

**CITY COUNCIL OF MONTEREY PARK
AND THE CITY COUNCIL ACTING ON BEHALF OF THE SUCCESSOR
AGENCY OF THE FORMER REDEVELOPMENT AGENCY
AGENDA**

**REGULAR MEETING
Monterey Park City Hall Council Chambers
320 W. Newmark Avenue, Monterey Park, CA 91754
Wednesday
March 16, 2016
7:00 PM**

MISSION STATEMENT

**The mission of the City of Monterey Park is to provide excellent
services to enhance the quality of life for our entire community.**

Communication by the Public is an important part of the Local Government Process. Staff reports, writings, or other materials related to an item on this Agenda, which are distributed to the City Council/Agency Board less than 72 hours before this scheduled meeting are available for public inspection in the City Clerk's Office located at 320 West Newmark Avenue, Monterey Park, CA 91754, during normal business hours. Such staff reports, writings, or other materials are also on the City's website subject to staff's ability to post the materials before the meeting. The City's website is located at www.montereypark.ca.gov. Copies of staff reports and/or written documents pertaining to any item on the Agenda are on file in the Office of the City Clerk and are available for public inspection during regular business hours.

PUBLIC COMMENTS ON AGENDA ITEMS

For members of the public wishing to address the City Council regarding any item on this Agenda including the Consent Calendar or Oral Communications, please fill out a speaker card and return it to the City Clerk before the announcement of the Agenda Item.

Speakers are provided five (5) minutes per individual on each published agenda item. Individual speakers may consolidate time with another speaker's time; the total consolidated time cannot exceed two (2) minutes per speaker giving up time. However in the interest of ensuring that all members of the Public have an equal opportunity to participate, a single speaker cannot speak for more than ten (10) minutes on an individual Agenda item. If there are a large number of speakers on a particular agenda item, the Mayor, as confirmed by the City Council may reduce the amount of time allotted to each speaker or limit the total amount time allowed for speakers to address the agenda item. At the conclusion of that period of time, the speaker will be asked to please conclude their remarks so that the next speaker may begin their comments.

In accordance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please call City Hall, (626) 307-1359. Please notify the City Clerk's Office twenty-four hours prior to the meeting so that reasonable arrangements can be made to ensure availability of audio equipment for the hearing impaired. Council Chambers are wheelchair accessible.

PLEASE NOTE that this Agenda includes items considered by the City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency, which dissolved February 1, 2012. Successor Agency matters will include the notation of "SA" next to the Agenda Item Number.

CALL TO ORDER

Mayor

FLAG SALUTE

The Monterey Park Police Explorers

ROLL CALL

**Peter Chan, Mitchell Ing, Stephen Lam, Hans Liang, Teresa Real
Sebastian**

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

PUBLIC COMMUNICATIONS – (Related to City Business Only – 5 minute limit per person) While all comments are welcome, the Brown Act does not allow the City Council to take action on any item not on the agenda. The Council may respond to comments after Public Communications is closed. Persons may, in addition to any other matter within the City Council's subject-matter jurisdiction, comment on Agenda Items at this time. If you provide public comment on a specific Agenda item at this time, however, you cannot later provide comments at the time the Agenda Item is considered.

ORAL AND WRITTEN COMMUNICATIONS

[1.] PRESENTATIONS - None.

[2.] SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA)

NEW BUSINESS

2-A. WARRANT REGISTER FOR SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY OF MARCH 16, 2016

It is recommended that the City Council (acting on behalf of the Successor Agency):

- (1) Approve payment of warrants and adopt Resolution No. _____ of the Successor Agency to the former Monterey Park Redevelopment Agency allowing certain claims and demands per warrant register dated March 16, 2016 totaling \$67.52 and specifying the funds out of which the same are to be paid; and
- (2) Take such additional, related, action that may be desirable.

2-B. SUCCESSOR AGENCY MONTHLY INVESTMENT REPORT – FEBRUARY 2016

It is recommended that the City Council (acting on behalf of the Successor Agency):

- (1) Receive and file the Monthly Investment Report; and
- (2) Take such additional, related, action that may be desirable.

2-C. SUCCESSOR AGENCY (SA) MINUTES

It is recommended that the City Council (acting on behalf of the Successor Agency):

- (1) Approve the minutes from the regular and special meeting of February 17, 2016; and
- (2) Take such additional, related, action that may be desirable.

2-D. A REQUEST THAT THE SUCCESSOR AGENCY TO THE FORMER REDEVELOPMENT AGENCY (“SUCCESSOR AGENCY”) ENTER INTO A PURCHASE AND SALE AGREEMENT (“PSA”) BY AND BETWEEN SELINA LUONG AND HAU XUAN LUONG (“BUYERS”) FOR THE PURCHASE OF REAL PROPERTY ADDRESSED AT 540 WEST GARVEY AVENUE (“SITE”); APN 5257-005-904-905

It is recommended that the City Council (acting on behalf of the Successor Agency) consider:

- (1) Adopt a resolution authorizing the City Manager to execute all agreements and related documents, in a form approved by the City Attorney, needed to convey real property at 540 W. Garvey Avenue;
- (2) Forward this matter to the Oversight Board for confirmation; and
- (3) Take such additional, related, action that may be desirable.

[3.] CITY OF MONTEREY PARK- CONSENT CALENDAR - None.

[4.] PUBLIC HEARING

4-A. APPEAL OF PLANNING COMMISSION RESOLUTION NO. 03-16, ADOPTED ON FEBRUARY 9, 2016, APPROVING CONDITIONAL USE PERMIT (CU-15-08) ALLOWING FOR A WIRELESS TELECOMMUNICATION FACILITY – 901 CORPORATE CENTER DRIVE

It is recommended that the City Council consider:

- (1) Opening a public hearing to consider the appeal brought to the City Council pursuant to Monterey Park Municipal Code (“MPMC”) § 21.32.130(B);
- (2) Taking testimonial and documentary evidence;
- (3) Closing the public hearing;
- (4) After considering the evidence, determine whether to uphold, amend, or overturn Planning Commission Resolution No. 03-16; and
- (5) Take such additional, related, action that may be desirable.

4-B. APPEAL OF PLANNING COMMISSION RESOLUTION NO. 04-16, ADOPTED ON FEBRUARY 9, 2016, APPROVING CONDITIONAL USE PERMIT (CU-15-09) ALLOWING FOR A WIRELESS TELECOMMUNICATION FACILITY – 417 NORTH GARFIELD AVENUE

It is recommended that the City Council consider:

- (1) Opening a public hearing to consider the appeal brought to the City Council pursuant to Monterey Park Municipal Code (“MPMC”) § 21.32.130(B);
- (2) Taking testimonial and documentary evidence;
- (3) Closing the public hearing;
- (4) After considering the evidence, determine whether to uphold, amend, or overturn Planning Commission Resolution No. 04-16; and
- (5) Take such additional, related, action that may be desirable.

[5.] OLD BUSINESS

5-A. SECOND READING AND ADOPTION: AN ORDINANCE AMENDING THE APPEALS ORDINANCE OF THE MONTEREY PARK MUNICIPAL CODE

It is recommended that the City Council:

- (1) Waive the second reading and adopt the proposed ordinance; and
- (2) Take such additional, related, action that may be desirable.

CEQA (California Environmental Quality Act):

This ordinance is exempt from review under the California Environmental Quality Act (Public Resources Code §§ 21000, et seq., “CEQA”) and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, et seq., the “CEQA Guidelines”) because it constitutes an organizational or administrative activity of the City that will not result in direct or indirect physical changes in the environment. Accordingly, it is not a “project” that has the potential to cause significant physical effects on the environment and is not subject to CEQA pursuant to CEQA Guidelines §§ 15061 and 15378.

5-B. STAFF IS REQUESTING ADDITIONAL DIRECTION FROM THE CITY COUNCIL REGARDING THE LIONS CLUB LEASE OF A PORTION OF THE SERVICE CLUB

Possible directions to consider:

- (1) Continue with the direction provided on November 18, 2015.
- (2) Return to the 2015 lease terms, extending the term of the current lease for three years at a rate of \$160 per month, with an option of extending the agreement for an additional three years at the end of the term; authorize the City Manager to execute the extension of the lease in a form approved by the City Attorney. And either waive or delay the 2015 delinquency.
- (3) Adjust the lease payment to \$1.00 per year and extend the term of the current lease for three years, with an option of extending the agreement an additional three years at the end of the term; authorize the City Manager to execute the extension of the lease and the reduction of the lease payment in a form approved by the City Attorney. And either waived or delay the 2015 delinquency.
- (4) Issue a Three Day Notice to Quit for the site, unless the Monterey Park Lions Club and White Cane Days Inc. are completely caught up with their lease payments.
- (5) Take such additional, related, action that may be desirable

[6.] NEW BUSINESS

6-A. WARRANT REGISTER FOR THE CITY OF MONTEREY PARK OF MARCH 16, 2016

It is recommended that the City Council:

- (1) Approve payment of warrants and adopt Resolution No. _____ allowing certain claims and demands per Warrant Register dated March 16, 2016 totaling \$1,038,706.63 specifying the funds out of which the same are to be paid; and
- (2) Take such additional, related, action that may be desirable.

6-B. MONTHLY INVESTMENT REPORT – FEBRUARY 2016

It is recommended that the City Council:

- (1) Receive and file the monthly investment report; and
- (2) Take such additional, related, action that may be desirable.

6-C. CITY COUNCIL MINUTES

It is recommended that the City Council:

- (1) Approve the minutes from the regular and special meeting of February 17, 2016 and the special Town Hall meeting of February 23, 2016; and
- (2) Take such additional, related, action that may be desirable.

6-D. LANGLEY CENTER – WESTSIDE RESTROOM REFURBISHMENT PROJECT

It is recommended that the City Council consider:

- (1) Adopting a resolution authorizing advertisement of the Langley Center Westside Restroom Refurbishment Project; and
- (2) Take such additional, related, action that may be desirable.

CEQA (California Environmental Quality Act):

Since the proposed work is a minor alternation to an existing public facility, this project is categorically exempt pursuant to CEQA Guidelines § 15301 as a Class 1 Categorical Exemption.

6-E. CITYWIDE TREE TRIMMING AND MAINTENANCE SERVICES – AWARD OF CONTRACT

It is recommended that the City Council consider:

- (1) Awarding the contract for City tree trimming services to the lowest bidder, West Coast Arborists, Inc. of Anaheim, in the amount of \$265,000 for a three-year agreement with a two year renewal option in 2019, followed by a one-year renewal option in 2021;
- (2) Authorizing the City Manager, or designee, to execute an agreement with West Coast Arborists, Inc., in a form approved by the City Attorney; and
- (3) Take such additional, related, action that may be desirable.

CEQA (California Environmental Quality Act):

Taking the recommended action_would not result in a potential for resulting in a direct or reasonably indirect physical change in the environment and, accordingly, does not qualify as a “project” under the California Environmental Quality Act (Cal. Pub. Res. Code §§ 21000, *et seq.*; “CEQA”) or CEQA regulations (Cal. Code Regs. tit. 14, §§ 15000, *et seq.*; see Cal. Code Regs. tit. 14, §§ 15061(b)(3), 15378). Even if the award of contract were to qualify as a project, it would be categorically exempt as a Class 1 or Class 5 project since, at best, it would constitute a minor alteration of existing public structures involving no expansion of use; or a minor alteration in land use limitations (see Cal. Code Regs. tit. 14, §§ 15301, 15305).

6-F. PROFESSIONAL SERVICE AGREEMENTS FOR ON-CALL GENERAL ENGINEERING SERVICES

It is recommended that the City Council consider:

- (1) Authorizing the City Manager, or his designee, to enter into 3-year professional service agreements with KOA Corporation, Transtech Engineers, SA Associates, and RKA Consulting Group to provide On-Call Engineering Services, in a form approved by the City Attorney; and
- (2) Take such additional, related, action that may be desirable.

CEQA (California Environmental Quality Act):

Taking the recommended action would not result in a potential for resulting in a direct or reasonably indirect physical change in the environment and, accordingly, does not qualify as a “project” under the California Environmental Quality Act (Cal. Pub. Res. Code §§ 21000, *et seq.*; “CEQA”) or CEQA regulations (Cal. Code Regs. tit. 14, §§ 15000, *et seq.*; see Cal. Code Regs. tit. 14, §§ 15061(b)(3), 15378). Even if the award of contract were to qualify as a project, it would be categorically exempt as a Class 1 or Class 5 project since, at best, it would constitute a minor alteration of existing public structures involving no expansion of use; or a minor alteration in land use limitations (see Cal. Code Regs. tit. 14, §§ 15301, 15305).

6-G. 2016 ADA CURB RAMPS – AWARD OF CONTRACT

It is recommended that the City Council consider:

- (1) Awarding the contract for the 2016 ADA Curb Ramps to the lowest bidder, FS Contractors, Inc, of Sylmar, in the amount of \$269,450.00; and
- (2) Authorizing the Public Works Director to approve construction change orders up to \$26,950 (up to 10% of construction contract amount) for this project; and
- (3) Authorizing the City Manager, or his designee, to execute the contract on behalf of the City; and
- (4) Take such additional, related, action that may be desirable.

CEQA (California Environmental Quality Act):

Since the proposed work is a minor alteration to an existing public facility, this project is Class 1 Categorically Exempt pursuant to the California Environmental Quality Act (CEQA).

6-H. PURCHASE OF A 2016 DOOSAN TOWABLE AIR COMPRESSOR

It is recommended that the City Council consider:

- (1) Authorizing the City Manager, or designee to purchase a 2016 Doosan towable air compressor per bid #16-1 at a cost of \$26,815.09, and;
- (2) Take such additional, related, action that may be desirable.

6-I. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK DECLARING THE MONTH OF MARCH AS WOMEN’S HISTORY MONTH, A NATIONAL CELEBRATION THAT HIGHLIGHTS THE CONTRIBUTIONS OF WOMEN TO EVENTS IN HISTORY AND CONTEMPORARY SOCIETY

It is recommended that the City Council consider:

- (1) Adopt a Resolution declaring the month of March as Women’s History Month; and
- (2) Take such additional, related, action that may be desirable.

[7.] COUNCIL COMMUNICATIONS AND MAYOR/COUNCIL AND AGENCY MATTERS

[8.] CLOSED SESSION - None.

ADJOURN

ORAL AND WRITTEN COMMUNICATIONS



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: (SA) New Business
Agenda Item 2-A.

TO: The Honorable Mayor and City Council
FROM: Chu Thai, Director of Management Services
Annie Yaung, CPFO, Controller
SUBJECT: Warrant Register for Successor Agency to the Former Community
Redevelopment Agency of
March 16, 2016

RECOMMENDATION:

It is recommended that the City Council:

- (1) Approve payment of warrants and adopt Resolution No. _____ of the Successor Agency to the former Monterey Park Redevelopment Agency allowing certain claims and demands per warrant register dated **March 16, 2016 totaling \$67.52** and specifying the funds out of which the same are to be paid; and
- (2) take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered **313-314**.

BACKGROUND:

The claims and demands on the attached warrant register have been duly audited. I certify that the said claims and demands are accurate, are proper charges against the City of Monterey Park, Acting as the Successor Agency to the Former Community Redevelopment Agency (SA). I also certify that there are monies available for the payments thereof. Please note that amounts being paid by the SA funds in this warrant register represented expenditures incurred, which are pending for approval by the Oversight Board.

FISCAL IMPACT:

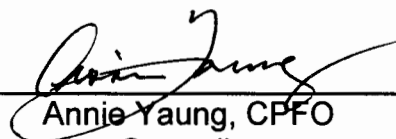
Disbursements from all funds total **\$67.52.**

Respectfully submitted:

Prepared by:

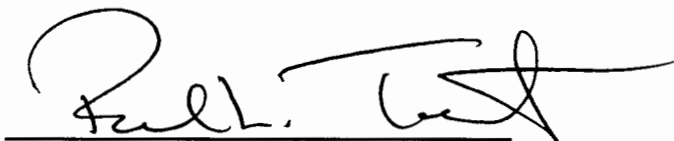


Chu Thai
Director of Management Services



Annie Young, CPFO
Controller

Approved By:



Paul L. Talbot
City Manager

Attachments 1: Resolution

Attachments 2: Warrant Register

ATTACHMENT 1

Resolution

RESOLUTION NO. SA-_____

**A RESOLUTION OF THE
SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA)
ALLOWING CERTAIN CLAIMS AND DEMANDS
PER WARRANT REGISTER DATED
16TH DAY OF MARCH 2016
TOTALING \$67.52 AND SPECIFYING THE FUNDS OUT
OF WHICH THE SAME ARE TO BE PAID**

THE SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY
DOES RESOLVE AS FOLLOWS:

SECTION 1. That the following claims and demands have been audited and that the same
are hereby allowed from various funds in the following amounts:

Atlantic/Garvey Projects	\$ 67.52
Total	<u>\$ 67.52</u>

PASSED, APPROVED AND ADOPTED THE 16TH DAY OF MARCH 2016.

Peter Chan, Mayor
City of Monterey Park, California

ATTEST:

Vincent D. Chang, City Clerk
City of Monterey Park, California

Resolution No. SA-
Page 2

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss.
SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY)
OF CITY OF MONTEREY PARK)

I hereby certify that this resolution was duly adopted by the
Successor Agency to the Former Community Redevelopment Agency,
at a regular meeting held on the 16th day of March 2016 by the following vote.

AYES:
NOES:
ABSTAIN:
ABSENT:

Vincent D. Chang, City Clerk
City of Monterey Park, California

ATTACHMENT 2

Warrant Register

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PREPAID WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
PITNEY BOWES POSTAGE BY PHONE	0860-801-1201-32200	1.46	POSTAGE		313	1.46
TOTAL FOR PREPAID WARRANTS						1.46
	PRINTED	1.46				
	E-PAYABLE	0.00				

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
NATIONAL CONSTRUCTION RENTALS	0860-801-1203-31100	66.06	FENCE RENTAL		314	66.06
TOTAL FOR REGULAR WARRANTS						66.06
PRINTED		66.06				
E-PAYABLE		0.00				

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016

TOTAL FOR PREPAID WARRANTS	1.46
TOTAL FOR PREPAID E-PAYABLES	0.00
TOTAL FOR PRINTED WARRANTS	66.06
TOTAL FOR PRINTED E-PAYABLES	0.00
TOTAL WARRANTS	67.52
TOTAL VOID CHECKS	0
TOTAL PREPAID CHECKS	1
TOTAL PREPAID E-PAYABLES	0
TOTAL CHECKS PRINTED	1
TOTAL E-PAYABLES PRINTED	0
TOTAL CHECKS ISSUED	2

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
FUND SUMMARY

FUND	DESCRIPTION	PREPAID	PRINTED	TOTAL
0860	ATLANTIC/GARVEY CAP PROJECTS	1.46	66.06	67.52
	TOTAL	1.46	66.06	67.52



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: (SA) New Business
Agenda Item 2-B.

TO: The Honorable Mayor and City Council

FROM: Annie Yaung, CPFO, Controller

SUBJECT: Successor Agency Monthly Investment Report – February 2016

RECOMMENDATION: It is recommended that the City Council:

- (1) Receive and file the Monthly Investment Report; and
- (2) Take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

As of February 29, 2016 invested funds for the Successor Agency of the City of Monterey Park is as follows:

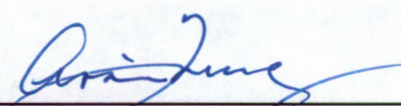
• Successor Agency (SA) Checking	109,586.82
• Successor Agency (SA) RORF	<u>127,557.00</u>
Total	<u>\$ 237,143.82</u>

BACKGROUND:

In accordance with the City's Investment Policy, a monthly investment report is presented to the City Council showing the types of investments, dates of maturities, amounts of deposits, rates of interest, and the current market values for securities with maturity more than 12 months.

Respectfully submitted and prepared by:

Approved by:



Annie Yaung, CPFO
Controller



Paul L. Talbot
City Manager



City Council Staff Report

DATE: March 17, 2016

AGENDA ITEM NO: (SA) New Business
Agenda Item 2-C.

TO: The Honorable Mayor and City Council

FROM: Vincent D. Chang, City Clerk

SUBJECT: Successor Agency (SA) Minutes

RECOMMENDATION:

It is recommended that the City Council (acting on behalf of the Successor Agency)

- (1) Approve the minutes from the regular and special meeting of February 17, 2016; and
- (2) Take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

None.

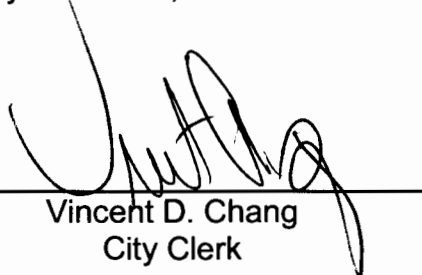
BACKGROUND:

None.

FISCAL IMPACT:

None.

Respectfully submitted,



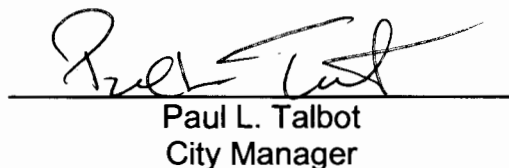
Vincent D. Chang
City Clerk

Prepared by:



Helena Cho
Secretary

Approved By:



Paul L. Talbot
City Manager

Attachments: February 17, 2016 special meeting minutes
February 17, 2016 regular meeting minutes

ATTACHMENT 1

Minutes

**MINUTES
MONTEREY PARK CITY COUNCIL
SUCCESSOR AGENCY (SA)
SPECIAL MEETING
FEBRUARY 17, 2016**

The City Council of the City of Monterey Park held a Special Meeting of the Council in Room 266, Second Floor of City Hall, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, February 17, 2016 at 6:00 p.m.

CALL TO ORDER:

Mayor Chan called the meeting to order at 6:00 p.m.

ROLL CALL:

City Manager Paul Talbot called the roll:

Council Members Present: Hans Liang, Stephen Lam, Teresa Real Sebastian, Mitchell Ing, Peter Chan

Council Members Absent: None

Also Present: City Attorney Mark Hensley, Director of Human Resources & Risk Management Tom Cody

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

None.

ORAL & WRITTEN COMMUNICATIONS

None.

NEW BUSINESS

1. REQUEST FOR THE CITY COUNCIL TO MAKE AN APPOINTMENT TO THE PERSONNEL BOARD

There is currently one vacancy on the Personnel Board. Staff began advertising the open seat to residents of Monterey Park on October 8, 2015. To date, the City has received one application. Staff is recommending that the City Council interview and consider filling the vacant position with the resident that has submitted for civic service, Ms. Sheila Perez Zucman.

Ms. Perez Zucman has fulfilled the requirement of the City of Monterey Park Administrative Policy 10-05, Commission Structure and Appointment Procedures. These requirements include an orientation with either the Chairperson or assigned City staff member assigned to the Board and interaction with the board being sought prior to being considered for appointment including attending a minimum of one full meeting of the board appointment being sought. Ms. Perez Zucman attended the January 13, 2016 Personnel Board meeting and introduced herself to the board and subsequently the Chairperson directed staff to forward her name to the City Council for consideration.

MISSION STATEMENT

The mission of the City of Monterey Park is to provide excellent services to enhance the quality of life for our entire community

Recommendation: (1) Interview and consider appointing one community member to serve on the Personnel Board. (2) Take such additional, related, action that may be desirable.

Action Taken: None. This item was continued.

CLOSED SESSION- The City Council adjourned to Closed Session at 6:01 p.m.

2. CONFERENCE LEGAL COUNSEL, EXISTING LITIGATION - GOVERNMENT CODE SECTION 54956.9 (d) - Number of Cases: 2

(1) The Estate of Wen Zhao Ruan v. City of Monterey Park LASC Case Number: BC555006

(2) Kenneth Thai v. Cities of Alhambra and Monterey Park (May 14, 2014) LASC Case No. BC565253

RECONVENE & ADJOURNMENT

The City Council reconvened from Closed Session with all Council Members present and the meeting was adjourned at 6:40 p.m.

Action Taken: No reportable action taken during Closed Session.

Vincent D. Chang
City Clerk

**MINUTES
MONTEREY PARK CITY COUNCIL
SUCCESSOR AGENCY (SA)
REGULAR MEETING
FEBRUARY 17, 2016**

The City Council of the City of Monterey Park held a Regular Meeting of the Council in the Council Chamber, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, February 17, 2016 at 7:00 p.m.

The minutes include items considered by the City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency, which dissolved February 1, 2012. Successor Agency matters will include the notation of "SA" next to the Agenda Item Number.

CALL TO ORDER:

Mayor Chan called the meeting to order at 7:01 p.m.

FLAG SALUTE:

The Monterey Park Police Explorers led the flag salute.

ROLL CALL:

City Clerk Vincent Chang called the roll:

Council Members Present: Hans Liang, Stephen Lam, Teresa Real Sebastian, Peter Chan, Mitchell Ing

Council Members Absent: None.

ALSO PRESENT: City Manager Paul Talbot, City Attorney Mark Hensley, City Treasurer Joseph Leon, Public Works Director/Assistant City Manager Ron Bow, Fire Chief Scott Haberle, Police Chief Jim Smith, Recreation and Community Services Director Dan Costley, Management Services Director Chu Thai, Community and Economic Development Director Michael Huntley, Human Resources Director Tom Cody, City Librarian Norma Arvizu, Controller Annie Yaung, Water Utility Manager Frank Heldman, Recreation Superintendent Robert Aguirre

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

None.

ORAL AND WRITTEN COMMUNICATIONS

- Jade, Jenna & Grace from the Monterey Park Girl Scout Troop 5631, spoke about their fundraising efforts and how the proceeds from the sale of Girl Scout cookies would be spent.
- Margaret Leung, a resident of Monterey Park, spoke about low flying aircrafts in the city.

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- Jose Sanchez, a Monterey Park resident, spoke about the Veterans Basketball League held at Elder Park Gym. He spoke in opposition of the fee increase for usage of the gym and asked the Council to consider reverting the fee back to the prior rates. He also provided a written document supporting his request.
- Dennis Sandoval invited the public to attend the American Legion's 6th Annual Pancake Breakfast fundraiser on March 19, 2016. He also stated that he is a member of the Monterey Park Veterans Basketball league and echoed the same sentiment as speaker Jose Sanchez. In addition, he voiced his support of the issues raised by speaker Margaret Leung.
- Carol Quan from the Los Angeles County Assessor Jeffrey Prang's office spoke about free upcoming seminars for businesses.
- Jeffrey Chao informed the City Council that he could provide contact information for the Federal Aviation Administration (FAA) and assist in finding the proper location to send complaints about aircraft noise.

1. PRESENTATION

None.

2. SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA)

NEW BUSINESS

2A. WARRANT REGISTER FOR SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY OF FEBRUARY 17, 2016

It is required that the City Council (acting on behalf of the Successor Agency) approve all disbursements. Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 310-311.

Action Taken: The City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency approved Item Nos. 2A-2C. The City Council approved payment of warrants and adopted Resolution No. SA-113 of the Successor Agency to the former Monterey Park Redevelopment Agency allowing certain claims and demands per warrant register dated February 17, 2016 totaling \$2,691.65 and specifying the funds out of which the same are to be paid.

Motion: Moved by Council Member Real Sebastian and seconded by Council Member Liang, motion carried by the following vote:

Ayes:	Council Members:	Liang, Lam, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	None
Abstain:	Council Members:	None

Resolution No. SA-113, entitled:

A RESOLUTION OF THE SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA) ALLOWING CERTAIN CLAIMS AND DEMANDS PER WARRANT REGISTER DATED 17TH DAY OF FEBRUARY 2016 TOTALING \$2,691.65 AND SPECIFYING THE FUNDS OUT OF WHICH THE SAME ARE TO BE PAID

2B. SUCCESSOR AGENCY (SA) MONTHLY INVESTMENT REPORT - JANUARY 2016

As of January 31, 2016 invested funds for the Successor Agency of the City of Monterey Park is as follows:

• Successor Agency (SA) Savings	5,638,626.14
• Successor Agency (SA) Checking	132,125.12
• Successor Agency (SA) RORF	<u>127,557.00</u>
Total	\$5,898,308.26

Action Taken: The City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency received and filed the monthly investment report for January 2016. Motion taken with Item No. 2A.

2C. SUCCESSOR AGENCY (SA) MINUTES

Approve the minutes from the regular and special meeting of January 20, 2016.

Action Taken: The City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency approved the minutes from the regular and special meeting of January 20, 2016. Motion taken with Item No. 2A.

This is the end of Successor Agency (SA) items.

Staff Report *The Successor Agency to the Former Monterey Park Redevelopment Agency*

DATE: March 16, 2016

AGENDA ITEM NO: (SA) New Business
Agenda Item 2-D.

TO: Mayor Chan and the Monterey Park City Council acting on behalf of the Successor Agency to the former Redevelopment Agency

FROM: Michael Huntley, Director of Community and Economic Development

BY: Donna M. Ramirez, Economic Development Specialist

SUBJECT: A request that the Successor Agency to the former Redevelopment Agency ("Successor Agency") enter into a Purchase and Sale Agreement ("PSA") by and between Selina Luong and Hau Xuan Luong ("Buyers") for the purchase of real property addressed at 540 West Garvey Avenue ("Site"); APN 5257-005-904-905.

RECOMMENDATION:

It is recommended that the City Council acting on behalf of the Successor Agency to the former Redevelopment Agency consider:

1. Adopting a resolution authorizing the City Manager to execute all agreements and related documents, in a form approved by the City Attorney, needed to convey real property at 540 W. Garvey Avenue;
2. Forward this matter to the Oversight Board for confirmation; and
3. Take such additional, related action that may be desirable.

EXECUTIVE SUMMARY:

The item was continued from the March 2, 2016 Successor Agency (SA) meeting. On the day of the meeting, the City received a counter offer from Pacific Plaza Investment, LLC for the purchase of the property located at 540 W. Garvey Avenue. Although offers had already been submitted for SA consideration, staff informed the SA of a new counter offer had been submitted. After deliberating on the merits of accepting the original offers to purchase the property or considering the new counter offer, the SA directed staff to send a counter offer to all interested parties to send in their last a best offer. Accordingly, the item was continued for two weeks.

As directed, counter offers were sent by BP International to all three of the interested parties. Of the three, the City received two counter offers, one from Selina and Hau Xuan Luong and one from Pacific Plaza Investments, LLC. The offers were received by the Community Development Director, reviewed and are ready for consideration by the SA. The final and best offers are as follows:

- Selina and Hau Xuan Luong offered \$1,862,000; and
- Pacific Plaza Investment, LLC, offered \$1,850,000

Of the two offers received, Selina and Hau Xuan Luong offered the highest purchase price of \$1,862,000. This is a cash offer with an initial deposit amount of \$55,000 to be held in escrow within three (3) business days of acceptance of this offer.

The terms of this offer are as follows:

- The sales price for the property is \$1,862,000;
- Within three (3) business days of acceptance of the Counter-Offer by Buyers and Sellers execution of the Affirmation Agreement, Buyers will deposit \$55,000 into escrow;
- A 60 day escrow after acceptance of the Counter Offer; and
- Buyer will deliver to escrow, on or before 5 p.m. on the third day of final acceptance of the Counter Offer, proof of committed funds.

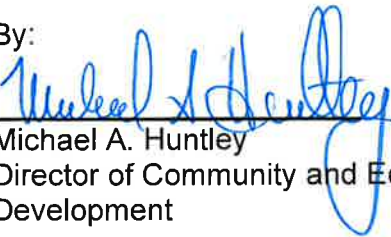
Should the Successor Agency accept the offer, staff will present the offer to the Oversight Board for its confirmation and then to the State Department of Finance for final review.

FISCAL IMPACT:

The City will receive approximately 16% of the net sale proceeds (approximately \$288,000); the remaining balance will be disbursed to various taxing entities.

Respectfully submitted,

By:


Michael A. Huntley
Director of Community and Economic
Development

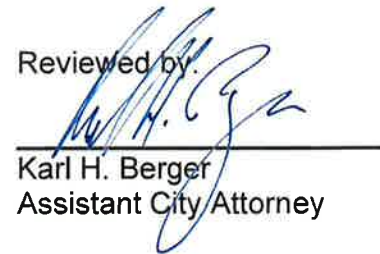
Prepared By:


Donna Ramirez
Economic Development
Specialist

Approved by:


Paul L. Talbot
City Manager

Reviewed by:


Karl H. Berger
Assistant City Attorney

ATTACHMENTS:

- Attachment No. 1: Copy of Selina Luong and Hau Xuan Luong counter offer
- Attachment No. 2: Copy of Pacific Plaza Investment, LLC counter offer
- Attachment No. 3: Resolution authorizing the conveyance of real property
- Attachment No. 4: City Council Staff Report March 2, 2016

ATTACHMENT A

Copy of Selina Luong and Hau Xuan Luong counter offer

MULTIPLE COUNTER OFFER #2

This agreement ("Agreement" or "Multiple Counter Offer #2") is intended to set forth the terms and conditions of a contract for the purchase by and sale to Selina Luong and Hau Xuan Luong and/or Assignee (the "Buyer") from City of Monterey Park acting on behalf of the Successor Agency to the former Monterey Park Redevelopment Agency (the "Seller"), a subdivision of the State of California, of the real property commonly known as 540 West Garvey Avenue, Monterey Park, California (the "Property"). When executed below, this Agreement will constitute conclusive evidence and the exclusive terms and conditions of the contract for such purchase and sale (the "Sale") of the Property and will supersede and replace in its entirety the Purchase Agreement and Joint Escrow Instructions dated January 26, 2016 (the "Offer") and multiple Counter Offer dated February 13, 2016, and any oral or written negotiations since then.

PURCHASE PRICE; DEPOSIT; ESCROW: The purchase price for the Property shall be \$ 1862000 ("Purchase Price"). Buyer shall make an initial deposit of \$55,000.00 (the "Initial Deposit") in the form of a cashier's check or personal check made payable and delivered to First American Title Escrow within three (3) business days of acceptance of this Multiple Counter-Offer #2 by Buyer, Seller's execution of the Affirmation Agreement in the form attached hereto as Exhibit "A", and Buyer's receipt of a copy of the fully executed Multiple Counter-Offer #2 and the Affirmation Agreement. Close of Escrow shall occur Sixty (60) calendar days after Acceptance of this Multiple Counter-Offer #2.

Buyer shall deliver to the Escrow, on or before 5:00 p.m. on the third calendar date of final acceptance of this Multiple Counter-Offer #2, proof of committed funds available to Buyer sufficient to enable Buyer to consummate the acquisition contemplated herein, which proof shall be in the form of a letter of credit; bank statement or other form acceptable to the Seller in the Seller's sole discretion. In the event that either (i) Buyer fails timely to provide any such proof, or (ii) the Seller determines, in the Seller's sole discretion, that any proof of funds provided to Seller by Buyer is unacceptable, the Seller shall have the right, at the Seller's option, to provide written notice to Buyer that this Multiple Counter-Offer #2 is terminated. In the event that the Seller exercises such termination right, this Multiple Counter-Offer #2 shall terminate effective as of the date of Seller's written notice to Buyer, whereupon the Initial Deposit (if, theretofore deposited with the Escrow Holder) shall be returned to Buyer and Buyer and Seller shall each be relieved of any further obligation hereunder.

Escrow instructions corresponding to the terms of this Agreement shall be provided by the Escrow Holder and signed by the parties within five (5) business days of the date of Buyer's and Seller's receipt of said escrow instructions. Buyer and Seller shall deposit such documents and instruments with the Escrow Holder as and when reasonably required to complete the sale. Buyer shall be free to assign this Agreement to another person or entity ("Assignee") subject to Seller's prior review and written approval (which approval Seller may grant or withhold in its sole discretion), but Buyer shall remain liable hereunder, together with such Assignee, in the event that such Assignee fails to perform any of Buyer's obligations hereunder.

1. BUYER'S DUE DILIGENCE AND FINANCING; CANCELLATION RIGHT: Buyer

shall have seventeen (17) calendar days from the date of execution hereof to perform, complete, and satisfy all contingencies, inspections, investigations, tests and reviews of reports, and to complete all due diligence which the Buyer desires for this Sale of the Property, including, but not limited to, obtaining any required financing, and performing and completing any geological, soil, structural, environmental, or other tests, inspections, and investigations desired by Buyer. Buyer may, not later than the end of that period, give Seller written notice of Buyer's election to withdraw from this Agreement because of Buyer's inability to complete or dissatisfaction with the results of any of those matters ("Notice of Cancellation"), in which event Buyer's and Seller's obligations under this Agreement shall be terminated and Buyer shall receive a full refund of Buyer's deposit. If Buyer fails to give such Notice of Cancellation as within such period, all such contingencies shall be automatically removed and Buyer's obligation to proceed shall be non-contingent except as provided herein for Buyer's review of a preliminary report and underlying documents respecting the title to the Property (as set forth in Paragraph 2).

Seller shall provide to Buyer Seller documentation and additional disclosure within seven (7) business days after acceptance of this Counter Offer; such documentation and disclosure are the following:

- (a) Seller shall provide to Buyer, in Seller's possession, Phase I Environment report dated May 15, 1995;
- (b) Seller's Vacant Land Questionnaire (C.A.R. Form VLQ, 11/12).

2. TITLE; TITLE INSURANCE : Within three (3) business days after acceptance of this Counter Offer First American Title (the "Title Company") will be instructed to provide a preliminary report of the condition of title to the Property, including copies of underlying documents referred to in Schedule B thereof, for Buyer's review. Buyer may, not later than the end of three (3) days after receipt of the preliminary report and underlying documents, in which to give Seller written notice ("Notice of Title Disapproval") that Buyer disapproves the condition of title with respect to a material matter(s) that interfere with the use of the Property for the purpose for which it is currently used or intended to be used. Such notice must refer to the specific exception(s) in Schedule B of the preliminary report and the specific underlying document(s) which are the basis for Buyer's disapproval. Within five (5) business days after receipt of such notice, Seller may, in Seller's sole discretion, either (i) cancel this Agreement and the sale, in which event Buyer's and Seller's obligations under this Agreement shall be terminated and Buyer shall receive a full refund of Buyer's deposit, or (ii) elect to correct the item(s) that were disapproved by Buyer, in which event the sale shall proceed. Seller may correct such item by any means that will result in the Title Company either removing the disapproved exception(s) from the preliminary report or providing title insurance coverage by endorsement against such exception(s). At the close of the sale, Seller shall convey and Buyer shall accept title to the Property as shown in Schedule B of the preliminary report, subject to any corrections as in this paragraph above, free and clear of all monetary liens, subject to the terms of the within contract. Seller shall pay the costs of a CLTA Standard Owner's policy of title insurance.

3. REMOVAL OF CONTINGENCIES; CLOSING; DELIVERY OF POSSESSION: If Buyer does not give Seller written Notice of Cancellation as and when provided in Paragraph 1, or Notice of Title Disapproval as and when provided in Paragraph 2, Buyer's silence shall be deemed acceptance and Buyer shall be deemed to have satisfied and removed all of Buyer's contingencies and to proceed with the Sale. The closing shall occur on the date the deed transferring the Property to Buyer is recorded with the County Recorder where the Property is located. Occupancy shall be

delivered to Buyer upon Escrow Holder's confirmation of recording. At the time of delivery possession of property to Buyer, Seller shall have removed all equipment and soil stored on the vacant land.

4. TAXES; PRORATIONS; COSTS OF SALE: All real property taxes and assessments for the current tax year shown in the current County Tax Bill shall be prorated between Seller and Buyer and charged as of the closing date to the applicable accounts of Seller and Buyer. The sale shall be free and clear of any homeowner's association assessments and all real property taxes (other than those prorated as provided above) enforceable against the Property through the closing date of the sale. Escrow fees shall be split between Buyer and Seller in the manner customary in the County where the Property is located. Seller shall pay any real property transfer tax. Buyer shall pay the cost of a Natural Hazard Disclosure Report, from a vendor selected by Seller, to be furnished to Buyer through escrow. Buyer shall pay and have sole responsibility for compliance with any requirements imposed on the Property or this sale by any governmental agency(ies), including compliance with any applicable governmental retrofit requirements. Buyer shall pay the cost of recording the deed. Buyer and Seller shall each pay their own expenses of every other type except as specifically provided in this Agreement.

5. BROKERS: Seller is represented by Patsy Ma of BP International, Inc. ("Seller's Agent"). Buyer is not represented by an agent ("Buyer's Agent"). Seller will pay Seller's real estate broker's commission aggregating 2% of net sales price of the Property to the Seller's Agent. No commission shall be due or payable from Seller to Buyer's Agent in connection with the closing of this sales. All such Brokers and agents are collectively referred to herein as the "Brokers." No commission or compensation shall be due or payable to Brokers in connection with this Agreement or sale except from the cash proceeds of an actual Sale of the Property that closes to Buyer. Buyer hereby represents and warrants that, other than the Brokers, Buyer has not dealt with any broker, finder or other person entitled to any fee, commission or other compensation in connection with the Sale and Buyer shall indemnify, defend and protect and hold Seller and the related estate harmless of, from and against any claims, demands, actions, causes of action, losses, liabilities and costs and expenses (including, without limitation, all court costs and reasonable attorneys' fees) as Seller may suffer or incur in the event that any claims for any such fees, commissions or other compensation of any kind are hereafter asserted.

6. MATERIAL CHANGE OF CONDITION: In the event of any material change in the condition of the Property after the date of acceptance of this Multiple Counter-Offer #2, if Buyer demands repair of any resulting actual damage to the Property, Seller may, at Seller's sole option: (a) elect to terminate this Agreement, in which event Buyer's and Seller's obligations to buy or sell shall terminate and the full Deposit shall be refunded to Buyer; or (b) make required repairs at Seller's expense; or (c) assign any insurance proceeds for the damage to the Property to Buyer as of the close of the sale; or (d) credit the cost of such repairs to Buyer through escrow, it being agreed that in the event that Seller elects and complies with subpart 6(b), (c) or (d), Buyer's obligation to proceed with the Sale shall be unaffected by any such material change in the condition of the Property.

7. REMEDY FOR BUYER'S OR SELLER'S FAILURE TO CLOSE: Buyer's sole remedy in the event that the sale fails to close as a result of Seller's inability or failure to close for any reason, shall be the mutual release of Buyer's and Seller's obligations to buy or sell and a full refund of the Deposit (plus any increase thereof by Buyer). In the event Buyer fails to close the sale for any reason other than

Seller's default, after Buyer's contingencies have been removed as under Paragraphs 2 and 3, Buyer's Deposit (plus any increase, thereof by Buyer) shall be paid over to Seller and retained by Seller as liquidated damages without further legal action. This provision shall apply equally to the Deposit (and any increase, thereof by Buyer).

 [Buyer's Initials]

8. "AS-IS," "WHERE-IS" CONDITION; NO WARRANTIES: Buyer acknowledges and agrees that, to the maximum extent permitted by law, the sale contemplated by this Agreement is made "as-is," "where-is," and "with all faults," except as specifically provided in this Agreement. Seller and Brokers and agents herein have not made, do not make, and specifically negate and disclaim any representations, warranties, promises, covenants, agreements, or guaranties of any kind or character whatsoever, whether express or implied, oral or written, concerning or respecting (i) value of the Property; (ii) income to be derived from the Property; (iii) suitability of the Property, or lack thereof for any activity or use which Buyer may intend to conduct thereon, including any possibilities or limitations for future development; (iv) habitability, merchantability, marketability, profitability, or fitness for a particular purpose, of the Property, or lack thereof; (v) manner, quality, state of repair, or lack of repair of the Property; (vi) nature, quality, or condition of the Property, or any portion, system, or component thereof, including without limitation, water, soil, and geology; (vii) compliance of the Property or its operation, or lack thereof, with any laws, ordinances, regulations, rules, or orders of any applicable governmental authority or body; (viii) manner or quality of engineering, design, construction or materials, if any, incorporated into the Property; (ix) compliance or lack of compliance with any land use, building and safety, or other laws, ordinances, regulations, rules, orders, or other requirements imposed or enforced by any governmental or non-governmental body, including without limitation the Americans with Disabilities Act of 1990; (x) the presence or absence at, on, under, or adjacent to the Property, of materials described as "hazardous substances, hazardous materials, or toxic substances" or by similar terms under the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (42 U.S. Code §§9601, et seq.), the Hazardous Materials Transportation Act, as amended (49 U.S. Code §§1801, et seq.), the Resource Conservation and Recovery Act (42 U.S. Code §§6901, et seq.), the Toxic Substance Control Act (15 U.S. Code §2601, et seq.), the Clean Water Act (33 U.S. Code §1251, et seq.), California Health and Safety Code §25117 or 25316), or other statutes and laws, all as amended and including all regulations issued thereunder; (xi) the content, completeness or accuracy of any Due Diligence materials or Preliminary Report regarding Title to the Property; (xii) the conformity or lack of conformity of the improvements to any plans or specifications for the Property, including any plans and specifications that may have been or may be provided to Buyer; (xiii) the conformity or lack of conformity of the Property to past, current, or future applicable zoning or building requirements; (xiv) any deficiency of any undershoring, drainage, or other aspects, systems, or components of or affecting the Property; (xv) the fact, if applicable, that all or a portion of the Property may be located on or near any natural hazard zone as determined by any governmental agency or body; (xvi) the existence of vested land use, zoning, or building entitlements affecting the Property or any other property; or (xvii) any other matter. Without in any manner limiting the foregoing, Buyer hereby acknowledges and agrees that (i) Seller's Broker, has provided (and will hereafter provide) to Buyer various materials and information relating to the Property, including, without limitation, information and materials relating to the condition of the Property, and (ii) all such materials and information so provided

to Buyer by Seller's Broker shall, for all purposes of this Agreement, be deemed to have been disclosed to Buyer by the Seller, as well.

9. BROKERS: Brokers and agents herein have not and will not perform any inspections, investigations, or due diligence on behalf of Buyer unless otherwise specified herein. Buyer is informed that Buyer must arrange for any inspections and investigations desired by Buyer utilizing suitable third party professionals selected and compensated by Buyer. In no event shall Seller have any liability or responsibility for any representation, warranty, statement made, or information furnished by Brokers or agents herein, or any other person or entity, concerning the Property, this Agreement, or any other matter, unless expressly set forth in writing and signed personally by Seller.

