

CITY OF INDUSTRY

CITY COUNCIL
REGULAR MEETING AGENDA

MAY 25, 2017
9:00 AM



Mayor Mark Radecki
Mayor Pro Tem Cory Moss
Council Member Abraham Cruz
Council Member Roy Haber, III
Council Member Newell Ruggles

Location: City Council Chamber, 15651 East Stafford Street, City of Industry, California 91744

Addressing the City Council:

- ▶ **Agenda Items:** Members of the public may address the City Council on any matter listed on the Agenda. In order to conduct a timely meeting, there will be a three-minute time limit per person for any matter listed on the Agenda. Anyone wishing to speak to the City Council is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called and prior to the individual being heard by the City Council.
- ▶ **Public Comments (Non-Agenda Items):** Anyone wishing to address the City Council on an item not on the Agenda may do so during the "Public Comments" period. In order to conduct a timely meeting, there will be a three-minute time limit per person for the Public Comments portion of the Agenda. State law prohibits the City Council from taking action on a specific item unless it appears on the posted Agenda. Anyone wishing to speak to the City Council is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called by the City Clerk and prior to the individual being heard by the City Council.

Americans with Disabilities Act:

- ▶ In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (626) 333-2211. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.

Agendas and other writings:

- ▶ In compliance with SB 343, staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 East Stafford Street, Suite 100, City of Industry, California, at the office of the City Clerk during regular business hours, Monday through Friday 9:00 a.m. to 5:00 p.m. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.

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1. Call to Order
 2. Flag Salute
 3. Roll Call

4. Public Comments

5. **CONSENT CALENDAR**

All matters listed under the Consent Calendar are considered to be routine and will be enacted by one vote. There will be no separate discussion of these items unless members of the City Council, the public, or staff request specific items be removed from the Consent Calendar for separate action.

5.1 Consideration of the Register of Demands for May 25, 2017.

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

5.2 Notification of the City Manager's process for selecting the City Engineer from the City's current engineering bench.

RECOMMENDED ACTION: Receive and file.

6. **ACTION ITEMS**

6.1 Consideration of Resolution No. CC 2017-16 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING AN AGREEMENT WITH THE PUBLIC AGENCY RETIREMENT SERVICES TO PROVIDE AN ALTERNATE RETIREMENT SYSTEM FOR EMPLOYEES NOT ELIGIBLE FOR ENROLLMENT IN THE CALIFORNIA PUBLIC EMPLOYEES RETIREMENT SYSTEM, AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT.

RECOMMENDED ACTION: Adopt Resolution No. CC 2017-16.

6.2 Consideration Resolution No. CC 2017-17 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING A COOPERATIVE LICENSE AGREEMENT WITH LOCAL FIRE AGENCIES FOR THE TONNER CANYON PROPERTY, AND NOTICE OF EXEMPTION REGARDING SAME.

RECOMMENDED ACTION: Adopt Resolution No. CC 2017-17

6.3 Consideration of Resolution No. CC 2017-18 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE CALIFORNIA DEPARTMENT OF FORESTRY AND FIRE PROTECTION FOR CONSERVATION FUELS MANAGEMENT AND HAZARD REDUCTION PROJECTS FOR THE TONNER CANYON PROPERTY, AND NOTICE OF EXEMPTION REGARDING SAME.

RECOMMENDED ACTION: Approve the Amendment.

- 6.4 Consideration of Amendment No. 1 to the License Agreement with Rowland Water District for Access to Assessor's Parcel No. 8760-002-908 located at 1146 Nogales Street for Temporary Staging of Construction Materials for the Fairway Drive Grade Separation Project.

RECOMMENDED ACTION: Approve the Amendment.

- 6.5 Consideration of Addendum No. 1 to the TIGER Grant Agreement with the U.S. Department of Transportation for the SR-57/60 Confluence Project.

RECOMMENDED ACTION: Approve the Addendum.

- 6.6 Consideration of applications from the following organizations to sell Safe and Sane fireworks in the City: Friends of Industry Sheriff's Station, Workman High School Athletic Boosters, Wilson High School Athletics Boosters, Rowland High School Huddle Club, La Puente High School Athletics, Nogales High School Regiment Boosters, Los Altos High School Quarterback Club, Lyle Olsen Memorial Foundation, North View High School Vikings Baseball, Shining Light Ministries, Cory Lidle Foundation, Knights of Columbus #6028, Charter Oak Charges Booster Association, The Jennifer Leniham Memorial Scholarship Foundation, San Gabriel Valley YMCA, Kiwanis of Hacienda Heights, Whittier Host Lions, A Place of Hope, Heights Baptist Church, Elan Youth Arts.

RECOMMENDED ACTION: Approve the list of applicants to sell safe and sane fireworks beginning June 28, 2017 and ending July 5, 2017.

- 6.7 Update and discussion regarding the issuance of an excavation permit to Southern California Edison for a vault replacement on Lemon Avenue

RECOMMENDED ACTION: Receive and file the report.

- 6.8 Presentation and discussion regarding City-wide capital improvement projects.

RECOMMENDED ACTION: Receive and file the report.

- 6.9 Presentation and discussion of Economic Analysis Study of the City of Industry by the Emerson Consulting Group, Inc.

RECOMMENDED ACTION: Receive and file the report.

7. **CITY COUNCIL COMMITTEE REPORTS**

8. **AB 1234 REPORTS**

9. **CITY COUNCIL COMMUNICATIONS**

10. **CLOSED SESSION**

10.1 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to Government Code Section 54956.9(d)(2): Two (2) Potential Cases.

10.2 Conference with real property negotiators pursuant to Government Code Section 54956.8

Property: 15252 Valley Boulevard, City of Industry

City Negotiators: Paul J. Philips, City Manager and
James M. Casso, City Attorney

Negotiating Party: Larrache Land Co.

Under Negotiation: Price and Terms of Payment

10.3 CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1)

Case: Kent v. City of Industry

Los Angeles County Superior Court

Case No. KC069083

10.4 CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Pursuant to Government Code Section 54956.9(d)(1)

Case: Skyscraper Brewing Company, Inc., v. Successor Agency to the
Industry-Urban Development Agency, City of Industry, et al.

Los Angeles Superior Court East District

Case No. KC0268505

11. Adjournment to Thursday, June 8, 2017 at 9:00 a.m.

CITY COUNCIL

ITEM NO. 5.1

**CITY OF INDUSTRY
AUTHORIZATION FOR PAYMENT OF BILLS
CITY COUNCIL MEETING OF MAY 25, 2017**

FUND RECAP:

<u>FUND</u>	<u>DESCRIPTION</u>	<u>DISBURSEMENTS</u>
100	GENERAL FUND	2,387,936.26
120	CAPITAL IMPROVEMENT FUND	2,336,913.43
140	CITY DEBT SERVICE	7,500.00
161	IPUC - ELECTRIC	639,604.62
440	INDUSTRY PUBLIC FACILITY AUTHORITY	3,800.00
TOTAL ALL FUNDS		5,375,754.31

BANK RECAP:

<u>BANK</u>	<u>NAME</u>	<u>DISBURSEMENTS</u>
BOFA	BANK OF AMERICA - CKING ACCOUNTS	422,037.44
REF	REFUSE - CKING ACCOUNT	610,260.09
WFBK	WELLS FARGO - CKING ACCOUNT	4,343,456.78
TOTAL ALL BANKS		5,375,754.31

APPROVED PER CITY MANAGER

**CITY OF INDUSTRY
BANK OF AMERICA
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITYELEC.CHK - City Electric				
1414	05/09/2017		CITY OF INDUSTRY	\$322,037.44
	Invoice	Date	Description	Amount
	05/09/17	05/09/2017	TRANSFER FUNDS-ELECTRIC	\$322,037.44

CITYGEN.CHK - City General

24353	05/09/2017		CIVIC RECREATIONAL INDUSTRIAL	\$100,000.00
	Invoice	Date	Description	Amount
	05/09/17	05/09/2017	TRANSFER FUNDS-CRIA A/P	\$100,000.00

Checks	Status	Count	Transaction Amount
	Total	2	\$422,037.44

**CITY OF INDUSTRY
WELLS FARGO REFUSE
May 25, 2017**

Check	Date	Payee Name		Check Amount
REFUSE - Refuse Account				
WT221	05/11/2017	CITY OF INDUSTRY DISPOSAL CO.		\$610,260.09
	Invoice	Date	Description	Amount
	2871111	05/11/2017	REFUSE SVC 4/24-4/30/17	\$610,260.09

Check	Status	Count	Transaction Amount
	Total	1	\$610,260.09

**CITY OF INDUSTRY
WELLS FARGO VOIDED CHECK
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66279	05/11/2017		PADILLA, YVETTE	(\$7,990.00)
	invoice	Date	Description	Amount
	SUMMER 2017	04/24/2017	VOIDED-PAID WRONG VENDOR	(\$2,610.00)
	FALL 2017	04/24/2017	VOIDED-PAID WRONG VENDOR	(\$5,380.00)

Check	Status	Count	Transaction Amount
	Total	1	(\$7,990.00)

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66296	05/04/2017		CATHERINE MARCUCCI	\$114.49
	Invoice	Date	Description	Amount
	05/04/17	05/04/2017	MILEAGE REIMBURSEMENT-CCC CONFERENCE ON	\$114.49
66297	05/04/2017		CORY MOSS	\$114.49
	Invoice	Date	Description	Amount
	05/04/17	05/04/2017	MILEAGE REIMBURSEMENT-CCC CONFERENCE ON	\$114.49
66298	05/09/2017			\$0.00
			05/09/2017	
66299	05/09/2017		FRONTIER	\$104.34
	Invoice	Date	Description	Amount
	2017-00001370	04/22/2017	04/22-05/21/17 SVC - EM-21733 BAKER PKWY BLDG	\$50.83
	2017-00001371	04/22/2017	04/22-05/21/17 SVC - GS-21858 VALLEY BLVD	\$53.51
66300	05/09/2017		LA PUENTE VALLEY COUNTY	\$15,277.17
	Invoice	Date	Description	Amount
	2017-00001314	04/18/2017	02/16-04/18/17 SVC - 285 HACIENDA BLVD (IRRI)	\$74.89
	2017-00001315	04/18/2017	02/16-04/18/17 SVC - 1 AZUSA WAY (IRRI)	\$146.71
	2017-00001316	04/18/2017	02/16-04/18/17 SVC - 15414 DON JULIAN RD	\$311.45
	2017-00001317	04/18/2017	02/16-04/18/17 SVC - 15414 DON JULIAN RD (IRRI)	\$507.61
	15660STAFF-APR17	04/18/2017	02/16-04/18/17 SVC - 15660 STAFFORD ST	\$158.56
	2017-00001318	04/18/2017	02/16-04/18/17 SVC - 15625 STAFFORD ST	\$244.54
	2017-00001319	04/18/2017	02/16-04/18/17 SVC - 15625 STAFFORD ST	\$65.14
	2017-00001320	04/18/2017	02/16-04/18/17 SVC - 211 HACIENDA BLVD (IRRI)	\$152.89
	2017-00001321	04/18/2017	02/16-04/18/17 SVC - HACIENDA & STAFFORD (IRR)	\$205.36
	2017-00001322	04/18/2017	02/16-04/18/17 SVC - HACIENDA & STAFFORD ST(I)	\$191.71
	2017-00001323	04/18/2017	02/16-04/18/17 SVC - STAFFORD ST (IRRI)	\$291.16
	2017-00001324	04/18/2017	02/16-04/18/17 SVC - HUDSON AVE (IRRI)	\$425.71
	2017-00001325	04/18/2017	02/16-04/18/17 SVC - 220 HACIENDA BLVD (IRRI)	\$222.91
	2017-00001326	04/18/2017	02/16-04/18/17 SVC - 15522 NELSON AVE	\$67.09

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date	Payee Name	Check Amount
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CITY.WF.CHK - City General Wells Fargo

2017-00001327	04/18/2017	02/16-04/18/17 SVC - RAUSCH RD (IRRI)	\$225.04
2017-00001328	04/18/2017	02/16-04/18/17 SVC - 15651 STAFFORD ST	\$1,213.51
2017-00001329	04/18/2017	02/16-04/18/17 SVC - SOTRO ST (IRRI)	\$770.86
2017-00001330	04/18/2017	02/16-04/18/17 SVC - NELSON AVE (IRRI)	\$1,303.21
2017-00001331	04/18/2017	02/16-04/18/17 SVC - RAUSCH RD (IRRI)	\$242.59
2017-00001332	04/18/2017	02/16-04/18/17 SVC - STAFFORD & OLD VALLEY (I)	\$404.26
2017-00001333	04/18/2017	02/16-04/18/17 SVC - ALONG RAILROAD TRACK (I)	\$529.06
2017-00001334	04/18/2017	02/16-04/18/17 SVC - PROCTOR & EL ENCANTO	\$275.56
2017-00001335	04/18/2017	02/16-04/18/17 SVC - HACIENDA BLVD (IRRI)	\$49.54
2017-00001336	04/18/2017	02/16-04/18/17 SVC - 15415 DON JULIAN RD (IRRI)	\$2,479.96
2017-00001337	04/18/2017	02/16-04/18/17 SVC - 15414 DON JULIAN RD (IRRI)	\$731.86
2017-00001338	04/18/2017	02/16-04/18/17 SVC - 15414 DON JULIAN RD	\$135.16
2017-00001339	04/18/2017	02/16-04/18/17 SVC - 201 STAFFORD ST (IRRI)	\$1,785.34
2017-00001340	04/18/2017	02/16-04/18/17 SVC - VALLEY BLVD (IRRI)	\$49.54
2017-00001341	04/18/2017	02/16-04/18/17 SVC - 15415 DON JULIAN RD (IRRI)	\$986.25
2017-00001342	04/18/2017	02/16-04/18/17 SVC - DON JULIAN RD	\$894.55
2017-00001343	04/18/2017	02/16-04/18/17 SVC - PARRIOTT & DON JULIAN RD (I)	\$135.16

66301	05/09/2017	ROWLAND WATER DISTRICT	\$2,535.99
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Invoice	Date	Description	Amount
2017-00001357	04/26/2017	03/13-04/17/17 SVC - 1100 AZUSA AVENUE	\$143.54
2017-00001358	04/26/2017	03/13-04/17/17 SVC - AZUSA AVENUE-CENTER	\$114.61
2017-00001359	04/26/2017	03/13-04/17/17 SVC - AZUSA AVENUE-205597	\$53.05
2017-00001360	04/26/2017	03/13-04/18/17 SVC - 755 NOGALES (RC)	\$150.35
2017-00001361	04/26/2017	03/13-04/18/17 SVC - 17217 & 17229 CHESTNUT - IRR	\$318.73
2017-00001362	04/26/2017	03/13-04/18/17 SVC - 1135 HATCHER STREET	\$30.37
2017-00001363	04/26/2017	03/13-04/18/17 SVC - 1123C HATCHER STREET	\$147.01
2017-00001364	04/26/2017	03/13-04/18/17 SVC - AZUSA AVE (RC)	\$59.62
2017-00001365	04/26/2017	03/13-04/18/17 SVC - 1123D HATCHER STREET	\$53.05
2017-00001366	04/26/2017	03/13-04/18/17 SVC - 17401 VALLEY BLVD	\$547.55
2017-00001367	04/26/2017	03/13-04/18/17 SVC - 18044 ROWLAND-LAWSON	\$159.97

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	2017-00001368	04/26/2017	03/13-04/18/17 SVC - HURLEY ST & VALLEY	\$336.95
	2017-00001369	04/26/2017	03/14-04/18/17 SVC - 930 AZUSA AVENUE	\$421.19
				\$7,970.04
66302	05/09/2017		SAN GABRIEL VALLEY WATER CO.	
	Invoice	Date	Description	Amount
	2017-00001344	04/28/2017	03/27-04/27/17 SVC - IRRIG SALT LAKE/SEVENTH	\$190.76
	2017-00001345	04/28/2017	03/27-04/27/17 SVC - PELLISSIER	\$270.27
	2017-00001346	04/28/2017	03/27-04/27/17 SVC - PECK/UNION PACIFIC BRIDGE	\$788.24
	2017-00001347	04/28/2017	03/27-04/27/17 SVC - PELLISSIER	\$733.49
	2017-00001348	04/28/2017	03/27-04/27/17 SVC - PELLISSIER	\$311.60
	2017-00001349	04/28/2017	03/27-04/27/17 SVC - CROSSROADS PKWY STA 111-	\$663.00
	2017-00001350	04/28/2017	03/27-04/27/17 SVC - CROSSROADS PKWY STA 129-	\$1,216.85
	2017-00001351	04/28/2017	03/27-04/27/17 SVC - CROSSROADS PKWY NORTH	\$506.28
	2017-00001352	04/28/2017	03/27-04/27/17 SVC - CROSSROADS PKWY SOUTH	\$1,107.13
	2017-00001353	04/28/2017	03/27-04/27/17 SVC - CROSSROADS PKWY STA 103-	\$250.13
	2017-00001354	04/28/2017	03/27-04/27/17 SVC - CROSSROADS PKWY SOUTH	\$747.96
	2017-00001355	04/28/2017	03/27-04/27/17 SVC - S/E COR OF PELLISSIER	\$1,184.33
				\$697.78
66303	05/09/2017		SO CALIFORNIA EDISON COMPANY	
	Invoice	Date	Description	Amount
	2017-00001373	04/27/2017	03/27-04/26/17 SVC - 745 ANAHEIM PUENTE RD CP	\$66.30
	2017-00001374	04/27/2017	03/27-04/26/17 SVC - 17378 GALE AVE B	\$40.84
	2017-00001375	04/27/2017	03/01-04/25/17 SVC - 600 S BREA CYN RD	\$85.90
	2017-00001376	04/28/2017	03/27-04/26/17 SVC - BREA CYN-VARIOUS SITES	\$504.74
				\$6.10
66304	05/09/2017		SO CALIFORNIA EDISON COMPANY	
	Invoice	Date	Description	Amount
	2017-00001372	04/26/2017	03/24-04/25/17 SVC - 5010 ENGLISH RD	\$6.10
				\$20,445.41
66305	05/09/2017		SO CALIFORNIA EDISON COMPANY	
	Invoice	Date	Description	Amount

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date	Payee Name	Check Amount	
CITY.WF.CHK - City General Wells Fargo				
	7500775640	04/18/2017	03/01-03/31/17 SVC - OLD RANCH RD/MAYO AVE	\$5,623.22
	7500775641	04/18/2017	03/01-03/31/17 SVC - 208 S. WADDINGHAM WAY	\$3,667.31
	7500775642	04/18/2017	03/01-03/31/17 SVC - 745 ANAHEIM-PUENTE RD	\$1,027.46
	7500775652	04/18/2017	03/01-03/31/17 SVC - 133 N. AZUSA AVE	\$1,860.71
	2017-00001356	04/18/2017	03/01-03/31/17 SVC - 208 S. WADDINGHAM WAY	\$8,266.71
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66306	05/09/2017		SUBURBAN WATER SYSTEMS	\$2,424.95
	Invoice	Date	Description	Amount
	180031066922	04/24/2017	03/23-04/21/17 SVC - 205 HUDSON AVE	\$51.77
	180060811409	04/25/2017	03/24-04/24/17 SVC - AZUSA & GEMINI	\$2,373.18
<hr/>				
66307	05/09/2017		HOME DEPOT CREDIT SERVICE	\$191.19
	Invoice	Date	Description	Amount
	2312268	03/22/2017	MISC SUPPLIES-CITY HALL	\$71.64
	3222596	03/21/2017	MISC SUPPLIES-CITY HALL	\$21.72
	3312179	03/21/2017	MISC SUPPLIES-CITY HALL	\$97.83
<hr/>				
66308	05/09/2017		TOTAL COMPENSATION SYSTEMS,	\$1,800.00
	Invoice	Date	Description	Amount
	5403	05/04/2017	GASB75 VALUATION SVC-FIRST INSTALLMENT	\$1,800.00
<hr/>				
66309	05/09/2017		UNIVERSITY OF LA VERNE	\$7,990.00
	Invoice	Date	Description	Amount
	FALL 2017	04/24/2017	FALL 2017 TUITION-YVETTE PADILLA ID #11865029	\$5,380.00
	SUMMER 2017	04/24/2017	SUMMER 2017 TUITION-YVETTE PADILLA ID	\$2,610.00
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66310	05/12/2017		CITY OF INDUSTRY-PETTY CASH	\$1,183.79
	Invoice	Date	Description	Amount
	05/10/17	05/10/2017	REIMBURSE PETTY CASH	\$1,183.79
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66311	05/16/2017		STATE BOARD OF EQUALIZATION	\$911.90

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date	Payee Name	Check Amount	
CITY.WF.CHK - City General Wells Fargo				
	Invoice	Date	Description	Amount
	ACCT 44-042837	05/15/2017	IH FUEL STORAGE TANK TAXES- ACCT #044-042837	\$911.90
<hr/>				
66312	05/16/2017		SHELL ENERGY NORTH AMERICA-	\$85,500.00
	Invoice	Date	Description	Amount
	1818322	05/01/2017	WHOLESALE USE-APR 2017	\$5,100.00
	1818321	05/01/2017	WHOLESALE USE-APR 2017	\$80,400.00
<hr/>				
66313	05/17/2017		AT & T	\$176.00
	Invoice	Date	Description	Amount
	9464406309	04/23/2017	03/19-04/18/17 SVC - 600 S BREA CYN - METROLINK	\$176.00
<hr/>				
66314	05/17/2017		FRONTIER	\$2,407.62
	Invoice	Date	Description	Amount
	2017-00001382	04/25/2017	04/25-05/24/17 SVC - EM-21760 GARCIA LN	\$64.18
	2017-00001383	04/25/2017	04/25-05/24/17 SVC - EM-21535 BAKER PKWY BLDG	\$50.83
	2017-00001384	04/28/2017	04/28-05/27/17 SVC - EM-179 S. GRAND AVE	\$37.32
	2017-00001385	04/28/2017	04/28-05/27/17 SVC - EM-21700 BAKER PKWY BLDG	\$50.83
	2017-00001386	04/28/2017	04/28-05/27/17 SVC - EM-21912 GARCIA LN-ALARM	\$64.18
	2017-00001387	05/01/2017	05/01-05/31/17 SVC - GS-21700 VALLEY BLVD	\$53.51
	2017-00001388	05/01/2017	05/01-05/31/17 SVC - GS-21650 VALLEY BLVD	\$50.83
	2017-00001389	05/01/2017	05/01-05/31/17 SVC - VARIOUS GENERATOR SITES	\$1,032.41
	2017-00001390	05/01/2017	05/01-05/31/17 SVC - VARIOUS SITES	\$938.18
	2017-00001391	05/04/2017	05/04-06/03/17 SVC - EM-21858 GARCIA LN-ALARM	\$65.35
<hr/>				
66315	05/17/2017		SO CALIFORNIA EDISON COMPANY	\$8,890.09
	Invoice	Date	Description	Amount
	2017-00001392	04/29/2017	03/29-04/28/17 SVC - 137 N HUDSON AVE	\$307.13
	2017-00001393	05/02/2017	04/01-05/01/17 SVC - 1 VALLEY/AZUSA	\$15.82
	2017-00001395	05/02/2017	03/29-04/28/17 SVC - VARIOUS SITES	\$508.60
	2017-00001396	05/02/2017	04/01-05/01/17 SVC - 600 BREA CYN RD	\$475.78

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	2017-00001397	05/05/2017	04/01-05/01/17 SVC - VARIOUS SITES-	\$1,895.29
	2017-00001398	05/06/2017	04/04-05/04/17 SVC - 15625 STAFFORD ST	\$4,022.62
	15660STAFF-MAY17	05/06/2017	03/29-04/28/17 SVC - 15660 STAFFORD ST	\$1,664.85
				\$428.69
66316	05/17/2017		SO CALIFORNIA EDISON COMPANY	
	Invoice	Date	Description	Amount
	7500777753	05/01/2017	01/01-01/31/17 SVC - RELIABILITY SVC	\$428.69
				\$648.63
66317	05/17/2017		SOCALGAS	
	Invoice	Date	Description	Amount
	2017-00001399	05/01/2017	03/29-04/27/17 SVC - 710 NOGALES ST	\$15.23
	2017-00001400	05/03/2017	03/31-05/01/17 SVC - 1 INDUSTRY HILLS PKWY	\$16.22
	2017-00001401	05/03/2017	03/31-05/01/17 SVC - 2700 CHINO HILLS PKWY	\$59.54
	2017-00001402	05/05/2017	04/04-05/03/17 SVC - 15625 STAFFORD ST APT A	\$176.48
	2017-00001403	05/05/2017	04/04-05/03/17 SVC - 15625 STAFFORD ST APT B	\$14.30
	2017-00001404	05/05/2017	04/04-05/03/17 SVC - 15633 RAUSCH RD	\$227.10
	2017-00001405	05/05/2017	04/01-05/01/17 SVC - 1 INDUSTRY HILLS PKWY UNIT	\$56.09
	2017-00001406	05/08/2017	04/04-05/03/17 SVC - 15651 STAFFORD ST	\$83.67
				\$276.37
66318	05/17/2017		SUBURBAN WATER SYSTEMS	
	Invoice	Date	Description	Amount
	180080572041	05/03/2017	04/04-05/03/17 SVC - NE CNR VALLEY/STIMS	\$276.37
				\$1,084.15
66319	05/17/2017		VERIZON WIRELESS - LA	
	Invoice	Date	Description	Amount
	9784683436	04/26/2017	03/27-04/26/17 SVC - MOBILE BROADBAND	\$114.03
	9784683435	04/26/2017	03/27-04/26/17 SVC - VARIOUS WIRELESS	\$970.12
				\$1,561.31
66320	05/25/2017		ADVANCED DISCOVERY, INC.	
	Invoice	Date	Description	Amount
	B208951	04/30/2017	DOCUMENT MGMT SVC-LITIGATION	\$1,561.31

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Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66321	05/25/2017		AIRGAS USA, LLC	\$3,456.02
	Invoice	Date	Description	Amount
	2006139120	05/08/2017	PURCHASE OF WELDER 60-195AMP	\$3,456.02
66322	05/25/2017		ALL AMERICAN CONTRACTING	\$39,166.75
	Invoice	Date	Description	Amount
	1510	05/01/2017	FINAL FOR REMODELING OF 16212 TEMPLE AVE.	\$23,804.60
	16224-5	05/01/2017	FINAL FOR REMODELING OF 16224 TEMPLE AVE	\$15,362.15
66323	05/25/2017		ALL AMERICAN CONTRACTING	\$73,710.00
	Invoice	Date	Description	Amount
	#1-2017-1008	05/01/2017	LED LIGHTING UPGRADE AND WATER CLOSET	\$73,710.00
66324	05/25/2017		ALVAKA NETWORKS	\$16,480.17
	Invoice	Date	Description	Amount
	159036	04/30/2017	ADD'L HOURS FOR APR 2017	\$3,840.00
	0158954	05/01/2017	NETWORK MAINT-JUN 2017	\$5,745.17
	158848	05/01/2017	NETWORK MAINT-JUN 2017	\$6,620.00
	159014NP	04/30/2017	TRIP CHARGE	\$275.00
66325	05/25/2017		ALYSSA M. ARNEY	\$300.00
	Invoice	Date	Description	Amount
	PPAR1	05/10/2017	CROCHET WORKSHOP ON 6/3/17-HOMESTEAD	\$300.00
66326	05/25/2017		ANNEALTA GROUP	\$27,380.00
	Invoice	Date	Description	Amount
	1067	05/03/2017	PLANNING SUPPORT SVC-APR 2017	\$25,675.00
	1063	05/03/2017	PLANNING SUPPORT SVC-DP 17-2	\$85.00
	1064	05/03/2017	PLANNING SUPPORT SVC-DP 16-6	\$90.00
	1066	05/03/2017	PLANNING SUPPORT SVC-CUP 17-02	\$1,530.00

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Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66327	05/25/2017		ARAMARK REFRESHMENT SERVICE,	\$163.14
	Invoice	Date	Description	Amount
	8426671	04/20/2017	BRONZE WATER FILTER	\$81.82
	8394531	05/09/2017	COFFEE/OFFICE SUPPLIES	\$81.32
66328	05/25/2017		B AND T CATTLE	\$14,580.00
	Invoice	Date	Description	Amount
	68	05/01/2017	MAINT SVC-MAY 2017	\$14,580.00
66329	05/25/2017		BANK OF AMERICA - VISA	\$1,052.15
	Invoice	Date	Description	Amount
	2017-00001412	05/06/2017	4/7-5/6/17 CREDIT CARD EXP-PHILIPS	\$690.41
	2017-00001413	05/06/2017	4/18-5/6/17 CREDIT CARD EXP-TUCKER	\$361.74
66330	05/25/2017		BIGGS CARDOSA ASSOCIATES, INC.	\$10,073.89
	Invoice	Date	Description	Amount
	71456	04/05/2017	REPAINTING OF AZUSA AVE BRIDGE	\$10,073.89
66331	05/25/2017		BRYAN PRESS	\$2,295.01
	Invoice	Date	Description	Amount
	0076879	04/25/2017	PARKING VIOLATION FORMS	\$1,824.40
	0077036	04/27/2017	COI-REVERSE FLAP ENVELOPES	\$470.61
66332	05/25/2017		CALIFORNIA FEETWARMERS	\$1,500.00
	Invoice	Date	Description	Amount
	EVENT 6/16/17-A	05/05/2017	BALANCE FOR PERFORMANCE AT TASTE OF THE	\$1,500.00
66333	05/25/2017		CALIFORNIA FEETWARMERS	\$1,500.00
	Invoice	Date	Description	Amount
	EVENT 6/16/17	05/05/2017	DEPOSIT FOR PERFORMANCE AT TASTE OF THE	\$1,500.00

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Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66334	05/25/2017		CARTEGRAPH SYSTEMS, INC.	\$87,300.00
	Invoice	Date	Description	Amount
	SIN003163	05/12/2017	SOFTWARE SERVICE	\$87,300.00
66335	05/25/2017		CDW GOVERNMENT LLC	\$665.00
	Invoice	Date	Description	Amount
	HQM4388	05/26/2017	ADOBE ACROBAT PRO DC LICENSES	\$665.00
66336	05/25/2017		CHEM PRO LABORATORY, INC	\$436.75
	Invoice	Date	Description	Amount
	618714	04/24/2017	REPLACE PLUMBING ON CONTROLLER LOOPS	\$436.75
66337	05/25/2017		CITY OF INDUSTRY DISPOSAL CO.	\$2,459.32
	Invoice	Date	Description	Amount
	2871155	04/30/2017	DISP SVC-14310 PROCTOR	\$84.51
	2871154	04/30/2017	DISP SVC-16200 TEMPLE AVE	\$84.51
	2871153	04/30/2017	DISP SVC-15236 VALLEY BLVD	\$169.02
	2871152	04/30/2017	DISP SVC-1038 TURBULL CYN RD	\$28.17
	1871151	04/30/2017	DISP SVC-132 TURNBULL CYN RD	\$28.17
	2871150	04/30/2017	DISP SVC-130 TURNBULL CYN RD	\$28.17
	2871149	04/30/2017	DISP SVC-17229 CHESTNUT ST	\$84.51
	2871148	04/30/2017	DISP SVC-15722 NELSON AVE	\$28.17
	2871147	04/30/2017	DISP SVC-20137 E WALNUT DR	\$28.17
	2871146	04/30/2017	DISP SVC-22036 VALLEY BLVD	\$84.51
	2871145	04/30/2017	DISP SVC-14063 PROCTOR AVE	\$84.51
	2871144	04/30/2017	DISP SVC-134 TURNBULL CYN RD	\$28.17
	2871143	04/30/2017	DISP SVC-15652 NELSON AVE	\$28.17
	2871142	04/30/2017	DISP SVC-15714 NELSON AVE	\$28.17
	2871141	04/30/2017	DISP SVC-16224 BV HANDORF RD	\$28.17
	2871139	04/30/2017	DISP SVC-16227 BV HANDORF RD	\$28.17

