



CITY OF BELL GARDENS
CITY COUNCIL / SUCCESSOR AGENCY TO THE COMMUNITY
DEVELOPMENT COMMISSION
JOINT MEETING
MONDAY, AUGUST 12, 2024, 6:00 PM
AGENDA

LOCATION: CITY COUNCIL CHAMBERS, 7100 GARFIELD AVENUE, BELL GARDENS, CA 90201

The meeting will be held at Bell Gardens City Hall in the Council Chambers. The public may attend the meeting in-person or virtually as instructed below. You may view the meeting live on the City's website at <https://www.bellgardens.org/i-want-to/watch-city-council-meetings>.

ACCESSIBILITY: If requested, the agenda and backup materials will be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 (42 U.S.C. Sec. 12132), and the federal rules and regulations adopted in implementation thereof. Any person who requires a disability-related modification or accommodation, in order to observe and/or offer public comment may request such reasonable modification, accommodation, aid, or service by contacting the City Clerk's office by telephone at 562-806-7704 or via email to CityClerkDesk@bellgardens.org no later than 72-hours before a regular meeting or 24-hours before a special meeting.

PUBLIC PARTICIPATION: For Regular Meetings, the public may address the City Council / Agency Members on any item listed on the Regular Meeting Agenda and matters which are not listed on the agenda but are within the subject matter jurisdiction of the City Council / Successor Agency. Public comments for non-agenda items will be limited to a total of 30 minutes. For Special Meetings, the public may only speak on items listed on the agenda. Public comments are limited to three (3) minutes per person for each designated public comment period(s). Public comments can be made by any of the following ways:

IN-PERSON: Members of the public can provide in-person comments at the podium in the Council Chamber. The Council Chambers will have seating available for members of the public to attend the meeting in person, subject to capacity limits. Public comments are limited to three (3) minutes for each designated public comment period(s) per speaker, unless a different time is announced by the presiding chair. Speakers who wish to address the City Council / Agency Members should do so by submitting a "Public Comment Card" prior to the meeting.

BY TELEPHONE: Phone Number: (669)900-9128 Webinar ID: 813 3236 4343# Passcode: 2021#
To address the City Council press *9 to raise your hand then *6 to unmute yourself when instructed.

VIRTUALLY LIVE: Members of the public may participate via Zoom by <https://zoom.us/join> and entering the Zoom Meeting ID: 813 3236 4343 Passcode: 2021

Comments may also be made via the Zoom app by using the "Raise Hand" feature when it is your turn to speak the host will unmute you. Comments will not be accepted in the QandA Chat function of the zoom app.

WRITTEN COMMENTS: Public comments may be emailed to PublicComments@bellgardens.org or mailed to: City Clerk's Office, 7100 Garfield Ave., Bell Gardens, CA 90201. To ensure distribution to the

members of the City Council / Agency Members prior to consideration of the agenda, please submit comments no later than one (1) hour prior to the meeting. Those comments, as well as any comments received after, will be distributed to the members of the City Council / Successor Agency and will be part of the official public record of this meeting.

For more information, you may contact the City Clerk's office during regular business hours 7:30 a.m. to 6:00 p.m., Monday through Thursday at (562) 806-7704.

PUBLIC HEARING: Public participation will be separately called for the public to provide comments at the time of each public hearing item. Speakers who wish to provide a comment should do so by submitting a "Public Comment Card" to the staff liaison, clerk, prior to the designated public comment period.

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL OF CITY COUNCIL MEMBERS / SUCCESSOR AGENCY TO THE COMMUNITY DEVELOPMENT COMMISSION MEMBERS

Jorgel Chavez, Council Member / Agency Member
Maria Pulido, Council Member / Agency Member
Francis De Leon Sanchez, Council Member / Agency Member
Marco Barcena, Mayor Pro Tem / Vice Chair
Gabriela Gomez, Mayor / Chair