10. OPPORTUNITY TO INSPECT; BUYER'S SOLE RELIANCE: Buyer represents, warrants, acknowledges, and agrees that Buyer has been given the opportunity to inspect and investigate the Property and all other facts and circumstances deemed by Buyer relevant and significant, and to review information and documentation affecting the Property. In deciding to proceed with the sale, Buyer is relying solely on Buyer's own inspections and investigation of the Property (including by any outside professionals whom Buyer has elected to engage for such services) and review of such information and documentation, and not on any information provided or to be provided by Seller. Buyer further acknowledges and agrees that any information made available to Buyer or provided or to be provided by or on behalf of Seller with respect to the Property was obtained from a variety of sources and that neither Seller nor the Brokers and agents herein nor any other person has made or makes any representations as to the accuracy or completeness of such information. Buyer hereby fully and irrevocably releases all such sources and preparers of information and documentation affecting the Property which were retained or engaged by Seller or Brokers or agents from any and all claims that Buyer may now or hereafter have against such sources and preparers of information, for any costs, expenses, losses, liabilities, damages, demands, actions, or causes of action arising from any such information or documentation. NEITHER SELLER NOR BROKERS HAVE PROVIDED OR WILL PROVIDE ANY LEGAL OR TAX ADVICE TO BUYER. Buyer is informed that Buyer must obtain any such advice, if desired by Buyer, from independent professionals selected and engaged by Buyer.

11. PHYSICAL, GEOLOGICAL, ENVIRONMENTAL INSPECTIONS AND INVESTIGATIONS:

A. BUYER SHALL CONDUCT THOROUGH PHYSICAL, GEOLOGICAL, ENVIRONMENTAL INSPECTIONS AND INVESTIGATIONS OF THE PROPERTY AS MAY BE DETERMINED BY BUYER, THROUGH QUALIFIED PROFESSIONALS SELECTED BY BUYER. Seller and Brokers and agents herein strongly recommend that Buyer fully exercise and not waive such inspections and investigations.

B. Buyer shall select and employ, at Buyer's expense, a licensed engineer(s), architect(s), contractor(s), geologist(s), environmental consultant(s), or other qualified professional(s) to make inspection(s) and investigations of the Property, including, but not limited to, (i) environmental hazards, substances, products, or conditions, including without limitation, asbestos, formaldehyde, lead, lead-based paint, contaminated soil or water, fuel,

chemical storage tanks, hazardous waste, electromagnetic fields, and radon gas, any of which may constitute a health risk; (ii) the presence or absence of any required governmental permits, inspections, applications, approvals, and certificates of occupancy, and compliance or lack of compliance with building codes and laws applicable to the Property; (iii) plans and specifications for the Property; (iv) all applicable zoning, municipal, county, state, and federal, including those affecting the past, current, or any future use of the Property; (v) deed restrictions and other matters of public record which may govern, restrict, condition, or prohibit the use, alteration, or development of the Property; and (vi) generally, without limitation, any and all other items and matters of whatsoever nature, character, or description, which Buyer deems material to Buyer's interests, in, on, or affecting the Property; and to approve or disapprove said inspection within the period and in the manner set forth in this agreement.

12. COMPLETE AGREEMENT; NO OTHER REPRESENTATIONS OR WARRANTIES: Seller shall not be liable or bound in any manner by any oral or written statements, representations, or information pertaining to the Property or the operation thereof, furnished by any real estate broker, agent, employee, contractor, or other person. Buyer further acknowledges and agrees Seller has no obligations to make repairs, replacements or improvements except as may otherwise be expressly stated herein. Without limiting any other provision hereof, Buyer represents, warrants and covenants to Seller that, except for Seller's express representations and warranties specified in this Agreement, Buyer is relying solely upon Buyer's own investigation of the Property.

13. WRITTEN AFFIRMATION OF SELLER REQUIRED: Buyer understands that Seller may continue to receive and respond to other offers on the Property and may be making several Multiple Counter-Offer #2 concurrently containing the same or different terms. This Multiple Counter-Offer #2 shall not be binding until accepted by Buyer and executed by Buyer and Seller on the signature page below; and then approved by Seller, in Seller's sole discretion, in the form of the Seller's Affirmation of Agreement attached hereto as Exhibit "A" which, if so executed by Seller, will constitute Seller's agreement that Seller will sell the Property to Buyer and the terms and conditions of this Agreement. Buyer further acknowledges that it would be imprudent and unrealistic to rely upon the expectation of entering into a binding agreement regarding the subject matter of this Multiple Counter-Offer #2 prior to receipt of Seller's Affirmation of Agreement, and further represents to Seller that any efforts to complete due diligence, to negotiate or obtain financing, or to perform any of the obligations provided herein shall not be considered as evidence of binding intent without Seller's Affirmation of Agreement, and understands that BUYER'S ACCEPTANCE HEREOF SHALL HAVE NO FORCE OR EFFECT PRIOR TO BUYER'S RECEIPT OF SUCH AFFIRMATION OF AGREEMENT SIGNED BY SELLER.

14. ~~ATTORNEYS' FEES. In the event that either party hereto brings an action or other proceeding to enforce or interpret the terms and provisions of this Agreement, the prevailing party in that action or proceeding shall be entitled to have and recover from the non-prevailing party all such fees, costs and expenses (including, without limitation, all court costs and reasonable attorneys' fees) as the prevailing party may suffer or incur in the pursuit or defense of such action or proceeding.~~ INTENTIONALLY DELETED.

15. EXPIRATION OF MULTIPLE COUNTER-OFFER #2: This Multiple Counter-Offer #2 shall expire if not accepted by Buyer by delivering a copy hereof, fully signed and

initialed by Buyer, to Seller on or before close of business March 8, 2016, 5:30 PM. Such acceptance shall nevertheless be subject to Paragraph 13.

16. RATIFICATION: Buyer understands and agrees that Seller is a subdivision of the State of California and this real property transaction is subject to approval by the Oversight Board of the Monterey Park Successor Agency and the California Department of Finance. The conveyance contemplated within this Agreement, therefore, may require ratification by the Oversight Board and DOF. This Agreement will become enforceable upon either the approval of the Oversight Board and/or DOF, or the expiration of statutory time limits for such approval, whichever comes first.

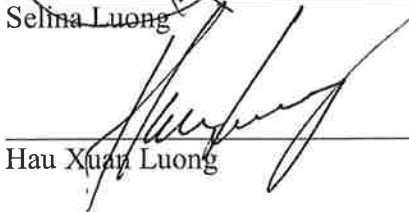
AGREED AND ACCEPTED:

"BUYER"

Dated: 3-8-2016

By:


Selina Luong


Hau Xuan Luong

"SELLER" (subject to Paragraph 13)

Dated: _____

By:

City of Monterey Park acting on behalf of the
successor agency of the former redevelopment agency

EXHIBIT "A"

SELLER'S AFFIRMATION OF AGREEMENT

Seller hereby acknowledges Buyer's acceptance of the foregoing Multiple Counter-Offer #2 and affirmatively agrees to sell the Property to Buyer on the terms and conditions of the foregoing Agreement. Seller shall revoke any other outstanding Multiple Counter-Offer made to other prospective buyers or make the same subject and subordinate to this agreement.

"SELLER"

Dated: _____

By: _____
City of Monterey Park acting on behalf of the
successor agency of the former redevelopment agency

ATTACHMENT B

Copy of Pacific Plaza Investment, LLC counter offer

MULTIPLE COUNTER OFFER #2

This agreement ("Agreement" or "Multiple Counter Offer #2") is intended to set forth the terms and conditions of a contract for the purchase by and sale to PACIFIC PLAZA INVESTMENT, LLC and/or Assignee (the "Buyer") from City of Monterey Park acting on behalf of the Successor Agency to the former Monterey Park Redevelopment Agency (the "Seller"), a subdivision of the State of California, of the real property commonly known as 540 West Garvey Avenue, Monterey Park, California (the "Property"). When executed below, this Agreement will constitute conclusive evidence and the exclusive terms and conditions of the contract for such purchase and sale (the "Sale") of the Property and will supersede and replace in its entirety the Purchase Agreement and Joint Escrow Instructions dated February 26, 2016 (the "Offer") and multiple Counter Offer dated March 2, 2016, and any oral or written negotiations since then.

PURCHASE PRICE; DEPOSIT; ESCROW: The purchase price for the Property shall be \$ 1,850,000.00 ("Purchase Price"). Buyer shall make an initial deposit of \$55,000.00 (the "Initial Deposit") in the form of a cashier's check or personal check made payable and delivered to First American Title Escrow within three (3) business days of acceptance of this Multiple Counter-Offer #2 by Buyer, Seller's execution of the Affirmation Agreement in the form attached hereto as Exhibit "A", and Buyer's receipt of a copy of the fully executed Multiple Counter-Offer #2 and the Affirmation Agreement. Close of Escrow shall occur Sixty (60) calendar days after Acceptance of this Multiple Counter-Offer #2.

Buyer shall deliver to the Escrow, on or before 5:00 p.m. on the third calendar date of final acceptance of this Multiple Counter-Offer #2, proof of committed funds available to Buyer sufficient to enable Buyer to consummate the acquisition contemplated herein, which proof shall be in the form of a letter of credit; bank statement or other form acceptable to the Seller in the Seller's sole discretion. In the event that either (i) Buyer fails timely to provide any such proof, or (ii) the Seller determines, in the Seller's sole discretion, that any proof of funds provided to Seller by Buyer is unacceptable, the Seller shall have the right, at the Seller's option, to provide written notice to Buyer that this Multiple Counter-Offer #2 is terminated. In the event that the Seller exercises such termination right, this Multiple Counter-Offer #2 shall terminate effective as of the date of Seller's written notice to Buyer, whereupon the Initial Deposit (if theretofore deposited with the Escrow Holder) shall be returned to Buyer and Buyer and Seller shall each be relieved of any further obligation hereunder.

Escrow instructions corresponding to the terms of this Agreement shall be provided by the Escrow Holder and signed by the parties within five (5) business days of the date of Buyer's and Seller's receipt of said escrow instructions. Buyer and Seller shall deposit such documents and instruments with the Escrow Holder as and when reasonably required to complete the sale. Buyer shall be free to assign this Agreement to another person or entity ("Assignee") subject to Seller's prior review and written approval (which approval Seller may grant or withhold in its sole discretion), but Buyer shall remain liable hereunder, together with such Assignee, in the event that such Assignee fails to perform any of Buyer's obligations hereunder.

1. **BUYER'S DUE DILIGENCE AND FINANCING; CANCELLATION RIGHT:** Buyer

shall have seventeen (17) calendar days from the date of execution hereof to perform, complete, and satisfy all contingencies, inspections, investigations, tests and reviews of reports, and to complete all due diligence which the Buyer desires for this Sale of the Property, including, but not limited to, obtaining any required financing, and performing and completing any geological, soil, structural, environmental, or other tests, inspections, and investigations desired by Buyer. Buyer may, not later than the end of that period, give Seller written notice of Buyer's election to withdraw from this Agreement because of Buyer's inability to complete or dissatisfaction with the results of any of those matters ("Notice of Cancellation"), in which event Buyer's and Seller's obligations under this Agreement shall be terminated and Buyer shall receive a full refund of Buyer's deposit. If Buyer fails to give such Notice of Cancellation as within such period, all such contingencies shall be automatically removed and Buyer's obligation to proceed shall be non-contingent except as provided herein for Buyer's review of a preliminary report and underlying documents respecting the title to the Property (as set forth in Paragraph 2).

Seller shall provide to Buyer Seller documentation and additional disclosure within seven (7) business days after acceptance of this Counter Offer; such documentation and disclosure are the following:

- (a) Seller shall provide to Buyer, in Seller's possession, Phase I Environment report dated May 15, 1995;
- (b) Seller's Vacant Land Questionnaire (C.A.R. Form VLQ, 11/12).

2. TITLE; TITLE INSURANCE: Within three (3) business days after acceptance of this Counter Offer First American Title (the "Title Company") will be instructed to provide a preliminary report of the condition of title to the Property, including copies of underlying documents referred to in Schedule B thereof, for Buyer's review. Buyer may, not later than the end of three (3) days after receipt of the preliminary report and underlying documents, in which to give Seller written notice ("Notice of Title Disapproval") that Buyer disapproves the condition of title with respect to a material matter(s) that interfere with the use of the Property for the purpose for which it is currently used or intended to be used. Such notice must refer to the specific exception(s) in Schedule B of the preliminary report and the specific underlying document(s) which are the basis for Buyer's disapproval. Within five (5) business days after receipt of such notice, Seller may, in Seller's sole discretion, either (i) cancel this Agreement and the sale, in which event Buyer's and Seller's obligations under this Agreement shall be terminated and Buyer shall receive a full refund of Buyer's deposit, or (ii) elect to correct the item(s) that were disapproved by Buyer, in which event the sale shall proceed. Seller may correct such item by any means that will result in the Title Company either removing the disapproved exception(s) from the preliminary report or providing title insurance coverage by endorsement against such exception(s). At the close of the sale, Seller shall convey and Buyer shall accept title to the Property as shown in Schedule B of the preliminary report, subject to any corrections as in this paragraph above, free and clear of all monetary liens, subject to the terms of the within contract. Seller shall pay the costs of a CLTA Standard Owner's policy of title insurance.

3. REMOVAL OF CONTINGENCIES; CLOSING; DELIVERY OF POSSESSION: If Buyer does not give Seller written Notice of Cancellation as and when provided in Paragraph 1, or Notice of Title Disapproval as and when provided in Paragraph 2, Buyer's silence shall be deemed acceptance and Buyer shall be deemed to have satisfied and removed all of Buyer's contingencies and to proceed with the Sale. The closing shall occur on the date the deed transferring the Property to Buyer is recorded with the County Recorder where the Property is located. Occupancy shall be

delivered to Buyer upon Escrow Holder's confirmation of recording. At the time of delivery possession of property to Buyer, Seller shall have removed all equipment and soil stored on the vacant land.

4. TAXES; PRORATIONS; COSTS OF SALE: All real property taxes and assessments for the current tax year shown in the current County Tax Bill shall be prorated between Seller and Buyer and charged as of the closing date to the applicable accounts of Seller and Buyer. The sale shall be free and clear of any homeowner's association assessments and all real property taxes (other than those prorated as provided above) enforceable against the Property through the closing date of the sale. Escrow fees shall be split between Buyer and Seller in the manner customary in the County where the Property is located. Seller shall pay any real property transfer tax. Buyer shall pay the cost of a Natural Hazard Disclosure Report, from a vendor selected by Seller, to be furnished to Buyer through escrow. Buyer shall pay and have sole responsibility for compliance with any requirements imposed on the Property or this sale by any governmental agency(ies), including compliance with any applicable governmental retrofit requirements. Buyer shall pay the cost of recording the deed. Buyer and Seller shall each pay their own expenses of every other type except as specifically provided in this Agreement.

5. BROKERS: Seller is represented by Patsy Ma of BP International, Inc. ("Seller's Agent"). Buyer is not represented an agent ("Buyer's Agent"). Seller will pay Seller's real estate broker's commission aggregating 2% of net sales price of the Property to the Seller's Agent. No commission shall be due or payable from Seller to Buyer's Agent in connection with the closing of this sales. All such Brokers and agents are collectively referred to herein as the "Brokers." No commission or compensation shall be due or payable to Brokers in connection with this Agreement or sale except from the cash proceeds of an actual Sale of the Property that closes to Buyer. Buyer hereby represents and warrants that, other than the Brokers, Buyer has not dealt with any broker, finder or other person entitled to any fee, commission or other compensation in connection with the Sale and Buyer shall indemnify, defend and protect and hold Seller and the related estate harmless of, from and against any claims, demands, actions, causes of action, losses, liabilities and costs and expenses (including, without limitation, all court costs and reasonable attorneys' fees) as Seller may suffer or incur in the event that any claims for any such fees, commissions or other compensation of any kind are hereafter asserted.

6. MATERIAL CHANGE OF CONDITION: In the event of any material change in the condition of the Property after the date of acceptance of this Multiple Counter-Offer #2, if Buyer demands repair of any resulting actual damage to the Property, Seller may, at Seller's sole option: (a) elect to terminate this Agreement, in which event Buyer's and Seller's obligations to buy or sell shall terminate and the full Deposit shall be refunded to Buyer; or (b) make required repairs at Seller's expense; or (c) assign any insurance proceeds for the damage to the Property to Buyer as of the close of the sale; or (d) credit the cost of such repairs to Buyer through escrow, it being agreed that in the event that Seller elects and complies with subpart 6(b), (c) or (d), Buyer's obligation to proceed with the Sale shall be unaffected by any such material change in the condition of the Property.

7. REMEDY FOR BUYER'S OR SELLER'S FAILURE TO CLOSE: Buyer's sole remedy in the event that the sale fails to close as a result of Seller's inability or failure to close for any reason, shall be the mutual release of Buyer's and Seller's obligations to buy or sell and a full refund of the Deposit (plus any increase thereof by Buyer). In the event Buyer fails to close the sale for any reason

other than Seller's default, after Buyer's contingencies have been removed as under Paragraphs 2 and 3, Buyer's Deposit (plus any increase, thereof by Buyer) shall be paid over to Seller and retained by Seller as liquidated damages without further legal action. This provision shall apply equally to the Deposit (and any increase, thereof by Buyer).

____ JC ____ [Buyer's Initials]

8. "AS-IS," "WHERE-IS" CONDITION; NO WARRANTIES: Buyer acknowledges and agrees that, to the maximum extent permitted by law, the sale contemplated by this Agreement is made "as-is," "where-is," and "with all faults," except as specifically provided in this Agreement. Seller and Brokers and agents herein have not made, do not make, and specifically negate and disclaim any representations, warranties, promises, covenants, agreements, or guaranties of any kind or character whatsoever, whether express or implied, oral or written, concerning or respecting (i) value of the Property; (ii) income to be derived from the Property; (iii) suitability of the Property, or lack thereof for any activity or use which Buyer may intend to conduct thereon, including any possibilities or limitations for future development; (iv) habitability, merchantability, marketability, profitability, or fitness for a particular purpose, of the Property, or lack thereof; (v) manner, quality, state of repair, or lack of repair of the Property; (vi) nature, quality, or condition of the Property, or any portion, system, or component thereof, including without limitation, water, soil, and geology; (vii) compliance of the Property or its operation, or lack thereof, with any laws, ordinances, regulations, rules, or orders of any applicable governmental authority or body; (viii) manner or quality of engineering, design, construction or materials, if any, incorporated into the Property; (ix) compliance or lack of compliance with any land use, building and safety, or other laws, ordinances, regulations, rules, orders, or other requirements imposed or enforced by any governmental or non-governmental body, including without limitation the Americans with Disabilities Act of 1990; (x) the presence or absence at, on, under, or adjacent to the Property, of materials described as "hazardous substances, hazardous materials, or toxic substances" or by similar terms under the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (42 U.S. Code §§9601, et seq.), the Hazardous Materials Transportation Act, as amended (49 U.S. Code §§1801, et seq.), the Resource Conservation and Recovery Act (42 U.S. Code §§6901, et seq.), the Toxic Substance Control Act (15 U.S. Code §2601, et seq.), the Clean Water Act (33 U.S. Code §1251, et seq.), California Health and Safety Code §25117 or 25316), or other statutes and laws, all as amended and including all regulations issued thereunder; (xi) the content, completeness or accuracy of any Due Diligence materials or Preliminary Report regarding Title to the Property; (xii) the conformity or lack of conformity of the improvements to any plans or specifications for the Property, including any plans and specifications that may have been or may be provided to Buyer; (xiii) the conformity or lack of conformity of the Property to past, current, or future applicable zoning or building requirements; (xiv) any deficiency of any undershoring, drainage, or other aspects, systems, or components of or affecting the Property; (xv) the fact, if applicable, that all or a portion of the Property may be located on or near any natural hazard zone as determined by any governmental agency or body; (xvi) the existence of vested land use, zoning, or building entitlements affecting the Property or any other property; or (xvii) any other matter. Without in any manner limiting the foregoing, Buyer hereby acknowledges and agrees that (i) Seller's Broker, has provided (and will hereafter provide) to Buyer various materials and information relating to the Property, including, without limitation, information and materials relating to the condition of the Property, and (ii) all such materials and information so provided

to Buyer by Seller's Broker shall, for all purposes of this Agreement, be deemed to have been disclosed to Buyer by the Seller, as well.

9. BROKERS: Brokers and agents herein have not and will not perform any inspections, investigations, or due diligence on behalf of Buyer unless otherwise specified herein. Buyer is informed that Buyer must arrange for any inspections and investigations desired by Buyer utilizing suitable third party professionals selected and compensated by Buyer. In no event shall Seller have any liability or responsibility for any representation, warranty, statement made, or information furnished by Brokers or agents herein, or any other person or entity, concerning the Property, this Agreement, or any other matter, unless expressly set forth in writing and signed personally by Seller.

10. OPPORTUNITY TO INSPECT; BUYER'S SOLE RELIANCE: Buyer represents, warrants, acknowledges, and agrees that Buyer has been given the opportunity to inspect and investigate the Property and all other facts and circumstances deemed by Buyer relevant and significant, and to review information and documentation affecting the Property. In deciding to proceed with the sale, Buyer is relying solely on Buyer's own inspections and investigation of the Property (including by any outside professionals whom Buyer has elected to engage for such services) and review of such information and documentation, and not on any information provided or to be provided by Seller. Buyer further acknowledges and agrees that any information made available to Buyer or provided or to be provided by or on behalf of Seller with respect to the Property was obtained from a variety of sources and that neither Seller nor the Brokers and agents herein nor any other person has made or makes any representations as to the accuracy or completeness of such information. Buyer hereby fully and irrevocably releases all such sources and preparers of information and documentation affecting the Property which were retained or engaged by Seller or Brokers or agents from any and all claims that Buyer may now or hereafter have against such sources and preparers of information, for any costs, expenses, losses, liabilities, damages, demands, actions, or causes of action arising from any such information or documentation. NEITHER SELLER NOR BROKERS HAVE PROVIDED OR WILL PROVIDE ANY LEGAL OR TAX ADVICE TO BUYER. Buyer is informed that Buyer must obtain any such advice, if desired by Buyer, from independent professionals selected and engaged by Buyer.

11. PHYSICAL, GEOLOGICAL, ENVIRONMENTAL INSPECTIONS AND INVESTIGATIONS:

A. BUYER SHALL CONDUCT THOROUGH PHYSICAL, GEOLOGICAL, ENVIRONMENTAL INSPECTIONS AND INVESTIGATIONS OF THE PROPERTY AS MAY BE DETERMINED BY BUYER, THROUGH QUALIFIED PROFESSIONALS SELECTED BY BUYER. Seller and Brokers and agents herein strongly recommend that Buyer fully exercise and not waive such inspections and investigations.

B. Buyer shall select and employ, at Buyer's expense, a licensed engineer(s), architect(s), contractor(s), geologist(s), environmental consultant(s), or other qualified professional(s) to make inspection(s) and investigations of the Property, including, but not limited to, (i) environmental hazards, substances, products, or conditions, including without limitation, asbestos, formaldehyde, lead, lead-based paint, contaminated soil or water, fuel,

chemical storage tanks, hazardous waste, electromagnetic fields, and radon gas, any of which may constitute a health risk; (ii) the presence or absence of any required governmental permits, inspections, applications, approvals, and certificates of occupancy, and compliance or lack of compliance with building codes and laws applicable to the Property; (iii) plans and specifications for the Property; (iv) all applicable zoning, municipal, county, state, and federal, including those affecting the past, current, or any future use of the Property; (v) deed restrictions and other matters of public record which may govern, restrict, condition, or prohibit the use, alteration, or development of the Property; and (vi) generally, without limitation, any and all other items and matters of whatsoever nature, character, or description, which Buyer deems material to Buyer's interests, in, on, or affecting the Property; and to approve or disapprove said inspection within the period and in the manner set forth in this agreement.

12. COMPLETE AGREEMENT; NO OTHER REPRESENTATIONS OR WARRANTIES: Seller shall not be liable or bound in any manner by any oral or written statements, representations, or information pertaining to the Property or the operation thereof, furnished by any real estate broker, agent, employee, contractor, or other person. Buyer further acknowledges and agrees Seller has no obligations to make repairs, replacements or improvements except as may otherwise be expressly stated herein. Without limiting any other provision hereof, Buyer represents, warrants and covenants to Seller that, except for Seller's express representations and warranties specified in this Agreement, Buyer is relying solely upon Buyer's own investigation of the Property.

13. WRITTEN AFFIRMATION OF SELLER REQUIRED: Buyer understands that Seller may continue to receive and respond to other offers on the Property and may be making several Multiple Counter-Offer #2 concurrently containing the same or different terms. This Multiple Counter-Offer #2 shall not be binding until accepted by Buyer and executed by Buyer and Seller on the signature page below; and then approved by Seller, in Seller's sole discretion, in the form of the Seller's Affirmation of Agreement attached hereto as Exhibit "A" which, if so executed by Seller, will constitute Seller's agreement that Seller will sell the Property to Buyer and the terms and conditions of this Agreement. Buyer further acknowledges that it would be imprudent and unrealistic to rely upon the expectation of entering into a binding agreement regarding the subject matter of this Multiple Counter-Offer #2 prior to receipt of Seller's Affirmation of Agreement, and further represents to Seller that any efforts to complete due diligence, to negotiate or obtain financing, or to perform any of the obligations provided herein shall not be considered as evidence of binding intent without Seller's Affirmation of Agreement, and understands that BUYER'S ACCEPTANCE HEREOF SHALL HAVE NO FORCE OR EFFECT PRIOR TO BUYER'S RECEIPT OF SUCH AFFIRMATION OF AGREEMENT SIGNED BY SELLER.

~~14. ATTORNEYS' FEES. In the event that either party hereto brings an action or other proceeding to enforce or interpret the terms and provisions of this Agreement, the prevailing party in that action or proceeding shall be entitled to have and recover from the non-prevailing party all such fees, costs and expenses (including, without limitation, all court costs and reasonable attorneys' fees) as the prevailing party may suffer or incur in the pursuit or defense of such action or proceeding.~~ INTENTIONALLY DELETED.

15. EXPIRATION OF MULTIPLE COUNTER-OFFER #2: This Multiple Counter-Offer #2 shall expire if not accepted by Buyer by delivering a copy hereof, fully signed and initialed by

Buyer, to Seller on or before close of business March 8, 2016, 5:30 PM. Such acceptance shall nevertheless be subject to Paragraph 13.

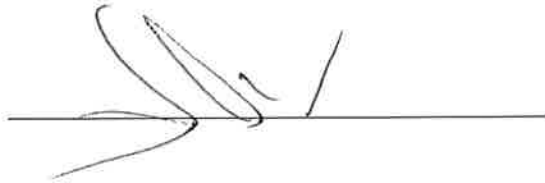
16. RATIFICATION: Buyer understands and agrees that Seller is a subdivision of the State of California and this real property transaction is subject to approval by the Oversight Board of the Monterey Park Successor Agency and the California Department of Finance. The conveyance contemplated within this Agreement, therefore, may require ratification by the Oversight Board and DOF. This Agreement will become enforceable upon either the approval of the Oversight Board and/or DOF, or the expiration of statutory time limits for such approval, whichever comes first.

AGREED AND ACCEPTED:

"BUYER"

Dated: March 8, 2016

By:

A handwritten signature in black ink, consisting of several loops and a long horizontal stroke, is written over a horizontal line.

"SELLER" (subject to Paragraph 13)

Dated: _____

By:

City of Monterey Park acting on behalf of the
successor agency of the former redevelopment agency

EXHIBIT "A"

SELLER'S AFFIRMATION OF AGREEMENT

Seller hereby acknowledges Buyer's acceptance of the foregoing Multiple Counter-Offer #2 and affirmatively agrees to sell the Property to Buyer on the terms and conditions of the foregoing Agreement. Seller shall revoke any other outstanding Multiple Counter-Offer made to other prospective buyers or make the same subject and subordinate to this agreement.

"SELLER"

Dated: _____

By: _____

City of Monterey Park acting on behalf of the
successor agency of the former redevelopment agency

ATTACHMENT C

Resolution authorizing the conveyance of real property

RESOLUTION NO.

A RESOLUTION AUTHORIZING THE CITY MANAGER TO CONVEY REAL PROPERTY ON BEHALF OF THE MONTEREY PARK SUCCESSOR AGENCY IN ACCORDANCE WITH APPLICABLE LAW.

The City Council, acting on behalf of the Successor Agency to the Monterey Park Redevelopment Agency ("Successor Agency"), does resolve as follows:

SECTION 1: Authorizations. The City Manager, or designee, is authorized to take all reasonable actions needed to implement the purpose of this Resolution including, without limitation, executing documents approved as to form by the City Attorney to convey real property located at **540 West Garvey Avenue (APN 5257-005-904,905)** (the "Property").

SECTION 2: The Property is listed on the Long Range Property Management Plan ("LRPMP") approved by the California Department of Finance on December 24, 2013 as "Site 2" with an estimated value of \$1,345,000. Accordingly, it may be conveyed by the SA in accordance with the LRPMP and applicable law including, without limitation, AB 1484 (June 27, 2012) and SB 107 (September 22, 2015).

SECTION 3: Environmental Assessment. Adopting this Resolution is exempt from further environmental review pursuant to the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA") and the regulations promulgated thereunder (14 Cal. Code of Regulations §§15000, *et seq.*, the "CEQA Guidelines"). Specifically, the proposed conveyance is exempt from CEQA requirements pursuant to CEQA Guidelines § 15312. The SA proposes to sell the Property; the Property is not located in an area of concern; the Property does not have significant value for wildlife habitat or other environmental purpose; and the use of the Property and adjacent property has not changed since the time the SA acquired the Property. Accordingly, this action conforms with a Class 12 categorical exemption under CEQA.

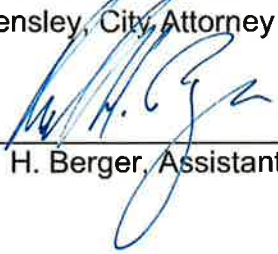
SECTION 4: This Resolution will become effective immediately upon adoption and remain effective unless superseded by a subsequent resolution.

PASSED AND ADOPTED this ____ day of _____, 2016

Peter Chan, Mayor

Resolution No. _____
Page 1 of 2

APPROVED AS TO FORM:
Mark D. Hensley, City Attorney

By: 
Karl H. Berger, Assistant City Attorney

CERTIFICATION

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) **SS**
CITY OF MONTEREY PARK)

I, Vincent D. Chang, City Clerk of the City of Monterey Park, California, DO HEREBY CERTIFY that the whole number of members of the City Council of the said City is five; that the foregoing resolution, being RESOLUTION NO. _____ was duly passed and adopted by the said City Council, approved and signed by the Mayor of said City, and attested by the City Clerk of said City, all at a regular meeting of the said Council held on the _____ day of _____, 2014, and the same was so passed and adopted by the following vote:

AYES:

NOES:

ABSENT:

ABSTENTION:

NOT PARTICIPATING:

WITNESS MY HAND THE OFFICIAL SEAL OF SAID CITY this _____ day of _____, 2016.

Vincent D. Chang, City Clerk
Of the City of Monterey Park,
California
(SEAL)

ATTACHMENT D
City Council Staff Report March 2, 2016

Staff Report

The Successor Agency to the Former Monterey Park Redevelopment Agency

DATE: March 2, 2016

AGENDA ITEM NO: (SA) New Business
Agenda Item 2-C.

TO: Mayor Chan and the Monterey Park City Council acting on behalf of the
Successor Agency to the former Redevelopment Agency

FROM: Donna M. Ramirez, Economic Development Specialist

SUBJECT: A request that the Successor Agency to the former Redevelopment Agency ("Successor Agency") enter into a Purchase and Sale Agreement ("PSA") by and between Selina Luong and Hau Xuan Luong ("Buyers") for the purchase of real property addressed at 540 West Garvey Avenue ("Site"); APN 5257-005-904-905.

RECOMMENDATION:

It is recommended that the City Council acting on behalf of the Successor Agency to the former Redevelopment Agency consider:

1. Adopting a resolution authorizing the City Manager to execute all agreements and related documents, in a form approved by the City Attorney, needed to convey real property at 540 W. Garvey Avenue;
2. Forward this matter to the Oversight Board for confirmation; and
3. Take such additional, related action that may be desirable.

EXECUTIVE SUMMARY:

On August 15, 2013 the Oversight Board approved a Long Range Property Management Plan (LRPMP) that was subsequently approved by the California Department of Finance on December 24, 2013. The only remaining unsold property of the former Redevelopment Agency detailed in the LRPMP at this time is the vacant commercial parcel located at 540 West Garvey Avenue.

As a component of the winding down of the former Redevelopment Agency activities, the SA is required to liquidate all real property assets. Staff was directed to market the property located at 540 W. Garvey Avenue for sale on the open market. Subsequent to marketing the property on Loop Net and posting the property for sale, staff only received one viable offer.

The City Council, acting on behalf of the Successor Agency, directed staff to retain the services of a commercial real estate broker to assist in the marketing and sale of the property. On December 16, 2015, the City Council awarded a professional service agreement to BP International, Inc. Staff has maintained the one existing offer as a viable option for consideration by the Successor Agency.

BP International, Inc., conducted extensive marketing of the property and presented two viable offers for consideration by the Successor Agency. In total, there are three offers.

DISCUSSION:

BP International, Inc. received two solid purchase offers for the property at 540 W. Garvey Avenue. After receiving the offers, BP's commercial broker requested counter offers at which time one of the buyers slightly increased its offer. Staff also contacted the first interested buyer and it have also increased the purchase price. The final offers received are as follows:

- Selina Luong and Hau Xuan Luong increased their offer to \$1,830,000
- VHD did not counter and held the purchase price at \$1,800,000
- Pacific Plaza Investment, LLC, the first interested buyer, increased its offer to \$1,800,000

Of the three offers received, Selina Luong and Hau Xuan Luong offered the highest purchase price of \$1,830,000. This is a cash offer with an initial deposit amount of \$55,000 to be held in escrow within three (3) business days of acceptance of this offer and execution of the Affirmation Agreement attached as Exhibit "A" to the Counter Offer (Attachment "1").

The terms of this offer are as follows:

- The sales price for the property is \$1,830,000;
- Within three (3) business days of acceptance of the Counter-Offer by Buyers and Sellers execution of the Affirmation Agreement, Buyers will deposit \$55,000 into escrow;
- A 60 day escrow after acceptance of the Counter Offer; and
- Buyer will deliver to escrow, on or before 5 p.m. on the third day of final acceptance of the Counter Offer, proof of committed funds.

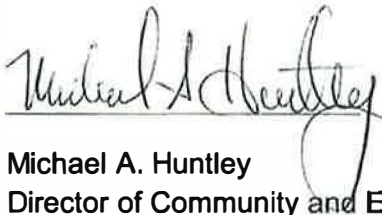
Should the Successor Agency accept the offer, staff will present the offer to the Oversight Board for its confirmation and then to the State Department of Finance for final review.

FISCAL IMPACT:

The City will receive approximately 16% of the net sale proceeds (approximately \$288,000); the remaining balance will be disbursed to various taxing entities.

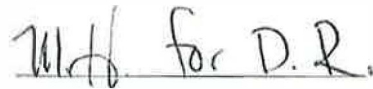
Respectfully submitted,

By:



Michael A. Huntley
Director of Community and Economic
Development

Prepared By:



Donna Ramirez
Economic Development
Specialist

Approved by:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

Attachment No. 1: Copy of Selina Luong and Hau Xuan Luong Counter Offer
Attachment No. 2: Resolution authorizing the conveyance of real property



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: **Public Hearing**
Agenda Item 4-A.

TO: Honorable Mayor and Members of the City Council

FROM: Michael A. Huntley, Director of Community and Economic Development

SUBJECT: Appeal of Planning Commission Resolution No. 03-16, adopted on February 9, 2016, approving Conditional Use Permit (CU-15-08) allowing for a wireless telecommunication facility – 901 Corporate Center Drive.

RECOMMENDATION:

It is recommended that the City Council consider:

- (1) Opening a public hearing to consider the appeal brought to the City Council pursuant to Monterey Park Municipal Code ("MPMC") § 21.32.130(B);
- (2) Taking testimonial and documentary evidence;
- (3) Closing the public hearing;
- (4) After considering the evidence, determine whether to uphold, amend, or overturn Planning Commission Resolution No. 03-16; and
- (5) Taking such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

On February 9, 2016, the Planning Commission adopted Resolution No. 03-16 approving Conditional Use Permit (CU-15-08) for a wireless telecommunication facility at 901 Corporate Center Drive. The decision was appealed to the City Council by three separate appeals filed on February 16th and 19th pursuant to MPMC § 21.32.130(B).

BACKGROUND AND ANALYSIS

The Planning Commission staff report dated February 9, 2016 and the minutes from the February 9, 2016 Planning Commission meeting are attached. In brief, the Planning Commission adopted Resolution No. 03-16 on February 9, 2016 which approved a wireless telecommunication facility (Verizon Wireless) at 901 Corporate Center Drive (the "Project").

As demonstrated in Resolution No. 03-16, the Planning Commission did not find any substantive evidence within the record allowing it to deny the conditional use permit for the Project. To the contrary, the Planning Commission found that the Project meets the requirements of applicable law including, without limitation, Monterey Park Municipal Code (MPMC) Chapter 21.34. That Chapter requires an applicant for a wireless

telecommunication facility project to obtain the City's approval for proposed conditions. Resolution No. 03-16 enforces this requirement.

Appeals regarding conditional use permits are regulated by MPMC Chapter 21.32. This matter was appealed pursuant to § 21.32.130(B). Following a hearing, the City Council may sustain, modify, reject, or overrule Planning Commission Resolution No. 03-16 as set forth in MPMC Chapter 21.32. Should the City Council choose to modify, reject, or overrule the Planning Commission's decision, it would need to make findings consistent with MPMC Chapter 21.32 to support its decision. In this instance, a resolution reflecting the City Council's findings would be brought back at a subsequent meeting to memorialize the City Council's decision.

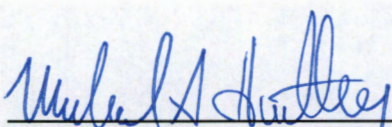
An action to sustain Planning Commission Resolution No. 03-16 does not require any additional City Council findings; it can simply affirm the Planning Commission's decision by majority vote.

LEGAL NOTIFICATION:

The legal notice of this hearing was posted at City Hall, Monterey Park Bruggemeyer Library, and Langley Center on **February 25, 2016** and published in the Monterey Park Progress on **March 3, 2016**, with affidavits of posting and publication on file. The legal notice of this hearing was mailed to **49** property owners within a 500 feet radius and current tenants of the property concerned on **February 25, 2016** and **February 29, 2016**.

Respectfully submitted:

By:



Michael Huntley
Director of Community and
Economic Development

Approved by:



Paul L. Talbot
City Manager

Reviewed by:



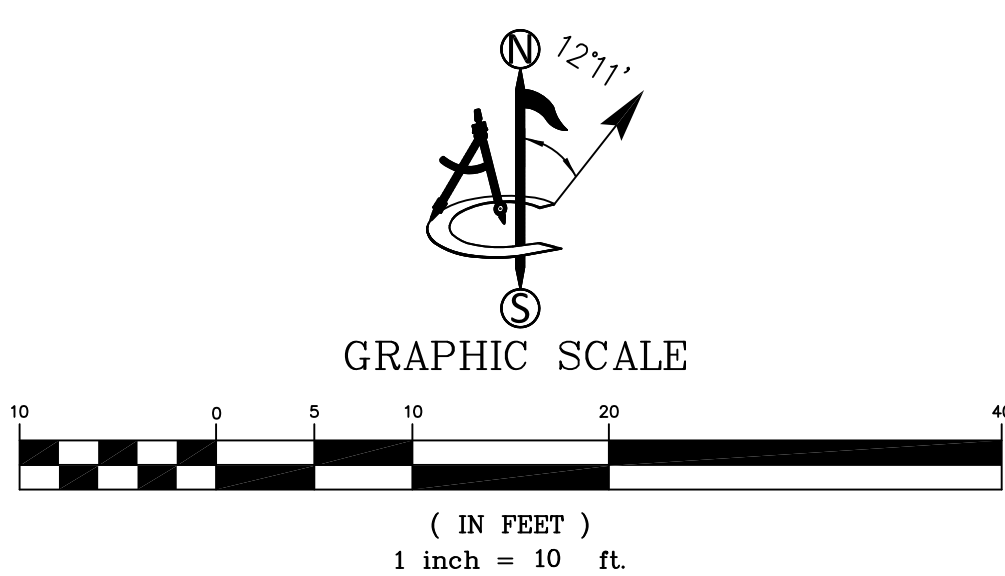
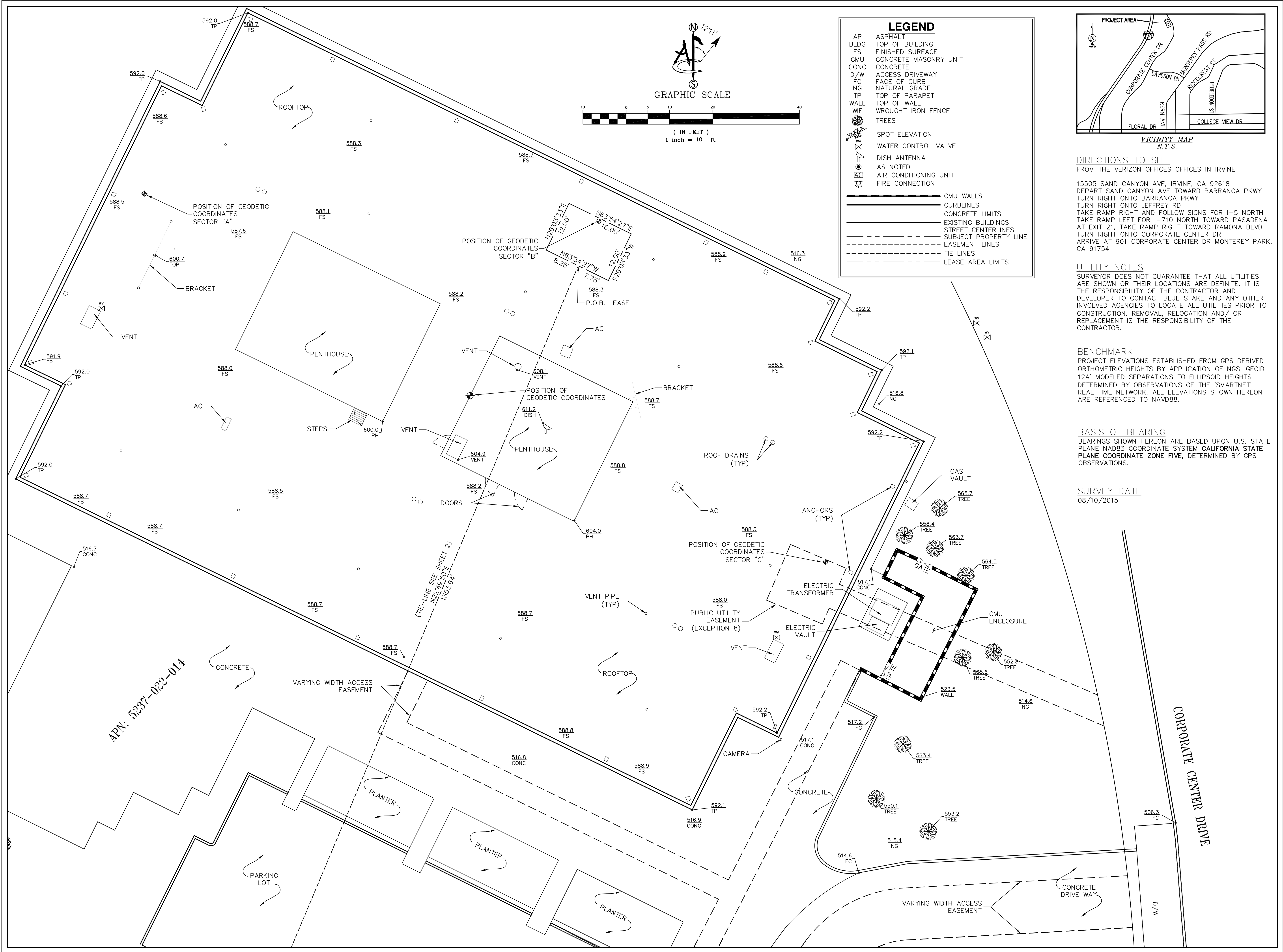
Karl H. Berger
Assistant City Attorney

Attachments:

- Attachment 1: Site Plan, Floor Plan, Elevation Plan, and Photo Simulations
- Attachment 2: Planning Commission staff report dated February 9, 2015
- Attachment 3: Planning Commission Resolution No. 03-16
- Attachment 4: Planning Commission Minutes February 9, 2016
- Attachment 5: Separate appeals filed pursuant to MPMC § 21.32.130

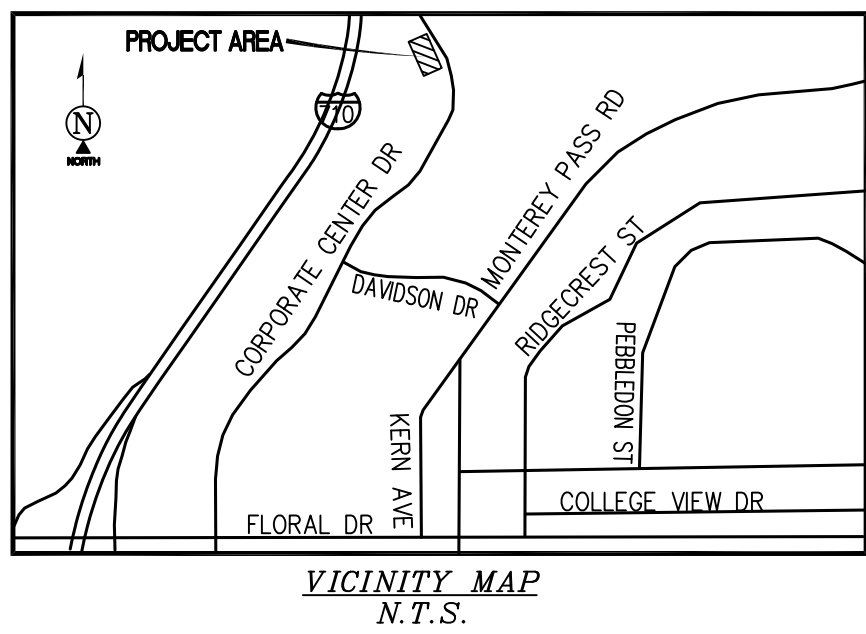
ATTACHMENT 1

Site Plan, Floor Plan, Elevation Plan, and Photo Simulations



LEGEND

AP	ASPHALT
BLDG	TOP OF BUILDING
FS	FINISHED SURFACE
CMU	CONCRETE MASONRY UNIT
CONC	CONCRETE
D/W	ACCESS DRIVEWAY
FC	FACE OF CURB
NG	NATURAL GRADE
TP	TOP OF PARAPET
WALL	TOP OF WALL
WIF	WROUGHT IRON FENCE
TREES	TREES
SPOT ELEVATION	SPOT ELEVATION
WATER CONTROL VALVE	WATER CONTROL VALVE
DISH ANTENNA	DISH ANTENNA
AS NOTED	AS NOTED
AIR CONDITIONING UNIT	AIR CONDITIONING UNIT
FIRE CONNECTION	FIRE CONNECTION
CMU WALLS	CMU WALLS
CURBLINES	CURBLINES
CONCRETE LIMITS	CONCRETE LIMITS
EXISTING BUILDINGS	EXISTING BUILDINGS
STREET CENTERLINES	STREET CENTERLINES
SUBJECT PROPERTY LINE	SUBJECT PROPERTY LINE
EASEMENT LINES	EASEMENT LINES
TIE LINES	TIE LINES
LEASE AREA LIMITS	LEASE AREA LIMITS



DIRECTIONS TO SITE
 FROM THE VERIZON OFFICES IN IRVINE
 15505 SAND CANYON AVE, IRVINE, CA 92618
 DEPART SAND CANYON AVE TOWARD BARRANCA PKWY
 TURN RIGHT ONTO BARRANCA PKWY
 TURN RIGHT ONTO JEFFREY RD
 TAKE RAMP RIGHT AND FOLLOW SIGNS FOR I-5 NORTH
 TAKE RAMP LEFT FOR I-710 NORTH TOWARD PASADENA
 AT EXIT 21, TAKE RAMP RIGHT TOWARD RAMONA BLVD
 TURN RIGHT ONTO CORPORATE CENTER DR
 ARRIVE AT 901 CORPORATE CENTER DR MONTEREY PARK, CA 91754

UTILITY NOTES
 SURVEYOR DOES NOT GUARANTEE THAT ALL UTILITIES ARE SHOWN OR THEIR LOCATIONS ARE DEFINITE. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT BLUE STAKE AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. REMOVAL, RELOCATION AND/ OR REPLACEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.

