

Counsel was given for each item, direction was received, no further reportable actions.

8. PUBLIC COMMENTS

Omar Castro, commented on the street's lack of cleanliness, noting that there has been increased debris due to the oversaturation of parked vehicles as well as trash citywide. He further commented on where he could find information on cannabis permits, as well as how permitted companies received those permits. He commented on his interest in making a marijuana dispensary in Cudahy and concluded his comments by asking why he could not obtain a permit to establish a dispensary in the City.

9. CITY COUNCIL COMMENTS / REQUESTS FOR AGENDA ITEMS

Vice Mayor Gonzalez, thanked all in attendance and announced the backpack giveaway as well as commented on the steps the City has taken to address COVID concerns. He further commented on the cities long term transportation projects such as eco-rapid project.

Mayor Alcantar, announced the backpack giveaway as well as other resources that she is coordinating with Speaker Anthony Rendon's office. She further urged residents to participate in the 2020 Census.

10. CITY MANAGER REPORT (information only)

11. REPORTS REGARDING AD HOC, ADVISORY, STANDING OR OTHER COMMITTEE MEETINGS - NONE

12. WAIVER OF FULL READING OF RESOLUTIONS AND ORDINANCES

13. CONSENT CALENDAR (COUNCIL MEMBER GUERRERO PULLED ITEMS A-C FOR DISCUSSION)

- A. Consideration to Review and Approve the Draft Minutes of July 14, 2020 and August 4, 2020, for the Special and Regular Meeting of the City Council and the Joint Meeting of the City of Cudahy as Successor Agency and Housing Successor Agency to the Cudahy Development Commission

Presented by the Assistant City Clerk

The City Council is requested to review and approve the City Council / Successor Agency Draft Minutes for July 14, 2020 and August 4, 2020.

Motion: It was motioned by Mayor Alcantar and seconded by Vice Mayor Gonzalez to review and approve the City Council / Successor Agency Draft Minutes for July 14, 2020 and August 4, 2020. The motion carried (4-0-1) by the following roll call vote:

AYES: Guerrero, Lozoya, Gonzalez, and Alcantar
NOES: None

ABSENT: Garcia
ABSTAIN: None

B. Update on available rental assistance programs for City of Cudahy residents

Presented by the Human Resources Manager

The City Council is requested to receive and file this report as an update on available rental assistance programs for the City of Cudahy (City) residents.

Motion: It was motioned by Council Member Guerrero and seconded by Mayor Alcantar to receive and file this report as an update on available rental assistance programs for the City of Cudahy (City) residents as well as direct staff to 1.) post the announcement on the city website, be explicit that the program is for one month's rent, up to \$1,600, and 3.) program ranges from September 1 – September 30. The motion carried (5-0-0) by the following roll call vote:

AYES: Garcia, Guerrero, Lozoya, Gonzalez, and Alcantar
NOES: None
ABSENT: None
ABSTAIN: None

14. PUBLIC HEARING - NONE

15. BUSINESS SESSION

A. Consideration and Approval of the Second Amendment to Contract Services Agreement between the City of Cudahy and Hilda del Socorro Estrada for Spanish Language Interpreter/Translator/Transcriber Services

Presented by the City Manager

The City Council is recommended to approve the Second Amendment to Contract Services Agreement between the City of Cudahy ("City") and Hilda del Socorro Estrada ("Ms. Estrada") for Spanish Language Interpreter/Translator/Transcriber Services, these cost for these services have were included in the 2020-2021 approved City budget.

Motion: It was motioned by Council Member Guerrero and seconded by Council Member Lozoya to approve the Second Amendment to Contract Services Agreement between the City of Cudahy ("City") and Hilda del Socorro Estrada ("Ms. Estrada") for Spanish Language Interpreter/Translator/Transcriber Services and direct staff to go back to service provider to renegotiate terms to \$200.00 per hour beginning 6:30 p.m., capped at \$800.00 per meeting. The motion did not carry (2-3-0) by the following roll call vote:

AYES: Guerrero, Lozoya
NOES: Guerrero, Gonzalez, and Alcantar
ABSENT: None
ABSTAIN: None

Motion: It was motioned by Council Member Garcia and seconded by Vice Mayor Gonzalez to approve the Second Amendment to Contract Services Agreement between the City of Cudahy ("City") and Hilda del Socorro Estrada ("Ms. Estrada") for Spanish Language

Interpreter/Translator/Transcriber Services. The motion carried (3-0-0) by the following roll call vote:

AYES: Garcia, Gonzalez, and Alcantar
NOES: None
ABSENT: None
ABSTAIN: Guerrero and Lozoya

- B.** Consideration to Approve a Professional Services Agreement (PSA) with the Human Services Association (HSA) to Provide a Care Manager for Senior Services for Fiscal Year (FY) 2020 - 21

Presented by the Parks and Recreation Coordinator

The City Council is requested to approve a Professional Services Agreement (PSA) between the City and Human Services Association (HSA) to provide a part-time care manager for services to Cudahy senior citizens during Fiscal Year (FY) 2020-21, with a not to exceed limit of \$20,000.

Motion: It was motioned by Mayor Alcantar and seconded by Vice Mayor Gonzalez to approve a Professional Services Agreement (PSA) between the City and Human Services Association (HSA) to provide a part-time care manager for services to Cudahy senior citizens during Fiscal Year (FY) 2020-21, with a not to exceed limit of \$20,000. The motion carried (5-0-0) by the following roll call vote:

AYES: Garcia, Guerrero, Lozoya, Gonzalez, and Alcantar
NOES: None
ABSENT: None
ABSTAIN: None

16. COUNCIL DISCUSSION - NONE

17. ADJOURNMENT

The City Council / Agency meeting was adjourned at 9:35 p.m.

Elizabeth Alcantar
Mayor

ATTEST:

Richard Iglesias
Assistant City Clerk