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CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
REGULAR MEETING MINUTES  
CITY OF INDUSTRY, CALIFORNIA  
JULY 10, 2019  
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The Regular Meeting of the Property and Housing Management Authority of the City of Industry, California, was called to order by Chairman Raheleh Gorginfar at 5:02 p.m. in the City of Industry Council Chamber, 15651 East Stafford Street, California.

**FLAG SALUTE**

The flag salute was led by Chairman Raheleh Gorginfar.

**ROLL CALL**

PRESENT: Raheleh Gorginfar, Chairman  
Phil Cook, Vice Chair  
Ken Calvo, Board Member  
Joseph Emmons, Board Member  
Erin Schriever, Board Member

STAFF PRESENT: Bing Hyun, Assistant City Manager; Bianca Sparks, Assistant General Counsel; Josh Nelson, Contract City Engineer; Yamini Pathak, Director of Finance; and Lynn Thompson, Administrative Technician II.

**PUBLIC COMMENTS**

There were no public comments.

**BOARD MATTERS**

**5.1 CONSIDERATION OF THE REGISTER OF DEMANDS FOR JULY 10, 2019**

*RECOMMENDED ACTION: Approve the Register of Demands for July 10, 2019.*

MOTION BY BOARD MEMBER CALVO, AND SECOND BY BOARD MEMBER SCHRIEVER TO APPROVE THE REGISTER OF DEMANDS FOR JULY 10, 2019. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

|          |                |   |
|----------|----------------|---|
| AYES:    | BOARD MEMBERS: | CALVO, EMMONS, SCHRIEVER, VC/COOK,<br>C/GORGINFAR |
| NOES:    | BOARD MEMBERS: | NONE  |
| ABSENT:  | BOARD MEMBERS: | NONE  |
| ABSTAIN: | BOARD MEMBERS: | NONE  |

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**5.2 CONSIDERATION OF THE MINUTES OF THE FEBRUARY 7, 2018 REGULAR MEETING, MARCH 12, 2018 SPECIAL MEETING, JUNE 13, 2018 REGULAR MEETING AND JUNE 12, 2019 REGULAR MEETING**

*RECOMMENDED ACTION: Approve as submitted.*

A discussion regarding the meeting minutes ensued and both Board Member Calvo and Vice Chair Cook abstained from approving the meeting minutes that took place in 2018, before they were Board Members.

Board Member Calvo mentioned a typo in meeting minutes for June 12, 2019. Under item No. 5.3, "discussion ensued" should have been "discussion ensued". The correction has been fixed and documented.

MOTION BY BOARD MEMBER EMMONS, AND SECOND BY CHAIRMAN GORGINFAR TO APPROVE AS SUBMITTED THE FEBRUARY 7, 2018 REGULAR MEETING, MARCH 12, 2018 SPECIAL MEETING, AND JUNE 13, 2018 REGULAR MEETING. MOTION CARRIED 3-0, BY THE FOLLOWING VOTE:

|          |                |                                |
|----------|----------------|--------------------------------|
| AYES:    | BOARD MEMBERS: | EMMONS, SCHRIEVER, C/GORGINFAR |
| NOES:    | BOARD MEMBERS: | NONE                           |
| ABSENT:  | BOARD MEMBERS: | NONE                           |
| ABSTAIN: | BOARD MEMBERS: | CALVO, VC/COOK                 |

MOTION BY BOARD MEMBER EMMONS, AND SECOND BY CHAIRMAN GORGINFAR TO APPROVE AS SUBMITTED THE JUNE 12, 2019 REGULAR MEETING MINUTES WITH THE CORRECTION OF THE WORD "ENSURED" TO "ENSUED". MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

|          |                |   |
|----------|----------------|---|
| AYES:    | BOARD MEMBERS: | CALVO, EMMONS, SCHRIEVER, VC/COOK,<br>C/GORGINFAR |
| NOES:    | BOARD MEMBERS: | NONE  |
| ABSENT:  | BOARD MEMBERS: | NONE  |
| ABSTAIN: | BOARD MEMBERS: | NONE  |

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**5.3 CONSIDERATION OF RESOLUTION NO. IPHMA 2019-03 – A RESOLUTION OF THE INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY ("IPHMA") OF THE CITY OF INDUSTRY, CALIFORNIA APPROVING THE BLANKET PURCHASE ORDERS (BPO's) FOR VENDORS TOTALING \$10,000 AND OVER FOR FY 2019-2020**

*RECOMMENDED ACTION: Adopt Resolution No. IPHMA 2019-03.*

Director of Finance, Yamini Pathak provided a staff report to the Authority and was available to answer any questions.

MOTION BY BOARD MEMBER SCHRIEVER, AND SECOND BY VICE CHAIR COOK TO ADOPT RESOLUTION NO. IPHMA 2019-03. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

|          |                |   |
|----------|----------------|---|
| AYES:    | BOARD MEMBERS: | CALVO, EMMONS, SCHRIEVER, VC/COOK,<br>C/GORGINFAR |
| NOES:    | BOARD MEMBERS: | NONE  |
| ABSENT:  | BOARD MEMBERS: | NONE  |
| ABSTAIN: | BOARD MEMBERS: | NONE  |

**5.4 CONSIDERATION OF AN EASEMENT GRANT DEED TO THE CITY OF INDUSTRY FOR STORM DRAIN PURPOSES AT 20137-20249 WALNUT DRIVE SOUTH**

*RECOMMENDED ACTION: Approve the Grant Deed.*

Contract City Engineer, Josh Nelson provided a staff report and was available to answer any questions.

MOTION BY BOARD MEMBER CALVO, AND SECOND BY VICE CHAIR COOK TO APPROVE THE GRANT DEED. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

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AYES: BOARD MEMBERS: CALVO, EMMONS, SCHRIEVER, VC/COOK,  
C/GORGINFAR  
NOES: BOARD MEMBERS: NONE  
ABSENT: BOARD MEMBERS: NONE  
ABSTAIN: BOARD MEMBERS: NONE

**CITY MANAGER COMMENTS:**

There were none.

**ADJOURNMENT**

There being no further business, the Industry Property and Housing Management Authority adjourned at 5:09 p.m.

  
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Raheleh Gorginfar  
Chairman

  
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Julie Robles  
Assistant Secretary