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Check	Date	Payee Name	Check Amount	
CITY.WF.CHK - City General Wells Fargo				
2871138	04/30/2017	DISP SVC-16217 BV HANDORF RD	\$56.34	
1871137	04/30/2017	DISP SVC-16218 BV HANDORF RD	\$28.17	
2871136	04/30/2017	DISP SVC-16220 BV HANDORF RD	\$84.51	
1871135	04/30/2017	DISP SVC-16242 BV HANDORF RD	\$56.34	
2871134	04/30/2017	DISP SVC-16229 BV HANDORF RD	\$28.17	
2871133	04/30/2017	DISP SVC-16014 HILL ST	\$28.17	
2871132	04/30/2017	DISP SVC-16010 HILL ST	\$56.34	
2871131	04/30/2017	DISP SVC-16000 HILL ST	\$28.17	
2871130	04/30/2017	DISP SVC-15157 WALBROOK DR	\$28.17	
2871129	04/30/2017	DISP SVC-15151 PROCTOR AVE	\$84.51	
2871128	04/30/2017	DISP SVC-643 GIANO AVE	\$56.34	
2871127	04/30/2017	DISP SVC-257 TURNBULL CYN RD	\$42.26	
2871126	04/30/2017	DISP SVC-15634 NELSON AVE	\$28.17	
2871125	04/30/2017	DISP SVC-15736 NELSON AVE	\$28.17	
2871124	04/30/2017	DISP SVC-16020 HILL ST	\$84.51	
2871123	04/30/2017	DISP SVC-210 S 9TH AVE	\$56.34	
2871122	04/30/2017	DISP SVC-754 S 5TH AVE	\$56.34	
2871121	04/30/2017	DISP SVC-629 GIANO AVE	\$56.34	
2871120	04/30/2017	DISP SVC-15626 NELSON AVE	\$28.17	
2871119	04/30/2017	DISP SVC-15644 NELSON AVE	\$28.17	
2871118	04/30/2017	DISP SVC-15730 NELSON AVE	\$28.17	
2871117	04/30/2017	DISP SVC-507 TURNBULL CYN RD	\$56.34	
2871116	04/30/2017	DISP SVC-15702 NELSON AVE	\$28.17	
2871115	04/30/2017	DISP SVC-15710 NELSON AVE	\$28.17	
2871114	04/30/2017	DISP SVC-14362 PROCTOR AVE	\$84.51	
2871113	04/30/2017	DISP SVC-16000 TEMPLE AVE	\$225.36	
2871112	04/30/2017	DISP SVC-3226 GILMAN RD	\$163.46	
2871140	04/30/2017	DISP SVC-16238 BV HANDORF RD	\$28.17	
66338	05/25/2017	CITY OF INDUSTRY-PAYROLL ACCT	\$100,000.00	
	Invoice	Date	Description	Amount

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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	P/R 5/15/17	05/12/2017 REIMBURSE FOR PAYROLL 5/15/17	\$100,000.00
CITY OF INDUSTRY-REFUSE			\$9,719.11
66339	05/25/2017		
	Invoice	Date	Description
	2864911A	05/01/2017	DISP SVC-205 HUDSON
	2864911B	05/01/2017	DISP SVC-841 7TH AVE
	2865229	05/01/2017	DISP SVC-CITY BUS STOPS
	2864669	05/01/2017	DISP SVC-TRES HERMANOS
	2864667	05/01/2017	DISP SVC-CITY HALL
	2870771	04/30/2017	DISP SVC-1123 HATCHER
	2864668	05/01/2017	DISP SVC-TONNER CYN (CAMP COURAGE)
	2864666	05/01/2017	DISP SVC-TONNER CYN (MAINT YD)
CNC ENGINEERING			\$187,982.71
66340	05/25/2017		
	Invoice	Date	Description
	455776	05/11/2017	ON-CALL STREET MAINT
	455777	05/11/2017	WALNUT DR SOUTH WIDENING
	455778	05/11/2017	VALLEY BLVD PCC PAVEMENT RECONSTRUCTION
	455779	05/11/2017	SLURRY SEAL
	455780	05/11/2017	ARENTH AVE RECONSTRUCTION
	455781	05/11/2017	CITYWIDE CATCH BASIN RETROFIT
	455782	05/11/2017	AJAX AVE STORM DRAIN IMPROVEMENT
	455783	05/11/2017	GENERAL ENGINEERING SVC
	455784	05/11/2017	GENERAL ENGINEERING SVC RELATED TO CITY
	455785	05/11/2017	TONNER CYN PROPERTY
	455786	05/11/2017	PUENTE VALLEY OPERABLE UNIT
	455787	05/11/2017	CITY ELECTRICAL FACILITIES
	455788	05/11/2017	PUENTE BASIN WATER MASTER ISSUES
	455789	05/11/2017	SAFETY UPGRADE AT VARIOUS RR CROSSINGS
	455790	05/11/2017	GENERAL ENGINEERING SVC RELATED TO CITY
	455791	05/11/2017	TRAFFIC SIGNAL AT DON JULIAN/SIXTH AVE

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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
455792	05/11/2017	SANITATION DISTRICT INTERMODAL FACILITY	\$258.71
455793	05/11/2017	SAN JOSE AVE RECONSTRUCTION	\$737.58
455794	05/11/2017	TRAFFIC SIGNAL AT NELSON/SUNSET AVE	\$249.44
455795	05/11/2017	TRAIL IMPROVEMENTS ALONG TEMPLE AVE	\$1,496.62
455796	05/11/2017	HIGHWAY BRIDGE PROGRAM	\$5,219.86
455797	05/11/2017	HIGHWAY BRIDGE PROGRAM	\$258.71
455798	05/11/2017	FISCAL YEAR BUDGET	\$7,490.56
455799	05/11/2017	ROWLAND ST RECONSTRUCTION	\$3,060.72
455800	05/11/2017	BIXBY DR PCC PAVEMENT	\$3,325.80
455801	05/11/2017	VARIOUS ASSIGNMENTS FOR SA TO THE IUDA	\$4,195.16
455802	05/11/2017	NELSON AVE /PUENTE AVE WIDENING	\$421.91
455803	05/11/2017	BONELLI ST RESURFACING	\$2,148.32
455804	05/11/2017	GATEWAY CITIES COUNCIL OF GOVERNMENTS	\$517.41
455805	05/11/2017	BICYCLE MASTER PLAN	\$33.57
455806	05/11/2017	2015-2016 TARGET SPEED SURVEY	\$249.44
455807	05/11/2017	USGR STORMWATER CAPTURE PROJECT	\$386.43
455808	05/11/2017	RESURFACING OF UNRUH AVE	\$5,203.94
455809	05/11/2017	CARTEGRAPH IMPLEMENTATION & MGMT	\$3,159.35
455810	05/11/2017	SEWER ATLAS FOR THE CITY OF INDUSTRY	\$1,123.68
455811	05/11/2017	STREET LIGHTING ATLAS	\$3,060.72
455812	05/11/2017	FULLERTON RD GRADE SEPARATION	\$6,928.02
455813	05/11/2017	ALAMEDA CORRIDOR EAST RELATED PROJECT	\$338.76
455814	05/11/2017	FAIRWAY DR GRADE SEPARATION	\$5,759.21
455815	05/11/2017	TURNBULL CYN GRADE SEPARATION	\$2,305.03
455816	05/11/2017	NOGALES GRADE SEPARATION	\$1,533.70
455817	05/11/2017	MISC GRADE SEPARATION STUDIES	\$2,666.82
455753	04/27/2017	TURNBULL CYN GRADE SEPARATION	\$2,687.38
			\$2,237.33
66341	05/25/2017	COMFORT SYSTEMS USA	
	Invoice	Date	Amount
	261430	04/27/2017	\$1,973.83
		Description	
		A/C MAINT-EL ENCANTO	

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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	261431	04/27/2017 SERVICE REPAIR-EL ENCANTO	\$263.50
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66342	05/25/2017	CORDOBA CORPORATION	\$315,170.93
	Invoice	Date Description Amount	
	217169	04/17/2017 UTILITY ADMINISTRATION SVC-FEB 2017	\$107,141.00
	217-238	05/11/2017 UTILITY ADMINISTRATION SVC-APR 2017	\$96,419.00
	217-241	05/11/2017 ENGINEERING STAFF AUGMENTATION-APR 2017	\$111,610.93
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66343	05/25/2017	CORELOGIC INFORMATION	\$192.50
	Invoice	Date Description Amount	
	81794689	04/30/2017 GEOGRAPHIC PKG-APR 2017	\$192.50
<hr/>			
66344	05/25/2017	DENEEN POTTERY	\$380.00
	Invoice	Date Description Amount	
	41497	05/03/2017 OFFICE SUPPLIES-HOMESTEAD	\$380.00
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66345	05/25/2017	DEPARTMENT OF WATER	\$3,764.00
	Invoice	Date Description Amount	
	1800110190	05/01/2017 FEE FOR CHINO RANCH DAM #2025	\$3,764.00
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66346	05/25/2017	DEPT OF TRANSPORTATION	\$1,198,043.04
	Invoice	Date Description Amount	
	17007257	03/29/2017 COOP 5033-GRAND AVE OFF-RAMP	\$64,768.31
	17008141	05/03/2017 COOP 5033-GRAND AVE OFF-RAMP 57/60	\$129,644.33
	17008126	05/02/2017 COOP 4959-WESTBOUND SLIP ON-RAMP SR 60	\$324,189.49
	17008125	05/02/2017 COOP 4905-RIGHT OF WAY, GRAND AVE ON-RAMP	\$670.00
	17007238	03/27/2017 COOP 4959-WESTBOUND SLIP ON-RAMP SR 60	\$387,748.90
	17007237	03/27/2017 COOP 4905-RIGHT OF WAY, GRAND AVE ON-RAMP	\$75.00
	17006443	03/02/2017 COOP 4959-WESTBOUND SLIP ON-RAMP SR 60	\$290,947.01
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66347	05/25/2017	DIGITAL ASSURANCE	\$7,500.00

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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	Invoice 35024	Date 05/01/2017	Description DISSEMINATIONS SVC/STORAGE FEE- Amount \$7,500.00
66348	05/25/2017		DIRECTV - FOR BUSINESS Amount \$7.99
	Invoice 31290949952	Date 05/01/2017	Description RSN FEE Amount \$7.99
66349	05/25/2017		DRAGON FIRE PROTECTION Amount \$344.37
	Invoice 39628	Date 04/21/2017	Description SERVICE FOR CITY HALL/IMC/IPUC Amount \$344.37
66350	05/25/2017		EASYLINK SERVICES Amount \$76.24
	Invoice 07634191705	Date 05/02/2017	Description FAX SVC-APR 2017 Amount \$76.24
66351	05/25/2017		EGOSCUE LAW GROUP Amount \$2,200.00
	Invoice 11601	Date 05/04/2017	Description LEGAL-FOLLOW'S CAMP Amount \$2,200.00
66352	05/25/2017		FIRST AMERICAN DATA TREE, LLC Amount \$200.00
	Invoice 20043650417	Date 04/30/2017	Description PROPERTY DATA INFORMATION Amount \$200.00
66353	05/25/2017		FUEL PROS, INC. Amount \$5,903.99
	Invoice 0000029882	Date 04/18/2017	Description INDUSTRY HILLS FUEL STN MAINT Amount \$150.00
	0000030134	04/26/2017	EMERGENCY REPAIR-INDUSTRY HILLS PUMPS Amount \$2,422.00
	0000030052	04/28/2017	EMERGENCY REPAIR-INDUSTRY HILLS PUMPS Amount \$2,750.74
	0000030035	04/25/2017	EMERGENCY REPAIR-INDUSTRY HILLS PUMPS Amount \$581.25
66354	05/25/2017		GARCIA'S FENCE CORP Amount \$490.00

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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	Invoice 51706	Date 05/10/2017	Description FENCE REPAIR-333 TURNBULL CYN RD Amount \$490.00
66355	05/25/2017	GMS ELEVATOR SERVICES, INC \$138.00	
	Invoice 00087357	Date 05/01/2017	Description MONTHLY ELEVATOR SVC Amount \$138.00
66356	05/25/2017	HADDICK'S AUTO BODY \$360.00	
	Invoice 170967	Date 04/07/2017	Description CONTAINER STORAGE Amount \$360.00
66357	05/25/2017	HDL COREN & CONE \$2,400.00	
	Invoice 0023831-IN	Date 04/28/2017	Description CONTRACT SVC-PROPERTY TAX FOR 2ND QTR OF Amount \$2,400.00
66358	05/25/2017	HINDERLITER, DE LLAMAS AND \$30,613.27	
	Invoice 0027124-IN	Date 04/27/2017	Description CONTRACT/AUDIT.SALES TAX-4TH QTR OF 2016 Amount \$30,613.27
66359	05/25/2017	HISTORICAL RESOURCES, INC. \$5,478.48	
	Invoice 03/25/17-C 04/25/17-B	Date 03/25/2017 04/25/2017	Description REIMBURSE FOR COMPUTER SUPPLIES- REIMBUSEMENT FOR F&M CREDIT CARD Amount \$409.52 \$5,068.96
66360	05/25/2017	HUNDLEY, LEONARD \$1,000.00	
	Invoice 060517	Date 05/10/2017	Description FIRST AID TRAINING-HOMESTEAD Amount \$1,000.00
66361	05/25/2017	INDUSTRY SECURITY SERVICES \$39,019.23	
	Invoice 14-20716	Date 05/05/2017	Description SECURITY SVC 4/28-5/4/17 Amount \$16,157.12

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Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	14-20756	05/12/2017	SECURITY SVC 5/5-5/11/17	\$16,807.16
	14-20758	05/12/2017	SECURITY SVC-TRES HERMANOS	\$2,250.22
	14-20721	05/05/2017	EXTRA SECURITY FOR VICTORIAN EVENT ON 4/29-	\$757.08
	14-20719	05/05/2017	SECURITY SVC-TRES HERMANOS	\$2,360.65
	14-20722	05/05/2017	VEHICLE FUEL-TRES HERMANOS	\$687.00
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66362	05/25/2017		IRRI-CARE PLUMBING & BACKFLOW	\$120.00
	Invoice	Date	Description	Amount
	7894	05/10/2017	BACKFLOW TESTING-VARIOUS SITES	\$120.00
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66363	05/25/2017		JANUS PEST MANAGEMENT	\$1,235.00
	Invoice	Date	Description	Amount
	187889	04/29/2017	PEST SVC-IMC	\$145.00
	187888	04/29/2017	PEST SVC-15559 RAUSCH	\$85.00
	187272	05/01/2017	PEST SVC-HOMESTEAD	\$580.00
	1087886	04/29/2017	PEST SVC-CITY HALL	\$145.00
	187887	04/29/2017	PEST SVC-15660 STAFFORD	\$85.00
	187973	04/29/2017	BEE REMOVAL-CITY HALL	\$195.00
<hr/>				
66364	05/25/2017		JMDiaz, Inc.	\$8,650.35
	Invoice	Date	Description	Amount
	005 (17-061)	04/30/2017	STAFF AUGMENTATION SVC-APR 2017	\$8,650.35
<hr/>				
66365	05/25/2017		KEENAN AND ASSOCIATES	\$33,342.89
	Invoice	Date	Description	Amount
	199506	05/04/2017	CYBER LIABILITY INSURANCE	\$33,342.89
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66366	05/25/2017		KLEINFELDER, INC.	\$20,327.28
	Invoice	Date	Description	Amount
	001148913	04/27/2017	SOIL TESTING-VALLEY BLVD RECONSTRUCTION	\$20,327.28

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Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66367	05/25/2017		KLINE'S PLUMBING, INC.	\$375.00
	Invoice	Date	Description	Amount
	10327	04/27/2017	EMERGENCY REPAIR-IMC BLDG	\$375.00
66368	05/25/2017		L A COUNTY DEPT OF PUBLIC	\$9,154.73
	Invoice	Date	Description	Amount
	IN170000930	04/27/2017	ACCIDENT-BREA CYN RD @ VALLEY BLVD	\$5,950.49
	IN170000953	04/27/2017	ACCIDENT-HAMBLEDON AVE @ VALLEY BLVD	\$1,408.62
	IN170000956	04/27/2017	ACCIDENT-AMAR RD @ VINELAND AVE	\$1,174.69
	IN170000960	04/27/2017	ACCIDENT-CALIFORNIA AVE @ NELSON AVE	\$620.93
66369	05/25/2017		L A COUNTY SHERIFF'S	\$816,949.73
	Invoice	Date	Description	Amount
	173956NH	04/28/2017	SPECIAL EVENT-DIRECTED PATROL	\$30,084.20
	174229NH	05/09/2017	HELICOPTER SVC-MAR 2017	\$209.67
	174013NH	05/04/2017	SHERIFF CONTRACT-APR 2017	\$786,655.86
66370	05/25/2017		LA WEEKLY LP	\$4,400.00
	Invoice	Date	Description	Amount
	146347-042017	04/13/2017	ADVERTISING FOR VICTORIAN FAIR	\$4,400.00
66371	05/25/2017		LANG, HANSEN, O'MALLEY &	\$25,000.00
	Invoice	Date	Description	Amount
	6223	05/05/2017	LEGISLATIVE SVC-MAY 2017	\$25,000.00
66372	05/25/2017		LOS ANGELES TIMES MEDIA GROUP	\$8,474.85
	Invoice	Date	Description	Amount
	003261387	04/30/2017	ADVERTISING FOR VICTORIAN FAIR-HOMESTEAD	\$8,474.85
66373	05/25/2017		MANZANITA ELEMENTARY PTA	\$100.00
	Invoice	Date	Description	Amount

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	JTTTME2	05/03/2017	BUS FUNDING STIPEND-HOMESTEAD \$100.00
66374	05/25/2017	MERRITT'S ACE HARDWARE	\$200.85
	Invoice	Date	Description
	098261	04/28/2017	MISC SUPPLIES-HOMESTEAD \$36.93
	097814	04/04/2017	MISC SUPPLIES-HOMESTEAD \$18.48
	098139	04/21/2017	MISC SUPPLIES-STAIRS ON TEMPLE AVE \$26.96
	098403	05/05/2017	FRAMES FOR CITY HALL \$35.83
	097976	04/12/2017	FRAMES FOR IMC \$82.65
66375	05/25/2017	METHOD TECHNOLOGIES	\$172.50
	Invoice	Date	Description
	37546	05/05/2017	UPDATE CITY WEBSITE \$172.50
66376	05/25/2017	MICHAEL BAKER INTERNATIONAL,	\$4,126.15
	Invoice	Date	Description
	977669	05/09/2017	PLANNING SUPPORT SVC-APR 2017 \$4,126.15
66377	05/25/2017	MOODY'S INVESTORS SERVICE	\$32,000.00
	Invoice	Date	Description
	P0237120	04/21/2017	SALES TAX REVENUE BOND-SERIES 2017 \$32,000.00
66378	05/25/2017	NEOFUNDS BY NEOPOST	\$1,000.00
	Invoice	Date	Description
	IN0000011282450	05/03/2017	POSTAGE-FINANCE \$1,000.00
66379	05/25/2017	NORTON ROSE FULBRIGHT US LLP	\$4,600.00
	Invoice	Date	Description
	11675311	05/04/2017	BOND SVC FOR 2017 REFUNDING BONDS \$4,600.00
66380	05/25/2017	PACIFIC UTILITY INSTALLATION	\$378,100.00

**CITY OF INDUSTRY
WELLS FARGO BANK
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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	Invoice #1CITY-1431	Date 05/01/2017	Description GRAND CROSSING SUBSTATION-PHASE 1,2, AND 3 Amount \$398,000.00
66381	05/25/2017		PITNEY BOWES, INC. \$110.93
	Invoice 3101240857	Date 05/02/2017	Description POSTAGE MACHINE-MAY 2017 Amount \$110.93
66382	05/25/2017		POST ALARM SYSTEMS \$286.90
	Invoice 969671	Date 05/05/2017	Description MONITORING SVC-HOMESTEAD Amount \$286.90
66383	05/25/2017		PT EVENTS, INC. \$978.25
	Invoice 5784	Date 04/27/2017	Description RENTALS FOR VICTORIAN FAIR-HOMESTEAD Amount \$978.25
66384	05/25/2017		QUINN COMPANY \$3,758.88
	Invoice WO810187643	Date 04/27/2017	Description REPAIR OF CATERPILLAR Amount \$3,758.88
66385	05/25/2017		R.P. LAURAIN & ASSOCIATES, INC. \$7,200.00
	Invoice 9368	Date 04/25/2017	Description APPRAISAL FEE-1509 WORKMAN MILL RD Amount \$7,200.00
66386	05/25/2017		RAJ RADIA \$2,438.18
	Invoice CCG1006/17	Date 04/11/2017	Description NAME BADGES Amount \$208.80
	CCG1008/17	Date 04/26/2017	COI LOGO STICKERS/LABELS Amount \$859.13
	CCG1007/17	Date 04/24/2017	NAME BADGES Amount \$17.40
	CCG1009/17	Date 05/01/2017	COI PROCLAMATION CERTIFICATES Amount \$1,352.85
66387	05/25/2017		REGIONAL GOVERNMENT \$14,649.00

**CITY OF INDUSTRY
WELLS FARGO BANK
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Check	Date	Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo			
	Invoice 6974	Date 04/30/2017	Description HR SERVICE-APR 2017 Amount \$14,649.00
66388	05/25/2017		RICOH USA, INC. \$190.02
	Invoice 5048208558	Date 04/24/2017	Description METER READING-FINANCE COPIER Amount \$153.49
	5048371010	05/02/2017	METER READING-CODE ENFORCEMENT COPIER Amount \$36.53
66389	05/25/2017		ROBINSON'S FLOWERS \$144.09
	Invoice 2752-A	Date 05/01/2017	Description FLOWERS AND DELIVERY Amount \$144.09
66390	05/25/2017		SAN GABRIEL VALLEY NEWSPAPER \$363.28
	Invoice 0010940514	Date 04/28/2017	Description NOTICE OF PUBLIC HEARING Amount \$363.28
66391	05/25/2017		SAN GABRIEL VALLEY NEWSPAPER \$1,855.63
	Invoice 0000315171	Date 04/30/2017	Description MONTHLY ADVERTISING-HOMESTEAD Amount \$1,855.63
66392	05/25/2017		SC FUELS \$9,911.73
	Invoice 3312855	Date 04/28/2017	Description FUEL FOR PUMPS AT INDUSTRY HILLS Amount \$9,911.73
66393	05/25/2017		SCHYLLING INC. \$421.96
	Invoice S19766860	Date 05/04/2017	Description STORE RESTOCK OF NOVELTY ITEMS-HOMESTEAD Amount \$421.96
66394	05/25/2017		SO CAL INDUSTRIES \$183.57
	Invoice 270901	Date 04/26/2017	Description RR RENTAL-TONNER CYN/GRAND AVE Amount \$93.85

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date		Payee Name	Check	Amount
CITY.WF.CHK - City General Wells Fargo					
	270364	04/21/2017	FENCE RENTAL-INDUSTRY HILLS		\$89.72
66395	05/25/2017		SOUTH COAST A.Q.M.D.		\$125.47
	Invoice	Date	Description	Amount	
	3099390	04/18/2017	AQMD FEE FOR FY 16/17-EL ENCANTO	\$125.47	
66396	05/25/2017		STALKER RADAR		\$3,829.55
	Invoice	Date	Description	Amount	
	S204594	05/03/2017	LAW ENFORCEMENT RADAR EQUIPMENT	\$3,829.55	
66397	05/25/2017		STAPLES BUSINESS ADVANTAGE		\$2,125.04
	Invoice	Date	Description	Amount	
	8044203720	04/22/2017	OFFICE SUPPLIES	\$1,067.56	
	8044325229	04/29/2017	OFFICE SUPPLIES	\$1,057.48	
66398	05/25/2017		STATE COMPENSATION INS. FUND		\$5,131.33
	Invoice	Date	Description	Amount	
	MAY 2017	05/02/2017	PREMIUM FOR 5/1-6/1/17	\$5,131.33	
66399	05/25/2017		SULLY MILLER CONTRACTING		\$512,312.67
	Invoice	Date	Description	Amount	
	#8CITY-1421	05/01/2017	VALLEY BLVD RECONSTRUCTION	\$539,276.50	
66400	05/25/2017		U.S. NATIONAL BANK		\$26,963.83
	Invoice	Date	Description	Amount	
	#8CITY-1421-RET	05/01/2017	RETENTION-VALLEY BLVD RECONSTRUCTION	\$26,963.83	
66401	05/25/2017		THE PUN GROUP		\$21,500.00
	Invoice	Date	Description	Amount	
	1700106	04/28/2017	PFA-AUDIT FY 16/17	\$1,500.00	
	1700103	04/28/2017	COI-AUDIT FY16/17	\$20,000.00	

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
66402	05/25/2017		TPX COMMUNICATIONS	\$5,799.12
	Invoice	Date	Description	Amount
	90163487-0	04/30/2017	INTERNET SVC-CITY/METRO/IPUC	\$5,799.12
66403	05/25/2017		TPX COMMUNICATIONS	\$936.37
	Invoice	Date	Description	Amount
	90107100-0	04/30/2017	INTERNET SVC-HOMESTEAD	\$936.37
66404	05/25/2017		U.S. BANK	\$2,300.00
	Invoice	Date	Description	Amount
	4615869	04/25/2017	PFA-ADMIN FEES FOR 2010 REFUND BOND	\$2,300.00
66405	05/25/2017		UNDERGROUND SERVICE ALERT OF	\$22.50
	Invoice	Date	Description	Amount
	420170156	05/01/2017	DIG ALERTS	\$22.50
66406	05/25/2017		UNION PACIFIC RAILROAD	\$1,087.47
	Invoice	Date	Description	Amount
	90070397	04/12/2017	PLAN REVIEW OF AZUSA AVE BRIDGE REPAINTING	\$1,087.47
66407	05/25/2017		VANGUARD CLEANING SYSTEMS,	\$995.00
	Invoice	Date	Description	Amount
	38942	05/01/2017	JANITORIAL SVC-HOMESTEAD	\$995.00
66408	05/25/2017		VISION TECHNOLOGY SOLUTIONS,	\$13,606.00
	Invoice	Date	Description	Amount
	34757	05/08/2017	IT PROF SVC-REDESIGN WEBSITES	\$13,606.00
66409	05/25/2017		WEATHERITE SERVICE	\$167.00
	Invoice	Date	Description	Amount

**CITY OF INDUSTRY
WELLS FARGO BANK
May 25, 2017**

Check	Date		Payee Name	Check Amount
CITY.WF.CHK - City General Wells Fargo				
	L171181	04/21/2017	FUEL CHARGE-15660 STAFFORD/15559 RAUSCH	\$167.00
66410	05/25/2017		WILLDAN ENGINEERING	\$2,766.00
	Invoice	Date	Description	Amount
	00615157	04/17/2017	ENGINEERING SVC-VARIOUS SITES	\$2,766.00
66411	05/25/2017		WORLDWIDE SUPPLY, LLC	\$2,445.29
	Invoice	Date	Description	Amount
	39415	04/28/2017	COMPUTER LICENSES	\$2,445.29
66412	05/25/2017		WREGIS	\$32.50
	Invoice	Date	Description	Amount
	WRINV1403	04/10/2017	WREGIS CERTIFICATES	\$32.50

Checks	Status	Count	Transaction Amount
	Total	117	\$4,351,446.78

CITY COUNCIL

ITEM NO. 5.2



CITY OF INDUSTRY

Incorporated June 18, 1957

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council
FROM: Paul J. Philips, City Manager *Paul J. Philips*
DATE: May 25, 2017
SUBJECT: Fiscal Year 2017-18 Capital Improvement Program (CIP) and the position of City Engineer

Staff is recommending a very aggressive CIP program for the upcoming fiscal year. As you will recall, the City has established a "bench" of highly qualified consultant engineers and engineering firms. The goal is to select the most appropriate expertise for each specific project going forward.

Accordingly, the City Manager plans to compare the proposed projects to the available professional expertise and talent, and then select the best qualified to serve as City Engineer.

CITY COUNCIL

ITEM NO. 6.1



CITY OF INDUSTRY

Incorporated June 18, 1957

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council

FROM: Paul J. Philips, City Manager *Paul J. Philips*

STAFF: Susan Paragas, Director of Finance

DATE: May 25, 2017

SUBJECT: Consideration of Resolution No. CC 2017-16, a Resolution of the City Council of the City of Industry, California, Approving the Execution Of An Agreement with the Public Agency Retirement Services To Provide An Alternate Retirement System For Employees Not Eligible For Enrollment In the California Public Employees Retirement System ("CalPERS") and Authorizing the City Manager to Execute the Agreement

BACKGROUND:

The United States Congress adopted the Omnibus Budget Reconciliation Act ("OBRA") in 1990. OBRA mandates that employees not covered by a retirement program be enrolled in Social Security or an alternate retirement system effective January 1, 1992. Currently, in compliance of the OBRA requirement, the City contributes, on behalf of each eligible part-time employee, currently members of the boards and commissions, an amount equal to 6.2% of his or her salary to Social Security. The employee also normally contributes 6.2% of his or her salary to Social Security for a total contribution of 12.4%. Contributing to Social Security is but one option which complies with OBRA.

Public Agency Retirement Services ("PARS") is the third largest multiple employer public retirement system in California, with more than 250 public agencies participating in the alternative to Social Security program. Several local agencies such as the Cities of La Puente, Irwindale, Pico Rivera, and Glendora are members of PARS and utilize this program.

PARS offers an Alternate Retirement System ("ARS") that meets the statutory requirements as specified by Congress. By joining PARS ARS, the City can terminate participation in the Social Security program for its employees not eligible for CalPERS.

DISCUSSION:

All employees who work under 1000 hours in a fiscal year will be required to enroll in PARS ARS, provided they are not currently enrolled in or eligible for PERS. The affected personnel will be the new part-time Receptionists, Code Enforcement Officers, the board members of the Civic-Recreational-Industrial Authority, Industry Public Utilities Commission, Industry Property and Housing Management Authority and Planning Commission. The City will contribute 3.75% of salary on behalf of each employee eligible for PARS ARS. Employees would be required to also contribute a matching 3.75% of their salary into the program. The contributions are on a pre-tax basis.

There are several benefits for enrolled employees as well:

1. PARS plan participants are immediately fully vested in their individual accounts;
2. In the event of the participants separation of employment, assets in his/her account may be:
 - a. distributed as a lump sum, or
 - b. rolled over into an Individual Retirement Account (IRA) or other qualified retirement plans that accept roll-overs;
3. Contributions to Social Security ("SS") will be discontinued, resulting in an immediate increase in take-home pay to the employee. SS employee contributions/deductions were 6.2% and will be reduced to 3.75% for PARS.