PRESENTATIONS

- **CERTIFICATE OF RECOGNITION TO TOASTMASTERS DYNAMIC FORCEMASTERS CLUB 587 FOR THE DESIGNATION OF THE PRESIDENT'S DISTINGUISHED CLUB**
- **PROCLAMATION FOR PURPLE HEART DAY**
- **PROCLAMATION FOR NATIONAL FENTANYL PREVENTION AND AWARENESS DAY**

PUBLIC HEARING (Item Nos. 1 - 2)

1. **INTRODUCTION OF ORDINANCE NO. 948 TO AUTHORIZE A DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF BELL GARDENS, BG FLOWER, LLC AND 7601 EASTERN, LLC RELATING TO THE PROPERTY LOCATED AT 7601 EASTERN AVENUE IN THE CITY OF BELL GARDENS**

Waive full reading and introduce Ordinance No. 948, by title only, approving the proposed Development Agreement No. 2024-054 for a cannabis retail storefront at 7601 Eastern Avenue.

Recommendation:

It is staff's recommendation that the City Council waive full reading and introduce Ordinance No. 948, by title only, approving the proposed Development Agreement No. 2024-054 for a cannabis retail storefront at 7601 Eastern Avenue.

2. **CONSIDERATION OF ORDINANCE NO. 949 ADOPTING A MILITARY EQUIPMENT USE**

POLICY AS REQUIRED BY ASSEMBLY BILL 481

The proposed Ordinance No. 949 adopts a policy for Bell Gardens Police Department ("Department") in compliance with Assembly Bill 481 (Chiu) ("AB 481") to address the funding, acquisition, and use by the Department of items deemed "military equipment" by lawmakers. The policy meets the law's requirements by listing the Department's inventory of military equipment; outlining a process for the public to submit questions, concerns, and complaints in relation to the use of each type of equipment; providing for the preparation of an annual report subject to City Council review and approval; and establishing a webpage for updates and the posting of annual reports.

Recommendation:

It is staff's recommendation that the City Council waive the full reading and introduce Ordinance No. 949 by title only, adopting a Military Equipment Use Policy in accordance with state law.

PUBLIC COMMENTS ON NON-AGENDA ITEMS UNDER THE SUBJECT MATTER JURISDICTION OF THE CITY COUNCIL / SUCCESSOR AGENCY

During this time, the members of the public may address the City Council / Successor Agency regarding any items within the subject matter jurisdiction of the City Council / Successor Agency. Public comments are limited to 3 minutes per person subject to an overall 30-minute period for non-agenda items. Government Code Section 54590 prohibits the City Council / Successor Agency from taking action or engaging in discussion on a specific item unless it appears on the agenda.

PUBLIC COMMENTS ON AGENDA ITEMS ONLY

During this time, the members of the public may address the City Council / Agency Members regarding any items listed on the agenda. Public comments are limited to 3 minutes per person.

CITY MANAGER'S REPORT

CONSENT CALENDAR (Item Nos. 3 - 12)

All matters listed under the Consent Calendar are considered to be routine and can be acted on by one roll call vote. There will be no separate discussion of these items unless members of the City Council / Successor Agency request specific items to be removed from the Consent Calendar for separate action. Items called for separate discussion will be heard as the next order of business.

3. GENERAL MOTION TO WAIVE FULL READING AND APPROVE ORDINANCES BY TITLE ONLY PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 36934

In order to expedite the conduct of business at City Council meetings, California State Law (California Government Code Section 36934) allows Ordinances to be read by title if a majority of the legislative body supports the motion to waive the full reading.

Recommendation:

It is staff's recommendation that the City Council approve a general motion to waive full reading and approve Ordinances by title only pursuant to California Government Code Section 36934.

4. APPROVAL MINUTES OF JULY 22, 2024, CITY COUNCIL CLOSED SESSION AND CITY/SUCCESSOR AGENCY JOINT MEETING

Approve the minutes of the July 22, 2024 City Council Closed Session and City/Successor Agency Joint Meeting.

Recommendation:

It is staff's recommendation that the City Council approve the minutes of the July 22, 2024 City Council Closed Session and City/Successor Agency Joint Meeting.