BENCHMARK
 PROJECT ELEVATIONS ESTABLISHED FROM GPS DERIVED ORTHOMETRIC HEIGHTS BY APPLICATION OF NGS 'GEOID 12A' MODELED SEPARATIONS TO ELLIPSOID HEIGHTS DETERMINED BY OBSERVATIONS OF THE 'SMARTNET' REAL TIME NETWORK. ALL ELEVATIONS SHOWN HEREON ARE REFERENCED TO NAVD88.

BASIS OF BEARING
 BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM CALIFORNIA STATE PLANE COORDINATE ZONE FIVE, DETERMINED BY GPS OBSERVATIONS.

SURVEY DATE
 08/10/2015

15505 SAND CANYON AVE
BLDG. D, FIRST FLR.
IRVINE, CALIFORNIA 92618
949.286.7000

PROJECT INFORMATION:

SOCIALSERVE
901 CORPORATE CENTER DRIVE
MONTEREY PARK, CALIFORNIA 91754
LOS ANGELES COUNTY

ORIGINAL ISSUE DATE:

08/13/2015

REV.:DATE:DESCRIPTION:BY:

1	08/25/2015	UPDATE PER TITLE	SB
2	09/15/2015	ADD LEASE AREAS	SB
3	09/23/2015	APN UPDATE	MF
4	10/01/15	LEASE AREAS	SB
5	01/04/2016	REV. GEO. COORDS.	RC

PLANS PREPARED BY:

delta groups
engineering, inc.
consulting engineers

2362 McGAW AVE
IRVINE, CA 92614
TEL. (949) 622-0333 FAX (949) 622-0331

CONSULTANT:

Ambit
consulting

428 MAIN STREET SUITE 206
HUNTINGTON BEACH, CA 92648 (480)659-4072

DRAWN BY:CHK.:APV.:

MF	NS	JG
----	----	----

LICENSER:

SHEET TITLE:

ROOFTOP SURVEY

SHEET NUMBER:

LS-1

LESSOR'S LEGAL DESCRIPTION

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

LOTS 21 AND 22 OF TRACT NO. 42611, IN THE CITY OF MONTEREY PARK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1012 PAGES 21 TO 27 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

ALSO THAT CERTAIN PORTION OF LOT 20 OF SAID TRACT NO. 42611, BEING A STRIP OF LAND 10 FEET IN WIDTH, THE NORTHEASTERLY LINE OF SAID STRIP BEING THAT CERTAIN COURSE IN THE NORTHEASTERLY BOUNDARY OF SAID LOT 20, HAVING A BEARING AND DISTANCE OF NORTH 64° 05'00" WEST 556.61 FEET.

EXCEPT ALL OIL, ASPHALTUM, PETROLEUM AND NATURAL GAS, TAR OR OTHER HYDROCARBON SUBSTANCES AND PRODUCTS, FROM UNDER OR UPON THE SAID LAND, WITH THE RIGHT TO REMOVE AND STORE AND SELL SUCH SUBSTANCES AND PRODUCTS THEREFROM TOGETHER WITH ALL RIGHTS FOR THE PURPOSE OF MINING, EXCAVATING, BORING, DRILLING, SINKING OR OTHERWISE COLLECTING AND DEVELOPING SAID MINERAL SUBSTANCES AND THE RIGHT TO DEVELOP, STORE AND USE WATER FOR SUCH OPERATIONS AND DEVELOPMENT AS RESERVED IN DEED FROM HUNTINGTON LAND AND IMPROVEMENT COMPANY, A CALIFORNIA CORPORATION, RECORDED OCTOBER 25, 1918, IN BOOK 6707, PAGE 300 OF DEEDS.

ALL OF WHICH RIGHTS WERE LIMITED TO THAT PORTION LYING BELOW A DEPTH OF 500 FEET, MEASURED FROM THE SURFACE OF SAID LAND, BY DEED EXECUTED BY SECURITY PACIFIC NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, SUCCESSOR BY MERGER TO SECURITY FIRST NATIONAL BANK OF LOS ANGELES, AS TRUSTEE UNDER THE WILL OF HENRY E. HUNTINGTON, DECEASED (TRUST NO. 2-018442-0), RECORDED DECEMBER 17, 1980 AS INSTRUMENT NO. 80-1264035 OFFICIAL RECORDS.

ALSO EXCEPTING AND RESERVING ALL GAS, OIL AND OTHER HYDROCARBON SUBSTANCES AND ALL OTHER MINERALS IN AND FROM THE LAND DESCRIBED IN DEED MENTIONED HEREINAFTER, PROVIDED, HOWEVER, NO RIGHT IS RESERVED TO ENTER OR FROM THE SURFACE OF SAID LAND, THE RIGHT TO ENTER THE SUBSURFACE OF SAID PROPERTY, WHICH IS ALSO RESERVED SHALL BE AT ANY JOINT BELOW A DEPTH OF 500 FEET FROM THE SURFACE THEREOF (ACASTURED VERTICALLY FROM THE SURFACE THEREOF) IN ORDER TO TAKE FROM SAID LAND AND REDUCE TO POSSESSION, ANY OIL, GAS AND OTHER HYDROCARBON SUBSTANCES AND ALL OTHER MINERALS, AS EXCEPTED AND RESERVED BY CLARA HELLMAN HELLER, A WIDOW, ET AL., IN DEED TO BOB WILL BY BUILDING CO., A CORPORATION RECORDED SEPTEMBER 13, 1955 AS INSTRUMENT NO. 2398 IN BOOK 48924 PAGE 346 OFFICIAL RECORDS.

SCHEDULE "B" NOTE

REFERENCE IS MADE TO THE TITLE REPORT ORDER #08026299, ISSUED BY COMMONWEALTH LAND TITLE COMPANY, DATED JULY 28, 2015. ALL EASEMENTS CONTAINED WITHIN SAID TITLE REPORT AFFECTING THE IMMEDIATE AREA SURROUNDING THE LEASE HAVE BEEN PLOTTED.

EXCEPTIONS 1, 4, 5 AND 10-12 ARE NOT SURVEY RELATED AND ARE NOT SHOWN HEREON.

2. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:

GRANTED TO: STATE OF CALIFORNIA
PURPOSE: HIGHWAY SLOPES
RECORDING DATE: APRIL 28, 1959
RECORDING NO: 2020 IN BOOK 4515 PAGE 346 OFFICIAL RECORDS
AFFECTS: A PORTION OF SAID LAND, 20, 21 AND 22 OF TRACT NO. 42611 AND OTHER PROPERTY.
(NOT PLOTTABLE PER RECORD INFORMATION)

3. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:

GRANTED TO: THE CITY OF MONTEREY PARK
PURPOSE: DRAINAGE
RECORDING DATE: AUGUST 21, 1961
RECORDING NO: 3240 IN BOOK D1328 PAGE 572 OFFICIAL RECORDS
AFFECTS: A PORTION OF LOT 22 ON TRACT NO. 42611
(DOES NOT AFFECT LEASE AREA - NOT SHOWN)

6. COVENANT AND AGREEMENT WHEREIN THE OWNERS AGREE TO HOLD SAID LAND AS ONE PARCEL AND NOT TO SELL ANY PORTION THEREOF SEPARATELY. SAID COVENANT IS EXPRESSED TO RUN WITH THE LAND AND BE BINDING UPON FUTURE OWNERS.

RECORDING DATE: OCTOBER 25, 1984
RECORDING NO.: 84-1275476 OFFICIAL RECORDS
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
(DOES NOT AFFECT LEASE AREA - NOT SHOWN)

7. COVENANT AND AGREEMENT WHEREIN THE OWNERS AGREE TO HOLD SAID LAND AS ONE PARCEL AND NOT TO SELL ANY PORTION THEREOF SEPARATELY. SAID COVENANT IS EXPRESSED TO RUN WITH THE LAND AND BE BINDING UPON FUTURE OWNERS.

RECORDED: JANUARY 17, 1986 AS INSTRUMENT NO. 86-66201 OFFICIAL RECORDS
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
(DOES NOT AFFECT LEASE AREA - NOT SHOWN)

8. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:

GRANTED TO: SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION
PURPOSE: PUBLIC UTILITIES
RECORDING DATE: APRIL 10, 1986
RECORDING NO: 86-444232 OFFICIAL RECORDS
AFFECTS: A PORTION OF SAID LAND

9. AN UNRECORDED LEASE WITH CERTAIN TERMS, COVENANTS, CONDITIONS AND PROVISIONS SET FORTH THEREIN AS DISCLOSED BY THE DOCUMENT

ENTITLED: MEMORANDUM OF AGREEMENT
LESSOR: MONTEREY SK ASSOCIATES
LESSEE: NEXTEL
RECORDING DATE: MAY 13, 1993
RECORDING NO: 93-912284 OFFICIAL RECORDS
THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE AND OTHER MATTERS AFFECTING THE INTEREST OF THE LESSEE ARE NOT SHOWN HEREIN.

LEASE AREA LEGAL DESCRIPTION

A PORTION OF 22 OF TRACT NO. 42611, IN THE CITY OF MONTEREY PARK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1012 PAGES 21 TO 27 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A SPIKE FOUND AT THE APPARENT CENTERLINE INTERSECTION OF CORPORATE CENTER DRIVE AND DAVIDSON DRIVE, FROM WHICH A SPIKE WITH WASHER FOUND AT THE APPARENT CENTERLINE INTERSECTION OF MONTEREY PASS ROAD AND SAID DAVIDSON DRIVE BEARS SOUTH 75°03'34" EAST, A DISTANCE OF 1025.80 FEET; THENCE NORTH 22°49'50" EAST, A DISTANCE OF 1353.64 FEET TO THE POINT OF BEGINNING;

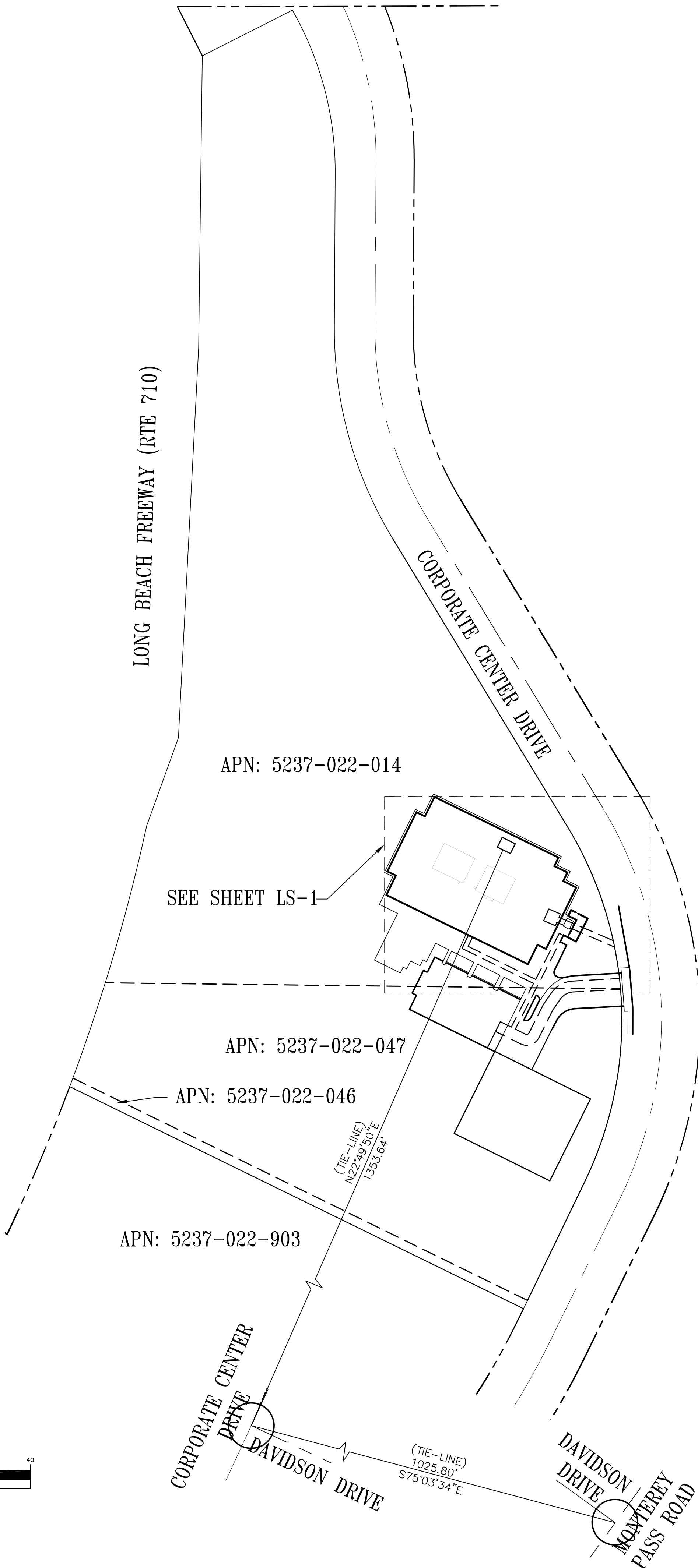
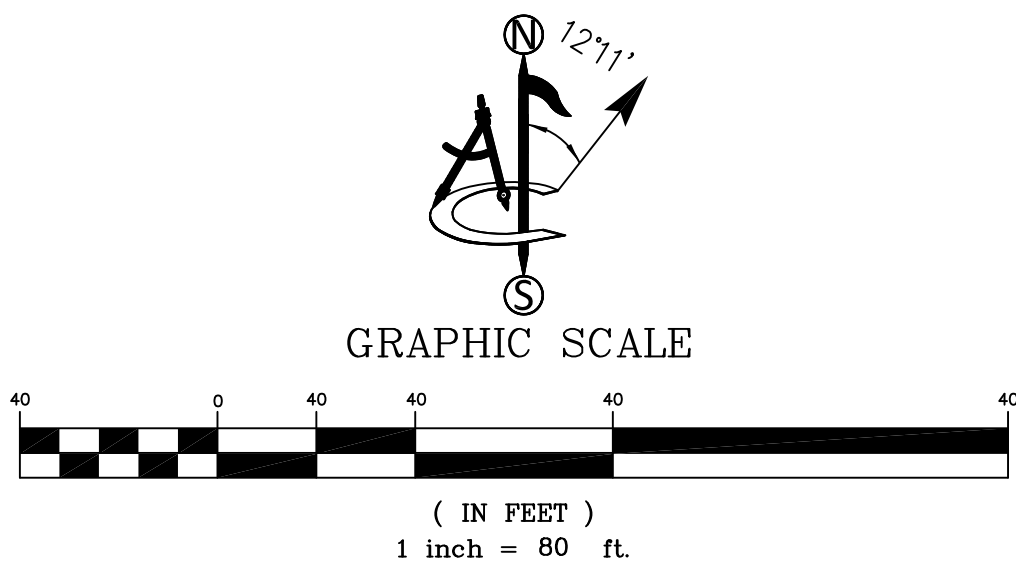
THENCE NORTH 63°54'27" WEST, A DISTANCE OF 8.25 FEET; THENCE NORTH 26°05'33" EAST, A DISTANCE OF 12.00 FEET; THENCE SOUTH 63°54'27" EAST, A DISTANCE OF 16.00 FEET; THENCE SOUTH 26°05'33" WEST, A DISTANCE OF 12.00 FEET; THENCE NORTH 63°54'27" WEST, A DISTANCE OF 7.75 FEET RETURNING TO THE POINT OF BEGINNING.

POSITION OF GEODETIC COORDINATES CENTER OF ROOF
LATITUDE 34°03'08.8" NORTH (NAD83)
LONGITUDE 118°09'45.8" WEST (NAD83)
GROUND ELEVATION @ 517.3' (NAVD88)

POSITION OF GEODETIC COORDINATES SECTOR 'A'
LATITUDE 34°03'09.2" NORTH (NAD83)
LONGITUDE 118°09'46.7" WEST (NAD83)
GROUND ELEVATION @ 517.3' (NAVD88)

POSITION OF GEODETIC COORDINATES SECTOR 'B'
LATITUDE 34°03'09.2" NORTH (NAD83)
LONGITUDE 118°09'45.5" WEST (NAD83)
GROUND ELEVATION @ 517.3' (NAVD88)

POSITION OF GEODETIC COORDINATES SECTOR 'C'
LATITUDE 34°03'08.4" NORTH (NAD83)
LONGITUDE 118°09'44.8" WEST (NAD83)
GROUND ELEVATION @ 517.3' (NAVD88)



PROJECT INFORMATION:

SOCIALSERVE

901 CORPORATE CENTER DRIVE
MONTEREY PARK, CALIFORNIA 91754

LOS ANGELES COUNTY

ORIGINAL ISSUE DATE:

08/13/2015

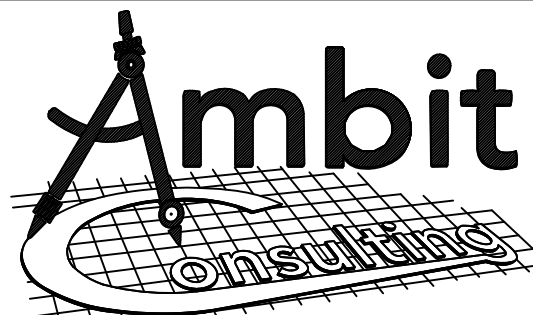
REV.: DATE: DESCRIPTION: BY:

1	08/25/2015	UPDATE PER TITLE	SB
2	09/15/2015	ADD LEASE AREAS	SB
3	09/23/2015	APN UPDATE	MF
4	10/01/15	LEASE AREAS	SB
5	01/04/2016	REV. GEO. COORDS.	RC

PLANS PREPARED BY:



CONSULTANT:



DRAWN BY: CHK.: APV.:

MF	NS	JG
----	----	----

LICENSER:

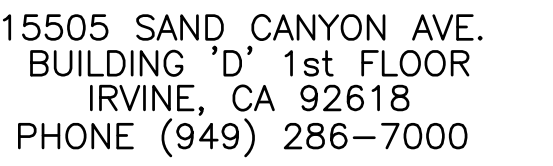


SHEET TITLE:

ROOFTOP SURVEY

SHEET NUMBER:

LS-2



DGE JOB #	I13VW035B
-----------	-----------

SOCIALSERVE

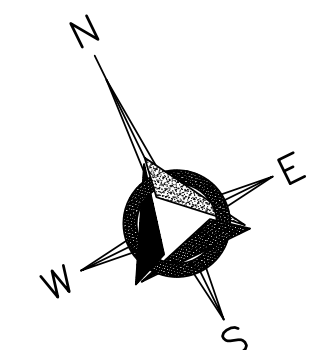
**901 CORPORATE CENTER DR.
MONTEREY PARK, CA 91754**

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SPACE RESERVED FOR PROFESSIONAL SEALS

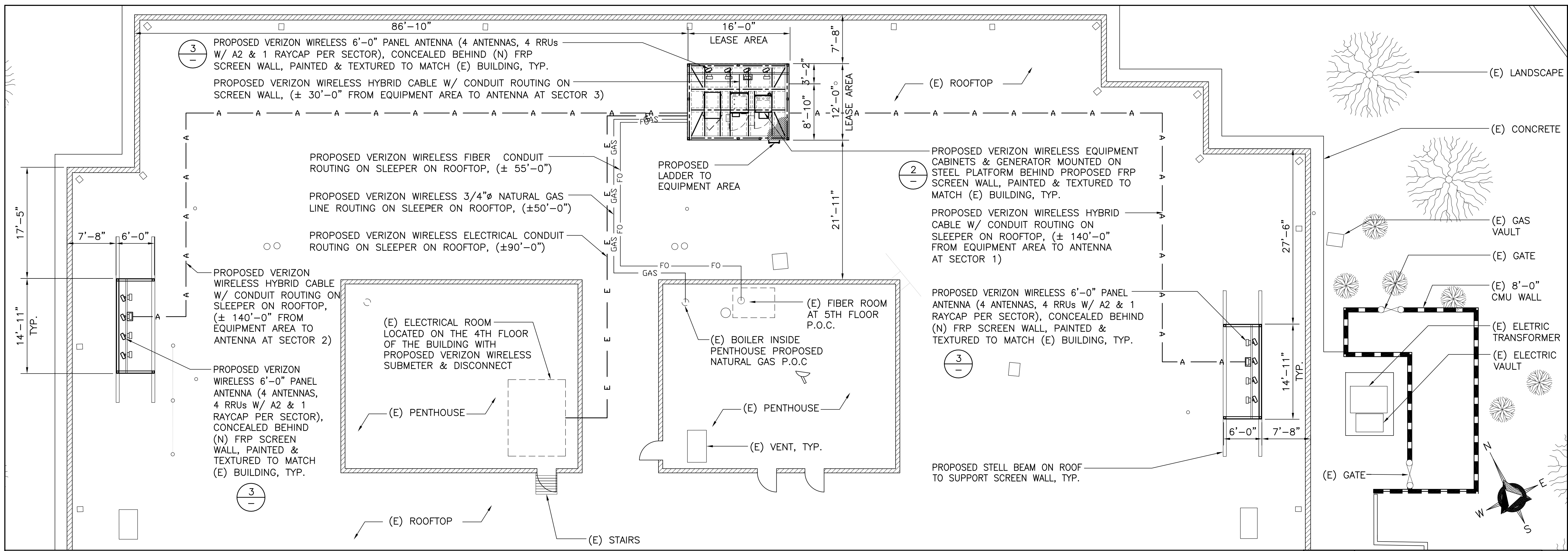
SITE PLAN / ROOF PLAN

A-1

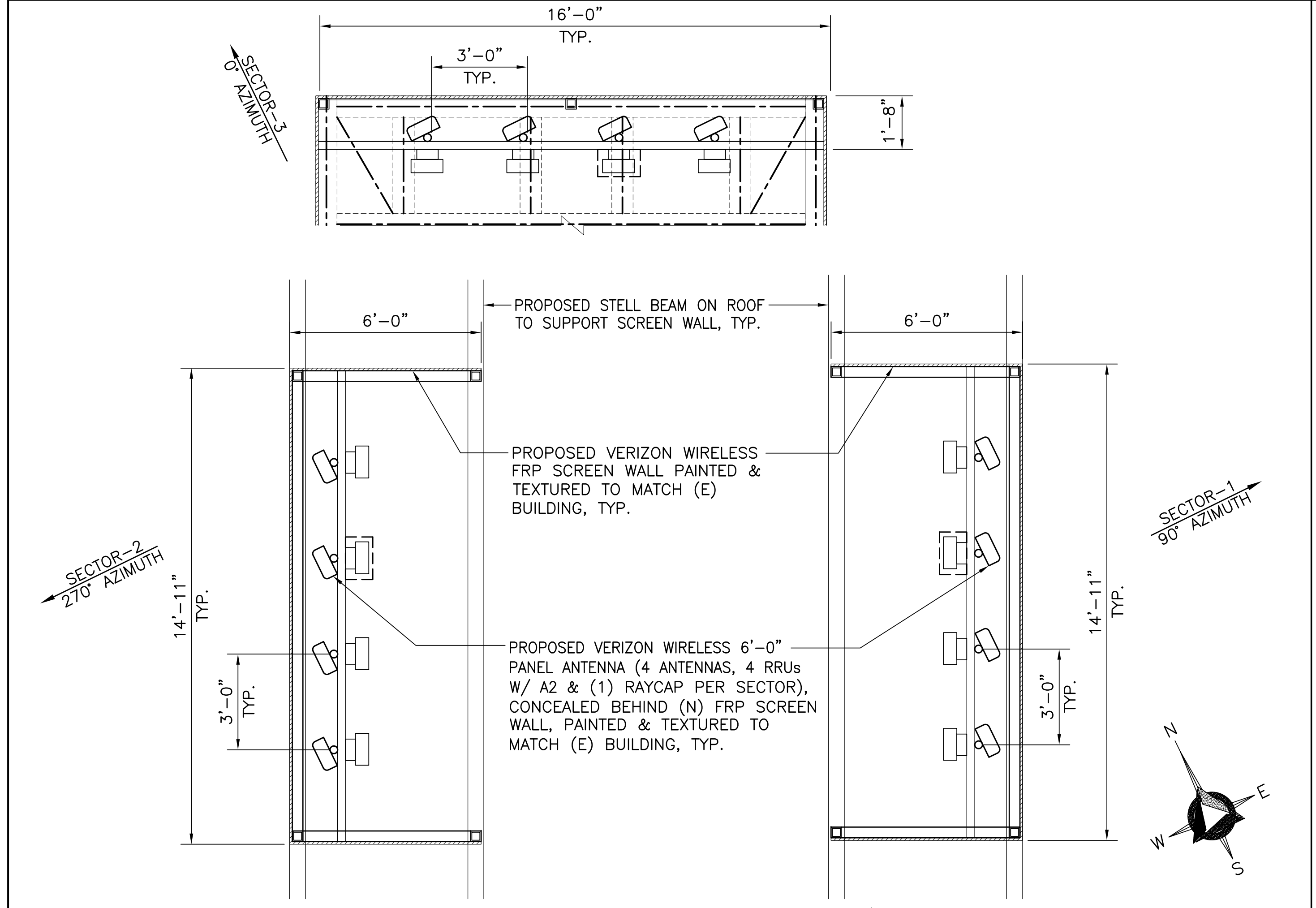


SCALE:	
$3/32" = 1'-0"$	

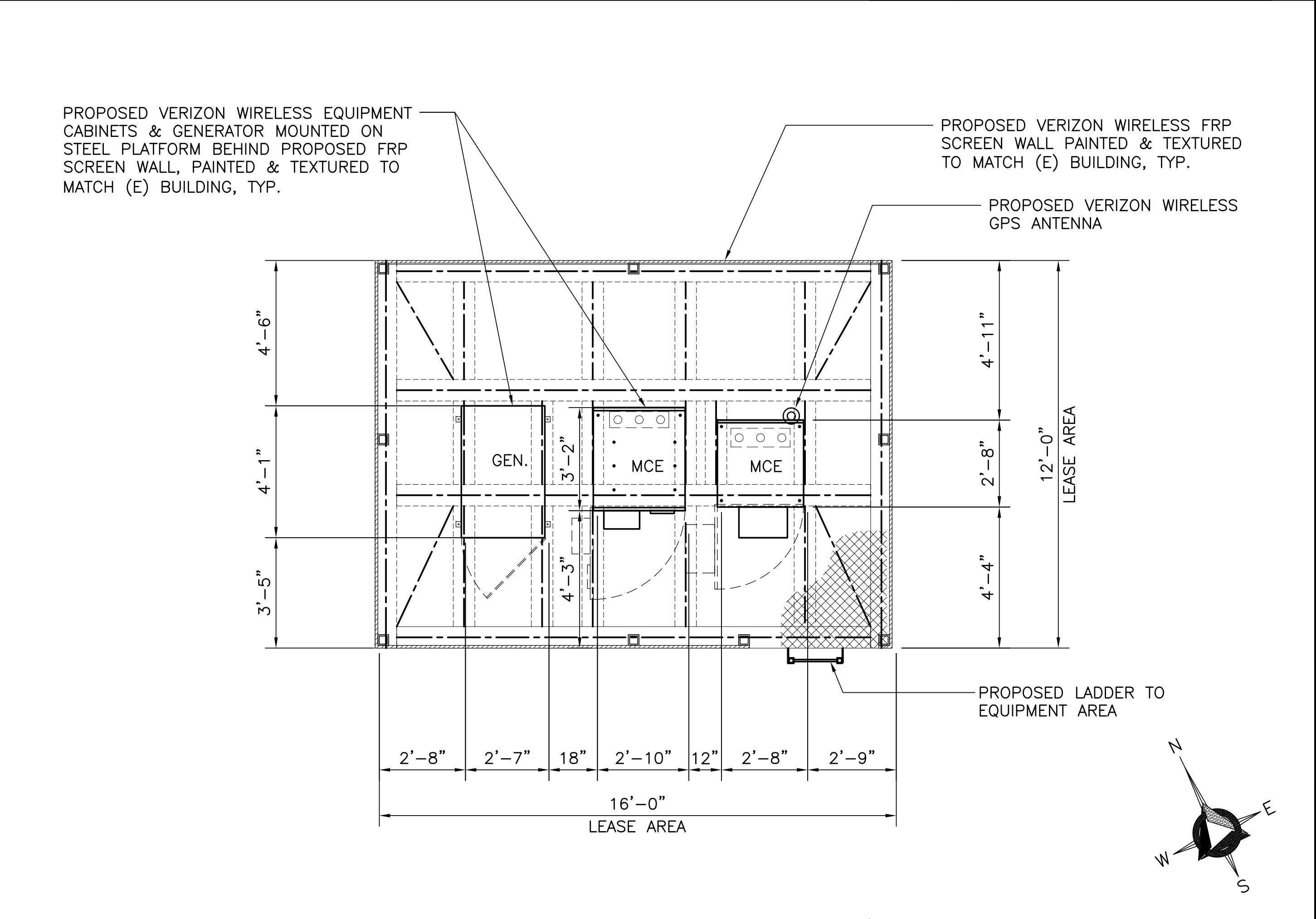
1



EQUIPMENT AREA PLAN



ANTENNA LAYOUT



EQUIPMENT LAYOUT

verizon
15505 SAND CANYON AVE.
BUILDING 'D' 1st FLOOR
IRVINE, CA 92618
PHONE (949) 286-7000

**DELTA GROUPS
ENGINEERING, INC.**
CONSULTING ENGINEERS
2362 McGAW AVE.
IRVINE, CA 92614
TEL: 949-622-0333
FAX: 949-417-2663

DGE JOB # 113VW035B
SITE NAME

SOCIALSERVE
SITE ADDRESS

**901 CORPORATE CENTER DR.
MONTEREY PARK, CA 91754**

REVISIONS		
NO.	DATE	DESCRIPTION
1	08/30/15	90% ZD
2	09/09/15	100% ZD
3	09/23/15	100% ZD
4	11/17/15	100% ZD
5	12/30/15	100% ZD REDESIGN

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DRAWN BY: MA
CHECKED BY: HN

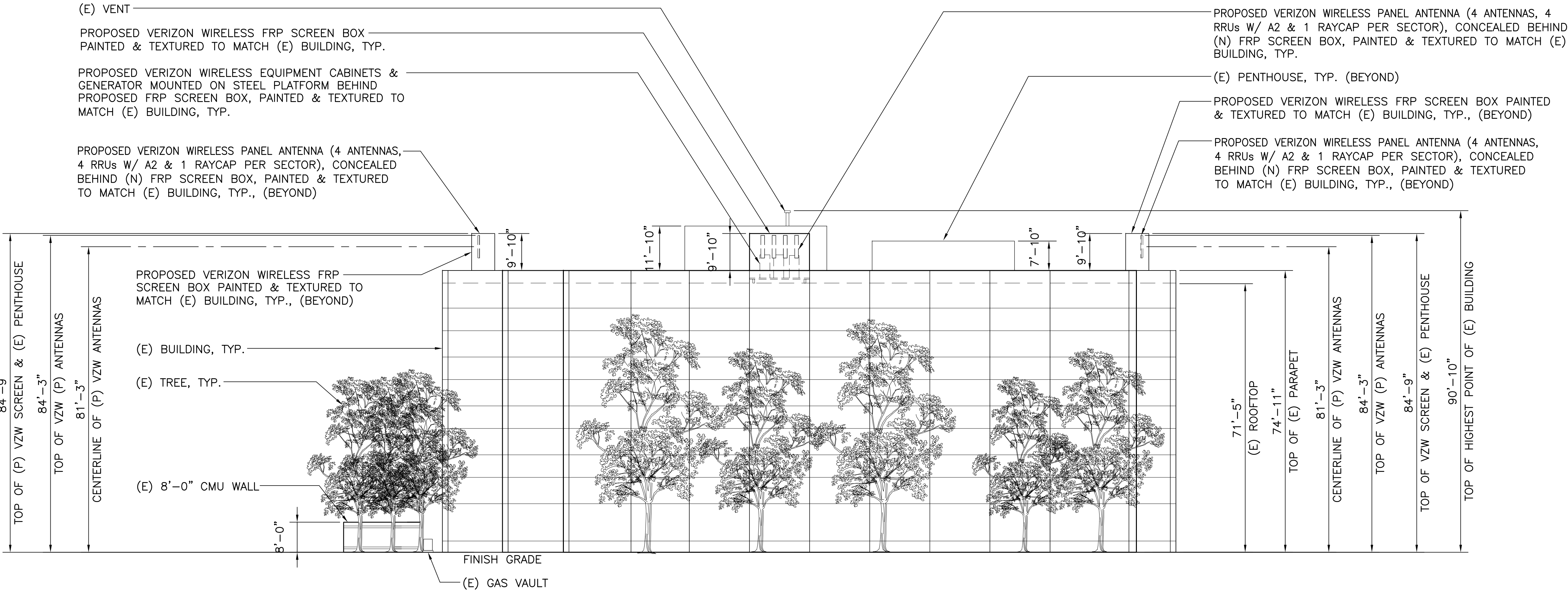
SPACE RESERVED FOR PROFESSIONAL SEALS

SHEET TITLE

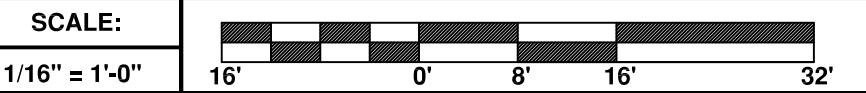
**EQUIPMENT AREA PLAN,
EQUIPMENT & ANTENNA
LAYOUT**

SHEET NUMBER

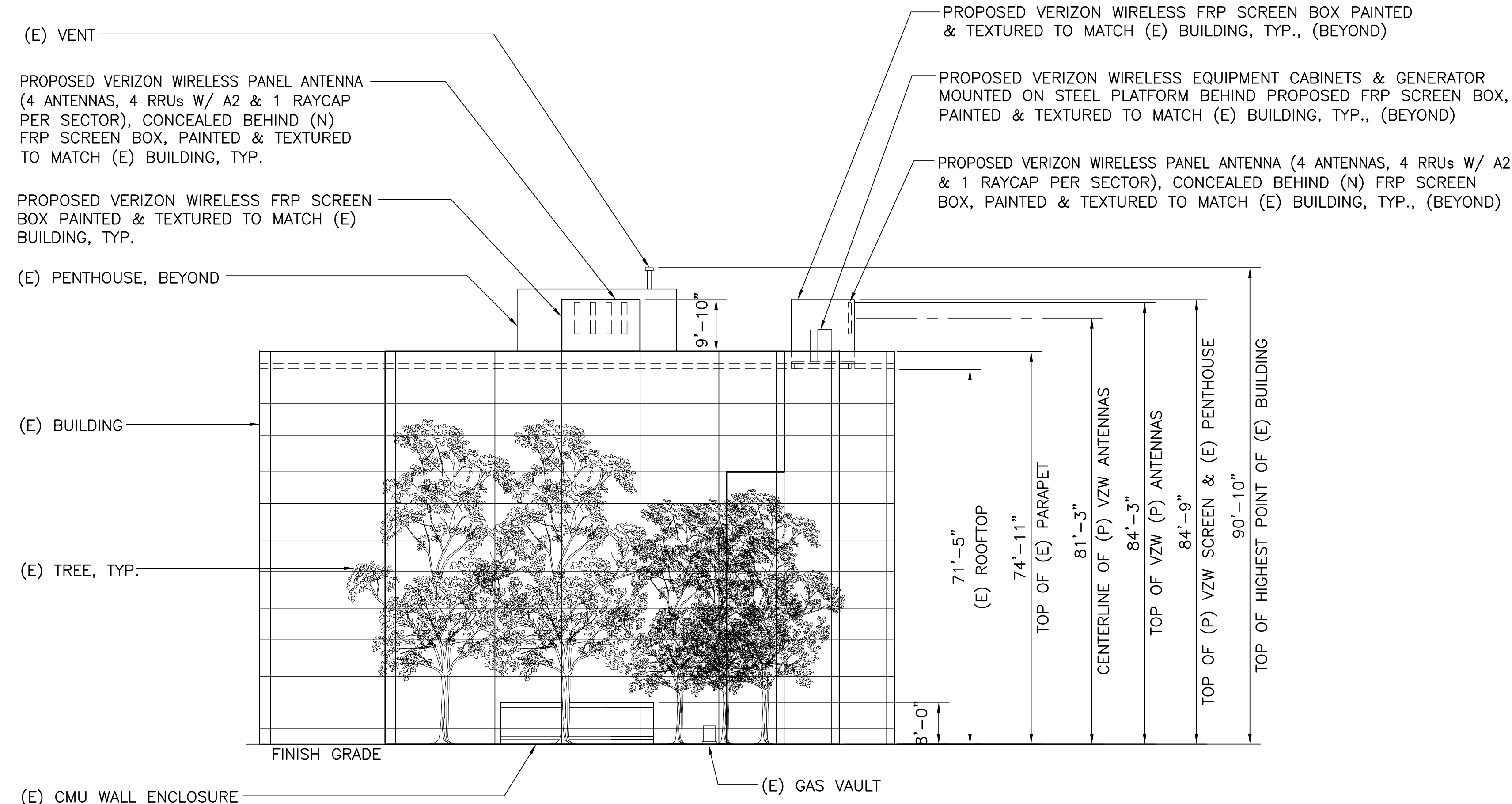
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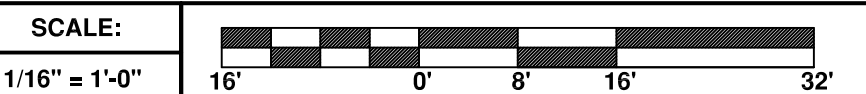
NORTH ELEVATION



1



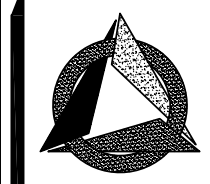
EAST ELEVATION



2



15505 SAND CANYON AVE.
BUILDING 'D' 1st FLOOR
IRVINE, CA 92618
PHONE (949) 286-7000



**DELTA GROUPS
ENGINEERING, INC.**
CONSULTING ENGINEERS

2362 MCGAW AVE.
IRVINE, CA 92614
TEL: 949-622-0333
FAX: 949-417-2663

DGE JOB # 113VW035B

SITE NAME

SOCIALSERVE

SITE ADDRESS

**901 CORPORATE CENTER DR.
MONTEREY PARK, CA 91754**

REVISIONS		
NO.	DATE	DESCRIPTION
1	08/30/15	90% ZD
2	09/09/15	100% ZD
3	09/23/15	100% ZD
4	11/17/15	100% ZD
5	12/30/15	100% ZD REDESIGN

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DRAWN BY: MA
CHECKED BY: HN

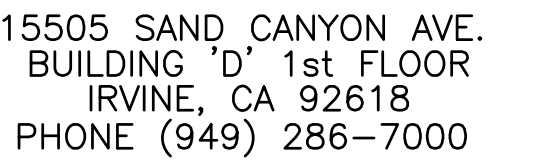
SPACE RESERVED FOR PROFESSIONAL SEALS

SHEET TITLE

**NORTH AND EAST
ELEVATIONS**

SHEET NUMBER

A-3



DGE JOB #	I13VW035B
-----------	-----------

SOCIALSERVE

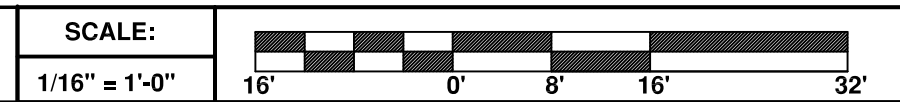
**901 CORPORATE CENTER DR.
MONTEREY PARK, CA 91754**

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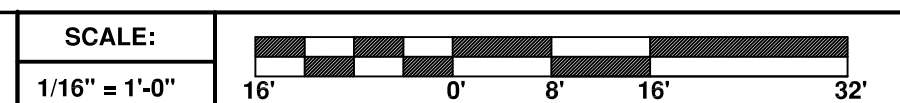
SPACE RESERVED FOR PROFESSIONAL SEALS

SOUTH AND WEST ELEVATIONS

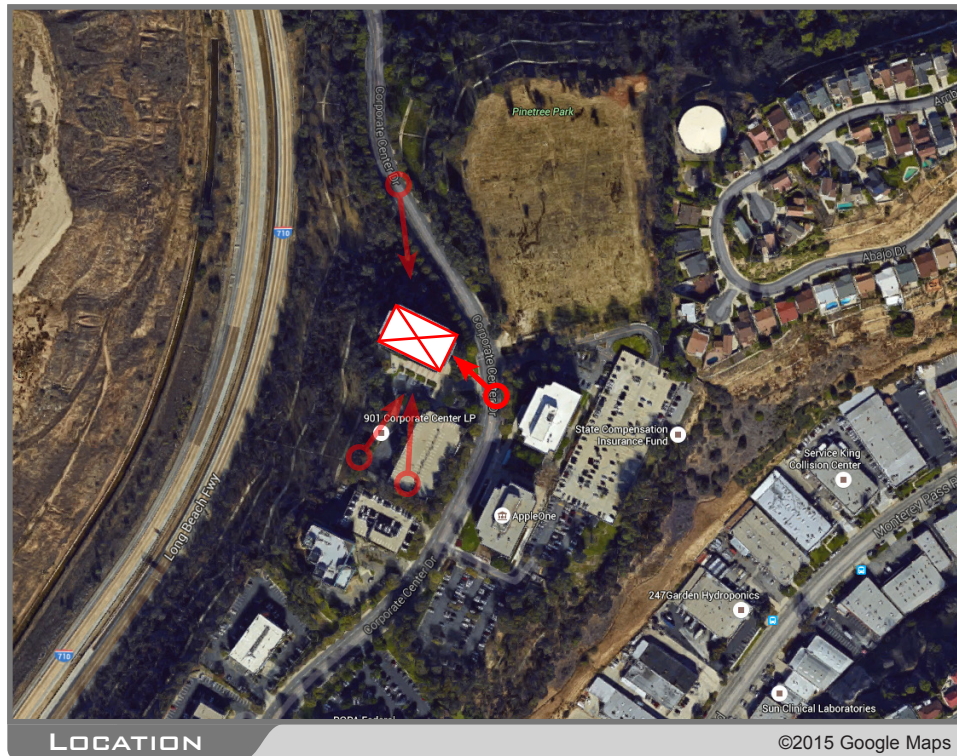
A-4



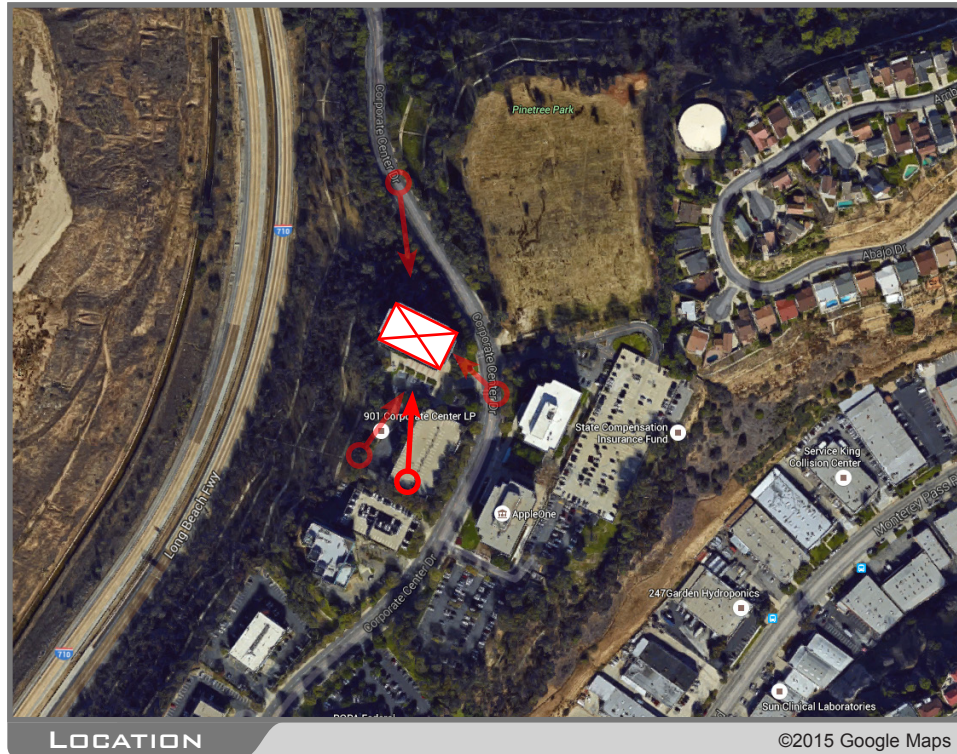
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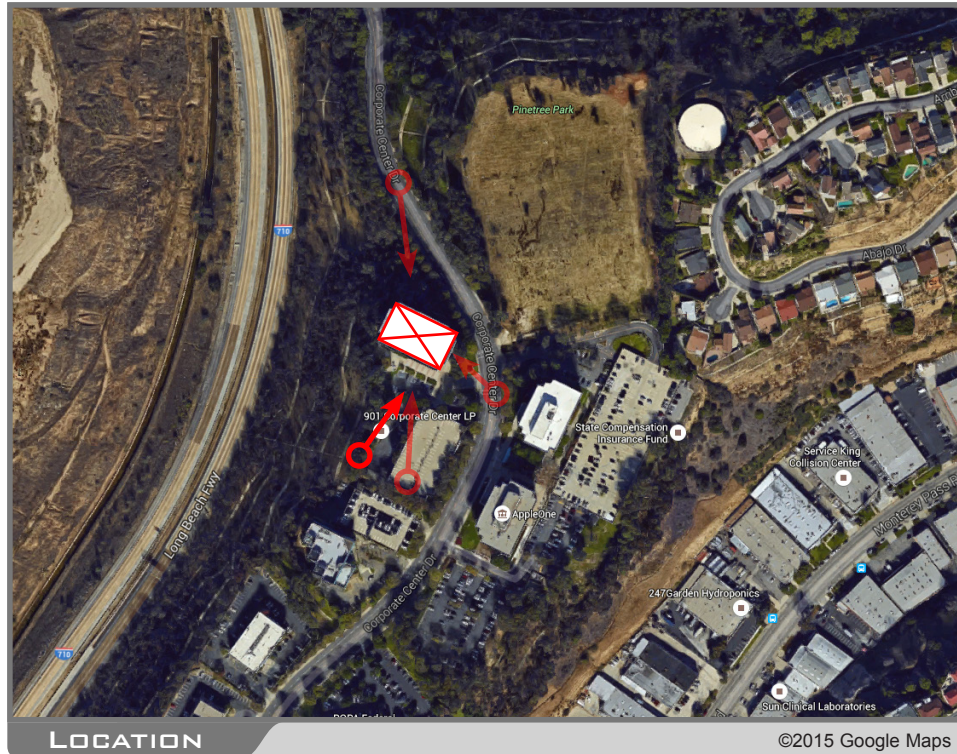


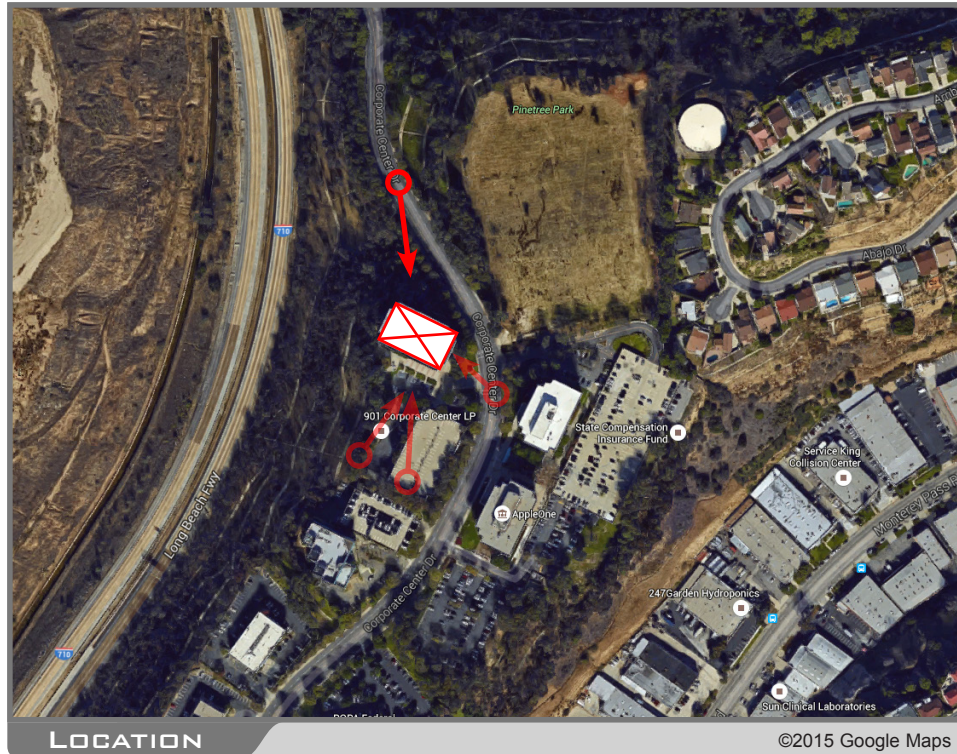
2



LOOKING NORTHWEST FROM CORPRATE CENTER DRIVE







ATTACHMENT 2

Planning Commission staff report dated February 9, 2016



Planning Commission Staff Report

DATE: February 9, 2016

AGENDA ITEM NO: 2-A

TO: The Planning Commission
FROM: Michael A. Huntley, Community and Economic Development Director
SUBJECT: A Public Hearing to Consider a Conditional Use Permit (CUP-15-08) to allow a wireless telecommunications facility – 901 Corporate Center Drive.