As the trust administrator, PARS will ensure that all of the City's eligible employees are educated in the program. PARS also provides training to payroll staff to ensure that the program is properly implemented, and will also monitor the program and generate and submit all required reports. US Bank serves as the Trustee of the program. The assets are held separately from the assets of US Bank and cannot be accessed by creditors of either the Trustee or the City. Employees should feel very secure that their funds will be available when required. Plan Investments are provided through HighMark Capital Management, who is a wholly owned subsidiary of Union Bank.

FISCAL IMPACT:

It is anticipated that there will be an administrative costs to the City of approximately \$3,600 in the first year due to administrative fees. However, the City is estimated to save \$3,100 annually because PARS-ARS requires a 3.75% Employer contribution level, which is lower than the 6.2% contribution mandated by Social Security.

RECOMMENDATION:

Staff recommends that the City Council adopt Resolution No. CC 2017-16 approving the execution of an agreement with PARS to provide an Alternate Retirement System for

employees not eligible for enrollment in CalPERS and authorizing the City Manager to execute the agreement.

Attachments:

- 1. Resolution No. CC 2017-16: Authorization to Execute Agreement with PARS for ARS*
- 2. Administrative Services Agreement*

RESOLUTION NO. CC 2017-16

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING AN AGREEMENT WITH THE PUBLIC AGENCY RETIREMENT SERVICES TO PROVIDE AN ALTERNATE RETIREMENT SYSTEM FOR EMPLOYEES NOT ELIGIBLE FOR ENROLLMENT IN THE CALIFORNIA PUBLIC EMPLOYEES RETIREMENT SYSTEM, AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT

WHEREAS, it is determined to be in the City of Industry's ("City") best interest and the best interest of its employees, to provide a Qualifying Retirement System for its employees not currently eligible for such a Qualifying Retirement System, thereby meeting the requirements of Section 11332 of the Omnibus Budget Reconciliation Act ("OBRA 90") and Section 3121(b)(7)(F) of the Internal Revenue Code ("IRC"); and

WHEREAS, the Public Agency Retirement Services ("PARS") has made such a system available to the City and its eligible employees and qualifies under OBRA 90 Section 11332, IRC Sections 3121(b)(7)(F) and 457(b), and meets the meaning of the term "retirement system" as given by Section 218(b)(4) of the Federal Social Security Act; and

WHEREAS, based on the foregoing, City Staff recommend that the City enter into an agreement with PARS to provide a Qualifying Retirement System to its eligible employees.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, HEREBY FINDS, DETERMINES AND RESOLVES AS FOLLOWS:

Section 1. The above recitals are true and correct and are incorporated herein by reference.

Section 2. The City Council approves the Agreement for Administrative Services ("Agreement") with PARS, attached hereto as Exhibit A, and incorporated herein by reference. The Agreement adopts the PARS Trust, including the PARS Section 457(b) Alternative Retirement Plan, effective July 1, 2017, the Effective Date for the benefit of employees on that date and hired thereafter.

Section 3. The City Council hereby authorizes the City Manager, or his/her designee, as the City's Plan Administrator for the City of Industry PARS Section 457(b) Alternative Retirement Plan.

Section 4. The City's Plan Administrator is hereby authorized to implement the plan(s), execute the PARS legal and administrative documents on behalf of the City and to take whatever additional actions are necessary to maintain the City's participation in PARS and to maintain PARS compliance of any relevant regulation issued or as may be issued; therefore, authorizing him/her to take whatever additional actions are required to administer the City's PARS plan(s).

Section 5. The provisions of this Resolution are severable and if any provision, clause, sentence, word or part thereof is held illegal, invalid, unconstitutional, or inapplicable to any person or circumstances, such illegality, invalidity, unconstitutionality, or inapplicability shall not affect or impair any of the remaining provisions, clauses, sentences, sections, words or parts thereof of the Resolution or their applicability to other persons or circumstances.

Section 6: That the Chief Deputy City Clerk shall certify to the adoption of this Resolution and that the same shall be in full force and effect.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Industry at a regular meeting held on May 25, 2017, by the following vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSTAIN:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:

Mark D. Radecki, Mayor

ATTEST:

Diane M. Schlichting, Chief Deputy City Clerk

EXHIBIT A
PARS AGREEMENT
[Attached]

AGREEMENT FOR ADMINISTRATIVE SERVICES

This Agreement for Administrative Services ("Agreement") is made this 25th day of May, 2017, between Phase II Systems, a corporation organized and existing under the laws of the State of California, doing business as Public Agency Retirement Services and PARS (hereinafter "PARS") and the City of Industry ("Agency").

WHEREAS, Agency is desirous of retaining PARS, as Trust Administrator, to provide administrative services with respect to the City of Industry PARS Section 457(b) Alternative Retirement Plan and Trust ("Plan");

WHEREAS, by written resolution and pursuant to Sections 1.1 and 2.1 of the Trust, the Agency's governing body has appointed by position or title a Plan Administrator to act on its behalf in all matters relating to the Plan and PARS Trust ("Plan Administrator");

WHEREAS, pursuant to Section 3.3 of the Trust, the Agency has the power to delegate certain duties related to the Plan, and PARS accepts those duties pursuant to the terms contained in the Agreement, and that this Agreement represents the entire delegation of duties to PARS from the Agency with regards to the Plan;

WHEREAS, PARS accepts the terms of this Agreement with the understanding by the Agency and Plan Administrator that PARS does not hold custody of any assets of the Plan, and does not have any independent authority or discretion for the investment, distribution or escheatment of Plan assets without the express consent of, and direction from the Plan Administrator.

NOW THEREFORE, THE PARTIES AGREE:

1. **Services.** PARS will provide the services pertaining to the Plan as described in the exhibit attached hereto as "Exhibit 1A" ("Services") in a timely manner, subject to the further provisions of this Agreement.
2. **Fees for Services.** PARS will be compensated for performance of the Services as described in the exhibit attached hereto as "Exhibit 1B".
3. **Payment Terms.** Payment for the Services will be remitted directly from Plan assets unless the Agency chooses to make payment directly to PARS. In the event that the Agency chooses to make payment directly to PARS, it shall be the responsibility of the Agency to remit payment directly to PARS based upon an invoice prepared by PARS and delivered to the Agency. If payment is not received by PARS within thirty (30) days of the invoice delivery date, the balance due shall bear interest at the rate of 1.5% per month. If payment is not received from the Agency within sixty (60) days of the invoice delivery date, payment plus accrued interest will be remitted directly from Plan assets, unless PARS has previously received written communication disputing the subject invoice that is signed by a duly authorized representative of the Agency.
4. **Fees for Services Beyond Scope.** Fees for services beyond those specified in this Agreement will be billed to the Agency at the rates indicated in the PARS standard fee schedule in effect at the time the services are provided and shall be payable as

described in Section 3 of this Agreement. Before any such services are performed, PARS will provide the Agency with a detailed description of the services, terms, and applicable rates for such services. Such services, terms, and applicable rates shall be agreed upon in writing and executed by both parties.

5. **Information Furnished to PARS.** PARS will provide the Services contingent upon the Agency providing PARS the information specified in the exhibit attached hereto as "Exhibit 1C" ("Data"). It shall be the responsibility of the Agency to certify the accuracy, content and completeness of the Data so that PARS may rely on such information without further audit. It shall further be the responsibility of the Agency to deliver the Data to PARS in such a manner that allows for a reasonable amount of time for the Services to be performed. Unless specified in Exhibit 1A, PARS shall be under no duty to question Data received from the Agency, to compute contributions made to the Plan, to determine or inquire whether contributions are adequate to meet and discharge liabilities under the Plan, or to determine or inquire whether contributions made to the Plan are in compliance with the Plan or applicable law. In addition, PARS shall not be liable for non performance of Services to the extent such non performance is caused by or results from erroneous and/or late delivery of Data from the Agency. In the event that the Agency fails to provide Data in a complete, accurate and timely manner and pursuant to the specifications in Exhibit 1C, PARS reserves the right, notwithstanding the further provisions of this Agreement, to terminate this Agreement upon no less than ninety (90) days written notice to the Agency.
6. **Suspension of Contributions.** In the event contributions are suspended, either temporarily or permanently, prior to the complete discharge of PARS' obligations under this Agreement, PARS reserves the right to bill the Agency for Services under this Agreement at the rates indicated in PARS' standard fee schedule in effect at the time the services are provided, subject to the terms established in Section 3 of this Agreement. Before any such services are performed, PARS will provide the Agency with written notice of the subject services, terms, and an estimate of the fees therefore.
7. **Plan Distributions.** The Plan Administrator is responsible for notifying PARS of any Participant's eligibility for a distribution, and PARS accepts the Plan Administrator's contractual delegation of distribution processing and certain escheatment responsibilities. PARS is entitled to rely on, and is under no duty whatsoever to audit the efficacy of the Agency's procedures for identifying an employee's change-in-status or eligibility for a distribution.
8. **Non-Contribution Reports.** PARS prepares and submits a periodic Non-Contribution report to the Plan Administrator which includes all Participants who have received no new contributions for a period of time, as specified by the Plan Administrator. PARS is not obligated by law or otherwise to provide a Non-Contribution report and this report in no way obligates PARS to generate distributions without specific instruction from the Agency's Plan Administrator as outlined in Section 7.
9. **Escheatment of Unclaimed Accounts.** PARS will administer the escheatment of Participant accounts which are deemed unclaimed pursuant to applicable state and

federal laws, under the conditions further described in the provisions of this Agreement. It is acknowledged by the Agency and Plan Administrator that any escheatment duties that PARS has arise only as a result of contractual, not statutory, obligations that PARS accepts as a delegatee of the Plan Administrator, as contained in this Agreement. For the purposes of determining the timing of distributability under any unclaimed property law, a Participant account becomes "payable or distributable" as of the date on which the Plan Administrator notifies PARS, in an acceptable form of notification, of a change-in-status together with the proper authorization to commence the distribution process.

10. **Records.** Throughout the duration of this Agreement, and for a period of five (5) years after termination of this Agreement, PARS shall provide duly authorized representatives of Agency access to all records and material relating to calculation of PARS' fees under this Agreement. Such access shall include the right to inspect, audit and reproduce such records and material and to verify reports furnished in compliance with the provisions of this Agreement. All information so obtained shall be accorded confidential treatment as provided under applicable law.
11. **Confidentiality.** Without the Agency's consent, PARS shall not disclose any information relating to the Plan except to duly authorized officials of the Agency, subject to applicable law, and to parties retained by PARS to perform specific services within this Agreement. The Agency shall not disclose any information relating to the Plan to individuals not employed by the Agency without the prior written consent of PARS, except as such disclosures may be required by applicable law.
12. **Independent Contractor.** PARS is and at all times hereunder shall be an independent contractor. As such, neither the Agency nor any of its officers, employees or agents shall have the power to control the conduct of PARS, its officers, employees or agents, except as specifically set forth and provided for herein. PARS shall pay all wages, salaries and other amounts due its employees in connection with this Agreement and shall be responsible for all reports and obligations respecting them, such as social security, income tax withholding, unemployment compensation, workers' compensation and similar matters.
13. **Indemnification.** PARS and Agency hereby indemnify each other and hold the other harmless, including their respective officers, directors, employees, agents and attorneys, from any claim, loss, demand, liability, or expense, including reasonable attorneys' fees and costs, incurred by the other as a consequence of, to the extent, PARS' or Agency's, as the case may be, negligent acts, errors or omissions with respect to the performance of their respective duties hereunder
14. **Compliance with Applicable Law.** The Agency shall observe and comply with federal, state and local laws in effect when this Agreement is executed, or which may come into effect during the term of this Agreement, regarding the administration of the Plan. PARS shall observe and comply with federal, state and local laws in effect when this Agreement is executed, or which may come into effect during the term of this Agreement, regarding Plan administrative services provided under this Agreement.

15. **Applicable Law.** This Agreement shall be governed by and construed in accordance with the laws of the State of California. In the event any party institutes legal proceedings to enforce or interpret this Agreement, venue and jurisdiction shall be in any state court of competent jurisdiction.
16. **Force Majeure.** When a party's nonperformance hereunder was beyond the control and not due to the fault of the party not performing, a party shall be excused from performing its obligations under this Agreement during the time and to the extent that it is prevented from performing by such cause, including but not limited to: any incidence of fire, flood, acts of God, acts of terrorism or war, commandeering of material, products, plants or facilities by the federal, state or local government, or a material act or omission by the other party.
17. **Ownership of Reports and Documents.** The originals of all letters, documents, reports, and data produced for the purposes of this Agreement shall be delivered to, and become the property of the Agency. Copies may be made for PARS but shall not be furnished to others without written authorization from Agency.
18. **Designees.** The Plan Administrator of the Agency, or their designee, shall have the authority to act for and exercise any of the rights of the Agency as set forth in this Agreement, subsequent to and in accordance with the written authority granted by the Governing Body of the Agency, a copy of which writing shall be delivered to PARS. Any officer of PARS, or his or her designees, shall have the authority to act for and exercise any of the rights of PARS as set forth in this Agreement.
19. **Notices.** All notices hereunder and communications regarding the interpretation of the terms of this Agreement, or changes thereto, shall be effected by delivery of the notices in person or by depositing the notices in the U.S. mail, registered or certified mail, return receipt requested, postage prepaid and addressed as follows:
- (A) To PARS: PARS; 4350 Von Karman Avenue, Suite 100, Newport Beach, CA 92660; Attention: President
 - (B) To Agency: City of Industry; 15625 East Stafford Street, # 100, City of Industry, CA 91744; Attention: City Manager (Plan Administrator)
- Notices shall be deemed given on the date received by the addressee.
20. **Term of Agreement.** This Agreement shall remain in effect for the period beginning July 1, 2017 and ending June 30, 2020 ("Term"). This Agreement will continue unchanged for successive twelve month periods following the Term unless either party gives written notice to the other party of the intent to terminate prior to ninety (90) days before the end of the Term.
21. **Amendment.** This Agreement may not be amended orally, but only by a written instrument executed by the parties hereto.
22. **Entire Agreement.** This Agreement, including exhibits, contains the entire understanding of the parties with respect to the subject matter set forth in this Agreement. In the event a conflict arises between the parties with respect to any term, condition or provision of this Agreement, the remaining terms, conditions and provisions shall remain in full force and legal effect. No waiver of any term or

condition of this Agreement by any party shall be construed by the other as a continuing waiver of such term or condition.

- 23. **Attorneys Fees.** In the event any action is taken by a party hereto to enforce the terms of this Agreement the prevailing party herein shall be entitled to receive its reasonable attorney's fees.
- 24. **Counterparts.** This Agreement may be executed in any number of counterparts, and in that event, each counterpart shall be deemed a complete original and be enforceable without reference to any other counterpart.
- 25. **Headings.** Headings in this Agreement are for convenience only and shall not be used to interpret or construe its provisions.
- 26. **Effective Date.** This Agreement shall be effective on the date first above written, and also shall be the date the Agreement is executed.

AGENCY:

APPROVED AS TO FORM:

BY: _____
Paul J. Philips, Plan Administrator

BY: _____
James M. Casso, Casso & Sparks, LLP

TITLE: _____
City Manager

TITLE: _____
City Attorney

DATE: _____

DATE: _____

PARS:

ATTEST:

BY: _____
Tod Hammeras

BY: _____
Diane M. Schlichting

TITLE: _____
Chief Financial Officer

TITLE: _____
Chief Deputy City Clerk

DATE: _____

DATE: _____

EXHIBIT 1A
SERVICES

PARS will provide the following services for the City of Industry PARS 457(b) Alternative Retirement Plan:

1. Plan Installation Services:

- (A) Meeting with appropriate Agency personnel to discuss plan provisions, implementation timelines, benefit communication strategies, data reporting and contribution submission requirements;
- (B) Providing the necessary analysis and advisory services to finalize these elements of the Plan;
- (C) Providing the documentation needed to establish the Plan to be reviewed and approved by Agency legal counsel. Resulting final Plan document must be approved by the Agency prior to the commencement of PARS Plan Administration Services outlined in Exhibit 1A, paragraph 2 below.

2. Plan Administration Services:

- (A) Monitoring the receipt of Plan contributions made by the Agency to the trustee of the PARS Trust ("Trustee"), based upon information received from the Agency and the Trustee;
- (B) Performing periodic accounting of Plan assets, including the allocation of employer and employee contributions, distributions, investment activity and expenses (if applicable) to individual Participant accounts, based upon information received from the Agency and/or Trustee;
- (C) Acting as ongoing liaison between the Participant and the Agency in regard to distribution payments, which shall include use by the Participants of toll-free telephone communication to PARS;
- (D) Coordinating the processing of Participant distribution payments pursuant to authorized written Agency certification of distribution eligibility, authorized direction by the Agency, the provisions further contained in this Agreement, and the provisions of the Plan;
- (E) Directing Trustee to make Participant distribution payments, pursuant to the Agency authorization provisions in this Agreement, and producing required tax filings regarding said distribution payments;
- (F) Notifying the Trustee of the amount of Plan assets available for further investment and management, or, the amount of Plan assets necessary to be liquidated in order to fund Participant distribution payments;
- (G) Coordinating actions with the Trustee as directed by the Plan Administrator within the scope of this Agreement;
- (H) Preparing and submitting a periodic Non-Contribution report which includes all Participants who have received no new contributions for a period of time as specified by the Plan Administrator, unless directed by the Agency otherwise. PARS is not obligated by law or otherwise to provide a Non-Contribution report and this report in

no way obligates PARS to generate distributions without specific instruction from the Agency Plan Administrator as outlined in Section 7 of this Agreement;

- (I) Preparing and submitting a monthly report of Plan activity to the Agency, unless directed by the Agency otherwise;
 - (J) Preparing and submitting an annual report of Plan activity to the Agency;
 - (K) Preparing individual annual statements and mailing in bulk to the Agency, unless directed by the Agency otherwise.
3. Plan Compliance Services: Preparing draft amendments and other associated documents to the Plan or Trust, as required by federal and state regulatory agencies, to be reviewed and approved by Agency's legal counsel. As directed by the Agency, PARS shall coordinate the filings of any Plan amendments and restatements with the corresponding federal and state regulatory agencies.
 4. PARS is not licensed to provide and does not offer tax, accounting, legal, investment or actuarial advice.
 5. Provide education to Agency's eligible employees and training to payroll staff to ensure program is properly implemented.

EXHIBIT 1B
FEES FOR SERVICES

1. PARS will be compensated for performance of Services, as described in Exhibit 1A based upon the following schedule:

- (A) A distribution fee equal to \$20.00 per terminated Participant ("Distribution Fee"), which shall be deducted solely from the terminating Participant's account or paid by the Agency.

Distribution Fee Payment Option (Please select one option below):

- Distribution Fee shall be paid solely from the terminating Participant's account.
 Distribution Fee shall be paid by the Agency.

- (B) An annual asset fee paid by the Agency or from Plan Assets based on the following schedule ("Asset Fee"):

<u>For Plan Assets from:</u>			<u>Annual Rate:</u>
\$1	to	\$500,000	2.00%
\$500,001	to	\$2,500,000	1.50%
\$2,500,001	to	\$5,000,000	1.25%
\$5,000,001	to	\$10,000,000	1.00%
\$10,000,001	and	above	0.75%

Annual rates are prorated and paid monthly. The annual Asset Fee shall be calculated by the following formula [Annual Rate divided by 12 (months of the year) multiplied by the Plan asset balance at the end of the month within each asset range]. Asset based fees are subject to a \$300.00 monthly minimum. If the Asset Fee is taken from Plan Assets, the total Asset Fees due in a given month shall be allocated proportionately among Participants of the Agency's Plan in that month, based on account balance. Trustee and Investment Management Fees are not included.

- (C) The annual asset fee referenced above shall be paid as follows:

Annual Asset Fee Payment Option (Please select one option below):

- Annual Asset Fee shall be invoiced to and paid by the Agency.
 Annual Asset Fee shall be paid from Plan Assets.

- (D) A fee equal to any IRS application fees and or legal fees incurred related to any federal or state required Plan compliance changes. Such fees will not be charged to the Agency without prior authorization by the Plan Administrator.

- (E) A fee equal to the out of pocket costs charged to PARS by an outside contractor for formatting contribution data to a suitable electronic format, charged only if the contribution data received by PARS from the Agency is not sent electronically (Excel, CSV, TXT, or other approved format) ("Data Processing Fee").

EXHIBIT IC
DATA REQUIREMENTS

PARS will provide the Services under this Agreement contingent upon receiving the following information:

1. Contribution Data – transmitted to PARS electronically (Excel, CSV, TXT, or other approved format) containing the following items of employee information related to the covered payroll period:
 - (A) Agency name
 - (B) Employee's legal name
 - (C) Employee's social security number
 - (D) Payroll date
 - (E) Employer contribution amount
 - (F) Employee contribution amount
2. Distribution Data – written Plan Administrator's (or authorized Designee's) direction to commence distribution processing, which contains the following items of Participant information:
 - (A) Agency name
 - (B) Participant's legal name
 - (C) Participant's social security number
 - (D) Participant's address
 - (E) Participant's phone number
 - (F) Participant's birthdate
 - (G) Participant's condition of eligibility
 - (H) Participant's effective date of eligibility
 - (I) Signed certification of distribution eligibility from the Plan Administrator, or authorized Designee
3. Executed Legal Documents:
 - (A) Certified Resolution
 - (B) Plan Document
 - (C) Trust Agreement
 - (D) Trustee Investment Forms
4. Other information pertinent to the Services as reasonably requested by PARS.

CITY COUNCIL

ITEM NO. 6.2



CITY OF INDUSTRY

Incorporated June 18, 1957

MEMORANDUM

To: Honorable Mayor Radecki and Members of the City Council

From: Paul J. Philips, City Manager *Paul J. Philips*

Staff: Alex Gonzalez, Director of Development Services and Administration *AG*

Date: May 25, 2017

SUBJECT: Consideration of a Resolution Approving a Cooperative License Agreement with the Orange County Fire Authority, the California Department of Forestry and Fire Protection Riverside, the California Department of Forestry and Fire Protection San Bernardino, Chino Valley Fire District, County of Los Angeles, City of Anaheim, City of Corona, City of Fullerton, City of Garden Grove, City of Orange, City of West Covina, City of Ontario, City of Brea and the United States Forest Service for Access to Assessor's Parcel No. 8714-026-271 located at 19001 Tonner Canyon Road for Various Fire Prevention Training Exercises, and notice of exemption regarding same

The City of Industry has allowed fire training exercises to be held in Tonner Canyon, Assessor Parcel No. 8714-026-271 since 2009 on an annual basis as part of the San Bernardino, Orange, Los Angeles and Riverside Counties ("SOLAR") Communications Plan. The area where the SOLAR counties converge has a history of fire activity. Wildland fire control exercises provide training on command and control of a simulated vegetation fire, communicating and working with other responding agencies, an opportunity to practice tactics involved in fighting a vegetation fire and familiarization with the Tonner Canyon area. All operations will be conducted with a minimal trace left behind and with sensitivity to the adjacent areas. Since this is a simulated fire exercise no fires will be set in Tonner Canyon and the fire agencies will be responsible for providing their own water.

On March 9, 2017, City Council approved a Cooperative License Agreement with the following participating agencies to include the Orange County Fire Authority, California Department of Forestry and Fire Protection ("Cal Fire"), Chino Valley Fire District, Los Angeles County Fire Department, City of Anaheim, City of Corona, City of Fullerton, City of Garden Grove, City of Orange, City of West Covina, City of Ontario, City of Brea and the United States Forest Service for the SOLAR exercises to be held May 15-19, 2017. The SOLAR exercise was successfully completed.

Cal Fire is requesting consideration of a long term Cooperative License Agreement so that fire suppression training exercises can be held in Tonner Canyon. The Cooperative

License Agreement will stand in perpetuity unless either party, by written notice, terminates the Cooperative License Agreement with 90 days written notice. Cal Fire will request and seek approval from the City before holding any fire prevention training exercises. Cal Fire will also coordinate with the City's Field Operations and Asset Superintendent prior to commencing any training exercises on the property.

A letter of self-insurance will be submitted to the City of by each participating agency prior to the commencement of any training exercises.

The Agreement will not result in or have a significant impact on the environment because it consists of training exercises that will result in maintenance of existing native growth. Therefore, the proposed project is categorically exempt from the California Environmental Quality Act ("CEQA") (Public Resources Code Section 21000 *et seq.*), pursuant to Section 15301 (Class 1 exempts projects that consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing structures), of the CEQA Guidelines (Title 14, Chapter 3 of the California Code of Regulations). Based on these findings, it is recommended that the City Council adopt a notice of exemption for the Agreement, and direct staff to file same as required by law.

Fiscal Impact:

There is no fiscal impact associated with approval of this Cooperative License Agreement.

Recommendation:

1.) Staff recommends that the City Council adopt Resolution No. CC 2017-17 approving the Cooperative License Agreement so that SOLAR participating agencies can train together in wildland fire control, and notice of exemption regarding same.

Exhibits

- A. Resolution No. CC 2017-17
- B. Cooperative License Agreement with the Orange County Fire Authority, the California Department of Forestry and Fire Protection, Chino Valley Fire District, County of Los Angeles, City of Anaheim, City of Corona, City of Fullerton, City of Garden Grove, City of Orange, City of West Covina, City of Ontario, City of Brea and the United States Forest Service dated May 25, 2017
- C. Notice of Exemption

PJP/AG:kw

EXHIBIT A

Resolution No. 2017-17

[Attached]

RESOLUTION NO. CC 2017-17

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING A COOPERATIVE LICENSE AGREEMENT WITH LOCAL FIRE AGENCIES FOR THE TONNER CANYON PROPERTY, AND NOTICE OF EXEMPTION REGARDING SAME

WHEREAS, the City has allowed annual fire training exercises to be held in Tonner Canyon (Assessor Parcel No. 8714-026-271) ("Property") since 2009, as part of the San Bernardino, Orange, Los Angeles and Riverside Counties ("SOLAR") Communications Plan; and

WHEREAS, on March 9, 2017, City Council approved a Cooperative License Agreement with the following participating agencies to include the Orange County Fire Authority, California Department of Forestry and Fire Protection ("Cal Fire"), Chino Valley Fire District, Los Angeles County Fire Department, City of Anaheim, City of Corona, City of Fullerton, City of Garden Grove, City of Orange, City of West Covina, City of Ontario, City of Brea and the United States Forest Service for the SOLAR exercises to be held May 15-19, 2017. The SOLAR exercise was successfully completed; and

WHEREAS, Cal Fire, in conjunction with Orange County Fire Authority, Chino Valley Fire District, Los Angeles County Fire Department, City of Anaheim, City of Corona, City of Fullerton, City of Garden Grove, City of Orange, City of West Covina, City of Ontario, City of Brea and the United States Forest Service, is requesting consideration of a long term Cooperative License Agreement so that fire suppression training exercises can be held in Tonner Canyon.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF INDUSTRY HEREBY FINDS, DETERMINES AND RESOLVES AS FOLLOWS:

SECTION 1. The above recitals are true and correct and are incorporated herein by reference.

SECTION 2. Upon independent review and consideration of the information contained in the Staff Report and the Notice of Exemption for the Cooperative License Agreement, the City Council hereby finds and determines that Agreement will not result in or have a significant impact on the environment because it consists of training exercises that will result in maintenance of existing native growth. Therefore, the proposed project is categorically exempt from the California Environmental Quality Act ("CEQA") (Public Resources Code Section 21000 *et seq.*), pursuant to Section 15301 (Class 1 exempts projects that consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing structures), of the CEQA

Guidelines (Title 14, Chapter 3 of the California Code of Regulations). Based on these findings, the City Council adopts the Notice of Exemption and directs staff to file same as required by law.

SECTION 3. The City Council hereby adopts the Cooperative License Agreement, attached hereto as Exhibit A, and incorporated herein by reference.

SECTION 4. The provisions of this resolution are severable and if any provision, clause, sentence, word or part thereof is held illegal, invalid, unconstitutional, or inapplicable to any person or circumstances, such illegality, invalidity, unconstitutionality, or inapplicability shall not affect or impair any of the remaining provisions, clauses, sentences, sections, words or parts thereof of the Resolution or their applicability to other persons or circumstances.

