
CITY COUNCIL REGULAR MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
JULY 25, 2024
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CALL TO ORDER

The Regular Meeting of the City Council of the City of Industry, California, was called to order by Mayor Cory C. Moss at 9:02 a.m., in the City of Industry Council Chamber, 15651 Mayor Dave Way, California.

FLAG SALUTE

The flag salute was led by Mayor Moss.

AB 2449 VOTE ON EMERGENCY CIRCUMSTANCES (IF NECESSARY)

There was no need for AB 2449 vote since there were no Council Members taking part remotely. The webcast was then terminated.

ROLL CALL

PRESENT: Cory C. Moss, Mayor
Michael Greubel, Mayor Pro Tem
Steve Marcucci, Council Member
Mark Radecki, Council Member
Newell W. Ruggles, Council Member

STAFF PRESENT: Josh Nelson, City Manager; Sam Pedroza, Assistant City Manager; James M. Casso, City Attorney; and Julie Gutierrez-Robles, City Clerk.

PRESENTATIONS

Mr. Paul Spitzzeri, Museum Director for the Homestead Museum, addressed the City Council and provided an update to the programs and activities taking place at the Workman and Temple Homestead Museum with an emphasis on the Volunteer Appreciation Day event.

CONSENT CALENDAR

With regards to the Consent Calendar, Council Member Radecki recused himself from voting on check number 83382 for item 1 (Register of Demands) due to a potential or actual financial conflict of interest due to he is currently employed by Square Root Golf and Landscape.

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Council Member Radecki, Mayor Pro Tem Michael Greubel, and City Attorney James M. Casso each recused themselves from participating in Item No. 6.8 on today's agenda due to a potential conflict of interest and will not be voting on this item.

Mayor Moss asked for a staff report for Item Nos. 6.2 and 6.4.

Council Member Ruggles asked for a staff report on Item Nos. 6.3, 6.5, 6.6, and 6.8.

6.1 CONSIDERATION OF THE REGISTER OF DEMANDS FOR JULY 25, 2024

RECOMMENDED ACTION: *Approve the Register of Demands and authorize the appropriate City Officials to pay the bills.*

6.2 CONSIDERATION OF THE STATEMENT OF INVESTMENT POLICY

RECOMMENDED ACTION: *Approve the Investment Policy.*

City Treasurer, Elise Calvo provided a staff report and said there are no changes to the Investment Policy from last year or the multiple years prior, which maintains a very conservative portfolio. These investments are based on state guidelines and state law, and we are not taking any risks.

6.3 CONSIDERATION OF THE WORKMAN AND TEMPLE FAMILY HOMESTEAD MUSEUM COLLECTION MANAGEMENT POLICY

RECOMMENDED ACTION: *Approve the Policy.*

Development Services Manager, Kathy Tai provided a staff report on the Museum Collection Management Policy and was available to answer any questions.

6.4 CONSIDERATION OF A TRANSFER AGREEMENT WITH THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, FOR THE TRANSFER AND ACCEPTANCE OF MUNICIPAL FUNDS FROM THE SAFE, CLEAN WATER PROGRAM, THROUGH JUNE 30, 2028

RECOMMENDED ACTION: *Approve the Agreement.*

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Director of Engineering James Cramsie, from CNC Engineering, provided a staff report on the agreement with the Los Angeles County Flood Control District. Council Member Ruggles asked if the cost was determined by the square footage and James Cramsie said it was determined by the Los Angeles County Flood Control based on the amount of impervious area. He was available to answer any questions.

6.5 CONSIDERATION OF AMENDMENT NO. 2 TO THE MAINTENANCE SERVICES AGREEMENT WITH JANUS PEST MANAGEMENT, INC., FOR PEST CONTROL SERVICES, EXTENDING THE TERM THROUGH JUNE 30, 2025, REVISING THE SCOPE OF SERVICES AND REVISING THE RATE SCHEDULE

RECOMMENDED ACTION:

Approve the Amendment.

Director of Operations, Sean Calvillo, from CNC Engineering, provided a staff report on the amendment for maintenance services, and was available to answer any questions. A handout was provided prior to the meeting.