RECOMMENDATION:

It is recommended that the Planning Commission consider:

- (1) Opening the public hearing;
- (2) Receiving documentary and testimonial evidence;
- (3) Closing the public hearing;
- (4) Adopting a Resolution approving the requested Conditional Use Permit (CUP-15-08) subject to conditions of approval contained therein; and
- (5) Take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

The applicant, Lisa Desmond of Delta Groups Engineering, Inc., on behalf of Verizon Wireless, is requesting a Conditional Use Permit to allow a wireless telecommunication facility on lot 21 of Tract No. 42611, in the City of Monterey Park, as per Map recorded in Book 1012, Page 21 to 27, known as 901 Corporate Center Drive. The property is zoned C-P (Commercial Professional) and is designated C (Commercial) in the General Plan.

Staff believes that the proposed project is consistent with the requirements and standards in the Monterey Park Municipal Code ("MPMC") and will not have significant impacts to the surrounding community. A wireless telecommunication facility is an allowed use subject to a conditional use permit and the proposed project is consistent with the standards established in MPMC §§ 21.34 for wireless telecommunication facilities. The proposed building roof top mounted unmanned wireless communication facility is designed and developed in a manner that is aesthetically sensitive to the subject property and the office park along Corporate Center Drive. All the antennas along with the equipment cabinets will be completely screened within the fiber reinforced plastic (FRP) screens and is designed in a manner as to eliminate the possibility of any adverse visual impacts on the neighboring uses. The proposed wireless telecommunication facility complies with all of the requirements of the federal

and State laws, regulations and orders.

Background

On January 14, 1993, the Planning Commission adopted a Resolution No. 2-93 approving Conditional Use Permit (92-016) to establish a wireless telecommunication facility (mobile radio/telecommunications antennae) on the roof top of the 5-story office building located at the subject property. This is the same roof top where the proposed wireless facility would be located. The previously existing wireless facility has since been removed.

On March 24, 2015, the Planning Commission approved a similar project on a building immediately across the street to the east of the project site at 900 Corporate Center Drive. Also, in 1996, the Planning Commission approved a similar project on a building immediately across the street to the south-east of the project site at 1000 Corporate Center Drive. The design of the wireless facility is similar to the one currently being proposed.

Property Description

The subject property known as 901 Corporate Center Drive is located on the west side of Corporate Center Drive, between Casuda Canyon Drive and Davidson Drive. North of the subject property is a vacant lot followed by a Cal Trans right-of-way. To the east and south are multi-story office buildings, and west is the Interstate 710 Highway. The subject lot is 288,802 square feet (6.63 acres) in size and is currently developed with a 5-story office building that is 129,629 square feet, constructed in 1986. The related parking is located on the adjacent parcel to the south (APN 5237-022-47) within a 3-story parking structure that is 95,821 square feet. The property is accessible from Corporate Center Drive.

Project Description

The project includes the installation of 12 roof top mounted panel antennas and its related equipment cabinets concealed behind new fiber reinforced plastic (FRP) screen box structures designed as tower extensions on the roof top of an existing 5-story office building. The FRP screen box structures will be located on three separate areas of the roof consisting of 3 sectors. Sector 1 antennas will be located approximately 7 feet 8 inches adjacent to the building west elevation parapet wall. Sector 2 antennas will be located approximately 7 feet 8 inches adjacent to the building north elevation parapet wall. Sector 3 antennas will be located approximately 7 feet 8 inches adjacent to the building east elevation parapet wall. The first and second sector antenna areas will be comprised of 4 (6 foot tall) panel antennas, 4 RRU's with A2 and 2 Raycaps. The third sector antenna area will consists of 4 (6 foot tall) panel antennas, 4 RRU's with A2, 2 Raycaps, 2 equipment cabinets and a generator.

The subject building is 5 stories, 76 feet to the top of the of the parapet wall. In addition there are two existing penthouses located on the roof top that measure 7 feet 10 inches

and 11 feet 10 inches tall above the top of the parapet wall. The proposed FRP screen box structures, as conditioned, will be no more than 10 feet above the top of the parapet wall, and will not exceed the height of the penthouses. The FRP screen structures have been designed to be in proportion with the massing of the building and will be aligned with the width of the existing building elevation curtain wall vertical screed lines. Furthermore, the FRP screen cabinets will be treated and painted to match the exterior material and color of the building for minimal visibility of the screen box structures since the building is 76 feet tall.

OTHER ITEMS:

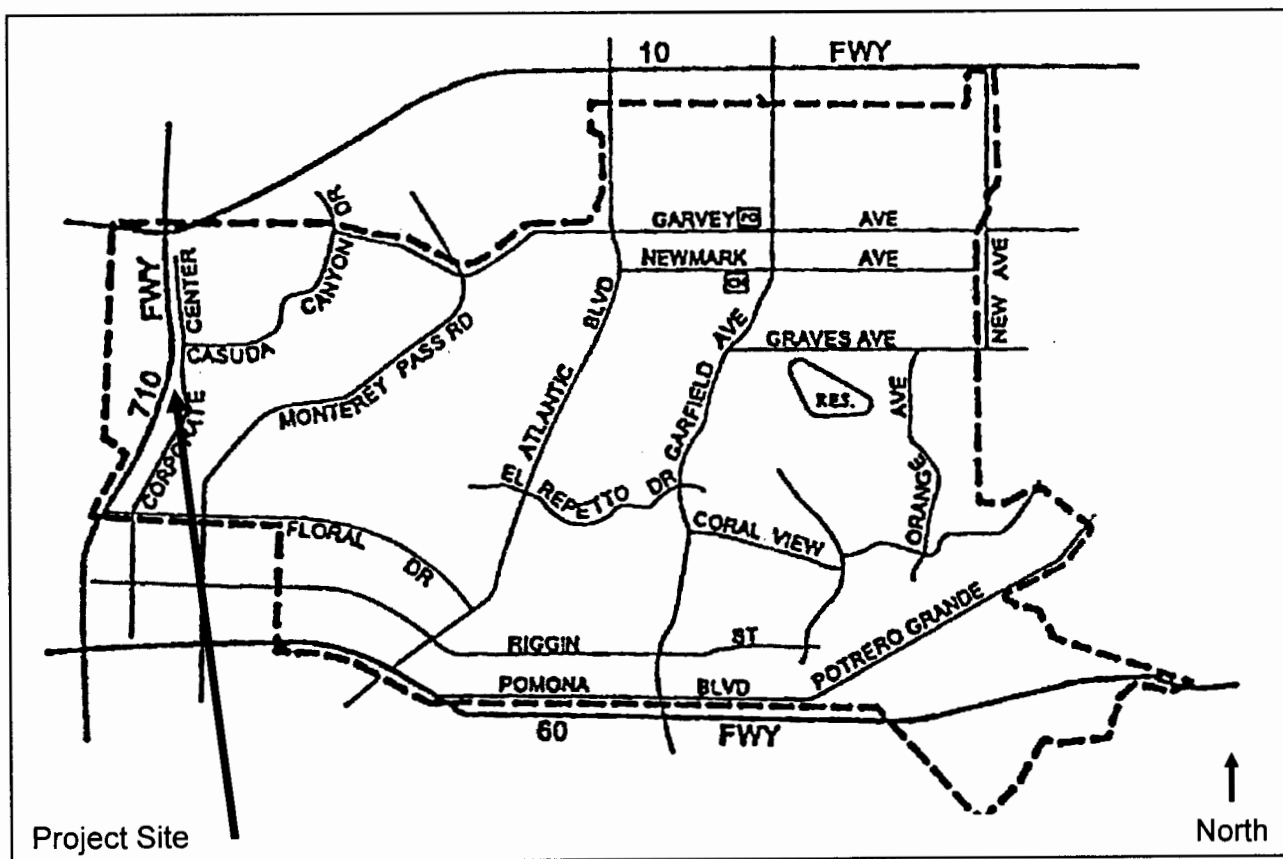
Legal Notification

In compliance with MPMC § 21.34.020 (H) (2), the legal notice of this hearing was mailed to **47** property owners and current tenants of the property concerned within a 500 foot radius on **January 8, 2016**, at least 30-days before the hearing, with an affidavit of mailing on file. A notification, three feet in height and four feet in width was posted by the applicant for 30-days at the subject site where the wireless telecommunications facility is proposed for installation. The legal notice of this hearing was also posted at City Hall, Monterey Park Bruggemeyer Library, and Langley Center on **January 8, 2016**, with affidavits of posting on file.

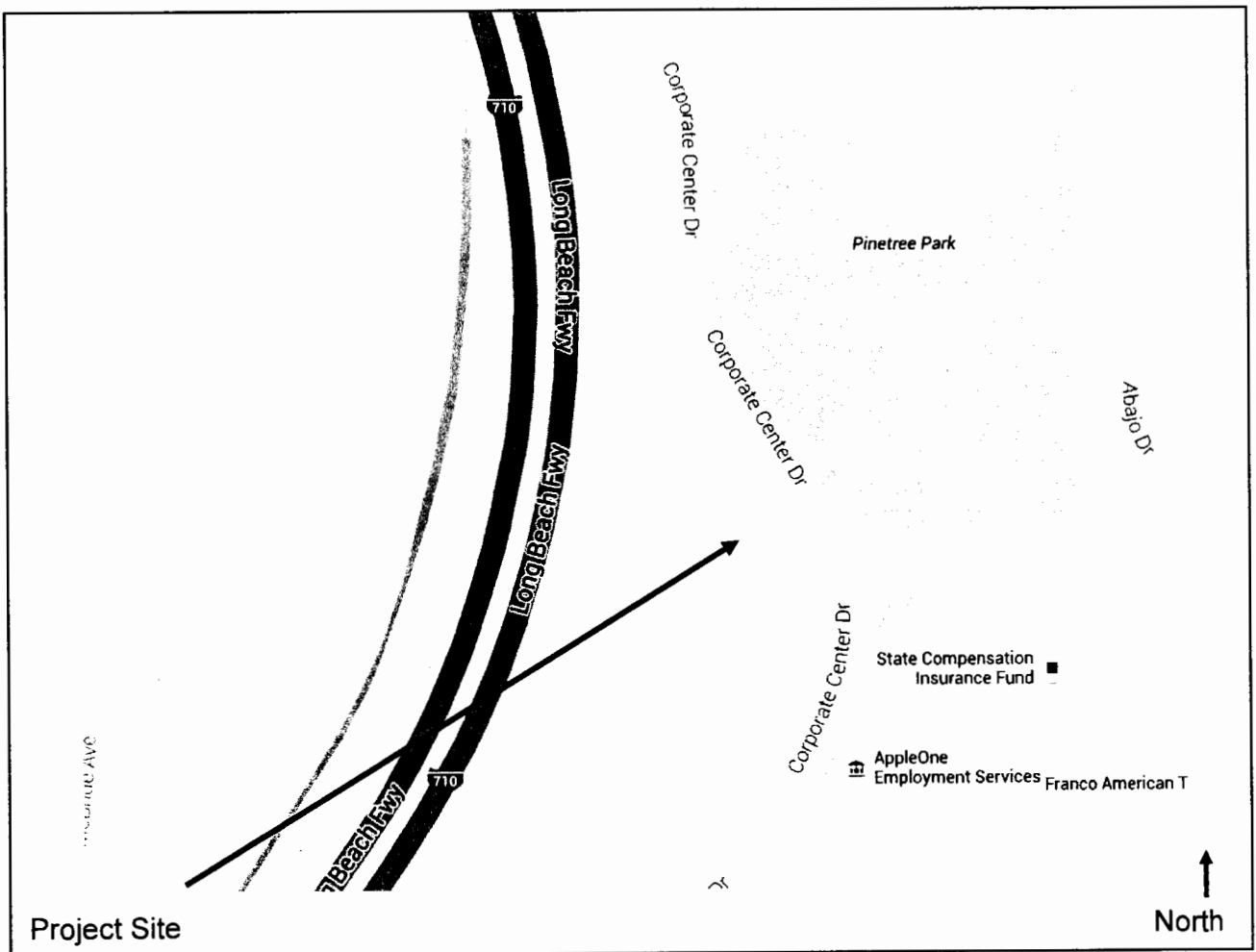
Environmental Assessment

This project was determined to be a Class 3 (New Construction of Small Structures) Categorical Exemption pursuant to CEQA Guidelines § 15303, in that the proposed project is for the installation of a new roof mounted wireless communication facility.

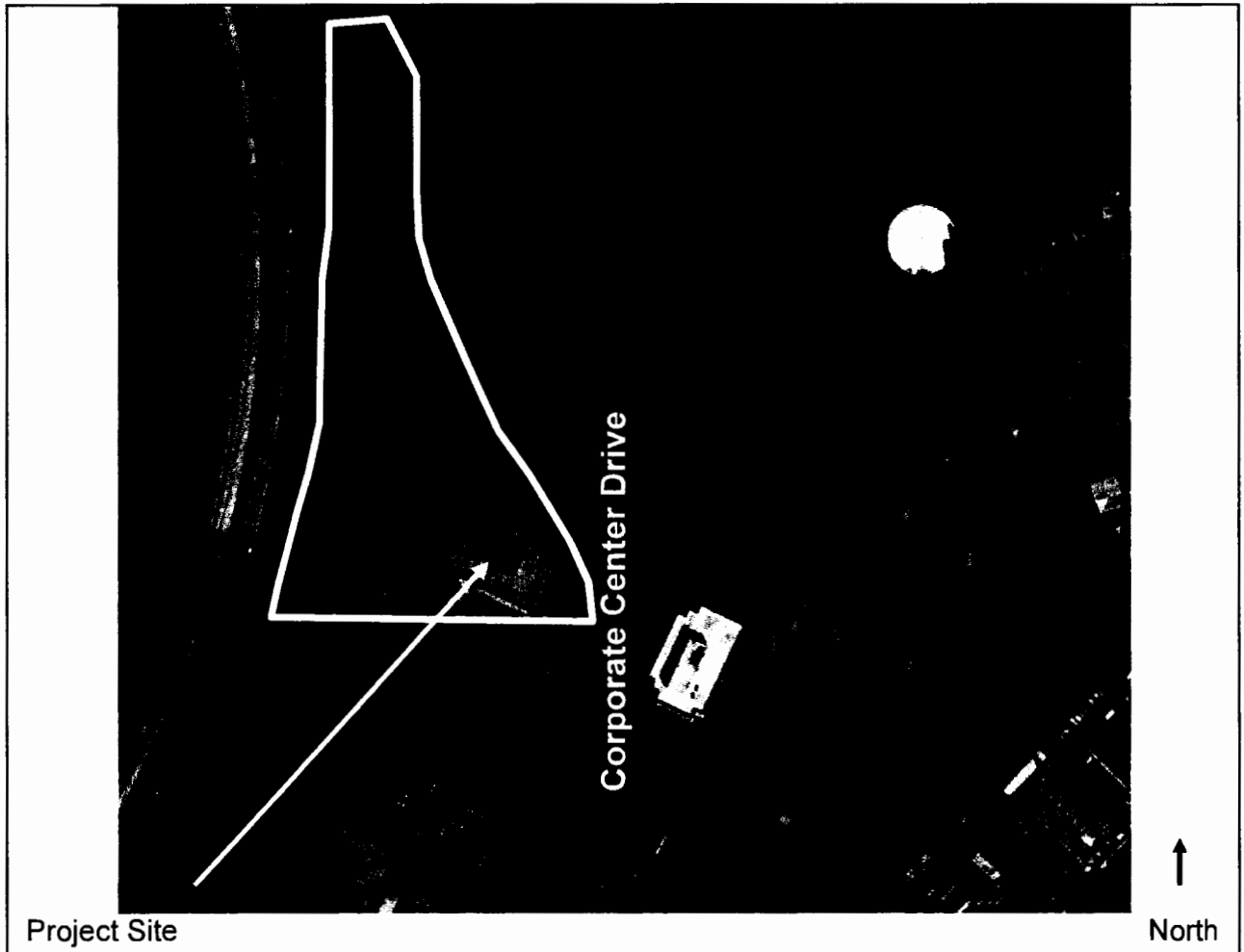
Vicinity Map



Street Map



Aerial Map



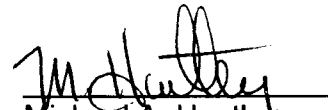
ALTERNATIVE COMMISSION CONSIDERATIONS:

None.

FISCAL IMPACT:

None.

Respectfully submitted,



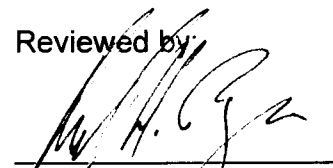
Michael A. Huntley
Community and Economic
Development Director

Prepared by:



Harald Luna
Assistant Planner

Reviewed by:



Karl H. Berger
Assistant City Attorney

Attachments:

- Exhibit A: Draft Resolution
- Exhibit B: Site, floor, and elevation plans
- Exhibit C: Photo simulations

ATTACHMENT 3
Planning Commission Resolution No. 03-16

RESOLUTION NO. 03-16

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-08) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 901 CORPORATE CENTER DRIVE.

The Planning Commission of the City of Monterey Park does resolve as follows:

SECTION 1: The Planning Commission finds and declares that:

- A. On October 16, 2015, Lisa Desmond of Delta Groups Engineering, Inc., on behalf of Verizon Wireless, submitted an application, pursuant to Monterey Park Municipal Code ("MPMC") §§ 21.10.030, 21.32.020, and Chapter 21.34 requesting approval of Conditional Use Permit (CUP-15-08) to allow a wireless telecommunication facility at 901 Corporate Center Drive ("Project");
- B. The proposed Project was reviewed by the City of Monterey Park Community and Economic Development Department for, in part, consistency with the General Plan and conformity with the MPMC;
- C. In addition, the City reviewed the Project's environmental impacts under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, *et seq.*, the "CEQA Guidelines");
- D. The Community and Economic Development Department completed its review and scheduled a public hearing regarding the Project before the Planning Commission for February 9, 2016. Notice of the public hearing was posted and mailed as required by the MPMC;
- E. On February 9, 2016, the Planning Commission held a public hearing to receive public testimony and other evidence regarding the proposed Project, including, without limitation, information provided to the Planning Commission by City staff and public testimony, and representatives of Delta Groups Engineering, Inc.; and
- F. This Resolution and its findings are made based upon the testimony and evidence presented to the Commission at its February 9, 2016 hearing including, without limitation, the staff report submitted by the Community and Economic Development Department.

SECTION 2: *Factual Findings and Conclusions.* The Planning Commission finds that the following facts exist and makes the following conclusions:

- A. The Applicant seeks to install a wireless communication facility and its related equipment on the roof top of an existing 5-story office building;
- B. 901 Corporate Center Drive is zoned C-P (Commercial Professional) and designated C (Commercial) in the General Plan;
- C. The subject property is located on the west side of Corporate Center Drive, between Casuda Canyon Drive and Davidson Drive. North of the subject property is a vacant lot

**PLANNING COMMISSION
RESOLUTION NO. 03-16
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followed by a Cal Trans right-of-way. To the east and south are multi-story office buildings, and west is the Interstate 710 Highway; and

- D. The lot is 288,802 square feet (6.63 acres) in size and is currently developed with a 5-story office building that is 129,629 square feet, constructed in 1986. The related parking is located on the adjacent parcel to the south (APN 5237-022-14) within a 3-story parking structure that is 95,821 square feet. The property is accessible from Corporate Center Drive.

SECTION 3: Environmental Assessment. Because of the facts identified in Section 2 of this Resolution, the Project is categorically exempt from additional environmental review pursuant to CEQA Guidelines § 15303, Class 3 (New Construction) as a small facility or structure.

SECTION 4: Conditional Use Permit Findings. Pursuant to MPMC §§ 21.10.030, 21.32.020 (B), and 21.34.020 (F) the Planning Commission finds as follows:

MPMC § 21.32.020 (B)

- A. The site is adequate in size, shape and topography for the proposed use including without limitation, any required yards, walls, fences, parking and loading facilities, landscaping, setbacks, and other development standards required by the MPMC.

The site is adequate in size, shape and topography for the proposed use because the proposed use is an unmanned wireless telecommunication facility to be installed on the roof top of a 5-story office building. The proposed location for the wireless facility is an unused area not improved for any other use, except for maintenance/service equipment associated with the office building. Accordingly, the proposed wireless facility will not conflict with any existing buildings and will not reduce the number of parking spaces that are required for the site, alter landscaping, setbacks or affect compliance with other development standards. The existing office building was constructed in 1986 and no changes are proposed to the building or to the site. The proposed wireless telecommunication facility complies with all requirements for conditional use permit.

- B. The site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed use.

The site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed wireless telecommunication facility. The site is accessible from Corporate Center Drive and is located less than half a mile from the Interstate 710 Highway. The site is a developed property and no alterations are proposed to the existing 5-story office building or to the site. The proposed use is an unmanned wireless telecommunication

**PLANNING COMMISSION
RESOLUTION NO. 03-16
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facility and is not expected to significantly increase traffic. Aside from the monthly maintenance of the facility, there will be no other pedestrian or vehicular traffic generated by the proposed use.

- C. The proposed use is consistent with the General Plan and any applicable specific plan.

The proposed use is consistent with the General Plan and conforms to objectives of the General Plan and the MPMC zoning regulations. The subject property is designated Commercial in the General Plan. The Commercial land use category provides opportunities for a broad range of retail and service commercial and professional office uses intended to meet the needs of Monterey Park residents and businesses, as well as, regional shopping demand. The proposed use is an unmanned wireless telecommunication facility, which is allowed in the C-P (Commercial Professional) Zone with a Conditional Use Permit approval. MPMC Chapter 21.34 establishes the standards for wireless telecommunication facilities and these standards are intended to protect the public health, safety, and general welfare, and to protect residents from any potential adverse impacts. The proposed use is consistent with the standards established by MPMC Chapter 21.34.

- D. The proposed use will not create unusual noise, traffic, or other conditions that may be objectionable, detrimental, or incompatible with surrounding properties or other permitted uses in the City.

The proposed use, as conditioned, will not have an adverse effect on the use, enjoyment or valuation of property in the neighborhood because the use is a wireless telecommunication facility and will not create unusual noise, traffic, or other conditions that may be objectionable, detrimental, or incompatible with surrounding properties or other permitted uses in the City. The proposed use has a design that is not unsightly or causing adverse impacts to the surrounding area. The facility structures and equipments are located, designed and screened to blend with the existing facilities on site in such a manner as to alleviate any adverse impacts to adjacent uses and structures in the vicinity.

- E. The proposed use will not have an adverse effect on the public health, safety and general welfare.

The proposed use will not have an adverse effect on the public health, safety, and general welfare because the use is an unmanned wireless telecommunication facility that will be installed on the roof top of an existing 5-story office building. The proposed antenna panels will be installed behind fiber reinforced plastic (FRP) screen box structures that will be treated and painted to match the existing exterior building material and color to minimize any visual impacts to neighboring properties. Furthermore, as a licensed facility by the Federal Communications Commission (FCC) the operation of the facility will comply with all State and federal laws, regulations and

**PLANNING COMMISSION
RESOLUTION NO. 03-16
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orders, including safety. Therefore, the establishment and operation of the facility will not be detrimental to the health public health, safety and general welfare of persons residing or working in the area.

- F. The use applied for at the location set forth in the application is properly one authorized by conditional use permit pursuant to the MPMC.

The proposed use is authorized by MPMC §§ 21.10.030, 21.32.020, and Chapter 21.34. The use is consistent with the C-P Zone and will not generate a significant amount of the noise, traffic or visual impacts.

MPMC § 21.34.020 (F)

- G. To the maximum extent reasonably feasible, the proposed wireless telecommunications facility has been designed to achieve compatibility with the community.

According to MPMC § 21.04.074, the proposed use is categorized as Class 1 Antennas, which are wireless telecommunication facility antennas mounted on a building or structure and fully screened using camouflage design techniques so that the antenna panels are not visible to the general public. Typical examples may include building mounted antennas behind a visually opaque screen designed to pass radio frequency signals that match or complement existing exterior surfaces of the building, or antennas designed to be incorporated within a vertical architectural feature of a building such as a steeple, cross or other vertical elements. The proposed antennas are designed to be incorporated behind screen box structures designed as tower extensions on the roof top of the existing office building to achieve maximum compatibility with the community.

- H. Alternative configurations will not increase community compatibility or are not reasonably feasible.

The proposed use is consistent with MPMC § 21.34.040 (B) in that the proposed wireless telecommunication facility has a stealth design that is not unsightly or causing adverse impacts to the surrounding area. The facility structures and equipments are located, designed and screened to blend with the exterior surface of the existing office building in such a manner as to alleviate any adverse impacts to adjacent uses and structures in the vicinity. The proposed FRP screen structures have been designed to be in proportion with the massing of the building and will be aligned with the width of the existing building elevation curtain wall vertical screed lines.

- I. Alternative locations on the site will not increase community compatibility or are not reasonably feasible.

**PLANNING COMMISSION
RESOLUTION NO. 03-16
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The proposed wireless telecommunication facility is designed and will be located on the roof top of the office building that is most reasonable on the property since it does not impact the existing office building or its related parking area on the property.

- J. The location of the wireless telecommunications facility on alternative sites will not increase community compatibility or is not reasonably feasible.

According to the applicant, other sites were considered within the surrounding three office buildings, one of the buildings being a co-location site. However due to leasing issues the site could not be considered. Installation upon any of these other buildings would not increase community compatibility as the design of these other building installations would be similar to the current design proposed.

- K. The facility is necessary to close a significant gap in coverage.

The new roof mounted wireless telecommunication facility is necessary on the subject property to meet coverage objectives, capacity for the surrounding area, and close the coverage gap. Furthermore, the facility will alleviate wireless traffic from other sites from the surrounding area. The network of Verizon wireless sites throughout the area are location dependent, meaning that there is a necessary and logical interrelationship between each site. Eliminating or relocating a single site can lead to gaps in the system and prohibit Verizon from providing uninterrupted services to customers within the coverage area. Therefore, the establishment and operation of the wireless facility will provide coverage to the surrounding area.

- L. The applicant has submitted a statement of its willingness to allow other carriers to co-locate on the proposed wireless telecommunications facility wherever technically and economically feasible and where co-location would not harm community compatibility.

The applicant, Verizon, is willing to allow other carriers to co-locate on the proposed facility wherever technically and economically feasible and where co-location would not harm community compatibility.

- M. Noise generated by the facility will be in compliance with Chapter 9.53.

The proposed wireless telecommunication use is an unmanned facility, which will not generate noise that will exceed the levels identified in MPMC Chapter 9.53.

- N. The facility complies with all of the requirements of State and federal laws, regulations and orders.

The proposed Verizon wireless telecommunication facility will operate in full compliance with the regulations and licensing requirements of the Federal Communications Commission (FCC), Federal Aviation Administration (FAA), and California Public Utilities Commission (CPUC), and other applicable laws.

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RESOLUTION NO. 03-16
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SECTION 5: *Approval.* Subject to the conditions listed on the attached Exhibit "A," which are incorporated into this Resolution by reference, the Planning Commission approves Conditional Use Permit (CUP-15-08).

SECTION 6: *Reliance on Record.* Each and every one of the findings and determinations in this Resolution are based on the competent and substantial evidence, both oral and written, contained in the entire record relating to the project. The findings and determinations constitute the independent findings and determinations of the Planning Commission in all respects and are fully and completely supported by substantial evidence in the record as a whole.

SECTION 7: *Limitations.* The Planning Commission's analysis and evaluation of the project is based on the best information currently available. It is inevitable that in evaluating a project that absolute and perfect knowledge of all possible aspects of the project will not exist. One of the major limitations on analysis of the project is the Planning Commission's lack of knowledge of future events. In all instances, best efforts have been made to form accurate assumptions. Somewhat related to this are the limitations on the City's ability to solve what are in effect regional, state, and national problems and issues. The City must work within the political framework within which it exists and with the limitations inherent in that framework.

SECTION 8: *Summaries of Information.* All summaries of information in the findings, which precede this section, are based on the substantial evidence in the record. The absence of any particular fact from any such summary is not an indication that a particular finding is not based in part on that fact.

SECTION 9: This Resolution will remain effective until superseded by a subsequent resolution.

SECTION 10: A copy of this Resolution will be mailed to Lisa Desmond of Delta Groups Engineering, Inc., and to any other person requesting a copy.

SECTION 11: This Resolution may be appealed within nineteen (19) calendar days after its adoption. All appeals must be in writing and filed with the City Clerk within this time period. Failure to file a timely written appeal will constitute a waiver of any right of appeal.

SECTION 12: Except as provided in Section 9, this Resolution is the Planning Commission's final decision and will become effective immediately upon adoption.

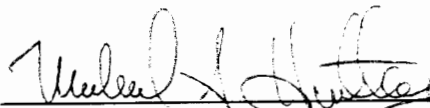
**PLANNING COMMISSION
RESOLUTION NO. 03-16
PAGE 7 OF 7**

ADOPTED AND APPROVED this 9th day of February 2016.

Chairperson Rodrigo Garcia

I hereby certify that the foregoing Resolution was duly adopted by the Planning Commission of the City of Monterey Park at the regular meeting held on the 9th day of February 2016, by the following vote of the Planning Commission:

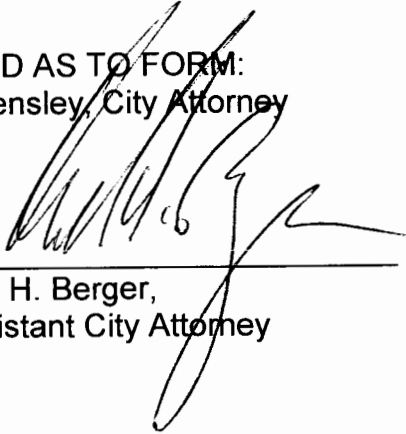
AYES: Commissioners Garcia, Sullivan, and Lee
NOES: None
ABSTAIN: None
ABSENT: Commissioners Choi, and Leung



Michael A. Huntley, Secretary

APPROVED AS TO FORM:
Mark D. Hensley, City Attorney

By:



Karl H. Berger,
Assistant City Attorney

PLANNING COMMISSION RESOLUTION NO. 03-16

Exhibit A

CONDITIONS OF APPROVAL

901 CORPORATE CENTER DRIVE

In addition to all applicable provisions of the Monterey Park Municipal Code ("MPMC"), Verizon Wireless agrees that it will comply with the following conditions of approval for Conditional Use Permit (CUP-15-08) ("Project Conditions").

PLANNING:

1. Verizon Wireless (the "Applicant"), agrees to indemnify and hold the City harmless from and against any claim, action, damages, costs (including, without limitation, attorney's fees), injuries, or liability, arising from the City's approval of CUP-15-08 except for such loss or damage arising from the City's sole negligence or willful misconduct. Should the City be named in any suit, or should any claim be brought against it by suit or otherwise, whether the same be groundless or not, arising out of the City approval of CUP-15-08, the Applicant agrees to defend the City (at the City's request and with counsel satisfactory to the City) and will indemnify the City for any judgment rendered against it or any sums paid out in settlement or otherwise. For purposes of this section "the City" includes the City of Monterey Park's elected officials, appointed officials, officers, and employees.
2. This approval is for the project as shown on the plans reviewed and approved by the Planning Commission and on file. Before the City issues a building permit, the Applicant must submit plans, showing that the project substantially complies with the plans and conditions of approval on file with the Planning and Building and Safety Divisions. Any subsequent modification must be referred to the Director of Community and Economic Development for a determination regarding the need for Planning Commission review and approval of the proposed modification.
3. The conditional use permit expires twelve months after its approval if the use has not commenced or if improvements are required, but construction has not commenced under a valid building permit. A total of a year extension may be granted by the Planning Commission upon finding of good cause. An application requesting an extension must be filed with the Community and Economic Development Director, or designee (the "Director").
4. A copy of the Conditions of Approval for Conditional Use Permit (CUP-15-08) must be kept on the premises of the establishment and presented to any authorized City official upon request.

**PLANNING COMMISSION
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5. All ancillary equipments must be painted to match exterior building color, subject to the review and approval of the Planner.
6. Should use of the facility be discontinued for more than 180 days, all facilities must be removed from the site.
7. No antennas, equipment cabinets or related equipment can be visible. All antennas, equipment cabinets and related equipment must be completely screened from public view.
8. The fiber reinforced plastic (FRP) screen enclosures must be formed, textured and painted to match the building exterior wall. Samples of all materials colors for the FRP screen are subject to the review and approval by the Planner.
9. The applicant/wireless communication facility operator must routinely maintain and paint the wireless communication facility's (FRP material) screen enclosures should they deteriorate or fade with the appropriate colors and materials to match the building walls.
10. Any damage caused to the exterior building wall by the installation or removal of any wireless equipment must be patched and painted to match the exterior building color and finishes, subject to the review and approval of the Planner.
11. At the time of plan check the proposed fiber reinforced plastic (FRP) screen enclosures must be designed to be to scale and in proportion with the massing of the building. The height of the (FRP) screen enclosures must not exceed 10 feet above the top of the parapet wall and the width of the (FRP) screen enclosures must be aligned with the width of the existing building elevation curtain wall vertical screed lines, subject to the review and approval of the Planner.

BUILDING:

12. The second sheet of the building plans must list all City of Monterey Park conditions of approval.
13. All work must conform to the requirements of the 2013 California Building, Electrical, Fire, and other uniform Codes, as adopted by the MPMC.
14. Before the City issues building or electrical permits, the Director must approve all building and electrical plans.

FIRE:

15. All conditions identified by the Fire Department are subject to review and approval by the Fire Chief for Determination of applicability and extent to which any condition may be required.

**PLANNING COMMISSION
RESOLUTION NO. 03-16**

16. Emergency generator must be provided with NFPA 704 placarding indicating hazard of fuel used per the California Fire Code (CFC) 5003.5.
17. A minimum 2A:40BC fire extinguisher must be provided with a maximum travel distance of 30 feet to the generator per CFC 906.1.

POLICE:

18. The equipment/facility cannot interfere with any Police Department radio or digital communications or exchange.
19. If it is determined that the equipment/facility is interfering with any Police Department radio communications, the applicant must shut down the facility immediately upon being notified of such problems. The facility cannot become operational until the applicant has proven to the Police Department that the problem has been fixed and will not interfere with any Police Department radio communications or digital equipment.

By signing this document, Lisa Desmond of Delta Groups Engineering, Inc., certifies on behalf of Verizon Wireless, that the Applicant read, understood, and agrees to the Project Conditions listed in this document.

Lisa Desmond of Delta Groups Engineering, Inc.,
signing on behalf of Verizon Wireless, Applicant

ATTACHMENT 4

Planning Commission Unofficial Minutes February 9, 2016

**UNOFFICIAL MINUTES
MONTEREY PARK PLANNING COMMISSION
REGULAR MEETING
February 9, 2016**

The Planning Commission of the City of Monterey Park held a Regular Meeting of the Board in the Council Chambers, located at 320 West Newmark Avenue in the City of Monterey Park, Tuesday, February 9, 2016 at 7:00 p.m.

CALL TO ORDER:

Chairperson Garcia called the meeting to order at 7:00 p.m.

ROLL CALL:

Planner Tewasart called the roll:

Commissioners Present: Rodrigo Garcia, Larry Sullivan, and Lincoln Lee

Commissioners Absent: Ricky Choi and Margaret Leung

ALSO PRESENT: Karl H. Berger, Assistant City Attorney, Michael A. Huntley, Director of Community and Economic Development, Samantha Tewasart, Senior Planner, Harald Luna, Assistant Planner

ORAL AND WRITTEN COMMUNICATIONS:

None

AGENDA CHANGES AND ADOPTION:

None

APPROVAL OF MINUTES:

October 27, 2015 –

Action Taken: The Planning Commission approved the minutes of October 27, 2015.

Motion: Moved by Commissioner Sullivan and seconded by Commissioner Lee, motion carried by the following vote:

Ayes: Commissioners: Garcia, Sullivan, and Lee

Noes: Commissioners: None

Absent: Commissioners: Choi and Leung

Abstain: Commissioners: None

January 26, 2016 –

Action Taken: The Planning Commission approved the minutes of January 26, 2016.

Motion: Moved by Commissioner Sullivan and seconded by Commissioner Lee, motion carried by the following vote:

Ayes: Commissioners: Garcia, Sullivan, and Lee
Noes: Commissioners: None
Absent: Commissioners: Choi and Leung
Abstain: Commissioners: None

CONSENT CALENDAR:

None

UNFINISHED BUSINESS:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

Planner Luna provided a brief summary of the staff report.

Commissioner Sullivan inquired about the height of the existing penthouse on the rooftop. Director Huntley replied that the code allows appurtenances such as elevator and stair towers and roof screening. There are also provisions within the zoning code that allows for heights to be slightly deviated associated with the installation of such facilities.

Chairperson Garcia opened the public hearing.

Applicant Lisa Desmond, 2362 McGaw Avenue, Irvine, CA 92614, stated that coverage is needed in the area and is available for any questions.

Speaker Environmental Commissioner Shirely Hwong, 475 Cumbre Street, Monterey Park, CA 91754, expressed concerns about radiation and stated that she does not have any issues with coverage. She stated that she was speaking on behalf of the children and seniors that had contacted her about their concerns.

Speaker Esther Wong, 560 Casuda Canyon Drive, Monterey Park, CA 91754, stated that she did not receive notification about the meeting and expressed concerns about health and property value impacts.

Speaker Antonial Ng, 2147 Arriba Drive, stated that he did not receive notification about the meeting and expressed concerns about health impacts.

Speaker Ho Ying Lee, 2107 Arriba Drive, expressed similar concerns as the other speakers.

Representative William Desmond, 2362 McGaw Avenue, Irvine, CA 92614, stated that with respect to concerns raised regarding health effects of wireless telecommunications facilities, the Federal Telecommunications Act of 1996 prohibits local jurisdictions from considering health effects in rendering land use decisions regarding the siting of wireless telecommunications facilities. Anecdotal comments, remarks, and opinions

expressed regarding health effects are outweighed by reputable sources, including the Federal Telecommunications Commission, American Cancer Society, European Commission, and even the World Health Organization concludes that there is no known health effects associated with wireless telecommunications facilities. For this reason the Telecommunications Act prohibits the consideration of health effects by local jurisdictions. There are a number of documents to the effect from these organizations.

With regards to concerns relative to impacts on property values, it is matter of established case law in the United States and more specifically in California in federal courts have two separate decisions, which have both stipulated that the claims of impacts on property values is not substantiated by any evidence. The most recent study done regarding impacts on property values part of Joint Venture Silicon Valley looked at the sales transactions of over 1,600 single-family residences over a 12-month period and found that there was no impact on property values. One of the leading considerations of people looking to purchase a new home is whether or not they have reliable wireless service. The current statistics show that 47 percent of households no longer have a landline; therefore, they rely on wireless devices in order to have their external communications both voice and data.

Chairperson Garcia closed the public hearing.

Commissioner Sullivan inquired the notification radius. Planner Luna replied that in compliance with the Zoning Code, the public notification was sent to properties within a 500 foot radius and a 3 foot by 4 foot notice was posted at the site, 30 days before the public hearing.

Commissioner Sullivan inquired if there was an AT&T facility on the building. Planner Tewasart replied that a similar project was approved across the street at the different location.

Commissioner Lee clarified that comments were made that the project is a tower, but the project is not a tower. The project is a facility that occurs everywhere within the City and in other cities. The project is some equipment on the roof. Planner Luna stated that the project is not a freestanding structure. The project is antenna panels that will be placed on the rooftop of an existing building.

Commissioner Lee inquired if Monterey Park has other facilities in the City. Planner Luna replied that there are two similar projects that were approved within the surrounding area. Also, in 1993, the Planning Commission approved a similar project on the rooftop of this building, but those antennas have been removed from the site.

Chairperson Garcia inquired when staff goes through the process of reviewing these telecommunication towers does staff review the health concerns. Attorney Berger replied that the City is precluded by federal law to take into consideration anything that has to do with radio frequencies. Congress determined in 1996 that there were no health concerns from its perspective that a city or local agency can look at when considering whether or not to allow a wireless facility to be constructed within their

jurisdiction. There is widespread discussion about whether or not there are actual health effects, but legally a city cannot consider those health concerns when considering whether or not a wireless facility can be approved.