SECTION 5. The City Clerk shall certify to the passage and adoption of this Resolution and enter it into the book of original Resolutions.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Industry at a regular meeting held on May 25, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Mark D. Radecki, Mayor

ATTEST:

Diane M. Schlichting, Chief Deputy City Clerk

EXHIBIT B

Cooperative License Agreement with Orange County Fire Authority, the California Department of Forestry and Fire Protection, Chino Valley Fire District, County of Los Angeles, City of Anaheim, City of Corona, City of Fullerton, City of Garden Grove, City of Orange, City of West Covina, City of Ontario, City of Brea and United States Forest Service dated May 25, 2017

[Attached]



COOPERATIVE AGREEMENT/LICENSE

For Prevention and Suppression of Forest Fires
 CAL FIRE 719 (07/15) (page 1 of 2)

CAL FIRE # _____
 (No. assigned by HQ TS, Lands Unit)

PROJECT	Tonner Canyon Training Location	COUNTY	Los Angeles
Designated LICENSOR (Controls/Owns Prop.)	City of Industry	Designated LICENSEE: Real Property Manager	Department of Forestry and Fire Protection
AUTHORITY CITED:	<p><u>Public Resources Code 4141.</u> <i>The Department may, for the prevention and suppression of forest fires, enter into cooperative agreements with any person, firm, association, or corporation that owns or controls any forest, brush, grass, or grain lands, under such terms as the Department deems advisable, and may renew, revise, or terminate these agreements.</i></p> <p><u>Government Code 14662.5.</u> <i>In any agreement entered into whereby the state obtains a grant of easement, lease, license, right-of-way entry (including without limitation, a right-of-way, or right of entry on or over property of any railroad), the state agency or its director entering into the agreement on behalf of the state may agree to indemnify and hold harmless the grantor, lessor, or licensor and may agree to repair or pay for any damage proximately caused by reason of the uses authorized by such easement, lease, license, right-of-way, or right of entry agreement.</i></p>		
THIS AGREEMENT: (dated for reference purposes, <u>May 25, 2017</u>)			
By and between LICENSOR and LICENSEE, named above, in consideration of public services to be performed by LICENSEE for the prevention and suppression of forest fires, hereby licenses to the LICENSEE, use of the property under the ownership and/or control of LICENSOR, described as follows:			
PROPERTY DESCRIPTION <i>Provide address, APN and/or portion of Section/Township/Range, and/or other Identifier(s):</i>	Section 27, T2S, R9W, San Bernardino Base Meridian, Yorba Linda 7.5 Quad See attachment map for precise location.		
PURPOSE	Said Agreement on the above described premises will be as follows: The Tonner Canyon is located near the San Bernardino, Orange, Los Angeles, and Riverside County lines (SOLAR Area). This agreement is intended to allow the fire agencies that respond to the area to train together in Wildland Fire Control. Fire crews will utilize chainsaws to cut brush, and hand tools to remove surface vegetation exposing bare mineral soil on and adjacent to existing roads and trails. No burning of the slash will occur. Engine crews will conduct progressive hoselays which will not involve the cutting of vegetation. Fire apparatus will be operated from pre-existing roads and road shoulder to pump water for the progressive hoselay. No heavy equipment will be operated off pre-existing road surfaces and already disturbed road shoulders. The attachment will list the SOLAR agencies that are responsible for providing initial attack fire protection. All agencies will provide a letter of self insurance prior to training on the site.		
SUBJECT TO	<p>To the extent that they can legally do so, both parties to this agreement agree to hold each other harmless against any and all claims for injury to the person or damage to the property, arising from the uses herein stated, except where such injury or damage is proximately caused by the negligent or willful acts of others, its servants, agents, or employees.</p> <p>Either Party shall have the right to terminate this Agreement with 90 days written notice, and in event of and prior to such termination, reserves the right to remove any improvement erected by it upon the said premises.</p> <p>Attachments if needed: (Total number of pages attached <u>1 Map</u>, including the following checked items)</p> <p><input type="checkbox"/> Legal description <input checked="" type="checkbox"/> Location map <input type="checkbox"/> Site plan <input type="checkbox"/> Other</p>		
LICENSOR:	LICENSEE: State of California Department of Forestry and Fire Protection		
Signature _____	Signature _____		

Property control type _____

Title Real Property Manager

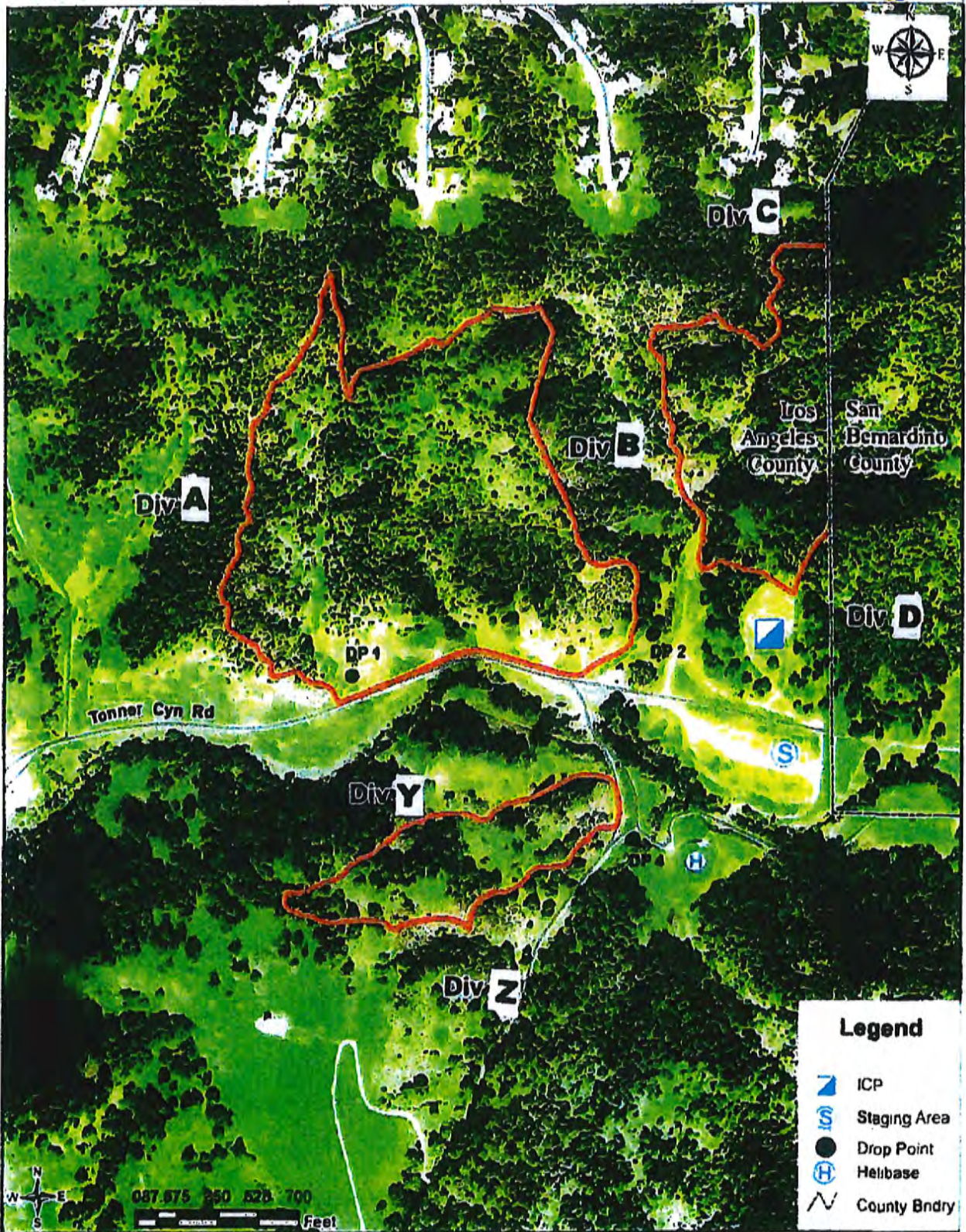
Date _____

Date _____

WITNESS NAME: _____

Date _____

SOLAR EXERCISE



Legend

- ICP
- Staging Area
- Drop Point
- Helibase
- County Bndry

EXHIBIT C

Notice of Exemption

[Attached]

NOTICE OF EXEMPTION

To: County Clerk
County of Los Angeles
Environmental Filings
12400 East Imperial Highway #2001
Norwalk, CA 90650

From: City of Industry
15625 E. Stafford Street, Suite 100
City of Industry, CA 91744

Project Title: Cooperative license agreement with local fire agencies for the Tonner Canyon Property

Project Location - Specific: APN: 8714-026-271

Project Location-City: Los Angeles County **Project Location-County:** Los Angeles

Description of Project: The City of Industry will like to allow fire training exercises to be held in Tonner Canyon, Assessor Parcel No. 8714-026-271 on an annual basis as part of the San Bernardino, Orange, Los Angeles and Riverside Counties ("SOLAR") Communications Plan. The area where the SOLAR counties converge has a history of fire activity. Wildland fire control exercises provide training on command and control of a simulated vegetation fire, communicating and working with other responding agencies, an opportunity to practice tactics involved in fighting a vegetation fire and familiarization with the Tonner Canyon area. All operations will be conducted with a minimal trace left behind and with sensitivity to the adjacent areas. Since this is a simulated fire exercise no fires will be set in Tonner Canyon and the fire agencies will be responsible for providing their own water.

Name of Public Agency Approving Project: City Council, City of Industry

Name of Person or Agency Carrying Out Project: Department of Forestry and Fire Protection(Cal Fire)

Exempt Status: *(check one)*

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption. *State type and section number:* 15301 (Class 1)
- Statutory Exemptions. *State code number:*

Reasons why project is exempt: Section 15301 (Class 1 exempts projects that consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing structures) The Agreement will not result in or have a significant impact on the environment because it consists of training exercises that will result in maintenance of existing native growth. Therefore, the proposed project is categorically exempt from the California Environmental Quality Act ("CEQA") (Public Resources Code Section 21000 *et seq.*)

Lead Agency

Contact Person: Troy Helling

Telephone: (626) 333-2211

Signature: _____

Date: May 25, 2017

Title: Senior Planner

CITY COUNCIL

ITEM NO. 6.3



MEMORANDUM

To: Honorable Mayor Radecki and Members of the City Council

From: Paul J. Philips, City Manager *Paul J. Philips*

Staff: Alex Gonzalez, Director of Development Services and Administration *AG*

Date: May 25, 2017

SUBJECT: Consideration of a Resolution Approving a Memorandum of Understanding between the City of Industry and the State of California, Department of Forestry and Fire Protection for Conservation Fuels Management and Hazard Reduction Projects and Access to Assessor's Parcel No. 8714-026-271 located at 19001 Tonner Canyon Road, and Notice of Exemption Regarding Same

The State of California, Department of Forestry and Fire Protection ("Cal Fire") contacted the City regarding the use of the property located at 19001 Tonner Canyon Road as a prevention and suppression of forest fires training area for the California Department of Corrections and Rehabilitation ("CDCR") crews. Cal Fire trains CDCR conservation camp crews in hiking and fire prevention tactics as part of the State of California's rehabilitation program. The conservation camp crews are utilized every year during the fire season to assist with firefighting and fire suppression activities across the state. If approved, the camp crews serving the City will be provided from the Prado Conservation Camp in Chino, California.

Cal Fire will provide labor, crew, supervision, normal transportation, food and such tools Cal Fire determines necessary to perform conservation projects, fuels management and hazard reduction projects for the City while training CDCR hand crews. A typical camp crew consists of one (1) supervisor and 12-17 hand crew members. The camp crews will be trained on hiking techniques to ensure they are physically fit to meet the jobs demands.

By utilizing the Cal Fire CDCR camp crews to perform conservation projects, fuels management and hazard reduction projects for the City, it will allow for the rehabilitation and training of crew members. In addition, it will also provide a significant cost savings to the City as the crews will be performing weed abatement and fire suppression services to the City to reduce fire hazards in the Tonner Canyon area. A hand crew of 12-17 individuals will be billed to the City at a total rate of \$228.62 per day.

The City is required to submit a State of California, Department of Forestry and Fire Protection, Conservation Camp Program Project Request and Record ("FC 32") to Cal

Fire for consideration of any activities to be requested. The City will hold an orientation meeting with Cal Fire at the commencement of all conservation projects, fuels management and hazard reductions projects to review how activities will be performed. Cal Fire will only have access to the property on the days and times as directed by the City.

Fiscal Impact

The City of Industry will be invoiced \$228.62 per day for weed abatement and fire suppression activities provided by a Cal Fire hand crew.

Recommendation

- 1.) Adopt Resolution No. CC 2017-18, Approving the State of California, Department of Forestry and Fire Protection, Conservation Camp Program – Memorandum of Understanding dated May 25, 2017, and notice of exemption regarding same; and
- 2.) State of California, Department of Forestry and Fire Protection, Conservation Camp Program Project Request and Record dated May 25, 2017 (FC 32 Form).

Exhibits

- A. Resolution No. CC 2017-18
- B. State of California, Department of Forestry and Fire Protection, Conservation Camp Program – Memorandum of Understanding dated May 25, 2017
- C. State of California, Department of Forestry and Fire Protection, Conservation Camp Program Project Request and Record dated May 25, 2017
- D. Notice of Exemption

PJP/AG/KW:yp

EXHIBIT A

Resolution No. 2017-18

[Attached]

RESOLUTION NO. CC 2017-18

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE CALIFORNIA DEPARTMENT OF FORESTRY AND FIRE PROTECTION FOR CONSERVATION FUELS MANAGEMENT AND HAZARD REDUCTION PROJECTS FOR THE TONNER CANYON PROPERTY, AND NOTICE OF EXEMPTION REGARDING SAME

WHEREAS, the State of California, Department of Forestry and Fire Protection ("Cal Fire") contacted the City regarding the use of the property located at 19001 Tonner Canyon Road as a prevention and suppression of forest fires training area for the California Department of Corrections and Rehabilitation ("CDCR") crews; and

WHEREAS, Cal Fire trains CDCR conservation camp crews in hiking and fire prevention tactics as part of the State of California's rehabilitation program. The conservation camp crews are utilized every year during the fire season to assist with firefighting and fire suppression activities across the state; and

WHEREAS, Cal Fire is proposing to provide labor, crew, supervision and such tools Cal Fire determines necessary to perform conservation projects, fuels management and hazard reduction projects for the City while training CDCR hand crews; and

WHEREAS, by utilizing the Cal Fire CDCR camp crews to perform conservation projects, fuels management and hazard reduction projects for the City, it will allow for the rehabilitation and training of crew members, while providing a significant cost savings to the City as the crews will be performing weed abatement and fire suppression services to reduce fire hazards in the Tonner Canyon area. A hand crew of 12-17 individuals will be billed to the City at a total rate of \$228.62 per day; and

WHEREAS, based on the foregoing, City Staff recommend that the City Council approve a Memorandum of Understanding ("MOU") with Cal Fire for conservation, fuels management, and hazard reduction services at Tonner Canyon.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF INDUSTRY HEREBY FINDS, DETERMINES AND RESOLVES AS FOLLOWS:

SECTION 1. The above recitals are true and correct and are incorporated herein by reference.

SECTION 2. Upon independent review and consideration of the information contained in the Staff Report and the Notice of Exemption for the Cooperative License

Agreement, the City Council hereby finds and determines that MOU will not result in or have a significant impact on the environment because it consists of training exercises that will result in maintenance of existing native growth on City owned property. Therefore, the proposed project is categorically exempt from the California Environmental Quality Act ("CEQA") (Public Resources Code Section 21000 *et seq.*), pursuant to Section 15301 (Class 1 exempts projects that consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing structures), of the CEQA Guidelines (Title 14, Chapter 3 of the California Code of Regulations). Based on these findings, the City Council adopts the Notice of Exemption and directs staff to file same as required by law.

SECTION 3. The City Council hereby adopts the Memorandum of Understanding, and Cal Fire's Conservation Camp Program Project Request and Record, attached hereto as Exhibit A, and incorporated herein by reference.

SECTION 4. The provisions of this resolution are severable and if any provision, clause, sentence, word or part thereof is held illegal, invalid, unconstitutional, or inapplicable to any person or circumstances, such illegality, invalidity, unconstitutionality, or inapplicability shall not affect or impair any of the remaining provisions, clauses, sentences, sections, words or parts thereof of the Resolution or their applicability to other persons or circumstances.

SECTION 5. The City Clerk shall certify to the passage and adoption of this Resolution and enter it into the book of original Resolutions.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Industry at a regular meeting held on May 25, 2017, by the following vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSTAIN:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:

Mark D. Radecki, Mayor

ATTEST:

Diane M. Schlichting, Chief Deputy City Clerk

EXHIBIT B

State of California, Department of Forestry and Fire Protection, Conservation Camp
Program – Memorandum of Understanding dated May 25, 2017

[Attached]

STATE OF CALIFORNIA
DEPARTMENT OF FORESTRY AND FIRE PROTECTION
CONSERVATION CAMP PROGRAM – MEMORANDUM OF UNDERSTANDING
FC-31 (Rev. 11/10)
MOU #3MOU6K024

Master Agreement # _____

This Memorandum of Understanding (MOU) is made and entered into by and between the California Department of Forestry and Fire Protection (CAL FIRE), California Department of Corrections and Rehabilitation ("CDCR"), herein referred to as CDCR and City of Industry (Sponsor). CAL FIRE, CDCR and Sponsor are collectively referred to herein as the "Parties", and individually as "Party".

WHEREAS, CAL FIRE is authorized under Public Resources and Penal Codes to utilize inmates, or wards, assigned to conservation camps to perform the work of CAL FIRE; and

WHEREAS, through contracts or cooperative agreement CAL FIRE may permit inmates, or wards to be used in the performance of conservation projects, fuels management and or hazard reduction (which at no time shall include any burning) for a public agency (local, state, or federal) or a qualified nonprofit organization under policies established by the Prison Industries Authority; and

WHEREAS, the Sponsor has a need for assistance in performing such projects.

The Parties agree as follows:

- A. The Sponsor shall submit project proposals on a form approved by CAL FIRE (currently an FC-32). By doing so, with reference to any such proposals subsequently approved by the CAL FIRE, Sponsor agrees to:
 1. Pay for all costs directly related to and necessitated by such projects, except for wages, salaries, and other remuneration paid to CAL FIRE employees, inmates, or wards, and the cost of their support. Said costs shall be set forth on the FC-32 Form, or other form approved by CAL FIRE.
 2. Demonstrate the availability of adequate plans and specifications, sufficient funds, materials, supplies, and equipment, adequate technical supervision and any special labor requirements to complete such projects.
 3. Obtain the approvals, notification, and permits required by any state, federal, or local agency necessary to commence construction, fuels management, or operation of such projects.
 4. Hold an orientation meeting with CAL FIRE at the commencement of such projects to explain the technical aspects, execution of, and need for such projects.
- B. From proposals submitted by the Sponsor, CAL FIRE shall select those projects meeting the priorities and resources of CAL FIRE. CAL FIRE shall submit evaluations to Sponsor that set forth any special requirements or conditions related to the projects. By so doing, with reference to any such evaluations subsequently approved by Sponsor, CAL FIRE agrees to provide labor, crew, supervision, normal transportation, food, and such tools as CAL FIRE determines necessary to complete the project. Upon receipt of Sponsor's acceptance of such evaluations, projects shall be assigned to a the location set forth in the FC-32, where they will be scheduled in accordance with the priorities and resources of CAL FIRE.
- C. Timing
 1. Sponsor recognizes that fire suppression and other emergency activities have priority over any other work for conservation camp crews.
 2. Sponsor further recognizes that the resources of CAL FIRE are limited and the public service conservation work of CAL FIRE may be altered in priority from time to time.
 3. Projects will be performed within the rules and regulations of CAL FIRE which may require temporary suspension or permanent cessation of projects due to emergency conditions as defined by such rules and regulations.
 4. The Parties agree that any justified delays by either Party shall be excused and costs caused by such delays shall be borne by the Party incurring such costs.
- D. Work performed under this MOU will be under the immediate supervision of CAL FIRE officials. The Sponsor will provide such operation supervision, technical assistance, guidance, and inspection, as it considers necessary to properly complete the work.
- E. Nothing herein shall be construed as obligating the Sponsor to expend or to obligate funds in excess of appropriations authorized by law.
- F. All improvements constructed in whole or in part on lands owned or controlled by Sponsor will remain the property of Sponsor.

- G. Permission to perform work on lands owned or controlled by Sponsor does not in any way convey to CAL FIRE, its staff or any persons working with CAL FIRE in the performance of said work, employee status that would extend to them the benefits afforded to permanent employees of Sponsor.
- H. Upon completion of each project, or any phase thereof, permission is hereby granted to CAL FIRE to place upon the project site a sign or emblem consistent in size and design to its surroundings, indicating the participation of CAL FIRE and the year thereof, so long as the placing of such sign or emblem does not violate any federal, State, or local rule or regulation.
- I. Other than as indicated in Section H, neither Party shall use the name of the other party in any form or manner in advertisements nor other information released to the public without the prior written approval of the other party. Sponsor may be, and CAL FIRE is, subject to the California Public Records Act. This Section I is not intended to prohibit either Party from legally complying with the PRA.
- J. Each Party, to the extent permitted by law, agrees to indemnify and hold harmless the other party, its officers, agents and employees from all claims, demands, or liability arising out of the indemnifying party's performance under this MOU except where such injury or damage arose from the sole negligent or intentional acts or omissions of any other Party.
- K. No Party may assign this MOU or any interest herein without the written consent of the other Parties.
- L. Subject to the provisions herein, all remedies allowed by law are available to any Party for enforcement of this MOU. Any waiver of rights by either party on any matter related to this MOU shall not be deemed to be a waiver on any other matter relating to the MOU.
- M. All provisions of this MOU constitute essential elements of the agreed exchange that is the subject matter of this MOU. Accordingly, if any of these provisions are determined to be invalid, illegal, or unenforceable in any material respect, the remainder of this MOU is not enforceable against either of the Parties except as may be necessary to effect payment for services already rendered.
- N. This MOU may be modified by mutual written agreement of the Parties.
- O. This MOU takes effect, and shall remain on going unless terminated prior with 60 days written notice from one Party to the other Parties.

IT IS AGREED:

CAL FIRE

Date: _____

By: _____

Print Name: **Jesse Estrada**

Title: DIVISION CHIEF

Address :PO BOX 458
CHINO, CA 91708

SPONSOR _____

Date: _____

By: _____

Print Name

Title :

Address:15625 E. Stafford St, Suite 100
City of Industry, CA 91744-0366

EXHIBIT C

State of California, Department of Forestry and Fire Protection, Conservation Camp
Program Project Request and Record dated May 25, 2017

[Attached]

PERIOD WORK CAN BE PERFORMED MONDAY THROUGH FRIDAY		ESTIMATED CREW DAYS
REQUESTED START DATE On going	REQUESTED FINISH DATE On going	
PLANS ATTACHED <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO		
PROJECT NAME Tonner Canyon	SPONSOR'S PRIORITY Vegetation removal and weed abatement	
PROJECT LOCATION South 57/ West Tonner Canyon Road		
		GPS COORDINATES

PROJECT BENEFIT ASSESSMENT (Estimate the benefits of the project including such items as; fire defense, public safety, watershed, recreation, wildlife habitat, property, vegetation, soil, water, air surface configuration, wildlife, people, economic benefits that include; reduced maintenance costs, reduced suppression costs, reduced damage, elimination of hazards, etc. attach additional sheets as necessary).

Depending on the facility, the benefits include but are not limited to: vegetation management to reduce fire fuel loads, create fire breaks, vegetation removal, and reduced maintenance costs.

Economic benefits include reduced maintenance costs, reduced suppression costs, reduced damage and elimination of hazards.

PROJECT SLASH & PILE BURNING PROCEDURES

- YES NO Predicted Fire Weather Watches or Warnings
- YES NO Hazard Reduction Pile Burning Checklist (8100)
- YES NO Sponsor has a valid burn permit on site.
- YES NO All slash & piles will be consumed or extinguished prior to crew leaving project site.
- YES NO Sponsor will provide suppression control capabilities and supervision of all slash & pile burning that continues beyond crew work day.
- YES NO Notification to agency with fire suppression responsibility for the project burn site.

CAL FIRE USE ONLY	PROJECT SPONSOR RESPONSIBILITIES	DESCRIPTION	ESTIMATED DURATION OF NEED
	MATERIALS AND SUPPLIES N/A		
	SPECIAL TOOLS N/A		
	VEHICLE OPERATIONS N/A		
	TECHNICAL SUPERVISION AND LABOR N/A		
	OTHER (DESCRIBE) N/A		

OPERATIONAL COST RECOVERY FROM SPONSOR

CAL FIRE USE ONLY	Total Cost per crew \$200 per day		\$200.00
	Administrative fee (CalFire Indirect Cost) of 14.31% is \$28.62 per day		\$28.62
	Total Cost for Agreement	\$0.00	Total \$228.62

CAL FIRE USE ONLY	Approved For Final Planning and Scheduling	
	CAL FIRE DIVISION CHIEF	DATE
	CDCR CAMP COMMANDER	DATE
	UNIT CHIEF	DATE

Sponsors Signature	
NAME (PRINT) N/A	
SIGNATURE	DATE
TITLE	

EXHIBIT D

Notice of Exemption

[Attached]

NOTICE OF EXEMPTION

To: County Clerk
County of Los Angeles
Environmental Filings
12400 East Imperial Highway #2001
Norwalk, CA 90650

From: City of Industry
15625 E. Stafford Street, Suite 100
City of Industry, CA 91744

Project Title: Memorandum of Understanding with the California Department of Forestry and Fire Protection (Cal Fire) for conservation fuels management and hazard reduction projects for the tonner canyon property.

Project Location - Specific: APN: 8714-026-271

Project Location-City: Los Angeles County **Project Location-County:** Los Angeles

Description of Project: Cal Fire is proposing to provide labor, crew, supervision and such tools Cal Fire determines necessary to perform conservation projects, fuels management and hazard reduction projects for the City while training CDCR hand crews; and

Name of Public Agency Approving Project: City Council, City of Industry

Name of Person or Agency Carrying Out Project: Department of Forestry and Fire Protection (Cal Fire)

Exempt Status: *(check one)*

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption. *State type and section number:* 15301 (Class 1)
- Statutory Exemptions. *State code number:*

Reasons why project is exempt: Section 15301 (Class 1 exempts projects that consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing structures). The MOU will not result in or have a significant impact on the environment because it consists of training exercises that will result in maintenance of existing native growth on City owned property. Therefore, the proposed project is categorically exempt from the California Environmental Quality Act ("CEQA") (Public Resources Code Section 21000 *et seq.*)

Lead Agency

Contact Person: Troy Helling

Telephone: (626) 333-2211

Signature: _____

Date: May 25, 2017

Title: Senior Planner

CITY COUNCIL

ITEM NO. 6.4



MEMORANDUM

To: Honorable Mayor Radecki and Members of the City Council

From: Paul J. Philips, City Manager *Paul J. Philips*

Staff: Alex Gonzalez, Director of Development Services and Administration *as*
Clement N. Calvillo, City Engineer, CNC Engineering
Joshua Nelson, Deputy City Engineer, CNC Engineering

Date: May 25, 2017

SUBJECT: Consideration of Amendment No. 1 to the License Agreement with Rowland Water District for Access to Assessor's Parcel No. 8760-002-908 located at 1146 Nogales Street for Temporary Staging of Construction Materials for the Fairway Drive Grade Separation Project

On September 8, 2016, City Council approved a License Agreement with Rowland Water District ("District") for access to a portion of Assessor's Parcel No. 8760-002-908, located at 1146 Nogales Street. The purpose of the Agreement was to allow for temporary staging of construction materials for the Fairway Drive Grade Separation Project. The District is performing water pipeline relocations as part of the Fairway Drive Grade Separation Project. Materials and equipment to be stored at the location include conduits, casings, fittings, steel plates, backhoe, excavator, side boom, dump trunk and cargo containers for miscellaneous items. Under the terms of the Agreement, the license was to expire on December 8, 2016, but allowed the City to provide one, three-month extension. On November 15, 2016, the City granted the District an extension to March 8, 2017. The Agreement has now lapsed.

On May 22, 2017, the District contacted the City requesting an additional six (6) month extension to the License Agreement, to allow for the completion of the water pipeline relocations through November 24, 2017.

The Fullerton Grade Separation Project managed by the Alameda Corridor East Construction Authority (ACE) started in July 2016. The project will last approximately four (4) years. Currently, many of the utility companies are in the process of relocating their facilities. The District is about to start its work and needed a construction yard nearby to perform those activities. Prior to commencement of the permitted use, the District was required to install a temporary construction fence around the staging area on the property.

The Amendment extends the term of the Agreement to November 24, 2017, and allows the City Manager to authorize two, six-month extensions. The remainder of the

underlying Agreement is unchanged. Under the terms of the original agreement, the City is able to terminate the Agreement with or without cause, upon 30 days written notice to the District.

Fiscal Impact

There is no fiscal impact associated with the License Agreement.

Recommendation:

- 1.) Staff recommends approval of Amendment No. 1 to the License Agreement with Rowland Water District for Access to Assessor's Parcel No. 8760-002-908 located at 1146 Nogales Street for Temporary Staging of Construction Materials for the Fairway Drive Grade Separation Project.

Exhibits

- A: Amendment No. 1 to the License Agreement with Rowland Water District dated May 25, 2017
- B. License Agreement with Rowland Water District dated September 8, 2016

PJP/AG/CC/JN:kw

EXHIBIT A

**Amendment No. 1 to the License Agreement with Rowland Water District
dated May 25, 2017**

[Attached]

**AMENDMENT NO. 1
TO THE LICENSE AGREEMENT**

This Amendment No. 1 to the License Agreement ("Agreement"), is made and entered into this 25th day of May, 2017, by and between the City of Industry, a California municipal corporation ("Licensor/City") and Rowland Water District, a government agency ("Licensee"). Licensor and Licensee are hereinafter collectively referred to as the "Parties."

RECITALS

WHEREAS, on or about September 8, 2016, the Agreement was entered into and executed between the Licensor and Licensee to allow Licensee to use a portion of City owned property located at 1146 Nogales Street, City of Industry, CA 91748; and

WHEREAS, pursuant to the terms of the Agreement, the License was to terminate on December 8, 2016, however the Licensee was able to request one, three month extension to the Agreement; and

WHEREAS, on or about November 15, 2016, the City granted Licensee a three month extension, extending the term of the Agreement to March 8, 2017; and

WHEREAS, while the Agreement has expired, Licensee remains on the Property and desires to continue utilizing the Property; and

WHEREAS, Staff recommends that term of the Agreement be extended to **November 24, 2017**, with the option of two six month extensions; and

WHEREAS, for the reasons set forth herein, the City and Licensee desire to enter into this Amendment No. 1, as set forth below.

AMENDMENT

NOW, THEREFORE, in consideration of the mutual covenants, promises and agreements set forth herein, it is agreed the aforesaid Agreement, a copy of which is attached hereto as Exhibit A, and incorporated herein by reference, shall remain in full force and effect except as otherwise hereinafter provided:

Section 8. Term, Termination and Remedies.

The first two sentences of Section 8 are hereby amended to read in their entirety as follows:

The License shall commence as of the Effective Date of this Agreement, and shall automatically terminate on **November 24, 2017**. Notwithstanding the foregoing, upon written request by Licensee, the City Manager, at his sole discretion may grant two, six-month extensions to this Agreement.

IN WITNESS WHEREOF, the Parties have executed this Amendment No. 1 to the Agreement as of the Effective Date.

“CITY”
City of Industry

“LICENSEE”
Rowland Water District

By: _____
Paul J. Philips, City Manager

By: Tom Coleman
Tom Coleman, General Manager

Attest:

By: _____
Diane M. Schlichting, Chief Deputy City Clerk

APPROVED AS TO FORM

By: _____
James M. Casso, City Attorney

EXHIBIT B

**License Agreement with Rowland Water District
dated September 8, 2016**

[Attached]

LICENSE AGREEMENT

THIS LICENSE AGREEMENT ("Agreement"), dated September 8, 2016, ("Effective Date") is entered into by and between the City of Industry, a public body, corporate and politic ("Licensor/City"), and Rowland Water District, a government agency ("Licensee") (Licensor and Licensee are individually referred to as "Party" and collectively referred to as the "Parties").

RECITALS

WHEREAS, the City is the owner of certain property located at 1146 Nogales Street, City of Industry, CA 91748, and Licensee desires to enter the portion of the property generally described as a lot, Assessor's Parcel No. 8760-002-908, as set forth in Exhibit A, attached hereto and incorporated herein by reference ("Premises").

WHEREAS, Licensee desires to enter the Premises as a temporary staging area for various construction activities associated with the Fullerton Grade Separation Project; and

WHEREAS, Licensee acknowledges that Licensee is entering onto the Premises at its sole risk and expense, and Licensor does not have any liability to Licensee under this Agreement.

NOW, THEREFORE, for valuable consideration, the sufficiency of which is hereby acknowledged, the Parties agree as follows:

TERMS

1. License to Enter the Premises. Licensor hereby grants to Licensee a non-exclusive license (the "License") granting permission to enter upon the Premises as of the Effective Date of this Agreement, and to use the Premises as a temporary staging area for various construction activities associated with the Fullerton Grade Separation Project (collectively, "Permitted Use"); provided, that Licensee's use of the Premises shall not interfere with the operation of business activities, if any, then being conducted on the Premises and provided Licensee provides written notice to the Licensor at least five (5) days prior to Licensee first entering upon the Premises (said written notice shall state the purpose for the entry upon the Premises, and said entry shall not exceed the stated purpose). Prior to any initial entry pursuant to the License, Licensee shall provide to Licensor proof of insurance as set forth in Section 6 of this Agreement. Licensee shall not permit any other party, except the duly-authorized representatives, agents, employees and contractors (collectively "Representatives") of Licensee to enter or use the Premises during the term of this License, without Licensor's prior written consent, and in all events the sole reason for entry and use of the Premises shall be for the performance of Licensee's Permitted Use.

2. Permitted Use. The Permitted Use is hereby further defined to include the storage and staging of materials and equipment such as conduits, casing, fittings, steel plates, backhoe, excavator, side boom, dump truck and cargo containers or miscellaneous items on the Premises. Licensee shall exercise due care in the performance of the Permitted Use and such use shall be exercised in a manner which complies with all applicable laws.

