

Barry Waite, Mayor
Bill Uphoff, Mayor Pro Tem
James Gazeley, Council Member
Cindy Segawa, Council Member
Mark A. Waronek, Council Member



LOMITA CITY HALL
COUNCIL CHAMBERS
24300 Narbonne Avenue
Lomita, CA 90717
Phone: (310) 325-7110
Fax: (310) 325-4024

Next Resolution No. 2023-06
Next Ordinance No. 845

**AGENDA
REGULAR MEETING
LOMITA CITY COUNCIL
TUESDAY, MARCH 7, 2023
6:00 P.M.**

THE CITY COUNCIL HAS RESUMED PUBLIC MEETINGS IN THE COUNCIL CHAMBERS. PARTICIPATION BY MEMBERS OF THE PUBLIC IS ONLY GUARANTEED VIA IN-PERSON ATTENDANCE.

AS A COURTESY, THE CITY WILL ATTEMPT TO ALSO ALLOW PUBLIC PARTICIPATION DURING THE MEETING VIA A COMPUTER OR SMART DEVICE USING THE FOLLOWING ZOOM LINK:

<https://us02web.zoom.us/j/84185092049?pwd=L3Zkc2cvYmIvdG5FelpYb2ZyNm9hUT09>

Telephone Option: (669)-900-6833 Meeting ID: 841 8509 2049 Passcode: 349564

Please note that the City cannot, and does not, guarantee that the above Zoom link or dial in feature will work, that any individual commenter's computer or smart device will operate without issue, or that the City's hosting of the Zoom will work without issue. Members of the public acknowledge this and are on notice that public participation is only guaranteed via attendance in Council Chambers and that the Zoom option is provided as a courtesy only. Technological issues or failure of the Zoom link to be operational for any reason will not result in any pause, recess, or cancellation of the meeting.

If you wish to provide public comment during oral communications or for a particular agenda item, you may either contact the City Clerk's Office before the meeting, at 310-325-7110 ext. 141, complete a speaker card and give it to the City Clerk or if participating via Zoom utilize the "raise hand" function to join the queue to speak when the Mayor calls the item for discussion. Your name and city of residency is requested, but not required.

No meeting of the Lomita Public Financing Authority will be held on this date.

1. OPENING CEREMONIES

- a) Call Meeting to Order
- b) Flag Salute
- c) Invocation – Council Member Segawa
- d) Roll Call

2. APPROVAL OF AGENDA

3. PRESENTATIONS

4. ORAL COMMUNICATIONS

Persons wishing to speak on Consent Agenda items or subjects other than those scheduled are requested to do so at this time. In order to conduct a timely meeting, a three (3) minute time limit per person has been established. Government Code Section 54954.2 prohibits the Council from discussing or taking action on a specific item unless it appears on a posted agenda.

5. ORAL COMMUNICATIONS AND MEETING ATTENDANCE REPORTS FROM THE CITY COUNCIL

The City Council may discuss and act upon items described under Council comments; however, items which are not on the agenda will be limited to Council reports, announcements, requests for clarification or factual information, or placement of matters on the agenda for a future meeting.

6. CITY MANAGER’S REPORT (information only)

7. CONSENT AGENDA

All items under the Consent Agenda are considered by the Council to be routine and will be enacted by one motion in the form listed below. There may be separate discussions of these items prior to the time the Council votes on the motion. Specific items may be removed from the Consent Agenda at the request of any Council Member or staff.

RECOMMENDED ACTION: That Consent Agenda Items 7a-e be approved.

- a. Motion to Waive Full Reading of Ordinances and that They be Read in Title Only

RECOMMENDED ACTION: Approve motion.

- b. Minutes of the Regular City Council Meetings of October 18, 2022, and February 7, 2023

RECOMMENDED ACTION: Approve minutes.

- c. Warrants/Payroll Register

RECOMMENDED ACTION: Approve and file Warrants/Payroll Register.

- d. Service Order with Spectrum Enterprise re: Establishment of a PEG Channel Service

RECOMMENDED ACTION: Authorize the City Manager to sign a service order with Spectrum Enterprise to establish service for a City PEG channel and direct the City Manager/City Attorney to approve as to form.

- e. Acceptance of the City’s Single Audit Report for Fiscal Year 2021-2022

RECOMMENDED ACTION: Receive and file the Fiscal Year 2021-2022 Single Audit Report.

8. SCHEDULED ITEMS

None scheduled.

9. PUBLIC HEARINGS

- a. **DISCUSSION AND CONSIDERATION OF ZONING TEXT AMENDMENT NO. 2023-01, AN ORDINANCE AMENDING LOMITA MUNICIPAL CODE TITLE XI (PLANNING AND ZONING) TO ENSURE CONSISTENCY WITH STATE LAW**

Presented by Brianna Rindge, Community & Economic Development Director

RECOMMENDED ACTION: Accept the recommendation of the Planning Commission and introduce on first reading an ordinance amending Title XI (Planning and Zoning), find the request exempt from the California Environment Quality Act (CEQA), and direct staff to schedule the second reading and adoption of the ordinance.

ORDINANCE NO. 845 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, APPROVING ZONE TEXT AMENDMENT 2023-01 AMENDING VARIOUS SECTIONS OF LOMITA MUNICIPAL CODE TITLE XI (PLANNING AND ZONING) TO ENSURE CONSISTENCY WITH STATE LAW REGARDING SUPPORTIVE, TRANSITIONAL, AND EMPLOYEE HOUSING, LOW-BARRIER NAVIGATION CENTERS, REASONABLE ACCOMMODATION, COVERED PARKING, SENIOR PLANNED UNIT DEVELOPMENTS, EMERGENCY SHELTERS, AND SUBSTANDARD LIVING CONDITIONS, AS WELL AS THE STRIKING OF UNUSED EXISTING ZONING DISTRICTS, AND FINDING THE ACTION TO BE EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

b. DISCUSSION AND CONSIDERATION OF AN ORDINANCE TO AMEND CHAPTER 5 (ADMINISTRATIVE CITATIONS AND PENALTIES) OF TITLE I OF THE LOMITA MUNICIPAL CODE TO ALTER THE PROVISIONS AND PROCEDURES RELATED TO ADMINISTRATIVE CITATIONS

Presented by Brianna Rindge, Community & Economic Development Director

RECOMMENDED ACTION: After the City Attorney reads the title, introduce on first reading Ordinance No. 846 amending Chapter 5 (Administrative Citations and Penalties) of Title I of the Lomita Municipal Code (LMC) to alter the procedures involved in the administrative citation provisions of the LMC and finding such action exempt from the California Environmental Quality Act, and direct staff to schedule second reading and adoption of the ordinance.

ORDINANCE NO. 846 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, AMENDING CHAPTER 5 OF TITLE I OF THE LOMITA MUNICIPAL CODE TO ALIGN WITH NEW REGULATIONS IN ENFORCING ADMINISTRATIVE CITATIONS TO ACHIEVE COMPLIANCE AND FINDING THE SAME EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

10. ADJOURNMENT

The City Council adjourns in memory of City of Lomita Assistant Engineer Ethelbert Doble.

Written materials distributed to the City Council within 72 hours of the City Council meeting are available for public inspection via the City’s website and copies are available for public inspection beginning the next regular business day in the City Clerk’s Office, 24300 Narbonne Avenue, Lomita.

In compliance with the Americans with Disabilities Act (ADA) if you need special assistance to participate in this meeting, please contact the office of the City Clerk at (310) 325-7110. Notification at least forty-eight (48) hours prior to the meeting will enable the City to make reasonable arrangements.

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted not less than 72 hours prior to the meeting at the following locations: Lomita City Hall, Lomita Park, and uploaded to the City of Lomita website http://www.lomita.com/cityhall/city_agendas/.

Date Posted: March 2, 2023



Kathleen Horn Gregory, MMC, City Clerk

**MINUTES OF THE
LOMITA CITY COUNCIL
REGULAR MEETING
TUESDAY, OCTOBER 18, 2022**

PURSUANT TO EXECUTIVE ORDER N-08-21 ISSUED BY GOVERNOR NEWSOM AND AB361, THE PUBLIC AND COUNCIL PARTICIPATED IN THIS MEETING IN PERSON AND VIA ZOOM.

1. OPENING CEREMONIES

a. Call Meeting to Order

The regular meeting of the Lomita City Council was called to order by Mayor Segawa at 6:00 p.m. on Tuesday, October 18, 2022, in the Upstairs Assembly Room.

b. Flag Salute

Mayor Pro Tem Waite led the salute to the flag.

c. Invocation

Mayor Segawa gave the invocation.

d. Roll Call

PRESENT: Council Member Uphoff, Mayor Pro Tem Waite, and Mayor Segawa were present in the Upstairs Assembly Room; Council Members Gazeley and Waronek participated via Zoom

ABSENT: None

STAFF PRESENT: City Manager Smoot, City Attorney Rusin, Public Works Director Dillon, and Administrative Services Director Kamada were present in the Upstairs Assembly Room; Assistant City Manager Sugano, Senior Management Analyst Hernandez, Administrative Analyst Ibarra, and City Clerk Gregory participated via Zoom

2. APPROVAL OF AGENDA

Council Member Uphoff made a motion, seconded by Mayor Pro Tem Waite to approve the agenda.

MOTION CARRIED by the following roll call vote:

AYES: Council Members: Gazeley, Uphoff, Waronek, Mayor Pro Tem Waite, and Mayor Segawa

NOES: None

ABSENT: None

3. PRESENTATIONS

Brandy Villanueva, Area G Disaster Management Area Coordinator, introduced herself as the new contact for the South Bay cities. She spoke briefly about various levels of required disaster training for City officials.

4. ORAL COMMUNICATIONS

Mayor Segawa announced the time for public comments on Consent Agenda items or subjects other than those scheduled.

George Kivett, Lomita resident, commented on the need for timely graffiti removal and some traffic problems in the City.

Henry Sanchez, Lomita resident, gave a short report on CERT training, radios purchased, and an upcoming CERT exercise.

Michael Mackavoy, Lomita Library Manager, announced upcoming events and programs.

5. ORAL COMMUNICATIONS AND MEETING ATTENDANCE REPORTS FROM THE CITY COUNCIL

Council Member Waronek reported on the following:

- Announced the Lomita-Harbor City Kiwanis Club's 73rd Annual Pancake Breakfast on Sunday, November 6

Council Member Gazeley reported on the following:

- Invited Council and the City Manager to the 13th Annual Southern California Economic Summit in Downtown Los Angeles on December 1
- October 6 – Southern California Association of Governments (SCAG) Transportation Committee Meeting
- October 6 – SCAG Regional Council Board Meeting

Council Member Uphoff reported on the following:

- Reminded residents of the City's Halloween Celebration to take place on Saturday, October 29

Mayor Pro Tem Waite reported on the following:

- October 10 – South Bay Cities Council of Governments Steering Committee Meeting
- October 13 – Cal State Dominguez Hills Economic Forecast for the South Bay

Mayor Segawa had reported on the following:

- October 18 – Breakfast with State Assembly Member Al Muratsuchi

6. CITY MANAGER'S REPORT (information only)

City Manager Smoot announced that the City received a certification letter from the California Department of Housing and Community Development for its Housing Element. He stated that an item will go before Council in the near future to review some programs in the Certified Housing Element that were required to be amended.

7. CONSENT AGENDA

RECOMMENDED ACTION: That Consent Agenda Items 7a-l be approved.

Mayor Segawa announced that staff requested to pull Item No. 7k from the consent agenda.

Mayor Pro Tem Waite made a motion, seconded by Council Member Uphoff to approve the recommended action with the exception of Item 7k.

MOTION CARRIED by the following roll call vote:

AYES: Council Members: Gazeley, Uphoff, Waronek, Mayor Pro Tem Waite, and Mayor Segawa

NOES: None

ABSENT: None

Approved the following Consent Agenda items:

- a. Motion to Waive Full Reading of Ordinances and that They be Read in Title Only

RECOMMENDED ACTION: Approve motion.

- b. Minutes of the Regular City Council Meeting of September 6, 2022

RECOMMENDED ACTION: Approve minutes.

- c. Warrants/Payroll Register

RECOMMENDED ACTION: Approve and file Warrants/Payroll Register.

- d. Monthly Report for the Administrative Services Department

RECOMMENDED ACTION: Receive and file the report.

- e. Monthly Report for the City Manager's Department

RECOMMENDED ACTION: Receive and file the report.

- f. Monthly Report for the Community and Economic Development Department

RECOMMENDED ACTION: Receive and file the report.

- g. Monthly Report for the Recreation and Facilities Division

RECOMMENDED ACTION: Receive and file the report.

- h. Monthly Report for the Public Works Department

RECOMMENDED ACTION: Receive and file the report.

- i. August 2022 Treasury & Investment Report

RECOMMENDED ACTION: Receive and file the report.

- j. First Amendment to the Professional Services Agreement with Data Ticket to Provide Citation Management Services for Parking Enforcement and Code Enforcement

RECOMMENDED ACTION: 1) Approve the First Amendment to Agreement File No. 2017-16 to extend the term and add additional services related to administrative citation processing and authorize the City Manager and City Clerk to execute the agreement; and 2) Authorize the City Manager to purchase associated equipment.

- l. Fiscal Year 2021/2022 Year-End Budget Amendments

RECOMMENDED ACTION: Approve the recommendations of the Finance Committee contained in Attachment 1 and direct staff to make necessary expenditure and revenue budget amendments to implement the recommendations.

REMOVED FROM CONSENT AGENDA

- k. License Agreement with the City of Lomita and Metropolitan Water District for Access and Permitting of Temporary Lane Use

RECOMMENDED ACTION: Approve the Access and Permitting Agreement and authorize the City Manager and City Clerk to execute the agreement.

8. SCHEDULED ITEMS

- a. **DISCUSSION AND CONSIDERATION OF PROFESSIONAL SERVICES AGREEMENTS WITH NORTHSTAR CHEMICAL AND FILTRATION TECHNOLOGY, INC. FOR WATER TREATMENT CHEMICALS**

RECOMMENDED ACTION: Authorize the City Manager to execute Professional Services Agreements with Northstar Chemical, Inc. and Filtration Technology, Inc. for water treatment chemicals.

Public Works Director Dillon presented the staff report as per the agenda material. She briefly outlined challenges with procuring the chemicals necessary for water treatment. Just two proposals were received: one for chlorine and one for polyphosphate. There were no proposals received for ammonium hydroxide and there were significant unit price increases for the proposals received.

Mayor Segawa asked if there were comments or questions from the public.

Frances Marshall, Lomita resident, asked for information on the vendors. Staff informed her that the information is available in the posted agenda packet. Responding to a question from Council Member Gazeley, Director Dillon explained that the polyphosphate binds to the calcium in the water to help sequester hardness.

There being no further questions or comments, Mayor Segawa asked for a motion.

Council Member Gazeley made a motion, seconded by Council Member Uphoff to approve the recommended action.

MOTION CARRIED by the following roll call vote:

AYES: Council Members: Gazeley, Uphoff, Waronek, Mayor Pro Tem Waite, and Mayor Segawa

NOES: None

ABSENT: None

9. PUBLIC HEARINGS

a. PUBLIC HEARING AND CONSIDERATION OF A RATE RESOLUTION RELATIVE TO WATER RATES

RECOMMENDED ACTION: Conduct a public hearing and receive written protests from property owners in accordance with Proposition 218 relative to the proposed water rate increase and if a majority protest is not achieved, adopt the attached rate resolution.

Public Works Director Dillon reported that there was a misprint in the original staff report in tables 1-2 and 3 and staff provided revised staff reports to both the Council and public prior to the meeting. She also mentioned that the notices mailed out to the public contained the correct information. She gave a brief background on the project as per the staff report. She introduced Chris Fisher, Vice President, Willdan Financial Services, who gave a presentation relative to the study, which explained the process and the basis for the recommendation.

Mayor Segawa opened the public hearing at 7:06 p.m.

An unnamed Lomita resident commented that the tier structure and high meter charge subsidizes heavy water users.

Scott Marshall, Lomita resident, spoke in opposition to the rate increase. He stated that it would be a hardship for many residents.

Frances Marshall, Lomita resident, spoke in opposition to the rate increase. She stated that it would be a hardship for some residents who have already suffered financially due to the pandemic.

George Kivett, Lomita resident, gave kudos to the City for seeking grants to help offset the costs of upgrading its water facility. He spoke of the importance of Lomita's own water supply in the event of a major emergency. He understood the need for the rate increase but had concerns that it would be a financial hardship for some residents.

Henry Sanchez, Lomita resident, suggested the City wait a year to find out the costs to run the water plant once it is back online, and then do the water rate study as it may turn out that the rates may not need to increase so much.

As there were no further requests from the public to speak on this item, Mayor Segawa closed the public hearing at 7:29 p.m. and brought the item back to the Council for discussion.

There was brief discussion relative to the current five-year schedule for replacing aging waterlines in the City and the resultant costs, and the portion of water rates allocated toward maintenance of the water system.

Additional discussion was held relative to how much water usage decreased during the declared water shortage emergency, and how the State-mandated building of additional housing units will impact water consumption in the City. Moreover, the Council touched on the financial investment necessary for upkeep and improvements needed to secure the City's future relative to water, and funding to possibly getting a second City well online in the future.

Responding to a question from Council Member Waronek, Administrative Services Director Kamada stated that qualifying seniors may be eligible to receive a \$10/bimonthly water bill discount. City Manager Smoot added that the City works with those residents who fall behind on their water payments as much as possible.

City Manager Smoot reported that the accompanying resolution states in line 6A that 15 protests were received, but that figure will be corrected based upon the City Clerk's official count.

City Clerk Gregory reported that nine protests were received.

Council Member Uphoff made a motion, seconded by Mayor Pro Tem Waite to approve the recommended action, with a correction to the resolution in line 6A showing nine protests were received.

MOTION CARRIED by the following roll call vote:

AYES: Council Members: Gazeley, Uphoff, Waronek, Mayor Pro Tem Waite, and Mayor Segawa

NOES: None

ABSENT: None

Adopted the following titled Resolution:

RESOLUTION NO. 2022-34 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, ADOPTING NEW WATER RATES AND CHARGES

10. ADJOURNMENT

There being no further business to discuss, Mayor Segawa adjourned the meeting at 7:47 p.m.