Commissioner Garcia inquired when the public notification was mailed out. Planner Luna replied that the notices were mailed and posted on January 8th.

Commissioner Sullivan stated that the lots on Corporate Center are significant in size, so 500 feet may not have reached many properties.

Chairperson Garcia stated that he understands the perspective about being health and environmentally conscious, but the Planning Commission's ability to deny the project is very restricted.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 03-16** approving Conditional Use Permit (CU-15-08) for a wireless telecommunication facility at 901 Corporate Center Drive.

Resolution No. 03-16, entitled:

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-08) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 901 CORPORATE CENTER DRIVE

Motion: Moved by Commissioner Lee and seconded by Commissioner Sullivan, motion carried by the following vote:

Ayes:	Commissioners: Garcia, Sullivan, and Lee
Noes:	Commissioners: None
Absent:	Commissioners: Choi and Leung
Abstain:	Commissioners: None

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

Planner Tawasart provided a brief summary of the staff report.

Applicant Jerry Ambrose, 3905 State Street, #7-188, Santa Barbara, CA 93105, stated that he was available for questions and accepted the conditions included in the resolution.

Speaker Dr. Thomas Leung, 455 North Garfield Avenue, cited studies that show health impacts to fetuses and animals.

Chairperson Garcia inquired if Dr. Leung was citing the Federal Communications rules and regulations. Speaker Dr. Leung replied that he is citing a local government official's guide to transmitting and antenna emissions safety published in 2000.

Speaker Dr. Lorinda Liang, 405 North Garfield Avenue, expressed concerns about health impacts.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 04-16** approving Conditional Use Permit (CU-15-08) for a wireless telecommunication facility at 901 Corporate Center Drive.

Resolution No. 04-16, entitled:

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-09) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 417 NORTH GARFIELD AVENUE

Motion: Moved by Commissioner Lee and seconded by Commissioner Sullivan, motion carried by the following vote:

Ayes:	Commissioners: Garcia, Sullivan, and Lee
Noes:	Commissioners: None
Absent:	Commissioners: Choi and Leung
Abstain:	Commissioners: None

NEW BUSINESS (PUBLIC HEARING):

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

Planner Luna provided a brief summary of the staff report.

Chairperson Garcia opened the public hearing.

Applicant Kelvin Xingang Yao, 111 North Atlantic Boulevard, #349, stated that he is available for questions.

Chairperson Garcia closed the public hearing.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 05-16** approving Conditional Use Permit (CU-15-11) for on-sale alcohol beverages (beer and wine) in conjunction with a bona fide public eating place at 111 North Atlantic Boulevard #349.

Resolution No. 05-16

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-11) TO PERMIT ON-SALE ALCOHOLIC BEVERAGES (BEER AND WINE) IN CONJUNCTION WITH A BONA FIDE PUBLIC EATING PLACE AT 111 NORTH ATLANTIC BOULEVARD #349

Motion: Moved by Commissioner Sullivan and seconded by Commissioner Lee, motion carried by the following vote:

Ayes: Commissioners: Garcia, Sullivan, and Lee
Noes: Commissioners: None
Absent: Commissioners: Choi and Leung
Abstain: Commissioners: None

COMMISSION COMMUNICATIONS:

None

FUTURE AGENDA ITEMS AS DIRECTED BY THE COMMISSION:

None

STAFF UPDATES:

Director Huntley provided an updated on the Marriott and Market Place developments.

CLOSED SESSION:

None

ADJOURNMENT:

There being no further business for consideration, the meeting was adjourned on February 9, 2016 at 8:00 p.m. to the next regular meeting on February 23, 2016 at 7:00 p.m. in the Council Chambers.

Michael A. Huntley
Director of Community and Economic Development

Approved on at the regular Planning Commission meeting.

ATTACHMENT 5

Separate appeals filed pursuant to MPMC § 21.32.130

**CITY OF MONTEREY PARK
INTEROFFICE MEMO**

CITY CLERK OFFICE

2016 FEB 16 P 3:55

DATE: February 10, 2016

TO: PAUL TALBOT, CITY MANAGER
FROM: MICHAEL A. HUNTLEY, DIRECTOR OF COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT
BY: SAMANTHA TEWASART, SENIOR PLANNER
SUBJECT: PLANNING COMMISSION ACTIONS – MEETING OF FEBRUARY 9, 2016

THE FOLLOWING ITEMS MAY BE SET FOR COUNCIL REVIEW:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-08) to allow a wireless telecommunication facility (Verizon) at 901 Corporate Center Drive in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-09) to allow a wireless telecommunication facility (AT&T) in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-11) to allow on-sale beer and wine (Type 41) for a public eating place at 111 North Atlantic Boulevard #349 in the R-S (Regional Specialty) Zone. (3-0-0-2, Choi and Leung)

The above items may be appealed on the written appeal of two Council members. Appeal must be filed within **10 days** of the City Council's decision.

MH:st

REQUEST FOR APPEAL

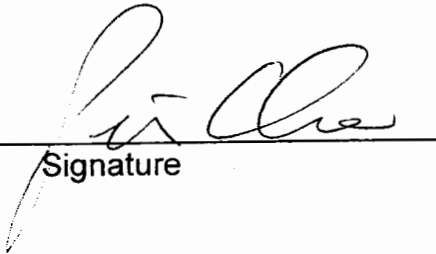
I wish that item 2A be appealed.

Reasons for appeal:

issue
Potential Health of residents in the area.

I contend that the reviewing official or body made the following errors:

Council Member: _____


Signature

Date: _____

2 - 16 - 16

CITY OF MONTEREY PARK
INTEROFFICE MEMO

CITY CLERK OFFICE

2016 FEB 19 P 2:46 DATE: February 10, 2016

TO: PAUL TALBOT, CITY MANAGER CITY OF MONTEREY PARK
FROM: MICHAEL A. HUNTLEY, DIRECTOR OF COMMUNITY AND ECONOMIC
DEVELOPMENT DEPARTMENT
BY: SAMANTHA TEWASART, SENIOR PLANNER
SUBJECT: PLANNING COMMISSION ACTIONS – MEETING OF FEBRUARY 9, 2016

THE FOLLOWING ITEMS MAY BE SET FOR COUNCIL REVIEW:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

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2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-09) to allow a wireless telecommunication facility (AT&T) in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

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MH:st

REQUEST FOR APPEAL

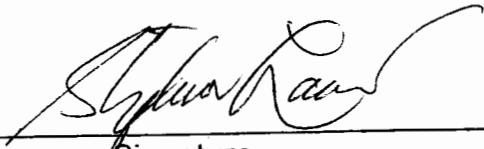
I wish that item 2A be appealed.

Reasons for appeal:

*Potential Safety, unpleasant look,
possible Public Nuisance*

Paul Talbot
February 10, 2016
Page 2

I contend that the reviewing official or body made the following errors:

Council Member: 
Signature

Date: 2/19/16

CITY OF MONTEREY PARK
INTEROFFICE MEMO

CITY CLERK OFFICE

2016 FEB 19 P 12:42

DATE: February 10, 2016

TO: PAUL TALBOT, CITY MANAGER
FROM: MICHAEL A. HUNTLEY, DIRECTOR OF COMMUNITY AND ECONOMIC
DEVELOPMENT DEPARTMENT
BY: SAMANTHA TEWASART, SENIOR PLANNER
SUBJECT: PLANNING COMMISSION ACTIONS – MEETING OF FEBRUARY 9, 2016

THE FOLLOWING ITEMS MAY BE SET FOR COUNCIL REVIEW:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-08) to allow a wireless telecommunication facility (Verizon) at 901 Corporate Center Drive in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-09) to allow a wireless telecommunication facility (AT&T) in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-11) to allow on-sale beer and wine (Type 41) for a public eating place at 111 North Atlantic Boulevard #349 in the R-S (Regional Specialty) Zone. (3-0-0-2, Choi and Leung)

The above items may be appealed on the written appeal of two Council members. Appeal must be filed within **10 days** of the City Council's decision.

MH:st

REQUEST FOR APPEAL

I wish that item 2A be appealed.

Reasons for appeal:

Discuss Potential Health Safety Issues
Aesthetically unpleasing, Public Nuisance

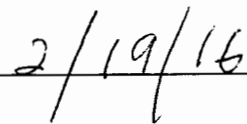
Paul Talbot
February 10, 2016
Page 2

I contend that the reviewing official or body made the following errors:

Council Member:


Signature

Date:





City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: **Public Hearing**
Agenda Item 4-B.

TO: Honorable Mayor and Members of the City Council

FROM: Michael A. Huntley, Director of Community and Economic Development

SUBJECT: Appeal of Planning Commission Resolution No. 04-16, adopted on February 9, 2016, approving Conditional Use Permit (CU-15-09) allowing for a wireless telecommunication facility – 417 North Garfield Avenue.

RECOMMENDATION:

It is recommended that the City Council consider:

- (1) Opening a public hearing to consider the appeal brought to the City Council pursuant to Monterey Park Municipal Code ("MPMC") § 21.32.130(B);
- (2) Taking testimonial and documentary evidence;
- (3) Closing the public hearing;
- (4) After considering the evidence, determine whether to uphold, amend, or overturn Planning Commission Resolution No. 04-16; and
- (5) Taking such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

On February 9, 2016, the Planning Commission adopted Resolution No. 04-16 approving Conditional Use Permit (CU-15-09) for a wireless telecommunication facility at 417 North Garfield Avenue. That decision was appealed to the City Council by three separate appeals filed on February 16th and 19th pursuant to MPMC § 21.32.130(B).

BACKGROUND AND ANALYSIS

The Planning Commission staff report dated February 9, 2016 and the minutes from the February 9, 2016 Planning Commission meeting are attached. In brief, the Planning Commission adopted Resolution No. 04-16 on February 9, 2016 which approved a wireless telecommunication facility (AT&T) at 417 North Garfield Avenue (the "Project").

As demonstrated in Resolution No. 04-16, the Planning Commission did not find any substantive evidence within the record allowing it to deny the conditional use permit for the Project. To the contrary, the Planning Commission found that the Project meets the requirements of applicable law including, without limitation, MPMC Chapter 21.34. That Chapter requires an applicant for a wireless telecommunication facility project to obtain the City's approval for proposed conditions. Resolution No. 04-16 enforces this requirement.

Appeals regarding conditional use permits are regulated by MPMC Chapter 21.32. This matter was appealed pursuant to § 21.32.130(B). Following a hearing, the City Council may sustain, modify, reject, or overrule Planning Commission Resolution No. 04-16 as set forth in MPMC Chapter 21.32. Should the City Council choose to modify, reject, or overrule the Planning Commission's decision, it would need to make findings consistent with MPMC Chapter 21.32 to support its decision. In this instance, a resolution reflecting the City Council's findings would be brought back at a subsequent meeting to memorialize the City Council's decision.

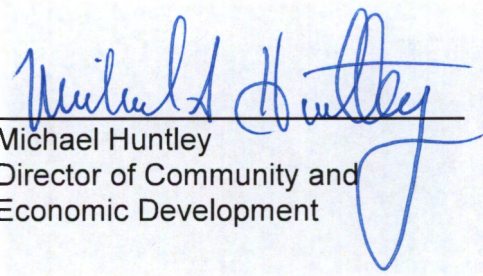
An action to sustain Planning Commission Resolution No. 04-16 does not require any additional City Council findings; it can simply affirm the Planning Commission's decision by majority vote.

LEGAL NOTIFICATION:

The legal notice of this hearing was posted at City Hall, Monterey Park Bruggemeyer Library, and Langley Center on **February 25, 2016** and published in the Monterey Park Progress on **March 3, 2016**, with affidavits of posting and publication on file. The legal notice of this hearing was mailed to **198** property owners within a 500 foot radius and current tenants of the property concerned on **February 25, 2016**.

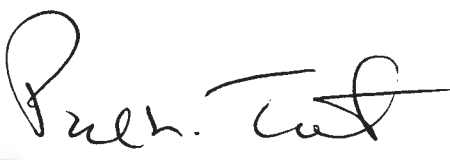
Respectfully submitted:

By:



Michael Huntley
Director of Community and
Economic Development

Approved by:

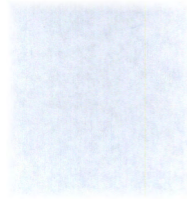


Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

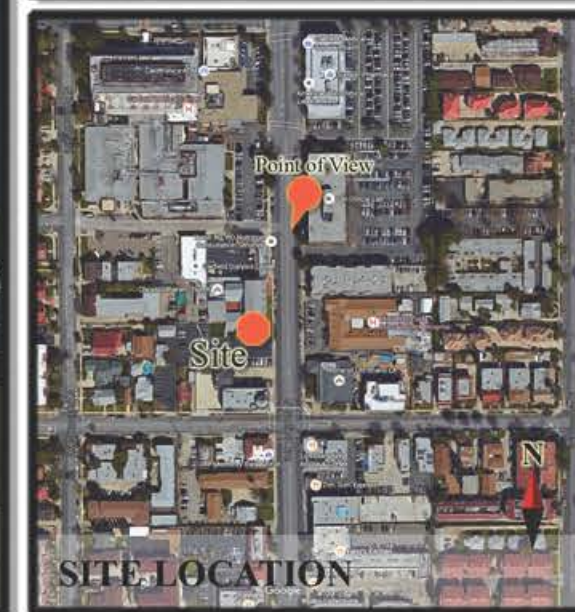


Attachments:

- Attachment 1: Site Plan, Floor Plan, Elevation Plan, and Photo Simulations
- Attachment 2: Planning Commission staff report dated February 9, 2015
- Attachment 3: Planning Commission Resolution No. 04-16
- Attachment 4: Planning Commission Minutes February 9, 2016
- Attachment 5: Separate appeals filed pursuant to MPMC § 21.32.130

ATTACHMENT 1

Site Plan, Floor Plan, Elevation Plan, and Photo Simulations



SITE COORDINATES

Latitude: 34.066681°

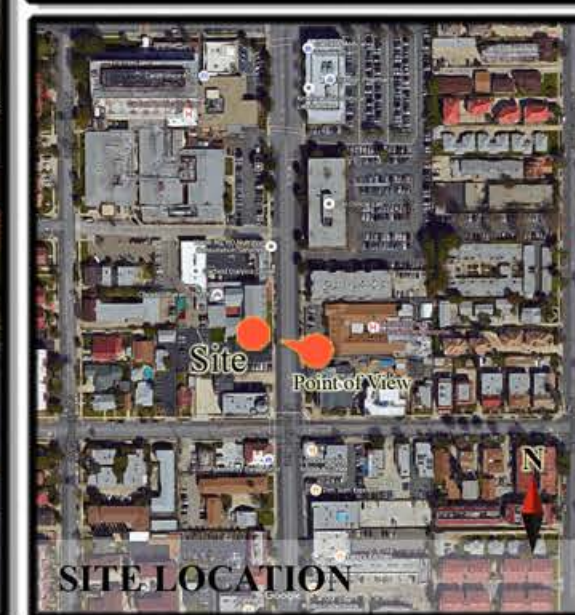
Longitude: -118.123122°

APPLICANT

AT&T
12900 Park Plaza Drive
Cerritos, CA 90703

SHEET NUMBER

1
3



SITE COORDINATES

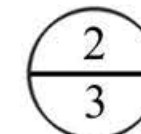
Latitude: 34.066681°

Longitude: -118.123122°

APPLICANT

AT&T
12900 Park Plaza Drive
Cerritos, CA 90703

SHEET NUMBER





SITE COORDINATES

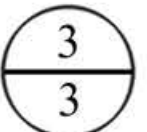
Latitude: 34.066681°

Longitude: -118.123122°

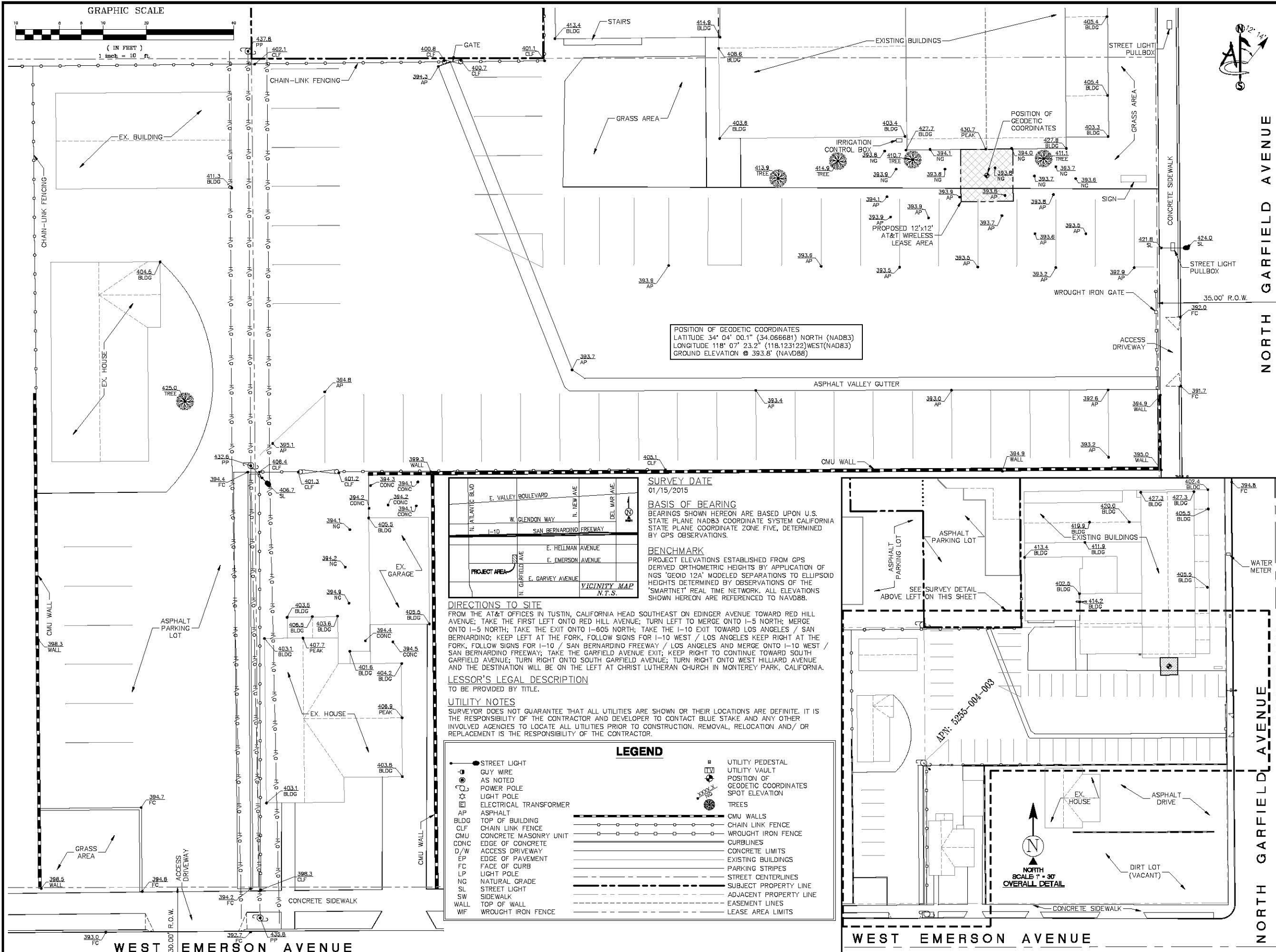
APPLICANT

AT&T
12900 Park Plaza Drive
Cerritos, CA 90703

SHEET NUMBER



Page 110 of 403



POSITION OF GEODETIC COORDINATES
LATITUDE 34° 04' 00.1" (34.066681) NORTH (NAD83)
LONGITUDE 118° 07' 23.2" (118.123122) WEST (NAD83)
GROUND ELEVATION @ 393.8' (NAVD88)

SURVEY DATE
01/15/2015

BASIS OF BEARING
BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM CALIFORNIA STATE PLANE COORDINATE ZONE FIVE, DETERMINED BY GPS OBSERVATIONS.

BENCHMARK
PROJECT ELEVATIONS ESTABLISHED FROM GPS DERIVED ORTHOMETRIC HEIGHTS BY APPLICATION OF NGS 'GEOD 12A' MODELED SEPARATIONS TO ELLIPSOID HEIGHTS DETERMINED BY OBSERVATIONS OF THE 'SMARTNET' REAL TIME NETWORK. ALL ELEVATIONS SHOWN HEREON ARE REFERENCED TO NAVD88.

DIRECTIONS TO SITE
FROM THE AT&T OFFICES IN TUSTIN, CALIFORNIA HEAD SOUTHEAST ON EDINGER AVENUE TOWARD RED HILL AVENUE; TAKE THE FIRST LEFT ONTO RED HILL AVENUE; TURN LEFT TO MERGE ONTO I-5 NORTH; MERGE ONTO I-5 NORTH; TAKE THE EXIT ONTO I-605 NORTH; TAKE THE I-10 EXIT TOWARD LOS ANGELES / SAN BERNARDINO; KEEP LEFT AT THE FORK, FOLLOW SIGNS FOR I-10 WEST / LOS ANGELES KEEP RIGHT AT THE FORK, FOLLOW SIGNS FOR I-10 / SAN BERNARDINO FREEWAY / LOS ANGELES AND MERGE ONTO I-10 WEST / SAN BERNARDINO FREEWAY; TAKE THE GARFIELD AVENUE EXIT; KEEP RIGHT TO CONTINUE TOWARD SOUTH GARFIELD AVENUE; TURN RIGHT ONTO SOUTH GARFIELD AVENUE; TURN RIGHT ONTO WEST HILLIARD AVENUE AND THE DESTINATION WILL BE ON THE LEFT AT CHRIST LUTHERAN CHURCH IN MONTEREY PARK, CALIFORNIA.

LESSOR'S LEGAL DESCRIPTION
TO BE PROVIDED BY TITLE.

UTILITY NOTES
SURVEYOR DOES NOT GUARANTEE THAT ALL UTILITIES ARE SHOWN OR THEIR LOCATIONS ARE DEFINITE. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT BLUE STAKE AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. REMOVAL, RELOCATION AND/ OR REPLACEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.

LEGEND	
STREET LIGHT	UTILITY PEDESTAL
GUY WIRE	UTILITY VAULT
AS NOTED	POSITION OF GEODETIC COORDINATES
POWER POLE	SPOT ELEVATION
LIGHT POLE	TREES
ELECTRICAL TRANSFORMER	CMU WALLS
AP	CHAIN LINK FENCE
BLDG	WROUGHT IRON FENCE
CLF	CURBLINES
CMU	CONCRETE LIMITS
CONC	EXISTING BUILDINGS
D/W	PARKING STRIPES
EP	STREET CENTERLINES
FC	SUBJECT PROPERTY LINE
LP	ADJACENT PROPERTY LINE
NG	EASEMENT LINES
SL	LEASE AREA LIMITS
SW	
WALL	
WIF	

APPLICANT:

The new **at&t**

1452 EDINGER AVENUE
3RD FLOOR
TUSTIN, CA 92780

ENGINEER:

Eukon
www.eukongroup.com

65 POST, SUITE 1000
IRVINE, CA 92618
TEL: (949) 553-8566

Ambit
consulting

428 MAIN STREET SUITE 206
HUNTINGTON BEACH, CA 92648
(480)-659-4072

PROJECT NO: CLV1442-B

DRAWN BY: RC

CHECKED BY: JG

REVISIONS:

REV	DATE	DESCRIPTION
0	01/19/15	INITIAL SUBMITTAL

PROJECT INFORMATION:

CLV1442-B
CHRIST LUTHERAN CHURCH
417 NORTH GARFIELD AVENUE
MONTEREY PARK, CA 91754

SHEET TITLE:

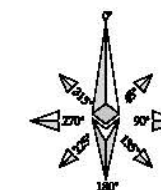
SITE SURVEY

SHEET NUMBER:

LS-1

IF DIMENSIONS SHOWN ON PLAN DO NOT SCALE CORRECTLY, CHECK FOR REDUCTION OR ENLARGEMENT FROM ORIGINAL PLANS.

UTILITY DESIGN AND RUNS ARE PRELIMINARY.
PENDING FINAL DESIGN FROM UTILITY PROVIDERS.



SCALE	30'	0	15'	30'	60'	120'
1"=30'-0"						

The new  at&t

1452 EDINGER AVENUE,
3RD FLOOR
TUSTIN, CA 92780



65 POST, SUITE 1000
IRVINE, CA 92618
TEL: (949) 553-8566

DRAWN BY:	JJD
CHECKED BY:	HT

[illegible]

A	09/28/15	90% ZONING DRAWING
REV	DATE	DESCRIPTION

NOT TO BE USED
FOR CONSTRUCTION

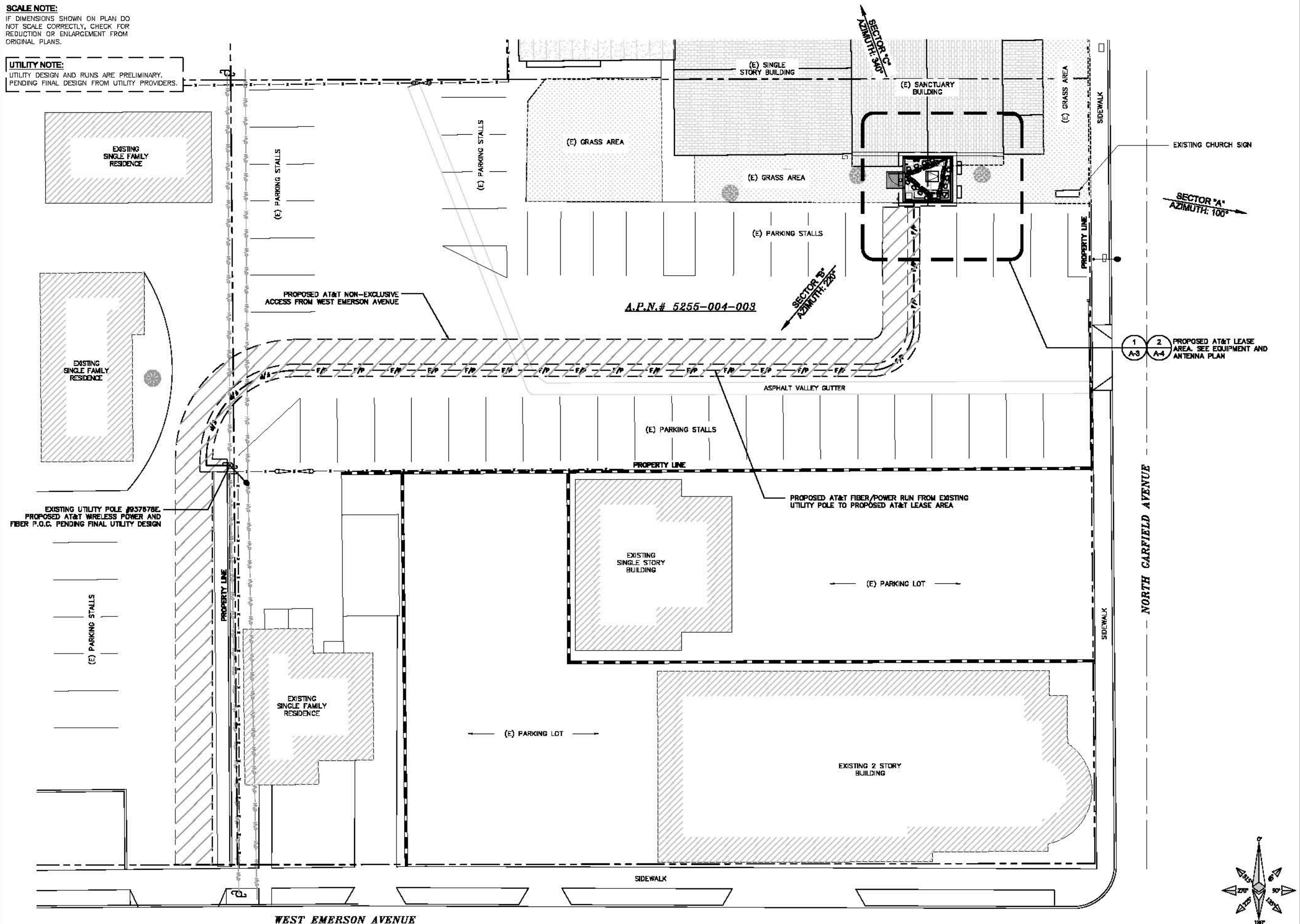
CLV1442 (CLL01442)
CHRIST LUTHERAN CHURCH
417 N. GARFIELD AVE
MONTEREY PARK, CA 91754

SITE PLAN

A-1
Page 112 of 40

SCALE NOTE:
IF DIMENSIONS SHOWN ON PLAN DO NOT SCALE CORRECTLY, CHECK FOR REDUCTION OR ENLARGEMENT FROM ORIGINAL PLANS.

UTILITY NOTE:
UTILITY DESIGN AND RUNS ARE PRELIMINARY. PENDING FINAL DESIGN FROM UTILITY PROVIDERS.



ENLARGED SITE PLAN

APPLICANT:

The new **at&t**
1452 EDINGER AVENUE,
3RD FLOOR
TUSTIN, CA 92780

ENGINEER:

Eukon
65 POST, SUITE 1000
IRVINE, CA 92618
TEL: (949) 553-8568

DRAWN BY: JJD
CHECKED BY: HT

REVISIONS:

REV	DATE	DESCRIPTION
A	09/28/15	90% ZONING DRAWING

LICENSER:

NOT TO BE USED
FOR CONSTRUCTION

PROJECT INFORMATION:

CLV1442 (CLL01442)
CHRIST LUTHERAN CHURCH
417 N. GARFIELD AVE
MONTEREY PARK, CA 91754

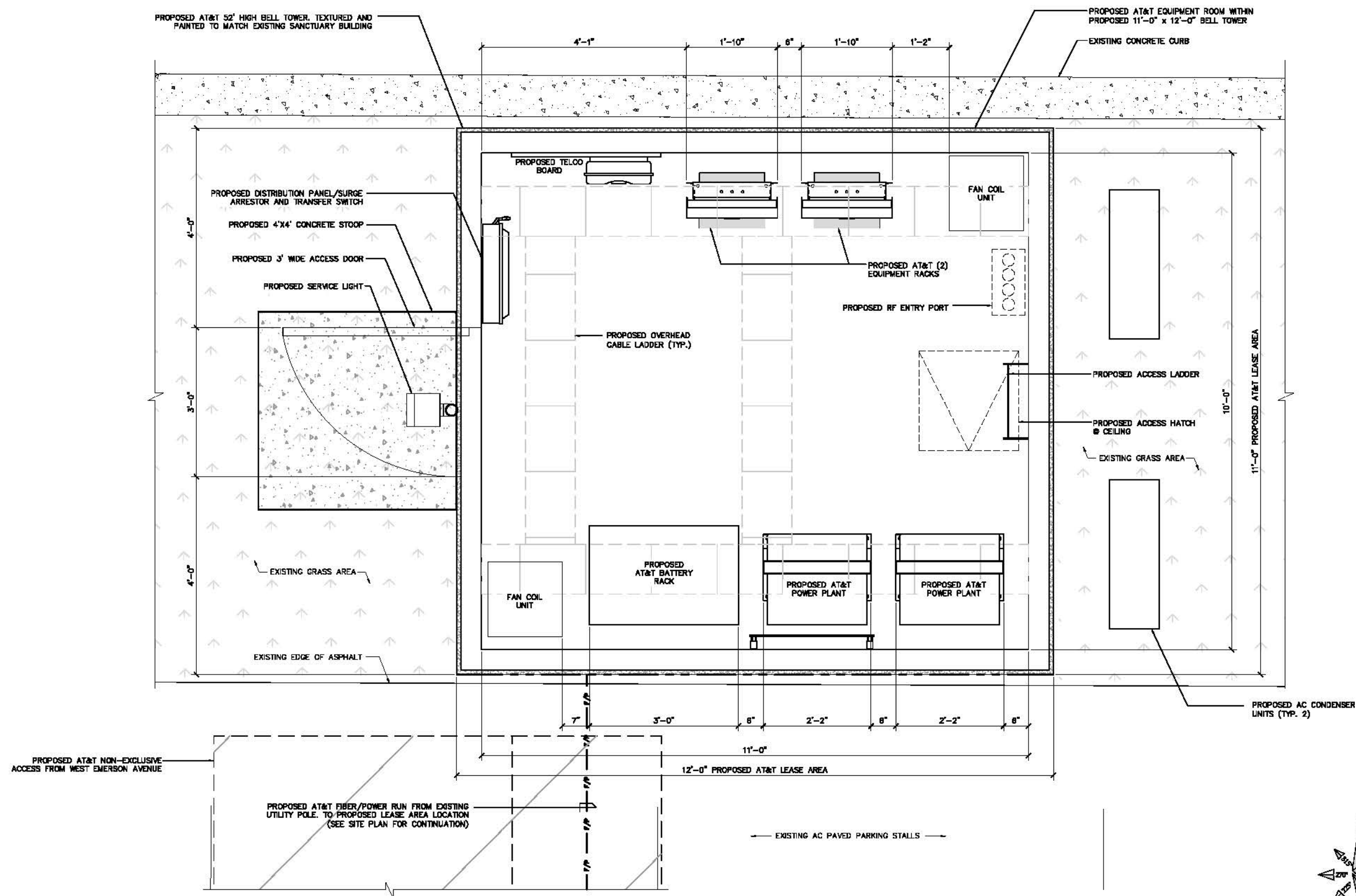
SHEET TITLE:

ENLARGED
SITE PLAN

SHEET NUMBER:

A-2
Page 113 of 403

SCALE NOTE:
IF DIMENSIONS SHOWN ON PLAN DO
NOT SCALE CORRECTLY, CHECK FOR
REDUCTION OR ENLARGEMENT FROM
ORIGINAL PLANS.



APPLICANT:



1452 EDINGER AVENUE,
3RD FLOOR
TUSTIN, CA 92780

ENGINEER:



65 POST, SUITE 1000
IRVINE, CA 92618
TEL: (949) 553-8568

DRAWN BY: JJD
CHECKED BY: HT

REVISIONS:

REV	DATE	DESCRIPTION
A	09/28/15	90% ZONING DRAWING

LICENSER:

NOT TO BE USED
FOR CONSTRUCTION

PROJECT INFORMATION:

CLV1442 (CLL01442)
CHRIST LUTHERAN CHURCH
417 N. GARFIELD AVE
MONTEREY PARK, CA 91754

SHEET TITLE:

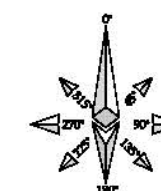
PROPOSED EQUIPMENT
LAYOUT @ GRADE

SHEET NUMBER:

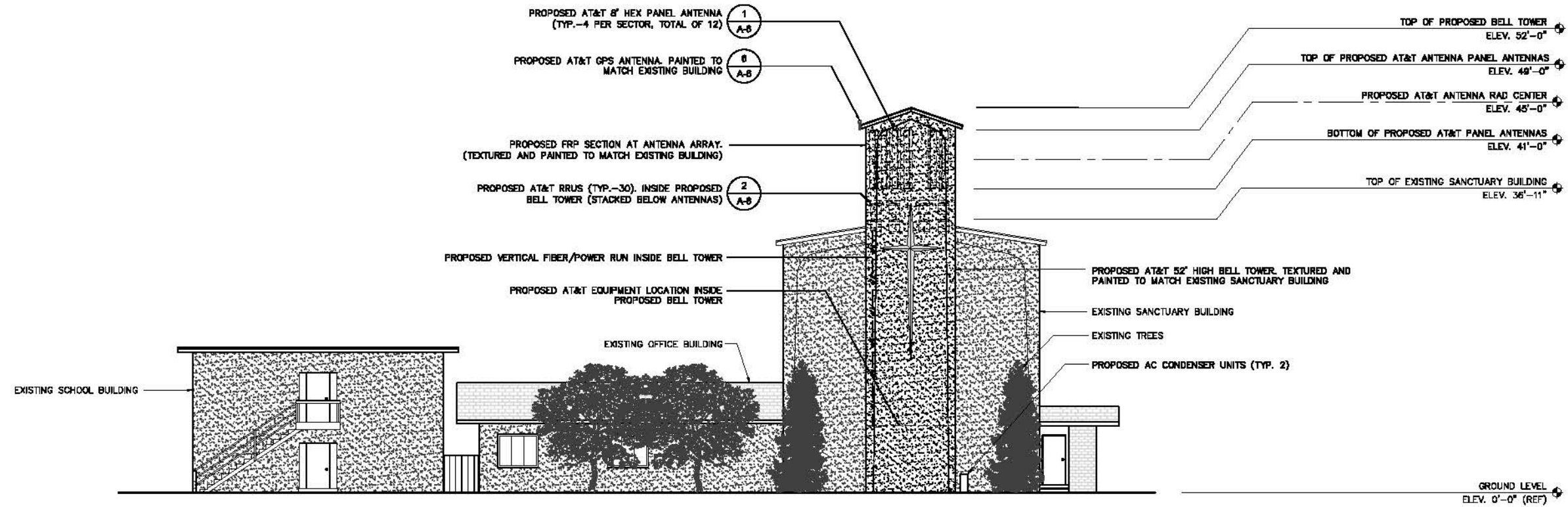
A-3
Page 114 of 403

PROPOSED EQUIPMENT LAYOUT @ GRADE

SCALE
1" = 1'-0"

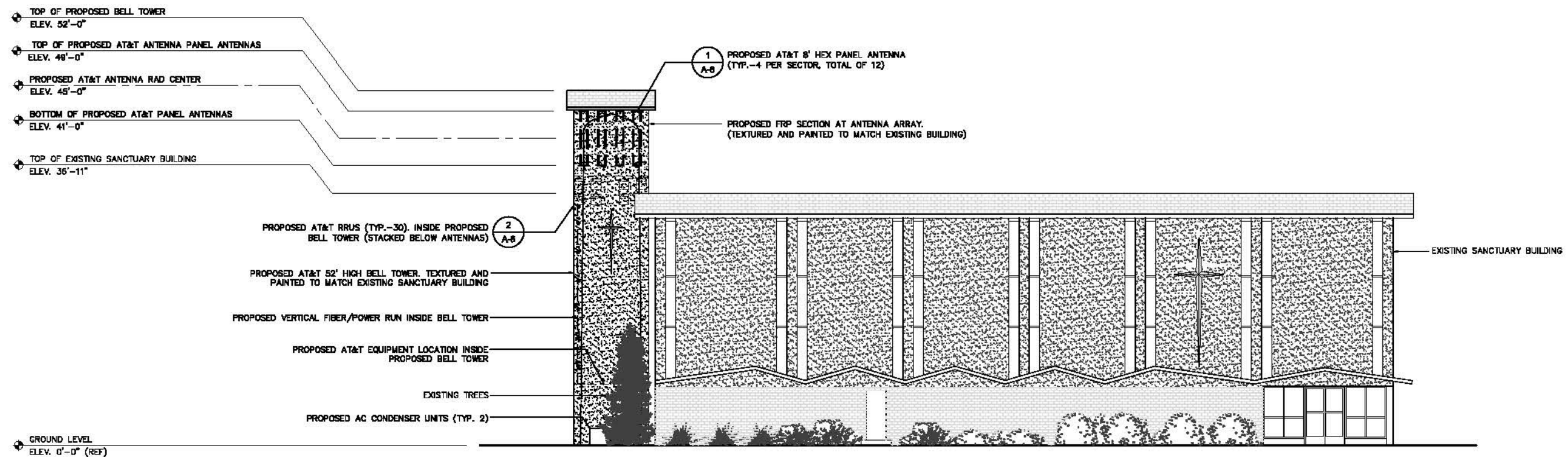


SCALE NOTE:
IF DIMENSIONS SHOWN ON PLAN DO
NOT SCALE CORRECTLY, CHECK FOR
REDUCTION OR ENLARGEMENT FROM
ORIGINAL PLANS.



PROPOSED SOUTH ELEVATION

SCALE 1/8"=1'-0" 1



PROPOSED EAST ELEVATION

SCALE 1/8"=1'-0" 2

APPLICANT:



ENGINEER:



DRAWN BY: JJD
CHECKED BY: HT

REVISIONS:

REV	DATE	DESCRIPTION
A	09/28/15	90% ZONING DRAWING

LICENSER:

NOT TO BE USED
FOR CONSTRUCTION

PROJECT INFORMATION:

CLV1442 (CLL01442)
CHRIST LUTHERAN CHURCH
417 N. GARFIELD AVE
MONTEREY PARK, CA 91754

SHEET TITLE:

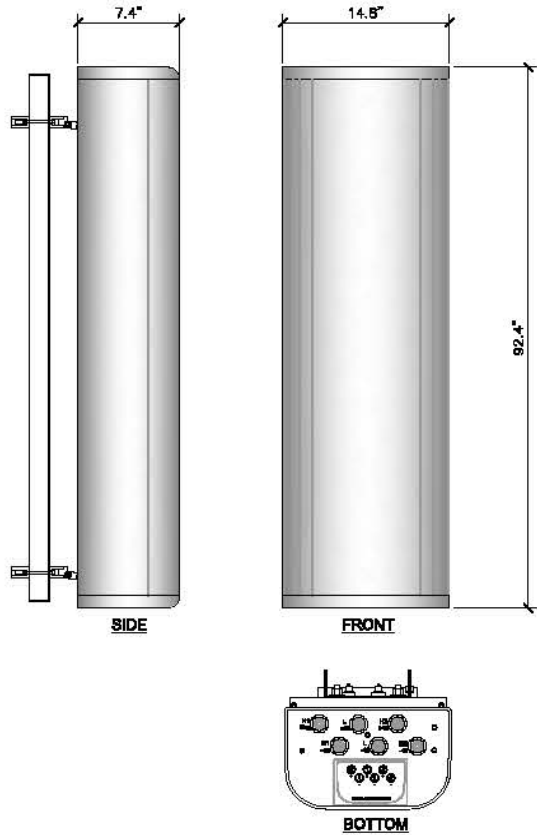
PROPOSED SOUTH
AND
EAST ELEVATIONS

SHEET NUMBER:

A-5
Page 116 of 403

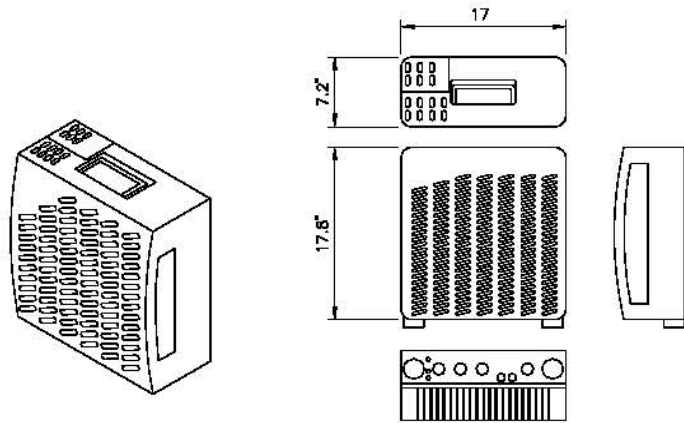
CCI
HPA-65R-BUU-H8
MECHANICAL SPECIFICATIONS

DIMENSIONS (LxWxD):	92.4 x 14.8 x 7.4 INCHES (2351 x 376 x 229 mm)
SURVIVAL WIND SPEED:	> 150 mph
FRONT WIND LOAD:	332 lbs (1479 N) @ 100 mph (161 kph)
SIDE WIND LOAD:	193 lbs (860 N) @ 100 mph (161 kph)
EQUIVALENT FLAT PLATE AREA:	13.0 ft² (1.2 m²)
WEIGHT (WITHOUT MOUNTING):	88 lbs (31 kg)
RET SYSTEM WEIGHT:	5.0 lbs (2.25 kg)
CONNECTOR:	6; 7-16 DIN FEMALE LONG NECK
MOUNTING POLE:	2-5 INCHES (5-12 cm)



ERICSSON RRUS

DIMENSIONS (LxWxD):	431x183x452 (17"x7.2"x17.8")
POWER CONSUMPTION:	200 WATTS
TOTAL WEIGHT:	55 LBS.
TEMPERATURE:	-40° TO 55° C

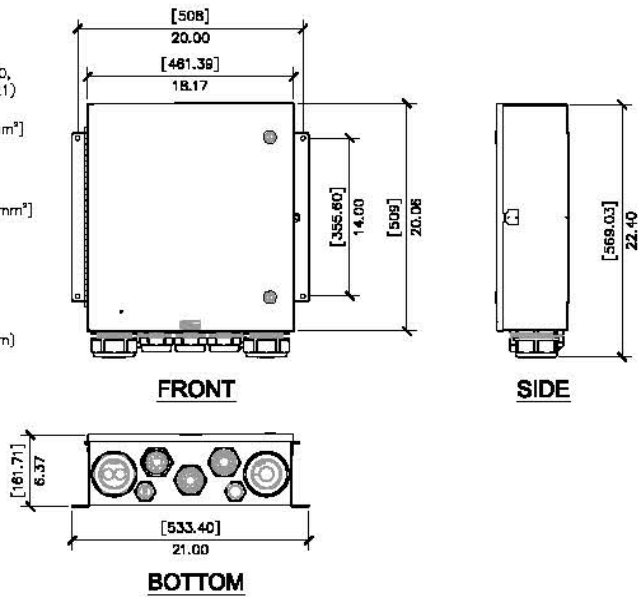


REMOTE RADIO UNIT (RRUS) SPECIFICATIONS

2

RAYCAP - DC6-48-60-18

CONNECTION SUPPRESSION METHOD:	COMPRESSION LUG 2 HOLE, #10, 5/8 PITCH, 12-4 AWG (3.31-21)
CONNECTION TERMINAL (SUPPRESSION) HARDWARE:	COPPER #14 TO #2 AWG [2.5 TO 35 mm²]
FIBER CONNECTION METHOD:	LC-LC SINGLE MODE
FORM C CONTACT CONNECTION (TERMINAL BLOCK) HARDWARE:	#22 TO #12 AWG [0.34 TO 4 mm²]
OPERATING TEMPERATURE (°C):	-40° C TO +100° C
STORAGE TEMPERATURE (°C):	-70° C TO +80° C
ENCLOSURE TYPE (OUTDOOR):	NEMA 4 RATED
ENCLOSURE DIMENSION (LxWxH):	18.17" x 20.06" x 6.37" [461.39 x 509.52 x 161.71 mm]
WEIGHT:	43.5 lbs

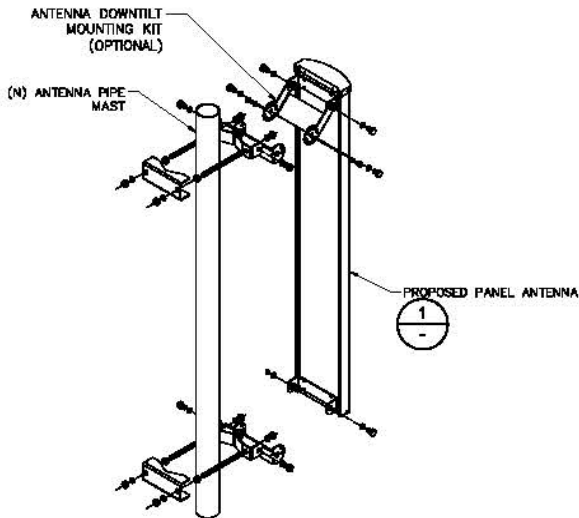


ANTENNA SPECIFICATIONS (HEX - PORT)

1

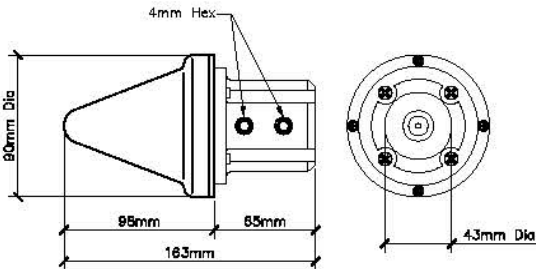
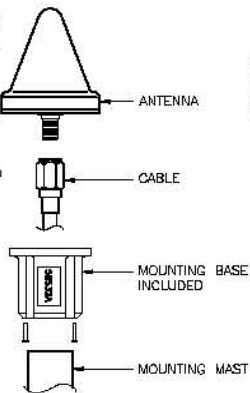
DC SURGE SUPPRESSION SPECIFICATIONS

3

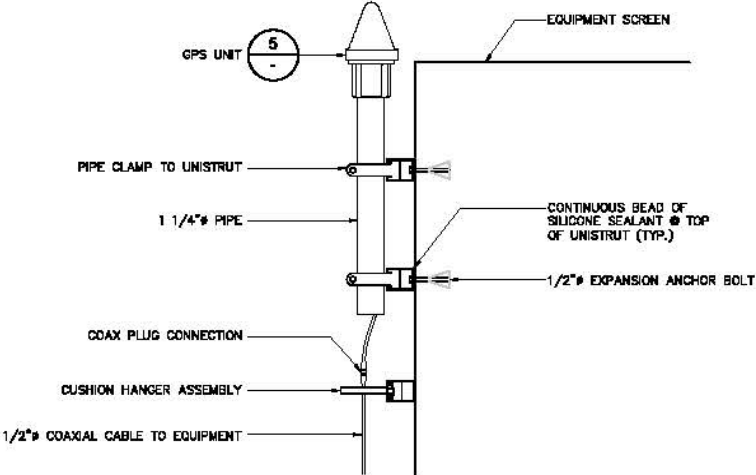


NOTES:

1. LOCATION OF ANTENNA MUST HAVE CLEAR VIEW OF SOUTHERN SKY AND CANNOT HAVE ANY BLOCKAGES EXCEEDING 25% OF THE SURFACE AREA OF A HEMISPHERE AROUND THE GPS ANTENNA.
2. ALL GPS ANTENNA LOCATIONS MUST BE ABLE TO RECEIVE CLEAR SIGNALS FROM A MINIMUM OF FOUR (4) SATELLITES. VERIFY WITH HANDHELD GPS BEFORE FINAL LOCATION OF GPS ANTENNA.
3. THE ANTENNA SHOULD NOT BE LOCATED WITHIN 3FT. OF ANY METALLIC WALLS OR OBJECTS IN ANY RADIAL DIRECTION OF THE DUAL BAND OMNI SECTION.