3. Maintenance of Premises. Prior to commencement of the Permitted Use, Licensee shall install a temporary construction fence around the staging area on the Premises. Upon termination of the License, Licensee shall repair any damage done to the Premises by Licensee or its

duly authorized Representatives, and shall restore the Premises to its condition as of the Effective Date of this Agreement, which shall include removal of the temporary construction fence.

4. Government Regulations and Other Obligations of Licensee. As a condition precedent to commencement of the Permitted Use, if required, Licensee shall obtain at its sole cost and expense all governmental permits and authorizations of whatever nature required, if any ("Permits") by any and all governmental authorities having jurisdiction over the Premises for Licensee's exercise of the Permitted Use. Licensor shall use commercially reasonable efforts to cooperate with Licensee and to support any and all applications or request for said Permits submitted by Licensee or on Licensee's behalf. Licensee shall, in all activities undertaken pursuant to this Agreement, comply and cause its Representatives to comply with all federal, state and local laws, statutes, orders, ordinances, rules, regulations, plans, policies and decrees.

5. Liens.

5.1 Licensee shall not cause or permit to be filed, recorded or enforced against the Premises, or any part thereof, any mechanics', material men's, contractors' or subcontractors' liens arising from the Permitted Use or any claim or action affecting the title to the Premises arising from the Permitted Use, and Licensee shall pay or cause to be paid, or otherwise removed or bonded over, the full amount of all such liens or claim within fifteen (15) days of receiving written notice thereof. In addition to and not in limitation of Licensor's other rights and remedies under this Agreement or under law, should Licensee fail within fifteen (15) business days of a written notice from Licensor to pay and discharge or bond over any lien arising out of Licensee's use of the Premises, then a material breach under this Agreement shall be deemed to have occurred which, at Licensor's election, shall entitle Licensor to terminate this License effective upon notice by Licensor to Licensee so stating.

5.2 If Licensee desires to contest in good faith the validity of any lien or any claim or demand that could result in a lien against the Premises or any portion thereof for which Licensor could become liable if not successfully resolved, as a condition to such contest, Licensee shall notify Licensor of Licensee's intent to contest the lien or claim and the grounds for such contest. Notwithstanding anything to the contrary set forth herein, Licensee shall pay and satisfy any adverse judgment that may be rendered thereon before the enforcement thereof against Licensor or the Premises.

6. Insurance. Prior to entering the Premises and until the termination of this Agreement, Licensee shall maintain at its sole expense insurance limits as stipulated in this section.

6.1 Minimum Scope and Limit of Insurance. Coverage shall be at least as broad as:

(a) Commercial General Liability (CGL): Insurance Services Office Form CG 00 01 covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal and advertising injury with limits no less than \$1,000,000 per occurrence and \$2,000,000 in the aggregate.

(b) Automobile Liability: Insurance Services Office Form Number CA 0001 covering, Code 1 (any auto), or if Licensee has no owned autos, Code 8 (hired) and 9 (non-owned), with limits no less than \$1,000,000 per accident for bodily injury and property damage.

(c) Workers' Compensation insurance as required by the State of California, with Statutory Limits, and Employer's Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease.

6.2 Other Insurance Provisions. The insurance policies are to contain, or be endorsed to contain, the following provisions:

(a) Additional Insured Status. The Licensor and City Representatives, (as defined in Section 7, below) are to be additional insureds on the CGL policy with respect to liability arising out of Licensee's use of the Premises. General liability coverage can be provided in the form of an endorsement to the Licensee's insurance (at least as broad as ISO Form CG 20 10 11 85 or both CG 20 10 and CG 20 37 forms if later revisions used).

(b) Primary Coverage. For any claims related to this Agreement, the Licensee's insurance coverage shall be primary insurance as respects the Licensor/City Representatives. Any insurance or self-insurance maintained by the Licensor/City Representatives, shall be excess of the Licensee's insurance and shall not contribute with it.

(c) Contractors and Subcontractors. Licensee shall require and verify that all contractors and subcontractors maintain insurance meeting all the requirements stated herein, and Licensee shall ensure that Licensor/City Representatives are additional insureds on insurance required from contractors/subcontractors. For CGL coverage contractors and subcontractors shall provide coverage with a format least as broad as CG 20 38 04 13.

(d) Notice of Cancellation. Each insurance policy required above shall state that coverage shall not be canceled, except with notice to the City.

(e) Waiver of Subrogation. Licensee hereby grants to City a waiver of any right to subrogation which any insurer of said Licensee may acquire against the City by virtue of the payment of any loss under such insurance. Licensee agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation provided such endorsement is available on commercially reasonable terms, but this provision applies regardless of whether or not the City has received a waiver of subrogation endorsement from the insurer.

(f) Deductibles and Self-Insured Retentions. Any deductibles or self-insured retentions must be declared to and approved by the City. The City may require the Licensee to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention.

(g) Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to the City.

(h) Deductibles. All such insurance shall have deductibility limits of not greater than \$50,000.00 unless otherwise approved by the City.

(i) Verification of Coverage. Licensee shall furnish the City with original certificates and amendatory endorsements or copies of the applicable policy language providing the insurance coverage required above. All certificates and endorsements are to be received and approved by the City before exercise of the Permitted use commences. However, failure to obtain the required documents prior to the exercise of the Permitted Use shall not waive the Licensee's obligation to provide them. The City reserves the right to require complete copies of all required insurance policies, including endorsements, required by these specifications, at any time.

(j) Occurrence Basis Coverage. All policies shall be written on an occurrence basis unless otherwise approved by the City.

7. Indemnification. From and after the execution of this Agreement, Licensee hereby agrees to indemnify, defend, protect and hold harmless, with counsel of the Licensor's choosing, the City and any and all predecessors, successors, assigns, agents, officials, employees, members, independent contractors, affiliates, principals, officers, directors, attorneys, accountants, representatives, staff, and council members of the City collectively, the "City Representatives", and each of them, from and against all claims, including any claims from any third party beneficiary to this Agreement, causes of action, liabilities, losses, damages, injuries, expenses, charges, penalties, or costs, of whatsoever character, nature and kind, (including attorney's fees and costs incurred by the indemnified Party with respect to legal counsel of its choice), whether to property or to person(s), and whether by direct or derivative action, known or unknown, suspected or unsuspected, latent or patent, existing or contingent (collectively "Losses and Liabilities"), related directly or indirectly to, or arising out of or in any way connected with any of the activities of Licensee, its agents, employees, licensees, lessees, representatives, invitees, contractors, subcontractors or independent contractors on the Premises. This indemnification requires Licensee to indemnify the City and any and all City Representatives from and against all Losses and Liabilities, including attorneys' fees, arising out of the use or release of any Hazardous Substances on the Premises by Licensee. Licensee's obligation to defend shall arise regardless of any claim or assertion that the City caused or contributed to the Losses and/or Liabilities, provided, however, that Licensee's liability under this Section 7 will be limited to the extent of any contributory negligence of Licensor.

8. Term, Termination and Remedies. The License shall commence as of the Effective Date of this Agreement, and shall automatically terminate on **December 8, 2016**. Notwithstanding the foregoing, upon written request by Licensee, the City Manager, at his sole discretion, may grant one, three-month extension to this Agreement. Notwithstanding the foregoing, at any time, for any reason, the Licensor may, at its sole and absolute discretion, terminate this Agreement without cause, upon 30 days' written notice to Licensee. Further, in the event Licensor sells or transfers the Premises during the term of this Agreement, this Agreement shall terminate upon seven (7) days written notice to Licensee. In addition, if Licensee shall be in breach of any of its obligations under this Agreement and shall fail to cure such breach within ten (10) business days of written notice from Licensor specifying the nature of any such breach, Licensor shall have the right to terminate this Agreement upon written notice to Licensee. Licensee acknowledges that this License is solely a license, and that Licensee has no rights as an owner, purchaser or tenant by virtue thereof. Upon termination of the Agreement, Licensee shall promptly vacate the Premises and comply with the provisions of Section 3 above. No termination or expiration of this License shall relieve Licensee of its obligations hereunder.

9. Inspection and Access to Premises. Licensor and any of its duly authorized representatives, employees, agents or independent contractors shall be entitled to enter the Premises, to show the Premises to potential purchasers, to inspect the premises, to inspect Licensee's use of the Premises, and for any other purpose, at any time

10. Assignability. This License cannot be assigned by Licensee whether voluntarily or by operation of law, and Licensee shall not permit any use of the Premises, or any part thereof during the Term of this License in violation of the provisions of this License, except with the consent of Licensor (which shall not be unreasonably withheld, conditioned or delayed), and any attempt to do so shall be null and void.

11. Cost of Enforcement. In the event it is necessary for either Party to employ an attorney or other person or commence an action to enforce or interpret any of the provisions of this License or for Licensor to remove Licensee from the Premises, the non-prevailing party agrees to pay to the prevailing party, in addition to such other relief as may be awarded by the court, City or other authority before which such suit or proceeding is commenced, all reasonable costs of enforcement in connection therewith including, but not limited to, reasonable attorneys' fees, expenses and costs of investigation.

12. Notices. All notices, consents, approvals, requests, demands and other communications provided for herein shall be in writing and shall be deemed to have been duly given upon the earlier of when personally delivered or served or twenty-four (24) hours after being deposited with FedEx or any other established overnight courier service to the intended party addressed as follows:

Licensor:	Paul Philips City Manager 15625 East Stafford Street, Suite 100 City of Industry, CA 91744 Tel: (626) 333-2211 paul@cityofindustry.org
With a Copy to:	James M. Casso, City Attorney Casso & Sparks, LLP 13200 Crossroads Parkway North, Suite 345 City of Industry, CA 91746 Tel: (626) 269-2980 jcasso@cassosparks.com
Licensee:	Tom Coleman, General Manager Rowland Water District 3021 Fullerton Road Rowland Heights, CA 91748 Tel (562) 697-1726

13. No Liability of Licensor. Licensee and Licensor acknowledge and agree that Licensee is entering into the Premises prior to the transfer of the Premises to Licensee and that Licensee does so at its sole risk and expense. The provisions hereof shall inure to the benefit of Licensor's and Licensee's successors and assigns including any Mortgagee.

14. Miscellaneous. This Agreement constitutes the entire agreement between the Parties hereto pertaining to the subject matter hereof, and all prior and contemporaneous agreements, representations and understandings of the Parties hereto, oral or written, are hereby superseded and merged herein. No supplement, modification or amendment of this Agreement shall be binding unless in writing and executed by the Parties hereto. No waiver of any of the provisions of this Agreement shall be deemed or shall constitute a waiver of any other provisions, whether or not similar, nor shall any waiver be a continuing waiver. No waiver shall be binding unless executed in writing by the Party making the waiver. The indemnifications under this Agreement, the obligations of Licensee hereunder to remove liens and Licensee's obligations hereunder with respect to vacating and repairing the Premises shall survive the expiration or termination of the License Term. This Agreement shall be construed and enforced in accordance with, and governed by, the laws of the State of California. Any action brought concerning this Agreement shall be brought in the appropriate court for the County of Los Angeles, California. Each Party hereby irrevocably consents to the jurisdiction of said court. Licensee hereby expressly waives all provisions of law providing for a change of venue due to the fact that the City may be a party to such action, including, without limitation, the provisions of California Code of Civil Procedure Section 394. Licensee further waives and releases any right it may have to have any action concerning this Agreement transferred to Federal District Court due to any diversity of citizenship that may exist between City and Licensee. The headings of this Agreement are for purposes of reference only and shall not limit or define the meaning of the provisions hereof. This Agreement may be executed in any number of counterparts, each of which shall be an original, and all of which shall constitute one and the same instrument. Neither this instrument nor a short form memorandum or assignment hereof shall be filed or recorded in any public office without Licensor's or Licensee's prior written consent.

15. Authority. Each person executing this Agreement hereby represents and warrants (i) their authority to do so, and (ii) that such authority has been duly and validly conferred.

(SIGNATURES ON FOLLOWING PAGE)

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the Effective Date.

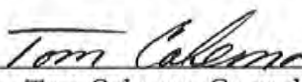
“LICENSOR”

“LICENSEE”

CITY OF INDUSTRY

ROWLAND WATER DISTRICT

By: 
Paul Philips, City Manager

By: 
Tom Coleman, General Manager

ATTEST:


~~Chief Deputy City Clerk~~
Diane M. Schlichting, Chief Deputy City Clerk

APPROVED AS TO FORM:

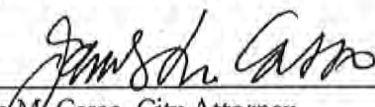
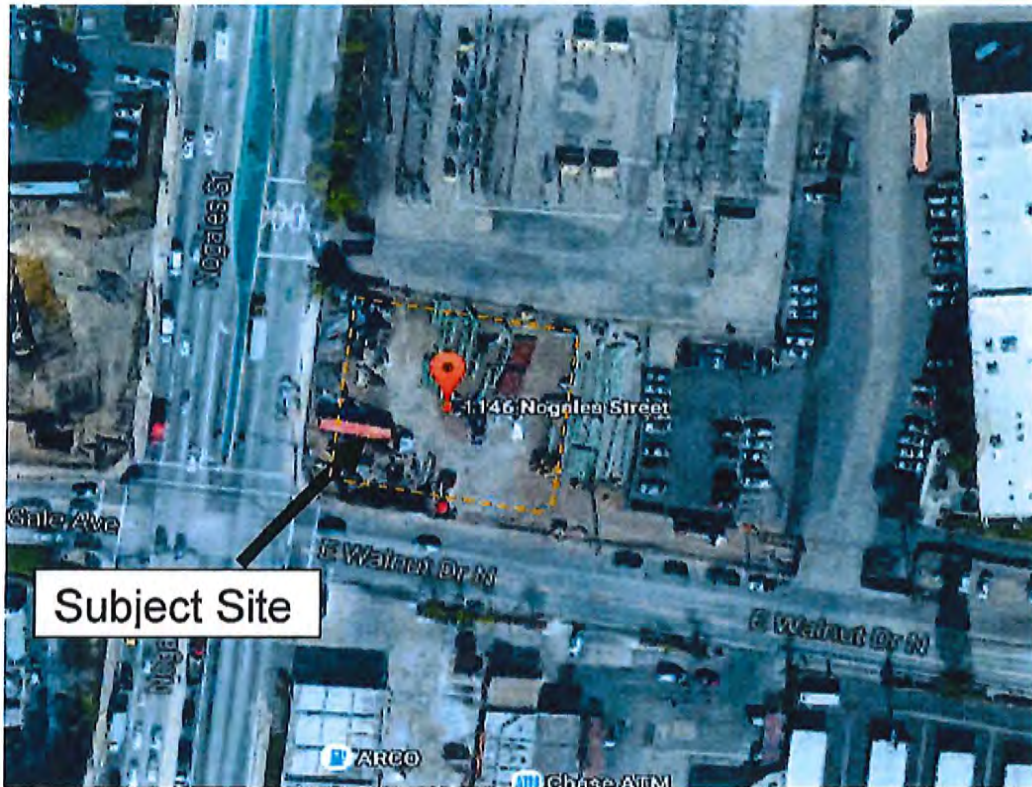

James M. Casso, City Attorney

EXHIBIT A

Legal Description

Assessor's Parcel Number (APN) no. 8760-002-908 located at 1146 Nogales Street, City of Industry, CA 91748. The staging area may include materials and equipment such as conduits, casing, fittings, steel plates, backhoe, excavator, side boom, dump truck and cargo containers or miscellaneous items. The area identified in the map below by an arrow and defining orange lines identifies the area of the Premises, where the Permitted Use shall occur.

Location Map – 1146 Nogales Street



CITY COUNCIL

ITEM NO. 6.5



MEMORANDUM

To: Honorable Mayor Radecki and Members of the City Council

From: Paul J. Philips, City Manager *Paul J. Philips*

Staff: Alex Gonzalez, Director of Development Services and Administration *AG*
Lisette Calleros, Funding Program Consultant, Avant Garde Inc.

Date: May 25, 2017

SUBJECT: Consideration of Addendum No. 1 to the TIGER Grant Agreement with the U.S. Department of Transportation for the SR-57/60 Confluence Project

In connection with the SR57/60 Confluence at Grand Avenue, it is necessary for the City to enter and amend the current TIGER Grant Agreement with the U.S. Department of Transportation. On March 29, 2016, both parties entered into an agreement, defining the terms, project funding, scope of work, project schedule, reporting requirements, and expenditure guidelines. The City secured \$10 million in TIGER Discretionary grant funds for a 28% share in project costs related to construction and construction support services. The remaining 72% share is to be funded with Los Angeles County Metropolitan Transportation Authority (METRO) Local Prop C sales tax funds and local funds in the form of bond proceeds from the Successor Agency to the Industry Urban-Development Agency. The total project costs are estimated at \$36,639,509.

This addendum is necessary to update the project schedule, outcomes and performance measurement and reporting period dates, and official contacts.

Addendum No. 1 includes the following updates:

- Section 1.3 was revised to correctly match the words with numerical amount of \$2,500,000.
- Section 3.1.3 revised the Project Outcomes Report submittal deadline to September 12, 2024.
- Section 3.5 updated the FHWA California Division contact information.
- Section 5.1.2 revised the deadline to begin construction date to December 5, 2016.
- Section 5.1.3 revised the deadline to expend grant funds date to May 31, 2017.

- Attachment D revised the Interim Performance Measures accurate as of date to July 12, 2019 and submittal deadline to September 12, 2019.
- Section 2.2 and Attachment B were updated to include the following project schedule:

Phase I (On Ramp)

Actual Completion of NEPA:	March 25, 2011
Actual PS&E Approval:	June 24, 2015
Actual Construction Start Date:	March 8, 2016
Planned Project Construction Substantial Completion and Open to Traffic Date:	February 7, 2018

Phase II (Off Ramp)

Actual Completion of NEPA:	December 11, 2013
Actual Completion of Final Design:	December 15, 2015
Actual PS&E Approval:	March 29, 2016
Actual Construction Start Date:	December 5, 2016
Planned Project Construction Substantial Completion and Open to Traffic Date:	July 12, 2018
Period of Performance End Date:	July 27, 2019
Planned Project Closeout Date:	October 27, 2020

The Addendum has been reviewed by staff and legal counsel of the City of Industry and is found to be in order.

It is hereby recommended that the City Council approve and execute Addendum No. 1.

Exhibits

- Addendum No. 1 to the TIGER Grant Agreement between the City of Industry and the U.S. Department of Transportation for the SR-57/60 Confluence Project

EXHIBIT A

Addendum No. 1 to the TIGER Grant Agreement between the City of Industry and the U.S. Department of Transportation for the SR-57/60 Confluence Project

[Attached]

ADDENDUM NO. 1

**TO THE GRANT AGREEMENT UNDER
THE CONSOLIDATED APPROPRIATIONS ACT, 2014 (Pub. L. 113-76,
JANUARY 17, 2014) FOR THE NATIONAL INFRASTRUCTURE
INVESTMENTS DISCRETIONARY GRANT PROGRAM
(FY 2014 TIGER DISCRETIONARY GRANTS)**

City of Industry

SR-57/60 Confluence Freight Corridor Bottleneck Relief Project

FHWA FY 2014 TIGER Grant No. 13

SECTION 1. PURPOSE OF ADDENDUM

- a) The purpose of this addendum, Addendum No. 1 ("Addendum") to TIGER Grant No. 13 ("Grant Agreement") is intended to and does recognize and accept changes to the project schedule, outcomes and performance measurement and reporting period dates, and official contacts for the SR-57/60 Confluence Freight Corridor Bottleneck Relief Project ("Project").
- b) This Addendum will constitute a formal amendment to the Grant Agreement which was executed by the U.S. Department of Transportation, the Federal Highway Administration (the Government" or "FHWA") and the City of Industry (Grantee" or "Recipient") (collectively the "Parties"). Except as modified, changed and supplemented by this Addendum, all terms and conditions of the original Grant Agreement shall continue in full force and effect.
- c) The following sets out the amendments to the referenced sections of the Grant Agreement.

SECTION 2. SECTION 1 OF THE GRANT AGREEMENT

Section 1.3 of the Grant Agreement is amended and restated in its entirety and will read as follows:

- 1.3 The Government, having reviewed and considered the Recipient's Application and finding it acceptable, pursuant to the Act awards a TIGER Discretionary Grant in the amount of **Ten Million Dollars** (\$10,000,000), for the entire period of performance (referred to as the "Grant"). This Grant is the total not-to-exceed amount of funding that is being provided by the Government under this Grant Agreement. For urban projects, the Recipient hereby certifies that not less than **Two Million Five Hundred-Thousand Dollars** (\$2,500,000) in non-Federal funds are committed to fund the Project in order to satisfy the Act's requirement that at least twenty percent (20%) of the Project's costs are funded by non-Federal sources. The Government's liability to make payments to the Recipient under this Grant Agreement is limited to those funds obligated

by the Government under this Agreement as indicated herein and by any subsequent amendments agreed to in writing by all parties.

SECTION 3. SECTION 2 OF THE GRANT AGREEMENT

Section 2.2 of the Grant Agreement is amended and restated in its entirety and will read as follows:

2.2 Project's Schedule Summary (for further information see Attachment B):

Phase I (On Ramp)

Actual Completion of NEPA:	March 25, 2011
Actual PS&E Approval:	June 24, 2015
Actual Construction Start Date:	March 8, 2016
Planned Project Construction Substantial Completion and Open to Traffic Date:	February 7, 2018

Phase II (Off Ramp)

Actual Completion of NEPA:	December 11, 2013
Actual Completion of Final Design:	December 15, 2015
Actual PS&E Approval:	March 29, 2016
Actual Construction Start Date:	December 5, 2016
Planned Project Construction Substantial Completion and Open to Traffic Date:	July 12, 2018
Period of Performance End Date	July 27, 2019
Planned Project Closeout Date	October 27, 2020

SECTION 4. SECTION 3 OF THE GRANT AGREEMENT

a) Section 3.1.3 of the Grant is amended and restated in its entirety and will read as follows:

3.1.3 The project Outcomes Report shall consist of a narrative discussion detailing Project successes and/or the influence of external factors on Project expectations. Recipient shall submit the Project Outcomes Report to the Government by: **September 12, 2024** which includes an *ex post*

examination of project effectiveness in relation to the Pre-project Report baselines. Recipient shall represent that the data in the Project Outcomes Report is current as of **July 12, 2024**.

b) Section 3.5 of the Grant Agreement is amended and restated in its entirety and will read as follows:

3.5 All notices or information required by this Agreement should be addressed and sent to all the Government contacts as follows:

Omar Elkassed
Senior Transportation Engineer
FHWA California Division
888 S. Figueroa St., Ste. 750
Los Angeles, CA 90017
(213) 894-6718
omar.elkassed@dot.gov

and

FHWA TIGER Program Manager
Federal Highway Administration
Office of Freight Management and Operations
1200 New Jersey Avenue, SE
Room E86-201
Washington, DC 20590
(202) 366-0857
FHWA-TIGER.Reports@dot.gov

and

OST TIGER Discretionary Grants Coordinator
United States Department of Transportation
Office of the Secretary
1200 New Jersey Avenue, SE
Washington, DC 20590
(202) 366-8914
TIGERGrants@dot.gov

Notwithstanding paragraph 5.3 of this Grant Agreement, the Government may update the contact information listed in this paragraph by written notice (formal letter) to the Recipient without the need for a formal amendment to this Agreement.

SECTION 5. SECTION 5 OF THE GRANT AGREEMENT

a) Section 5.1.2 of the Grant Agreement is amended and restated in its entirety and will read as follows:

5.1.2 The Recipient fails to begin construction before **December 5, 2016**;

b) Section 5.1.3 of the Grant Agreement is amended and restated in its entirety and will read as follows:

5.1.3 The Recipient fails to begin expenditure of Grant funds by **May 31, 2017**;

SECTION 6. ATTACHMENT B OF THE GRANT AGREEMENT

Attachment B of the Grant Agreement is amended and restated in its entirety and will read as follows:

ATTACHMENT B ESTIMATED PROJECT SCHEDULE

Phase I (On Ramp)

Actual Completion of NEPA:	March 25, 2011
Actual PS&E Approval:	June 24, 2015
Actual Construction Start Date:	March 8, 2016
Planned Project Construction Substantial Completion and Open to Traffic Date:	February 7, 2018

Phase II (Off Ramp)

Actual Completion of NEPA:	December 11, 2013
Actual Start of Right-of-Way Acquisition:	August 1, 2015
Actual End of Right-of-Way Acquisition:	February 15, 2016
Actual Start of Final Design:	June 1, 2014
Actual Completion of Final Design:	December 15, 2015
Actual PS&E Approval:	March 29, 2016
Actual Construction Contract Award Date:	September 28, 2016
Actual Construction Start Date:	December 5, 2016

Activity- Phase I	Planned Start Date	Planned End Date
Earthwork	3/8/2016	9/19/2017
Structural Section	5/3/2016	2/6/2018
Drainage	5/31/2016	10/4/2017
Specialty Items	7/25/2017	10/12/2017
Traffic Items	3/8/2016	3/12/2018
Planting and Irrigation	10/18/2016	1/26/2018
Roadside Management and Safety	2/7/2017	5/2/2018
Roadway Mobilization	3/8/2016	4/4/2016
Roadway Additions	3/8/2016	2/7/2018
Retaining Walls and Sound Walls	3/8/2016	9/25/2017
Right-of-Way	1/13/2012	11/2020
Construction Engineering and Inspection	3/8/2016	5/2/2018
Planned Closeout Date		2/7/2020

Activity-Phase II	Planned Start Date	Planned End Date
Earthwork	12/5/2016	3/15/2018
Structural Section	12/7/2016	2/20/2018
Drainage	3/20/2017	1/2/2018
Specialty Items	10/5/2016	2/20/2018
Traffic Items	12/12/2016	6/4/2018
Planting and Irrigation	8/25/2017	2/20/2018
Roadside Management and Safety	6/14/2017	11/28/2017
Roadway Mobilization	11/21/2016	11/30/2016
Roadway Additions	7/13/2016	2/20/2018
Retaining Walls and Sound Walls	3/7/2017	6/2/2017
Construction Engineering and Inspection	9/28/2016	7/27/2018
Planned Closeout Date		7/27/2020

Planned Project Construction Substantial Completion
and Open to Traffic Date: July 12, 2018

Period of Performance End Date July 27, 2019

Planned Project Closeout Date: October 27, 2020

SECTION 7. ATTACHMENT D OF THE GRANT AGREEMENT

Attachment D of the Grant Agreement is amended and restated in its entirety and will read as follows:

**ATTACHMENT D
PERFORMANCE MEASUREMENT TABLE**

Study Area: Grand Avenue On and Off Ramps.

Table 1: Performance Measurement Table

Measure	Description of Measure	Measurement Period	Reporting Period
Level of Service	<p>Level of Service (LOS) for signalized intersections is determined by the amount of control delay experienced by drivers. Based on the amount of delay a LOS is assigned ranging from A to F. Procedures for determining LOS are presented in the Highway Capacity Manual published by the Transportation Research Board.</p> <p>Measure LOS at intersection of Grand Ave and WB SR-60</p>	<p>Baseline Measurement: Annual average, accurate as of February 8, 2016</p> <p>Interim Performance Measures: Accurate as of July 12, 2019</p>	<p>Baseline Measurement: May 8, 2016</p> <p>Interim Performance Measures: For a period of 5 years, beginning September 12, 2019, annually</p>
Travel Time Savings	<p>Travel time savings for traffic measured during peak and off-peak periods as defined by the project study area.</p> <p>Measure Peak Travel Time on WB SR-60 from Diamond Bar Blvd Exit to Brea Canyon Rd Exit, & on SB SR-57 from Sunset Crossing OC to Brea Canyon Road to SR-60 diverge.</p>	<p>Baseline Measurement: Annual average, accurate as of February 8, 2016</p> <p>Interim Performance Measures: Accurate as of July 12, 2019</p>	<p>Baseline Measurement: May 8, 2016</p> <p>Interim Performance Measures: For a period of 5 years, beginning September 12, 2019, annually</p>

SECTION 8. EXECUTION OF AMENDMENT

There are four (4) identical counterparts of this Amendment in typewritten hard copy; each counterpart is to be fully signed in writing by the parties and each counterpart is deemed to be an original having

identical legal effect. When signed and dated by the authorized official of the Government, this instrument will constitute an amendment to the Grant Agreement. Except as modified, changed, and supplemented by this Amendment, all terms of the original Grant Agreement shall continue in full force and effect. Upon final execution of this Amendment by the Grantee, the effective date will be the date the Government executes this Amendment as set forth below.

EXECUTION BY THE GOVERNMENT

Executed this _____ day of _____, 201__.

Vincent P. Mammano
Division Administrator
FHWA California Division

EXECUTION BY CITY OF INDUSTRY

By signature below, the Recipient acknowledges that it accepts and agrees to be bound by this Agreement.

Executed this _____ day of _____, 201__.

By: _____ Date: _____
Mark D. Radecki
Mayor

APPROVED AS TO FORM:

By: _____ Date: _____
James M. Casso, City Attorney

EXECUTION BY STATE DEPARTMENT OF TRANSPORTATION

By signature below, the State Department of Transportation (SDOT) acknowledges that it agrees to act as a limited agent for the Recipient to assist in the receipt and disbursement of the TIGER Discretionary Grant obligated by this Agreement and to perform such other administrative and oversight duties with respect to the Grant and the Project as the Recipient and the SDOT shall agree upon between themselves. The SDOT acknowledges the fiduciary duty owed to the parties to this agreement and will promptly disburse the TIGER Grant to the Recipient at Recipient's direction and instructions. Further, the SDOT will comply with all applicable Federal laws, regulations, executive orders, policies, guidelines, and requirements as they relate to the duties it assumes under this Agreement in compliance with the terms and conditions contained herein.

Executed this _____ day of _____, 201__.

Malcolm Dougherty
Director of the California Department of Transportation

CITY COUNCIL

ITEM NO. 6.6



CITY OF INDUSTRY

P.O. Box 3366 • 15625 E. Stafford St. • City of Industry, CA 91744-0366 • (626) 333-2211

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council
FROM: Paul J. Philips, City Manager *Paul J. Philips*
STAFF: Troy Helling, Senior Planner *TH*
DATE: May 25, 2017
SUBJECT: 2017 Fireworks Sales

The City of Industry Municipal Code, Section 15.28 allows up to 20 permits for groups to sell Safe and Sane Fireworks. Below is a list of the 20 groups that will be running stands for the 2017 4th of July holiday.

