
CITY COUNCIL REGULAR MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
OCTOBER 12, 2017
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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 Mark D. Radecki at 9:00 a.m. in the City of Industry Council Chamber, 15651 East Stafford Street, California.

FLAG SALUTE

The flag salute was led by Mayor Mark D. Radecki.

ROLL CALL

PRESENT: Mark D. Radecki, Mayor
Cory C. Moss, Mayor Pro Tem
Abraham N. Cruz, Council Member
Catherine Marcucci, Council Member
Newell W. Ruggles, Council Member

STAFF PRESENT: Paul J. Philips, City Manager; James M. Casso, City Attorney; Diane M. Schlichting, Chief Deputy City Clerk; and Alex Gonzalez, Director of Development Services and Administration.

PUBLIC COMMENTS

There were no public comments.

CONSENT CALENDAR

Council Member Ruggles made a request regarding check number 67285 for item 1 (Register of Demands), that the Cordoba bills be spelled out in the future with a breakdown of what is being billed.

Council Member Ruggles recused himself from check number 67291 for item 1 (Register of Demands) because he had a potential or actual financial conflict of interest in that he is employed by Haddick's Auto Body.

MOTION BY COUNCIL MEMBER CRUZ, AND SECOND BY COUNCIL MEMBER RUGGLES THAT THE RECOMMENDATIONS BE ACCEPTED FOR THE REMAINING ITEMS LISTED ON THE CONSENT CALENDAR, WITH COUNCIL MEMBER RUGGLES

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RECUSING FROM CHECK NUMBER 67291 ON ITEM 1 (REGISTER OF DEMANDS).
MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, MARCUCCI, RUGGLES, MOSS,
RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: NONE

1. CONSIDERATION OF REGISTER OF DEMANDS FOR OCTOBER 12, 2017

APPROVED THE REGISTER OF DEMANDS AND AUTHORIZED THE
APPROPRIATE CITY OFFICIAL TO PAY THE BILLS.

**2. RATIFICATION OF THE MASTER GROUND LEASE WITH SAN GABRIEL
VALLEY WATER AND POWER AND AMENDMENT NOS. 1-4**

THIS ITEM WAS ASKED TO BE PULLED BY COUNCIL MEMBER RUGGLES
FOR FURTHER DISCUSSION.

**3. CONSIDERATION OF THE MINUTES OF THE APRIL 14, 2016 REGULAR
MEETING; APRIL 28, 2016 REGULAR MEETING; MAY 10, 2016 SPECIAL
MEETING; MAY 19, 2016 SPECIAL MEETING; MAY 26, 2016 REGULAR
MEETING; JUNE 9, 2016 REGULAR MEETING; JUNE 23, 2016 REGULAR
MEETING; JUNE 23, 2016 SPECIAL MEETING, JULY 14, 2016 REGULAR
MEETING; JULY 28, 2016 REGULAR MEETING; AND AUGUST 11, 2016
REGULAR MEETING**

THIS ITEM WAS PULLED TO THE NEXT MEETING BY CHIEF DEPUTY CITY
CLERK SCHLICHTING.

**RATIFICATION OF THE MASTER GROUND LEASE WITH SAN GABRIEL VALLEY
WATER AND POWER AND AMENDMENT NOS. 1-4**

Attorney Casso opened by saying the City received a letter from the city of Diamond Bar alleging that the approval for this master lease and the amendments were done through the direction of the City Manager during Closed Session and it should have been done in Open Session. Therefore in front of you today is the need to ratify the master lease and amendments with the Councils prior direction along with the efforts to work with San Gabriel Valley Water and Power. Attorney Casso offered to answer any questions.

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Council Member Ruggles brings up that this lease has been ongoing for over a year and he personally has not received any update on the scope of the work from city staff; no, plans, renderings, layouts, cost analysis. The only mention is needing more money; 20 million dollars of tax payers dollars. Why is the city staff keeping us in the dark? I hear more from the newspapers than I do from the City Council meetings.

City Attorney Casso - My understanding SGVWP are exploring all available options for potential uses compliant with the deed restrictions that were imposed by the Oversight Board on the Tres Hermanos property.