5. WARRANT REGISTERS AND WIRE TRANSFERS

In approving the action of receiving and filing the warrant registers, the official minutes of the Bell Gardens City Council should state that each individual member of the City Council is not voting on, influencing the outcome of, or participating in approving, accepting, receiving or filing any warrant which bears the name of the same council member, or pays for any costs or expenses, or otherwise benefits the same named council member. Each council member will not be participating, influencing or voting on any such warrant bearing their name or which benefits the same named council member, but with that exception is voting in favor of receiving and filing all other warrants contained in this report, unless otherwise noted on the record at the time of the approval of the action required by this report.

Recommendation:

It is staff's recommendation that the City Council receive and file the warrant registers, wire transfers, and net payrolls dated 06/27/2024, 07/02/2024, 07/08/2024, 07/09/2024, 07/11/2024 and 07/16/2024.

6. WARRANT REGISTER SUCCESSOR AGENCY

In approving the action of receiving and filing the warrant registers, the official minutes of the Successor Agency should state that each individual member of the Successor Agency is not voting on, influencing the outcome of, or participating in approving, accepting, receiving or filing any warrant which bears the name of the same Successor Agency Member, or pays for any costs or expenses, or otherwise benefits the same named Successor Agency Member. Each Successor Agency Member will not be participating, influencing or voting on any such warrant bearing their name or which benefits the same named Successor Agency Member, but with that exception is voting in favor of receiving and filing all other warrants contained in this report, unless otherwise noted on the record at the time of the approval of the action required by this report.

Recommendation:

It is staff's recommendation that the Successor Agency Members receive and file the warrant register dated 07/02/2024.

7. SECOND READING AND ADOPTION OF ORDINANCE NO. 943 AMENDING CHAPTER 9.04 (DEFINITIONS), CHAPTER 9.12 (COMMERCIAL ZONES), CHAPTER 9.14 (INDUSTRIAL ZONE), CHAPTER 9.20 (SPECIAL USES AND APPLICABLE STANDARDS), AND CHAPTER 9.38 (PARKING AND LOADING [OFF STREET]) OF TITLE 9 (ZONING AND PLANNING REGULATIONS) OF THE BELL GARDENS MUNICIPAL CODE TO REGULATE VEHICLE PARKING AND STORAGE FOR AUTOMOBILE REPAIR USES

Second reading and adoption of Ordinance No. 943, amending Title 9 (Zoning and Planning Regulations) of the Bell Gardens Municipal Code to regulate parking for automobile repair facilities.

Recommendation:

It is staff's recommendation that the City Council waive full reading and adopt Ordinance No. 943 to amend Chapter 9.04 (Definitions), Chapter 9.12 (Commercial Zones), Chapter 9.14 (Industrial Zone), Chapter 9.20 (Special Uses and Applicable Standards), and Chapter 9.38 (Parking and Loading [Off Street]) of Title 9 (Zoning and Planning Regulations) of the Bell Gardens Municipal Code (BGMC) to regulate off-street vehicle parking and storage for automobile repair uses.

8. SECOND READING AND ADOPTION OF ORDINANCE NO. 945 TO AUTHORIZE A

DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF BELL GARDENS, STIIIZY BELL GARDENS, LLC AND EASTERN GAGE, LLC RELATING TO THE PROPERTY LOCATED AT 5726 GAGE AVENUE IN THE CITY OF BELL GARDENS

Second reading and adoption of Ordinance No. 945 authorizing the City to enter into, and execute, a development agreement for a cannabis retail use in exchange for public benefits.

Recommendation:

It is staff's recommendation that the City Council waive full reading and adopt Ordinance No. 945 to approve the proposed Development Agreement (DA) No. 2023-077 for a cannabis retail storefront at 5726 Gage Avenue.

9. CONSIDERATION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELL GARDENS APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH KIMLEY-HORN AND ASSOCIATES, INC. FOR THE PREPARATION OF A TRANSIT ORIENTED COMMUNITY SPECIFIC PLAN AND ZONING CODE UPDATE

Consideration of a resolution to approve a professional service agreement with Kimley-Horn and Associates, Inc. for consultation on the preparation of the Bell Gardens Transit Oriented Community Specific Plan and Zoning Code Update.