- 1) Friends of Industry Sheriff's Station
- 2) Workman High School Athletic Boosters
- 3) Wilson High School Athletics Boosters
- 4) Rowland High School Huddle Club
- 5) La Puente High School Athletics
- 6) Nogales High School Regiment Boosters
- 7) Los Altos High School Quarterback Club
- 8) Lyle Olsen Memorial Foundation
- 9) North View High School Baseball Boosters
- 10) Shining Light Ministries
- 11) Cory Lidle Foundation
- 12) Knights of Columbus # 6028
- 13) Charter Oak Chargers Booster Association
- 14) The Jennifer Lenihan Memorial Scholarship Foundation
- 15) San Gabriel Valley YMCA
- 16) Kiwanis of Hacienda Heights
- 17) Whittier Host Lions
- 18) A Place of Hope
- 19) Heights Baptist Church
- 20) Elan Youth Arts

CITY COUNCIL

ITEM NO. 6.7



CITY OF INDUSTRY

P.O. Box 3366 • 15625 E. Stafford St. • City of Industry, CA 91744-0366 • (626) 333-2211 • FAX (626) 961-6795

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council

FROM: Paul J. Philips, City Manager *Paul J. Philips*

STAFF: Clement N. Calvillo, City Engineer, CNC Engineering *CNC*
Joshua Nelson, Deputy City Engineer, CNC Engineering *JN*
Upendra Joshi, Project Manager, CNC Engineering *UJ*

DATE: May 25, 2017

SUBJECT: Update Regarding the Issuance of an Excavation Permit to Southern California Edison (SCE) for a Vault Replacement on Lemon Avenue (JN-6207)

The City has received an application from Southern California Edison (SCE) for an excavation permit to replace the existing vault on Lemon Avenue just north of Lycoming Street. This vault was installed by SCE in the mid 1960's using quick set concrete. The quick set concrete in the 1960's was not as strong, and as a result, SCE has had to repair this vault several times. The vault is now cracked beyond repair. In addition, whenever there is a new connection required, SCE used to core directly through the vault and the existing steel reinforcing bars have corroded over time. Now it is to the point that this vault needs to be replaced before it fails due to insufficient structural strength.

In order to replace this vault, SCE is requesting to have an extended closure along Lemon Avenue as shown in the exhibit. SCE has requested to close the northbound curb lane for a maximum of four (4) weeks. During construction, the existing northbound curb lane will be closed. All lanes will be opened to traffic after four (4) weeks.

This report is being provided for informational purposes only.

Fiscal Impact:

No fiscal impact.

Recommendation:

Staff recommends that the City Council receive and file the excavation permit.

Exhibits:

- A. Lemon Avenue Lane Closure Exhibit
 - B. Excavation Permit Application
-

EXHIBIT A

Lemon Avenue Lane Closure Exhibit

[Attached]



EXHIBIT B

Excavation Permit Application

[Attached]

TD963564
Lemon and Lycoming

CITY OF INDUSTRY
P.O. Box 3366, City of Industry, CA 91744
Administrative Offices: 15625 E. Stafford Street
(626) 333-2211 Fax: (626) 961-6795

JN: 6207
RESTRICTED HOURS!
SEE ATTACHMENT

APPLICATION FOR EXCAVATION PERMIT

(Print project/applicant name) Southern California Edison- Maria Umana
hereby makes application to excavate in the public streets and rights of way, and City utility easements at the location described below, subject to the provisions of the ordinances of the City of Industry and THE ATTACHED REQUIREMENTS.

In consideration of the granting of this permit, it is further agreed by the applicant that the City of Industry and any of its officers or employees shall be saved harmless by the applicant from any liability or responsibility for any accident loss or damage to persons or property, happening or occurring as the proximate result of any work undertaken under the terms of this application and the permit or permits which may be granted in response thereto, and that all said liabilities are hereby assumed by the applicant. It is further agreed that if any part of this installation interferes with the future use of the street by the general public, it must be removed or relocated as designated by the City Engineer at the expense of the permittee or his successor in interest.

Location: Lemon and Lycoming

Description of Work: Vault replacement, traffic control site specific, project duration 4 weeks.

Size of Excavation/Type of Surface: asphalt

Permanent Resurfacing: Permittee City Forces N/A

Give Franchise Number or other Right to Occupy the Public Street or City Utility Easement for this purpose: _____

Signed: *[Signature]*

Contractor: SCE or its assignees

Print Name: SCE- Maria Umana

Telephone: 626-533-2953

Address: 800 W Cienega Ave

Lic. Class: _____ # _____

City and Zip Code: San Dimas, CA 91773

Workers' Compensation Insurance:

Telephone 626-533-2953

On File

Attached

PERMIT REQUIRED PRIOR TO COMMENCING WORK

PERMIT

Permit Issued: Date _____ By EJ SAUCEDO No. E-71-17

Permit Fee \$ 0 Bond Amount 0 Checked By _____ Date _____

Make check payable to "City of Industry". This permit is nontransferable and is valid for six months from date of issuance. A copy of this permit is required on the job site at all times when work is in progress. **INSPECTION IS REQUIRED:** Call (626) 333-0336 at least 24 hours prior to start of any work. To validate this permit, permittee must obtain an inquiry identification number from Underground Service Alert at 1-800-422-4133.

Inquiry Identification Number: _____

COMPLETION NOTICE

When work is completed fill out copy and send to City Engineer's Office at above address.

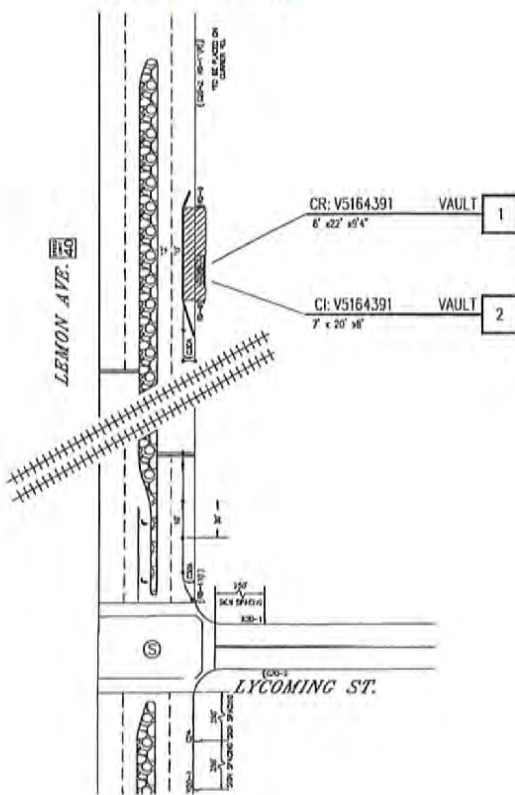
Work Completed: _____
Company/Signature/Date Completed

Work Accepted by City of Industry: _____
Signature/Date

Work remains the responsibility of PERMITEE until accepted by the City.

VAULT REPLACEMENT

NIGHT WORK
(AFTER 3PM)



PROPOSED
WORK AREA

Work area from 2:00am to 5:00am for 3 weeks.



LEGEND

	UTILITY LINES
	STREET NAME
	CONSTRUCTION AREA
	EXISTING VAULT
	NEW VAULT



REV	DATE	DESCRIPTION	BY

TRAFFIC CONTROL PLANS	

SCALE: 1" = 40'
SHEET 2 OF 2
DWG NO. 10983564

LEMON AVE.
NORTH OF
LYCOMING ST.
CITY OF ROBERTS COUNTY

CITY COUNCIL

ITEM NO. 6.8



CITY OF INDUSTRY

P.O. Box 3366 • 15625 E. Stafford St. • City of Industry, CA 91744-0366 • (626) 333-2211 • FAX (626) 961-6795

MEMORANDUM

TO: Honorable Mayor Radecki and Members of the City Council
FROM: Paul J. Philips, City Manager *Paul J. Philips*
STAFF: Clement N. Calvillo, City Engineer, CNC Engineering *CNC*
Joshua Nelson, Deputy City Engineer, CNC Engineering *gm*
DATE: May 25, 2017
SUBJECT: Presentation and Discussion Regarding the Capital Improvement Projects Citywide (MP 17-11)

Background:

On September 22, 2016, the City of Industry awarded a Professional Services Agreement to C & C Engineering ("CNC") for Engineering Staff Support Services. The Engineering Staff Support agreement included, but was not limited to, engineering staff support for daily operations and activities, program management, project management, professional engineering and design services, and construction management

Discussion:

CNC staff has worked closely with City of Industry staff and has been responsible for providing engineering design and construction support for various Capital Improvement Program projects. These projects are all at various stages of design or construction. The following is a list of those projects:

- Walnut Drive South Storm Drain and Street Widening
- Annual Slurry Seal Project
- Crossroads Parkway Reconstruction
- Bonelli Street Reconstruction
- Unruh and Don Julian Reconstruction
- San Jose Avenue Reconstruction
- Arenth Avenue Reconstruction
- Reconstruct Portions of Bixby Drive and Chestnut Street
- Rowland Avenue Reconstruction
- Azusa Avenue Bridge Painting
- Don Julian and 6th Avenue Traffic Signal and Intersection Modifications
- Nelson and Sunset Avenue Traffic Signal and Intersection Modifications
- Nelson and Puente Avenue Traffic Signal and Intersection Modifications

- Azusa and Temple Avenue Traffic Signal and Intersection Modifications
- Ajax Avenue Storm Drain
- Catch Basin Retrofits Citywide
- New Housing at Faure Avenue and Valley Boulevard
- Diamond Bar Creek
- Lemon Avenue Improvements
- IBC Mass Grading Middle West Side Phase II
- SR 57/60 Westbound On-ramp
- SR 57/60 Westbound Off-ramp
- SR 57/60 Grand and Golden Springs
- IBC East Side Streets, Utilities, and Landscaping
- Valley Boulevard Reconstruction

CNC will be providing a status update on the capital improvement projects at the May 25th City Council meeting.

Fiscal Impact:

There is no fiscal impact associated with this item.

Recommendation:

Staff recommends that the City Council receive and file the report.

Exhibits:

- A. Presentation to be provided at the City Council meeting.

PJP/CC/JN:af

CITY COUNCIL

ITEM NO. 6.9



MEMORANDUM

To: Honorable Mayor Radecki and Members of the City Council

From: Paul J. Philips, City Manager *Paul J. Philips*

Staff: Alex Gonzalez, Director of Development Services and Administration *AG*

Date: May 25, 2017

SUBJECT: Presentation of Economic Analysis Study of the City of Industry by the Emerson Consulting Group, Inc.

The City of Industry ("City") incorporates an area of 12.5 square miles in the San Gabriel Valley, a division of Los Angeles County. The City is zoned for commercial and industrial use and serves as a substantial base for regional employment and economic activity. Firms within the City are primarily engaged in light manufacturing, importation, warehousing, and distribution services.

As an incorporated charter city, the City is responsible for establishing procedures for enacting local ordinances and for adopting, amending and/or repealing resolutions. The City is responsible for preparing and implementing an annual budget and periodically reporting on its expenditures and the state of the City to the City Council. To meet this obligation the City requires reliable, accurate and authoritative data regarding its economic activity, growth and estimated economic impact or spillover into the region.

On August 11, 2016 the City Council approved a professional services agreement with Emerson Consulting Group, Inc., to develop an updated economic analysis of the City. The data and analysis focused on estimating the City's current economic profile and its impact on the region. The data and its analysis will enable the City to report on its activities and economic consequences, and also assist the Council in assessing probable impacts of policy options, ordinances, and/or resolutions under consideration by the City Council, as necessary.

The information include in the economic analysis report is as follows:

- Number of businesses and jobs in the City as compared with the County of Los Angeles;
- Industrial market segmentation using the North American Industry Classification System ("NAICS") code in the City including estimated sales and employment;
- Economic growth as compared with the County of Los Angeles;
- Estimated level of wages generated as compared with the County of Los Angeles;

- Multipliers to estimate the impact of economic activity in the City of Industry on the San Gabriel Valley and County of Los Angeles;
- Applications of the use of multipliers to assess the impact of economic activity in the City;
- The contributions and challenges that the jurisdiction has on the County of Los Angeles economy, trade and long term economic development;
- Providing ArcGIS compatible data files and maps to visualize information about the City; and
- Provide interactive maps on the Internet to visualize the analytical results, integration of the maps into the City's ArcGIS online environment.

Representatives from Emerson Consulting will provide a presentation to the City Council detailing the above referenced matters.

Fiscal Impact:

None

Recommendation:

Staff recommends that the City Council receive and file the report.

Exhibits

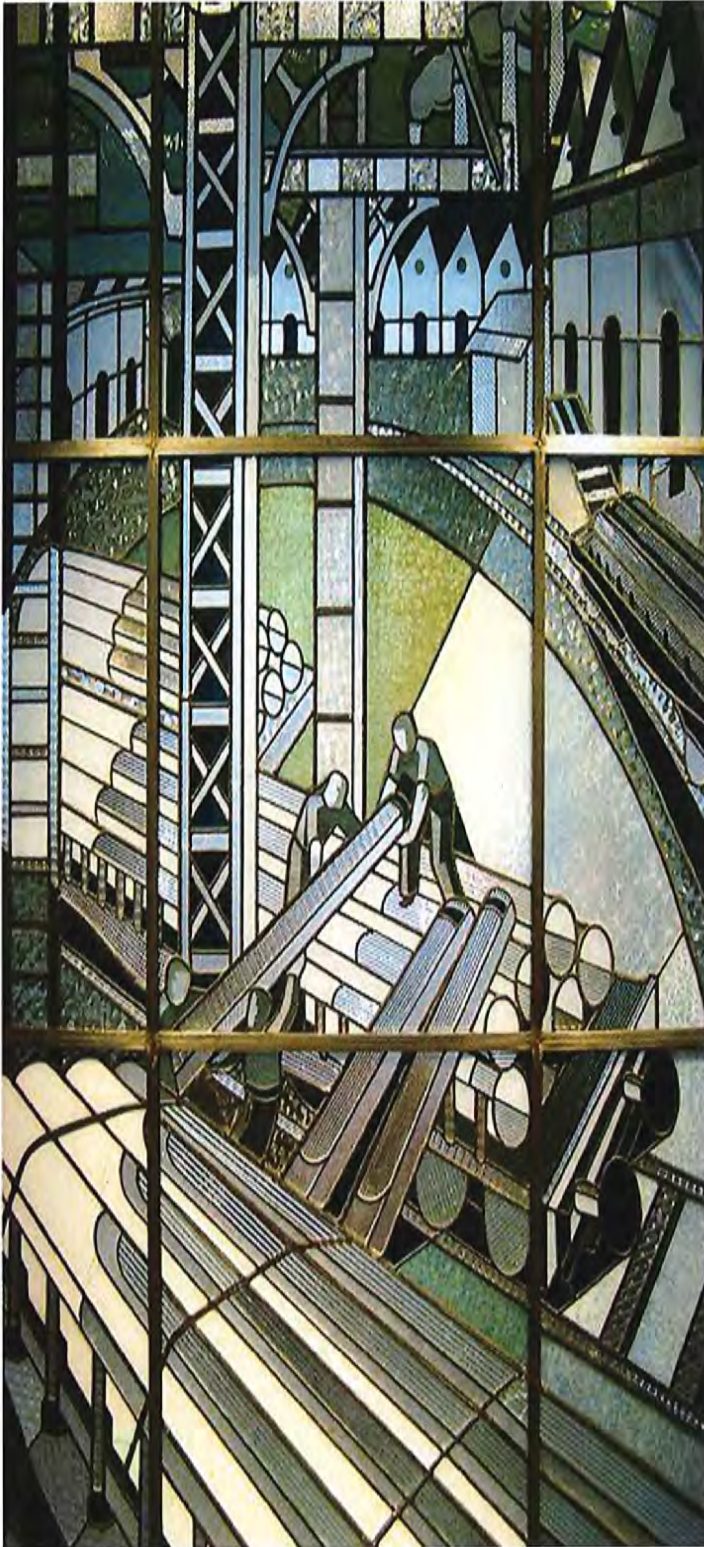
A. Economic Report for the City of Industry by Emerson Consulting Group, Inc.

PJP/AG:kw

EXHIBIT A

Economic Report for the City of Industry by Emerson Consulting Group, Inc.

[Attached]



Economic Report for the City of Industry

by
Dr. Sandra Emerson
Dr. Carsten Lange

Emerson Consulting Group, Inc.
140 North Harvard Ave. #1952
Claremont, CA 91711

Parker G. Emerson,
President

Contract #: 1-EMERSON 16-01

Parker G. Emerson is the President of Emerson Consulting Group, Inc. Previously he owned and operated Emerson Music Publishers, Inc., for 18 years, selling it in 2009. He has also been an independent training and development consultant working with Rand Corp, UCLA, and others. He worked for API Security, Inc. for eleven years as their Technical Support Group Manager, their Quality Assurance Manager, and their Training and Development Manager. He was Manufacturing Manager at Electron Beam Welding, and Senior Production Planner at Sargent Industries. He served in the U.S. Navy for ten years, primarily as Electronic Technician 1st Class (Submarine Qualified) as Battle Stations Navigation Center Supervisor on nuclear missile submarines. Parker earned his MBA from the University of Southern California and his B.S. in Business Administration (cum laude) from Old Dominion University, Norfolk, VA, while working full time and while in the U.S. Navy, respectively.

Dr. Sandra Emerson, is a professor in the Department of Political Science and Director of the Master in Public Administration program at California State Polytechnic University, Pomona. In a professional capacity, she has been a researcher for the Department of Labor, Health, Education and Welfare, and the Office of Economic Opportunity in the areas of public administration and public policy. In addition she was the program administrator for Medicare Part B, a consultant with Southern California Edison, and a budget and program analyst with Norfolk, Virginia. She is the author of the text, *The Public Administration Companion*, and has published scholarly articles in social sciences and public policy. She holds a Ph.D. and MPA from USC's School of Public Administration and has an M.A. and B.A. in political science from Temple University in Philadelphia PA.

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Executive Summary

This report describes the land use, residential population, businesses, and economic activity in the City of Industry and analyzes the impact of the City of Industry on Los Angeles County and the San Gabriel Valley. Within each section, the report 1) identifies study questions, 2) discusses the data sources used, and 3) provides our analysis and findings.

Parcels in the City of Industry

There are 2,561 parcels of land in the City of Industry of which 716 are for public or special use (streets and medians, rail lines, waterways, etc.) and produce no tax revenues. The City of Industry collects \$51 million in revenue. The primary sources of revenues are: sales taxes (62%, \$31.8 million), interest income (17%, \$8.5 million), licenses and permits (5%, \$2.8 million), and property taxes (5%, \$2.3 million).

Residential Population

There are 73 households with a total of 219 residents living in the City of Industry. The households are scattered throughout the city, with most located in the western half of the city. 53% of the residents are Hispanic, 27% are younger than 18, and 30% live in houses which they own.

Businesses

There are about 3,000 businesses and organizations operating in the City of Industry generating employment for over 67,000 people and total sales of over \$31 billion. The largest number of businesses are in Retail Trade (20%), Wholesale Trade (14%), and Manufacturing (10%); however, when it comes to sales dollars, Retail Trade makes up only 11% while Wholesale Trade is 63%, and Manufacturing is 12% of total sales dollars. 22% of employment is in Retail Trade, 21% is in Manufacturing, and 16% is in Wholesale Trade. By 2012 the City of Industry had largely recovered from the Great Recession of 2008 in terms of number of businesses, sales, and wages, but not in total employment. However, by 2016 all sectors are predicted to have recovered.

Economic Impact/Contribution Analysis

The businesses sales and salaries of employees within the City of Industry represent only a fraction of the overall impact the City of Industry has on the local economy. This is because production of goods and services within the City of Industry require intermediate goods and services from the surrounding communities and, in addition, income generated within the City of Industry generates further demand and employment in the surrounding communities. The total contribution of the City of Industry to the Los Angeles County region is 209,000 jobs, \$19 billion of labor income, and \$52 billion of sales. The total contribution of the City of Industry to the San Gabriel Valley is 215,000 jobs, \$19.6 billion of labor income, and \$54.5 billion of sales. The total tax contribution of the City of Industry is \$11.5 billion which is almost evenly split between federal and state/local taxes.

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1 Introduction

This report describes the economic activities in the City of Industry and analyzes their impact on Los Angeles County and the San Gabriel Valley. Each section of the report 1) identifies study questions, 2) discusses sources used, and 3) provides our analysis and findings.

The report is organized from the ground up. Section 2 summarizes how parcels are defined and the implications for the city's revenue. Section 3 quantifies and describes the residential population. Section 4 analyses the businesses and industries of the City of Industry based primarily on NAICS codes (North American Industrial Classification System). Section 5 estimates the impact of the City of Industry's economic activity on Los Angeles County and the San Gabriel Valley using the IMPLAN system. Section 6 summarizes this study's findings and conclusions.

2 Parcels in the City of Industry

2.1 Study Questions

The questions addressed below are:

- What are the City of Industry's revenue sources?
- How are the parcels in the City of Industry categorized?
- What is the land area use by residents?

2.2 Sources Used

The data used to address the questions above were from the following sources:

- City of Industry 2016-17 Adopted Budget
- City of Industry Housing Element 2013-2021
- County of Los Angeles Assessor's Office Property Tax Report by Parcel for 2009
- Los Angeles County Assessor's Office Parcel file for 2014-15.
- U.S. Census Bureau 2010, Profile of the General Population and Housing Characteristics

2.3 Analysis and Findings

The City of Industry collects \$51 million in revenue. The three major sources of revenue are: **sales taxes** (\$31.8 million, 62%), **interest income** (\$8.5 million, 17%), and **property taxes** (\$2.3 million, 5%).

Licenses and permits account for \$2.8 million (or 5%) and **all other sources** of revenue account for \$4.6 million (or 9%). Based on the documentation from the County of Los Angeles, there are 2,561 parcels of land in the City of Industry. There are no-tax related data for 716 parcels. These 'null' or non-revenue parcels are public walkways, medians, Union Pacific rails, San Jose Creek, San Gabriel River, public landscaping, and flood control areas. Also the County indicates that among the "null" properties are 12 parcels outside of the City which are in the City's "area of influence" (see Figure 2.1, which is also available as an interactive map on the Internet).

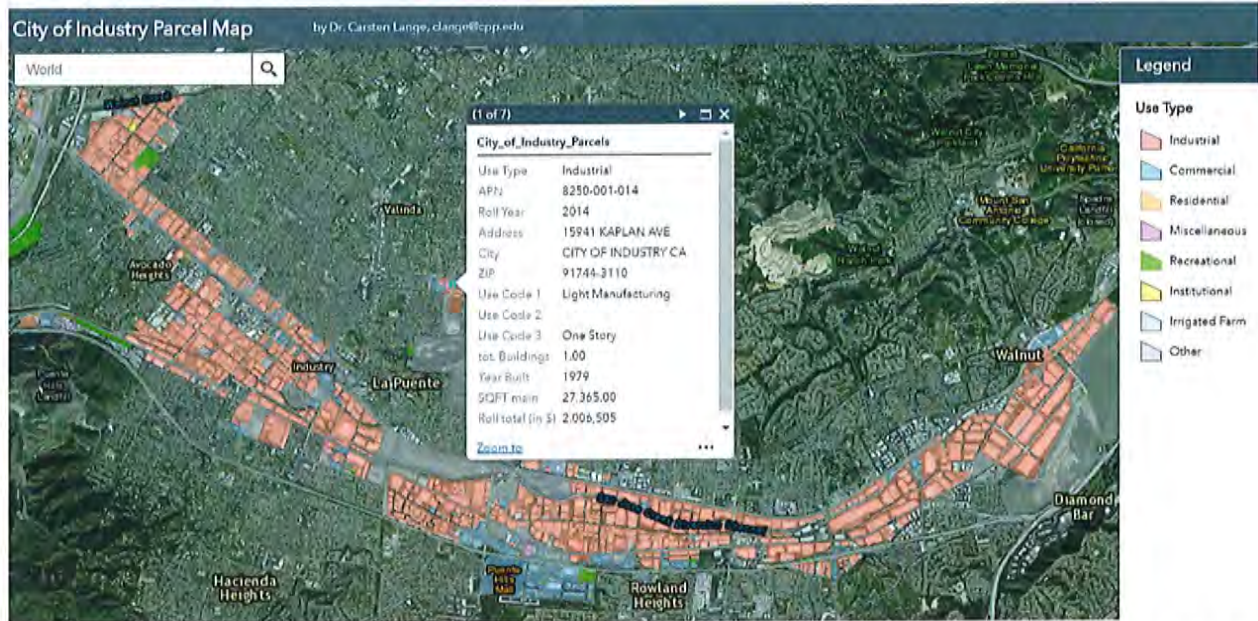


Figure 2.1: Parcel Map for the City of Industry

[Click here for interactive map](#)

The Los Angeles County roll book for the City of Industry includes 157 parcels that are in six other political jurisdictions: La Puente, El Monte, Diamond Bar, Pico Rivera, Baldwin Park, and Pomona. The net number of parcels in the City of Industry is 1,688 of which 1,407 are for commercial/industrial use and 281 parcels that are identified on county records as residential use. Land use may be different from how a parcel is zoned. Figure 2.1 shows the parcels of the City of Industry.

It should be noted that Los Angeles County holds property owners responsible for the accuracy of the parcel tax data. Owners may challenge the assessed rate by using a web link at: <http://assessor.co.la.ca.us/extranet/datamaps/pais.aspx>.

The correctness of the county's parcel taxes lies with the property owner and not the county or the City of Industry. All land within the City of Industry currently is assigned one of six possible zone designations: 1-Industrial; 2-Industrial-Public Building; 3-Industrial with Manufacturing-Commercial Overlay; 4-Commercial; 5-Commercial – Adult Business Overlay; and 6-Automobile Zone.

3 Population of the City of Industry

3.1 Study Questions

- > What is the best residential data source for the City of Industry?
- > What is the population of the City of Industry?
- > What are the characteristics of the City of Industry's population?

3.2 Sources Used

The population figures presented in this report are based on the 2010 U.S. Decennial Census.

The most complete and accurate count of U.S. (and the City of Industry) population is the Decennial Census conducted by the U.S. Census Bureau in every year ending in "0" as required by the U.S. Constitution, Article I, Section 2. The City of Industry is comprised of census blocks. A review of census blocks indicates there are typically only a few persons per block (less than 50) in the City of Industry.

The U.S. Census Bureau is required to keep individual census data confidential for 72 years. The data is used for congressional redistricting and purposes approved by Congress for specified federal departments and agencies. Until the 72-year "blackout period" has passed, data about individuals are publicly available only in an aggregate form, e.g. data about the average, but not the actual number of persons per household. The data are organized and archived so that it is not feasible to determine information about specific households. Statistics are available for relevant geographic areas, e.g. cities, counties, and states, which may be subject to statistical errors due to incomplete, incorrect, and/or lost census surveys.

Public and private agencies that sell and/or provide census data for users are drawing on data published by the U.S. Census Bureau and are typically not collecting original data. One reason for the reliance on the federal census is cost. In 2010 the federal government spent \$13 billion to count 308 million persons. The average cost per household was \$41.11 (see <http://www.genealogybranches.com/censuscosts.html>).

The methodology used and data collected by the U.S. Census Bureau has changed over time. In 2010 the U.S. Census Bureau collected its data in two distinct ways: the Decennial Census and the American Community Survey (ACS).

The Decennial Census is the enumeration of the entire population required by the U.S. Constitution every ten years and uses a short form with ten questions that is sent to every household in the U.S. The 2010 Decennial Census captures the number of people living at a single address and their name, sex, age, date of birth, race, ethnicity, relationship to the head of household, and housing tenure.

The American Community Survey (ACS) provides current data about all communities every year, rather than once every 10 years, and contains additional questions that provide more detailed socioeconomic information about the population. However, the ACS is sent to a small percentage of the population (about one in six households) on a rotating basis throughout the decade. No household will receive the

long ACS survey more often than once every five years. For areas with a population less than 20,000, only 5-year ACS estimates are available. Since the City of Industry has such a small population, the American Community Survey has a large margin of error and thus does not provide data that is useful for our analysis.

The challenge for the City of Industry regarding population data is getting data that are specific to the jurisdiction, relevant to jurisdictional needs, complete, and correct. The small number of households is both an advantage and disadvantage. An ideal survey would include 73 of the 73 households. However, it is highly unlikely that 100% participation can be achieved. Theoretically if one wanted to be reasonably confident that a survey represented the City of Industry then 68 of the 73 households would need to be surveyed. The survey data needed might include some of the questions in the U.S. Census Bureau's ACS form but would need to be supplemented with questions that met the specific needs of the City of Industry: quality of services provided, community concerns, unmet needs, etc.

Actual survey information may be provided by research firms and/or by college and university research centers. Private firms tend to specialize in marketing data and/or household consumption while public survey resources focus on agency/public policy concerns.

3.3 Analysis and Findings

Population Characteristics

The Census characteristics of the population are as follows (see Table 3.1; for more details see Appendix on page 30):

- > Total population is 219.
- > 73 % of the population is over 18. There are 59 persons under 18.
- > 53 % are Hispanic.
- > Approximately 70% of residents are renters and 30% are homeowners.

The age distribution and the percentage of Hispanic residents in the City of Industry are similar to that found in Los Angeles County. LA County has a somewhat smaller percentage of Hispanics. The percent of the population that is under 18 years old, and the percentage of the population that is Hispanic are both higher for City of Industry than for Los Angeles County. The percent of residents living in housing that they own is 20% lower in the City of Industry than for the general Los Angeles County population.

Year	City of Industry						
	Total Population	Avg. HH Size	Younger 18	% Younger 18	% Hispanic Population	Number of Housing Units	% Living in Owned Houses
2010	219	3.1	59	27%	53%	73	30%

Year	Los Angeles County						
	Total Population	Avg. HH Size	Younger 18	% Younger 18	% Hispanic Population	Number of Housing Units	% Living in Owned Houses
2010	9,818,605	2.98	2,402,208	24%	48%	344,507,600	50%

Data Source: 2010 Census, Profile of General Population and Housing Characteristics

Table 3.1: Population Characteristics for City of Industry and Los Angeles County

Spatial Distribution of Population

How residents are spatially distributed in the City of Industry may be seen in [Figure 3.1 on the next page](#). This figure is also available as an interactive map on the Internet. For each Census Block area the map shows the total of residents categorized by renters and homeowners.

- > There are only few areas with residents.
- > The largest concentration of population for an area is 37 residents.
- > Residents living in single-family units total 66 persons.