Respectfully submitted,

Kathleen Horn Gregory, MMC, City Clerk
Adopted:

DRAFT

**MINUTES OF THE
LOMITA CITY COUNCIL
REGULAR MEETING
TUESDAY, FEBRUARY 7, 2023**

1. OPENING CEREMONIES

a. Call Meeting to Order

The regular meeting of the Lomita City Council was called to order by Mayor Waite at 6:00 p.m. on Tuesday, February 7, 2023, in the Council Chambers at Lomita City Hall, 24300 Narbonne Avenue, Lomita, California.

b. Flag Salute

Council Member Waronek led the salute to the flag.

c. Invocation

Mayor Waite gave the invocation.

d. Roll Call

PRESENT: Council Members Gazeley, Segawa, Waronek, Mayor Pro Tem Uphoff, and Mayor Waite

ABSENT: None

STAFF PRESENT: City Manager Smoot, Assistant City Manager Sugano, City Attorney Rusin, Community and Economic Development Director Rindge, Administrative Services Director Kamada, Public Works Director Dillon, Recreation Manager Kelley, and City Clerk Gregory

2. APPROVAL OF AGENDA

Council Member Segawa made a motion, seconded by Council Member Waronek to approve the agenda.

MOTION CARRIED by the following vote:

AYES: Council Members: Gazeley, Segawa, Waronek, Mayor Pro Tem Uphoff, and Mayor Waite

NOES: None

ABSENT: None

3. PRESENTATIONS

Council presented Team Lomita jerseys to the members of the Planning, Public Safety and Traffic, and Parks and Recreation Commissioners.

4. ORAL COMMUNICATIONS

Winona Phillabaum, Lomita Library Manager, announced upcoming events at the library.

5. ORAL COMMUNICATIONS AND MEETING ATTENDANCE REPORTS FROM THE CITY COUNCIL

Council Member Segawa reported on the following:

- January 19 – Meals on Wheels Volunteer Luncheon
- February 2 – Kaia Grand Opening

Council Member Waronek reported on the following:

- Contract Cities Board of Director's Meeting at LA County Fire Museum
- January 26 – Lomita Chamber Installation Dinner
- February 2 – Kaia Grand Opening
- February 3-5 – Independent Cities Association Winter Seminar

Council Member Gazeley reported on the following:

- February 2 – SCAG Regional Council Meeting
- February 2 – Kaia Grand Opening

Mayor Pro Tem Uphoff reported on the following:

- February 1 – South Bay Cities Council of Governments Finance Committee Meeting
- February 2 – Kaia Grand Opening
- February 2 – South Bay Housing Education Forum

Mayor Waite reported on the following:

- January 26 – Lomita Chamber Installation Dinner
- January 30 – Lemonade Day Meeting
- February 2 – Contract Cities New Council Members Orientation
- February 6 – West Basin Water District Board Member Swearing In
- February 7 – Local Governmental Services Commission of Los Angeles County

6. CITY MANAGER'S REPORT (information only)

City Manager Smoot thanked the commissioners for attending the meeting to receive the jerseys and echoed previous comments from Council appreciating their service to the City and the community.

7. CONSENT AGENDA

RECOMMENDED ACTION: That Consent Agenda Items 7a-g be approved.

Council Member Segawa made a motion, seconded by Council Member Waronek to approve the recommended action.

MOTION CARRIED by the following vote:

AYES: Council Members: Gazeley, Segawa, Waronek, Mayor Pro Tem Uphoff, and Mayor Waite

NOES: None

ABSENT: None

Approved the following Consent Agenda items:

- a. Motion to Waive Full Reading of Ordinances and that They be Read in Title Only

RECOMMENDED ACTION: Approve motion.

- b. Minutes of the Regular City Council Meetings of November 1, 2022, November 15, 2022, and December 6, 2022

RECOMMENDED ACTION: Approve minutes.

- c. Warrants/Payroll Register

RECOMMENDED ACTION: Approve and file Warrants/Payroll Register.

- d. Resolution Proclaiming Termination of the City of Lomita's Local Emergency Related to the COVID-19 Pandemic

RECOMMENDED ACTION: Adopt resolution.

RESOLUTION NO. 2023-03 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, TERMINATING THE PROCLAMATION OF LOCAL EMERGENCY

- e. Agreement with the City of Lomita and Metropolitan Water District for Access and Permitting of Temporary Lane Use

RECOMMENDED ACTION: Approve the Access and Permitting Agreement and authorize the City Manager and City Clerk to execute the agreement.

- f. Resolution Amending the Allotted Time a Member of the Audience May Speak During a Public Meeting

RECOMMENDED ACTION: Adopt resolution.

RESOLUTION NO. 2023-04 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, AMENDING THE ALLOTTED TIME A MEMBER OF THE AUDIENCE MAY SPEAK DURING A PUBLIC MEETING FOR ALL BOARDS, COMMISSIONS, AND COMMITTEES FROM FIVE (5) MINUTES TO THREE (3) MINUTES

- g. Resolution Accepting a Grant of Easement for Public Street and Highway Purposes (2002 242nd Street)

RECOMMENDED ACTION: 1) Adopt the attached Resolution accepting a Grant of Easement from Mr. Steve Zhu and Ms. Chunxia Liao, the owners of the property located at 2002 242nd Street in the City of Lomita for sidewalk and related purposes; and 2) Authorize the City Manager to sign the Certificate of Acceptance

RESOLUTION NO. 2023-05 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMITA CALIFORNIA, AUTHORIZING ACCEPTANCE OF THE SIDEWALK EASEMENT DEED AT 2002 242ND STREET FROM MR. STEVE ZHU AND MS. CHUNXIA LIAO TO THE CITY AND FINDING SUCH ACQUISITION EXEMPT FROM CEQA

8. SCHEDULED ITEMS

- a. **DISCUSSION AND CONSIDERATION OF CITY OF LOMITA SPECIAL EVENTS 2023**

RECOMMENDED ACTION: Discuss and approve the City of Lomita special event calendar for 2023.

Recreation Manager Kelley presented the staff report per the agenda material.

Council discussed changing the date of the Night at the Museum to another date so that Council can attend, and keeping the Mayor's Cup golf tournament and considering a committee to assist with the planning of that event. Council directed staff to research statistics on the 2019 poker tournament and research the possibility of a cornhole tournament and bring back for Council consideration and for further direction. Council also discussed the "Follow Me, I'm Gang and Drug Free" event; Council consensus was to keep the event, but to focus on the aspects that make it beneficial, and to consider the safety aspects by possibly bussing the children to the park instead of walking. City Manager Smoot stated that the Public Safety Traffic Commission had formed a subcommittee to discuss the future of this event and will have a report at the next Council meeting.

9. PUBLIC HEARINGS

None scheduled.

10. ADJOURNMENT

There being no further business to discuss, Mayor Waite adjourned the meeting, in memory of Ken Blackwood, at 6:50 p.m.

Respectfully submitted,

Kathleen Horn Gregory, MMC, City Clerk
Adopted:

DRAFT

TO: Honorable Mayor and City Council
FROM: Administrative Services Department
DATE: March 7, 2023
SUBJECT: WARRANT REGISTER
PAYROLL REGISTER

March 7, 2023	TOTAL WARRANTS ISSUED:	\$559,814.12
	Wires Transfers:	10818-10826
	Prepay:	530248-530254
	Check Numbers:	530255-530324

Total Pages of Register: 15

February 24, 2023	TOTAL PAYROLL ISSUED:	\$120,750.31
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I hereby certify that the demands or claims covered by the checks listed on pages 1 to 15 inclusive of the check register are accurate and funds are available for payment thereof:



Susan Kamada
Administrative Services Director



Lomita, CA

Warrant Register

By Vendor Name

Payment Dates 2/22/2023 - 3/7/2023

Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
Vendor: 12798 - 4LEAF, Inc.					
530255	03/07/2023	4LEAF, Inc.	J4121A-R	Augmented Code Enforcement ...	960.00
Vendor 12798 - 4LEAF, Inc. Total:					960.00
Vendor: 6948 - A1 Lawnmower Shop					
530256	03/07/2023	A1 Lawnmower Shop	01264	Protect Shield	20.94
530256	03/07/2023	A1 Lawnmower Shop	01264	Box Oil	33.08
530256	03/07/2023	A1 Lawnmower Shop	01867	String Trimmer Line	44.10
530256	03/07/2023	A1 Lawnmower Shop	01868	Blower Repair	69.00
Vendor 6948 - A1 Lawnmower Shop					Total: 167.12
Vendor: 7353 - ACE Whatever It Takes					
530257	03/07/2023	ACE Whatever It Takes	5695	Misc. Fasteners	4.63
530257	03/07/2023	ACE Whatever It Takes	5695	Bondo Auto Body Repair Kit 1 qt	11.01
530257	03/07/2023	ACE Whatever It Takes	5700	Scent Cleaner with Bleach 32 oz	13.21
530257	03/07/2023	ACE Whatever It Takes	5700	Linen Scent Air Freshener 8 oz	9.89
530257	03/07/2023	ACE Whatever It Takes	5700	Utility Halogen Bulb 2,600 lm ...	6.60
530257	03/07/2023	ACE Whatever It Takes	5701	Paint	165.35
530257	03/07/2023	ACE Whatever It Takes	5708	High Speed Steel Drill Bit 1 pc	6.60
530257	03/07/2023	ACE Whatever It Takes	5708	High Speed Steel Drill Bit 1 pc	7.92
530257	03/07/2023	ACE Whatever It Takes	5708	Drill Bit Set 14 pc	18.73
530257	03/07/2023	ACE Whatever It Takes	5710	Garden Hose	25.35
530257	03/07/2023	ACE Whatever It Takes	5711	Gloves Leather	28.65
530257	03/07/2023	ACE Whatever It Takes	5711	Indoor/Outdoor Coated Work G...	5.51
530257	03/07/2023	ACE Whatever It Takes	5711	Resistant Gloves Black/Red	6.60
530257	03/07/2023	ACE Whatever It Takes	5713	76A LR44 1.5 V 0.11 Ah Medical...	7.71
530257	03/07/2023	ACE Whatever It Takes	5713	Painters Tape 1.88" W	11.01
530257	03/07/2023	ACE Whatever It Takes	5715	Impact Double-Ended Power Bit...	3.30
530257	03/07/2023	ACE Whatever It Takes	5715	Black Fine Tip Jobsite Marker 1-...	1.97
530257	03/07/2023	ACE Whatever It Takes	5715	Anti-Fog Safety Glasses	24.24
530257	03/07/2023	ACE Whatever It Takes	5715	High Performance Impact Gloves	25.35
530257	03/07/2023	ACE Whatever It Takes	5716	Misc. Fasteners	4.06
530257	03/07/2023	ACE Whatever It Takes	5716	Misc. Fasteners	43.92
530257	03/07/2023	ACE Whatever It Takes	5716	Misc. Fasteners	3.53
530257	03/07/2023	ACE Whatever It Takes	5717	Ace Plastic Flat Paint Guide	3.30
530257	03/07/2023	ACE Whatever It Takes	5717	12" W X 180 ft L Paper Masking	4.40
530257	03/07/2023	ACE Whatever It Takes	5717	Bondo Auto Body Repair Kit 1 qt	11.01
530257	03/07/2023	ACE Whatever It Takes	5718	Primer Spray Light Gray Voc 12 ...	5.50
530257	03/07/2023	ACE Whatever It Takes	5718	Corded Ear Plugs FM 3-Pk	6.16
530257	03/07/2023	ACE Whatever It Takes	5719	Misc. Fasteners	3.53
530257	03/07/2023	ACE Whatever It Takes	5719	Misc. Fasteners	16.47
530257	03/07/2023	ACE Whatever It Takes	5724	8 in. W X 10-1/2 in. L Wide Rule...	4.39
530257	03/07/2023	ACE Whatever It Takes	5724	Field Marking Paint 17 oz	17.62
530257	03/07/2023	ACE Whatever It Takes	5730	3/16" X 3-1/2" L Cobalt Alloy St...	5.50
530257	03/07/2023	ACE Whatever It Takes	5730	Cobalt Alloy Steel Drill Bit 1 pc	8.81
530257	03/07/2023	ACE Whatever It Takes	5730	Unibit 1/8 to 1/2" High Speed S...	22.04
530257	03/07/2023	ACE Whatever It Takes	5730	Padlock 1-1/8" Laminated	11.01
530257	03/07/2023	ACE Whatever It Takes	5732	Clamp Mini 6" 2-PK	29.76
530257	03/07/2023	ACE Whatever It Takes	5732	Misc. Fastener	0.88
530257	03/07/2023	ACE Whatever It Takes	5732	Misc. Fasteners	1.04
530257	03/07/2023	ACE Whatever It Takes	5732	Misc. Fasteners	1.21
530257	03/07/2023	ACE Whatever It Takes	5732	Rain Poncho	4.41
530257	03/07/2023	ACE Whatever It Takes	5732	Padlock 1-3/16" Lam Pin	6.60
Vendor 7353 - ACE Whatever It Takes					Total: 598.78

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Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
Vendor: 0180 - Administrative Services Co-op, Inc.					
530258	03/07/2023	Administrative Services Co-op, I...	230127	DAR January 23	7,198.57
Vendor 0180 - Administrative Services Co-op, Inc. Total:					7,198.57
Vendor: 12699 - AEPC Group, LLC					
530259	03/07/2023	AEPC Group, LLC	123003	Eng. & Const. Services-Emergen...	10,341.00
Vendor 12699 - AEPC Group, LLC Total:					10,341.00
Vendor: 4656 - Alexis Camou					
530260	03/07/2023	Alexis Camou	2003971.001	Refund-Softball Dimond Deposit..	200.00
Vendor 4656 - Alexis Camou Total:					200.00
Vendor: 0545 - Allied Waste Transfer Services (BFI Falcon TS)					
530261	03/07/2023	Allied Waste Transfer Services (... 4404-000021610		Dump Fee	99.71
530261	03/07/2023	Allied Waste Transfer Services (... 4404-000021610		Dump Fee	99.71
Vendor 0545 - Allied Waste Transfer Services (BFI Falcon TS) Total:					199.42
Vendor: 12155 - Amazon Capital Services					
530262	03/07/2023	Amazon Capital Services	19PV-CJFX-3D7F	File Folders Jacket, Letter Size, ...	57.28
530262	03/07/2023	Amazon Capital Services	1HY6-76MX-C7DP	2 Tier Open Shelf Industrial Wo...	146.18
530262	03/07/2023	Amazon Capital Services	1HY6-76MX-C7DP	Wrapped V-Belt 19" Length	59.48
530262	03/07/2023	Amazon Capital Services	1MD3-L6DH-3D34	TP-Link USB WiFi Adapter	26.45
530262	03/07/2023	Amazon Capital Services	1N6K-PTFN-QQX6	10" X 13" 100 Count-Brown Kraf..	16.53
530262	03/07/2023	Amazon Capital Services	1N6K-PTFN-QQX6	5" X 7.5" 200 Count-Brown Kraft..	14.32
530262	03/07/2023	Amazon Capital Services	1N6K-PTFN-QQX6	Energizer Max 529 6V Lantern B...	36.81
530262	03/07/2023	Amazon Capital Services	1TYJ-61W9-NPND	Yellow Caution Tape	21.93
530262	03/07/2023	Amazon Capital Services	1W6F-74M9-PDX7	Two Way Radio Antenna	30.46
530262	03/07/2023	Amazon Capital Services	1W6F-74M9-PDX7	Walkie Talkies Handheld 2 Way...	380.36
530262	03/07/2023	Amazon Capital Services	1YXQ-9DJQ-CWG1	External Hard Drive, USB 3.0	110.24
Vendor 12155 - Amazon Capital Services Total:					900.04
Vendor: 7408 - American Fidelity					
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	742.40
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	17.23
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	56.97
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	98.46
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	198.88
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	164.10
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	3.07
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	3.30
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	108.00
10818	02/22/2023	American Fidelity	D555400	Employee Life/Accident Insuran...	408.47
10824	02/27/2023	American Fidelity	2160059C	Employee Flexible Spending Ac...	1,809.30
Vendor 7408 - American Fidelity Total:					3,610.18
Vendor: 0285 - Amtech Elevator Services					
530263	03/07/2023	Amtech Elevator Services	151401094773	Elevator Maintenance March 23...	656.88
Vendor 0285 - Amtech Elevator Services Total:					656.88
Vendor: 4673 - Angel Castillo					
530248	02/23/2023	Angel Castillo	021823	Payroll-Pay End 03/03/23	468.28
530248	02/23/2023	Angel Castillo	021823	Payroll-Pay End 03/03/23	-37.70
530248	02/23/2023	Angel Castillo	021823	Payroll-Pay End 03/03/23	-5.84
Vendor 4673 - Angel Castillo Total:					424.74
Vendor: 6609 - AT&T					
530264	03/07/2023	AT&T	19467993	City Hall and Park January 23	475.00
530264	03/07/2023	AT&T	19467993-01	Water January 23	48.32
530264	03/07/2023	AT&T	19467995	Railroad Museum January 23	24.80
530264	03/07/2023	AT&T	19468397	City Hall January 23	17.98
Vendor 6609 - AT&T Total:					566.10
Vendor: 4020 - Automatic Data Processing					
10819	02/22/2023	Automatic Data Processing	626520125	2022 Tax Reporting, W-2'S	548.55
10819	02/22/2023	Automatic Data Processing	626520125	2022 Tax Reporting, W-2'S	182.85
Vendor 4020 - Automatic Data Processing Total:					731.40

