

**MINUTES  
VERNON CITY COUNCIL  
REGULAR MEETING  
TUESDAY, OCTOBER 5, 2021  
COUNCIL CHAMBER, 4305 SANTA FE AVENUE**

**CALL TO ORDER**

Mayor Ybarra called the meeting to order at 9:00 a.m.

**FLAG SALUTE**

Mayor Ybarra led the Flag Salute.

**ROLL CALL**

**PRESENT:** Melissa Ybarra, Mayor  
William Davis, Mayor Pro Tem  
Leticia Lopez, Council Member  
Crystal Larios, Council Member  
Judith Merlo, Council Member

**STAFF PRESENT:**

Zaynah Moussa, Interim City Attorney  
Lisa Pope, City Clerk  
Deborah Harrington, Interim Deputy City Clerk  
Scott Williams, Finance Director  
Abraham Alemu, Public Utilities General Manager  
Michael Earl, Human Resources Director  
Fredrick Agyin, Health and Environmental Control Director  
Robert Sousa, Police Chief  
Dan Wall, Public Works Director  
Lilia Hernandez, Executive Assistant to the City Administrator

**APPROVAL OF THE AGENDA**

**MOTION**

Council Member Larios moved and Mayor Pro Tem Davis seconded a motion to approve the agenda. The question was called and the motion carried unanimously.

**PUBLIC COMMENT**

James Centeno, Vernon Elementary School, introduced himself as the new Principal.

**PRESENTATIONS****1. Recognition of Outgoing City Commission and Committee Members**

Recommendation: Recognize outgoing Business and Industry Commissioner William "Bill" Davis; outgoing Vernon CommUNITY Fund Grant Committee Members Michael Gaviña and Judith Merlo; and outgoing Vernon Housing Commissioners Frank Gaviña and Melissa Ybarra for their dedicated service to the City of Vernon.

Interim Deputy City Clerk Harrington presented the item. Mayor Ybarra presented the Certificates of Recognition to Commissioner Davis; Committee Members Michael Gaviña and Merlo; and Commissioner Frank Gaviña for their dedicated service to the City of Vernon. Mayor Pro Tem Davis presented the Certificate of Recognition to Commissioner Ybarra for her dedicated service to the City of Vernon.

**2. City Administrator Report:**

- New Business Welcome
- Career Day
- New City Website
- National Clean-Up Day
- Police Department Grant Funded Activity
- Vernon City Hall Lighting Project and After Earthquake Inspections of Gas Lines
- Los Angeles Economic Development Corporation Most Business-Friendly City Award Finalist

Recommendation: No action is required by City Council. This is a presentation only.

Executive Assistant to the City Administrator Hernandez presented the report.

**CONSENT CALENDAR**

Council Member Larios pulled Item No. 4.

Mayor Ybarra pulled Item No. 5

**MOTION**

Council Member Larios moved and Mayor Pro Tem Davis seconded a motion to approve the Consent Calendar, with the exception of Item Nos. 4 and 5. The question was called and the motion carried unanimously.

The Consent Calendar consisted of the following items:

**3. Approval of Minutes**

Recommendation: Approve the September 21, 2021 Regular and Special City Council meeting minutes.

**6. Operating Account Warrant Register**

Recommendation: Approve Operating Account Warrant Register No. 74, for the period of September 5 through September 18, 2021, totaling \$8,836,857.29 and consisting of

ratification of electronic payments totaling \$8,320,043.44 and ratification of the issuance of early checks totaling \$516,813.85.

**7. Public Works Department Monthly Report**

Recommendation: Receive and file the August 2021 Building Report.

**8. Huntington Park Police Department Jail Division Agreement for Inmate Housing**

Recommendation: Approve and authorize the City Administrator to execute the Inmate Housing Agreement, in substantially the same form as submitted, for housing of pre-arraignment arrestees for a total amount not to exceed \$225,000 (\$75,000 per year), for a three-year term.

**9. Public Works Street Operations Division Vehicle Purchase**

Recommendation: Approve and authorize the issuance of a Purchase Order to Quinn Company for one new Caterpillar Inc. Model: 420 Backhoe Loader for a total amount not to exceed \$145,130.18.

The following items were pulled from the Consent Calendar for individual consideration:

**4. Second Reading of Ordinance No. 1276 - Amendment to Vernon Municipal Code Chapter 22 to Regulate Sidewalk Vendors**

Recommendation: Waive full reading and conduct second reading of Ordinance No. 1276 adding Article X to Chapter 22 of the Municipal Code regulating sidewalk vending.