Recommendation:

It is staff's recommendation that the City Council adopt the attached resolution approving a Professional Services Agreement with Kimley-Horn and Associates, Inc. for the preparation of the Bell Gardens Transit Oriented Community Specific Plan and Zoning Code Update.

10. CONSIDERATION OF RESOLUTION APPROVING GRANT AGREEMENT NO. 17869 WITH THE DEPARTMENT OF CALIFORNIA HIGHWAY PATROL

The Bell Gardens Police Department applied for and was awarded the FY24/25 CTFGP Law Enforcement – Bell Gardens Police Department Grant in the amount of \$101,498.70. The grant requires that the City Council formally accept these funds by executing Grant Agreement No. 17869.

Recommendation:

It is staff recommendation that the City Council adopt the attached Resolution approving Grant Agreement No. 17869 with the Department of California Highway Patrol, thereby accepting grant funds.

11. ACCEPTANCE OF THE PURCHASE AND INSTALLATION OF NEW POLE LED LIGHTING AT JOHN ANSON FORD PARK (CIP NO. 3932) AS COMPLETE

Consideration of acceptance of the Purchase and Installation of New Pole Led Lighting at John Anson Ford Park as complete.

Recommendation:

It is staff's recommendation that the City Council:

1. Accept the Purchase and Installation of New Pole LED Lighting at John Anson Ford Park as complete; and
2. Authorize staff to file the Notice of Completion.

12. CONSIDERATION OF A RESOLUTION APPROVING A MEASURE A ANNUAL ALLOCATION GRANT AGREEMENT WITH THE LOS ANGELES COUNTY REGIONAL PARK AND OPEN SPACE DISTRICT

Consideration of a Resolution approving an Allocation Grant Agreement with the Los Angeles County Regional Park and Open Space District for Measure A grant funds.

Recommendation:

It is staff's recommendation that the City Council adopt the attached Resolution approving an Allocation Grant Agreement with the Los Angeles County Regional Park and Open Space District for annual Measure A grant funds.

DISCUSSION (Item Nos. 13 - 15)

13. LOCAL COMMISSIONS APPOINTMENT LIST

The Local Commissions Appointments List outlines the City of Bell Gardens Commissions and Commissioners. Per the Bell Gardens Municipal Code, City Commissions consist of Bell Gardens residents appointed by each member of the City Council. Council Members may remove commissioners during any regular City Council meeting and may appoint commissioners following 10 working days after the posting of the vacancy notice.

Recommendation:

It is staff's recommendation that the City Council review the Commissions Appointments List and by motion, remove commissioners and/or make appointments to the posted vacancies.

14. CONSIDERATION OF FRANCHISE AGREEMENT FOR POLICE ORDERED TOWING AND STORAGE SERVICES

On June 4, 2024, a notice for a Request for Proposal for a Non-Exclusive Franchise Agreement for Towing and Storage services was released. Three (3) proposals were received.

Police Department Staff evaluated each proposal and provided a grading based on certain criteria spelled out in the Request for Proposals. In addition to reviewing each of the submitted proposals, Staff from the Police Department conducted on-site visits, which allowed Staff to confirm that the proposers adhered to requirements listed in the Request for Proposals and that the information listed in their respective proposals was true and correct.

Recommendation:

It is staff recommendation that the City Council adopt the attached Resolution authorizing the City Manager to execute a Non-Exclusive Franchise Agreement for vehicle towing and storage services with the selected Vendor, subject to approval by City Attorney.

15. AQUATICS CENTER PROJECT UPDATE - AUGUST 2024

This item provides an update on the progress of the John Anson Ford Park Regional Aquatics Center Improvements.

Recommendation:

It is staff's recommendation that the City Council:

1. Receive and file the John Anson Ford Park Regional Aquatics Center Improvements update; and
2. Direct staff to proceed with Finance Option #1.

CITY COUNCIL / SUCCESSOR AGENCY MEMBER COMMENTS

ADJOURNMENT

Daisy Gomez, City Clerk

Agenda posted on August 8, 2024.