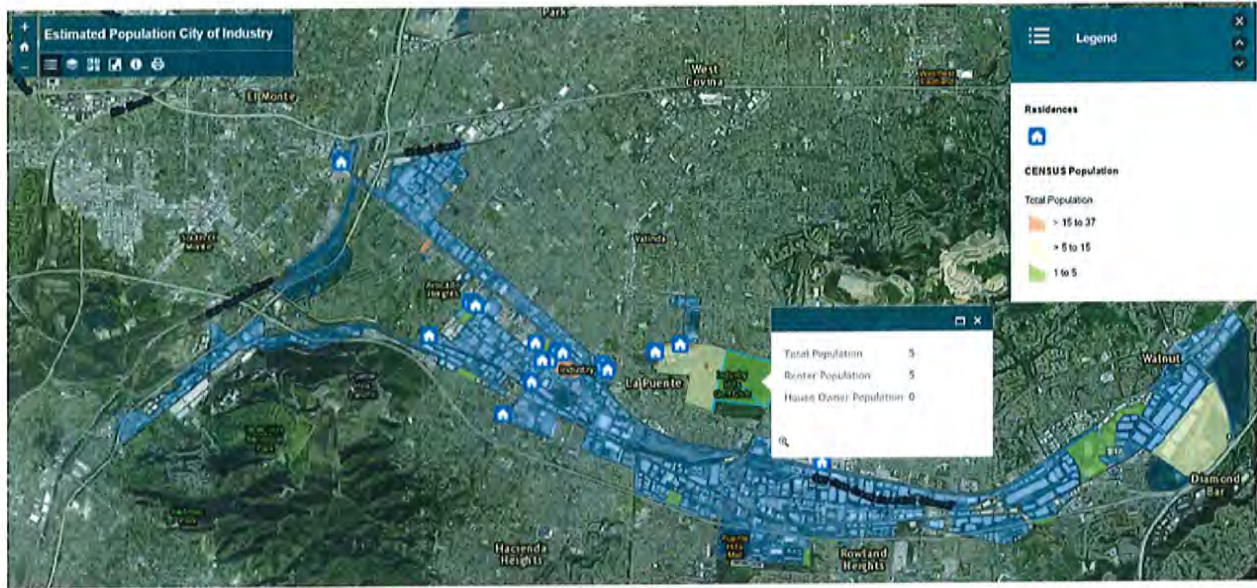


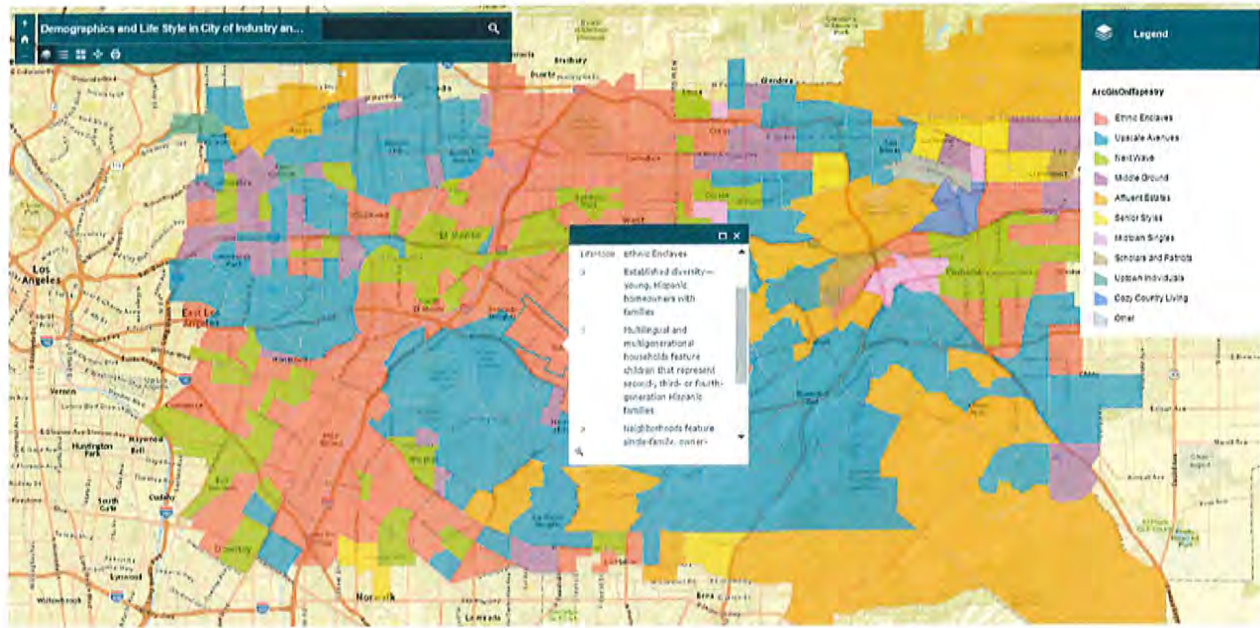
Figure 3.1: Spatial Distribution of Population in the City of Industry

[Click here for interactive map](#)

Lifestyles

Many factors determine the business climate for a city. One of these factors is the lifestyle of the city residents and the lifestyles of those around it. Lifestyles matter for future employees who either live in the city or in the vicinity. In the case of the City of Industry, lifestyles in the vicinity are particularly important because most of the people who work in the City of Industry live outside the city.

In order to analyze lifestyles in and around the City of Industry we used Tapestry Segmentation. Tapestry Segmentation is a methodology developed by Esri (Environmental Systems Research Institute) which classifies neighborhoods according to demographic and socioeconomic characteristics. The system identifies 14 LifeModes which are further classified into 67 unique segments. (see Appendix [A.2 on page 31](#) for a detailed description of LifeModes. See goo.gl/zD8n6D for a complete description of all 67 segments.). This research used Tapestry data for Census Tracts. In order to analyze the lifestyles of the City of Industry and its vicinity, we categorized the census tracts within and around the City of Industry by their dominant LifeModes and Segments (see [Figure 3.2 on the next page](#)).



Data Source: Esri 2016



Figure 3.2: Demographics and Life Style in the City of Industry and Vicinity

[Click here for interactive map](#)

The City of Industry’s dominant LifeMode is Ethnic Enclaves and the city’s dominant segment is Urban Villages (see Figure 3.2). According to Esri’s description Ethnic Enclaves/Urban Villages are multicultural, multi-generational, and multilingual. The neighborhood is characterized by older homes (most built before 1970) with lower median prices but also lower vacancy rates (see Appendix A.2 on page 31 for a detailed description).

The LifeModes for Census Tracts within and around the City of Industry are shown in Figure 3.2. An interactive map that shows the LifeModes and a detailed description for each Census Tract may be found on the Internet at <https://goo.gl/1r6EeJ>. Figure 3.2 shows that LifeModes in the north of the City of Industry are mostly Ethnic Enclaves and some Next Wave (young, diverse, hard-working urban families). LifeModes in the south of the City of Industry are described as Upscale Avenues (ambitious and hard-working married couples living in mostly older suburban enclaves).

In general, the City of Industry and its vicinity provide attractive and diverse lifestyles for future employees.

4 Businesses in the City of Industry

4.1 Study Questions

The key areas of inquiry are as follows:

- What businesses and jobs are in the City of Industry and how does it compare with Los Angeles County?
- What is the commercial/industrial market segmentation in the city and how is it reflected in terms of sales and employment?
- How does commercial/industrial market segmentation compare with the Los Angeles County and San Gabriel Valley?
- How does the City of Industry's economic growth compare with that of Los Angeles County ?
- What are the estimated wages generated by businesses in the City of Industry as compared to that of Los Angeles County?

4.2 Sources Used

The North American Industry Classification System (NAICS) is the standard used by federal statistical agencies in classifying business establishments for the purpose of collecting, analyzing, and publishing statistical data related to the U.S. economy. The data described and analyzed below was drawn from data collected by the U.S. Census Bureau. Specifically, this data is from the County Business Pattern and from the Economic Census report. In addition, predictions for 2016 are based on Census Block Apportioning by the Environmental Systems Research Institute (Esri).

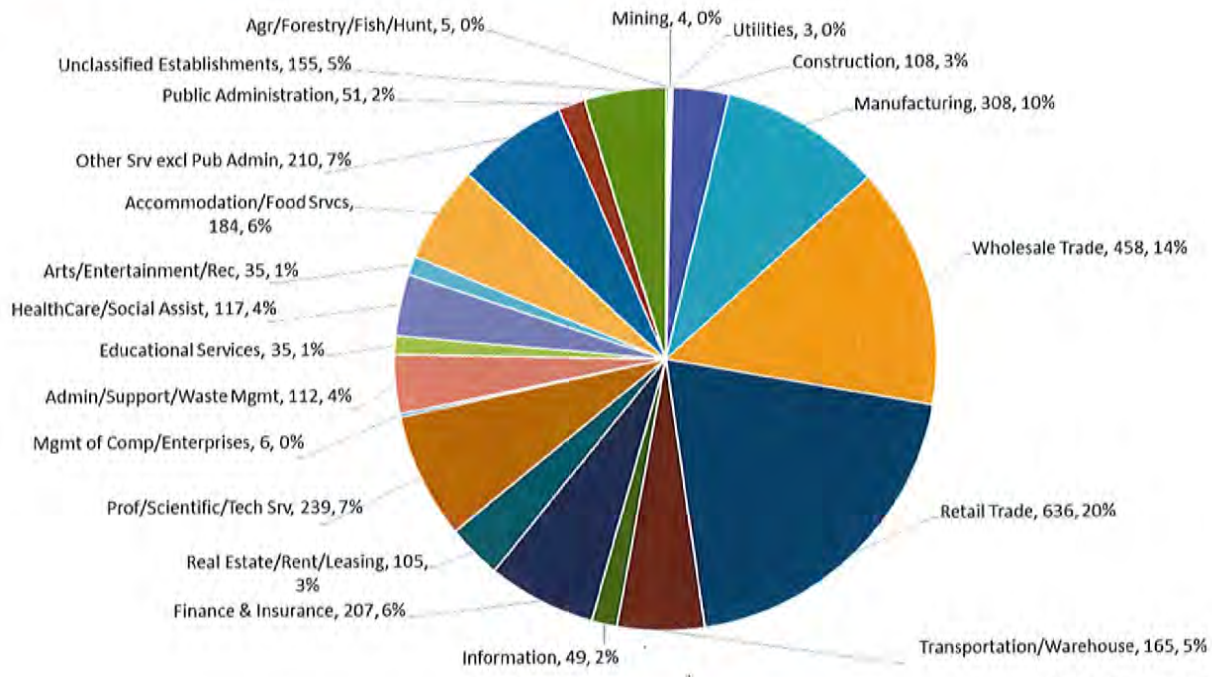
We used the 2-digit North American Industry Classification System (NAICS). It has codes for 20 major sectors of business activity (and a code for Unclassified Establishments). Sectors include everything from Agriculture, Mining, and Public Administration to Transportation and Wholesale. The NAICS codes are applicable to for-profit, non-profit, and governmental organizations.

4.3 Analysis and Findings

Overview

The City of Industry's primary economic activities are Wholesale, Retail, and Manufacturing. These industry segments account for the greatest number of firms, and employees. Wholesale is the greatest single segment of sales. Retail Trade accounts for the largest single sector for both number of employees and number of businesses in the City of Industry (see Figures 4.1 on the following page, 4.2 on page 16, and 4.3 on page 17).

Number of Businesses in the City of Industry

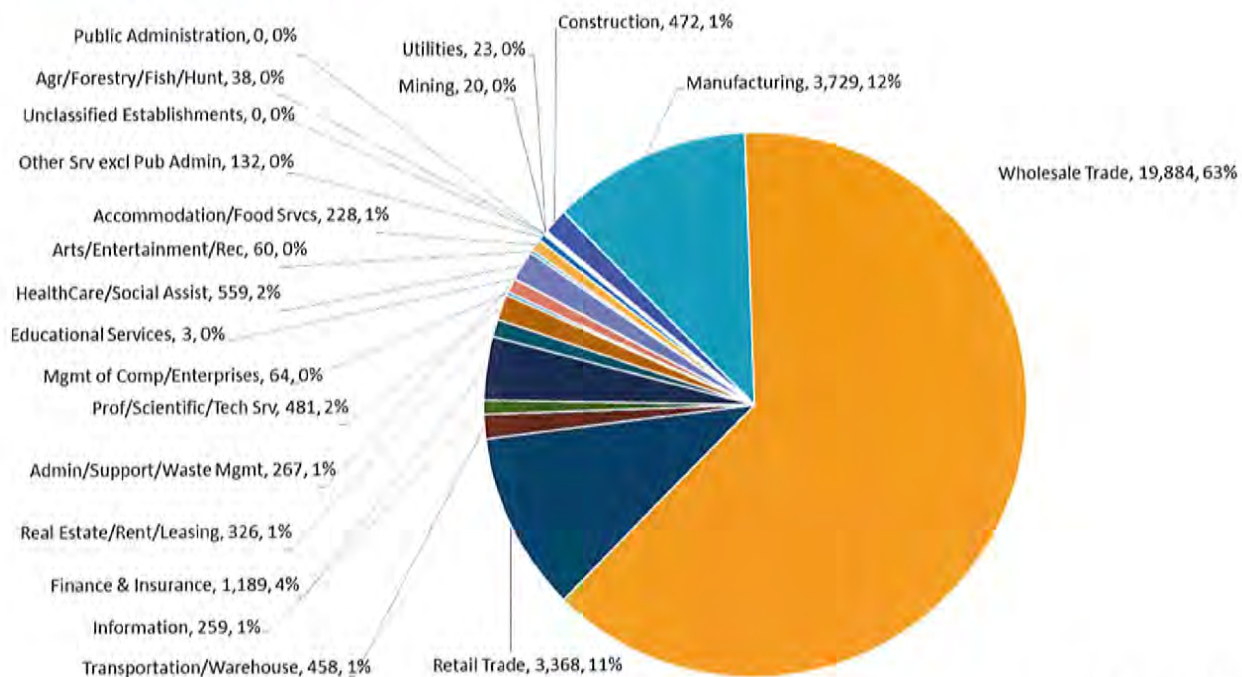


Data Source: Esri

Figure 4.1: Number of Businesses in the City of Industry Categorized by Industry (2-digit NAICS code)

The Manufacturing, Retail, and Wholesale sectors account for 44% of all the firms in the City of Industry. Most of the remaining 17 NAICS economic categories account for five percent or less of the City's firms. Somewhat larger sectors in the City of Industry are: Professional /Technical services (7%), Other Services Excluding Public Administration (7%), Finance & Insurance (6%), and Accommodation/Food Services (6%). These distributions are consistent with the data reported by MuniEnvironmental (see Appendix A.2). However, sales are a key indicator of a region's economic vigor.

Sales in the City of Industry

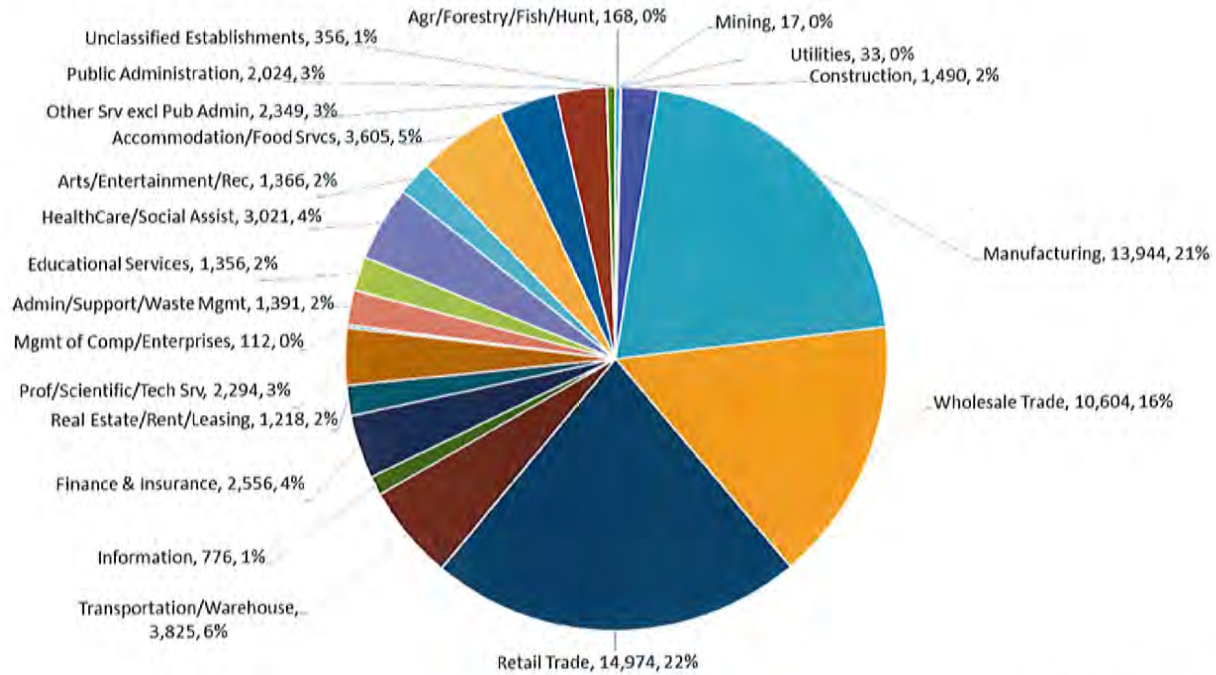


Data Source: Esri

Figure 4.2: Sales (in \$1 million) of Businesses in the City of Industry Categorized by Industry (2-digit NAICS code)

The Wholesale sector accounts for 63% of all sales (see Figure 4.2). Wholesale sales do not necessarily generate sales taxes within the City of Industry but represent the critical link between the City of Industry and the surrounding Los Angeles County. Wholesale sales are often made to retail businesses outside the City of Industry. Those retail businesses sell to customers who pay the sales taxes in their respective cities. Wholesale sales represent the lion's share of the sales activity in the City of Industry. The Manufacturing (12%) and Retail Trade (11%) sectors are also strong contributors to overall sales. Of the remaining sixteen sectors, only Finance & Insurance accounts for more than 2% of sales per NAICS category. Sales activities are also a key component in the analysis of the impact of one jurisdiction on another. In Section 5, this report will discuss the impact of the City of Industry on the surrounding areas of Los Angeles County and San Gabriel Valley in greater detail.

Employment in the City of Industry



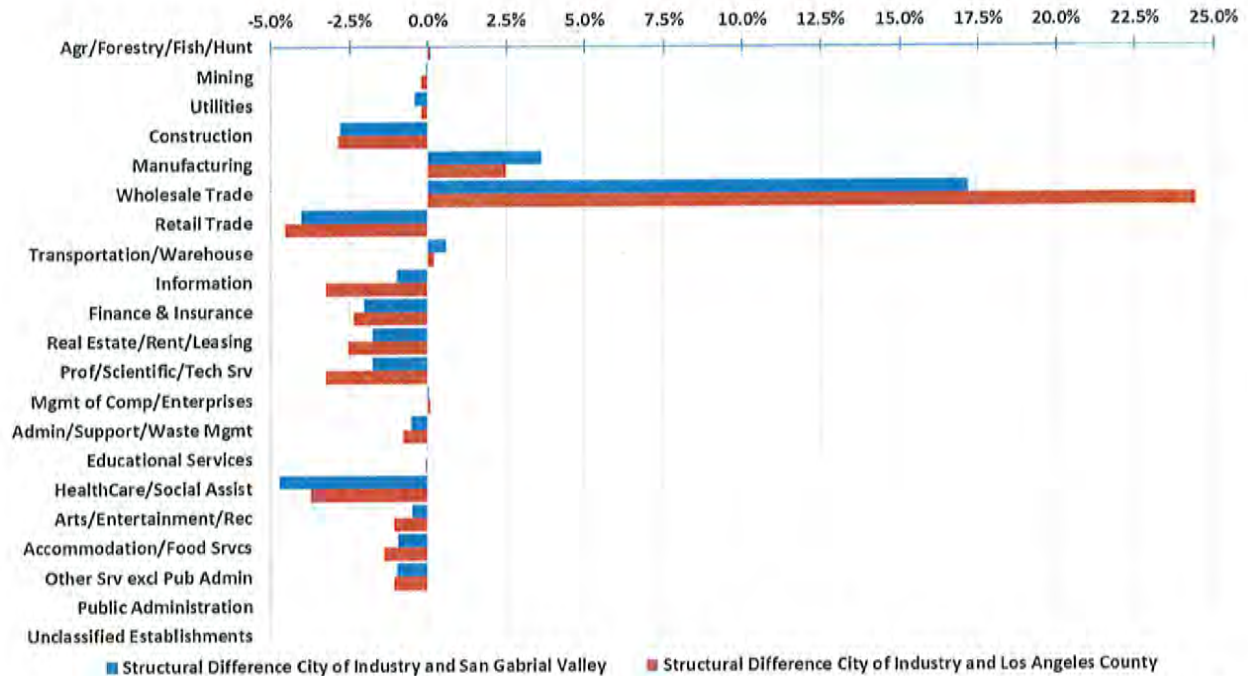
Data Source: Esri

Figure 4.3: Number Employees in Businesses in the City of Industry Categorized by Industry (2-digit NAICS code)

Retail (22%), Manufacturing (21%) and the Wholesale (16%) account for a total of 59% of the total employment in the City of Industry. No other single NAICS category accounts for more than six percent of the total employment, with most in the 2% to 3% range.

Manufacturing has the highest average number of employees per firm at about 45. Each of the service industries (public administration, arts/entertainment/recreation, and education) account for an average of about 40 employees per firm. City-wide the overall average is just over 21 employees per firm.

Comparison of the Businesses Structure of the City of Industry to San Gabriel Valley and Los Angeles County



Data Source: Esri

Figure 4.4: Distribution of Number of Businesses in the City of Industry compared to San Gabriel Valley and Los Angeles County

There are clear structural distinctions between the City of Industry, San Gabriel Valley, and Los Angeles County. Figure 4.4 compares the percentage distribution of the number of businesses for the City of Industry with that of the San Gabriel Valley (blue bars) and of Los Angeles County (red bars). For example, the City of Industry’s Wholesale Trade sector is about 17 percentage-points larger than for the San Gabriel Valley and about 24 percentage-points larger than for Los Angeles County. However, the Retail Trade sector in the City of Industry is about 4 percentage-points smaller than for the San Gabriel Valley and about 5 percentage-points smaller than for Los Angeles County. These structural differences mean that changing economic conditions may impact the City of Industry, the San Gabriel Valley, and Los Angeles County differently.

Key Economic Variables for the City of Industry 2002 – 2016

	San Gabriel Valley (County Business Pattern)			City of Industry (Economic Census)				Los Angeles County (Economic Census)			
	Businesses	Employees	Wages In \$million	Businesses	Employees	Wages In \$million	Sales In \$million	Businesses	Employees	Wages In \$million	Sales In \$million
2002	#N/A	#N/A	#N/A	1,845	55,768	1,843	18,367	193,646	3,102,578	105,772	487,456
2007	34,299	452,785	16,330	2,038	57,489	2,183	25,192	209,025	3,242,214	133,694	685,809
2012	33,602	412,751	16,617	2,480	53,667	2,260	27,083	228,611	3,531,929	170,947	761,141
2014	35,323	435,974	17,888	#N/A	#N/A	#N/A	#N/A	#N/A	#N/A	#N/A	#N/A
2016*	49,978	562,891	#N/A	3,194	67,477	#N/A	31,559	404,998	4,449,238	#N/A	1,177,321
2016				2,948	#N/A	#N/A	#N/A				

	Growth Rates Calculated for Industries Available Simultaneously for 2002, 2007, 2012, and 2016										
	Annualized Growth Rates			Annualized Growth Rates				Annualized Growth Rates			
2002-2007	#N/A	#N/A	#N/A	2.1%	0.6%	3.7%	7.4%	1.6%	0.9%	5.3%	8.1%
2007-2012	-0.4%	-1.8%	0.4%	1.4%	-2.9%	-1.2%	1.0%	0.0%	-0.4%	1.6%	1.2%
2012-2014	2.6%	2.8%	3.8%	#N/A	#N/A	#N/A	#N/A	#N/A	#N/A	#N/A	#N/A
2012-2016				2.2%	3.3%	#N/A	2.5%	11.2%	3.0%	#N/A	9.8%

■ Source: CENSUS, County Business Patterns
■ Source: CENSUS, Economic Census
■ Source: ESRI, Predictions based on Census Block Apportioning
■ Source: Muni Env. Survey of City of Industry Businesses

* 2016 is obtained from ESRI and therefore a different source than the 2002 - 2012 values. Consequently, change over time involving 2016 should be interpreted with care.

#N/A=not available

Data Source: CENSUS, Muni Env, and Esri

Table 4.1: Business Growth Pattern for City of Industry Compared to Los Angeles County and the San Gabriel Valley

Table 4.1 summarizes the level of growth for the City of Industry, Los Angeles County, and the San Gabriel Valley with regards to business, sales, employees, and wages. In 2002 the City of Industry had 1,845 firms. That number rose to 2,038 by 2007 and to 2,480 by 2012. By 2016 it is estimated that the number of the City of Industry firms will have risen to a new high of 3,194. This is consistent with the count provided by MuniEnvironmental.

Business sales in 2002 were about \$18 billion and rose to \$25 in 2007 and \$27 billion in 2012. The predicted 2016 sales are \$32 billion. The picture for employment is less vigorous. In 2002 there were 55,768 persons employed in the City of Industry. This grew to 57,489 in 2007 just before the Great Recession. The employment dropped to 53,667 by 2012. This loss in jobs during the Great Recession is predicted to rebound in 2016. Wages of \$1.8 billion in 2002 grew to \$2.3 billion by 2012.

Comparison of Regional Economic Growth Rates

The data analysis used by this study spans a period from 2002 -2016 (15 years). In 2008 a financial crisis plunged the U.S. economy into the Great Recession. The impact is summarized above in Table 4.1. The impact on the City of Industry was dramatic. The annualized growth rate for the number of businesses declined significantly from 2.1% in the 5-year period 2002 to 2007 to 1.4% in the period 2007 to 2012. Sales growth also significantly declined from an annual rate of 7.4% (2002 to 2007) to only 1.0% (2007 to 2012). The most detrimental consequences were a negative growth in employment (-2.9%) and wages (-1.2%) in 2007 to 2012.

Los Angeles County annualized business growth had been 1.6% prior to the Great Recession and fell to 0.0% (2007 to 2012). The same pattern is found for sales growth, which declined from 8.1% to 1.2%.

Similarly, annualized employment shrank from 0.9% growth to negative 0.4%. Wage growth declined significantly from 5.3% to 1.6%.

The Great Recession Regional Impact

In retrospect, business growth declined in both jurisdictions as did sales. Neither Los Angeles County nor the City of Industry experienced a net average loss of businesses or sales. Los Angeles County and the City of Industry both experienced a net average decline in employment. In the City of Industry the loss of jobs was accompanied by declines in wages. This was not the case for Los Angeles County which saw losses in employees but not commensurate negative average losses in wages.

Between the years 2012-16, Los Angeles County's annual growth rate recovered regarding sales, businesses, and employment. A similar pattern was seen for the City of Industry with regards to businesses and employment but not for sales. The City of Industry's sales recovery had lagged but is predicted to improve in 2016.

In the San Gabriel Valley there was an average annual decline in businesses and employment during the Great Recession and since the recession, there has been a strong positive growth in businesses and employment.

There is an adage that "a rising tide lifts all boats". This suggests that a robust economy benefits everyone: businesses, employees, and customers. This research suggests that the same is true for a receding tide. All economic key variables for Los Angeles County, San Gabriel Valley, and the City of Industry saw significant annualized declines in sales, employment, and business growth. However, recoveries by jurisdictions do vary. The City of Industry fell into a deeper economic hole and is continuing to emerge from its losses in the growth of sales. Los Angeles County also faced significant declines but has generally recovered. The same is true for San Gabriel Valley.

5 Economic Impact/Contribution Analysis

The City of Industry with its more than 3,000 companies, \$30 billion in sales, and more than 67,000 employees contributes significantly to the local economy. However, the businesses sales and salaries of employees in the City of Industry represent only a fraction of the overall impact the City of Industry has on the local economy. This is because production of goods and services within the City of Industry requires intermediate goods and services from the surrounding communities and in addition income generated within the City of Industry generates further demand and employment in the surrounding communities.

This section will estimate the overall economic contribution of the City of Industry on the local community. There will be two separate estimations one for Los Angeles County and one for the San Gabriel Valley.

5.1 Study Questions

- What is the economic impact of the City of Industry on the County of Los Angeles?
- What is economic impact of the City of Industry on the San Gabriel Valley?
- What are the *multipliers* that relate economic activity in the City of Industry to the economic impact on Los Angeles County and how can they be applied?
- What are the *multipliers* that relate economic activity in the City of Industry to the economic impact on the San Gabriel Valley and how can they be applied?

5.2 Sources Used and Methodology

Before any economic impact of the City of Industry can be estimated, we need to determine

1. the research area for which we want to estimate the total economic impact of the City of Industry, and
2. the total production of goods and services within the City of Industry (direct effect).

We estimate the economic impact of the City of Industry for two separate areas: i) the jurisdiction of Los Angeles County and ii) the San Gabriel Valley as it is defined by the The Data Desk research group from The Los Angeles Times (see <http://maps.latimes.com/neighborhoods/> and Figure 5.1 on the next page).

In order to estimate the economic direct effect that the City of Industry has by producing goods and services, we used the 2016 industry sales estimates for the City of Industry from Esri categorized by 2-digit NAICS codes (see Table 5.1).

NAICS Code	NAICS Sector	Industry Sales	Estimated Employment	Estimated Employee Compensation	Estimated Proprietor Income
11	Ag, Forestry, Fish & Hunting	\$37,716,000	168	\$15,403,998	\$7,595,243
21	Mining	\$19,607,000	17	\$2,438,933	\$1,755,242
22	Utilities	\$22,579,000	33	\$4,065,847	\$77,687
23	Construction	\$471,566,000	1,490	\$94,843,678	\$40,778,756
31-33	Manufacturing	\$3,728,644,000	13,944	\$616,668,968	\$25,142,636
42	Wholesale Trade	\$19,883,522,000	10,604	\$5,813,213,006	\$637,707,096
44-45	Retail trade	\$3,368,145,000	14,974	\$1,226,200,378	\$239,960,061
48-49	Transportation & Warehousing	\$458,471,000	3,825	\$147,928,257	\$25,917,177
51	Information	\$259,339,000	776	\$51,638,358	\$12,842,772
52	Finance & insurance	\$1,188,755,000	2,556	\$369,037,919	\$53,471,335
53	Real estate & rental	\$326,442,000	1,218	\$15,676,843	\$15,792,742
54	Professional- scientific & tech svcs	\$480,728,000	2,294	\$199,403,352	\$57,981,246
55	Management of companies	\$63,835,000	112	\$34,137,946	(\$1,064,341)
56	Administrative & waste services	\$266,828,000	1,391	\$130,593,639	\$17,293,484
61	Educational svcs	\$3,262,000	1,356	\$1,898,058	\$78,145
62	Health & social services	\$558,911,000	3,021	\$282,497,981	\$39,510,572
71	Arts- entertainment & recreation	\$60,197,000	1,366	\$24,816,991	\$5,531,889
72	Accommodation & food services	\$227,725,000	3,605	\$86,164,732	\$7,591,302
81	Other services	\$132,476,000	2,349	\$45,774,513	\$23,120,021
92	Government & non NAICS	\$229,456,089	2,024	\$193,263,193	\$0

Unclassified establishments are not included for the direct effect, since sales data are not available.

Data Source: Esri and IMPLAN

Table 5.1: Industry Sales, Employment and Estimated Income for City of Industry

Economic impact analysis is based on Input-Output analysis, an approach credited to Wassily Leontief¹ (1906–1999), who received the Nobel Prize in 1973 for his works. The basic idea behind an economic impact analysis is that any economic entity, such as the City of Industry, has an economic impact on the surrounding (research) area that goes beyond its own production of goods and services. This additional economic impact on the research area is generated by two effects:

Indirect Effect: The production of goods and services in the City of Industry requires intermediate goods. Some of these intermediate goods will be produced outside of our research area of Los Angeles County or the San Gabriel Valley, for example, in a foreign country, or inside the U.S. but outside of the research area. This production outside the research area has no economic effect on the research area. However, some intermediate goods are produced within the research area and have an economic impact on the research area. In addition, the production of these intermediate goods requires other intermediate goods from within and outside the research area, and so on, and so on (ripple effects). The culmination of all these economic effects within the research area related to intermediate goods area is called the *indirect effect*.

Induced Effects: By producing goods and services the City of Industry generates income for employees and proprietors. This income generates demand and extra production both within and outside the

¹Wassily Leontief (1906–1999) was born in Munich, Germany, studied Economics at the University of Leningrad, Russia where he received his degree when he was only 19 years old. From 1927 to 1930, he worked at the Institute for the World Economy in Kiel, Germany and received his Ph.D. from the University of Berlin, Germany in 1928. In 1931, Leontief joined the National Bureau of Economic Research (NBER) in Cambridge, MA, and received the Nobel Prize for Economics in 1973.

research area. The former production generates more income and thus more production, and so on, and so on. The cumulative value of the production generated through this process in the research area is called the *induced effect*.