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Vendor: 3334 - Autozone, Inc.						
530265	03/07/2023	Autozone, Inc.	2859556428	Super Clean Cleaner/Degreaser	4.37	
530265	03/07/2023	Autozone, Inc.	2859556428	Anti-Rust Protective Enamel Glo...	20.48	
530265	03/07/2023	Autozone, Inc.	2859556428	Etching Primer Gray	12.34	
530265	03/07/2023	Autozone, Inc.	2859560550	Fuse Repair Kit	29.76	
530265	03/07/2023	Autozone, Inc.	2859569040	Fuel Treatment	14.53	
530265	03/07/2023	Autozone, Inc.	2859569040	32 Degree Windshield Washer	14.72	
				Vendor 3334 - Autozone, Inc.	Total:	96.20
Vendor: 7477 - Best Best & Krieger, LLP						
530266	03/07/2023	Best Best & Krieger, LLP	957891	Legal Services January 23	8,085.20	
530266	03/07/2023	Best Best & Krieger, LLP	957891	Legal Services January 23	1,426.80	
530266	03/07/2023	Best Best & Krieger, LLP	957892	Prosecution/Code Enforcement ..	1,927.00	
530266	03/07/2023	Best Best & Krieger, LLP	957893	Special Services January 23	1,266.70	
				Vendor 7477 - Best Best & Krieger, LLP	Total:	12,705.70
Vendor: 0685 - California Pro Sports						
530267	03/07/2023	California Pro Sports	14-16345	Volleyball Net Tension Bolt 7" X...	33.05	
				Vendor 0685 - California Pro Sports Total:	Total:	33.05
Vendor: 7319 - California State Disbursement Unit						
530268	03/07/2023	California State Disbursement ...	031023	Employee Garnishment-P/Date ...	230.76	
				Vendor 7319 - California State Disbursement Unit	Total:	230.76
Vendor: 12799 - Christopher Mendoza						
530249	02/23/2023	Christopher Mendoza	021823	Payroll-Pay End 03/03/23	-28.00	
530249	02/23/2023	Christopher Mendoza	021823	Payroll-Pay End 03/03/23	-6.79	
530249	02/23/2023	Christopher Mendoza	021823	Payroll-Pay End 03/03/23	-28.48	
530249	02/23/2023	Christopher Mendoza	021823	Payroll-Pay End 03/03/23	379.75	
				Vendor 12799 - Christopher Mendoza Total:	Total:	316.48
Vendor: 6495 - Cla-Val						
530269	03/07/2023	Cla-Val	862565	Cla-Valve Maintenance	1,272.00	
				Vendor 6495 - Cla-Val	Total:	1,272.00
Vendor: 6934 - Clinical Laboratory of San Bernardino, Inc.						
530270	03/07/2023	Clinical Laboratory of San Berna...	2300146	Water Quality Report December..	1,677.00	
530270	03/07/2023	Clinical Laboratory of San Berna...	2300227	Water Quality Report January 23	1,827.50	
				Vendor 6934 - Clinical Laboratory of San Bernardino, Inc. Total:	Total:	3,504.50
Vendor: 4040 - Colonial Insurance Co.						
10820	02/22/2023	Colonial Insurance Co.	March 23	Employee Life/Accident Insuran...	474.33	
10820	02/22/2023	Colonial Insurance Co.	March 23	Employee Life/Accident Insuran...	453.82	
10820	02/22/2023	Colonial Insurance Co.	March 23	Employee Life/Accident Insuran...	220.87	
10820	02/22/2023	Colonial Insurance Co.	March 23	Employee Life/Accident Insuran...	80.09	
10820	02/22/2023	Colonial Insurance Co.	March 23	Employee Life/Accident Insuran...	73.62	
10820	02/22/2023	Colonial Insurance Co.	March 23	Employee Life/Accident Insuran...	97.04	
				Vendor 4040 - Colonial Insurance Co.	Total:	1,399.77
Vendor: 6384 - Control Air Enterprises, LLC						
530271	03/07/2023	Control Air Enterprises, LLC	1032160	Replace A/C Web Control Senso...	550.00	
530271	03/07/2023	Control Air Enterprises, LLC	1032160	Sensor	48.62	
				Vendor 6384 - Control Air Enterprises, LLC	Total:	598.62
Vendor: 0915 - Copy Rite Printing						
530272	03/07/2023	Copy Rite Printing	39503	Business Cards-Parking Enforc...	93.62	
530272	03/07/2023	Copy Rite Printing	39504	Business Cards-C. Segawa	53.44	
				Vendor 0915 - Copy Rite Printing	Total:	147.06
Vendor: 1080 - Department of Transportation						
530273	03/07/2023	Department of Transportation	SL230503	Signals & Lighting October-Dec...	8,792.37	
				Vendor 1080 - Department of Transportation	Total:	8,792.37
Vendor: 12802 - Diana Gehani						
530274	03/07/2023	Diana Gehani	2003968.001	Refund-Picnic Shelter Hourly Re...	200.00	
				Vendor 12802 - Diana Gehani Total:	Total:	200.00

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Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
Vendor: 12290 - Duncan's Soo Bahk Do, LLC					
530275	03/07/2023	Duncan's Soo Bahk Do, LLC	022323	Karate Class Instructor	2,234.40
Vendor 12290 - Duncan's Soo Bahk Do, LLC Total:					2,234.40
Vendor: 2090 - Entenmann-Rovin					
530276	03/07/2023	Entenmann-Rovin	0169477-IN	Employee Appreciation 10 Years..	188.02
Vendor 2090 - Entenmann-Rovin Total:					188.02
Vendor: 12805 - Evan DeArman					
530254	03/01/2023	Evan DeArman	021823	Payroll-Pay End 03/03/23	-4.31
530254	03/01/2023	Evan DeArman	021823	Payroll-Pay End 03/03/23	297.60
Vendor 12805 - Evan DeArman Total:					293.29
Vendor: 2095 - Ewing Irrigation Products					
530277	03/07/2023	Ewing Irrigation Products	18662158	Leaf Rake Wood Handle	16.98
530277	03/07/2023	Ewing Irrigation Products	18662158	Leaf Rake Wood Handle	48.04
Vendor 2095 - Ewing Irrigation Products Total:					65.02
Vendor: 4055 - Franchise Tax Board					
530250	02/23/2023	Franchise Tax Board	02242023	Employee Garnishment-P/Date ...	39.56
Vendor 4055 - Franchise Tax Board Total:					39.56
Vendor: 12800 - Francine Garcia					
530278	03/07/2023	Francine Garcia	2003970.001	Refund-Tom Rico Center Deposi...	200.00
Vendor 12800 - Francine Garcia Total:					200.00
Vendor: 12793 - Future Pro Inc					
530279	03/07/2023	Future Pro Inc	25346	Basketball Replacement Parts-S...	-92.25
530279	03/07/2023	Future Pro Inc	25346	Basketball Replacement Parts	1,092.25
530279	03/07/2023	Future Pro Inc	25346	Basketball Replacement Parts-Pr.	90.00
Vendor 12793 - Future Pro Inc Total:					1,090.00
Vendor: 12760 - Gladwell Governmental Services, Inc.					
530280	03/07/2023	Gladwell Governmental Services..5136		Public Works Records Manage...	330.00
530280	03/07/2023	Gladwell Governmental Services..5136		Public Works Records Manage...	330.00
Vendor 12760 - Gladwell Governmental Services, Inc. Total:					660.00
Vendor: 12624 - Global Rental Co. Inc.					
530281	03/07/2023	Global Rental Co. Inc.	3979708	Aerial Device Truck Rental 02/0...	3,969.00
Vendor 12624 - Global Rental Co. Inc. Total:					3,969.00
Vendor: 7118 - Gruber and Lopez, Inc.					
530282	03/07/2023	Gruber and Lopez, Inc.	4492	Single Audit 6/30/22	875.00
530282	03/07/2023	Gruber and Lopez, Inc.	4492	Single Audit 6/30/22	875.00
Vendor 7118 - Gruber and Lopez, Inc. Total:					1,750.00
Vendor: 3036 - Harbor Freight Tools USA, Inc.					
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006501	Security Bit Set, 33 Piece	6.60
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006501	Heat-Shrink Tubing Assortment	4.40
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006501	Air Blow Gun with 4 in. Nozzle	4.40
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006501	Non-Contact Voltage Tester	5.50
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006503	Square Bail PTO Lock Pin	11.54
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006503	1500 lb. Dual Wheel Swing-Awa...	51.81
530283	03/07/2023	Harbor Freight Tools USA, Inc.	1006503	12V Auto Defroster with Light	10.99
Vendor 3036 - Harbor Freight Tools USA, Inc. Total:					95.24
Vendor: 3052 - Home Depot Credit Services					
530284	03/07/2023	Home Depot Credit Services	0352550	Galvanized Carriage Bolt 25-Pk	58.06
530284	03/07/2023	Home Depot Credit Services	0352550	Lumber Fee	0.77
530284	03/07/2023	Home Depot Credit Services	0352550	Mechanical China Markers with...	5.03
530284	03/07/2023	Home Depot Credit Services	0352550	5/16" Galvanized Flat Washer 1...	29.49
530284	03/07/2023	Home Depot Credit Services	0352550	5/16"-18 Galvanized Hex Nut 1...	29.79
530284	03/07/2023	Home Depot Credit Services	0352550	98" Cutting Guide	30.84
530284	03/07/2023	Home Depot Credit Services	0352550	Galvanized Lock Washer 50-Pk	32.08
530284	03/07/2023	Home Depot Credit Services	0352550	18" 14 Pocket Zippered Tool Bag	33.05
530284	03/07/2023	Home Depot Credit Services	0352550	Pressure-Treated Lumber Brown...	91.68
530284	03/07/2023	Home Depot Credit Services	0352550	33" Folding Sawhorse with Adju...	154.31
530284	03/07/2023	Home Depot Credit Services	0636046	5 Gal White Satin Enamel Exteri...	231.53

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530284	03/07/2023	Home Depot Credit Services	0636046	Galvanized Carriage Bolt 25-Pk	58.06	
530284	03/07/2023	Home Depot Credit Services	0636046	5 gal. Paint Stick 3-Pk	3.26	
530284	03/07/2023	Home Depot Credit Services	0636046	Yellow Caution Tape	36.28	
530284	03/07/2023	Home Depot Credit Services	0636046	2 Gal White Interior/Exterior M...	33.05	
530284	03/07/2023	Home Depot Credit Services	0636046	5/16" Galvanized Flat Washer 1...	30.56	
530284	03/07/2023	Home Depot Credit Services	0636046	5/16"-18 Galvanized Hex Nut 1...	29.79	
530284	03/07/2023	Home Depot Credit Services	0636046	Original Multi-Surface Painter's ...	28.05	
530284	03/07/2023	Home Depot Credit Services	0636046	1 Qt Clear Plastic Liners 6-Pk	26.35	
530284	03/07/2023	Home Depot Credit Services	0636046	Shed Resistant White Woven M...	19.81	
530284	03/07/2023	Home Depot Credit Services	0636046	Paint Recycle	1.50	
530284	03/07/2023	Home Depot Credit Services	0636046	1 Qt Paint Pail W/Strap and Bru...	10.99	
530284	03/07/2023	Home Depot Credit Services	0636046	5/16" Galvanized Lock Washer ...	16.04	
530284	03/07/2023	Home Depot Credit Services	0636046	9" Plastic Tray Liner 10-Pk	15.37	
530284	03/07/2023	Home Depot Credit Services	0636046	11 in. Metal Deluxe Roller Tray	15.37	
530284	03/07/2023	Home Depot Credit Services	0636046	Paint Tray	10.98	
530284	03/07/2023	Home Depot Credit Services	0636046	6" x 11" Mini Paint Roller Frame	9.42	
530284	03/07/2023	Home Depot Credit Services	0636046	4" x 11" Mini Paint Roller Frame	7.60	
530284	03/07/2023	Home Depot Credit Services	0645127	Paint Recycle Fee	3.25	
530284	03/07/2023	Home Depot Credit Services	0645127	1 Gal Flat Interior/Exterior Conc...	203.39	
530284	03/07/2023	Home Depot Credit Services	1122476	Ratcheting Screwdriver Set 10-P...	14.30	
530284	03/07/2023	Home Depot Credit Services	1122476	12-Volt Landscape Garden Light...	12.22	
530284	03/07/2023	Home Depot Credit Services	7103148	75 Count Disinfecting Cleaning...	15.19	
530284	03/07/2023	Home Depot Credit Services	7103148	8" Widespread 2-Handle Bathr...	425.60	
530284	03/07/2023	Home Depot Credit Services	7103148	1/2" FIP x 20" Braided Polymer ...	32.10	
530284	03/07/2023	Home Depot Credit Services	8031162	Reciprocating Blades	32.49	
530284	03/07/2023	Home Depot Credit Services	8031162	Reciprocating Saw Blades	36.55	
530284	03/07/2023	Home Depot Credit Services	8031162	Reciprocating Saw Blades	31.91	
530284	03/07/2023	Home Depot Credit Services	8031162	Reciprocating Saw Blades	18.16	
530284	03/07/2023	Home Depot Credit Services	8031162	Reciprocating Saw Blades	33.01	
530284	03/07/2023	Home Depot Credit Services	8352652	Water Bottle Deposit	4.80	
530284	03/07/2023	Home Depot Credit Services	8352652	Bottle Water	19.92	
530284	03/07/2023	Home Depot Credit Services	8352652	Heavy Duty Staple Gun	22.03	
530284	03/07/2023	Home Depot Credit Services	8352652	Bucket	10.98	
530284	03/07/2023	Home Depot Credit Services	8352652	2 in. Flat Cut Utility Paint Brush	8.78	
530284	03/07/2023	Home Depot Credit Services	8352652	Heavy Duty 5 gal Metal Bucket ...	9.35	
530284	03/07/2023	Home Depot Credit Services	8352652	4" Wire Roller Frame	9.82	
530284	03/07/2023	Home Depot Credit Services	8352652	Disposable Nitrile Gloves	16.52	
530284	03/07/2023	Home Depot Credit Services	8352652	Crown Galvanized Steel Staples ...	14.30	
530284	03/07/2023	Home Depot Credit Services	8352652	Heavy Duty Shipping Packaging ...	26.42	
530284	03/07/2023	Home Depot Credit Services	8352652	Polyester Paint Roller Cover 6-Pk	31.58	
530284	03/07/2023	Home Depot Credit Services	8352652	Shed Resistant White Woven Pa...	31.81	
530284	03/07/2023	Home Depot Credit Services	8352652	Wire Heavy-Duty Roller Frame	23.59	
530284	03/07/2023	Home Depot Credit Services	9031122	Bottle Water	39.84	
530284	03/07/2023	Home Depot Credit Services	9031122	Water Bottle Deposit	9.60	
				Vendor 3052 - Home Depot Credit Services	Total:	2,186.62
Vendor: 12797 - Hyung Suk Kim						
530285	03/07/2023	Hyung Suk Kim	021523	Refund the Appeal for Day Spa ...	350.00	
				Vendor 12797 - Hyung Suk Kim Total:	350.00	
Vendor: 12801 - Janelle Amaya						
530286	03/07/2023	Janelle Amaya	2003969.001	Refund-Picnic Shelter Deposit-R...	40.00	
				Vendor 12801 - Janelle Amaya Total:	40.00	
Vendor: 7420 - JFS Care						
530287	03/07/2023	JFS Care	January 23	Services-Lifeline January 23	741.00	
				Vendor 7420 - JFS Care	Total:	741.00
Vendor: 12069 - Joe A. Gonsalves & Son						
530288	03/07/2023	Joe A. Gonsalves & Son	160519	Consulting Service February 23	3,000.00	
				Vendor 12069 - Joe A. Gonsalves & Son Total:	3,000.00	
Vendor: 12768 - John Williams						
530252	02/27/2023	John Williams	021823	Payroll-Pay End 03/03/23	-26.78	

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530252	02/27/2023	John Williams	021823	Payroll-Pay End 03/03/23	-5.37
530252	02/27/2023	John Williams	021823	Payroll-Pay End 03/03/23	396.71
Vendor 12768 - John Williams Total:					364.56
Vendor: 7498 - Johnson Controls Security Solutions					
530289	03/07/2023	Johnson Controls Security Solut...	38470442	Museum Security March-May 23	261.74
Vendor 7498 - Johnson Controls Security Solutions Total:					261.74
Vendor: 3507 - L&B Pipe and Supply Co.					
530290	03/07/2023	L&B Pipe and Supply Co.	S114824001.001	14 X 14 Access Panel	19.14
Vendor 3507 - L&B Pipe and Supply Co. Total:					19.14
Vendor: 3130 - L.A. County Department of Animal Care & Control					
530291	03/07/2023	L.A. County Department of Ani...	January 23	Animal Housing January 23	-1,182.50
530291	03/07/2023	L.A. County Department of Ani...	January 23	Animal Housing January 23	4,957.66
Vendor 3130 - L.A. County Department of Animal Care & Control Total:					3,775.16
Vendor: 3187 - L.A. County Department of Public Works					
530292	03/07/2023	L.A. County Department of Publ...	RE-PW-23021303845	Industrial Waste January 23	627.80
530292	03/07/2023	L.A. County Department of Publ...	RE-PW-23021303913	Kit Monitoring January 23	286.73
Vendor 3187 - L.A. County Department of Public Works Total:					914.53
Vendor: 6105 - L.A. County Registrar-Recorder/County Clerk					
530251	02/23/2023	L.A. County Registrar-Recorder/...	9590159	The Documentation for Filling ...	75.00
Vendor 6105 - L.A. County Registrar-Recorder/County Clerk Total:					75.00
Vendor: 3048 - L.A. County Sheriff's Department					
530293	03/07/2023	L.A. County Sheriff's Department	232019EC	January 23	282,998.15
530293	03/07/2023	L.A. County Sheriff's Department	232019EC	January 23	17,604.75
530293	03/07/2023	L.A. County Sheriff's Department	232019EC	January 23	33,066.32
530293	03/07/2023	L.A. County Sheriff's Department	232105DL	Traffic Enforcement January 23	2,101.10
Vendor 3048 - L.A. County Sheriff's Department Total:					335,770.32
Vendor: 3331 - Lee's Tires					
530294	03/07/2023	Lee's Tires	76425	2006 Ford F350-Break Pads Rep...	149.95
530294	03/07/2023	Lee's Tires	76425	2006 Ford F350-Oil Change-Lab...	22.45
530294	03/07/2023	Lee's Tires	76425	2006 Ford F350-Oil	62.30
530294	03/07/2023	Lee's Tires	76425	2006 Ford F350 Tires Replacem...	86.39
530294	03/07/2023	Lee's Tires	76425	2006 Ford F350-Rear Break Pads	123.50
530294	03/07/2023	Lee's Tires	76425	2006 Ford F350 Tires Replacem...	893.37
530294	03/07/2023	Lee's Tires	76485	2008 Chevrolet-Break Pads	240.14
530294	03/07/2023	Lee's Tires	76485	2008 Chevrolet-Break Pads Rep...	100.00
530294	03/07/2023	Lee's Tires	76485	2008 Chevrolet Tires (2) Replac...	431.56
530294	03/07/2023	Lee's Tires	76485	2008 Chevrolet-Oil	48.02
530294	03/07/2023	Lee's Tires	76485	2008 Chevrolet Tires Replacem...	39.18
530294	03/07/2023	Lee's Tires	76485	2008 Chevrolet Oil Change-Labor	22.45
Vendor 3331 - Lee's Tires Total:					2,219.31
Vendor: 12247 - LegalShield					
530295	03/07/2023	LegalShield	Feb 23	Employee Legal Insurance Benef..	107.40
Vendor 12247 - LegalShield Total:					107.40
Vendor: 6349 - Liebert Cassidy Whitmore					
530296	03/07/2023	Liebert Cassidy Whitmore	234093	HR Attorney	680.00
530296	03/07/2023	Liebert Cassidy Whitmore	234093	HR Attorney	680.00
Vendor 6349 - Liebert Cassidy Whitmore Total:					1,360.00
Vendor: 12663 - Lizabeth Lopez					
530297	03/07/2023	Lizabeth Lopez	07-2022-002114	Refund-Gym Deposit Resident	100.00
530297	03/07/2023	Lizabeth Lopez	07-2022-002114	Refund-Gym Deposit Resident	100.00
Vendor 12663 - Lizabeth Lopez Total:					200.00
Vendor: 12803 - Maria Fregoso					
530298	03/07/2023	Maria Fregoso	2003965.001	Refund-Tom Rico Deposit-Non...	200.00
Vendor 12803 - Maria Fregoso Total:					200.00
Vendor: 3085 - Mark's Lock & Safe, Inc.					
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036074	Door Handle and Lock for Box o...	140.00

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Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036074	Door Handle, Lock & Stamp Rod	139.63
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036134	ASSA High Security Padlocks-La...	52.50
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036134	ASSA High Security Padlocks & ...	209.50
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036239	Rekey-Labor	52.50
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036239	Rekey	108.00
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036248	Troubleshoot & Repair Door	157.50
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036290	Door Closer	716.63
530299	03/07/2023	Mark's Lock & Safe, Inc.	0000036290	Replace Door Closer-Labor	157.50
530299	03/07/2023	Mark's Lock & Safe, Inc.	000036306	Duplicate Keys for Mailbox	27.12
530299	03/07/2023	Mark's Lock & Safe, Inc.	000036306	Duplicate Keys for Mailbox-Lab...	131.25
				Vendor 3085 - Mark's Lock & Safe, Inc.	Total: 1,892.13

Vendor: 12440 - Mid-City Mailing Services Corp.