Public Works Director Wall presented the staff report.

Council Member Larios requested amendment considerations relative to providing a warning notice for first violations, more flexible hours for residential and school locations, liability insurance, and background checks.

By consensus, the Council tabled second reading and adoption of Ordinance No. 1276 adding Article X to Chapter 22 of the Municipal Code regulating sidewalk vending and provided direction to staff to bring back the ordinance for further discussion and reintroduction and first reading.

**5. Results of the City of Vernon September 14, 2021 Special Municipal Election**

Recommendation: Adopt Resolution No. 2021-28 reciting the facts of the Special Municipal Election held on September 14, 2021, declaring the results and such other matters as provided by law.

City Clerk Pope presented the staff report.

Marisa Olguin, Vernon Chamber of Commerce, spoke in support of the election results and commended City Clerk Pope and staff for their efforts in conducting three elections in one year.

**MOTION**

Council Member Lopez moved and Mayor Pro Tem Davis seconded a motion to adopt Resolution No. 2021-28 reciting the facts of the Special Municipal Election held on September 14, 2021, declaring the results and such other matters as provided by law. The question was called and the motion carried unanimously.

## **NEW BUSINESS**

### **10. Purchase Contract for City Contract No. CS-1388: Phase I Environmental Report and Soils Report at 4528 and 4530 Bandini Boulevard**

Recommendation: A. Find that the proposed action is statutorily exempt from California Environmental Quality Act (CEQA) review, in accordance with CEQA Guidelines § 15262, because the project only involves feasibility or planning studies for possible future actions which the City has not approved, adopted, or funded; B. Approve and authorize the issuance of a Purchase Contract with Tetra Tech, Inc. for the Phase I Environmental Report and Soils Report at 4528 and 4530 Bandini Boulevard for a total amount of \$28,540; and C. Authorize a contingency of \$21,000 in the event that further soil sampling, testing and analysis is necessary, and grant authority to the City Administrator to issue change orders for an amount up to the contingency amount, if necessary.

Public Works Director Wall presented the staff report.

## **MOTION**

Mayor Pro Tem Davis moved and Council Member Larios seconded a motion to: A. Find that the proposed action is statutorily exempt from California Environmental Quality Act (CEQA) review, in accordance with CEQA Guidelines § 15262, because the project only involves feasibility or planning studies for possible future actions which the City has not approved, adopted, or funded; B. Approve and authorize the issuance of a Purchase Contract with Tetra Tech, Inc. for the Phase I Environmental Report and Soils Report at 4528 and 4530 Bandini Boulevard for a total amount of \$28,540; and C. Authorize a contingency of \$21,000 in the event that further soil sampling, testing and analysis is necessary, and grant authority to the City Administrator to issue change orders for an amount up to the contingency amount, if necessary. The question was called and the motion carried unanimously.

## **ORAL REPORTS**

### **City Administrator Reports on Activities and other Announcements.**

Executive Assistant to the City Administrator Hernandez reported on recent police activities, Blood Drive, Breast Cancer Awareness Month, Halloween Spooktacular, and efforts to restore power due to a sudden storm and lightning strikes.

### **City Council Reports on Activities (including AB1234), Announcements, or Directives to Staff.**

None.

## **RECESS**

Mayor Ybarra recessed the meeting to Closed Session at 9:52 a.m.

**CLOSED SESSION**

**11. CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Government Code Section 54956.8  
Property: Malburg Generating Station, 2715 East 50th Street, Vernon, California  
Agency negotiator: Carlos Fandino, City Administrator  
Negotiating parties: Bicent (California) Malburg LLC  
Under negotiation: Consideration of Price and Terms of Payment

**12. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION**

Government Code Section 54956.9(d)(1)  
Jerry Chavez v. City of Vernon  
Los Angeles Superior Court Case No. BC719460

**RECONVENE**

At 9:44 a.m., Mayor Ybarra adjourned the Closed Session and reconvened the regular meeting.

**CLOSED SESSION REPORT**

Interim City Attorney Moussa reported that the Council, with all five members present, met in Closed Session, and discussed the items on the agenda, and took no reportable action.

**ADJOURNMENT**

Mayor Ybarra adjourned the meeting at 9:45 a.m.

DocuSigned by:  
*Melissa Ybarra*  
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MELISSA YBARRA, Mayor

**ATTEST:**

DocuSigned by:

*Lisa Pope*

LISA POPE, City Clerk  
(seal)