In order to estimate the total impact² that one area has on another, we must add the direct, indirect, and induced effects to generate the *total effect*. Then based on the total estimated production value, the income and taxes can also be calculated. However, calculating the *indirect and induced effect* requires a sophisticated mathematical model. We used IMPLAN software, which is a standard software for economic impact analysis.³

5.3 Analysis and Findings

Based on City of Industry sales data from Table 5.1 on the preceding page a contribution analysis was performed with the IMPLAN model separately for the research areas Los Angeles County and the San Gabriel Valley.

Los Angeles County

Table 5.2 on the next page shows the direct, indirect, induced, and total effect in terms of employment, labor income, value added, and output (industry sales) for City of Industry on Los Angeles County. The total effect is an estimate of the City of Industry's economic contribution to the Los Angeles area. Based on the underlying model the direct effect is proportionally related to the indirect, induced, and total effects. The proportional factors for these relationships are called *multipliers* and are listed in the Appendix (see Table A.3 on page 37).

Table 5.2 also shows in the columns the tax impact for various types of taxes and various classifications of taxpayers. The rows of Table 5.2 categorized tax impacts by tax recipients (Federal and State/Local). Note that to avoid double-counting tax revenue listed under *Employee Compensation* and *Proprietor Income* only includes Social Security Tax. Income taxes paid by *Employees* and *Proprietors* are considered under the taxpayer category Households. This is why Proprietor Income for State/Loc. Tax is reported as \$0.

²The terms *economic impact* and *economic contribution* are used interchangeable in this report. However, in a more strict definition of the terms we are conducting an economic contribution analysis. A contribution analysis calculates the economic effects of an economic entity, such as the City of Industry, compared to a benchmark where the production of the entity (in our case the City of Industry) would not exist — regardless of the fact that some production of that entity might be substituted by other cities. If it were possible to calculate the degree to which other cities would substitute for the City of Industry's production, the net effect could be calculated. This would be called the *economic impact effect*.

³See <http://implan.com/> for a description of IMPLAN and the underlying mathematical model.

Los Angeles County						
ImpactType	Employment	Labor Income	Value Added	Output		
Direct Effect	67,123.00	\$10,566,749,592	\$19,586,850,046	\$29,535,189,335		
Indirect Effect	64,957.50	\$4,314,573,500	\$7,233,118,526	\$11,740,648,087		
Induced Effect	77,212.80	\$4,012,360,370	\$6,769,979,923	\$10,578,492,663		
Total Effect	209,293.20	\$18,893,683,462	\$33,589,948,495	\$51,854,330,086		
Tax Impact						
	Employee Compensation	Proprietor Income	Tax on Production and Imports	Households	Corporations	Total
Federal Tax	\$1,918,957,631	\$111,006,837	\$777,788,852	\$1,552,984,184	\$695,632,428	\$5,056,369,932
State/Loc. Tax	\$48,003,987	\$0	\$4,618,339,648	\$685,963,185	\$121,674,733	\$5,473,981,553
Overall Tax	\$1,966,961,618	\$111,006,837	\$5,396,128,500	\$2,238,947,369	\$817,307,161	\$10,530,351,485

Data Source: Esri and IMPLAN

Table 5.2: Economic Contribution of the City of Industry on the Los Angeles County Region for 2016

The companies in the City of Industry directly provide a total of 67,000 jobs, \$11 billion of labor income, and \$30 billion of sales (*Direct Effect*). In order to produce goods and services, companies in the City of Industry demand goods and services from other companies in the region. This demand, including its ripple effects, creates another 65,000 jobs, \$4 billion of labor income, and \$12 billion of sales in the Los Angeles region (*Indirect Effect*). The income in the City of Industry and income from the production of intermediate goods create income for employees and proprietors. This income creates additional demand, which accounts — including ripple effects — for an additional 77,000 jobs, \$4 billion of labor income, and \$11 billion of sales. The total contribution of the City of Industry to the Los Angeles County region is 209,000 jobs, \$19 billion of labor income, and \$52 billion of sales. The total tax contribution of the City of Industry is \$11 billion which is almost evenly split between federal and state/local taxes.

San Gabriel Valley

In order to calculate economic contributions for the City of Industry the IMPLAN model requires, among other data, trade flows between the areas being analyzed. Trade flow data are available from the U.S. Bureau of Economic Analysis (BEA) for counties but not for smaller areas such as the San Gabriel Valley, which is an area within a county. However, the IMPLAN model can estimate trade flows for areas smaller than counties by combining ZIP Code areas that make up the desired region. The area that is used here to represent the San Gabriel Valley was intentionally defined by the Los Angeles Times research group to align well with ZIP Codes (see Figure 5.1 on the next page). Unfortunately, since the underlying trade flows are based on econometric procedures rather than BEA estimates, the results are less reliable and must be interpreted with care.⁴

⁴In order to reflect the lower reliability of this methodology, IMPLAN calls scenarios based on ZIP Codes "Mock-Up" scenarios.

under the taxpayer category Households. This is why Proprietor Income for State/Loc. Tax is reported as \$0.

The results for the San Gabriel Valley area are similar to the ones estimated for Los Angeles County although one might expect that the smaller area of San Gabriel Valley would also lead to smaller estimated contributions from the City of Industry. Two reasons could be responsible for the similar results:

1. production in San Gabriel Valley could be overestimated due to the less reliable estimates of trade flows, and/or
2. most of the demand caused by income or by intermediate goods from the City of Industry which does not impact the San Gabriel Valley also does not impact Los Angeles County.

Summary

- The City of Industry contributes more than 200,000 jobs and more than \$50 billion of sales to the Los Angeles County area.
- The City of Industry's economic contribution to the San Gabriel Valley is estimated to be similar to that of Los Angeles County.

6 Conclusions

The objective of this research is to describe the economic activity of the City of Industry and analyze its impact on Los Angeles County and San Gabriel Valley. Economics influences political integration, factionalism, quality of life, and the relations between single-purpose and multipurpose jurisdictions. These latter areas are not part of this research. This research describes how land is allocated, how the population may be described, the categories of businesses and industries operating within the jurisdiction, and the history of employment, wages, and sales. Finally the research provides estimates of the economic impact the City of Industry has on the San Gabriel Valley and Los Angeles County.

The City of Industry's budget is \$51 million and 62% of this revenue is derived from sales taxes. The Los Angeles County Assessor indicates there are roughly 1,400 parcels zoned for commercial and industrial use; the property taxes on this land accounts for \$2.4 million in revenue (5% of the City budget). The relationship between sales tax and property tax revenue is unique for Southern California. In multipurpose cities (e.g. Pomona, Claremont, Azusa, etc.) property taxes generate more revenue than do sales taxes. In the City of Industry sales taxes are the dominant revenue source.

There are 219 residents in the City of Industry and they are predominately Hispanics, over 18, and renters. While this is a small residential community its demographics are similar to that of Los Angeles County. The lifestyles of City of Industry residents and those immediately surrounding this jurisdiction serve to enhance the business climate. Our analysis suggests the area is dominated by multicultural, multilingual, and multi-generational households. The northern communities may be described as young, diverse, hard-working urban families while those in the south may be described as older, ambitious, married suburbanites. This residential mix serves as a context for current and future industrial/commercial interests of the City of Industry.

There are 3,000 businesses and organizations in the City of Industry that generate employment for 67,000 people and sales of \$31 billion. The dominate business activities are in Wholesale Trade, Manufacturing, and Retail Trade. Due to the relative dominance of these sectors in the City of Industry, economic conditions that impact any of these sectors, will disproportionately effect economic activity in the City of Industry.

In 2008 there was a steep decline in economic activity nationwide, called the Great Recession, which cut the annual average growth in business and sales in Los Angeles County and the City of Industry. However, there was an annualized loss in employment and wages in the City of Industry. While a similar pattern emerged for Los Angeles County employment it was not accompanied by an average annual loss in wages. However, the recovery differed by jurisdiction. By 2016 Los Angeles County recovered in terms of annualized sales, business, and employment growth. The City of Industry also recovered in terms of business and employment growth but lagged behind Los Angeles County with regards to annualized sales growth.

The City of Industry, Los Angeles County and the San Gabriel Valley are economically interrelated. Raw materials, goods and services from local firms contribute to the production of goods and services elsewhere. Our analysis suggests that the City of Industry's nearly 3,000 firms and roughly \$30 billion in sales ripples through Los Angeles County generating over 209,000 jobs, nearly \$19 billion in labor

income, \$50 billion in sales, and \$11 billion in taxes. The City of Industry has a similar impact on the San Gabriel Valley but the economic contribution is built on rough estimates generated by an economic model and is less precise.

Although the City of Industry is small in terms of geographic area and population, it significantly contributes to the economy in terms of businesses, sales and employment in Los Angeles County and San Gabriel Valley. Given the economic inter-connectivity of the City of Industry with the larger Los Angeles community, economic growth and development depends on their mutual prosperity.

A Appendix

A.1 City of Industry: Population and Housing Characteristics

Subject	Number	Percent
SEX AND AGE		
Total population	219	100.0
Median age (years)	37.5	(X)
16 years and over	171	78.1
18 years and over	160	73.1
21 years and over	147	67.1
62 years and over	28	12.8
65 years and over	22	10.0
Male population	114	52.1
Female population	105	47.9
RACE		
Total population	219	100.0
One Race	211	96.3
White	129	58.9
Black or African American	1	0.5
American Indian and Alaska Native	0	0.0
Asian	18	8.2
Asian Indian	0	0.0
Chinese	17	7.8
Filipino	1	0.5
Japanese	0	0.0
Korean	0	0.0
Vietnamese	0	0.0
Other Asian [1]	0	0.0
Native Hawaiian and Other Pacific	0	0.0
Native Hawaiian	0	0.0
Guamanian or Chamorro	0	0.0
Samoan	0	0.0
Other Pacific Islander [2]	0	0.0
Some Other Race	63	28.8
Two or More Races	8	3.7
HISPANIC OR LATINO		
Total population	219	100.0
Hispanic or Latino (of any race)	115	52.5
Mexican	99	45.2
Puerto Rican	0	0.0
Cuban	0	0.0
Other Hispanic or Latino [5]	16	7.3
Not Hispanic or Latino	104	47.5
HISPANIC OR LATINO AND RACE		
Total population	219	100.0
Hispanic or Latino	115	52.5
White alone	46	21.0
Black or African American alone	0	0.0
American Indian and Alaska Native	0	0.0
Asian alone	0	0.0
Native Hawaiian and Other Pacific	0	0.0
Some Other Race alone	63	28.8
Two or More Races	6	2.7
Not Hispanic or Latino	104	47.5
White alone	83	37.9
Black or African American alone	1	0.5
American Indian and Alaska Native	0	0.0
Asian alone	18	8.2
Native Hawaiian and Other Pacific	0	0.0
Some Other Race alone	0	0.0
Two or More Races	2	0.9

Subject	Number	Percent
RELATIONSHIP		
Total population	219	100.0
In households	214	97.7
Householder	69	31.6
Spouse [6]	37	16.9
Child	81	37.0
Own child under 18 years	52	23.7
Other relatives	19	8.7
Under 18 years	6	2.7
65 years and over	5	2.3
Nonrelatives	8	3.7
Under 18 years	0	0.0
65 years and over	1	0.5
Unmarried partner	5	2.3
In group quarters	5	2.3
Institutionalized population	0	0.0
Male	0	0.0
Female	0	0.0
Noninstitutionalized	5	2.3
Male	4	1.8
Female	1	0.5
HOUSEHOLDS BY TYPE		
Total households	69	100.0
Family households (families)	53	76.8
With own children under 18	27	39.1
Husband-wife family	37	53.6
With own children under 18	23	33.3
Male householder, no wife	9	13.0
With own children under 18	3	4.3
Female householder, no	7	10.1
With own children under 18	1	1.4
Nonfamily households [7]	16	23.2
Householder living alone	12	17.4
Male	5	7.2
65 years and over	2	2.9
Female	7	10.1
65 years and over	4	5.8
Households with individuals	32	46.4
Households with individuals	16	23.2
Average household size	3.10	(X)
Average family size [7]	3.58	(X)
HOUSING OCCUPANCY		
Total housing units	73	100.0
Occupied housing units	69	94.5
Vacant housing units	4	5.5
For rent	3	4.1
Rented, not occupied	0	0.0
For sale only	0	0.0
Sold, not occupied	0	0.0
For seasonal, recreational	0	0.0
All other vacants	1	1.4
Homeowner vacancy rate	0.0	(X)
Rental vacancy rate (percent)	6.0	(X)
HOUSING TENURE		
Occupied housing units	69	100.0
Owner-occupied housing	22	31.9
Population in owner-	66	(X)
Average household size of	3.00	(X)
Renter-occupied housing	47	68.1
Population in renter-	148	(X)
Average household size of	3.15	(X)

Data Source: Census 2010

Table A.1: City of Industry's Population and Housing Characteristics

A.2 Esri LifeModes Details

The figure below shows a description of the dominant Life/Mode and the dominant Segment in the City of Industry. A complete list of LifeModes as defined by Esri can be found on the following pages. A complete list of Tapestry segments can be found at goo.gl/zD8n6D

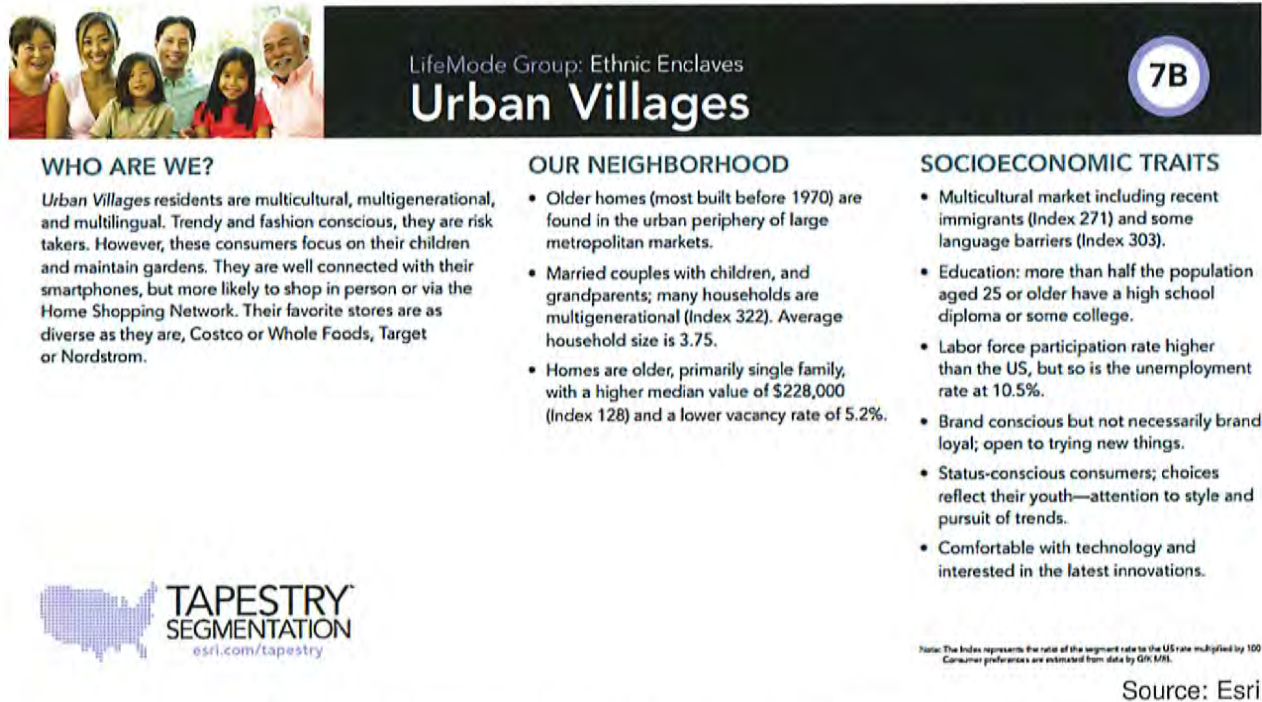


Figure A.1: Dominant Tapestry Segment in City of Industry

ESRI LifeModes

LifeMode 1 Affluent Estates

- Established wealth—educated, well-traveled married couples
- Accustomed to "more": less than 10% of all households, with 20% of household income
- Homeowners (almost 90%), with mortgages (70%)
- Married couple families with children ranging from grade school to college
- Expect quality; invest in time-saving services
- Participate actively in their communities
- Active in sports and enthusiastic travelers

LifeMode 2 Upscale Avenues

- Prosperous married couples living in older suburban enclaves
- Ambitious and hard-working
- Homeowners (70%) prefer denser, more urban settings with older homes and a large share of townhomes
- A more diverse population, primarily married couples, many with older children
- Financially responsible, but still indulge in casino gambling and lotto tickets
- Serious shoppers, from Nordstrom's to Marshalls or DSW, that appreciate quality, and bargains
- Active in fitness pursuits like bicycling, jogging and aerobics
- Also the top market for premium movie channels like HBO and Starz

LifeMode 3 Uptown Individuals

- Young, successful singles in the city
- Intelligent (best educated market), hard-working (highest rate of labor force participation) and averse to traditional commitments of marriage and home ownership
- Urban denizens, partial to city life, high-rise apartments and uptown neighborhoods
- Prefer debit cards to credit cards, while paying down student loans
- Green and generous to environmental, cultural and political organizations
- Internet dependent, from social connections to shopping for groceries (although partial to showrooming)
- Adventurous and open to new experiences and places

LifeMode 4 Family Landscapes

- Successful young families in their first homes
- Non-diverse, prosperous married-couple families, residing in suburban or semirural areas with a low vacancy rate (second lowest)
- Homeowners (80%) with mortgages (second highest %), living in newer single-family homes, with median home value slightly higher than the U.S.
- Two workers in the family, contributing to the second highest labor force participation rate, as well as low unemployment
- Do-it-yourselfers, who work on home improvement projects, as well as their lawns and gardens
- Sports enthusiasts, typically owning newer sedans or SUVs, dogs, and savings accounts/plans, comfortable with the latest technology
- Eat out frequently at fast food or family restaurants to accommodate their busy lifestyle
- Especially enjoy bowling, swimming, playing golf, playing video games, watching movies rented via Redbox, and taking trips to a zoo or theme park

LifeMode 5 GenXurban

- Gen X in middle age; families with fewer kids and a mortgage
- Second largest Tapestry group, comprised of Gen X married couples, and a growing population of retirees
- About a fifth of residents are 65 or older; about a fourth of households have retirement income
- Own older single-family homes in urban areas, with 1 or 2 vehicles
- Live and work in the same county, creating shorter commute times
- Invest wisely, well-insured, comfortable banking online or in person
- News junkies (read a daily newspaper, watch news on TV, and go online for news)
- Enjoy reading, photo album/scrapbooking, playing board games and cards, doing crossword puzzles, going to museums and rock concerts, dining out, and walking for exercise

LifeMode 6 Cozy Country Living

- Empty nesters in bucolic settings
- Largest Tapestry group, almost half of households located in the Midwest
- Homeowners with pets, residing in single-family dwellings in rural areas; almost 30% have 3 or more vehicles and, therefore, auto loans
- Politically conservative and believe in the importance of buying American
- Own domestic trucks, motorcycles, and ATVs/UTVs
- Prefer to eat at home, shop at discount retail stores (especially Walmart), bank in person, and spend little time online
- Own every tool and piece of equipment imaginable to maintain their homes, vehicles, vegetable gardens, and lawns
- Listen to country music, watch auto racing on TV, and play the lottery; enjoy outdoor activities, such as fishing, hunting, camping, boating, and even bird watching

LifeMode 7 Ethnic Enclaves

- Established diversity—young, Hispanic homeowners with families
- Multilingual and multigenerational households feature children that represent second-, third- or fourth-generation Hispanic families
- Neighborhoods feature single-family, owner-occupied homes built at city's edge, primarily built after 1980
- Hard-working and optimistic, most residents aged 25 years or older have a high school diploma or some college education
- Shopping and leisure also focus on their children—baby and children's products from shoes to toys and games and trips to theme parks, water parks or the zoo
- Residents favor Hispanic programs on radio or television; children enjoy playing video games on personal computers, handheld or console devices
- Many households have dogs for domestic pets

LifeMode 8 Middle Ground

- Lifestyles of thirtysomethings
- Millennials in the middle: single/married, renters/homeowners, middle class/working class
- Urban market mix of single-family, townhome, and multi-unit dwellings
- Majority of residents attended college or attained a college degree
- Householders have ditched their landlines for cell phones, which they use to listen to music (generally contemporary hits), read the news, and get the latest sports updates of their favorite teams
- Online all the time: use the Internet for entertainment (downloading music, watching YouTube, finding dates), social media (Facebook, Twitter, LinkedIn), shopping and news
- Leisure includes night life (clubbing, movies), going to the beach, some travel and hiking

LifeMode 9 Senior Styles

- Senior lifestyles reveal the effects of saving for retirement
- Households are commonly married empty nesters or singles living alone; homes are single-family (including seasonal getaways), retirement communities, or high-rise apartments
- More affluent seniors travel and relocate to warmer climates; less affluent, settled seniors are still working toward retirement
- Cell phones are popular, but so are landlines
- Many still prefer print to digital media: Avid readers of newspapers, to stay current
- Subscribe to cable television to watch channels like Fox News, CNN, and The Weather Channel
- Residents prefer vitamins to increase their mileage and a regular exercise regimen

LifeMode 10 Rustic Outposts

- Country life with older families in older homes
- Rustic Outposts depend on manufacturing, retail and healthcare, with pockets of mining and agricultural jobs
- Low labor force participation in skilled and service occupations
- Own affordable, older single-family or mobile homes; vehicle ownership, a must
- Residents live within their means, shop at discount stores and maintain their own vehicles (purchased used) and homes
- Outdoor enthusiasts, who grow their own vegetables, love their pets and enjoy hunting and fishing
- Technology is cost prohibitive and complicated. Pay bills in person, use the yellow pages, read the newspaper and mail-order books

LifeMode 11 Midtown Singles

- Millennials on the move—single, diverse, urban
- Millennials seeking affordable rents in apartment buildings
- Work in service and unskilled positions, usually close to home or public transportation
- Single parents depend on their paycheck to buy supplies for their very young children
- Midtown Singles embrace the Internet, for social networking and downloading content
- From music and movies to soaps and sports, radio and television fill their lives
- Brand savvy shoppers select budget friendly stores

LifeMode 12 Hometown

- Growing up and staying close to home; single householders
- Close knit urban communities of young singles (many with children)
- Owners of old, single-family houses, or renters in small multi-unit buildings
- Religion is the cornerstone of many of these communities
- Visit discount stores and clip coupons, frequently play the lottery at convenience stores
- Canned, packaged and frozen foods help to make ends meet
- Purchase used vehicles to get them to and from nearby jobs

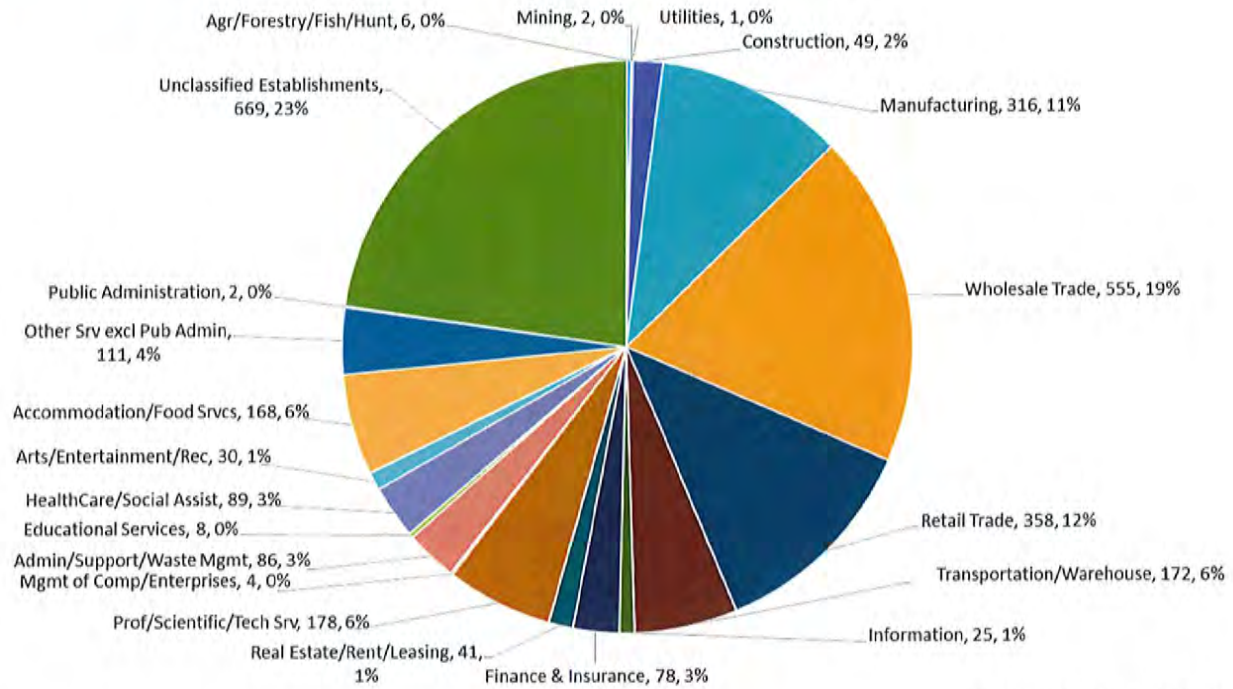
LifeMode 13 Next Wave

- Urban denizens, young, diverse, hard-working families
- Extremely diverse with a Hispanic majority, the highest among LifeMode groups
- A large share are foreign born and speak only their native language
- Young, or multigenerational, families with children are typical
- Most are renters in older multi-unit structures, built in the 1960s or earlier
- Hard-working with long commutes to jobs, often utilizing public transit to commute to work
- Spending reflects the youth of these consumers, focus on children (top market for children's apparel) and personal appearance
- Also a top market for movie goers (second only to college students) and fast food
- Partial to soccer and basketball

LifeMode 14 Scholars and Patriots

- College and military populations that share many traits due to the transitional nature of this LifeMode Group
- Highly mobile, recently moved to attend school or serve in military
- The youngest market group, with a majority in the 15 to 24 year old range
- Renters with roommates in nonfamily households
- For many, no vehicle is necessary as they live close to campus, military base or jobs
- Fast-growing group with most living in apartments built after 2000
- Part-time jobs help to supplement active lifestyles
- Millennials are tethered to their phones and electronic devices, typically spending over 5 hours online every day tweeting, blogging, and consuming media
- Purchases aimed at fitness, fashion, technology and the necessities of moving
- Highly social, free time is spent enjoying music and drinks with friends
- Try to eat healthy, but often succumb to fast food

A.3 Businesses



Source: Muni Env Survey

Figure A.2: Number of Businesses in the City of Industry Categorized by Industry (2-digit NAICS code)

A.4 Economic Impact Analysis (Multipliers)

Table A.2: NAICS (2-digit) Sales Multipliers for Los Angeles County

NAICS	Direct Effects	Indirect Effects	Induced Effects	Total	Type I Multiplier	Type SAM Multiplier
11 Ag, Forestry, Fish & Hunting	1.000000	0.044057	0.433099	1.477156	1.044057	1.477156
21 Mining	1.000000	0.145006	0.193419	1.338425	1.145006	1.338425
22 Utilities	1.000000	0.380202	0.211188	1.591390	1.380202	1.591390
23 Construction	1.000000	0.428582	0.314117	1.742699	1.428582	1.742699
31-33 Manufacturing	1.000000	0.346761	0.202978	1.549739	1.346761	1.549739
42 Wholesale Trade	1.000000	0.398578	0.330682	1.729260	1.398578	1.729260
44-45 Retail trade	1.000000	0.337408	0.383092	1.720501	1.337408	1.720501
48-49 Transportation & Warehousing	1.000000	0.445994	0.384364	1.830358	1.445994	1.830358
51 Information	1.000000	0.401995	0.281267	1.683262	1.401995	1.683262
52 Finance & insurance	1.000000	0.511154	0.385604	1.896758	1.511154	1.896758
53 Real estate & rental	1.000000	0.337993	0.152066	1.490059	1.337993	1.490059
54 Professional- scientific & tech svcs	1.000000	0.369036	0.485186	1.854222	1.369036	1.854222
55 Management of companies	1.000000	0.424577	0.488582	1.913159	1.424577	1.913159
56 Administrative & waste services	1.000000	0.309343	0.481564	1.790907	1.309343	1.790907
61 Educational svcs	1.000000	0.319743	0.501961	1.821704	1.319743	1.821704
62 Health & social services	1.000000	0.355901	0.501429	1.857330	1.355901	1.857330
71 Arts- entertainment & recreation	1.000000	0.346941	0.451394	1.798335	1.346941	1.798335
72 Accommodation & food services	1.000000	0.324358	0.373400	1.697758	1.324358	1.697758
81 Other services	1.000000	0.255641	0.429643	1.685284	1.255641	1.685284
92 Government & non NAICS	1.000000	0.039099	0.607763	1.646862	1.039099	1.646862

Table A.3: NAICS (2-digit) Sales Multipliers for San Gabriel Valley

NAICS	Direct Effects	Indirect Effects	Induced Effects	Total	Type I Multiplier	Type SAM Multiplier
11 Ag, Forestry, Fish & Hunting	1.000000	0.080623	0.506256	1.586878	1.080623	1.586878
21 Mining	1.000000	0.298929	0.231392	1.530321	1.298929	1.530321
22 Utilities	1.000000	0.443442	0.224205	1.667647	1.443442	1.667647
23 Construction	1.000000	0.615484	0.394858	2.010341	1.615484	2.010341
31-33 Manufacturing	1.000000	0.57268	0.29883	1.871511	1.57268	1.871511
42 Wholesale Trade	1.000000	0.38294	0.369781	1.752722	1.38294	1.752722
44-45 Retail trade	1.000000	0.319731	0.425745	1.745476	1.319731	1.745476
48-49 Transportation & Warehousing	1.000000	0.538457	0.482316	2.020774	1.538457	2.020774
51 Information	1.000000	0.530497	0.295354	1.825851	1.530497	1.825851
52 Finance & insurance	1.000000	0.362937	0.390959	1.753896	1.362937	1.753896
53 Real estate & rental	1.000000	0.32479	0.154232	1.479022	1.32479	1.479022
54 Professional- scientific & tech svcs	1.000000	0.363988	0.567522	1.93151	1.363988	1.93151
55 Management of companies	1.000000	0.394331	0.548281	1.942612	1.394331	1.942612
56 Administrative & waste services	1.000000	0.328876	0.531148	1.860023	1.328876	1.860023
61 Educational svcs	1.000000	0.332	0.574128	1.906128	1.332	1.906128
62 Health & social services	1.000000	0.370373	0.57119	1.941564	1.370373	1.941564
71 Arts- entertainment & recreation	1.000000	0.345784	0.481051	1.826835	1.345784	1.826835
72 Accommodation & food services	1.000000	0.402283	0.422553	1.824836	1.402283	1.824836
81 Other services	1.000000	0.268029	0.474106	1.742136	1.268029	1.742136
92 Government & non NAICS	1.000000	0.036258	0.699026	1.735284	1.036258	1.735284