530300	03/07/2023	Mid-City Mailing Services Corp.	28273	Mailing Newsletters	570.00
				Vendor 12440 - Mid-City Mailing Services Corp. Total:	570.00

Vendor: 12647 - Mighty Torrente

530301	03/07/2023	Mighty Torrente	022323	Beginner's Magic Instructor	107.10
				Vendor 12647 - Mighty Torrente Total:	107.10

Vendor: 7203 - Mirage Carwash

530302	03/07/2023	Mirage Carwash	2123	Parking Enf-Car Wash	59.98
				Vendor 7203 - Mirage Carwash Total:	59.98

Vendor: 3217 - MissionSquare Retirement

10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	13,123.39
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	306.51
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	290.93
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	16.20
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	144.79
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	300.27
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	182.34
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	214.49
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	207.10
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	207.24
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	228.61
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	184.77
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	48.77
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	10.77
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	8.96
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	60.31
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	82.03
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	144.79
10823	02/22/2023	MissionSquare Retirement	021723	Deferred Compensation Pay Da...	952.59
				Vendor 3217 - MissionSquare Retirement Total:	16,714.86

Vendor: 12622 - Monica Alvarez

530303	03/07/2023	Monica Alvarez	05-2022-001904	Refund-Picnic Shelter Deposit N...	75.00
				Vendor 12622 - Monica Alvarez Total:	75.00

Vendor: 7496 - Numa Networks

530304	03/07/2023	Numa Networks	33945	Council Chambers-Switch	2,143.75
				Vendor 7496 - Numa Networks Total:	2,143.75

Vendor: 12004 - Occupational Health Centers of CA, A Medical Grp

530305	03/07/2023	Occupational Health Centers of...	78210173	Pre-Employee Physical Exam	236.00
				Vendor 12004 - Occupational Health Centers of CA, A Medical Grp Total:	236.00

Vendor: 6594 - Office Depot Business Solutions, LLC

530306	03/07/2023	Office Depot Business Solutions,...	293544209001	Copy Paper	204.62
				Vendor 6594 - Office Depot Business Solutions, LLC Total:	204.62

Vendor: 3446 - Pacific Coast Glove & Safety, Inc.

530307	03/07/2023	Pacific Coast Glove & Safety, Inc.	10080425	Rain Boots	198.02
530307	03/07/2023	Pacific Coast Glove & Safety, Inc.	10080426	Shirt Orange HI Viz Red Kap	132.26
530307	03/07/2023	Pacific Coast Glove & Safety, Inc.	10080426	Cap Mesh Ultra Fiber Flex Fit	16.60

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Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
530307	03/07/2023	Pacific Coast Glove & Safety, Inc.	10080426	Embroidery Custom W/Patch	9.45
Vendor 3446 - Pacific Coast Glove & Safety, Inc. Total:					356.33
Vendor: 4105 - Pacific Western Bank					
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	15,805.75
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	2,312.21
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	9.53
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	247.72
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	94.70
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	112.45
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	27.71
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	20.04
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	41.20
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	210.27
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	13.17
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	97.47
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	20.94
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	109.47
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	17.84
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	85.44
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	134.35
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	138.27
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	9.96
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	124.42
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	76.70
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	68.86
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	22.48
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	4.14
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	1.10
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	59.95
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	21.30
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	119.71
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	28.20
10821	02/23/2023	Pacific Western Bank	021723	Federal & Medicare Taxes P/End..	441.74
10822	02/23/2023	Pacific Western Bank	022323A	State Tax Withholdings Pay/End..	5,909.30
Vendor 4105 - Pacific Western Bank Total:					26,386.39
Vendor: 4080 - PERS Long-Term Care Program					
530308	03/07/2023	PERS Long-Term Care Program	14808124	Employee Long Term Care Insur...	336.88
530308	03/07/2023	PERS Long-Term Care Program	14808124	Employee Long Term Care Insur...	59.45
Vendor 4080 - PERS Long-Term Care Program Total:					396.33
Vendor: 4597 - Pio Nunez					
530309	03/07/2023	Pio Nunez	021423	Mileage Reimbursement	40.41
Vendor 4597 - Pio Nunez Total:					40.41
Vendor: 9052 - Pixel Graphic Design					
530310	03/07/2023	Pixel Graphic Design	1033	Spring 2023 Newsletter Design	1,460.00
530310	03/07/2023	Pixel Graphic Design	1034	Spring 2023 Newsletter Printing	5,175.14
Vendor 9052 - Pixel Graphic Design Total:					6,635.14
Vendor: 4090 - Public Employee Retirement System					
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	11,850.61
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	25.87
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	666.91
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	807.58
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	308.88
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	150.98
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	192.75
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	257.02
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	230.25
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	478.27
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	132.61
10825	02/27/2023	Public Employee Retirement Sys...PE020323		Employee Contributions-P/End ...	144.64

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Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	334.72
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	79.47
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	26.77
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	45.77
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	22.10
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	2.88
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	117.69
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	269.19
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	34.44
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	48.19
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	49.29
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	76.75
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	444.84
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	221.04
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	144.65
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	602.93
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	1,003.77
10826	02/28/2023	Public Employee Retirement Sys...	PE021723	Employee Contributions-P/End ...	1,281.41
				Vendor 4090 - Public Employee Retirement System	Total: 51,081.18
Vendor: 12804 - Racquel Sanchez					
530311	03/07/2023	Racquel Sanchez	2003964.001	Refund-Tom Rico Deposit-Non-...	75.00
				Vendor 12804 - Racquel Sanchez Total:	75.00
Vendor: 12285 - Roadline Products Inc. USA					
530312	03/07/2023	Roadline Products Inc. USA	18369	Reflective Glass Beads	124.03
530312	03/07/2023	Roadline Products Inc. USA	18369	2" Square 14Ga X 10' Perforated..	1,278.90
				Vendor 12285 - Roadline Products Inc. USA Total:	1,402.93
Vendor: 9122 - Roland Gutierrez					
530313	03/07/2023	Roland Gutierrez	022323	Cardio Salsa Dance Instructor	361.20
				Vendor 9122 - Roland Gutierrez	Total: 361.20
Vendor: 7463 - Sakioka Wholesale Nursery, Inc.					
530314	03/07/2023	Sakioka Wholesale Nursery, Inc.	56788	Lavandula Dentata	42.34
530314	03/07/2023	Sakioka Wholesale Nursery, Inc.	56788	Echium Fastuosum	48.29
530314	03/07/2023	Sakioka Wholesale Nursery, Inc.	56788	Lavandula Angustifolia	74.09
530314	03/07/2023	Sakioka Wholesale Nursery, Inc.	56788	Senecio Mandraliscae	139.04
530314	03/07/2023	Sakioka Wholesale Nursery, Inc.	56788	Festuca Glauca Elijah Blue	89.96
				Vendor 7463 - Sakioka Wholesale Nursery, Inc.	Total: 393.72
Vendor: 3544 - South Bay Cities Council of Governments					
530315	03/07/2023	South Bay Cities Council of Gov...	Mar 23	Monthly City Manager's Meetin...	40.00
				Vendor 3544 - South Bay Cities Council of Governments Total:	40.00
Vendor: 5050 - Southern California Edison Co.					
530253	02/28/2023	Southern California Edison Co.	700012123226-022123	Landscape Maintenance District...	14.78
530253	02/28/2023	Southern California Edison Co.	700025957042-020123	Street Lights	255.99
530253	02/28/2023	Southern California Edison Co.	700037130331-021523	City Hall	4,642.70
530253	02/28/2023	Southern California Edison Co.	700154659268-021323	Traffic Signals	28.64
530253	02/28/2023	Southern California Edison Co.	700315053620-021523	Lomita Park	14.16
530253	02/28/2023	Southern California Edison Co.	700480902095-022123	Narbonne Pedestrian Crosswalk	238.48
				Vendor 5050 - Southern California Edison Co.	Total: 5,194.75
Vendor: 12170 - T-Mobile					
530316	03/07/2023	T-Mobile	022023	City Mobile Internet-Managem...	19.74
530316	03/07/2023	T-Mobile	022023	City Mobile Internet-Code Enfor...	24.85
530316	03/07/2023	T-Mobile	022023	City Mobile Internet-Recreation...	29.40
530316	03/07/2023	T-Mobile	022023	City Mobile Internet-Park 6594	24.85
530316	03/07/2023	T-Mobile	022023	City Mobile Internet-Water 4043	29.40
				Vendor 12170 - T-Mobile Total:	128.24
Vendor: 9100 - Tripepi Smith and Associates					
530317	03/07/2023	Tripepi Smith and Associates	9297	Council Video Production Servic...	5,546.89
530317	03/07/2023	Tripepi Smith and Associates	9412	Council Video Production Servic...	1,635.01

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Payment Number	Payment Date	Vendor Name	Payable Number	Description (Item)	Amount
530317	03/07/2023	Tripepi Smith and Associates	9536	Website Content Development ...	1,030.00
				Vendor 9100 - Tripepi Smith and Associates	Total: 8,211.90
Vendor: 6695 - Tyler Technologies Inc.					
530318	03/07/2023	Tyler Technologies Inc.	025-402318	Epson Receipt Printer Maintena...	99.07
530318	03/07/2023	Tyler Technologies Inc.	025-403111	Host Reporting Services Decem...	1,375.00
530318	03/07/2023	Tyler Technologies Inc.	025-403111	Host Reporting Services Decem...	1,375.00
530318	03/07/2023	Tyler Technologies Inc.	025-405339	Tyler University May 23-April 24	1,065.00
530318	03/07/2023	Tyler Technologies Inc.	025-405339	Online Access February 23-Janu...	1,032.00
530318	03/07/2023	Tyler Technologies Inc.	025-405339	Tyler University May 23-April 24	1,065.00
530318	03/07/2023	Tyler Technologies Inc.	025-405339	Online Access February 23-Janu...	1,032.00
530318	03/07/2023	Tyler Technologies Inc.	025-405339	Epson Receipt Printer May 23-A...	326.93
530318	03/07/2023	Tyler Technologies Inc.	025-406799	Financials Project Management	125.00
530318	03/07/2023	Tyler Technologies Inc.	025-406799	Financials Project Management	125.00
530318	03/07/2023	Tyler Technologies Inc.	025-40714	Credit for ERP Pro Utilities Ann...	-1,632.59
				Vendor 6695 - Tyler Technologies Inc.	Total: 5,987.41
Vendor: 6477 - Verizon Wireless Government Mkts					
530319	03/07/2023	Verizon Wireless Government ...	9927763439	City Council	97.56
530319	03/07/2023	Verizon Wireless Government ...	9927763439	City Manager & Management A...	71.69
530319	03/07/2023	Verizon Wireless Government ...	9927763439	Emergency Mifi	19.51
530319	03/07/2023	Verizon Wireless Government ...	9927763439	Parking Enforcement	19.51
530319	03/07/2023	Verizon Wireless Government ...	9927763439	Community Director & Code En...	72.81
530319	03/07/2023	Verizon Wireless Government ...	9927763439	Management Assistant	22.40
530319	03/07/2023	Verizon Wireless Government ...	9927763439	FAC	69.42
530319	03/07/2023	Verizon Wireless Government ...	9927763439	Recreation	99.80
530319	03/07/2023	Verizon Wireless Government ...	9927763439	PW-PK	47.02
530319	03/07/2023	Verizon Wireless Government ...	9927763439	PW	91.81
530319	03/07/2023	Verizon Wireless Government ...	9927763439	Water	216.65
				Vendor 6477 - Verizon Wireless Government Mkts Total:	828.18
Vendor: 4130 - Vision Service Plan (CA)					
530320	03/07/2023	Vision Service Plan (CA)	Feb 23	Cobra February 23	22.95
				Vendor 4130 - Vision Service Plan (CA)	Total: 22.95
Vendor: 12686 - West Coast Sand & Gravel, Inc.					
530321	03/07/2023	West Coast Sand & Gravel, Inc.	582868	Dump Fee	850.00
				Vendor 12686 - West Coast Sand & Gravel, Inc. Total:	850.00
Vendor: 7063 - Westfield Electric					
530322	03/07/2023	Westfield Electric	3089	Install Pull Rope-Labor	1,980.00
530322	03/07/2023	Westfield Electric	3089	Pull Rope	125.00
530322	03/07/2023	Westfield Electric	3102	Add Additional Lighting-Materia...	3,360.75
530322	03/07/2023	Westfield Electric	3102	Add Additional Lighting-Labor	3,150.00
530322	03/07/2023	Westfield Electric	3103	Replace Plugs-Labor	630.00
530322	03/07/2023	Westfield Electric	3103	Replace Plugs-Materials	85.50
				Vendor 7063 - Westfield Electric	Total: 9,331.25
Vendor: 3666 - Yamada Company Inc.					
530323	03/07/2023	Yamada Company Inc.	82781	Bypass Pruner 1"	33.02
530323	03/07/2023	Yamada Company Inc.	82781	Blower Strap	27.06
				Vendor 3666 - Yamada Company Inc.	Total: 60.08
Vendor: 6102 - Yunex, LLC					
530324	03/07/2023	Yunex, LLC	5610282598	Traffic Signal Maintenance Janu...	443.03
530324	03/07/2023	Yunex, LLC	5610282963	Street Light Maintenance Janua...	169.83
530324	03/07/2023	Yunex, LLC	5620042171	Traffic Signal Response Call Outs...	1,394.98
				Vendor 6102 - Yunex, LLC Total:	2,007.84
				Grand Total:	559,814.72

Report Summary

Fund Summary

Fund	Payment Amount
100 - General Fund	499,654.98
205 - State Gas Tax	16,666.90
215 - Community Development Block Grant	741.00
220 - Proposition A Local Return	7,576.91
245 - Landscape Maintenance District #1	14.78
255 - Park Athletic	1,274.41
510 - Water Operations	23,469.74
520 - Water Capital	10,416.00
Grand Total:	559,814.72

Account Summary

Account Number	Account Name	Payment Amount
100-000-2210.000	Sales Tax Withholding	-92.25
100-000-2508.000	Garnishment	738.60
100-000-2510.000	PERS	23,601.85
100-000-2524.000	Other Employee Deductio...	107.40
100-000-2535.000	Accident Insurance	1,216.73
100-000-2545.000	Vision Insurance	22.95
100-000-2550.000	Federal Withholding	18,074.44
100-000-2555.000	State Withholding	5,902.51
100-000-2560.000	Deferred Compensation	13,094.91
100-000-2563.000	Flex 125 Reimbursement	1,809.30
100-000-4465.000	Animal Care and Control	-1,182.50
100-000-4510.000	Park Rentals	1,190.00
100-000-4905.000	Miscellaneous Revenues	350.00
100-110-5207.000	Medicare	9.53
100-110-5217.000	PERS Tier 3 (2%@62)	51.75
100-110-5415.000	Communications	97.56
100-110-5505.000	Office Supplies and Expen...	53.44
100-120-5305.000	Legal Services	11,278.90
100-125-5205.000	Health Insurance	1,097.21
100-125-5207.000	Medicare	247.72
100-125-5215.000	PERS Tier 1 (2.5%@55)	1,333.83
100-125-5216.000	PERS Tier 2 (2%@60)	1,615.16
100-125-5217.000	PERS Tier 3 (2%@62)	617.76
100-125-5345.000	Contractual Services	3,000.00
100-125-5415.000	Communications	91.43
100-125-5430.000	Conferences and Meetings	40.00
100-130-5205.000	Health Insurance	308.16
100-130-5207.000	Medicare	94.70
100-130-5215.000	PERS Tier 1 (2.5%@55)	301.97
100-130-5216.000	PERS Tier 2 (2%@60)	385.50
100-130-5217.000	PERS Tier 3 (2%@62)	514.04
100-130-5505.000	Office Supplies and Expen...	261.90
100-130-5755.000	Special Department Suppl...	188.02
100-210-5205.000	Health Insurance	237.07
100-210-5207.000	Medicare	112.45
100-210-5215.000	PERS Tier 1 (2.5%@55)	460.48
100-210-5216.000	PERS Tier 2 (2%@60)	956.54
100-210-5217.000	PERS Tier 3 (2%@62)	265.22
100-210-5310.000	Auditors	875.00
100-210-5345.000	Contractual Services	548.55
100-210-5710.000	Equipment Maintenance	3,597.00
100-230-5205.000	Health Insurance	144.79
100-230-5207.000	Medicare	27.71
100-230-5217.000	PERS Tier 3 (2%@62)	280.56
100-230-5305.000	Legal Services	680.00