Those plans are still in draft form and not shared with city staff other than in a very preliminary fashion. This is taking quite a bit of time and given the options that are being explored, there is no preliminary data at this time. The plans are still in draft form and not shared with the city staff.

City Manager Philips said the billings are justified and going through the Council.

Attorney Casso said there have been requests from various entities and records have been disclosed. Finance has requested additional information, drilling down invoices, and have been provided any and all information to insure expenditures are compliant. Billings have been approved through Finance and due diligence is being done in paying the bills. The billings are being justified and records of expenditures are compliant.

MOTION BY COUNCIL MEMBER CRUZ, AND SECOND BY MAYOR RADECKI TO RATIFY THE MASTER GROUND LEASE WITH SAN GABRIEL VALLEY WATER AND POWER AND AMENDMENT NOS. 1-4. MOTION CARRIED 4-0, WITH RUGGLES ABSTAINING, BY THE FOLLOWING VOTE:

AYES:	COUNCIL MEMBERS:	CRUZ, MARCUCCI, MOSS, RADECKI
NOES:	COUNCIL MEMBERS:	NONE
ABSENT:	COUNCIL MEMBERS:	NONE
ABSTAIN:	COUNCIL MEMBERS:	RUGGLES

DISCUSSION AND CONSIDERATION OF APPOINTMENTS TO THE CITY OF INDUSTRY PLANNING COMMISSION

Mayor Radecki made comment that he felt Commissioner Devers and Commissioner Welch are both doing a fine job and made motion to re-appoint their positions with the Planning Commission.

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MOTION BY MAYOR RADECKI, AND SECOND BY MAYOR PRO TEM MOSS TO RE-APPOINT DEVERS AND WELCH APPOINTMENTS. MOTION CARRIED 4-0, WITH MARCUCCI ABSTAINING, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, RUGGLES, MOSS, RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: MARCUCCI

CONSIDERATION OF A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF INDUSTRY AND THE CITY OF LA PUENTE FOR THE VALLEY BOULEVARD STREET AND RELATED IMPROVEMENTS

Staff Report was presented by Attorney Casso. The Council will recall that in October of 2015, the City of Industry loaned the city of La Puente 5.925 million dollars for purposes of a solid wall to try and reduce noise impact and other various improvements on Valley Boulevard in La Puente. This Memorandum of Understanding is to issue a RFP to get a geotechnical report for the roadway itself. This will have no effect in increasing the loan at this point. Next month the city of La Puente will begin to pay back the loan.

Alex Gonzalez, Director of Development Services and Administration commented that the city will come back before final design is completed, in case that this exceeds the loan amount, and to make sure the project is feasible and at the lowest cost possible.

MOTION BY MAYOR PRO TEM MOSS, AND SECOND BY MAYOR RUGGLES TO APPROVE THE MEMORANDUM OF UNDERSTANDING. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, MARCUCCI, RUGGLES, MOSS,
RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: NONE

CONSIDERATION OF AWARD OF CONTRACT NO. 2017-1004, DESIGN-BUILD SERVICES FOR EMERGENCY STANDBY POWER GENERATOR AT CITY OF INDUSTRY CITY HALL TO MASTEK, INC., IN AN AMOUNT NOT-TO-EXCEED \$361,930.00

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Project Manager Michael Cruz from the Cordoba Corporation provided a staff report and was available to answer any questions.

MOTION BY MAYOR PRO TEM MOSS, AND SECOND BY COUNCIL MEMBER RUGGLES TO AWARD THE CONTRACT TO MASTEK, INC., IN THE AMOUNT OF \$361,930.00. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, MARCUCCI, RUGGLES, MOSS,
RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: NONE

CONSIDERATION OF AWARD OF CONTRACT NO. CITY-1435, CITYWIDE BASIN RETROFITS – PHASE 1, TO UNITED STORM WATER, INC., IN AN AMOUNT NOT TO-EXCEED \$199,836.80

Alex Gonzalez, Director of Development Services and Administration commented that these are devices within the catch basins that are required by the city, as part of the Requirements by the Regional Water Quality Control Board.