6.6 CONSIDERATION OF AMENDMENT NO. 3 TO THE PROFESSIONAL SERVICES AGREEMENT WITH MBF CONSULTING, INC., FOR ENGINEERING DESIGN SERVICES FOR THE REPLACEMENT OF STEEL WATERLINE CROSSING OVER BREA CREEK PROJECT, EXTENDING THE TERM THROUGH JULY 25, 2026 (MP 00-20 #12)

RECOMMENDED ACTION:

Approve the Amendment.

Director of Engineering James Cramsie, from CNC Engineering, provided a staff report regarding engineering design services under Amendment no. 3, and was available to answer any questions.

6.7 CONSIDERATION OF RESOLUTION NO. CC 2024-35 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, RESCINDING RESOLUTION NO. CC 2024-19 AND AMENDING THE CURRENT SALARY RANGE SCHEDULES FOR FISCAL YEAR 2024-25 AS ADOPTED ON MAY 23, 2024, DUE TO COST OF LIVING ADJUSTMENT TO BOARD MEMBERS' SALARIES

RECOMMENDED ACTION:

Adopt Resolution CC 2024-35, amending the City of Industry's FY 2024-25 Salary Schedule, for the Planning Commission, Civic-Recreational-Industrial Authority, and the Industry Property and Housing Management Authority, in line with the FY 25 Adopted Budget.

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6.8 CONSIDERATION OF A LEGAL SERVICES AGREEMENT WITH FOLEY & LARDNER LLP FOR SPECIAL COUNSEL SERVICES.

RECOMMENDED ACTION:

Approve the Agreement.

City Manager Josh Nelson said this agreement was for a special counsel to deal with some legal services/litigation. He was happy to answer any questions. There were none.

Mike Greenspan and Armando Herman each spoke for one minute in opposition to the Consent Calendar.

Mayor Moss asked if anyone else from the public had any comments regarding the Consent Calendar, there were none.

MOTION BY MAYOR PRO TEM GREUBEL, AND SECOND BY COUNCIL MEMBER RADECKI THAT THE RECOMMENDATIONS BE ACCEPTED FOR THE REMAINING ITEMS LISTED ON THE CONSENT CALENDAR, WITH COUNCIL MEMBER RADECKI RECUSING HIMSELF FROM CHECK NUMBER 83382 ON ITEM 1 (REGISTER OF DEMANDS). MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	COUNCIL MEMBERS:	MARCUCCI, RADECKI, RUGGLES, MPT/GREUBEL, M/MOSS
NOES:	COUNCIL MEMBERS:	NONE
ABSENT	COUNCIL MEMBERS:	NONE
ABSTAIN	COUNCIL MEMBERS:	NONE

ACTION ITEMS

7.1 DISCUSSION AND DIRECTION REGARDING CIVIC CENTER MASTER PLAN FOR LAND USE AND DEVELOPMENT

RECOMMENDED ACTION:
direction to Staff.

Discuss and provide

City Manager Josh Nelson spoke of the Civic Center Design and Development Advisory Committee (CCDDAC) and the recommendations that have been considered in the last 6-12 months. As a starting point today, Staff has come with ideas, and to ask the City Council what direction they would like to take.

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Josh Nelson then introduced Doug Ewing, President of D.S. Ewing Architects, Inc., who provided a detailed presentation of the Master Plan Study to include 9 separate parcels, which has taken on numerous plan revisions. The goal today is to present these ideas, get the Councils direction, and ask how best to move forward.

Directions were given to have CNC Engineering begin the process with civil drawings for the narrowing of Mayor Dave Way, curbs and the underground and to provide some cost estimates.

Mike Greenspan and Armando Herman each spoke for one minute in opposition to Item No. 7.1.

Mayor Moss asked if anyone else from the public had comments on Item No. 7.1. There were none.

PUBLIC HEARINGS – NONE

Mayor Moss asked to bring forward Item No. 13, Public Comments, before Closed Session. There were no objections.

PUBLIC COMMENTS

Aisha Reyes, Senior Public Affairs Specialist, from South Coast Air Quality Management District (SCAQMD) spoke for one minute about the upcoming compliance of transitioning to zero emissions technologies. Also, she said she would leave information with the City Manager's office.

Mike Greenspan and Armando Herman each spoke for one minute about their first amendment freedom of speech rights, to include the tolerance of all unpleasant forms of speech. They spoke about their opposition to government policies/leadership and provided documents for the record.