Account Summary

Account Number	Account Name	Payment Amount
100-230-5345.000	Contractual Services	236.00
100-330-5320.000	Sheriff Contract	285,099.25
100-330-5321.000	Core Deputy	17,604.75
100-330-5323.000	Liability Trust Fund	33,066.32
100-333-5520.139	Supplies	19.51
100-333-5755.000	Special Department Suppl...	410.82
100-335-5207.000	Medicare	61.24
100-335-5505.000	Office Supplies and Expen...	135.06
100-335-5710.000	Equipment Maintenance	59.98
100-336-5325.000	Animal Care and Control	4,957.66
100-410-5205.000	Health Insurance	300.27
100-410-5207.000	Medicare	223.44
100-410-5217.000	PERS Tier 3 (2%@62)	2,802.76
100-410-5345.000	Contractual Services	960.00
100-410-5415.000	Communications	120.06
100-440-5345.000	Contractual Services	18,971.40
100-440-5415.000	Communications	492.98
100-440-5525.000	Equipment Under \$5k	136.69
100-605-5205.000	Health Insurance	239.31
100-605-5207.000	Medicare	118.41
100-605-5216.000	PERS Tier 2 (2%@60)	287.42
100-605-5217.000	PERS Tier 3 (2%@62)	891.80
100-605-5345.000	Contractual Services	957.80
100-610-5205.000	Health Insurance	312.95
100-610-5207.000	Medicare	109.47
100-610-5216.000	PERS Tier 2 (2%@60)	527.04
100-610-5217.000	PERS Tier 3 (2%@62)	333.39
100-710-5205.000	Health Insurance	207.10
100-710-5207.000	Medicare	103.28
100-710-5215.000	PERS Tier 1 (2.5%@55)	1,638.36
100-710-5217.000	PERS Tier 3 (2%@62)	582.18
100-710-5340.000	Professional Services	656.88
100-710-5405.000	Utilities	4,642.70
100-710-5415.000	Communications	69.42
100-710-5420.000	Mileage Reimbursement	40.41
100-710-5510.000	Small Tools	14.30
100-710-5705.000	General Maintenance	3,393.25
100-730-5205.000	Health Insurance	207.24
100-730-5207.000	Medicare	272.62
100-730-5215.000	PERS Tier 1 (2.5%@55)	1,742.28
100-730-5217.000	PERS Tier 3 (2%@62)	397.74
100-730-5345.000	Contractual Services	2,702.70
100-730-5410.000	Advertising	7,205.14
100-730-5415.000	Communications	129.20
100-740-5205.000	Health Insurance	427.49
100-740-5207.000	Medicare	134.38
100-740-5215.000	PERS Tier 1 (2.5%@55)	527.38
100-740-5216.000	PERS Tier 2 (2%@60)	886.08
100-740-5217.000	PERS Tier 3 (2%@62)	511.60
100-740-5345.000	Contractual Services	3,969.00
100-740-5405.000	Utilities	14.16
100-740-5415.000	Communications	71.87
100-740-5505.000	Office Supplies and Expen...	49.44
100-740-5510.000	Small Tools	102.62
100-740-5515.000	Uniform Expense	158.31
100-740-5705.000	General Maintenance	2,533.21
100-740-5710.000	Equipment Maintenance	1,112.72
100-750-5110.000	Part-Time Salaries	677.35

Account Summary

Account Number	Account Name	Payment Amount
100-750-5207.000	Medicare	76.70
100-750-5345.000	Contractual Services	261.74
100-750-5415.000	Communications	24.80
100-750-5505.000	Office Supplies and Expen...	67.66
205-610-5205.000	Health Insurance	348.87
205-610-5207.000	Medicare	68.86
205-610-5217.000	PERS Tier 3 (2%@62)	694.59
205-610-5335.000	Maintenance & License A...	11,086.94
205-610-5405.000	Utilities	523.11
205-610-5415.000	Communications	91.81
205-610-5505.000	Office Supplies and Expen...	24.72
205-610-5510.000	Small Tools	22.03
205-610-5515.000	Uniform Expense	198.02
205-610-5705.000	General Maintenance	2,100.28
205-610-5710.000	Equipment Maintenance	1,407.96
205-620-5705.000	General Maintenance	99.71
215-550-5345.000	Contractual Services	741.00
220-340-5205.000	Health Insurance	51.84
220-340-5207.000	Medicare	22.48
220-340-5215.000	PERS Tier 1 (2.5%@55)	158.94
220-340-5216.000	PERS Tier 2 (2%@60)	53.54
220-340-5217.000	PERS Tier 3 (2%@62)	91.54
220-340-5345.000	Contractual Services	7,198.57
245-720-5405.000	Utilities	14.78
255-760-5205.000	Health Insurance	10.77
255-760-5207.000	Medicare	4.14
255-760-5217.000	PERS Tier 3 (2%@62)	44.20
255-760-5506.000	Sport Supplies	1,215.30
510-110-5207.000	Medicare	1.10
510-110-5217.000	PERS Tier 3 (2%@62)	5.76
510-120-5305.000	Legal Services	1,426.80
510-125-5205.000	Health Insurance	148.50
510-125-5207.000	Medicare	59.95
510-125-5215.000	PERS Tier 1 (2.5%@55)	235.38
510-125-5216.000	PERS Tier 2 (2%@60)	538.40
510-130-5205.000	Health Insurance	63.61
510-130-5207.000	Medicare	21.30
510-130-5215.000	PERS Tier 1 (2.5%@55)	68.88
510-130-5216.000	PERS Tier 2 (2%@60)	96.38
510-130-5217.000	PERS Tier 3 (2%@62)	98.58
510-220-5205.000	Health Insurance	263.65
510-220-5207.000	Medicare	119.71
510-220-5215.000	PERS Tier 1 (2.5%@55)	153.50
510-220-5216.000	PERS Tier 2 (2%@60)	889.68
510-220-5217.000	PERS Tier 3 (2%@62)	442.08
510-220-5310.000	Auditors	875.00
510-220-5345.000	Contractual Services	182.85
510-220-5710.000	Equipment Maintenance -...	2,390.41
510-230-5205.000	Health Insurance	144.79
510-230-5207.000	Medicare	28.20
510-230-5217.000	PERS Tier 3 (2%@62)	289.30
510-230-5305.000	Legal Services	680.00
510-630-5105.000	Regular Salaries	396.71
510-630-5205.000	Health Insurance	1,458.10
510-630-5207.000	Medicare	441.74
510-630-5215.000	PERS Tier 1 (2.5%@55)	1,205.87
510-630-5216.000	PERS Tier 2 (2%@60)	2,007.54
510-630-5217.000	PERS Tier 3 (2%@62)	2,429.85

Account Summary

Account Number	Account Name	Payment Amount
510-630-5339.000	Water Quality - Clinical Lab	3,504.50
510-630-5340.000	Professional Services	330.00
510-630-5415.000	Communications	294.37
510-630-5510.000	Small Tools	6.60
510-630-5705.000	General Maintenance	2,170.65
520-840-5820.134	Emergency Generator	10,341.00
520-840-5821.365	CWPF Upgrades Project	75.00
	Grand Total:	559,814.72

Project Account Summary

Project Account Key	Payment Amount
None	549,398.72
520.134	10,341.00
Cypress Water Production	75.00
	Grand Total:
	559,814.72



CITY OF LOMITA CITY COUNCIL REPORT

TO: City Council **Item No. 7d**

FROM: Ryan Smoot, City Manager

PREPARED BY: Gary Y. Sugano, Assistant City Manager

MEETING DATE: March 7, 2023

SUBJECT: Service Order with Spectrum Enterprise re: Establishment of a PEG Channel Service

RECOMMENDATION

Authorize the City Manager to sign a service order with Spectrum Enterprise to establish service for a City PEG channel and direct the City Manager/City Attorney to approve as to form.

BACKGROUND/ANALYSIS

Public, Educational, and Governmental (PEG) Access Channels are channels dedicated for use and available by the public, education, and government. In our instance, as a governmental entity, we have requested a dedicated channel to provide city content for the community. For the benefit of its residents, a PEG channel can be used to broadcast city meetings, provide live or pre-recorded city content and other city-related information.

In 2017, the City approved a new ordinance establishing the collection of PEG fees from cable television operators. Enactment of the ordinance enables the City to collect 1% of the gross revenues of any state-licensed cable television operator in the City. The City currently receives approximately \$35,000 annually in PEG fees from the various cable providers. These fees can and have been used to further PEG-related activities including Council Chambers upgrades which enhance the broadcast of our city meetings, PEG-related infrastructure costs and cost to produce other content for the PEG channel itself.

In 2018, TimeWarner (currently Spectrum) notified the City that they would no longer provide hosted support for the established PEG channel that had been in use for many years. In order to continue operation of the City's PEG channel, TimeWarner provided a quote to complete the infrastructure necessary for the City to host the PEG channel on-site. This was put on hold at that time as the City was contemplating a Council Chamber

AV upgrade and it made sense to complete any PEG channel infrastructure work concurrently with the larger project.

Previously, on the PEG channel the City would re-broadcast Council meetings as well as provide informational content (through a PowerPoint slide show) for the benefit of the community.

The approval of this service order will re-establish a PEG channel for the City in order to provide City-related content to the greater community.

OPTIONS:

- 1) Move staff recommendation.
- 2) Provide further direction to staff.

FISCAL IMPACT

In order to establish the necessary infrastructure for the Spectrum PEG Channel, the one-time cost would be \$5,435 with a recurring monthly cost of \$705.00. These costs would be paid from annual PEG revenue.

ATTACHMENT

- 1. Service Order with Spectrum Enterprise for PEG Channel Service

Prepared by:



Gary Y. Sugano
Assistant City Manager

Approved by:



Ryan Smoot
City Manager



SERVICE ORDER

THIS SERVICE ORDER ("Service Order"), is executed and effective upon the date of the signature set forth in the signature block below ("Effective Date") and is by and between Charter Communications Operating, LLC on behalf of those operating subsidiaries providing the Service(s) hereunder ("Spectrum") and Customer (as shown below) and is governed by and subject to the Spectrum Enterprise Commercial Terms of Service posted to the Spectrum Enterprise website, <https://enterprise.spectrum.com/> (or successor url) or, if applicable, an existing services agreement mutually executed by the parties (each, as appropriate, a "Service Agreement"). Except as specifically modified herein, all other terms and conditions of the Service Agreement shall remain unamended and in full force and effect.

Spectrum Enterprise Contact Information	
Contact: Wayne Gilchrist	
Telephone: 760-674-5543	
Email: wayne.gilchrist@charter.com	

Customer Information			
Customer Name CITY OF LOMITA		Order # 13568297	
Address 24300 Narbonne Ave Lomita CA 90717			
Telephone (310) 325-7110		Email: r.smoot@lomitacity.com	
Contact Name RYAN SMOOT		Telephone (310) 325-7110	Email: r.smoot@lomitacity.com
Billing Address 24300 Narbonne Ave Lomita CA 90717			

NEW AND REVISED SERVICES AT 605 E G St , Wilmington CA 90744				
Service Description	Order Term	Quantity	Monthly Recurring Charge(s)	Total Monthly Recurring Charge(s)
Discount PEG Video Encoder Service	36 Months	1	-\$ 45.00	-\$ 45.00
Fiber Internet 50Mbps	36 Months	1	\$ 340.00	\$ 340.00
PEG Video Service	36 Months	1	\$ 45.00	\$ 45.00
TOTAL*				\$340.00

NEW AND REVISED SERVICES AT 24300 Narbonne Ave , Lomita CA 90717				
Service Description	Order Term	Quantity	Monthly Recurring Charge(s)	Total Monthly Recurring Charge(s)
Fiber Internet 50Mbps	36 Months	1	\$ 320.00	\$ 320.00
PEG Video Service	36 Months	1	\$ 45.00	\$ 45.00
TOTAL*				\$365.00

ONE TIME CHARGE(S) AT 24300 Narbonne Ave , Lomita CA 90717			
Service Description	Quantity	One Time Charge(s)	Total One Time Charge(s)
PEG Setup HD	1	\$5,100.00	\$5,100.00
FIA Installation	1	\$250.00	\$ 250.00
PEG Video Encoder Install	1	\$85.00	\$ 85.00
TOTAL*			\$5,435.00



1. **TOTAL CHARGE(S).** Total Monthly Recurring Charges and Total One-Time Charges are due in accordance with the monthly invoice.
2. **TAXES.** Plus applicable taxes, fees, and surcharges as presented on the respective invoice(s).
3. **SPECIAL TERMS.**

By signing below, the signatory represents they are duly authorized to execute this Service Order.

<p>CUSTOMER SIGNATURE</p> <p>Signature: _____</p> <p>Printed Name: _____</p> <p>Title: _____</p> <p>Date: _____</p>
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CITY OF LOMITA CITY COUNCIL REPORT

TO: City Council **Item No. 7e**

FROM: Ryan Smoot, City Manager

PREPARED BY: Susan Kamada, Administrative Services Director

MEETING DATE: March 7, 2023

SUBJECT: Acceptance of the City's Single Audit Report for Fiscal Year 2021-2022

RECOMMENDATION

Receive and file the Fiscal Year 2021-2022 Single Audit Report.

BACKGROUND

All public entities that expend more than \$750,000 in Federal funds are required to have a single audit. The single audit reviews the expenditure of the Federal funds and evaluates the internal controls of the public entity that are designed to ensure expenditures are handled appropriately and in compliance with both City policies and internal control standards.

The Single Audit was prepared to present the City's Schedule of Expenditures of Federal Awards (SEFA). The audit, performed by Gruber and Lopez, Inc. does not express an opinion on the effectiveness of the City's internal control. The report does provide the results of internal control testing and the findings from that process.

The goal of the Single Audit is to ensure expenditures are handled appropriately and in compliance with both City policies, Government Auditing Standards, and the Uniform Guidance to provide reasonable assurance that the City's financial statements are free of material misstatement. The City's independent auditor, Gruber and Lopez, Inc., found the schedule of expenditures of federal awards is fairly stated in all material respects and found no findings.

OPTIONS:

None. Information only. Receive and file.

FISCAL IMPACT

None. Information only. Receive and file.

ATTACHMENT

1. Fiscal Year 2021-2022 Single Audit Report

Reviewed by:



Gary Y. Sugano
Assistant City Manager

Approved by:



Ryan Smoot
City Manager

Prepared by:



Susan Kamada
Administrative Services Director

CITY OF LOMITA
LOMITA, CALIFORNIA

June 30, 2022
Single Audit Report

City of Lomita
Single Audit Report on Schedule of Expenditures of Federal Awards
June 30, 2022



CITY OF LOMITA
Single Audit Report on Schedule of Expenditures of Federal Award Programs
June 30, 2022

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Honorable Mayor and City Council
City of Lomita
Lomita, California

**INDEPENDENT AUDITORS' REPORT ON INTERNAL CONTROL OVER
FINANCIAL REPORTING AND ON COMPLIANCE AND
OTHER MATTERS BASED ON AN AUDIT OF
FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH
GOVERNMENT AUDITING STANDARDS**

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, each major fund, and the aggregate remaining fund information of City of Lomita, California (City) as of and for the year ended June 30, 2022, and the related notes to the financial statements, which collectively comprise City of Lomita's basic financial statements, and have issued our report thereon dated December 16, 2022.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered City of Lomita's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of City of Lomita's internal control. Accordingly, we do not express an opinion on the effectiveness of City of Lomita's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Honorable Mayor and City Council
City of Lomita
Page Two

Compliance and Other Matters

As part of obtaining reasonable assurance about whether City of Lomita's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

Gruber and Lopez, Inc.

Gruber and Lopez, Inc.

Newport Beach, California
December 16, 2022



Honorable Mayor and City Council
City of Lomita
Lomita, California

INDEPENDENT AUDITORS' REPORT ON COMPLIANCE FOR EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE

Report on Compliance for Each Major Federal Program

Opinion on Each Major Federal Program

We have audited City of Lomita CA's compliance with the types of compliance requirements identified as subject to audit in the OMB *Compliance Supplement* that could have a direct and material effect on each of City of Lomita CA's major federal programs for the year ended June 30, 2022. City of Lomita CA's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, City of Lomita CA complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs for the year ended June 30, 2022.

Basis for Opinion on Each Major Federal Program

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Our responsibilities under those standards and the Uniform Guidance are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of City of Lomita CA and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal program. Our audit does not provide a legal determination of City of Lomita CA's compliance with the compliance requirements referred to above.

Responsibilities of Management for Compliance

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to City of Lomita CA's federal programs.

Auditor's Responsibilities for the Audit of Compliance

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on City of Lomita CA's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about City of Lomita CA's compliance with the requirements of each major federal program as a whole.

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding City of Lomita CA's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of City of Lomita CA's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of City of Lomita CA's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

Report on Internal Control over Compliance

A deficiency in internal control over compliance exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal program on a timely basis. *A material weakness in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected, on a timely basis. *A significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

Honorable Mayor and City Council
City of Lomita

Page Three

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance

We have audited the financial statements of the governmental activities, each major fund, and the aggregate remaining fund information of City of Lomita CA, as of and for the year ended June 30, 2022, and the related notes to the financial statements, which collectively comprise City of Lomita CA's basic financial statements. We issued our report thereon dated December 16, 2022, which contained unmodified opinions on those financial statements. Our audit was performed for the purpose of forming opinions on the financial statements that collectively comprise the basic financial statements. The accompanying schedule of expenditures of federal awards is presented for purposes of additional analysis as required by the Uniform Guidance and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the schedule of expenditures of federal awards is fairly stated in all material respects in relation to the basic financial statements as a whole.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

Gruber and Lopez, Inc.
Gruber and Lopez, Inc.

Newport Beach, California
December 16, 2022

CITY OF LOMITA
Schedule of Expenditures of Federal Awards
For the Year Ended June 30, 2022

<u>Federal Grantor/ Pass-through Grantor/Program</u>	<u>Federal Assistance Number</u>	<u>Program Identification Number</u>	<u>Federal Award Expenditures</u>	<u>Amount Provided to Subrecipients</u>
<u>U.S. Department of Housing and Urban Development</u>				
Passed through the Community Development Commission of the County of Los Angeles:				
Community Development Block Grant	14.218	D96361-16	\$ 30,693	\$ -
Community Development Block Grant	14.218	D96370-16	15,201	-
Community Development Block Grant	14.218	602490-21	<u>26,220</u>	-
Subtotal Assistance No.	14.218		<u>72,114</u>	
Direct assistance:				
Low Rent Public Housing	14.850	CA139-001-01J	<u>202,576</u>	-
Capital Grant Fund Program	14.872	CA16-P139-501-01	<u>173,802</u>	-
				-
Total U.S. Department of Housing and Urban Development			<u>448,492</u>	<u>-</u>
<u>U.S. Department of Treasury</u>				
Passed through the State of California:				
Coronavirus State and Fund Recovery Funds	21.027	NA	<u>1,460,652</u> *	-
Total U.S. Department of Treasury			<u>1,460,652</u>	<u>-</u>
<u>U.S. Department of Homeland Security</u>				
Passed through the State of California:				
Hazard Mitigation Grant	97.039	DR4407-PJ0418	92,215	-
Hazard Mitigation Grant	97.039	DR4407-PL0465 FY20-21	58,626	-
Hazard Mitigation Grant	97.039	DR4407-PL0465 FY21-22	<u>23,424</u>	-
Subtotal Assistance No.	97.039		<u>174,265</u>	-
Total U.S. Department of Homeland Security			<u>174,265</u>	<u>-</u>
Total Federal Awards			<u>\$ 2,083,409</u>	<u>\$ -</u>

*- Denotes major program.

