
CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY
REGULAR MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
JANUARY 13, 2021
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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 Chair Phil Cook at 10:31 a.m., telephonically using Conference Call Number, 657-204-3264, Conference ID: 111 321 961#.

FLAG SALUTE

The flag salute was led by Chair Phil Cook.

ROLL CALL

PRESENT: Phil Cook, Chair
Ken Calvo, Vice Chair
Joseph Emmons, Board Member
Raheleh Gorginfar, Board Member
Tim Seal, Board Member

STAFF PRESENT: Troy Helling, City Manager; Bing Hyun, Assistant City Manager; Josh Nelson, Director of Public Works/City Engineer/Assistant City Manager; James M. Casso, General Counsel; Julie Robles, Secretary; and Lynn Thompson, Administrative Technician III.

PUBLIC COMMENTS

There were none.

CONSENT CALENDAR

5.1 CONSIDERATION OF THE REGISTER OF DEMANDS FOR JANUARY 13, 2021

RECOMMENDED ACTION:
Demands for January 13, 2021.

Approve the Register of

5.2 CONSIDERATION OF THE MINUTES OF THE DECEMBER 9, 2020 REGULAR MEETING

RECOMMENDED ACTION:

Approve as submitted.

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MOTION BY BOARD MEMBER SEAL, AND SECOND BY VICE CHAIR CALVO TO APPROVE THE CONSENT CALENDAR. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

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

BOARD MATTERS

6.1 CONSIDERATION OF RESOLUTION NO. IPHMA 2021-01 - A RESOLUTION OF THE INDUSTRY PROPERTY HOUSING AND MANAGEMENT AUTHORITY DECLARING AN EMERGENCY CONDITION AT THE PROPERTY LOCATED AT 16217 TEMPLE AVENUE, AND DECLARING THAT THE PUBLIC INTEREST AND NECESSITY REQUIRE CERTAIN WORK TO BE PERFORMED WITHOUT COMPETITIVE BIDDING PURSUANT TO CALIFORNIA PUBLIC CONTRACT CODE SECTION 22050 AND SECTION 3.52.110 OF THE CITY OF INDUSTRY'S MUNICIPAL CODE, AND ADOPTING A NOTICE OF EXEMPTION REGARDING SAME

RECOMMENDED ACTION:
2021-01.

Adopt Resolution No. IPHMA

Assistant City Manager Bing Hyun provided a staff report and explained the changes to the new Resolution, that was provided today, since the agenda was posted. This project, due to mold and moisture, and the tenants having to move out of the home, the work was needed immediately. The resolution has been changed to ratifying the work already done, rather than asking for the work to be done due to the emergency situation. In addition, the resolution authorizes the Executive Director to execute the agreement.

MOTION BY BOARD MEMBER EMMONS, AND SECOND BY BOARD MEMBER GORGINFAR TO APPROVE AND RATIFY THE WORK PURSUANT TO THE AMENDED RESOLUTION NO. IPHMA 2021-01 AND AUTHORIZE THE EXECUTIVE DIRECTOR TO EXECUTE THE AGREEMENT. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

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

EXECUTIVE DIRECTOR COMMENTS:

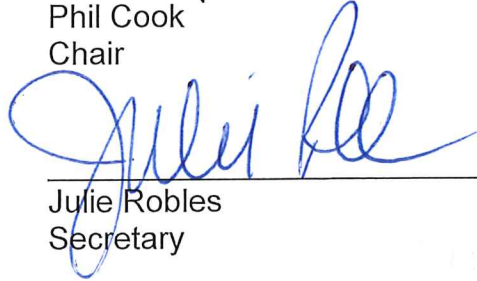
Executive Director, Troy Helling, spoke regarding Item 6.1. During the process, the tenants were moved to the house next door and with a little work, this house will be the first house ready to be rented out. In addition, we will start reaching out to all tenants and make the needed repairs right away to avoid any emergency repairs.

ADJOURNMENT

There being no further business, the Industry Property and Housing Management Authority adjourned at 10:46 a.m.



Phil Cook
Chair



Julie Robles
Secretary