- GPS L1 REFERENCE ANTENNA
- N-TYPE RF CONNECTION (1575.42 MHZ)
- GAIN: 36 DBI TYPICAL @ ELEVATION ANGLE 90°
- REQUIRES +5 VDC POWER (20 MA TYPICAL)
- CLIMATE: OUTDOOR (-40°C TO +85°C)
- WEIGHT
 - 187g ANTENNA WITHOUT MOUNTING BASE
 - 240g MOUNTING BASE (INCLUDED)
- FOR POLE MOUNTING USE 42mm OD TUBE



ANTENNA MOUNTING DETAIL

4

GPS ANTENNA SPECIFICATIONS

5

GPS ANTENNA MOUNTING DETAIL

6

APPLICANT:



ENGINEER:



DRAWN BY: JJD
CHECKED BY: HT

REVISIONS:

REV	DATE	DESCRIPTION
A	09/28/15	90% ZONING DRAWING

LICENSER:

NOT TO BE USED
FOR CONSTRUCTION

PROJECT INFORMATION:

CLV1442 (CLL01442)
CHRIST LUTHERAN CHURCH
417 N. GARFIELD AVE
MONTEREY PARK, CA 91754

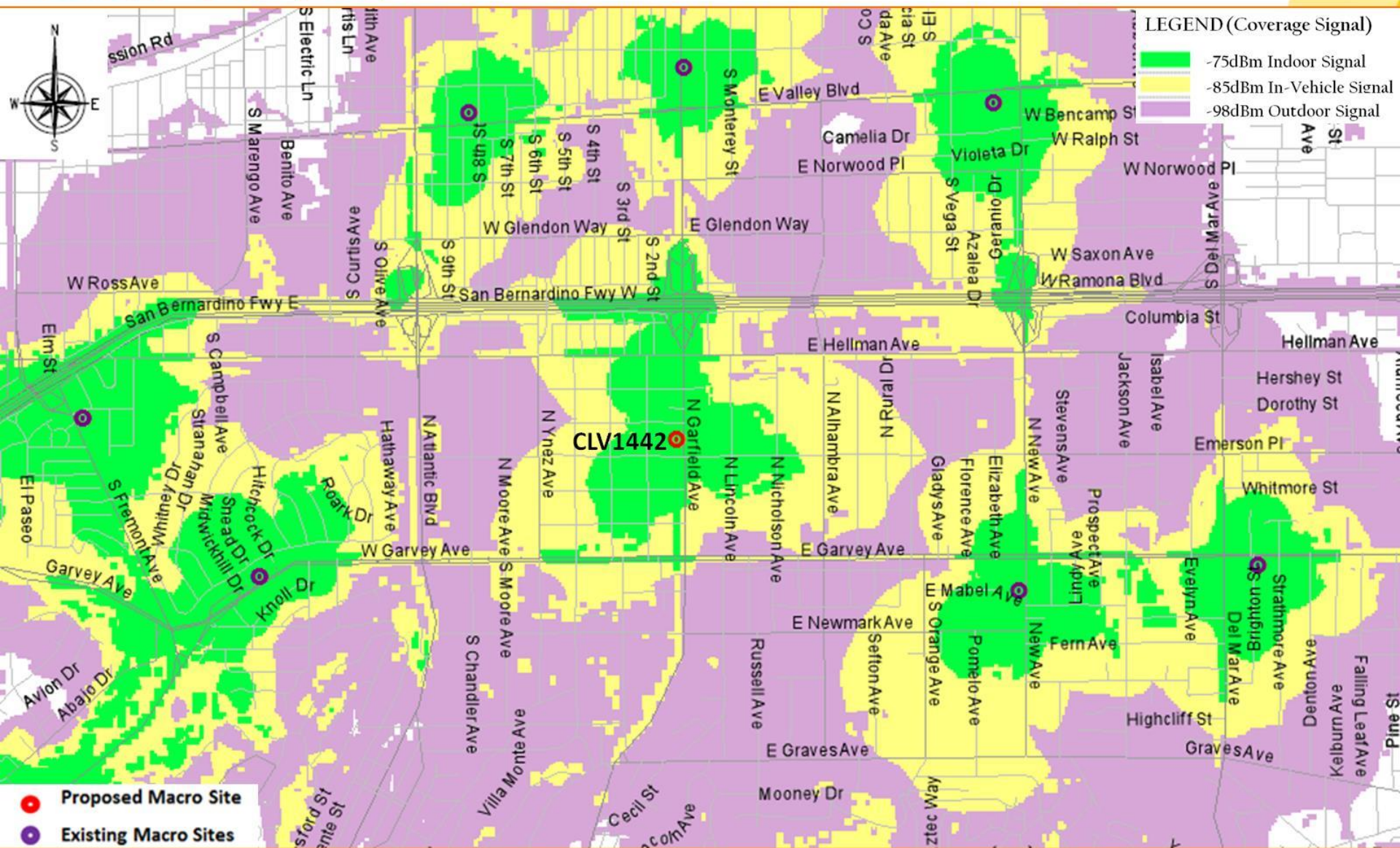
SHEET TITLE:

EQUIPMENT AND ANTENNA
DETAILS

SHEET NUMBER:

A-6
Page 117 of 403

UMTS Coverage -- with CLV1442 and Neighboring Sites



ATTACHMENT 2

Planning Commission staff report dated February 9, 2016



Planning Commission Staff Report

DATE: February 9, 2016

AGENDA ITEM NO: 2-B

TO: The Planning Commission
FROM: Michael A. Huntley, Community and Economic Development Director
SUBJECT: A Public Hearing to Consider a Conditional Use Permit (CUP-15-09) to allow a wireless telecommunications facility (AT&T) – 417 North Garfield Avenue.

RECOMMENDATION:

It is recommended that the Planning Commission consider:

- (1) Opening the public hearing;
- (2) Receiving documentary and testimonial evidence;
- (3) Closing the public hearing;
- (4) Adopting a Resolution approving the requested Conditional Use Permit (CUP-15-09) subject to conditions of approval; and
- (5) Take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

The applicant, Jerry Ambrose of Eukon Group, on behalf of AT&T, is requesting a Conditional Use Permit to allow a wireless telecommunication facility at 417 North Garfield Avenue. The property is zoned C-P (Commercial Professional) and is designated Commercial in the General Plan.

Staff believes that the proposed project is consistent with the requirements and standards in the Monterey Park Municipal Code ("MPMC") and will not have significant impacts to the surrounding community. A wireless telecommunication facility is an allowed use subject to a conditional use permit and the proposed project is consistent with the standards established in MPMC Chapter 21.34 for wireless telecommunication facilities. According to MPMC § 21.34.020, the conditional use permit application also includes a request to exceed the building height limit in the C-P Zone from 40 feet to 52 feet. According to the applicant, in order to meet coverage objectives, the antenna panels cannot be obstructed by buildings or structures. The applicant made several attempts to find alternative sites and is requesting to exceed the height limit as a last resort. Staff believes that the proposed project is designed to achieve maximum compatibility with the community to the maximum extent reasonably feasible and the facility is necessary to close a coverage gap. The facility complies with all of the requirements of State and federal laws, regulations, and orders.

Property Description

The subject property is located on the west side of North Garfield Avenue, between West Emerson Avenue and Hilliard Avenue. North and south of the subject property are medical office buildings, west are residential dwelling units, and east are North Garfield Avenue and the Monterey Park Convalescent Hospital. The lot is 33,799 square feet (0.78 acres) in size and is currently developed with a 2-story church (Christ Lutheran Church) constructed in 1962. The property is accessible from North Garfield Avenue and West Emerson Avenue.

Project Description

The project includes constructing a new 52 feet tall bell tower at the south elevation of the church within a 150 square feet lease area. The tower will be 12 feet wide and 11 feet deep and will house 12 8-foot tall antenna panels and ancillary mechanical equipments. The tower design will be architecturally compatible with the existing church, including the roof style and exterior stucco finish and color. A cross will be installed on the south and east elevations of the bell tower. The existing church is 2-stories, 36 feet tall. The proposed wireless facility will be unmanned and will not generate any additional traffic to and from the property.

Conditional Use Permit

The intent of the proposed project is to provide wireless telecommunications services to the service area. Mobile devices are a necessary emergency service device and business tool, as well as being convenient for personal and family use. After comparison to other potential site locations in the surrounding area, the project site offered the most desirable location in the interest of public convenience and welfare. The proposed stealth design and compatible appearance with existing surrounding buildings will allow the facility to serve its intended function without being unsightly or causing adverse impacts to surrounding properties.

The proposed project is consistent with MPMC § 21.34.040(3) and has a design that is not unsightly or causing adverse impacts to the surrounding area. The facility structures and equipment are located, designed and screened to blend with the existing facilities on site in such a manner as to alleviate any adverse impacts to adjacent uses and structures in the vicinity. The project will be unmanned and will not generate any smoke, odor, noise, or other adverse impacts to the adjacent land uses. The project will also have no impact on parking, traffic, circulation or density in the area and will not adversely affect any existing scenic or natural vistas. The project is designed to be architecturally compatible with the church. The proposed tower will be proportional to the existing building. The antennas will be hidden within an antenna support structure designed as a bell tower and compatible with existing church on the property.

Building Height

According to MPMC § 21.34.040(4), height requirements must be as specified within each respective zone or as approved by the Planning Commission. AT&T is requesting a height of 52 feet instead of the 40 feet height limit in the C-P Zone.

According to the Applicant, seven other sites were considered before the subject property. However, the property owners did not have interest in leasing space to AT&T.

- 616 North Garfield Avenue (Garfield Professional Building) – The owner is not interested in leasing space to AT&T.
- 525 North Garfield Avenue (Garfield Medical Center Hospital) – The hospital is not interested in adding another wireless carrier on their rooftop. T-Mobile is the current carrier.
- 500 & 600 North Garfield Avenue (Garfield Medical Center Office Buildings) – The owner is not interested in leasing space to AT&T.
- 420 North Garfield Avenue (Healthcare Medical Center) – This owner is interested in leasing space to AT&T, but the rooftop is too low to meet coverage objectives (signal block by surrounding buildings).
- 223 North Garfield Avenue (Sun Imaging) – This location is too far south to meet coverage objectives and the owner is not interested in leasing to AT&T.
- 210 North Garfield Avenue (Sun Medical Lab) – This location is too far south to meet coverage objectives and the owner is not interested in leasing space to AT&T.
- 311 North Rural Drive (Sierra Vista Park) – This location is too far east to meet coverage objectives and the City is not interested in leasing space to AT&T and this location.

According to the Applicant, the proposed use has antennas that must have a “clear line of sight” to the intended coverage area. In this particular case, a centerline antenna height of 45 feet (above grade) is necessary to achieve coverage objectives. Unlike the other locations considered and were not available to AT&T, the subject property does not have an existing building or structure for antenna attachment that allows the antennas to achieve the required height. Accordingly, a new freestanding structure is necessary at this particular property to meet coverage objectives. Without the additional 12 feet in height the AT&T will not meet the coverage objectives. AT&T must operate the proposed facility in full compliance with the regulations and licensing requirements of the Federal Communications Commission (FCC), Federal Aviation Administration (FAA), and California Public Utilities Commission (CPUC), and other applicable laws.

OTHER ITEMS:

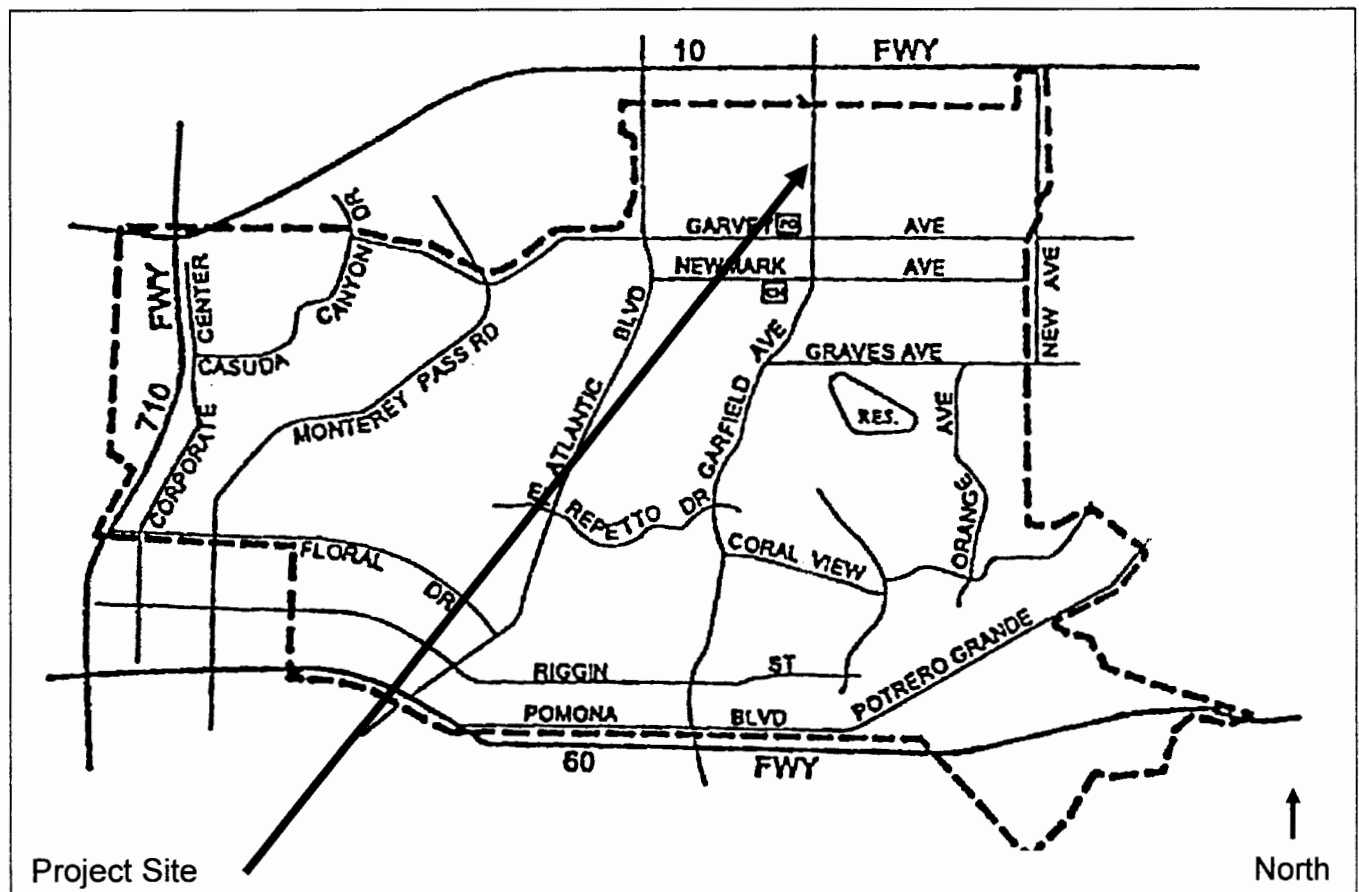
Legal Notification

In compliance with MPMC § 21.34.020(H) (2), the legal notice of this hearing was mailed to **196** property owners and current tenants of the property concerned within a 500 feet radius on **January 8, 2016**, at least 30-days before the hearing, with an affidavit of mailing on file. A notification, three feet in height and four feet in width was posted by the applicant for 30-days at the site where the wireless telecommunications facility is proposed for installation. The legal notice of this hearing was also posted at City Hall, Monterey Park Bruggemeyer Library, and Langley Center on **January 8, 2016**, with affidavits of posting on file.

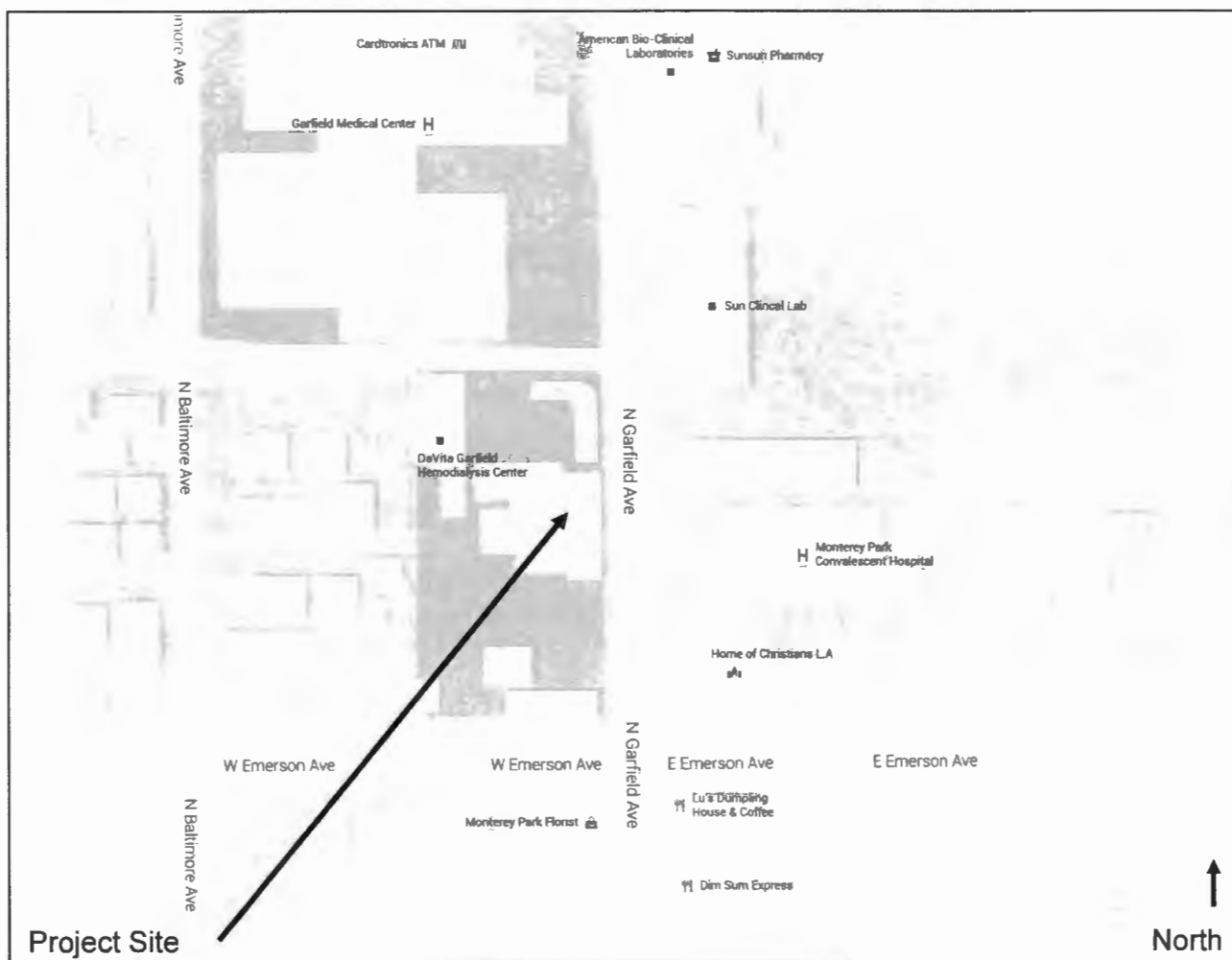
Environmental Assessment

This project was determined to be a Class 3 (New Construction) Categorical Exemption pursuant to CEQA Guidelines § 15303.

Vicinity Map



Street Map



Aerial Map



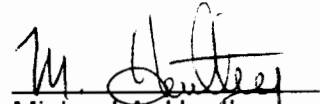
ALTERNATIVE COMMISSION CONSIDERATIONS:

None.

FISCAL IMPACT:

None.

Respectfully submitted,



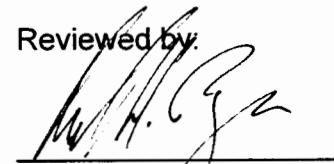
Michael A. Huntley
Community and Economic
Development Director

Prepared by:



Samantha Tewasart
Senior Planner

Reviewed by:



Karl H. Berger
Assistant City Attorney

Attachments:

- Exhibit A: Draft Resolution
- Exhibit B: Site, floor, and elevation plans
- Exhibit C: Photo simulations

ATTACHMENT 3
Planning Commission Resolution No. 04-16

RESOLUTION NO. 04-16

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-09) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 417 NORTH GARFIELD AVENUE.

The Planning Commission of the City of Monterey Park does resolve as follows:

SECTION 1: The Planning Commission finds and declares that:

- A. On October 28, 2015, Eukon Group, on behalf of AT&T, submitted an application, pursuant to Monterey Park Municipal Code ("MPMC") §§ 21.10.030, 21.32.020, and Chapter 21.34 requesting approval of Conditional Use Permit (CUP-15-09) to allow a wireless telecommunication facility at 417 North Garfield Avenue ("Project");
- B. The proposed Project was reviewed by the City of Monterey Park Community and Economic Development Department for, in part, consistency with the General Plan and conformity with the MPMC;
- C. In addition, the City reviewed the Project's environmental impacts under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, *et seq.*, the "CEQA Guidelines");
- D. The Community and Economic Development Department completed its review and scheduled a public hearing regarding the Project before the Planning Commission for February 9, 2016. Notice of the public hearing was posted and mailed as required by the MPMC;
- E. On February 9, 2016, the Planning Commission held a public hearing to receive public testimony and other evidence regarding the proposed Project, including, without limitation, information provided to the Planning Commission by City staff and public testimony, and representatives of Eukon Group; and
- F. This Resolution and its findings are made based upon the testimony and evidence presented to the Commission at its February 9, 2016 hearing including, without limitation, the staff report submitted by the Community and Economic Development Department.

SECTION 2: *Factual Findings and Conclusions.* The Planning Commission finds that the following facts exist and makes the following conclusions:

- A. The Applicant seeks to construct a new 52 feet tall bell tower at the south elevation of an existing church within a 150 square feet lease area. The tower will be 12 feet wide and 11 feet deep and will house 12 8-feet tall antenna panels and ancillary mechanical equipments.
- B. 417 North Garfield Avenue is zoned C-P (Commercial Professional) and designated Commercial in the General Plan;

**PLANNING COMMISSION
RESOLUTION NO. 04-16
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- C. The subject property is located on the west side of North Garfield Avenue, between West Emerson Avenue and Hilliard Avenue. North and south of the subject property are medical office buildings, west are residential dwelling units, and east are North Garfield Avenue and the Monterey Park Convalescent Hospital; and
- D. The lot is 33,799 square feet (0.78 acres) in size and is currently developed with a 2-story church (Christ Lutheran Church) constructed in 1962. The property is accessible from North Garfield Avenue and West Emerson Avenue.

SECTION 3: Environmental Assessment. Because of the facts identified in Section 2 of this Resolution, the Project is categorically exempt from additional environmental review pursuant to CEQA Guidelines § 15303 (New Construction) as a small facility or structure.

SECTION 4: Conditional Use Permit Findings. Pursuant to MPMC §§ 21.10.030 (B), 21.32.020, and 21.34.020 the Planning Commission finds as follows:

1. The site is adequate in size, shape and topography for the proposed use including without limitation, any required yards, walls, fences, parking and loading facilities, landscaping, setbacks, and other development standards required by the MPMC. The subject property is 33,799 square feet (0.78 acres) in size and is currently developed with an existing 2-story, 12,679 square feet church. The proposed wireless facility will be a new 52 feet tall bell tower attached to the church within a 150 square feet lease area. The maximum floor area ratio allowed in the C-P Zone is 80 percent of the lot. The floor area ratio with the proposed tower will be 38 percent of the lot, which is less than the maximum allowed. The tower will be 12 feet wide and 11 feet deep and will house 12 8-feet tall antenna panels and ancillary mechanical equipments. The tower design will be architecturally compatible with the existing church, including the roof style and exterior stucco finish and color. A cross will be installed on the south and east elevations of the bell tower. The existing church is 2-stories, 36 feet tall. No alterations are proposed to the existing parking area. The proposed wireless facility will be unmanned and will not generate any additional traffic to and from the property. The proposed wireless telecommunication facility complies with all requirements for the issuance of the conditional use permit.
2. The site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed use. The site is accessible from North Garfield Avenue and West Emerson Avenue and is located less than half a mile from the Interstate 10 Freeway. The site is an existing developed property currently constructed with a 2-story church. The church is situated on the northern portion of the lot with parking located south of the church. The proposed use is an unmanned wireless telecommunication facility and is not expected to significantly increase traffic. Aside from the monthly maintenance of the facility, there will be no other pedestrian or vehicular traffic generated by the proposed use.

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3. The proposed use is consistent with the General Plan and conforms to objectives of the General Plan and the MPMC zoning regulations. The subject property is designated Commercial in the General Plan. The Commercial land use category provide opportunities for a broad range of retail and service commercial and professional office uses intended to meet the needs of Monterey Park residents and businesses, as well as, regional shopping demand. The proposed use is an unmanned wireless telecommunication facility, which is allowed in the C-P (Commercial Professional) Zone with a Conditional Use Permit approval. Mobile devices a necessary emergency service device and business tool, as well as being convenient for personal and family use. MPMC Chapter 21.34 establishes the standards for wireless telecommunication facilities and these standards are intended to protect the public health, safety, and general welfare, and to protect residents from any potential adverse impacts. The proposed use is consistent with the standards established by MPMC Chapter 21.34.
4. The proposed use will not create unusual noise, traffic, or other conditions that may be objectionable, detrimental, or incompatible with surrounding properties or other permitted uses in the City. The proposed use, as conditioned, will not have an adverse effect on the use, enjoyment or valuation of property in the neighborhood because the use is a wireless telecommunication facility and will not create unusual noise, traffic, or other conditions that may be objectionable, detrimental, or incompatible with surrounding properties or other permitted uses in the City. The propose use has a design that is not unsightly or causing adverse impacts to the surrounding area. The facility structures and equipments are located, designed and screened to blend with the existing facilities on site in such a manner as to alleviate any adverse impacts to adjacent uses and structures in the vicinity.
5. The proposed use will not have an adverse effect on the public health, safety, and general welfare. The proposed use is unmanned and will not generate any smoke, odor, noise, or other adverse impacts to the adjacent land uses. The proposed project will also have no impact on parking, traffic, circulation or density in the area and will not adversely affect existing scenic and natural vistas. The project is designed to be architecturally compatible with the church. The antennas will be hidden within an antenna support structure designed to be compatible with existing development on the property.
6. The use applied for at the location set forth in the application is properly one authorized by conditional use permit pursuant to the MPMC. The proposed use is authorized by MPMC §§ 21.10.030, 21.32.020, and Chapter 21.34. The use is consistent with the C-P Zone and will not generate a significant amount of the noise, traffic or visual impacts.
7. To the maximum extent reasonably feasible, the proposed wireless telecommunications facility has been designed to achieve compatibility with the

**PLANNING COMMISSION
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community. According to MPMC § 21.04.074, the proposed use is a Class 7 wireless telecommunication facility, which is a facility with antennas mounted on the interior of a freestanding structure for the predominant purpose of housing a wireless telecommunications facility. The structure will be compatible with other surrounding structures and facilities, will be built solely for the purpose of supporting the wireless telecommunications facility, will use camouflage design techniques so that the wireless telecommunications facility is fully enclosed within the structure; and designed so that no antenna panels are visible. Typical structures used to enclose the freestanding facilities may, include clock towers, lighthouses, water towers, bell towers, windmills, or other similar vertical structures. The proposed use is designed to be incorporated within a bell tower at the south elevation of an existing church.

According to MPMC § 21.34.020, heights exceeding the height limitation of the requested zoned must be presented to the Planning Commission. According to MPMC 21.10.070, the maximum height allowed in the C-P Zone is 40 feet. Due to the site location on North Garfield Avenue, properties located to the north, south, and east of the subject property are developed with buildings constructed to the maximum height allowed in the zone, including multi-story medical office buildings and the Garfield Medical Hospital. Thereby, obstructing the proposed use, which requires an unobstructed coverage area, which is unique from other land uses. If the proposed use were to be constructed within the height limitation, the proposed use will be obstructed by the existing buildings within the vicinity.

8. Alternative configurations will not increase community compatibility or are not reasonably feasible. The proposed use is consistent with MPMC § 21.34.040(3) and has a stealth design that is not unsightly or causing adverse impacts to the surrounding area. The facility structures and equipments are located, designed and screened to blend with the existing facilities on site in such a manner as to alleviate any adverse impacts to adjacent uses and structures in the vicinity. The project is designed to be architecturally compatible with the church. The proposed tower will be proportional to the existing building. The antennas will be hidden within an antenna support structure designed as a bell tower and compatible with existing church on the property.
9. Alternative locations on the site will not increase community compatibility or are not reasonably feasible. The proposed use is designed at a location that is most reasonable on the property since it does not impact the existing church or parking area on the property. The proposed use is designed on an existing grass area.
10. The location of the wireless telecommunications facility on alternative sites will not increase community compatibility or is not reasonably feasible. According to the Applicant, seven other sites were considered before the subject property. However, the property owners did not have interest in leasing space to AT&T.

**PLANNING COMMISSION
RESOLUTION NO. 04-16
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11. The facility is necessary to close a significant gap in coverage. The subject property does not have an existing building or structure for antenna attachment that allows the antennas to achieve the required height. Accordingly, a new freestanding structure is necessary on the subject property to meet coverage objectives and close the coverage gap. The coverage area is requirement of all wireless telecommunication companies, not just the applicant. A lower antenna height in this area would prevent the antennas from functioning properly.
12. The applicant submitted a statement of its willingness to allow other carriers to co-locate on the proposed wireless telecommunications facility wherever technically and economically feasible and where co-location would not harm community compatibility.
13. Noise generated by the facility will be in compliance with MPMC Chapter 9.53. The proposed use is an unmanned wireless telecommunication facility, which will not generate noise that will exceed the levels identified in MPMC Chapter 9.53.
14. The facility complies with all of the requirements of State and federal laws, regulations and orders. AT&T will operate the proposed facility in full compliance with the regulations and licensing requirements of the Federal Communications Commission (FCC), Federal Aviation Administration (FAA), and California Public Utilities Commission (CPUC), and other applicable laws.

SECTION 5: Approval. Subject to the conditions listed on the attached Exhibit "A," which are incorporated into this Resolution by reference, the Planning Commission approves Conditional Use Permit (CUP-15-09).

SECTION 6: Reliance on Record. Each and every one of the findings and determinations in this Resolution are based on the competent and substantial evidence, both oral and written, contained in the entire record relating to the project. The findings and determinations constitute the independent findings and determinations of the Planning Commission in all respects and are fully and completely supported by substantial evidence in the record as a whole.

SECTION 7: Limitations. The Planning Commission's analysis and evaluation of the project is based on the best information currently available. It is inevitable that in evaluating a project that absolute and perfect knowledge of all possible aspects of the project will not exist. One of the major limitations on analysis of the project is the Planning Commission's lack of knowledge of future events. In all instances, best efforts have been made to form accurate assumptions. Somewhat related to this are the limitations on the City's ability to solve what are in effect regional, state, and national problems and issues. The City must work within the political framework within which it exists and with the limitations inherent in that framework.

SECTION 8: Summaries of Information. All summaries of information in the findings, which precede this section, are based on the substantial evidence in the record. The absence of any

**PLANNING COMMISSION
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PAGE 6 OF 6**

particular fact from any such summary is not an indication that a particular finding is not based in part on that fact.

SECTION 9: This Resolution will remain effective until superseded by a subsequent resolution.

SECTION 10: A copy of this Resolution will be mailed to Cortel Inc. and to any other person requesting a copy.

SECTION 11: This Resolution may be appealed within nineteen (19) calendar days after its adoption. All appeals must be in writing and filed with the City Clerk within this time period. Failure to file a timely written appeal will constitute a waiver of any right of appeal.

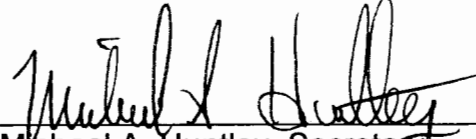
SECTION 12: Except as provided in Section 9, this Resolution is the Planning Commission's final decision and will become effective immediately upon adoption.

ADOPTED AND APPROVED this 9th day of February 2016.

Chairperson Rodrigo Garcia

I hereby certify that the foregoing Resolution was duly adopted by the Planning Commission of the City of Monterey Park at the regular meeting held on the 9th day of February 2016, by the following vote of the Planning Commission:

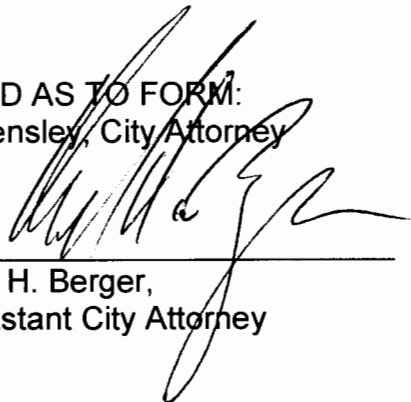
AYES:	Commissioners Garcia, Sullivan, and Lee
NOES:	None
ABSTAIN:	None
ABSENT:	Commissioners Choi and Leung



Michael A. Huntley, Secretary

APPROVED AS TO FORM:
Mark D. Hensley, City Attorney

By:



Karl H. Berger,
Assistant City Attorney

PLANNING COMMISSION RESOLUTION NO. 04-16

Exhibit A

CONDITIONS OF APPROVAL

417 NORTH GARFIELD AVENUE

In addition to all applicable provisions of the Monterey Park Municipal Code ("MPMC"), Eukon Group on behalf of AT&T, agrees that AT&T will comply with the following conditions of approval for Conditional Use Permit (CUP-15-09) ("Project Conditions").

PLANNING:

1. AT&T (the "Applicant"), agrees to indemnify and hold the City harmless from and against any claim, action, damages, costs (including, without limitation, attorney's fees), injuries, or liability, arising from the City's approval of CUP-15-09 except for such loss or damage arising from the City's sole negligence or willful misconduct. Should the City be named in any suit, or should any claim be brought against it by suit or otherwise, whether the same be groundless or not, arising out of the City approval of CUP-15-09, the Applicant agrees to defend the City (at the City's request and with counsel satisfactory to the City) and will indemnify the City for any judgment rendered against it or any sums paid out in settlement or otherwise. For purposes of this section "the City" includes the City of Monterey Park's elected officials, appointed officials, officers, and employees.
2. This approval is for the project as shown on the plans reviewed and approved by the Planning Commission and on file. Before the City issues a building permit, the Applicant must submit plans, showing that the project substantially complies with the plans and conditions of approval on file with the Planning and Building and Safety Divisions. Any subsequent modification must be referred to the Director of Community and Economic Development for a determination regarding the need for Planning Commission review and approval of the proposed modification.
3. The conditional use permit expires twelve months after its approval if the use has not commenced or if improvements are required, but construction has not commenced under a valid building permit. A total of a year extension may be granted by the Planning Commission upon finding of good cause. An application requesting an extension must be filed with the Community and Economic Development Director, or designee (the "Director").
4. A copy of the Conditions of Approval for Conditional Use Permit (CUP-15-09) must be kept on the premises of the establishment and presented to any authorized City official upon request.
5. Should use of the facility be discontinued for more than 180 days, all facilities must be removed from the site.

**PLANNING COMMISSION
RESOLUTION NO. 04-16**

6. Any damage caused to the exterior building wall by the installation or removal of any wireless equipment must be patched and painted to match the exterior building color and finish, subject to the Director's approval.

BUILDING:

7. The second sheet of the building plans must list all City of Monterey Park conditions of approval.
8. All work must conform to the requirements of the 2013 California Building, Electrical, Fire, and other uniform Codes, as adopted by the MPMC.
9. Before the City issues building or electrical permits, the Director must approve all building and electrical plans.

POLICE:

10. The equipment/facility cannot interfere with any Police or Fire Department radio or digital communications or exchange.
11. If it is determined that the equipment/facility is interfering with any Police or Fire Department radio communications, the applicant must shut down the facility immediately upon being notified of such problems. The facility cannot become operational until the applicant has proven to the Police Department that the problem has been fixed and will not interfere with any Police or Fire Department radio communications or digital equipment.

By signing this document, Eukon Group, certifies on behalf of AT&T that the Applicant read, understood, and agrees to the Project Conditions listed in this document.

Eukon Group, signing on behalf of AT&T, Applicant

ATTACHMENT 4

Planning Commission Unofficial Minutes February 9, 2016

**UNOFFICIAL MINUTES
MONTEREY PARK PLANNING COMMISSION
REGULAR MEETING
February 9, 2016**

The Planning Commission of the City of Monterey Park held a Regular Meeting of the Board in the Council Chambers, located at 320 West Newmark Avenue in the City of Monterey Park, Tuesday, February 9, 2016 at 7:00 p.m.

CALL TO ORDER:

Chairperson Garcia called the meeting to order at 7:00 p.m.

ROLL CALL:

Planner Tewasart called the roll:

Commissioners Present: Rodrigo Garcia, Larry Sullivan, and Lincoln Lee

Commissioners Absent: Ricky Choi and Margaret Leung

ALSO PRESENT: Karl H. Berger, Assistant City Attorney, Michael A. Huntley, Director of Community and Economic Development, Samantha Tewasart, Senior Planner, Harald Luna, Assistant Planner

ORAL AND WRITTEN COMMUNICATIONS:

None

AGENDA CHANGES AND ADOPTION:

None

APPROVAL OF MINUTES:

October 27, 2015 –

Action Taken: The Planning Commission approved the minutes of October 27, 2015.

Motion: Moved by Commissioner Sullivan and seconded by Commissioner Lee, motion carried by the following vote:

Ayes: Commissioners: Garcia, Sullivan, and Lee

Noes: Commissioners: None

Absent: Commissioners: Choi and Leung

Abstain: Commissioners: None

January 26, 2016 –

Action Taken: The Planning Commission approved the minutes of January 26, 2016.

Motion: Moved by Commissioner Sullivan and seconded by Commissioner Lee, motion carried by the following vote:

Ayes: Commissioners: Garcia, Sullivan, and Lee
Noes: Commissioners: None
Absent: Commissioners: Choi and Leung
Abstain: Commissioners: None

CONSENT CALENDAR:

None

UNFINISHED BUSINESS:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

Planner Luna provided a brief summary of the staff report.

Commissioner Sullivan inquired about the height of the existing penthouse on the rooftop. Director Huntley replied that the code allows appurtenances such as elevator and stair towers and roof screening. There are also provisions within the zoning code that allows for heights to be slightly deviated associated with the installation of such facilities.

Chairperson Garcia opened the public hearing.

Applicant Lisa Desmond, 2362 McGaw Avenue, Irvine, CA 92614, stated that coverage is needed in the area and is available for any questions.

Speaker Environmental Commissioner Shirely Hwong, 475 Cumbre Street, Monterey Park, CA 91754, expressed concerns about radiation and stated that she does not have any issues with coverage. She stated that she was speaking on behalf of the children and seniors that had contacted her about their concerns.

Speaker Esther Wong, 560 Casuda Canyon Drive, Monterey Park, CA 91754, stated that she did not receive notification about the meeting and expressed concerns about health and property value impacts.

Speaker Antonial Ng, 2147 Arriba Drive, stated that he did not receive notification about the meeting and expressed concerns about health impacts.

Speaker Ho Ying Lee, 2107 Arriba Drive, expressed similar concerns as the other speakers.

Representative William Desmond, 2362 McGaw Avenue, Irvine, CA 92614, stated that with respect to concerns raised regarding health effects of wireless telecommunications facilities, the Federal Telecommunications Act of 1996 prohibits local jurisdictions from considering health effects in rendering land use decisions regarding the siting of wireless telecommunications facilities. Anecdotal comments, remarks, and opinions

expressed regarding health effects are outweighed by reputable sources, including the Federal Telecommunications Commission, American Cancer Society, European Commission, and even the World Health Organization concludes that there is no known health effects associated with wireless telecommunications facilities. For this reason the Telecommunications Act prohibits the consideration of health effects by local jurisdictions. There are a number of documents to the effect from these organizations.

With regards to concerns relative to impacts on property values, it is matter of established case law in the United States and more specifically in California in federal courts have two separate decisions, which have both stipulated that the claims of impacts on property values is not substantiated by any evidence. The most recent study done regarding impacts on property values part of Joint Venture Silicon Valley looked at the sales transactions of over 1,600 single-family residences over a 12-month period and found that there was no impact on property values. One of the leading considerations of people looking to purchase a new home is whether or not they have reliable wireless service. The current statistics show that 47 percent of households no longer have a landline; therefore, they rely on wireless devices in order to have their external communications both voice and data.

Chairperson Garcia closed the public hearing.

Commissioner Sullivan inquired the notification radius. Planner Luna replied that in compliance with the Zoning Code, the public notification was sent to properties within a 500 foot radius and a 3 foot by 4 foot notice was posted at the site, 30 days before the public hearing.

Commissioner Sullivan inquired if there was an AT&T facility on the building. Planner Tewasart replied that a similar project was approved across the street at the different location.

Commissioner Lee clarified that comments were made that the project is a tower, but the project is not a tower. The project is a facility that occurs everywhere within the City and in other cities. The project is some equipment on the roof. Planner Luna stated that the project is not a freestanding structure. The project is antenna panels that will be placed on the rooftop of an existing building.

Commissioner Lee inquired if Monterey Park has other facilities in the City. Planner Luna replied that there are two similar projects that were approved within the surrounding area. Also, in 1993, the Planning Commission approved a similar project on the rooftop of this building, but those antennas have been removed from the site.

Chairperson Garcia inquired when staff goes through the process of reviewing these telecommunication towers does staff review the health concerns. Attorney Berger replied that the City is precluded by federal law to take into consideration anything that has to do with radio frequencies. Congress determined in 1996 that there were no health concerns from its perspective that a city or local agency can look at when considering whether or not to allow a wireless facility to be constructed within their

jurisdiction. There is widespread discussion about whether or not there are actual health effects, but legally a city cannot consider those health concerns when considering whether or not a wireless facility can be approved.

Commissioner Garcia inquired when the public notification was mailed out. Planner Luna replied that the notices were mailed and posted on January 8th.