MOTION BY COUNCIL MEMBER CRUZ, AND SECOND BY COUNCIL MEMBER RUGGLES TO AWARD THE CONTRACT TO UNITED STORM WATER, INC., IN THE AMOUNT OF \$199,836.80. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, MARCUCCI, RUGGLES, MOSS,
RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: NONE

CONSIDERATION OF AWARD OF CONTRACT NO. CITY-1425, 2016 CLEANOUT OF STORM WATER TREATMENT DEVICES TO UNITED STORM WATER, INC., IN AN AMOUNT NOT-TO-EXCEED \$85,838.50

Alex Gonzalez, Director of Development Services and Administration was available to answer any questions.

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MOTION BY COUNCIL MEMBER RUGGLES, AND SECOND BY COUNCIL MEMBER CRUZ TO AWARD THE CONTRACT TO UNITED STORM WATER, INC., IN THE AMOUNT OF \$85,838.50. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, MARCUCCI, RUGGLES, MOSS,
RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: NONE

**CONSIDERATION OF THE REQUEST TO PUBLISH AND RECEIVE PROPOSALS,
CONTRACT NO. 2017-1036, DESIGN-BUILD FOR SOLAR ROOFTOP AND
CARPORT CANOPY POWER GENERATION SYSTEM FOR THE CITY OF INDUSTRY**

Senior Project Manager Lary Atherton from the Cordoba Corporation provided a staff report and was available to answer any questions.

MOTION BY MAYOR PRO TEM MOSS, AND SECOND BY COUNCIL MEMBER CRUZ TO APPROVE RELEASE OF THE RFP. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS: CRUZ, MARCUCCI, RUGGLES, MOSS,
RADECKI
NOES: COUNCIL MEMBERS: NONE
ABSENT: COUNCIL MEMBERS: NONE
ABSTAIN: COUNCIL MEMBERS: NONE

CITY COUNCIL COMMITTEE REPORTS

There were none.

AB1234 REPORTS

There were none.

CITY COUNCIL COMMUNICATIONS

There were none.

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Chief Deputy City Clerk Schlichting announced there was a need for Closed Session as follows:

- 10.1 CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1):
Case: City of Industry v. Burke Williams & Sorensen, LLP, et al.
Los Angeles Superior Court
Case No. KC068777

There were no public comments on the Closed Session item.

Mayor Radecki recessed the meeting into Closed Session.

RECONVENE CITY COUNCIL MEETING

Mayor Radecki reconvened the meeting. All members of the City Council were present.

City Attorney Casso reported out of Closed Session.

With regard to Closed Session items 10.1, there was a payment for damages and attorney's fees pursuant to statute for just under \$26,500.00. This matter is resolved and dismissed with prejudices in the court.

THE CITY COUNCIL WILL RECESS PURSUANT TO GOVERNMENT CODE SECTION 54954(B)(2) AND THE CITY COUNCIL WILL INSPECT HACIENDA-LA PUENTE UNIFIED SCHOOL DISTRICT'S WILLOW CAMPUS, 14101 EAST NELSON AVENUE, LA PUENTE

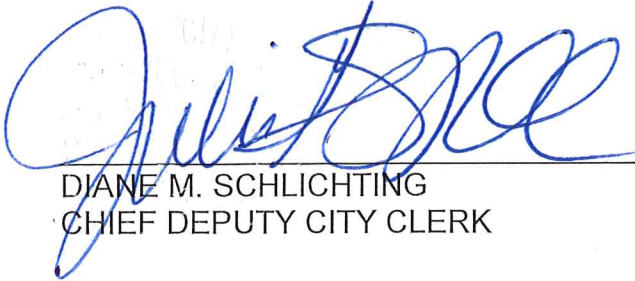
Mayor Radecki announced that this will take place at Willow Campus, 14101 East Nelson Avenue in La Puente for a tour and luncheon.

Adjournment will follow the inspection.

ADJOURNMENT

There being no further business, the City Council adjourned.

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DIANE M. SCHLICHTING
CHIEF DEPUTY CITY CLERK



MARK D. RADECKI
MAYOR