CITY OF LOMITA

Notes to the Schedule of Expenditures of Federal Awards

June 30, 2022

(1) Summary of Significant Accounting Policies Applicable to the Schedule of Expenditures of Federal Awards

The financial reporting entity, as defined by Governmental Accounting Standard Board (GASB), consists of the primary government, which is the City of Lomita, California (City), entities for which the primary government is financially accountable, and other entities for which the nature and significance of their relationship with the primary government are such that exclusion would cause the reporting entity's financial statements to be misleading or incomplete.

The City Council acts as the governing body and is able to impose its will on the following entities by establishing financial accountability:

- Lomita Public Financing Authority
- Lomita Manor Housing Authority
- Lomita Railroad Foundation, Inc.

(a) Scope of Presentation

The accompanying schedule presents only the expenditures incurred by the City of Lomita (City) that are reimbursable under federal programs of federal agencies providing financial assistance. For purposes of this schedule, financial assistance includes both federal financial assistance received directly from a federal agency and expended, as well as federal funds received indirectly by City of Lomita from a non-federal agency and expended. Only the portion of program expenditures reimbursable with such federal funds are reported in the accompanying schedule. Program expenses in excess of the maximum federal reimbursement authorized or the portion of program expenses that were funded with state, local or other non-federal funds are excluded from the accompanying schedule.

(b) Basis of Accounting

Funds received under the various grant programs have been recorded within the general fund and special revenue funds of the City. The City utilizes the modified accrual basis of accounting for governmental funds. The accompanying schedule of expenditures of federal awards is presented in accordance with the requirements of Title 2 U.S. Code of Federal Regulations Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Office of Management and Budget Uniform Grant Guidance).

(c) De Minimus Indirect Cost Rate

The City elected to use the 10% de minimus indirect cost rate for the year ended June 30, 2022, however, no indirect cost rates were charged to any federal programs.

(d) Subrecipients

There were no payments to subrecipients for the year ended June 30, 2022.

CITY OF LOMITA
Schedule of Findings and Questioned Costs
Year ended June 30, 2022

Summary of Auditors' Results

A) Findings Related to the Financial Statements which are Required to be Reported in Accordance with GAGAS

1. An unmodified report was issued by the auditors on the financial statements of the auditee.
2. There were no material weaknesses in internal control nor were there any significant deficiencies.
3. There were no instances of noncompliance or other matters that were required to be reported under *Government Auditing Standards*.

(B) Findings and Questioned Costs for Federal Awards as Defined in 2 CFR 200.515(d)

4. There were no material weaknesses or significant deficiencies in internal control over federal major programs of the auditee.
5. An unmodified report was issued by the auditors on compliance for federal major programs.
6. The audit disclosed no audit findings of federal awards required by the auditors to be reported under 2 CFR 200.515(d)
7. The major federal program of the auditee was the: (1) Assistance Listing #21.027 U.S. Department of Treasury – Corona Virus State and Local Fiscal Recovery Funds.
8. The dollar threshold used to distinguish Type A and Type B programs was \$750,000 under 2 CFR 200.518 (b) (1).
9. The auditee was not considered a low risk auditee as defined by 2 CFR 200.518 for the year ended June 30, 2022 for purposes of determining major programs.

CITY OF LOMITA
Summary Schedule of Prior Year (June 30, 2021) Audit Findings
Year ended June 30, 2022

There were no findings noted for fiscal year June 30, 2021.



CITY OF LOMITA CITY COUNCIL REPORT

TO: City Council **Item No. PH 9a**

FROM: Brianna Rindge, Community & Economic Development Director

MEETING DATE: March 7, 2023

SUBJECT: Discussion and Consideration of Zoning Text Amendment No. 2023-01, an Ordinance Amending Lomita Municipal Code Title XI (Planning and Zoning) to Ensure Consistency with State Law

RECOMMENDATION

Accept the recommendation of the Planning Commission and introduce on first reading an ordinance amending Title XI (Planning and Zoning), find the request exempt from the California Environment Quality Act (CEQA), and direct staff to schedule the second reading and adoption of the ordinance.

BACKGROUND

California Planning and Zoning Law requires local jurisdictions to adopt a general plan for land use development within its boundaries that includes, among other things, a housing element ("HE"). On December 21, 2021, City Council adopted the HE for the eight-year planning period of 2021-2029 and authorized staff to make revisions or clarifications as may be required by HCD, provided that such changes did not substantially change the HE. On December 20, 2022, City Council reviewed the authorized staff changes required by HCD and finalized the certified HE. California Government Code § 65585(i) grants HCD the authority to review any action or failure to act by a local government that it determines is inconsistent with HE law or the adopted HE. The draft ordinance achieves progress on 6 of the 31 adopted HE Programs as required by HCD. Planning Commission recommended adoption of the draft ordinance unanimously at the February 13, 2023 Planning Commission meeting.

ANALYSIS

The proposed ordinance to amend Lomita Municipal Code ("LMC") makes progress on the following HE Programs. Referring to State law regarding supportive housing, transitional housing, employee housing, and low-barrier navigation centers will ensure that the LMC remains current as the Legislature amends the law, as frequently as it may.

1) SUPPORTIVE HOUSING

See Section 4, Parts A and C of the draft ordinance (Attachment A)

Program 9 provides that the City will amend LMC to allow supportive housing by-right in zones where multifamily and mixed uses are permitted, including nonresidential zones permitting multifamily uses, in accordance with Assembly Bill 2162. To do so, the draft ordinance replaces the existing definition for “supportive housing” with a reference to the State code, as it is amended from time to time, within the permitted uses table for the A-1, R-2, and RVD residential zoning districts (LMC § 11-1.30.01).

2) TRANSITIONAL HOUSING

See Section 4, Parts B and C of the draft ordinance

Program 13 provides that the City will amend LMC to permit transitional housing in the same manner as other residential uses in the same zone. To do so, the draft ordinance replaces the existing definition for “transitional housing” with a reference to the State code, as it is amended from time to time, within the permitted uses table for the A-1, R-2, and RVD residential zoning districts (LMC § 11-1.30.01).

3) EMPLOYEE HOUSING

See Section 4, Part C of the draft ordinance

Program 13 provides that the City will amend LMC to permit employee and farmworker housing in accordance with the Health and Safety Code Sections 17021.5 and 17021.6 and the Employee Housing Act. To do so, the permitted uses table for the A-1, R-2, and RVD residential zoning districts (LMC § 11-1.30.01) refers to the State code, as it is amended from time to time.

4) LOW-BARRIER NAVIGATION CENTERS

See Section 4, Parts D and E of the draft ordinance

Program 8 provides that the City will amend LMC to permit the development of Low-Barrier Navigation Centers (“LBNCs”) as a use by-right, without requiring discretionary action, in mixed-use and non-residential zones that permit residential uses, in accordance with Assembly Bill 101. To do so, the proposed ordinance creates LMC § 11-1.68.11 to permit LBNCs within the Mixed-Use Overlay District with objective development standards and a required application process. The draft includes that this provision will sunset upon State removal of the mandate.

5) REASONABLE ACCOMODATION

See Section 4, Parts F through H of the draft ordinance

Program 13 provides that the City will amend LMC to remove the major reasonable accommodation process through analysis of the Planning Commission hearing requirement as a constraint. Under California Government Code section 65583, each city must analyze governmental constraints to the development and maintenance of housing for disabled persons. The draft ordinance recognizes the Planning Commission process as a constraint and amends the existing ordinance accordingly.

6) COVERED PARKING

See Section 4, Parts I and J of the draft ordinance

Program 27 provides that the City will amend LMC to reduce minimum covered parking requirements for residential uses and Program 13 provides that the City will amend LMC to reduce development standards for senior planned unit developments through the adoption of a reduction in parking requirements. To do so, the draft ordinance amends LMC § 11-1.66.03(A) and LMC § 11-1.30.14(B)(3) to remove the requirement for covered parking spaces, typically achieved through garages. Staff has discovered a large number of garages that have undergone illegal conversion without permits. This presents a safety hazard as they may not comply with building code, a utilities capacity issue as Public Works is not presented opportunity to review any new utility connections, and a compatibility issue with negative externalities as the conversion may not comply with zoning. The number of parking spaces required remains as is, but applicants may locate these spaces outside of a building on a private driveway.

7) EMERGENCY SHELTERS

See Section 4, Part J of the draft ordinance

Program 27 provides that the City will amend LMC to reduce minimum covered parking requirements for emergency shelters. The Emergency and Transitional Housing Act of 2019, Assembly Bill 139, requires cities to apply a written objective standard that provides sufficient parking to accommodate the staff working in emergency shelters. To do so, the draft ordinance creates a provision specifically for emergency shelter parking within the table of LMC § 11-1.66.03.

8) SUBSTANDARD LIVING CONDITIONS

See Section 4, Part K of the draft ordinance

Program 2 provides that the City will improve upon the existing code enforcement program. Code Enforcement has received many complaints regarding landlords providing substandard living conditions including mold, pests, and dangerous building and safety violations. To improve enforcement, the draft ordinance proposes a new section of LMC (§ 11-1.30.19) modeled after the reportedly successful ordinance of the City of Fullerton. The City's code enforcement division will be responsible for managing this enforcement.

9) UNUSED ZONING DISTRICTS

See Section 4, Parts L through T of the draft ordinance

Program 29 provides that the City amend LMC to streamline, update, and simplify regulations. Only 4 of the 6 commercial zoning districts currently provided by LMC are utilized as no parcels of land within the city of Lomita have been zoned within C-S-P (Commercial, Service and Professional) nor C-N (Commercial, Neighborhood), for many years. The draft ordinance removes every instance of either of these two districts.

CEQA

The City Council finds that adoption of this Ordinance is not subject to CEQA pursuant to Sections 15060(c)(2) (the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment) and 15060(c)(3) (the activity is not a project as defined in Section 15378) of the CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, because it has no potential for resulting in physical change to the environment, directly or indirectly. Alternatively, the adoption of this Ordinance is exempt from CEQA because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. (State CEQA Guidelines, § 15061(b)(3).)

PUBLIC NOTICE

Notice of this hearing was published in the Daily Breeze Newspaper on February 21, 2023, and posted at City Hall and Lomita Park.

OPTIONS

1. Introduce the ordinance on first reading and schedule the second reading for March 21, 2023.
2. Introduce the ordinance with amendments on first reading and schedule the second reading for March 21, 2023.
3. Provide further direction.

ATTACHMENTS

1. Proposed ordinance
2. Notice of Exemption

Reviewed by:

Gary Sugano

Gary Y. Sugano
Assistant City Manager

Approved by:

Ryan Smoot

Ryan Smoot
City Manager

Reviewed by:

Brianna Rindge

Brianna Rindge, AICP
Community & Economic Development Director

ORDINANCE NO. 845

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, APPROVING ZONE TEXT AMENDMENT 2023-01 AMENDING VARIOUS SECTIONS OF LOMITA MUNICIPAL CODE TITLE XI (PLANNING AND ZONING) TO ENSURE CONSISTENCY WITH STATE LAW REGARDING SUPPORTIVE, TRANSITIONAL, AND EMPLOYEE HOUSING, LOW-BARRIER NAVIGATION CENTERS, REASONABLE ACCOMMODATION, COVERED PARKING, SENIOR PLANNED UNIT DEVELOPMENTS, EMERGENCY SHELTERS, AND SUBSTANDARD LIVING CONDITIONS, AS WELL AS THE STRIKING OF UNUSED EXISTING ZONING DISTRICTS, AND FINDING THE ACTION TO BE EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

Section 1. Recitals

- A. The California Planning and Zoning Law requires a city or county to adopt a general plan for land use development within its boundaries that includes, among other things, a housing element.
- B. Government Code section 65585, subdivision (i) grants the California Department of Housing and Community Development authority to review any action or failure to act by a local government that it determines is inconsistent with housing element law or the adopted housing element.
- C. In recent years, the State of California has preempted local regulation of certain residential uses.
- D. The City desires to amend the Lomita Municipal Code (“LMC”) to keep it in compliance with State law.
- E. The California Legislature frequently amends housing laws.
- F. Incorporating the State laws regarding supportive housing, transitional housing, employee housing, and low-barrier navigation centers by reference will ensure that the LMC remains current whenever the Legislature amends the law.
- G. The Federal Fair Housing Amendments Act of 1988 and California Fair Employment and Housing Act require local jurisdictions to establish a process by which persons with disabilities can request reasonable accommodations to the jurisdiction’s codes, rules, policies, practices or services, necessary to afford persons with disabilities an equal opportunity to use or enjoy a dwelling.
- H. Under Government Code section 65583, each city must analyze in its housing element the special needs of disabled persons; and each housing element also must analyze governmental constraints to the development and maintenance of housing for

disabled persons and include a program to provide reasonable accommodations from zoning and land use regulations to allow for the development of housing for disabled persons.

I. In addition to the foregoing statutes, other state and federal disability laws require a city to provide reasonable accommodations for disabled persons in the application of city programs, including but not limited to the city's land-use, zoning, and building regulations, as well as other programs, policies, practices and procedures; by adopting this ordinance, the City desires to amend its municipal code to establish a process by which persons with disabilities can request such reasonable accommodations.

J. California Health and Safety Code Section 17920 of Part 1.5 ("Regulation of Buildings Used for Human Habitation") sets forth minimal requirements for living conditions.

K. In 2019, the Legislature enacted, and the Governor signed into law, Assembly Bill 101 ("AB 101"), which added Article 12 to Chapter 3 of the California Government Code (commencing with section 65660); among other things, AB 101 requires cities to permit specified Low Barrier Navigation Centers (LBNCs) by right in areas zoned for mixed use and nonresidential zones where multifamily uses are allowed.

L. The Emergency and Transitional Housing Act of 2019, Assembly Bill 139, requires cities to apply a written objective standard that provides sufficient parking to accommodate the staff working in emergency shelters.

M. There exist no parcels of land within the city of Lomita within the previously existing commercial zoning districts of C-S-P (Commercial, Service and Professional) or C-N (Commercial, Neighborhood).

N. On February 13, 2023, the Planning Commission held a duly noticed public hearing on Zone Text Amendment No. 2023-01 (initiated by the City of Lomita), where public testimony was accepted on the item and after deliberations the Planning Commission recommended that the City Council approve the requested Zoning Text Amendment.

O. On March 7, 2023, the City Council considered Zoning Text Amendment No. 2023-01 to amend Lomita's Municipal Code Title XI ("Planning and Zoning") to modify regulations regarding supportive, transitional, and employee housing, low-barrier navigation centers, senior planned unit developments, substandard living conditions, reasonable accommodation, covered parking, and emergency shelters, and held a duly noticed public hearing and accepted testimony in regard to the same.

Section 2. General Plan

This Ordinance's amendments to Title XI of the Lomita Municipal Code are consistent with, and in furtherance of, the City's adopted General Plan as they effectuate the following Sixth Cycle Housing Element's Implementation Programs:

A. Program 2 which provides that the City will improve upon the existing code enforcement program;

B. Program 8 which provides that the City will amend the Municipal Code to permit the development of Low-Barrier Navigation Centers as a use by-right, without requiring a discretionary action, in mixed-use and non-residential zones that permit residential uses;

C. Program 9 which provides that the City will amend the Municipal Code to allow supportive housing by-right in zones where multifamily and mixed uses are permitted, including nonresidential zones permitting multifamily uses;

D. Program 13 which provides that the City will amend the Municipal Code to reduce development standards for senior planned unit developments through the adoption of a reduction in parking requirements, to permit transitional housing in the same manner as other residential uses in the same zone, to permit employee and farmworker housing in accordance with the Health and Safety Code Sections 17021.5 and 17021.6 and the Employee Housing Act, and to remove the major reasonable accommodation process through analysis of the Planning Commission hearing requirement as a constraint;

E. Program 27 which provides that the City will amend the Municipal Code to reduce minimum covered parking requirements for residential uses and emergency shelters; and

F. Program 29 which provides that the City amend the Municipal Code to streamline, update, and simplify regulations.

Section 3. Environmental Review

The Recitals above are true and correct and are hereby adopted as findings as if fully set forth herein.

The City Council finds that adoption of this Ordinance is not subject to the California Environmental Quality Act (CEQA) pursuant to Sections 15060(c)(2) (the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment) and 15060(c)(3) (the activity is not a project as defined in Section 15378) of the CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, because it has no potential for resulting in physical change to the environment, directly or indirectly. Alternatively, the adoption of this Ordinance is exempt from CEQA because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. (State CEQA Guidelines, § 15061(b)(3).)

THE CITY COUNCIL OF THE CITY OF LOMITA HEREBY ORDAINS AS FOLLOWS:

Section 4. Zoning Amendments

Based on the foregoing, the City Council hereby approves of the following amendments to the Lomita Municipal Code:

A. The definition for “supportive housing” provided in Article 15 (“Definitions”) of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

B. The definition for “transitional housing” provided in Article 15 (“Definitions”) of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

C. Section 11-1.30.01 (“Uses”) of Article 30 (“Residential Zones”) of Title XI of the Lomita Municipal Code is hereby amended to read as follows:

“Section 11-1.30.01. - Uses.