CLOSED SESSION

City Clerk Gutierrez-Robles announced there was a need for Closed Session as follows:

Mike Greenspan and Armando Herman each spoke for one minute in opposition to the Closed Session items.

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CLOSED SESSION

9.1 CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Pursuant to Government Code Section 54956.8

Property: 1146 Nogales St, APNs 8760-002-907 and 8760-002-908
Agency Negotiators: Joshua Nelson, City Manager
James M. Casso, City Attorney
Negotiating Parties: Puente Basin Water Agency, a California Joint Powers Authority
Under Negotiation: Price and terms of payment

9.2 CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION

Pursuant to Government Code Section 54956.9(d)(1)

Case: Zarazua v. Hernandez, et al.

Case No.: Los Angeles County Superior Court Case No. 21STCV44219
(Consolidated with Hernandez, et al. v. Zarazua, et al., Los Angeles Superior Court Case No. 22STCV05262)

9.3 CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION

Pursuant to Government Code Section 54956.9(d)(1)

Case: Jose Cisneros v. City of Industry, et al.

Case No.: Los Angeles County Superior Court Case No. 22STCV04118

9.4 CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Pursuant to Government Code Section 54956.8

Property: 1 Industry Hills Parkway, City of Industry, CA, 91744 also known as Assessor Parcel Numbers (portion of) 8247-014-900, (portion of) 8247-013-908, 8262-001-900, 8262-001-902, (portion of) 8262-011-930, 8262-011- 931, 8262-012-270, 8262-012- 271, 8262-012-272, 8262-012-273, (portion of) 8262-012-274, (portion of) 8262-012-275, 8262-012-276,(portion of) 8262- 015-900, (portion of) 8262-015-901, 8262-015-902, 8262-015-904, (portion of) 8262-015-905, 8263-008-270, 8263- 008-271, 8263-008-904 and 8263-027- 270

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Agency Negotiators: Joshua Nelson, City Manager
James M. Casso, City Attorney
Negotiating Parties: Majestic Industry Hills, LLC, a Delaware limited liability company
Under Negotiation: Price and terms of payment

9.5 CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION

Pursuant to Government Code Section 54956.9(d)(1)

Case: *Cruz v. Radecki, et al.*

Case No.: Los Angeles Superior Court Case No. 24STCV16690

9.6 CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Pursuant to Government Code Section 54956.8:

Property: 1548 S Azusa Avenue; 8265-004-045
Agency Negotiators: Joshua Nelson, City Manager
James M. Casso, City Attorney
Negotiating Parties: 1600 Azusa SB One LLC, 1552 Azusa LLC, 1552 Azusa Two LLC, 1552 Azusa Three LLC
Under Negotiation: Price and terms of payment

Mayor Moss, recessed the meeting into Closed Session at 10:15 a.m.

Mayor Moss reconvened the meeting at 12:04 p.m.

City Attorney Casso reported out of Closed Session. All members of the Council were present.

With regard to Closed Session Item Nos. 9.1, 9.4, and 9.6, direction was given to Agency Negotiators.

With regard to Closed Session Item No. 9.2 and 9.3, direction was given to the City Attorney's office.

With regard to Closed Session Item No. 9.5, there was no discussion.

No final action taken on any of these items.

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CITY MANAGER REPORTS

There were none.

AB 1234 REPORTS

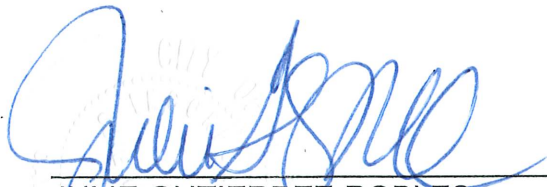
There were none.

CITY COUNCIL COMMUNICATIONS

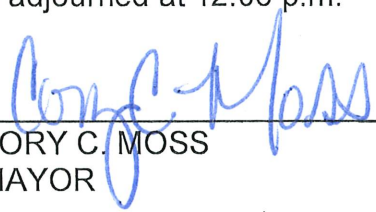
There were none.

ADJOURNMENT

There being no further business, the City Council adjourned at 12:06 p.m.



JULIE GUTIERREZ-ROBLES
CITY CLERK



CORY C. MOSS
MAYOR