

CITY OF INDUSTRY

CIVIC CENTER
DESIGN & DEVELOPMENT
ADVISORY COMMITTEE
REGULAR MEETING
AGENDA



Chair Michael Greubel
Vice Chair Mark Radecki
Committee Member Bing Hyun
Committee Member Steve Marcucci
Committee Member Manuel Perez

OCTOBER 10, 2023
9:30 A.M.

Location: City Council Chambers, 15651 Mayor Dave Way,
City of Industry, CA 91744

Addressing the Committee:

- **Agenda Items:** Members of the public may address the Civic Center Design & Development Advisory Committee 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.
- **Public Comments (Non-Agenda Items Only):** Anyone wishing to address the Civic Center Design & Development Advisory Committee 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 CCDDAC from taking action on a specific item unless it appears on the posted Agenda.

Americans with Disabilities Act:

- **In compliance with the Americans with Disabilities Act, if you need special assistance to participate in the Civic Center Design & Development Advisory Committee meeting (including assisted listening devices), please contact the City Clerk's Office at (626) 333-2211 by 2:00 p.m. on Monday, October 9, 2023, to ensure that reasonable arrangements can be made to provide accessibility to the meeting.**

Agendas and other writings:

In compliance with Government Code Section 54957.5(b), staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 Mayor Dave Way, City of Industry, California, at the office of the City Clerk of the City Council during regular business hours, Monday through Thursday, 8:00 a.m. to 5:00 p.m., Fridays 8:00 a.m. to 4:00 pm. City Hall doors are closed between 12:00 p.m. to 1:00 p.m. each day. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.

1. Call to Order
2. Flag Salute
3. Roll Call
4. Public Comments

5. **CONSET CALENDAR**

5.1 Consideration of the minutes of the August 8, 2023 regular meeting

RECOMMENDED ACTION: *Approve as submitted.*

6. **ACTION ITEMS**

6.1 Discussion and direction regarding Civic Center Master Plan for Land Use and Development

RECOMMENDED ACTION: *Discuss and provide direction to Staff.*

7. **CITY MANAGER REPORTS**

8. **COMMITTEE MEMBER COMMUNICATIONS**

9. Adjournment. The next regular Civic Center Design & Development Advisory Committee Meeting is Tuesday, November 7, 2023, at 9:30 a.m.

CIVIC CENTER DESIGN & DEVELOPMENT ADVISORY COMMITTEE

ITEM NO. 5.1

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CALL TO ORDER

The Regular Meeting of the Civic Center Design & Development Advisory Committee of the City of Industry, California, was called to order by Chair Michael Greubel at 9:31 a.m., in the City of Industry Council Chamber, 15651 Mayor Dave Way, California.

FLAG SALUTE

The flag salute was led by Chair Michael Greubel

ROLL CALL

PRESENT: Michael Greubel, Chair
Mark Radecki, Vice Chair
Bing Hyun, Committee Member
Manuel Perez, Committee Member

ABSENT: Steve Marcucci, Committee Member

STAFF PRESENT: Josh Nelson, City Manager; and Julie Gutierrez-Robles, Secretary.

PUBLIC COMMENTS

There were no public comments.

ACTION ITEMS

5.1 DISCUSSION AND DIRECTION REGARDING A PROPOSED NEW OFFICE BUILDING FOR LA PUENTE VALLEY COUNTY WATER DISTRICT

RECOMMENDED ACTION: *Discuss and provide direction to Staff.*

City Manager, Josh Nelson stated this project was discussed before and showed the Committee an exhibit with the approximate square footage and scope of work. He then introduced Roy Frausto, General Manager from La Puente Valley County Water District (LPVCWD) who indicated they are looking for a new site nearby for office space, board room for public meetings, a public counter, plus parking for both employees and the

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public. LPVCWD is now ready to find the right location and begin design. The size they are looking at, just for the building itself, is approximately 4,000 square feet. Vice Chair Radecki asked if they had a deadline and Roy Frausto replied they would like construction completed and be occupying the location within three years. Chair Greubel asked how many employees would occupy the location and Roy Frausto replied, 10 office employees and 9 field employees.

Josh Nelson said this item could be continued in conjunction with Item No. 5.2 in case there is more input necessary for the City Council, since they will first need to approve.

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

RECOMMENDED ACTION:

Discuss and provide

direction to Staff.

City Manager Josh Nelson said we need to hire an architect for a Master Plan. Jeff Stattler with D.S. Architects is listening in and is currently working on a plan proposal. Josh Nelson then introduced Bob Dipre and Dennis Sandoval from Daum Engineering, who back in 2011/2012 had developed real estate plans within the City of Industry including the potential of a Stafford Business Center. Dennis Sandoval had many different ideas for the development of the irregularly shaped parcels within the Civic Center and the Committee joined in the discussion along with City Manager Josh Nelson on how to create an environment that best suits the City.

Direction was given to staff to develop a Master Plan for the Civic Center while looking at different office space locations for La Puente Valley County Water District. This scope of work will be brought back at a future meeting, most likely in October/November, and will need City Council's approval.

City Manager Josh Nelson asked if there were any public comments, there were none.

CITY MANAGER REPORTS

There were none.

COMMITTEE MEMBER COMMUNICATIONS

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Committee Member Manuel Perez asked if any traffic studies had been done and City Manager Josh Nelson replied “no, not at this time”.

ADJOURNMENT

There being no further business, the Civic Center Design & Development Advisory Committee adjourned at 10:01 a.m.

MICHAEL GREUBEL
CHAIR

JULIE GUTIERREZ-ROBLES
SECRETARY

CIVIC CENTER DESIGN & DEVELOPMENT ADVISORY COMMITTEE

ITEM NO. 6.1

Verbal Discussion – No Back-up Material