Use	Zone			Supplemental Requirements
	A-1	R-1	RVD	
Accessory dwelling unit (9)	P	P	P	Section 11-1.30.06
Accessory structures	P	P	P	Section 11-1.30.05
Accessory structures that do not meet Code requirements	S	S	S	
Childcare facilities not in a residence			C	
Civic and public buildings	C	C	P	
Condominium conversions	C	C	C	Section 11-2.370
Employee housing for six (6) or fewer employees	As defined and permitted in the California Health and Safety Code Sections 17021.5 and 17021.6 and the Employee Housing Act			
Farm pets	P			Section 11-1.30.08

Use	Zone			Supplemental Requirements
	A-1	R-1	RVD	
Home occupations	P	P	P	Section 11-1.30.11
Hospitals			C	
Junior Accessory Dwelling Unit (9)	P	P		Section 11-1.30.06
Large family day care up to 14 persons	P	P	P	Section 11-1.30.10 as defined in California Code of Regulations Section 102416.5
Manufactured homes	P	P	P	Section 11-1.30.09
Multifamily housing (1)			P	Section 11-1.70.07
Nursery stock	C			
Organizational house (convent, etc.)			C	
Parking lots adjoining or located directly across the street from a commercial use	C	C	C	
Parking pads in front yard	S	S	S	See "Off-street parking, storage and loading"
Planned Residential Development (10)	P	P	P	Section 11-1.70.07 Section 11-1.30.17
Private tennis clubs	C			
Public parks	P	P	P	
Public utilities	C	C	C	
Religious facilities and assembly halls	C	C	C	See "Special development standards"

Use	Zone			Supplemental Requirements
	A-1	R-1	RVD	
Rooming house			P	
Schools (2)	C	C	C	Unless otherwise exempted by the school district, schools with a total capacity of more than fifty (50) students (as determined by the department of building and safety) shall be subject to the development standards in Section 11-1.68.04
Senior Housing			P	Section 11-1.30.14
Similar uses not listed	DOS	DOS	DOS	
Single-family residence	P	P	P	
Small family day care	P	P	P	Section 11-1.30.10 as defined in California Code of Regulations Section 102416.5
State-licensed community care facilities with six (6) or fewer persons	P	P	P	As defined in the California Health and Safety Code Section 1502, and 1596.750 et seq.
State-licensed community care facilities with seven (7) or more residents in addition to the caregiver	P	P	P	As defined in the California Health and Safety Code Sections 1502 and 1596.750 and regulated by Lomita Municipal Code Section 11-1.30.10
Supportive housing	P	P	P	As defined in in the California Health and Safety Code Section 50675.14(b)(2)
Transitional housing	P	P	P	As defined in in the California Health and Safety Code Section 50801
Two-unit residential development (8)	P	P		Section 11-1.30.16

Use	Zone			Supplemental Requirements
	A-1	R-1	RVD	
Urban Lot Split (8)	P	P		Section 11-1.30.15
Wireless communication facilities	WCF P	WCF P	WCF P	See "Wireless communications facilities"
P - Permitted Use S - Site Plan Required C - Conditional Use Permit Required WCFP - Wireless Communication Facility Permit DOS - Determination of Similarity	<i>Notes:</i>			
	(1) Additions and new buildings requiring additional parking must receive "site plan" approval pursuant to this title. (2) Nonprofit organizations which existed prior to 1979 may apply for a conditional use permit provided that the school is located on the same site as the organization."			

D. Section 11-1.68.11, entitled "Low-Barrier Navigation Centers", is hereby added to Title XI of the Lomita Municipal Code and shall read in its entirety as follows:

"Section 11-1.68.11. - Low-Barrier Navigation Centers.

In all zones where Low Barrier Navigation Centers (hereafter referred to as "LBNCs," and each singularly an "LBNC") are permitted, the following development standards are required for new facilities and for existing facilities proposed for expansion:

- (1) *Separation.* No LBNC may be established or operated at any location that is less than 1,000 feet from another LBNC.
- (2) *Operational Services.* As required by Government Code section 65662, each LBNC must satisfy all of the following:
 - a. It offers services to connect people to permanent housing through a services plan that identifies services staffing.
 - b. It is linked to a coordinated entry system, so that staff in the interim facility or staff who co-locate in the facility may conduct assessments and provide services to connect people to permanent housing. "Coordinated entry system" means a centralized or coordinated assessment system developed pursuant to section 576.400(d) or section 578.7(a)(8), as applicable, of Title 24 of the Code of Federal Regulations, as those sections read on January 1, 2020, and any related requirements, designed to coordinate program participant intake, assessment, and referrals.

c. It complies with Chapter 6.5 (commencing with section 8255) of Division 8 of the Welfare and Institutions Code.

d. It has a system for entering information regarding client stays, client demographics, client income, and exit destination through the local Homeless Management Information System as defined by section 578.3 of Title 24 of the Code of Federal Regulations.

(3) *On-Site Personnel.* Each LBNC must provide both of the following:

a. At least one qualified on-site manager at all times for each twenty (20) occupants; and

b. At least one qualified attendant at all times for each twenty (20) occupants.

(4) *Floor Area; Beds.* The maximum number of beds per LBNC may not exceed one bed for every fifty (50) square feet of floor area used for sleeping purposes.

(5) *Objective Development Standards.* Low Barrier Navigation Centers must comply with all objective site, design, and construction standards included in Title 15 (Buildings and Construction), Title 16 (Subdivisions), and Title 17 (Zoning) of this Code as well as any objective design guidelines included in applicable specific plans or otherwise adopted by the City Council.

(6) *Application.* LBNC applications will be reviewed and processed ministerially—without discretionary review or a hearing—in accordance with the timelines set forth in Government Code section 65664, as it may be amended from time to time.

(7) *Sunset.*

a. Subject to subsection (7)(2) below, this section shall remain in effect until January 1, 2027, and as of that date is repealed.

b. If the Legislature amends Government Code section 65668 to extend the effective date of Government Code section 65660 et seq., then this section shall remain in effect until the date on which Government Code section 65660 et seq. is repealed.”

E. Section 11-1.58.03 (“Uses subject to planning commission review and approval”) of Article 58 (“Mixed-Use Overlay District”) of Title XI of the Lomita Municipal Code is hereby amended in its entirety as follows:

“Section 11-1.58.03. - Uses subject to planning commission review and approval.

Premises in mixed-use overlay zone may be used for the following purposes subject to review and approval by the planning commission, pursuant to the provisions of Article 70, "Zoning Ordinance Administration."

(A) Any uses where new buildings, structures or additions are proposed; the location of said buildings, structures and additions shall be to the satisfaction of the commission. Minor additions that do not require additional parking and low-barrier navigation centers are exempt from this requirement. Low-barrier navigation centers as defined by California Government Code 65660 shall be permitted by-right within the Mixed-Use Overlay District as regulated by Lomita Municipal Code Section 11-1.68.11 (“Low-Barrier Navigation Centers”).”

F. The definition for “reasonable accommodation, major” provided in Article 15 (“Definitions”) of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

G. The definition for “reasonable accommodation, minor” provided in Article 15 (“Definitions”) of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

H. Section 11-1.30.13 (“Reasonable accommodation”) of Article 30 (“Residential Zones”) of Title XI of the Lomita Municipal Code is hereby amended to read as follows:

“Section 11-1.30.13. - Reasonable accommodation.

(A) *Purpose and definition.* The purpose of this section is to establish the process for disabled persons to request reasonable accommodation in the application of the city's zoning laws where necessary to afford the disabled person an equal opportunity to use and enjoy a dwelling within the city. “Reasonable accommodation” means providing persons with disabilities flexibility in the application of city programs, including city land-use, zoning and building regulations, policies, practices and procedures, or waiving certain requirements when it is necessary to provide meaningful access to city programs or to eliminate barriers to housing opportunities for persons with disabilities.

(B) *Process for requesting reasonable accommodation.*

(1) A completed application form and the required fee provided by the community development department.

a. A description of how the property will be used by the disabled individual(s);

b. The basis for the claim that the fair housing laws apply to the individual(s) and evidence satisfactory to the city supporting the claim, which may include a letter from a medical doctor or other licensed health care professional, a handicapped license, or any other appropriate evidence;

c. A detailed explanation of why the accommodation is reasonable and necessary to afford the applicant an equal opportunity to use and enjoy a dwelling in the city;

d. Verification by the applicant that the property is the primary residence of the person for whom reasonable accommodation is requested.

(C) *Decision on application.*

(1) The director of community development shall consider an application for a reasonable accommodation. The director shall issue a written determination within thirty (30) days of the date of receipt of a completed application and may (1) grant the accommodation request with or without nondiscriminatory conditions of approval, (2) deny the request, or (3) refer the matter to a hearing officer.

(2) The hearing officer shall consider an application for any reasonable accommodation request referred to it by the director. The hearing officer shall (1) grant the accommodation request with or without nondiscriminatory conditions of approval, or (2) deny the request. Notice of the hearing officer meeting shall be made in writing, ten (10) days prior to the meeting and mailed to the applicant and property owners who are located immediately adjacent to the subject property.

(3) If necessary to reach a determination on any request for reasonable accommodation, the director of community development may request further information from the applicant consistent with this chapter, specifying in detail what information is required. In the event a request for further information is made, the thirty-day period to issue a written determination shall be stayed until the applicant reasonably responds to the request.

a. The director of community development or hearing officer shall approve the request for a reasonable accommodation subject to the following findings:

1. The housing, which is the subject of the request for reasonable accommodation, will be occupied as the primary residence by an individual protected under the fair housing laws.
2. The request for reasonable accommodation is necessary to make specific housing available to one or more individuals protected under the fair housing laws.
3. The requested reasonable accommodation will not impose an undue financial or administrative burden on the city.
4. The requested accommodation will not require a fundamental alteration of the zoning or building laws, policies and/or procedures of the city.

5. The reasonable accommodation shall be subject to any reasonable conditions imposed on the approval that are consistent with the purposes of this chapter.

6. That the reasonable accommodation shall only be applicable to the particular individual(s) or property.

(D) *Appeals.*

(1) The director of community development's decision on a minor reasonable accommodation may be appealed to a hearing officer within ten (10) days of the date the city issues the written determination.

a. The appellant shall pay an appeal fee as established by resolution of the city council.

b. The hearing officer shall conduct a hearing as described within this title prior to taking action on the appeal.

c. The appeal shall be filed with a written statement of the basis for the appeal and shall state all facts and arguments known to support the claim.

(E) *Waiver of time periods.* Notwithstanding any provisions in this section regarding the occurrence of any action within a specified period of time, the applicant may request additional time beyond that provided for in this section or may request a continuance regarding any decision or consideration by the city of the pending appeal. Extensions of time sought by applicants shall not be considered delay on the part of the city, shall not constitute failure by the city to provide for prompt decisions on applications and shall not be a violation of any required time period set forth in this section.

(F) *Modifications Requested by the Applicant.* The applicant may request modifications to the approved request for reasonable accommodation. The application for modification shall be submitted, processed, and reviewed in the same manner as a new application.

(G) *Modifications or Revocations Initiated by the City.*

(1) The director of community development may make changes or revoke the approval of applications when conditions of approval are violated, it is necessary to resolve a nuisance, or when the application contained incorrect, false, or misleading information.

(2) The director of community development will notify the applicant of the change or revocation of the approval by mail no later than the next business

day after the decision. The applicant may appeal the director of community development's decision to as set forth in this section."

I. Subsection (A) ("Residential parking requirements") of Section 11-1.66.03 ("Parking requirements") of Article 66 ("Off-Street Parking, Storage and Loading") of Title XI of the Lomita Municipal Code is hereby amended to read as follows:

<i>“(A) Residential parking requirements:</i>	
One-family	Two (2) parking spaces plus one uncovered parking space for four (4) bedrooms and/or dens, and one additional uncovered parking space for five (5) or more bedrooms and/or dens. Enclosed or covered space(s) demolished or converted by creation of an accessory dwelling unit shall not require replacement. Tandem parking is permitted by right.
Duplex, planned residential development, apartment house, condominiums	Two (2) parking [spaces] for each unit of up to four (4) bedrooms and/or dens; three (3) spaces for five (5) or more bedrooms and/or dens, except as noted below. In addition, one guest parking space shall be required for each two (2) units. Said spaces shall not be located in the required front setback areas. Tandem parking for each unit is permitted by right.
For the purpose of this section only, a bedroom or a den is defined as any room containing sixty (60) square feet or more that is not a living room, dining room, family room, kitchen or laundry area. Should any unit and/or units be enlarged in size by fifty (50) percent or more of its current size in any five-year period, the above requirements shall apply.	
Large family day care homes with no overnight care	One (1) parking space must be provided for a non-resident employee addition to the parking required for the residence, plus a safe drop off and pick up area for a minimum of one (1) car.
Large family and adult care homes for not more than seven (7) or more children/adults providing twenty-four (24) hours-per-day care	One unenclosed parking space in addition to the required for the residence, plus one space for each vehicle used directly in conducting of such use but not to exceed two (2) such vehicles. Tandem parking for the vehicles used in conducting the use is allowed.

Emergency shelters	Sufficient parking to accommodate all staff working in the emergency shelter, provided that the standards do not require more parking for emergency shelters than other residential or commercial uses within the same zone.”
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J. Subsection (B)(3) (“Parking”) of Section 11-1.30.14 (“Senior citizen housing and multiple-family housing development standards”) of Article 30 (“Residential Zones”) of Title XI of the Lomita Municipal Code is hereby amended to read as follows:

“(3) **[Parking.]** In addition to the requirements for "off-street parking, storage and loading" in this title, the following parking requirements shall apply.

- a. Two (2) parking spaces per unit.
- b. Tandem parking shall be permitted subject to site plan approval by the planning commission.
- c. Garages shall not occupy more than fifty (50) percent of the linear building frontage facing the right-of-way and shall be set back a minimum of five (5) feet from the front facade of the residential building.
- d. One guest parking space per two (2) units. Residential units having a minimum of twenty-five (25) feet of frontage on a public street shall not be counted towards the number of units used to calculate the required number of guest parking spaces.”

K. Section 11-1.30.19, entitled “Substandard Living Conditions”, is hereby added to Article 30 (“Residential Zones”) of Title XI of the Lomita Municipal Code and shall read in its entirety as follows:

“Section 11-1.30.19. - Substandard Living Conditions.

(A) Abatement-relocation assistance.

(1) In the event any structure which is rented or occupied for habitable dwelling purposes is determined to be a public nuisance and abated by the City due to unsafe or hazardous living conditions under any provisions of the Lomita Municipal Code, or due to illegal use or occupancy of the structure for habitable dwelling purposes, any tenant evicted as a result of such abatement, or notice of such abatement, who is not then in arrears or default of rent, and who has not caused or substantially contributed to the condition giving rise to the abatement, shall be entitled to receive from the property owner relocation assistance upon vacating the structure. For purposes of this section, relocation assistance shall consist of two months' rent and refund of any security deposit

pursuant to Civil Code Section 1950.5, or other arrangements agreeable to the tenant as evidenced by a written agreement between the tenant and the property owner.

(2) If the property owner is required to evict the tenants with less than thirty days' notice due to the condition of the structure, the owner shall provide the tenant with alternate, safe, and legal housing for thirty days after notice of eviction. This requirement for alternate housing shall be in addition to relocation assistance as defined herein.

(B) *Tenant compliance.* The tenants' entitlement to relocation assistance provided by this chapter is conditioned upon the tenants' compliance with the eviction notice.

(C) *Exception.* The property owner is not required to pay relocation assistance to tenants evicted from residential units that become unsafe or hazardous resulting from earthquake, flood, or other natural disaster except where such condition remains unrepaired for more than three years after the disaster, or from recent events that are beyond the control of the property owner, including, but not limited to, damages caused by tenants.

(D) *Relocation costs.*

(1) In the event the property owner fails, neglects or refuses to pay to the tenant upon vacating such structure the relocation assistance as defined in Section 6.02.010, the City may cause the payment of such relocation assistance, including any security deposit and alternate housing costs, and charge the costs thereof against the property or its owner.

(2) The cost of such relocation assistance shall be paid from a reimbursable fund, may be made a special assessment against the property involved, and may be made a personal obligation of the property owner.

(E) *Reimbursable fund.*

(1) The City Council shall establish a special reimbursable fund to be designated for abatement relocation assistance for evicted tenants. Payments shall be made out of said fund upon the demand of the Director of Community and Economic Development or the Building Official to defray the costs and expenses which may be incurred by the City in causing the payment or relocation assistance to evicted tenants of abated structures.

(2) *Maintenance of Reimbursable Fund.* The City Council may at any time transfer to the reimbursable fund, out of any money in the general fund of the City, such sums as it may deem necessary in order to expedite the performance of the abatement, and any sum so transferred shall be deemed a loan to the reimbursable fund and shall be repaid out of the proceeds of the collection

thereof. All funds recovered from the property owner shall be paid to the City, who shall credit the same to the reimbursable fund.”

L. Section 11-1.20.01 (“List of zones”) of Article 20 (“Designation of Zones”) of Title XI of the Lomita Municipal Code is hereby amended to remove the following:

“C-S-P Commercial, Service and Professional
C-N Commercial, Neighborhood”.

M. Article 41, entitled “Zone C-S-P (Commercial, Service and Professional)”, of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

N. Article 42, entitled “Zone C-N (Commercial, Neighborhood)”, of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

O. Section 11-1.40.01 “Designation of commercial zones” of Article 40 (“Commercial Zones”) of Title XI of the Lomita Municipal Code is hereby amended to remove “C-S-P Commercial, Service and Professional” and to remove “C-N Commercial, Neighborhood”.

P. Section 11-1.45.02 (“Principal uses permitted”) of Article 45 (“Zone C-G (Commercial, General)”) of Title XI of the Lomita Municipal Code is hereby amended to repeal “(2) Uses permitted in the C-S-P and C-N zones” and add the following:

“(33) Barber and beauty shops.

(34) Civic center uses, banks, savings and loan and credit unions.

(35) Cleaning and dyeing agencies, including incidental spotting, sponging, pressing and repairs.

(36) Dental clinics, including laboratories in conjunction therewith.

(37) Dry cleaning, self-service.

(38) Laundries, self-service.

(39) Markets and grocery stores not selling alcoholic beverages.

(40) Shoe repair shops.

(41) Medical clinics, including laboratories and prescription pharmacies in conjunction therewith, not including medical marijuana dispensaries, cannabis cultivation, or any other commercial cannabis activity.

(42) Offices, business and professional.

(43) Parks, public.”

Q. Section 11-1.45.05 (“Uses by conditional use permit”) of Article 45 (“Zone C-G (Commercial, General)”) of Title XI of the Lomita Municipal Code is hereby amended to repeal “(1) Any use requiring a conditional use permit in Zone C-S-P or C-N unless otherwise specified in this Article” and add the following:

“(24) Assembly Halls, subject to the provisions of Section 11-1.68.04.

(25) Buildings exceeding thirty-five (35) feet in height.

(26) Fueling service stations.

(27) Hospitals.

(28) Schools, and unless otherwise exempted by the school district, schools with a total school capacity of more than fifty (50) students (as determined by the Department of Building and Safety) shall be subject to the development standards in Section 11-1.68.04.”

R. Subsection (A)(37) of Section 11-1.51.02 (“Principal uses permitted”) of Article 51 (Zone M-C (Light Manufacturing and Commercial)) of Title XI of the Lomita Municipal Code is hereby amended to read as follows: “Uses without a conditional use permit in the C-G Zones, but excluding residential uses, schools, places of public worship such as churches, and other uses similar to these specifically excluded.”