Commissioner Sullivan stated that the lots on Corporate Center are significant in size, so 500 feet may not have reached many properties.

Chairperson Garcia stated that he understands the perspective about being health and environmentally conscious, but the Planning Commission's ability to deny the project is very restricted.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 03-16** approving Conditional Use Permit (CU-15-08) for a wireless telecommunication facility at 901 Corporate Center Drive.

Resolution No. 03-16, entitled:

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-08) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 901 CORPORATE CENTER DRIVE

Motion: Moved by Commissioner Lee and seconded by Commissioner Sullivan, motion carried by the following vote:

Ayes:	Commissioners: Garcia, Sullivan, and Lee
Noes:	Commissioners: None
Absent:	Commissioners: Choi and Leung
Abstain:	Commissioners: None

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

Planner Tewasart provided a brief summary of the staff report.

Applicant Jerry Ambrose, 3905 State Street, #7-188, Santa Barbara, CA 93105, stated that he was available for questions and accepted the conditions included in the resolution.

Speaker Dr. Thomas Leung, 455 North Garfield Avenue, cited studies that show health impacts to fetuses and animals.

Chairperson Garcia inquired if Dr. Leung was citing the Federal Communications rules and regulations. Speaker Dr. Leung replied that he is citing a local government official's guide to transmitting and antenna emissions safety published in 2000.

Speaker Dr. Lorinda Liang, 405 North Garfield Avenue, expressed concerns about health impacts.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 04-16** approving Conditional Use Permit (CU-15-08) for a wireless telecommunication facility at 901 Corporate Center Drive.

Resolution No. 04-16, entitled:

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-09) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 417 NORTH GARFIELD AVENUE

Motion: Moved by Commissioner Lee and seconded by Commissioner Sullivan, motion carried by the following vote:

Ayes:	Commissioners: Garcia, Sullivan, and Lee
Noes:	Commissioners: None
Absent:	Commissioners: Choi and Leung
Abstain:	Commissioners: None

NEW BUSINESS (PUBLIC HEARING):

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

Planner Luna provided a brief summary of the staff report.

Chairperson Garcia opened the public hearing.

Applicant Kelvin Xingang Yao, 111 North Atlantic Boulevard, #349, stated that he is available for questions.

Chairperson Garcia closed the public hearing.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 05-16** approving Conditional Use Permit (CU-15-11) for on-sale alcohol beverages (beer and wine) in conjunction with a bona fide public eating place at 111 North Atlantic Boulevard #349.

Resolution No. 05-16

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-11) TO PERMIT ON-SALE ALCOHOLIC BEVERAGES (BEER AND WINE) IN CONJUNCTION WITH A BONA FIDE PUBLIC EATING PLACE AT 111 NORTH ATLANTIC BOULEVARD #349

Motion: Moved by Commissioner Sullivan and seconded by Commissioner Lee, motion carried by the following vote:

Ayes: Commissioners: Garcia, Sullivan, and Lee
Noes: Commissioners: None
Absent: Commissioners: Choi and Leung
Abstain: Commissioners: None

COMMISSION COMMUNICATIONS:

None

FUTURE AGENDA ITEMS AS DIRECTED BY THE COMMISSION:

None

STAFF UPDATES:

Director Huntley provided an updated on the Marriott and Market Place developments.

CLOSED SESSION:

None

ADJOURNMENT:

There being no further business for consideration, the meeting was adjourned on February 9, 2016 at 8:00 p.m. to the next regular meeting on February 23, 2016 at 7:00 p.m. in the Council Chambers.

Michael A. Huntley
Director of Community and Economic Development

Approved on at the regular Planning Commission meeting.

ATTACHMENT 5

Separate appeals filed pursuant to MPMC § 21.32.130

**CITY OF MONTEREY PARK
INTEROFFICE MEMO**

CITY CLERK OFFICE

2016 FEB 16 P 3:55

DATE: February 10, 2016

TO: **PAUL TALBOT, CITY MANAGER**

FROM: **MICHAEL A. HUNTLEY, DIRECTOR OF COMMUNITY AND ECONOMIC
DEVELOPMENT DEPARTMENT**

BY: **SAMANTHA TEWASART, SENIOR PLANNER**

SUBJECT: **PLANNING COMMISSION ACTIONS – MEETING OF FEBRUARY 9, 2016**

THE FOLLOWING ITEMS MAY BE SET FOR COUNCIL REVIEW:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-08) to allow a wireless telecommunication facility (Verizon) at 901 Corporate Center Drive in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-09) to allow a wireless telecommunication facility (AT&T) in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-11) to allow on-sale beer and wine (Type 41) for a public eating place at 111 North Atlantic Boulevard #349 in the R-S (Regional Specialty) Zone. (3-0-0-2, Choi and Leung)

The above items may be appealed on the written appeal of two Council members. Appeal must be filed within **10 days** of the City Council's decision.

MH:st

REQUEST FOR APPEAL

I wish that item 2B be appealed.

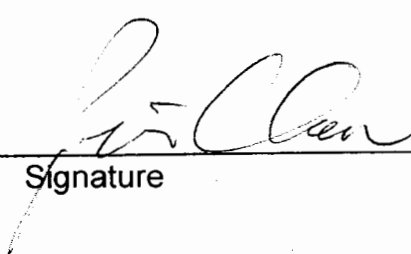
Reasons for appeal:

potential health issue of residents in the area

Paul Talbot
February 10, 2016
Page 2

I contend that the reviewing official or body made the following errors:

Council Member


Signature

Date:

2-16-16

CITY OF MONTEREY PARK
INTEROFFICE MEMO

CITY CLERK OFFICE

2016 FEB 19 P 2:46

DATE: February 10, 2016

TO: PAUL TALBOT, CITY MANAGER
FROM: MICHAEL A. HUNTLEY, DIRECTOR OF COMMUNITY AND ECONOMIC
DEVELOPMENT DEPARTMENT
BY: SAMANTHA TEWASART, SENIOR PLANNER
SUBJECT: PLANNING COMMISSION ACTIONS – MEETING OF FEBRUARY 9, 2016

THE FOLLOWING ITEMS MAY BE SET FOR COUNCIL REVIEW:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-08) to allow a wireless telecommunication facility (Verizon) at 901 Corporate Center Drive in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-09) to allow a wireless telecommunication facility (AT&T) in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-11) to allow on-sale beer and wine (Type 41) for a public eating place at 111 North Atlantic Boulevard #349 in the R-S (Regional Specialty) Zone. (3-0-0-2, Choi and Leung)

The above items may be appealed on the written appeal of two Council members. Appeal must be filed within **10 days** of the City Council's decision.

MH:st

REQUEST FOR APPEAL

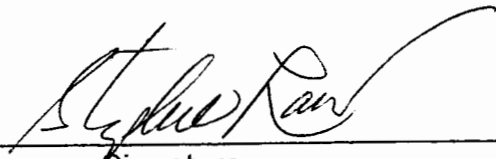
I wish that item 2B be appealed.

Reasons for appeal:

*Retention Safety, unpleasant looks,
possible Public Nuisance*

Paul Talbot
February 10, 2016
Page 2

I contend that the reviewing official or body made the following errors:

Council Member: 
Signature

Date: 2/19/16

CITY OF MONTEREY PARK
INTEROFFICE MEMO

CITY CLERK OFFICE

2016 FEB 19 P 12:42

DATE: February 10, 2016

CITY OF MONTEREY PARK

TO: PAUL TALBOT, CITY MANAGER

FROM: MICHAEL A. HUNTLEY, DIRECTOR OF COMMUNITY AND ECONOMIC
DEVELOPMENT DEPARTMENT

BY: SAMANTHA TEWASART, SENIOR PLANNER

SUBJECT: PLANNING COMMISSION ACTIONS – MEETING OF FEBRUARY 9, 2016

THE FOLLOWING ITEMS MAY BE SET FOR COUNCIL REVIEW:

2-A. CONDITIONAL USE PERMIT – 901 CORPORATE CENTER DRIVE (CU-15-08)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-08) to allow a wireless telecommunication facility (Verizon) at 901 Corporate Center Drive in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

2-B. CONDITIONAL USE PERMIT – 417 NORTH GARFIELD AVENUE (CU-15-09)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-09) to allow a wireless telecommunication facility (AT&T) in the C-P (Commercial Professional) Zone. (3-0-0-2, Choi and Leung)

3-A. CONDITIONAL USE PERMIT – 111 NORTH ATLANTIC BOULEVARD #349 (CU-15-11)

The Planning Commission **APPROVED** Conditional Use Permit to (CU-15-11) to allow on-sale beer and wine (Type 41) for a public eating place at 111 North Atlantic Boulevard #349 in the R-S (Regional Specialty) Zone. (3-0-0-2, Choi and Leung)

The above items may be appealed on the written appeal of two Council members. Appeal must be filed within **10 days** of the City Council's decision.

MH:st

REQUEST FOR APPEAL

I wish that item 213 be appealed.

Reasons for appeal:

Potential safety issues, Aesthetically unpleasing
Public Nuisance

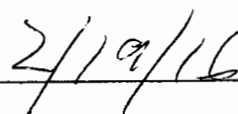
Paul Talbot
February 10, 2016
Page 2

I contend that the reviewing official or body made the following errors:

Council Member:


Signature

Date:





City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: **Unfinished Business**
Agenda Item 5-A.

TO: Honorable Mayor and Members of the City Council

FROM: City Attorney's Office

SUBJECT: Second Reading and Adoption: An Ordinance amending the Appeals Ordinance of the Monterey Park Municipal Code.

RECOMMENDATION:

It is recommended that the City Council:

- (1) Waive the second reading and adopt the proposed ordinance; and
- (2) Take such additional, related, action that may be desirable.

CEQA:

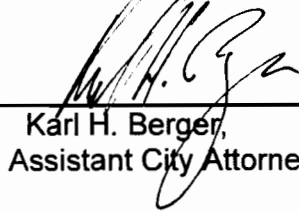
This ordinance is exempt from review under the California Environmental Quality Act (Public Resources Code §§ 21000, et seq., "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, et seq., the "CEQA Guidelines") because it constitutes an organizational or administrative activity of the City that will not result in direct or indirect physical changes in the environment. Accordingly, it is not a "project" that has the potential to cause significant physical effects on the environment and is not subject to CEQA pursuant to CEQA Guidelines §§ 15061 and 15378.

SUMMARY:

The first reading and public hearing occurred on March 16, 2016. At the City Council meeting, minor edits to draft ordinance were requested by the Council. Those edits have been made to the draft ordinance and it is now ready for second reading and adoption by the City Council.

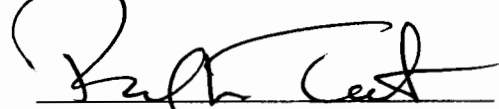
A copy of the staff report from the March 2, 2016 City Council meeting is attached for reference.

Respectfully submitted by:



Karl H. Berger,
Assistant City Attorney

Reviewed by:



Paul Talbot,
City Manager

Attachments:

Exhibit A: Draft Ordinance

Exhibit B: March 2, 2016 City Council Staff Report

EXHIBIT A
Draft Ordinance

ORDINANCE NO. _____

**AN ORDINANCE ADDING A NEW CHAPTER 1.10 TO THE
MONTEREY PARK MUNICIPAL CODE REGARDING
APPEALS AND REPEALING MULTIPLE SECTIONS
SEPARATELY REGULATING APPEALS.**

The Council of the City of Monterey Park does ordain as follows:

SECTION 1: The following Sections of the Monterey Park Municipal Code ("MPMC") are repealed; any reference to such sections within the MPMC are changed to refer to Chapter 1.10:

§ 2.78.080, captioned "Appeals";
§ 3.26.080, captioned "Appeals";
§ 2.90.050, captioned "Decisions";
§ 3.36.120, captioned "Appeal";
§ 3.38.210, captioned "Appeals";
§ 5.32.100, captioned "Appeal";
§ 9.28.120, captioned "Appeal";
§ 9.40.045, captioned "Appeal";
§ 12.08.070, captioned "Appeal";
§ 13.13.200, captioned "Appeal after Hearing";
§ 13.14.070, captioned "Appeal";
§ 14.12.090, captioned "Appeal";
§ 17.02.010, captioned "Amendment – Appeals";
§ 20.14.050, captioned "Appeal";
§ 21.06.090, captioned "Appeals";
§ 21.14.160, captioned "Appeal";
§ 21.18.140, captioned "Appeals";
§ 21.24.450, captioned "Additional Appeals";
§ 21.26.080, captioned "Action on License – Appeal";
§ 21.28.080, captioned "Appeal from Decision – Hearing Procedure";
§ 21.32.090, captioned "Appeal of City Planner Action";
§ 21.32.130, captioned "Appeals of Planning Commission Action"; and
§ 21.36.090, captioned "Appeal Procedure."

SECTION 2: A new Chapter 1.10, captioned "Appeals," consisting of §1.10.010-§1.10.090 is added to the MPMC to read as follows:

"Chapter 1.10: APPEALS

§ 1.10.010 PURPOSE AND APPLICATION.
§ 1.10.010 JURISDICTION AND AUTHORIZATION.
§ 1.10.020 TIME LIMIT FOR FILING AN APPEAL.
§ 1.10.030 STAY OF PROCEEDINGS.
§ 1.10.040 FORM FOR FILING.

- § 1.10.050 PROCESSING OF APPEALS.
- § 1.10.060 REVIEW BY CITY COUNCIL.
- § 1.10.070 PROCEEDINGS; FINDINGS.
- § 1.10.080 NOTICING REQUIREMENTS
- § 1.10.090 RIGHT TO JUDICIAL REVIEW

§ 1.10.010 PURPOSE AND APPLICATION.

The purpose of this chapter is to establish uniform regulations for appealing decisions made by city officials, boards, and commissions. Those boards and commissions that serve in an advisory role, such as the parks and recreation commission, Unless specifically provided in this code or by applicable law, the city council will render the city's final decision for purpose of judicial review. Consequently, except as otherwise provided in this code or applicable law, this chapter will regulate all appeals set forth in this code.

§ 1.10.010 JURISDICTION AND AUTHORIZATION.

- A. *Building Official; Fire Marshal.* Decisions made by the building official or fire marshal in accordance with the uniform codes adopted by reference by this code may be appealed to the board of appeals pursuant to the uniform administrative code or building code as amended by title 16 to this code.
- B. *City Manager.* Decisions made by the city manager may be appealed to the city council.
- C. *Department Director Decisions.* Except as otherwise provided by this chapter, decisions rendered by department directors in accordance with this code may be administratively appealed to the city manager, or designee.
- D. *Design Review Board.* Decisions rendered by the design review board may be appealed to the city council.
- E. *Economic and Community Development Director.* Decisions made by the economic and community development director and city planner in accordance with title 21 of this code may be appealed to the planning commission.
- F. *Planning Commission.* Decisions made by the planning commission may be appealed to the city council.

§ 1.10.020 TIME LIMIT FOR FILING AN APPEAL.

All appeals must be filed within 10 calendar days of the date of the rendering of the decision. If the tenth day occurs on a holiday or

weekend, the appeal period is extended to the next city workday. No appeal can be accepted after the appeal period expires.

§ 1.10.030 STAY OF PROCEEDINGS.

The timely filing of an effective appeal stays a decision to which the appeal or order of review relates, pending a review of the matter.

§ 1.10.040 FORM FOR FILING.

- A. All appeals must be submitted in writing on a form to be provided by the city. The appeal must specifically state the grounds for the appeal and specifically state instances in which the reviewing official or body erred in reaching the determination.
- B. An appeal fee must be paid concurrent with filing of the appeal in accordance with the fee schedule established by city council resolution.

§ 1.10.050 PROCESSING OF PLANNING COMMISSION OR CITY COUNCIL APPEALS.

Appeals must be filed with the planning commission secretary or the city clerk, as applicable. Within 14 calendar days after receiving an appeal, the planning commission secretary or city clerk, as applicable, must set the matter for public hearing. No appeal may be withdrawn except by the appealing party; no refund of the filing fee is permitted in case of withdrawal and the appeal is deemed null and void.

§ 1.10.060 REVIEW BY CITY COUNCIL UPON ITS OWN MOTION.

The city council, by motion at a city council meeting, carried by at least three votes (or the written appeal of any two council members) made at any time before the effective date of a decision, may appeal to itself any decision on an application governed by this code. A public hearing considering such an appeal will be a de novo proceeding.

§ 1.10.070 PROCEEDINGS BEFORE THE PLANNING COMMISSION OR CITY COUNCIL; FINDINGS.

Appeals will be considered at a noticed public hearing. Evidence submitted at the hearing may include, without limitation, witness testimony, documents, or other similar evidence. Formal rules of evidence do not apply. Any evidence proffered, however, must be relevant and material to the issues upon appeal. All actions to affirm, reverse, or modify in whole or part any decision must be in writing and state the findings for the affirmation, reversal, or modification. Unless otherwise provided by law, any decision by the city council will be final and conclusive. The city council's decision must include notification

that pursuant to Code of Civil Procedure § 1094.6, any action to review the decision must commenced not later than the ninetieth day after the date the order is issued.

§ 1.10.080 NOTICING REQUIREMENTS.

- A. For public hearings considering an appeal, the public hearing must be held within 60 days from the date the appeal was filed.
- B. Notice of the time and place of public hearings must be given at least ten calendar days before the public hearing. Such notice must include a general description of the appeal.
- C. Notice of any public hearing considering an appeal must be published at least once in a newspaper of general circulation, published and circulated in the City of Monterey Park.
- D. Notice of any public hearing considering an appeal involving real property must be:
 - 1. Mailed or delivered to all persons including businesses, corporations, or other public or private entities owning real property within a radius of 300 feet of the exterior boundaries of the real property which is the subject of the appeal as such owners and their addresses are shown on the current assessment roll of the Los Angeles County Assessor;
 - 2. Published at least once in a newspaper of general circulation, published and circulated in the city; and
 - 3. Posted in conspicuous places on the real property affected.
- E. When notice of a public hearing is given pursuant to this Chapter, the following documentation is deemed sufficient to serve as proof that such notice was given:
 - 1. Publication. When notice is given by publication, an affidavit of publication by the newspaper in which the publication was made.
 - 2. Mailing. When notice is given by mail or other delivery, an affidavit or proof of mailing/delivery must be made, showing, at a minimum, the date or dates of mailing/delivery and the list of persons and groups to which the mailing/delivery was made. Failure to send notice to any property owner whose address is not on the most recent roll of the Los Angeles County Assessor does not invalidate any of the proceedings.
 - 3. Site sign posting. When notice is posted on a property, an affidavit

certifying that a notice of public hearing sign was posted on the project site must be completed at least 11 days before the date of the public hearing. The affidavit must also include a picture of the sign with each date change.

- F. Failure to send notice to any property owner whose address is not on the most recent roll of the Los Angeles County Assessor does not invalidate any of the proceedings.

§ 1.10.090 **RIGHT TO JUDICIAL REVIEW.**

Any person who is aggrieved by a decision of on the city's behalf pursuant to this code, and who has exhausted the administrative remedies provided in this code or any other applicable law, has the right to seek judicial review of such decision by filing a petition for writ of mandate in accordance with Code of Civil Procedure § 1094.5. Notwithstanding the time limits set forth in this chapter, where a shorter time limitation is provided by any other law including, without limitation, the time limitation set forth in Public Resources Code §§ 30800, *et seq.* and in Government Code § 53069.4, such shorter time limit applies."

SECTION 3: If any part of this Ordinance or its application is deemed invalid by a court of competent jurisdiction, the City Council intends that such invalidity will not affect the effectiveness of the remaining provisions or applications and, to this end, the provisions of this Ordinance are severable.

SECTION 4: Repeal or amendment of any provision of the MPMC will not affect any penalty, forfeiture, or liability incurred before, or preclude prosecution and imposition of penalties for any violation occurring before this Ordinance's effective date. Any such repealed part will remain in full force and effect for sustaining action or prosecuting violations occurring before the effective date of this Ordinance.

SECTION 5: If this the entire Ordinance or its application is deemed invalid by a court of competent jurisdiction, any repeal of the MPMC or other the city ordinance by this Ordinance will be rendered void and cause such MPMC provision or other the city ordinance to remain in full force and effect for all purposes.

SECTION 6: The City Clerk is directed to certify the passage and adoption of this Ordinance; cause it to be entered into the City of Monterey Park's book of original ordinances; make a note of the passage and adoption in the records of this meeting; and, within fifteen (15) days after the passage and adoption of this Ordinance, cause it to be published or posted in accordance with California law.

SECTION 7: This Ordinance will become effective on the thirty-first (31st) day following its passage and adoption.

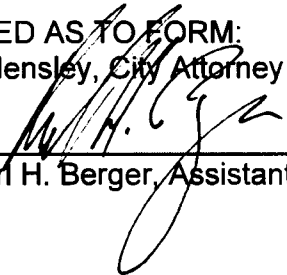
PASSED AND ADOPTED this ____ day of February, 2016.

Peter Chan, Mayor

ATTEST:

Vincent D. Chang, City Clerk

APPROVED AS TO FORM:
Mark D. Hensley, City Attorney

By: 

Karl H. Berger, Assistant City Attorney

EXHIBIT B
March 2, 2016 Staff Report



City Council Staff Report

DATE: March 2, 2016

AGENDA ITEM NO: **New Business**
Agenda Item 6-C.

TO: The Honorable Mayor and Members of the City Council
FROM: City Attorney's office
SUBJECT: Appeals ordinance

RECOMMENDATION:

It is recommended that the City Council consider:

1. Waive first reading and introduce an ordinance adding a new Chapter 1.10 to the Monterey Park Municipal Code ("MPMC") regarding appeals, and repealing multiple sections of the MPMC that separately regulate appeals;
2. Schedule second reading and potential adoption for March 16, 2016; and
3. Taking such additional, related, action that may be desirable.

CEQA:

This ordinance is exempt from review under the California Environmental Quality Act (Public Resources Code §§ 21000, et seq., "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, et seq., the "CEQA Guidelines") because it constitutes an organizational or administrative activity of the City that will not result in direct or indirect physical changes in the environment. Accordingly, it is not a "project" that has the potential to cause significant physical effects on the environment and is not subject to CEQA pursuant to CEQA Guidelines §§ 15061 and 15378.

EXECUTIVE SUMMARY:

During the City's ongoing review of the MPMC (most recently for zoning and code enforcement updates), the City Attorney's office noted that the MPMC contains a number of different procedures for appealing various decisions made by staff and commissions. These different regulations are not uniform and they include multiple time limits within which appeals must be filed. The draft ordinance would implement uniform time periods and procedures for appealing most decisions under the MPMC.

BACKGROUND:

The MPMC authorizes public officials – such as the Building Official, the City Engineer and the City Planner – to make certain decisions; it also empowers various boards and

commissions – such as the Design Review Board and Planning Commission – to render decisions. All such decisions can, generally, be appealed to the City Council for a final determination. Persons who are disgruntled by the City Council's decision may then seek judicial intervention in accordance with applicable law.

It is rare for decisions by either the City's officials or the boards/commissions to be appealed. Recently, however, the City Council considered two appeals from decisions made by the Planning Commission; a third appeal is pending.

While preparing those appeals for City Council consideration, it became apparent that the MPMC's current regulations include a variety of procedures and time limitations for appealing decisions. These differences resulted in some confusion for both staff and appellants.

To help ensure that the City complies with applicable law and provides appellants (and staff) with unambiguous methods for appealing decisions, the draft ordinance proposes to create uniform procedures for most appeals. Among other things, the ordinance would impose a 10-day time limit for any appeal of a decision. This time limit conforms with the 10-day limitation set forth in Government Code § 66452.5 which regulates subdivision maps.

Additionally, the proposed ordinance would establish generally applicable procedures for appealing a decision and a hierarchy of decision-makers considering such appeals. For example, persons seeking redress from a decision rendered by the Community and Economic Development Director (also identified as the "City Planner" within MPMC Title 21), could appeal that decision to the Planning Commission. If dissatisfied with the Planning Commission decision, the person could then appeal to the City Council.

One substantive change proposed by the ordinance is the appeals process for decisions rendered by the Design Review Board (DRB). The MPMC currently provides that persons dissatisfied with a DRB decision may directly appeal that decision to the City Council. If adopted, the draft ordinance would change that provision and instead cause appeals of DRB decisions to be heard by the Planning Commission. While not legally required, such action may be desirable in order to fully utilize the Planning Commission's statutory authorities under California law.

The Government Code provides that a "planning agency" exists in each city and county in California. For general law cities, the city council acts as the planning agency unless it delegates such authority to a planning commission.¹

The basic functions of a planning agency include:

"[i]mplement[ing] the general plan through actions including, but not limited to, the administration of specific plans and zoning and subdivision

¹ Government Code § 65100.

ordinances" and to "[p]erform other functions as the legislative body provides...."²

While there is leeway to identify which functions a planning commission may exercise,³ if a city council creates a planning commission, that body is generally authorized to undertake all planning agency functions established by California law.

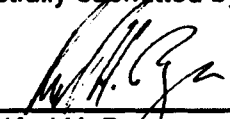
MPMC Chapter 21.36 governs the requirements for project design within the City. It also establishes the DRB and delegates certain authority to the DRB. The design of a project is necessarily intertwined with the land use authority delegated to the Planning Commission by the City Council in accordance with the MPMC. It seems logical, therefore, that persons dissatisfied with a DRB decision should first appeal to the Planning Commission before seeking City Council intervention. This would allow an appeal to be fully vetted and all design and land use considerations to be taken into account. In the end, if the appeal does come before City Council, the record would better reflect the reasoning for the actions taken by the DRB and Planning Commission.

While the proposed ordinance would better organize and clarify procedures for most appeals, other parts of the MPMC that regulate specific appeal requirements would remain unaffected. The reason for this is that specific laws require a certain procedure for such decisions. Thus, for example, the procedures for appealing an administrative citation under the MPMC⁴ are tied into specific requirements of the Government Code.⁵ Accordingly, the uniform standards recommended in the draft ordinance would not apply to such unique situations.

FISCAL IMPACT:

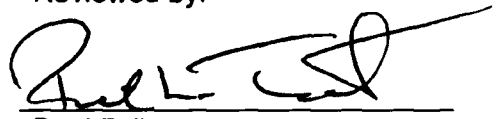
The proposed ordinance, by itself, does not have a fiscal impact.

Respectfully submitted by:



Karl H. Berger,
Assistant City Attorney

Reviewed by:



Paul Talbot,
City Manager

EXHIBIT A: DRAFT ORDINANCE

EXHIBIT B: REPEALED MPMC SECTIONS

² *Id.*

³ Government Code § 65100 (for example, a city council could retain planning agency functions for itself or create more than one planning commission).

⁴ MPMC § 4.20.120.

⁵ Government Code § 53069.4.



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: Unfinished Business
Agenda Item 5-B.

TO: The Honorable Mayor and City Council
FROM: Dan Costley, Recreation and Community Services Director
SUBJECT: Staff is requesting additional direction from the City Council regarding the Lions Club lease of a portion of the Service Club.

RECOMMENDATION:

At the November 18, 2015 meeting Council approved a lease option of \$1.00 for the time period of January 1, 2016 – December 31, 2016, with a balloon payment of \$1,919 due and payable on January 1, 2017. Additionally Council agreed to delay payment of the 2015 past due balance of \$1,920 to also be due and payable on January 1, 2017. Council also requested that the Lions Club and White Cane Days Inc. provide a copy of their Business plan, 3 years of most current tax returns and a year-to-date profit and loss statement. As of March 10, 2016 they have only provided the city with tax forms.

The Monterey Park Lions club and White Cane Days Inc. had previously asked for lease payments to be waived for the duration of the lease because of their current poor financial standing (their previous lease agreement was for them to pay \$160 per month), they also requested that their past due amount to be waived. At a subsequent meeting the City Council requested this item be returned to a future City Council meeting for additional deliberation.

Possible directions to consider:

- (1) Continue with the direction provided on November 18, 2015.
- (2) Return to the 2015 lease terms, extending the term of the current lease for three years at a rate of \$160 per month, with an option of extending the agreement for an additional three years at the end of the term; authorize the City Manager to execute the extension of the lease in a form approved by the City Attorney. And either waived or delay the 2015 delinquency.
- (3) Adjust the lease payment to \$1.00 per year and extend the term of the current lease for three years, with an option of extending the agreement an additional three years at the end of the term; authorize the City Manager to execute the

three years at the end of the term; authorize the City Manager to execute the extension of the lease and the reduction of the lease payment in a form approved by the City Attorney. And either waived or delay the 2015 delinquency.

- (4) Issue a Three Day Notice to Quit for the site, unless the Monterey Park Lions Club and White Cane Days Inc. are completely caught up with their lease payments.

Take such additional, related, action that may be desirable

BACKGROUND:

The Lions Club of Monterey Park is a non-profit organization that is part of Lions Club International. The Lions Club mission is to help the blind, prevent blindness and promote the awareness of the plight of the visually impaired. The Lions Club of Monterey Park operates the 'for profit' business entity known as White Cane Day, Inc. which sell miniature white canes to Lions Clubs throughout the world. These are used as part of the fundraising effort to help prevent blindness.

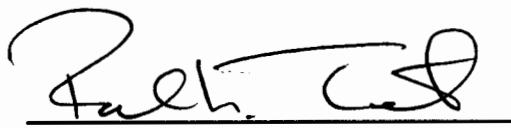
The Lions Club of Monterey Park has been an integral part of the community (formed in the 1940's), the club is responsible for building three major components of Barnes Park; the Service Club House, the original Picnic Shelter, and the original Amphitheatre. In recent years the club has done eye screening exams for children who attend public schools in Monterey Park, this past year, they conducted over 2,500 eye exams. Other projects it has been involved with include; donations to international disaster relief, support for MERCI and City special events. At its peak in the 70's and 80's, the club had about 150 members, however now the club has dwindled to about 30 members from Monterey Park and surrounding areas.

FISCAL IMPACT:

Depending on the Council's direction, the following are the possible fiscal impacts:

1. If the Status Quo is maintained, the Lions Club/White Cane Days will be responsible to pay \$1920 per year and \$5,760 for the three years.
2. If the Lease amount is reduced to \$1.00 per year and the current bill waived, the groups will pay a total of \$3.00 for three years.
3. If the groups are forced to quit the location, the City will lose the annual payment of \$1920.

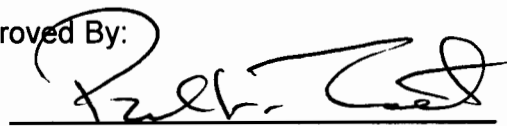
Respectfully prepared and submitted,



Dan Costley
Recreation and Community
Services Director

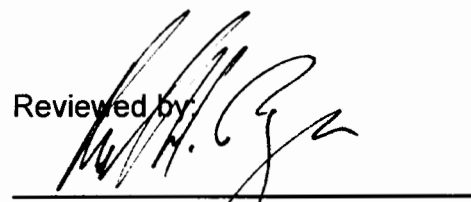
For Dan Costley

Approved By:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

Attachments:

- A. Tax forms
- B. Excerpt of minutes of November 15, 2015 City Council meeting
- C. September 16, 2015 Letter from the Lions Club

**ATTACHMENT A
TAX FORMS**

Form **7004**

(Rev. December 2012)

Department of the Treasury
Internal Revenue Service**Application for Automatic Extension of Time To File Certain
Business Income Tax, Information, and Other Returns**

► File a separate application for each return.

► Information about Form 7004 and its separate instructions is at www.irs.gov/form7004.

OMB No. 1545-0233

Print
or
Type

Name

WHITE CANE DAY INC.

Number, street, and room or suite number. (If P.O. box, see instructions.)

P.O. Box 1

City, town, state, and ZIP code (If a foreign address, enter city, province or state, and country (follow the country's practice for entering postal code)).

Monterey Park, CA 91754

Identifying number

95-2395359

Note. File request for extension by the due date of the return for which the extension is granted. See instructions before completing this form.**Part I Automatic 5-Month Extension**

1 a Enter the form code for the return that this application is for (see below).

Application Is For:	Form Code	Application Is For:	Form Code
Form 1065	09	Form 1041 (estate other than a bankruptcy estate)	04
Form 8804	31	Form 1041 (trust)	05

Part II Automatic 6-Month Extension

b Enter the form code for the return that this application is for (see below).

12

Application Is For:	Form Code	Application Is For:	Form Code
Form 706-GS(D)	01	Form 1120-ND (section 4951 taxes)	20
Form 706-GS(T)	02	Form 1120-PC	21
Form 1041 (bankruptcy estate only)	03	Form 1120-POL	22
Form 1041-N	06	Form 1120-REIT	23
Form 1041-QFT	07	Form 1120-RIC	24
Form 1042	08	Form 1120S	25
Form 1065-B	10	Form 1120-SF	26
Form 1066	11	Form 3520-A	27
Form 1120	12	Form 8612	28
Form 1120-C	34	Form 8613	29
Form 1120-F	15	Form 8725	30
Form 1120-FSC	16	Form 8831	32
Form 1120-H	17	Form 8876	33
Form 1120-L	18	Form 8924	35
Form 1120-ND	19	Form 8928	36

2 If the organization is a foreign corporation that does not have an office or place of business in the United States, check here. ☐3 If the organization is a corporation and is the common parent of a group that intends to file a consolidated return, check here. ☐
If checked, attach a statement, listing the name, address, and Employer Identification Number (EIN) for each member covered by this application.**Part III All Filers Must Complete This Part**4 If the organization is a corporation or partnership that qualifies under Regulations section 1.6081-5, check here. ☐5 a The application is for calendar year 20 __, or tax year beginning 7/01, 20 14, and ending 6/30, 20 15b Short tax year. If this tax year is less than 12 months, check the reason: ☐ Initial return ☐ Final return☐ Change in accounting period ☐ Consolidated return to be filed ☐ Other (see instructions — attach explanation)6 Tentative total tax

6	0.
---	----

7 Total payments and credits (see instructions).

7	0.
---	----

8 Balance due. Subtract line 7 from line 6 (see instructions).

8	0.
---	----

BAA For Privacy Act and Paperwork Reduction Act Notice, see separate instructions.

Form 7004 (Rev 12-2012)

CPCZ0701L 11/30/12

2013

Federal Filing Instructions

WHITE CANE DAY INC.

95-2395359

FORM TO FILE:

Form 1120 - 2013 U.S. Corporation Income Tax Return

SIGNATURE:

Sign and date Form 1120.

PAYMENT:

No payment is required.

WHEN TO FILE:

On or before March 16, 2015.

WHERE TO FILE:

Department of the Treasury
Internal Revenue Service Center
Ogden, UT 84201-0012

Form **7004**

(Rev. December 2012)

Department of the Treasury
Internal Revenue Service**Application for Automatic Extension of Time To File Certain
Business Income Tax, Information, and Other Returns**

OMB No. 1545-0233

► File a separate application for each return.

► Information about Form 7004 and its separate instructions is at www.irs.gov/form7004.Print
or
Type

Name

Identifying number

WHITE CANE DAY INC.

95-2395359

Number, street, and room or suite number. (If P.O. box, see instructions.)

P.O. Box 1

City, town, state, and ZIP code. If a foreign address, enter city, province or state, and country (follow the country's practice for entering postal code)).

Monterey Park, CA 91754

Note. File request for extension by the due date of the return for which the extension is granted. See instructions before completing this form.**Part I Automatic 5-Month Extension**

1 a Enter the form code for the return that this application is for (see below).

Application Is For:	Form Code	Application Is For:	Form Code
Form 1065	09	Form 1041 (estate other than a bankruptcy estate)	04
Form 8804	31	Form 1041 (trust)	05

Part II Automatic 6-Month Extension

b Enter the form code for the return that this application is for (see below).

12

Application Is For:	Form Code	Application Is For:	Form Code
Form 706-GS(D)	01	Form 1120-ND (section 4951 taxes)	20
Form 706-GS(T)	02	Form 1120-PC	21
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Form 1041-N	06	Form 1120-REIT	23
Form 1041-QFT	07	Form 1120-RIC	24
Form 1042	08	Form 1120S	25
Form 1065-B	10	Form 1120-SF	26
Form 1066	11	Form 3520-A	27
Form 1120	12	Form 8612	28
Form 1120-C	34	Form 8613	29
Form 1120-F	15	Form 8725	30
Form 1120-FSC	16	Form 8831	32
Form 1120-H	17	Form 8876	33
Form 1120-L	18	Form 8924	35
Form 1120-ND	19	Form 8928	36

2 If the organization is a foreign corporation that does not have an office or place of business in the United States, check here. ☐3 If the organization is a corporation and is the common parent of a group that intends to file a consolidated return, check here. ☐

If checked, attach a statement, listing the name, address, and Employer Identification Number (EIN) for each member covered by this application.

Part III All Filers Must Complete This Part4 If the organization is a corporation or partnership that qualifies under Regulations section 1.6081-5, check here. ☐5 a The application is for calendar year 20 __, or tax year beginning 7/01, 20 13, and ending 6/30, 20 14

b Short tax year. If this tax year is less than 12 months, check the reason:

☐ Initial return☐ Final return☐ Change in accounting period☐ Consolidated return to be filed☐ Other (see instructions – attach explanation)6 Tentative total tax. 6 0.7 Total payments and credits (see instructions). 7 0.8 Balance due. Subtract line 7 from line 6 (see instructions). 8 0.

BAA For Privacy Act and Paperwork Reduction Act Notice, see separate instructions.

Form 7004 (Rev 12-2012)

CPC20701L 11/30/12

Form 1120

Department of the Treasury
Internal Revenue Service

U.S. Corporation Income Tax Return

For calendar year 2013 or tax year beginning 7/01, 2013, ending 6/30, 2014

OMB No. 1545-0123

2013

Information about Form 1120 and its separate instructions is at www.irs.gov/form1120.

A Check if: 1 a Consolidated return (attach Form 851) ☐ b Life/nonlife consolidated return ☐ 2 Personal holding co. (attach Sch PH) ☐ 3 Personal service corp. (see instructions) ☐ 4 Schedule M-3 attached ☐		TYPE OR PRINT WHITE CANE DAY INC. P.O. Box 1 Monterey Park, CA 91754	B Employer identification number 95-2395359 C Date incorporated 7/21/1964 D Total assets (see instructions) \$ 8,549.
E Check if: (1) Initial return (2) Final return (3) Name change (4) Address change			

INCOME	1 a Gross receipts or sales	1 a	11,709.
	b Returns and allowances	1 b	
	c Balance. Subtract line 1b from line 1a	1 c	11,709.
	2 Cost of goods sold (attach Form 1125-A)	2	2,482.
	3 Gross profit. Subtract line 2 from line 1c	3	9,227.
	4 Dividends (Schedule C, line 19)	4	
	5 Interest	5	
	6 Gross rents	6	
	7 Gross royalties	7	
	8 Capital gain net income (attach Schedule D (Form 1120))	8	
	9 Net gain or (loss) from Form 4797, Part II, line 17 (attach Form 4797)	9	
10 Other income (see instructions — attach schedule)	10	3,177.	
11 Total income. Add lines 3 through 10	11	12,404.	
DEDUCTIONS SEE INSTRUCTIONS	12 Compensation of officers (see instructions — attach Form 1125-E)	12	
	13 Salaries and wages (less employment credits)	13	3,079.
	14 Repairs and maintenance	14	
	15 Bad debts	15	
	16 Rents	16	1,320.
	17 Taxes and licenses	17	1,744.
	18 Interest	18	
	19 Charitable contributions	19	
	20 Depreciation from Form 4562 not claimed on Form 1125-A or elsewhere on return (attach Form 4562)	20	
	21 Depletion	21	
	22 Advertising	22	942.
	23 Pension, profit-sharing, etc., plans	23	
	24 Employee benefit programs	24	
	25 Domestic production activities deduction (attach Form 8903)	25	
	26 Other deductions (attach statement)	26	9,071.
	27 Total deductions. Add lines 12 through 26	27	16,156.
	28 Taxable income before net operating loss deduction and special deductions. Subtract line 27 from line 11	28	-3,752.
	TAXES AND PAYMENTS	29a Net operating loss deduction (see instructions)	29a
b Special deductions (Schedule C, line 20)		29b	
c Add lines 29a and 29b		29c	
30 Taxable income. Subtract line 29c from line 28 (see instructions)		30	-3,752.
31 Total tax (Schedule J, Part I, line 11)		31	0.
32 Total payments and refundable credits (Schedule J, Part II, line 21)	32	0.	
33 Estimated tax penalty (see instructions). Check if Form 2220 is attached ☐	33		
34 Amount owed. If line 32 is smaller than the total of lines 31 and 33, enter amount owed	34	0.	
35 Overpayment. If line 32 is larger than the total of lines 31 and 33, enter amount overpaid	35		
36 Enter amount from line 35 you want: Credited to 2014 estimated tax ☐ Refunded ☐	36		

Sign Here

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.

Signature of officer

13/14/2015

Date

President

Title

May the IRS discuss this return with the preparer shown below (see instructions)?

☒ Yes ☐ No

Paid Preparer Use Only

Print/type preparer's name

Celinda Keiser LPA ATP CRTP

Preparer's signature

Celinda Keiser LPA ATP CR

Date

3/13/2015

Check ☒ if

self-employed

PTIN

P00059934

Firm's name

Celinda Keiser

Firm's address

P.O. Box 3551

Alhambra, CA 91803

Firm's EIN ▶ 80-0336213

Phone no. (626) 284-8180

BAA For Paperwork Reduction Act Notice, see separate instructions.

CPCA0205L 07/30/13

Form 1120 (2013)

Schedule C Dividends and Special Deductions (see instructions)	(a) Dividends received	(b) Percentage	(c) Special deductions (a) x (b)
1 Dividends from less-than-20%-owned domestic corporations (other than debt-financed stock)		70	
2 Dividends from 20%-or-more-owned domestic corporations (other than debt-financed stock)		80	
3 Dividends on debt-financed stock of domestic and foreign corporations		see instructions	
4 Dividends on certain preferred stock of less-than-20%-owned public utilities		42	
5 Dividends on certain preferred stock of 20%-or-more-owned public utilities		48	
6 Dividends from less-than-20%-owned foreign corporations and certain FSCs		70	
7 Dividends from 20%-or-more-owned foreign corporations and certain FSCs		80	
8 Dividends from wholly owned foreign subsidiaries		100	
9 Total. Add lines 1 through 8. See instructions for limitation			
10 Dividends from domestic corporations received by a small business investment company operating under the Small Business Investment Act of 1958		100	
11 Dividends from affiliated group members		100	
12 Dividends from certain FSCs		100	
13 Dividends from foreign corporations not included on lines 3, 6, 7, 8, 11, or 12			
14 Income from controlled foreign corporations under subpart F (attach Form(s) 5471)			
15 Foreign dividend gross-up			
16 IC-DISC and former DISC dividends not included on lines 1, 2, or 3			
17 Other dividends			
18 Deduction for dividends paid on certain preferred stock of public utilities			
19 Total dividends. Add lines 1 through 17. Enter here and on page 1, line 4			
20 Total special deductions. Add lines 9, 10, 11, 12, and 18. Enter here and on page 1, line 29b			

Schedule J Tax Computation and Payment (see instructions)**Part I – Tax Computation**

1	Check if the corporation is a member of a controlled group (attach Schedule O (Form 1120))	☐	
2	Income tax. Check if a qualified personal service corporation (see instructions)	☐	2 0.
3	Alternative minimum tax (attach Form 4626)		3
4	Add lines 2 and 3		4 0.
5a	Foreign tax credit (attach Form 1118)	5a	
b	Credit from Form 8834 (see instructions)	5b	
c	General business credit (attach Form 3800)	5c	
d	Credit for prior year minimum tax (attach Form 8827)	5d	
e	Bond credits from Form 8912	5e	
6	Total credits. Add lines 5a through 5e		6
7	Subtract line 6 from line 4		7
8	Personal holding company tax (attach Schedule PH (Form 1120))		8
9a	Recapture of investment credit (attach Form 4255)	9a	
b	Recapture of low-income housing credit (attach Form 8611)	9b	
c	Interest due under the look-back method – completed long-term contracts (attach Form 8697)	9c	
d	Interest due under the look-back method – income forecast method (attach Form 8866)	9d	
e	Alternative tax on qualifying shipping activities (attach Form 8902)	9e	
f	Other (see instructions – attach statement)	9f	
10	Total. Add lines 9a through 9f		10
11	Total tax. Add lines 7, 8, and 10. Enter here and on page 1, line 31.		11 0.

Part II – Payments and Refundable Credits

12	2012 overpayment credited to 2013	12	
13	2013 estimated tax payments	13	
14	2013 refund applied for on Form 4466	14	
15	Combine lines 12, 13, and 14	15	0.
16	Tax deposited with Form 7004	16	
17	Withholding (see instructions)	17	
18	Total payments. Add lines 15, 16 and 17	18	0.
19	Refundable credits from:		
a	Form 2439	19a	
b	Form 4136	19b	
c	Form 8827, line 8c	19c	
d	Other (attach statement – see instructions)	19d	
20	Total credits. Add lines 19a through 19d	20	
21	Total payments and credits. Add lines 18 and 20. Enter here and on page 1, line 32	21	0.