S. Subsection (3) of Section 11-1.67.04 (“Sign regulations for specific zones”), entitled “C-S-P, Commercial, service and professional, and C-N, Commercial-Neighborhood Zones”, of Article 67 (“Signs”) of Title XI of the Lomita Municipal Code is hereby repealed in its entirety.

T. Subsection (4) (“C-G, Commercial General”) of Section 11-1.67.04 (“Sign regulations for specific zones”) of Article 67 (“Signs”) of Title XI of the Lomita Municipal Code is hereby amended in its entirety to read as follows:

“(4) C-G, Commercial General and C-R, Commercial, Retail:

(a) Wall signs:

(i) Front wall signs flush against the face of the building and not projecting more than one (1) foot therefrom shall be permitted a total sign area not to exceed fifteen (15) percent of the area of the front wall of the building.

(ii) Rear wall signs flush against the rear wall of the building and not projecting more than one (1) foot therefrom shall only be permitted if the rear wall of the

building faces a street, parking area, or pedestrian mall and shall not exceed ten (10) percent of said rear wall in total sign area.

(iii) Side wall signs flush against the side wall of the building and not projecting more than one (1) foot therefrom shall be permitted a total sign area not to exceed seven and one-half (7½) percent of said side wall.

(iv) Buildings located on corner lots, or parcels with two (2) frontages, shall be permitted a total sign area not to exceed fifteen (15) percent of the area of the building wall facing each frontage.

(b) Hanging signs, suspended signs and other canopy signs:

(i) Signs supported or suspended from the underside of an awning, canopy, or parapet of a building shall be a minimum of eight (8) feet vertical distance from the sidewalk grade and at approximately a ninety-degree angle to the face of the building.

(ii) Said sign shall be centered between the face of the building and the outer edge of the awning, canopy, or parapet.

(iii) Maximum area of sign shall be determined by the following:

a. The length of said sign shall not exceed two-thirds ($\frac{2}{3}$) of the length of the projecting of the awning, canopy, or parapet.

b. Said sign shall not exceed two (2) feet in height.

(c) Freestanding or pole signs:

(i) A planned shopping center or service center having three (3) or more stores and sharing a common parking area shall be permitted one (1) freestanding or pole sign with a maximum sign area per face of one (1) square foot for each lineal foot or lot or parcel frontage.

(ii) The maximum sign area permitted under any condition shall not be more than two hundred (200) square feet per face for any freestanding or pole sign. Not more than two (2) sign faces shall be parallel, with a maximum distance of eighteen (18) inches between the faces. However, no permitted freestanding or pole sign shall be required to be less than thirty-five (35) square feet in area per face. Freestanding or pole signs are not to exceed thirty (30) feet in height above grade level, nor to be less than ten (10) feet above grade, and shall not project more than three (3) feet over public rights-of-way.

(iii) One (1) freestanding or pole sign shall be permitted for a fueling service station, with the maximum sign area per face not to exceed one-half square

foot of sign area for each foot of lot or parcel frontage. Lots or parcels on a corner, or with double frontages, may count only the largest frontage for determination of sign area. The use of light-emitting diodes (LEDs) for signage displaying the current price of gasoline shall be permitted subject to the requirements in Section 11-1.67.05(b).

(iv) One (1) freestanding or pole sign may be permitted subject to review and approval by the planning commission for each of the following uses when not a part of an above-described planned shopping center, service center, or automotive service station, with the maximum sign area permitted per face not to exceed one (1) square foot for each lineal foot of lot or parcel frontage:

a. New and used automobile, boat, camper, trailer and motorcycle sales.

b. Hotels and motor hotels.

c. Restaurants, drive-in restaurants, drive-in dairies and car washes with fifty (50) feet or more of street frontage.

(v) Business door nameplate, not to exceed two (2) square feet in area, and to contain the name and address of the business only and shall be affixed to the door of each individual business or immediately adjacent thereto.

(vi) Parking entrance and exit signs, not to exceed five (5) square feet in area.

(vii) One (1) unlighted no-peddling sign, not to exceed seventy-two (72) square inches in area.

(d) Projecting signs shall be ninety (90) degrees to the front face of the building and not project more than three (3) feet over the public right-of-way, nor five (5) feet above the roof line or parapet wall of the building. Sign area per face of a projecting sign shall not exceed one (1) square foot for each lineal foot of building frontage.

(e) Signs which may be permitted subject to the review and approval by the planning commission:

(i) Roof signs. Roof signs shall have a maximum sign area per face of one (1) square foot for each lineal foot of lot or parcel frontage. Lots or parcels located on a corner or with double frontage may count only the largest frontage for determining sign area.

a. The maximum sign area permitted under any condition shall not be more than one hundred (100) square feet per face for any roof sign, may not exceed ten (10) feet in height above the roof line nor thirty-five (35) feet in

height above the ground; nor project more than twelve (12) inches out from the building or structure.

b. Roof sign supports shall be architecturally attractive or screened from view.

(ii) Freestanding or pole signs shall not otherwise be permitted in this chapter.”

Section 5.

If any section, subsection, subdivision, paragraph, sentence, clause or phrase of this ordinance or any part hereof is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining portions of this ordinance or any part thereof. The City Council of the City of Lomita hereby declares that it would have passed each section, subsection, subdivision, paragraph, sentence, clause, or phrase hereof, irrespective of the fact that any one or more sections, subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared invalid.

Section 6. Effective Date

This ordinance shall take effect thirty (30) days after the date of its passage; and prior to fifteen (15) days after its passage, the City Clerk shall cause a copy of this ordinance to be published in accordance with the provisions of the law. The City Clerk shall certify the adoption of this ordinance.

PASSED, APPROVED, AND ADOPTED this 21st day of March, 2023.

Barry Waite, Mayor

ATTEST:

Kathleen Horn Gregory, City Clerk

APPROVED AS TO FORM:

Trevor Rusin, City Attorney



Community Development Department
 Planning Division
 24300 Narbonne Avenue
 Lomita, CA 90717
 310/325-7110
 FAX 310/325-4024

NOTICE OF EXEMPTION

Project Title: Lomita Zoning Ordinance Update for Compliance with State Housing Law

Project Description: Discussion and Consideration of Zoning Text Amendment No. 2023-01, an Ordinance Amending Lomita Municipal Code Title XI (Planning and Zoning) to Ensure Consistency With State Law Regarding Supportive, Transitional, and Employee Housing, Low-Barrier Navigation Centers, Density Bonus Incentives, Reasonable Accommodation, Covered Parking, Senior Planned Unit Developments, Emergency Shelters, and Substandard Living Conditions, as well as the Striking of Unused Existing Zoning Districts, and Finding the Action to be Exempt from the California Environmental Quality Act.

Finding:

The Planning Division of the Community Development Department of the City of Lomita has reviewed the above proposed project and found it to be exempt from the provisions of the California Environmental Quality Act (CEQA).

- Ministerial Project
- Categorical Exemption (CEQA Guidelines, Section 15301(a) (Existing Facilities) & Section 15332 (In-Fill Development))
- Statutory Exemption
- Emergency Project
- Quick Disapproval [CEQA Guidelines, Section 15270]
- No Possibility of Significant Effect [CEQA Guidelines, Section 15061(b)(3)]

Supporting Reasons: The City Council finds that adoption of this Ordinance is not subject to the California Environmental Quality Act (CEQA) pursuant to Sections 15060(c)(2) (the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment) and 15060(c)(3) (the activity is not a project as defined in Section 15378) of the CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, because it has no potential for resulting in physical change to the environment, directly or indirectly. Alternatively, the adoption of this Ordinance is exempt from CEQA because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. (State CEQA Guidelines, § 15061(b)(3).)

 (Date)

 Brianna Rindge
 Director of Community & Economic
 Development



CITY OF LOMITA CITY COUNCIL REPORT

TO: Mayor and City Council **Item No. PH 9b**

FROM: Brianna Rindge, Community & Economic Development Director

PREPARED BY: Janpier Adamzadeh, Management Assistant

MEETING DATE: March 7, 2023

SUBJECT: Discussion and Consideration of an Ordinance to Amend Chapter 5 (Administrative Citations and Penalties) of Title I of the Lomita Municipal Code to Alter the Provisions and Procedures Related to Administrative Citations

RECOMMENDATION

After the City Attorney reads the title, introduce on first reading Ordinance No. 846 amending Chapter 5 (Administrative Citations and Penalties) of Title I of the Lomita Municipal Code (LMC) to alter the procedures involved in the administrative citation provisions of the LMC and finding such action exempt from the California Environmental Quality Act, and direct staff to schedule second reading and adoption of the ordinance.

BACKGROUND

In November of 2022, City Council authorized Data Ticket to provide code enforcement collection services alongside parking enforcement. Throughout the implementation process, staff has updated procedures and policies to align with those recommended by Data Ticket to improve collection and compliance. Staff prepared a draft ordinance (Attachment 1) to improve the process, avoid enforcement challenges, and ensure compliance with State law.

Chapter 5 of Title 1 outlines the administrative citation procedure, payment and appeal procedures, and collection procedures. Section 1-5.09 of the Lomita Municipal Code was adopted in 2014 allowing the City the ability to place liens on properties for failing to resolve outstanding violations subject to abatements. Such liens are no longer allowed so the draft ordinance removes this provision.

The draft ordinance proposes to amend Section 1-5.07 of the Lomita Municipal Code to offer a hardship waiver for appellants. Offering a waiver not only provides safeguards for low-income individuals, but also avoids the situation where a person is granted leave from

a court to challenge a citation directly in court due to an alleged inability to deposit a fine in advance of an appeal hearing. The number of violations and citations in the last year have increased and, as a result, the number of unpaid citations has also increased.

The proposed ordinance includes other nonsubstantial provisions to streamline and improve the administrative citation process and procedures.

FISCAL IMPACT

No impact.

OPTIONS

1. Introduce the ordinance on first reading and schedule the second reading for March 21, 2023.
2. Introduce the ordinance with amendments on first reading and schedule the second reading for March 21, 2023.
3. Provide further direction.

ATTACHMENT

1. Draft ordinance

Reviewed by:



Gary Y. Sugano
Assistant City Manager

Reviewed by:



Brianna Rindge, AICP
Community & Economic Development Director

Approved by:



Ryan Smoot
City Manager

Prepared by:



Janpier Adamzadeh
Management Assistant

ORDINANCE NO. 846

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LOMITA, CALIFORNIA, AMENDING CHAPTER 5 OF TITLE I OF THE LOMITA MUNICIPAL CODE TO ALIGN WITH NEW REGULATIONS IN ENFORCING ADMINISTRATIVE CITATIONS TO ACHIEVE COMPLIANCE AND FINDING THE SAME EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

Section 1. Recitals

WHEREAS, in November of 2022, the City Council authorized Data Ticket to provide code enforcement collection services alongside parking enforcement; throughout the implementation process, staff has updated procedures and policies to align with those recommended by Data Ticket to improve collection and compliance;

WHEREAS, the proposed ordinance is intended to streamline and improve the administrative citation process and procedures;

WHEREAS, the City Council desires to amend the Lomita Municipal Code as described below.

Section 2. Findings

The City Council finds that adoption and implementation of this ordinance is not a “project” for purposes of the California Environmental Quality Act (CEQA), as that term is defined by CEQA guidelines (Guidelines) sections 15061(b)(3) and 15378(b)(5). The City Council also alternatively finds that the adoption and implementation of this ordinance is exempt from the provisions of CEQA as an administrative activity that will not result in any direct or indirect physical change in the environment, per sections 15061(b)(3) and 15378(b)(5) of the CEQA Guidelines. The ordinance updates the City’s ability to enforce code violations within the administrative citation procedure to align with new code enforcement procedures.

THE CITY COUNCIL OF THE CITY OF LOMITA HEREBY ORDAINS AS FOLLOWS:

Section 3. Code Amendment

Based on the foregoing, the City Council hereby approves of the following amendments to the Lomita Municipal Code:

- A. Subsection (a)(2) of Section 1-5.04 (“Administrative citation”) of Chapter 5 (“Administrative Citations and Penalties”) of Title I of the Lomita Municipal Code is hereby amended in its entirety as follows:

"(a)(2) *Service of citation by mail.* If the enforcement officer is unable to **immediately issue the citation** ~~locate~~ **directly to** the responsible person ~~or issue the citation~~, the administrative citation shall be mailed to the responsible person by certified mail, postage prepaid with a requested return receipt. Simultaneously, the citation may be sent by first class mail. If the citation is sent by certified mail and returned unsigned, then service shall be deemed effective pursuant to first class mail, provided the citation sent by first class mail is not returned."

B. Section 1-5.05 ("Satisfaction of administrative citation") of Chapter 5 ("Administrative Citations and Penalties") of Title I of the Lomita Municipal Code is hereby amended in its entirety as follows:

"Section 1-5.05. - Satisfaction of administrative citation.

Upon receipt of an administrative citation, the responsible person must do one of the following:

(a) *Pay the fine.* Any responsible person is subject to the payment of fines as set out in the penalty schedule for administrative fines as adopted by city council resolution. An administrative penalty may be assessed by means of an administrative citation issued by an enforcement officer, and is payable directly to the city's finance director, or his or her designee. A portion of each penalty constitutes reimbursement for the city's administrative expenses in issuing and processing the citation. Penalties must be collected in accordance with the procedures specified in this chapter. Payment of a penalty does not excuse the failure to correct the violation nor does it bar further enforcement action by the city. In the case of violations of the building, plumbing or electrical codes, or Title 10 of this Code, an administrative citation cannot be issued until after the responsible person is provided notice and a reasonable opportunity to correct the violation, and failed to do so.

(1) Payment of administrative fines. An administrative citation fine must be paid to the city within thirty (30) days from the date of the administrative citation fine or, if a request for an initial administrative review is submitted and the review **is upheld**, ~~then within fifteen (15) days after the date of the notice of the~~ **the fine must be paid within 15 days after the** conclusion of that initial administrative review, ~~whichever is later.~~

(2) Delinquency penalty. Any responsible person who fails to pay to the city the amount of any fine imposed pursuant to the provisions of this section, is liable for the payment of an additional delinquency penalty. The delinquency penalty is equal to one hundred (100) percent of the amount due to the city not to exceed one hundred dollars (\$100.00), or if a portion of the fine amount was timely paid one hundred (100) percent

of the amount of the fine remaining unpaid to the city not to exceed one hundred dollars (\$100.00).

(3) Failure of any person to pay the fines assessed by an administrative citation may result in the matter being referred for collection which may include, without limitation, the filing of a small claims court action.

(b) *Remedy the violation within the time given.* If the violation is of a **continuing** nature that it—can be remedied and is deemed by the enforcement officer not to create an immediate danger to health and safety and was corrected within the time **specified by the City** given, no fine shall be imposed; or

(c) *File an administrative review.* An administrative review shall be filed in accordance with the time limits and other provisions of section 1-5.07. In the event the responsible person fails or refuses to select and satisfy any of the alternatives set forth above, then the penalty shall be immediately due and owing to the city and may be collected in any manner allowed by law for collection of a debt. Commencement of an action to collect the delinquent penalty shall not preclude issuance of additional citations to the responsible person should the violations persist.”

C. Subsection (d) of Section 1-5.07 (“Administrative review and hearing”) of Chapter 5 (“Administrative Citations and Penalties”) of Title I of the Lomita Municipal Code is hereby amended as follows:

“(d) *Request for hearing.* If the responsible person wishes to contest the conclusion of the initial administrative review, the responsible person shall request an administrative hearing within fifteen (15) days after the date the city served the responsible person with notice of the initial administrative review decision. Requests must be submitted to the city clerk and be accompanied by an advance deposit of the fine.

(1) Hardship Waiver. Any responsible person who requests a hearing to contest an administrative citation and who is financially unable to deposit the fine amount may file a request for an advance deposit hardship waiver. The request shall be filed with city clerk on an advance deposit hardship waiver application form, available from the City, no later than ten (10) days after service of the administrative citation. The city manager or his or her designee may issue an advance deposit hardship waiver only if the person requesting the waiver submits to the city manager or his or her designee a sworn affidavit, together with any supporting documents, demonstrating to the satisfaction of the city manager or his or her designee the person’s financial inability to deposit with the city the full amount of the fine in advance of the hearing. Written proof of financial hardship, at a minimum, must include tax returns, financial statements,

bank account records, salary records or similar documentation demonstrating that the responsible person is unable to deposit the fine. The city manager or his or her designee shall issue a written decision specifying the reasons for issuing or not issuing the waiver. The decision shall be final and shall be served upon the person requesting the waiver in person, by first class mail, or similar method of delivery. If the city manager or his or her designee determines that the waiver is not warranted, the person shall remit the full amount of the fine as a deposit within ten (10) days of mailing/sending of the decision. If the full amount of the fine is not deposited within the ten (10) day period, the request for hearing shall be deemed incomplete and waived, and the citation shall be deemed final. The fine shall be immediately due and owing to the city and may be collected in any manner allowed by law for collection of a debt.

D. Subsection (f) of Section 1-5.07 (“Administrative review and hearing”) of Chapter 5 (“Administrative Citations and Penalties”) of Title I of the Lomita Municipal Code is hereby amended in its entirety as follows:

“(f) *Selection of hearing officer.* The city manager may designate the hearing officer for the administrative citation hearing by appointment, **contract, or through an administrative citation processing service.** ~~or contract.~~ **The hearing officer must be selected in a manner that avoids the potential for pecuniary or other bias.**”

E. Section 1-5.09 (“Collections and lien procedures”) of Chapter 5 (“Administrative Citations and Penalties”) of Title I of the Lomita Municipal Code is hereby amended in its entirety as follows:

“Section 1-5.09 – Collection.

Recovery of administrative citation fines and costs. In addition to any other legal remedy, **the City may pursue collection of delinquent citations, including penalties and interest, by all legal means including, but not limited to, initiation of a collection action with the Superior Court or sending the amount to other collection services** ~~the city may place a lien on property owned by the responsible person in an amount equal to the sum of the fines delinquent for more than ninety (90) days, plus penalties and interest. Imposition of a lien must stem from a citation for the condition or use of real property, or its improvements that is owned by the responsible person.”~~

Section 4. Effective Date.

This ordinance shall take effect thirty (30) days after the date of its passage and adoption; and within fifteen (15) days after its passage and adoption, the City Clerk shall cause a copy of this ordinance to be published in accordance with the provisions of the law. The City Clerk shall certify the adoption of this ordinance.

PASSED, APPROVED AND ADOPTED this 21st day of March 2023.

Barry Waite
Mayor

ATTEST:

Kathleen Horn Gregory, MMC
City Clerk

APPROVED AS TO FORM:

Trevor Rusin
City Attorney