Schedule K Other Information (see instructions)

1	Check accounting method	a ☒ Cash	b ☐ Accrual	c ☐ Other (specify) _____	Yes	No
2	See the instructions and enter the:					
a	Business activity code no.	812990				
b	Business activity	Promotional Items				
c	Product or service	White Cane Kits				
3	Is the corporation a subsidiary in an affiliated group or a parent-subsidiary controlled group?					X
	If 'Yes,' enter name and EIN of the parent corporation					
4	At the end of the tax year:					
a	Did any foreign or domestic corporation, partnership (including any entity treated as a partnership), trust, or tax-exempt organization own directly 20% or more, or own, directly or indirectly, 50% or more of the total voting power of all classes of the corporation's stock entitled to vote? If 'Yes,' complete Part I of Schedule G (Form 1120) (attach Schedule G).					X
b	Did any individual or estate own directly 20% or more, or own, directly or indirectly, 50% or more of the total voting power of all classes of the corporation's stock entitled to vote? If 'Yes,' complete Part II of Schedule G (Form 1120) (attach Schedule G).					X

Schedule K Other Information *continued* (see instructions)

5 At the end of the tax year, did the corporation:	Yes	No
a Own directly 20% or more, or own, directly or indirectly, 50% or more of the total voting power of all classes of stock entitled to vote of any foreign or domestic corporation not included on Form 851 , Affiliations Schedule? For rules of constructive ownership, see instructions If 'Yes,' complete (i) through (iv) below.		X

(i) Name of Corporation	(ii) Employer Identification Number (if any)	(iii) Country of Incorporation	(iv) Percentage Owned in Voting Stock

b Own directly an interest of 20% or more, or own, directly or indirectly, an interest of 50% or more in any foreign or domestic partnership (including an entity treated as a partnership) or in the beneficial interest of a trust? For rules of constructive ownership, see instructions If 'Yes,' complete (i) through (iv) below.	Yes	No
		X

(i) Name of Entity	(ii) Employer Identification Number (if any)	(iii) Country of Organization	(iv) Maximum Percentage Owned in Profit, Loss, or Capital

6 During this tax year, did the corporation pay dividends (other than stock dividends and distributions in exchange for stock) in excess of the corporation's current and accumulated earnings and profits? (See sections 301 and 316.) If 'Yes,' file Form 5452 , Corporate Report of Nondividend Distributions. If this is a consolidated return, answer here for the parent corporation and on Form 851 for each subsidiary		X
7 At any time during the tax year, did one foreign person own, directly or indirectly, at least 25% of (a) the total voting power of all classes of the corporation's stock entitled to vote or (b) the total value of all classes of the corporation's stock? For rules of attribution, see section 318. If 'Yes,' enter: (i) Percentage owned ▶ _____ and (ii) Owner's country ▶ _____ (c) The corporation may have to file Form 5472 , Information Return of a 25% Foreign-Owned U.S. Corporation or a Foreign Corporation Engaged in a U.S. Trade or Business. Enter the number of Forms 5472 attached ▶ _____		X
8 Check this box if the corporation issued publicly offered debt instruments with original issue discount. ☐ If checked, the corporation may have to file Form 8281 , Information Return for Publicly Offered Original Issue Discount Instruments.		
9 Enter the amount of tax-exempt interest received or accrued during the tax year ▶ \$ _____ None		
10 Enter the number of shareholders at the end of the tax year (if 100 or fewer) ▶ _____		
11 If the corporation has an NOL for the tax year and is electing to forego the carryback period, check here. ☐ If the corporation is filing a consolidated return, the statement required by Regulations section 1.1502-21(b)(3) must be attached or the election will not be valid.		
12 Enter the available NOL carryover from prior tax years (do not reduce it by any deduction on line 29a.) ▶ \$ _____ 34,426		
13 Are the corporation's total receipts (page 1, line 1a, plus lines 4 through 10) for the tax year and its total assets at the end of the tax year less than \$250,000? If 'Yes,' the corporation is not required to complete Schedules L, M-1, and M-2. Instead, enter the total amount of cash distributions and the book value property distributions (other than cash) made during the tax year. ▶ \$ _____ None	X	
14 Is the corporation required to file Schedule UTP (Form 1120), Uncertain Tax Position Statement (see instructions)? If 'Yes,' complete and attach Schedule UTP.		X
15a Did the corporation make any payments in 2013 that would require it to file Form(s) 1099?	X	
b If 'Yes,' did or will the corporation file required Forms 1099?	X	
16 During this tax year, did the corporation have an 80% or more change in ownership, including a change due to redemption of its own stock?		X
17 During or subsequent to this tax year, but before the filing of this return, did the corporation dispose of more than 65% (by value) of its assets in a taxable, non-taxable, or tax deferred transaction?		X
18 Did the corporation receive assets in a section 351 transfer in which any of the transferred assets had a fair market basis or fair market value of more than \$1 million		X

Schedule L Balance Sheets per Books		Beginning of tax year		End of tax year	
Assets		(a)	(b)	(c)	(d)
1	Cash				
2a	Trade notes and accounts receivable				
b	Less allowance for bad debts				
3	Inventories				
4	U.S. government obligations				
5	Tax-exempt securities (see instructions)				
6	Other current assets (attach statement)				
7	Loans to shareholders				
8	Mortgage and real estate loans				
9	Other investments (attach statement)				
10a	Buildings and other depreciable assets				
b	Less accumulated depreciation				
11a	Depletable assets				
b	Less accumulated depletion				
12	Land (net of any amortization)				
13a	Intangible assets (amortizable only)				
b	Less accumulated amortization				
14	Other assets (attach statement)				
15	Total assets				
Liabilities and Shareholders' Equity					
16	Accounts payable				
17	Mortgages, notes, bonds payable in less than 1 year				
18	Other current liabilities (attach stmt)				
19	Loans from shareholders				
20	Mortgages, notes, bonds payable in 1 year or more				
21	Other liabilities (attach statement)				
22	Capital stock: a Preferred stock				
b	Common stock				
23	Additional paid-in capital				
24	Retained earnings — Approp (att stmt)				
25	Retained earnings — Unappropriated				
26	Adjmt to shareholders' equity (att stmt)				
27	Less cost of treasury stock				
28	Total liabilities and shareholders' equity				

Schedule M-1 Reconciliation of Income (Loss) per Books With Income per Return

Note: Schedule M-3 required instead of Schedule M-1 if total assets are \$10 million or more — see instructions

1	Net income (loss) per books		7	Income recorded on books this year not included on this return (itemize):	
2	Federal income tax per books			Tax-exempt interest \$	
3	Excess of capital losses over capital gains				
4	Income subject to tax not recorded on books this year (itemize):				
5	Expenses recorded on books this year not deducted on this return (itemize):		8	Deductions on this return not charged against book income this year (itemize):	
a	Depreciation \$		a	Depreciation \$	
b	Charitable contributions \$		b	Charitable contribns \$	
c	Travel & entertainment \$				
6	Add lines 1 through 5		9	Add lines 7 and 8	
			10	Income (page 1, line 28) — line 6 less line 9	

Schedule M-2 Analysis of Unappropriated Retained Earnings per Books (Line 25, Schedule L)

1	Balance at beginning of year		5	Distributions	a Cash	
2	Net income (loss) per books		b	Stock	c Property	
3	Other increases (itemize):		6	Other decreases (itemize):		
			7	Add lines 5 and 6		
4	Add lines 1, 2, and 3		8	Balance at end of year (line 4 less line 7)		

Form **1125-A**

(Rev. December 2012)

Department of the Treasury
Internal Revenue Service**Cost of Goods Sold**

▶ Attach to Form 1120, 1120-C, 1120-F, 1120-S, 1065, or 1065-B.

▶ Information about Form 1125-A and its instructions is at www.irs.gov/form1125a.

OMB No. 1545-2225

Name

Employer identification number

WHITE CANE DAY INC.

95-2395359

1	Inventory at beginning of year.....	1	
2	Purchases.....	2	2,482.
3	Cost of labor.....	3	
4	Additional section 263A costs (attach schedule).....	4	
5	Other costs (attach schedule).....	5	
6	Total. Add lines 1 through 5.....	6	2,482.
7	Inventory at end of year.....	7	
8	Cost of goods sold. Subtract line 7 from line 6. Enter here and on Form 1120, page 1, line 2 or the appropriate line of your tax return (see instructions).....	8	2,482.

9a Check all methods used for valuing closing inventory:

(i) ☐ Cost(ii) ☐ Lower of cost or market(iii) ☐ Other (Specify method used and attach explanation)..... ▶b Check if there was a writedown of subnormal goods..... ▶ ☐c Check if the LIFO inventory method was adopted this tax year for any goods (if checked, attach Form 970)..... ▶ ☐

d If the LIFO inventory method was used for this tax year, enter amount of closing inventory computed under LIFO.....

9d

e If property is produced or acquired for resale, do the rules of section 263A apply to the entity (see instructions)?..... ☐ Yes ☒ Nof Was there any change in determining quantities, cost, or valuations between opening and closing inventory? If 'Yes,' attach explanation..... ☐ Yes ☒ No

BAA For Paperwork Reduction Act Notice, see instructions.

Form 1125-A (Rev. 12-2012)

WHITE CANE DAY INC.

95-2395359

Statement 1
Form 1120, Line 10
Other Income

Freight.....	\$	2,822.
Gifts.....		355.
Total	\$	<u>3,177.</u>

Statement 2
Form 1120, Line 26
Other Deductions

Accounting	\$	1,829.
Bank Charges.....		36.
Insurance.....		439.
Office Expense.....		172.
Outside Services.....		1,687.
P. O. Box.....		74.
Postage.....		92.
Shipping Fees.....		2,941.
Shipping Supplies.....		203.
Small Equipment.....		169.
Supplies.....		7.
Telephone		1,422.
Total	\$	<u>9,071.</u>

Statement 3
Form 1120, Line 29a
Net Operating Loss Deduction

Carryover Generated From Year End	6/30/03	\$	8,605.
Amount Utilized in 2006			3,901.
Total Utilization		\$	<u>3,901.</u>
Available for Carryover to 2013.....			4,704.
Carryover Generated From Year End	6/30/04	\$	1,439.
Available for Carryover to 2013.....			1,439.
Carryover Generated From Year End	6/30/05	\$	3,443.
Available for Carryover to 2013.....			3,443.
Carryover Generated From Year End	6/30/06	\$	4,568.
Available for Carryover to 2013.....			4,568.
Carryover Generated From Year End	6/30/08	\$	951.

WHITE CANE DAY INC.

95-2395359

Statement 3 (continued)
Form 1120, Line 29a
Net Operating Loss Deduction

Available for Carryover to 2013.....	951.
Carryover Generated From Year End 6/30/09 \$ 175.	
Available for Carryover to 2013.....	175.
Carryover Generated From Year End 6/30/10 \$ 3,760.	
Available for Carryover to 2013.....	3,760.
Carryover Generated From Year End 6/30/11 \$ 8,716.	
Available for Carryover to 2013.....	8,716.
Carryover Generated From Year End 6/30/12 \$ 6,098.	
Available for Carryover to 2013.....	6,098.
Carryover Generated From Year End 6/30/13 \$ 572.	
Available for Carryover to 2013.....	572.
Net Operating Losses Available in 2013.....	\$ 34,426.
Taxable Income.....	-3,752.
Total Net Operating Loss Deduction (Limited to Taxable Income).....	<u>0.</u>

FORM TO FILE:

Form 100 - 2012 California Corporation Franchise or Income Tax Return

SIGNATURE:

Sign and date Form 100, page 2.

PAYMENT:

No payment is required.

WHEN TO FILE:

On or before April 15, 2014.

WHERE TO FILE:

Franchise Tax Board
P.O. Box 942857
Sacramento, CA 94257-0500

ESTIMATED TAXES:

Refer to the enclosed filing instructions for Form 100-ES for information regarding 2013 estimated tax deposits.

TAXABLE YEAR

2012

California Corporation Franchise
or Income Tax Return

FORM

100

For calendar year 2012 or fiscal year beginning month 07 day 01 year 2012, & ending month 06 day 30 year 2013

Corporation name WHITE CANE DAY INC.		California corporation number 4748400
Address (suite, room, or PMB no.) P.O. BOX 1		FEIN 95-2395359
City MONTEREY PARK, CA	State ZIP Code 91754	California Secretary of State file number C0474840

Schedule Q Questions (continued on Side 2)

A FINAL RETURN? ☒ Dissolved ☐ Surrendered (withdrawn)
☐ Merged/Reorganized ☐ IRC Section 338 sale ☐ QSub election
 Enter date

B 1 Is income included in a combined report of a unitary group? ☐ Yes ☒ No
 2 If 'Yes,' indicate: ☐ wholly within CA (R&TC 25107.15)
☐ within and outside of CA
 3 Is there a change in the members listed in Schedule R-7 from the prior year? ☐ Yes ☐ No
 4 Enter the number of members (including parent or key corporation) listed in the Schedule R-7, Part I, Section A, subject to income or franchise tax
 5 Is form FTB 3544 and/or 3544A attached to the return? ☐ Yes ☒ No

STATE ADJUSTMENTS	1	Net income (loss) before state adjustments. See instructions.	1	-572.
	2	Amount deducted for foreign or domestic tax based on income or profits from Schedule A	2	
	3	Amount deducted for tax under the provisions of the Corporation Tax Law from Schedule A	3	800.
	4	Interest on government obligations	4	
	5	Net California capital gain from Side 5, Schedule D, line 11	5	
	6	Depreciation and amortization in excess of amount allowed under California law. Attach form FTB 3885	6	
	7	Net income from corporations not included in federal consolidated return. See instructions.	7	
	8	Other additions. Attach schedule(s)	8	
	9	Total. Add line 1 through line 8	9	228.
	10	Intercompany dividend deduction. Attach Schedule H (100)	10	
INCOME	11	Dividends received deduction. Attach Schedule H (100)	11	
	12	Additional depreciation allowed under CA law. Attach form FTB 3885	12	
	13	Capital gain from federal Form 1120, line 8	13	
	14	Contributions	14	
TAXES	15	EZ, LAMBRA, or TTA business expense and EZ net interest deduction	15	
	16	Other deductions. Attach schedule(s)	16	
	17	Total. Add line 10 through line 16	17	
	18	Net income (loss) after state adjustments. Subtract line 17 from line 9	18	228.
INCOME	19	Net income (loss) for state purposes. Complete Schedule R if apportioning income. See instructions.	19	228.
	20	Net operating loss (NOL) carryover deduction. See instructions	20	228.
	21	Pierce's disease, EZ, LARZ, TTA, or LAMBRA NOL carryover deduction. See instructions	21	
	22	Disaster loss carryover deduction. See instructions	22	
TAXES	23	Net income for tax purposes. Combine line 20 through line 22. Then, subtract from line 19	23	0.
	24	Tax. 8.84 % x line 23 (not less than minimum franchise tax, if applicable). See instructions	24	800.
	25a	New jobs credit a amount generated	25a	
	25b	b amount claimed	25b	
TAXES	26a	Credit name code no. amount	26a	
	26b	Credit name code no. amount	26b	
	27	To claim more than two credits, see instructions	27	
	28	Add line 25b through line 27	28	
TAXES	29	Balance. Subtract line 28 from line 24 (not less than minimum franchise tax, if applicable)	29	800.
	30	Alternative minimum tax. Attach Schedule P (100). See instructions	30	
	31	Total tax. Add line 29 and line 30	31	800.
	PAYMENTS	32	Overpayment from prior year allowed as a credit	32
33		2012 Estimated tax payments. See instructions	33	800.
34		2012 Withholding (Form 592-B and/or 593). See instructions	34	
35		Amount paid with extension of time to file tax return	35	
36		Total payments. Add line 32 through line 35	36	800.

AMOUNT OR DUE	37 Franchise or income tax due. If line 31 is more than line 36, subtract line 36 from line 31. Go to line 40.	37	0.
	38 Overpayment. If line 36 is more than line 31, subtract line 31 from line 36.	38	
	39 Amount of line 38 to be credited to 2013 estimated tax.	39	
	40 Use Tax. This is not a total line. See instructions.	40	
	41 Refund. If the sum of line 39 and line 40 is less than line 38, then subtract the result from line 38. See instructions to have the refund directly deposited.	41	
	b Type: Checking ☐ Savings ☐ c Account number.	41 a	41 c
	42a Penalties and interest.	42a	
	b ☐ Check if estimate penalty computed using Exception B or C. See instructions.		
	43 Total amount due. Add line 37, line 39, line 40, and line 42a. Then, subtract line 38 from the result.	43	0.

Schedule Q Questions (continued from Side 1)

C If the corporation filed on a water's-edge basis pursuant to R&TC Sections 25110 and 25113 in previous years, enter the date water's-edge election ended.

D Was the corporation's income included in a consolidated federal return? ☐ Yes ☒ No

E Principal business activity code. (Do not leave blank). 812990
Business activity PROMOTIONAL ITEMS
Product or service WHITE CANE KITS

F Date incorporated: 7/21/1964
Where: ☒ State CA ☐ Country USA

G Date business began in California or date income was first derived from California sources. 7/21/1964

H First return? ☐ Yes ☒ No
If "Yes" and this corporation is a successor to a previously existing business, check the appropriate box.
☒ (1) sole proprietorship ☐ (2) partnership ☐ (3) joint venture
☐ (4) corporation ☐ (5) other
(attach statement showing name, address, & FEIN/SSN/ITIN of previous business)

I Doing business as name: See instructions.

J 1 During this taxable year, did another person or legal entity acquire control or majority ownership (more than a 50% interest) of this corporation or any of its subsidiaries that owned California real property (i.e., land, buildings), leased such property for a term of 35 years or more, or leased such property from a government agency for any term? ☐ Yes ☒ No
2 During this taxable year, did this corporation or any of its subsidiaries acquire control or majority ownership (more than 50% interest) in another legal entity that owned California real property (i.e., land, buildings), leased such property for a term of 35 years or more, or leased such property from a government agency for any term? ☐ Yes ☒ No
3 During this taxable year, has more than 50% of the voting stock of this corporation cumulatively transferred in one or more transactions after an interest in California real property (i.e., land, buildings) was transferred to it that was excluded from property tax reassessment under R&TC Section 62(a)(2) and it was not reported on a previous year's tax return? ☐ Yes ☒ No
(Yes, requires filing of statement, penalties may apply — see instructions.)

K At any time during the taxable year, was more than 50% of the voting stock:
1 Of the corporation owned by any single interest? ☐ Yes ☒ No
2 Of another corporation owned by this corporation? ☐ Yes ☒ No
3 Of this and one or more other corporations owned or controlled, directly or indirectly, by the same interests? ☐ Yes ☒ No

If 1 or 3 is "Yes," enter the country of the ultimate parent.

If 1, 2, or 3 is "Yes," furnish a statement of ownership indicating pertinent names, addresses, and percentages of stock owned. If the owner(s) is an individual, provide the SSN/ITIN.

L Has the corporation included a reportable transaction or listed transaction within this return? (See instructions for definitions.) ☐ Yes ☒ No
If yes, complete and attach federal Form 8886 for each transaction.

M Is this corporation apportioning income to California using Schedule R? ☐ Yes ☒ No

N How many affiliates in the combined report are claiming immunity from taxation in California under Public Law 86-272? ☐ 1 ☐ 2 ☐ 3

O Corporation headquarters are: ☒ (1) Within California
☐ (2) Outside of California, within the U.S. ☐ (3) Outside of the U.S.

P Location of principal accounting records: 440 MCPHERRIN
MONTEREY PARK, CA 91754

Q Accounting method. ☒ (1) Cash ☐ (2) Accrual ☐ (3) Other

R Does this corporation or any of its subsidiaries have a Deferred Intercompany Stock Account (DISA)? ☐ Yes ☒ No
If "Yes" enter the total balance of all DISAs \$

S Is this corporation or any of its subsidiaries a RIC? ☐ Yes ☒ No

T Is this corporation treated as a REMIC for California purposes? ☐ Yes ☒ No

U Is this corporation a REIT for California purposes? ☐ Yes ☒ No

V Is this corporation an LLC or limited partnership electing to be taxed as a corporation for federal purposes? ☐ Yes ☒ No

W Is this corporation to be treated as a credit union? ☐ Yes ☒ No

X Is the corporation under audit by the IRS or has it been audited by the IRS in a prior year? ☐ Yes ☒ No

Y Have all required information returns (e.g. federal Forms 1099, 5471, 5472, 8300, 8865, etc.) been filed with the Franchise Tax Board? ☐ N/A ☒ Yes ☐ No

Z Does the taxpayer (or any corporation of the taxpayer's combined group, if applicable) own 80% or more of the stock of an insurance company? ☐ Yes ☒ No

AA Did the corporation file the federal Schedule UTP (Form 1120)? ☐ Yes ☒ No

BB Does any member of the combined report own an SMLLC or generate/claim credits that are attributable to an SMLLC? ☐ Yes ☒ No

Sign Here Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.

Signature of officer PRESIDENT Date 3/14/2014 Telephone 1-626-307-9569

Officer's email address

Paid Preparer's Use Only Preparer's signature CELINDA KEISER LPA ATP CRTP Date 3/14/2014 Check if self-employed ☒ Paid PTIN P00059934

Firm's name (or yours, if self-employed) and address CELINDA KEISER
P.O. BOX 3551
ALHAMBRA, CA 91803
Telephone (626) 284-8180

May the FTB discuss this return with the preparer shown above? See instructions. ☒ Yes ☐ No

WHITE CANE DAY INC. 4748400

Schedule A Taxes Deducted. Use additional sheet(s) if necessary.

(a) Nature of tax	(b) Taxing authority	(c) Total amount	(d) Nondeductible amount
SEE STATEMENT 1		1,601.	800.
Total. Enter total of column (c) on Schedule F, line 17, and total of column (d) on Side 1, line 2 or line 3. If the corporation uses California computation method to compute the net income, see instructions.		1,601.	800.

Schedule F Computation of Net Income. See instructions.

I N C O M E	1 a Gross receipts or gross sales.....	11,776.		
	b Less returns and allowance.....		c Balance.....	1 c 11,776.
	2 Cost of goods sold. Attach federal Form 1125-A (California Schedule V).....			2 1,070.
	3 Gross profit. Subtract line 2 from line 1c.....			3 10,706.
	4 Total dividends. Attach federal Schedule C, California Schedule H (100).....			4
	5 a Interest on obligations of the United States and U.S. instrumentalities.....			5 a
	b Other interest. Attach schedule.....	SEE STATEMENT 2		5 b 2.
	6 Gross rents.....			6
	7 Gross royalties.....			7
	8 Capital gain net income. Attach federal Schedule D (California Schedule D).....			8
	9 Ordinary gain (loss). Attach federal Form 4797 (California Schedule D-1).....			9
10 Other income (loss). Attach schedule.....	SEE STATEMENT 3		10 5,058.	
11 Total income. Add line 3 through line 10.....			11 15,766.	
D E D U C T I O N S	12 Compensation of officers. Attach federal Form 1125-E or equivalent schedule.....	12		
	13 Salaries and wages (not deducted elsewhere).....	13	4,873.	
	14 Repairs.....	14	100.	
	15 Bad debts.....	15		
	16 Rents.....	16	1,350.	
	17 Taxes (California Schedule A). See instructions.....	17	1,601.	
	18 Interest. Attach schedule.....	18		
	19 Contributions. Attach schedule.....	19		
	20 Depreciation. Attach federal Form 4562 and FTB 3885.....	20	34.	
	21 Less depreciation claimed elsewhere on return.....	21a		21b 34.
	22 Depletion. Attach schedule.....	22		
	23 Advertising.....	23	848.	
	24 Pension, profit-sharing plans, etc.....	24		
	25 Employee benefit plans.....	25		
	26 a Total travel and entertainment.....			
	b Deductible amounts.....	26b		
	27 Other deductions. Attach schedule.....	STATEMENT 4	27	7,532.
	28 Specific deduction for organizations under R&TC Section 23701r or 23701t. See instructions.....	28		
	29 Total deductions. Add line 12 through line 28.....		29	16,338.
30 Net income before state adjustments. Subtract line 29 from line 11. Enter here and on Side 1, line 1.....		30	-572.	

Schedule J Add-On Taxes and Recapture of Tax Credits. See instructions.

1 LIFO recapture due to S corporation election, IRC Sec. 1363(d) deferral: \$.....	1	
2 Interest computed under the look-back method for completed long-term contracts (Attach form FTB 3834).....	2	
3 Interest on tax attributable to installment: a Sales of certain timeshares and residential lots.....	3a	
b Method for nondealer installment obligations.....	3b	
4 IRC Section 197(f)(9)(B)(ii) election.....	4	
5 Credit recapture name:.....	5	
6 Combine line 1 through line 5, revise Side 2, line 37 or line 38, whichever applies, by this amount. Write 'Schedule J' to the left of line 37 or line 38.....	6	

Schedule V Cost of Goods Sold

1	Inventory at beginning of year.....	1	
2	Purchases.....	2	1,070.
3	Cost of labor.....	3	
4a	Additional IRC Section 263A costs. Attach schedule.....	4a	
b	Other costs. Attach schedule.....	4b	
5	Total. Add line 1 through line 4b.....	5	1,070.
6	Inventory at end of year.....	6	
7	Cost of goods sold. Subtract line 6 from line 5. Enter here and on Side 3, Schedule F, line 2.....	7	1,070.

Method of inventory valuation ▶

Was there any change in determining quantities, costs of valuations between opening and closing inventory?..... ☐ Yes ☒ No

If 'Yes,' attach an explanation.

Enter California seller's permit number, if any..... ▶

Check if the LIFO inventory method was adopted this taxable year for any goods. If checked, attach federal Form 970..... ☐

If the LIFO inventory method was used for this taxable year, enter the amount of closing inventory under LIFO.....

Do the rules of IRC Section 263A (with respect to property produced or acquired for resale) apply to the corporation?..... ☐ Yes ☒ No**The corporation may not be required to complete Schedules L, M-1, and M-2. See Schedule M-1 instructions for reporting requirements.****Schedule L Balance Sheet**

	Beginning of taxable year		End of taxable year	
	(a)	(b)	(c)	(d)
Assets				
1 Cash.....				
2a Trade notes and accounts receivable.....				
b Less allowance for bad debts.....				
3 Inventories.....				
4 Federal and state government obligations.....				
5 Other current assets. Attach schedule(s).....				
6 Loans to stockholders/officers. Attach schedule.....				
7 Mortgage and real estate loans.....				
8 Other investments. Attach schedule(s).....				
9a Buildings and other fixed depreciable assets.....				
b Less accumulated depreciation.....				
10a Depletable assets.....				
b Less accumulated depletion.....				
11 Land (net of any amortization).....				
12a Intangible assets (amortizable only).....				
b Less accumulated amortization.....				
13 Other assets. Attach schedule(s).....				
14 Total assets.....				
Liabilities and Stockholders' Equity				
15 Accounts payable.....				
16 Mortgages, notes, bonds payable in less than 1 year.....				
17 Other current liabilities. Attach schedule(s).....				
18 Loans from stockholders. Attach schedule(s).....				
19 Mortgages, notes, bonds payable in 1 year or more.....				
20 Other liabilities. Attach schedule(s).....				
21 Capital stock: a Preferred stock.....				
b Common stock.....				
22 Paid-in or capital surplus. Attach reconciliation.				
23 Retained earnings — Appropriated. Attach schedule.....				
24 Retained earnings — Unappropriated.....				
25 Adjustments to shareholders' equity. Attach schedule.....				
26 Less cost of treasury stock.....				
27 Total liabilities and stockholders' equity.....				

Schedule M-1 Reconciliation of Income (Loss) per Books With Income (Loss) per Return. If the corporation completed federal Schedule M-3 (Form 1120/1120-F), see instructions.

Schedule M-2 Analysis of Unappropriated Retained Earnings per Books (Side 4, Schedule L, line 24)

Schedule M-2 Analysis of Unappropriated Retained Earnings per Books (Side 4, Schedule L, line 24)

Schedule D California Capital Gains and Losses

Schedule D California Capital Gains and Losses

Part I Short-Term Capital Gains and Losses – Assets Held One Year or Less. Use additional sheet(s) if necessary.

Part II Long-Term Capital Gains and Losses — Assets Held More Than One Year. Use additional sheet(s) if necessary.

Part II Long-Term Capital Gains and Losses — Assets Held More Than One Year. Use additional sheet(s) if necessary.

TAXABLE YEAR

2012**Net Operating Loss (NOL) Computation
and NOL and Disaster Loss Limitations – Corporations**

CALIFORNIA FORM

3805Q

Attach to Form 100, Form 100W, Form 100S, or Form 109.

Corporation name WHITE CANE DAY INC.		California corporation number 4748400
During the taxable year the corporation incurred the NOL, the corporation was a(n): ☒ C Corporation		FEIN 95-2395359
☐ S Corporation ☐ Exempt Organization ☐ Limited Liability Company (electing to be taxed as a corporation)		

If the corporation previously filed California tax returns under another corporate name, enter the corporation name and California corporation number:

If the corporation is included in a combined report of a unitary group, see instructions, General Information C, Combined Reporting.**Part I Current year NOL.** If the corporation does not have a current year NOL, go to Part II.

- 1 Net loss from Form 100, line 19; Form 100W, line 19; Form 100S, line 16; or Form 109, line 2.
Enter as a positive number. 1
- 2 2012 disaster loss included in line 1. Enter as a positive number. 2
- 3 Subtract line 2 from line 1. If zero or less, enter -0- and see instructions. 3
- 4a Enter the amount of the loss incurred by a new business included in line 3. 4a
- b Enter the amount of the loss incurred by an eligible small business included in line 3. 4b
- c Add line 4a and line 4b. 4c
- 5 General NOL. Subtract line 4c from line 3. 5
- 6 2012 NOL carryover. Add line 2, line 4c, and line 5. See instructions. 6

Part II NOL carryover and disaster loss carryover limitations. See instructions.

	(g) Available balance
1 Net income (loss) — Enter the amount from Form 100, line 19; Form 100W, line 19; Form 100S, line 16 less line 17 (but not less than -0-); or Form 109, line 2.	228.

Prior Year NOLs

(a) Year of loss	(b) Code — See instructions	(c) Type of NOL — See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(h) Carryover to 2013 col (e) — col (f)
2 2002	8980	ESB	8,012.	1,330.	228.	0.
2003	8980	ESB	794.	794.	0.	0.
2004	8980	ESB	2,761.	2,761.	0.	0.
2005	8980	ESB	3,857.	3,857.	0.	0.

Current Year NOLs

(a) Year of loss	(b) Code — See instructions	(c) Type of NOL — See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(h) Carryover to 2013 col (e) — col (f)
3 2012		DIS				col (d) — col (f)
4 2012						
2012						
2012						
2012						

*Type of NOL: General (GEN), New Business (NB), Eligible Small Business (ESB), or Disaster (DIS).

Part III 2012 NOL deduction

- 1 Total the amounts in Part II, line 2, column (f). 1 228.
- 2 Enter the total amount from line 1 that represents disaster loss carryover deduction here and on Form 100, line 22; Form 100W, line 22; or Form 100S, line 20. Form 109 filers enter -0-. 2 0.
- 3 Subtract line 2 from line 1. Enter the result here and on Form 100, line 20; Form 100W, line 20; Form 100S, line 18; or Form 109, line 7. 3 228.

TAXABLE YEAR

2012**Net Operating Loss (NOL) Computation
and NOL and Disaster Loss Limitations – Corporations**

CALIFORNIA FORM

3805Q

Attach to Form 100, Form 100W, Form 100S, or Form 109.

Corporation name

California corporation number

WHITE CANE DAY INC.

4748400

During the taxable year the corporation incurred the NOL, the corporation was a(n):

☒ C Corporation

FEIN

☐ S Corporation:☐ Exempt Organization☐ Limited Liability Company (electing to be taxed as a corporation)

95-2395359

If the corporation previously filed California tax returns under another corporate name, enter the corporation name and California corporation number:

If the corporation is included in a combined report of a unitary group, see instructions, General Information C, Combined Reporting.**Part I Current year NOL.** If the corporation does not have a current year NOL, go to Part II.

1 Net loss from Form 100, line 19; Form 100W, line 19; Form 100S, line 16; or Form 109, line 2.

Enter as a positive number.

1

2 2012 disaster loss included in line 1. Enter as a positive number.

2

3 Subtract line 2 from line 1. If zero or less, enter -0- and see instructions.

3

4a Enter the amount of the loss incurred by a new business included in line 3.

4a

b Enter the amount of the loss incurred by an eligible small business included in line 3.

4b

c Add line 4a and line 4b.

4c

5 General NOL. Subtract line 4c from line 3.

5

6 2012 NOL carryover. Add line 2, line 4c, and line 5. See instructions.

6

Part II NOL carryover and disaster loss carryover limitations. See Instructions.(g)
Available balance1 Net income (loss) — Enter the amount from Form 100, line 19; Form 100W, line 19;
Form 100S, line 16 less line 17 (but not less than -0-); or Form 109, line 2.**Prior Year NOLs**

(a) Year of loss	(b) Code — See instructions	(c) Type of NOL — See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(g) Available balance	(h) Carryover to 2013 col (e) — col (f)
2 2007	8980	ESB	227.	227.	0.	0.	227.
2009	8980	ESB	2,992.	2,992.	0.	0.	2,992.
2010	8980	ESB	7,948.	7,948.	0.	0.	7,948.
2011	8980	ESB	5,315.	5,315.	0.	0.	5,315.

Current Year NOLs

(a) Year of loss	(b) Code — See instructions	(c) Type of NOL — See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(g) Available balance	(h) Carryover to 2013 col (e) — col (f)
3 2012		DIS					col (d) — col (f)
4 2012							
2012							
2012							
2012							

*Type of NOL: General (GEN), New Business (NB), Eligible Small Business (ESB), or Disaster (DIS).

Part III 2012 NOL deduction

- 1 Total the amounts in Part II, line 2, column (f). 1
- 2 Enter the total amount from line 1 that represents disaster loss carryover deduction here and on Form 100,
line 22; Form 100W, line 22; or Form 100S, line 20. Form 109 filers enter -0-. 2
- 3 Subtract line 2 from line 1. Enter the result here and on Form 100, line 20; Form 100W, line 20; Form 100S,
line 18; or Form 109, line 7. 3

TAXABLE YEAR

AMT COMPUTATION

CALIFORNIA FORM

2012**Net Operating Loss (NOL) Computation
and NOL and Disaster Loss Limitations – Corporations****3805Q**

Attach to Form 100, Form 100W, Form 100S, or Form 109.

Corporation name WHITE CANE DAY INC.		California corporation number 4748400
During the taxable year the corporation incurred the NOL, the corporation was a(n): ☐ S Corporation ☐ Exempt Organization ☒ C Corporation ☐ Limited Liability Company (electing to be taxed as a corporation)		FEIN 95-2395359

If the corporation previously filed California tax returns under another corporate name, enter the corporation name and California corporation number:

If the corporation is included in a combined report of a unitary group, see instructions, General Information C, Combined Reporting.**Part I Current year NOL.** If the corporation does not have a current year NOL, go to Part II.

- 1 Net loss from Form 100, line 19; Form 100W, line 19; Form 100S, line 16; or Form 109, line 2.
Enter as a positive number. 1
- 2 2012 disaster loss included in line 1. Enter as a positive number. 2
- 3 Subtract line 2 from line 1. If zero or less, enter -0- and see instructions. 3
- 4a Enter the amount of the loss incurred by a new business included in line 3. **4a**
- b Enter the amount of the loss incurred by an eligible small business included in line 3. **4b**
- c Add line 4a and line 4b. 4c
- 5 General NOL. Subtract line 4c from line 3. 5
- 6 2012 NOL carryover. Add line 2, line 4c, and line 5. See instructions. 6

Part II NOL carryover and disaster loss carryover limitations. See Instructions.

	(g) Available balance
1 Net income (loss) – Enter the amount from Form 100, line 19; Form 100W, line 19; Form 100S, line 16 less line 17 (but not less than -0-); or Form 109, line 2.	236.

Prior Year NOLs

(a) Year of loss	(b) Code – See instructions	(c) Type of NOL – See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(h) Carryover to 2013 col (e) – col (f)
2 2002	8980	ESB	8,345.	2,460.	236.	0.
2003	8980	ESB	1,199.	1,199.	0.	0.
2004	8980	ESB	3,220.	3,220.	0.	0.
2005	8980	ESB	4,147.	4,147.	0.	0.

Current Year NOLs

(a) Year of loss	(b) Code – See instructions	(c) Type of NOL – See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(h) Carryover to 2013 col (e) – col (f)
3 2012		DIS				col (d) – col (f)
4 2012						
2012						
2012						
2012						

*Type of NOL: General (GEN), New Business (NB), Eligible Small Business (ESB), or Disaster (DIS).

Part III 2012 NOL deduction

- 1 Total the amounts in Part II, line 2, column (f). 1 236.
- 2 Enter the total amount from line 1 that represents disaster loss carryover deduction here and on Form 100, line 22; Form 100W, line 22; or Form 100S, line 20. Form 109 filers enter -0-. 2 0.
- 3 Subtract line 2 from line 1. Enter the result here and on Form 100, line 20; Form 100W, line 20; Form 100S, line 18; or Form 109, line 7. 3 236.

TAXABLE YEAR

AMT COMPUTATION

CALIFORNIA FORM

2012**Net Operating Loss (NOL) Computation
and NOL and Disaster Loss Limitations — Corporations****3805Q**

Attach to Form 100, Form 100W, Form 100S, or Form 109.

Corporation name WHITE CANE DAY INC.		California corporation number 4748400
During the taxable year the corporation incurred the NOL, the corporation was a(n): ☐ S Corporation ☐ Exempt Organization ☒ C Corporation ☐ Limited Liability Company (electing to be taxed as a corporation)		FEIN 95-2395359

If the corporation previously filed California tax returns under another corporate name, enter the corporation name and California corporation number:

If the corporation is included in a combined report of a unitary group, see instructions, General Information C, Combined Reporting.**Part I Current year NOL.** If the corporation does not have a current year NOL, go to Part II.

- 1 Net loss from Form 100, line 19; Form 100W, line 19; Form 100S, line 16; or Form 109, line 2.
Enter as a positive number. 1
- 2 2012 disaster loss included in line 1. Enter as a positive number. 2
- 3 Subtract line 2 from line 1. If zero or less, enter -0- and see instructions. 3
- 4a Enter the amount of the loss incurred by a new business included in line 3. 4a
- b Enter the amount of the loss incurred by an eligible small business included in line 3. 4b
- c Add line 4a and line 4b. 4c
- 5 General NOL. Subtract line 4c from line 3. 5
- 6 2012 NOL carryover. Add line 2, line 4c, and line 5. See instructions. 6

Part II NOL carryover and disaster loss carryover limitations. See instructions.

	(g) Available balance
1 Net income (loss) — Enter the amount from Form 100, line 19; Form 100W, line 19; Form 100S, line 16 less line 17 (but not less than -0-); or Form 109, line 2.	

Prior Year NOLs

(a) Year of loss	(b) Code — See instructions	(c) Type of NOL — See below*	(d) Initial Loss	(e) Carryover from 2011	(f) Amount used in 2012	(h) Carryover to 2013 col (e) — col (f)
2 2007	8980	ESB	316.	316.	0.	316.
2009	8980	ESB	3,028.	3,028.	0.	3,028.
2010	8980	ESB	7,984.	7,984.	0.	7,984.
2011	8980	ESB	5,331.	5,331.	0.	5,331.

Current Year NOLs

						col (d) — col (f)
3 2012		DIS				
4 2012						
2012						
2012						
2012						

*Type of NOL: General (GEN), New Business (NB), Eligible Small Business (ESB), or Disaster (DIS).

Part III 2012 NOL deduction

- 1 Total the amounts in Part II, line 2, column (f). 1
- 2 Enter the total amount from line 1 that represents disaster loss carryover deduction here and on Form 100, line 22; Form 100W, line 22; or Form 100S, line 20. Form 109 filers enter -0-. 2
- 3 Subtract line 2 from line 1. Enter the result here and on Form 100, line 20; Form 100W, line 20; Form 100S, line 18; or Form 109, line 7. 3

2012**Corporation Depreciation and Amortization****3885**

Attach to Form 100 or Form 100W. FORM 100

Corporation name

California corporation number

WHITE CANE DAY INC.

4748400

Part I Election to Expense Certain Property Under IRC Section 179

1	Maximum deduction under IRC Section 179 for California	1	
2	Total cost of IRC Section 179 property placed in service	2	
3	Threshold cost of IRC Section 179 property before reduction in limitation	3	200,000.
4	Reduction in limitation. Subtract line 3 from line 2. If zero or less, enter -0-	4	0.
5	Dollar limitation for taxable year. Subtract line 4 from line 1. If zero or less, enter -0-	5	0.
6	(a) Description of property	(b) Cost (business use only)	(c) Elected cost
7	Listed property (elected IRC Section 179 cost)	7	
8	Total elected cost of IRC Section 179 property. Add amounts in column (c), line 6 and line 7	8	
9	Tentative deduction. Enter the smaller of line 5 or line 8	9	
10	Carryover of disallowed deduction from prior taxable years	10	
11	Business income limitation. Enter the smaller of business income (not less than zero) or line 5	11	
12	IRC Section 179 expense deduction. Add line 9 and line 10, but do not enter more than line 11	12	
13	Carryover of disallowed deduction to 2013. Add line 9 and line 10, less line 12	13	

Part II Depreciation and Election of Additional First Year Expense Deduction Under R&TC Section 24356

14	(a) Description of property	(b) Date acquired	(c) Cost or other basis	(d) Depreciation allowed or allowable in earlier years	(e) Deprecia- tion method	(f) Life or rate	(g) Depreciation for this year	(h) Additional first year depreciation
	EQUIPMENT	11/20/97	688.	654.	S/L	5	34.	
15	Add the amounts in column (g) and column (h). The total of column (h) may not exceed \$2,000. See instructions for line 14, column (h)						15	34.

Part III Summary

16	Total: If the corporation is electing: IRC Section 179 expense, add the amount on line 12 and line 15, column (g) or Additional first year depreciation under R&TC Section 24356, add the amounts on line 15, columns (g) and (h) or Depreciation (if no election is made), enter the amount from line 15, column (g)	16	34.
17	Total depreciation claimed for federal purposes from federal Form 4562, line 22	17	34.
18	Depreciation adjustment. If line 17 is greater than line 16, enter the difference here and on Form 100 or Form 100W, Side 1, line 6. If line 17 is less than line 16, enter the difference here and on Form 100 or Form 100W, Side 1, line 12. (If California depreciation amounts are used to determine net income before state adjustments on Form 100 or Form 100W, no adjustment is necessary.)	18	

Part IV Amortization

19	(a) Description of property	(b) Date acquired	(c) Cost or other basis	(d) Amortization allowed or allowable in earlier years	(e) R&TC section (see instr)	(f) Period or percentage	(g) Amortization for this year
20	Total. Add the amounts in column (g)						20
21	Total amortization claimed for federal purposes from federal Form 4562, line 44						21
22	Amortization adjustment. If line 21 is greater than line 20, enter the difference here and on Form 100 or Form 100W, Side 1, line 6. If line 21 is less than line 20, enter the difference here and on Form 100 or Form 100W, Side 1, line 12						22
							0.

WHITE CANE DAY INC.

4748400

Statement 1
Form 100, Schedule A
Taxes Deducted

<u>Nature of Tax</u>	<u>Taxing Authority</u>	<u>Total Amount</u>	<u>Nondeduct. Amount</u>
Licenses and Permits		\$ 284.	
Payroll Taxes	IRS	517.	
State Tax	Franchise Tax Board	800.	\$ 800.
	Total	<u>\$ 1,601.</u>	<u>\$ 800.</u>

Statement 2
Form 100, Schedule F, Line 5(b)
Other Interest

Bank		\$ 2.
	Total	<u>\$ 2.</u>

Statement 3
Form 100, Schedule F, Line 10
Other Income

Freight	\$ 3,198.
Gifts	1,860.
	Total <u>\$ 5,058.</u>

Statement 4
Form 100, Schedule F, Line 27
Other Deductions

Accounting	\$ 1,866.
Bank Charges	36.
Filing Fee	20.
Insurance	439.
Office Expense	85.
P. O. Box	52.
Postage	182.
Shipping Fees	3,343.
Shipping Supplies	308.
Small Equipment	19.
Telephone	1,182.
	Total <u>\$ 7,532.</u>

Form **4562**Department of the Treasury
Internal Revenue Service (99)**Depreciation and Amortization**
(Including Information on Listed Property)

▶ See separate instructions. ▶ Attach to your tax return.

OMB No. 1545-0172

2012Attachment
Sequence No. **179**

Name(s) shown on return

WHITE CANE DAY INC.

Business or activity to which this form relates

Identifying number

95-2395359Form **1120****Part I Election To Expense Certain Property Under Section 179**

Note: If you have any listed property, complete Part V before you complete Part I.

1	Maximum amount (see instructions)	1	
2	Total cost of section 179 property placed in service (see instructions)	2	
3	Threshold cost of section 179 property before reduction in limitation (see instructions)	3	
4	Reduction in limitation. Subtract line 3 from line 2. If zero or less, enter -0-	4	
5	Dollar limitation for tax year. Subtract line 4 from line 1. If zero or less, enter -0-. If married filing separately, see instructions	5	
6	(a) Description of property	(b) Cost (business use only)	(c) Elected cost
7	Listed property. Enter the amount from line 29	7	
8	Total elected cost of section 179 property. Add amounts in column (c), lines 6 and 7	8	
9	Tentative deduction. Enter the smaller of line 5 or line 8	9	
10	Carryover of disallowed deduction from line 13 of your 2011 Form 4562	10	
11	Business income limitation. Enter the smaller of business income (not less than zero) or line 5 (see instrs)	11	
12	Section 179 expense deduction. Add lines 9 and 10, but do not enter more than line 11	12	
13	Carryover of disallowed deduction to 2013. Add lines 9 and 10, less line 12	13	

Note: Do not use Part II or Part III below for listed property. Instead, use Part V.

Part II Special Depreciation Allowance and Other Depreciation (Do not include listed property.) (See instructions.)

14	Special depreciation allowance for qualified property (other than listed property) placed in service during the tax year (see instructions)	14	
15	Property subject to section 168(f)(1) election	15	
16	Other depreciation (including ACRS)	16	

Part III MACRS Depreciation (Do not include listed property.) (See instructions.)**Section A**

17	MACRS deductions for assets placed in service in tax years beginning before 2012	17	34.
18	If you are electing to group any assets placed in service during the tax year into one or more general asset accounts, check here ☐		

Section B — Assets Placed in Service During 2012 Tax Year Using the General Depreciation System

(a) Classification of property	(b) Month and year placed in service	(c) Basis for depreciation (business/investment use only — see instructions)	(d) Recovery period	(e) Convention	(f) Method	(g) Depreciation deduction
19 a 3-year property						
b 5-year property						
c 7-year property						
d 10-year property						
e 15-year property						
f 20-year property						
g 25-year property			25 yrs		S/L	
h Residential rental property			27.5 yrs	MM	S/L	
i Nonresidential real property			27.5 yrs	MM	S/L	
			39 yrs	MM	S/L	

Section C — Assets Placed in Service During 2012 Tax Year Using the Alternative Depreciation System

20 a Class life				S/L	
b 12-year			12 yrs	S/L	
c 40-year			40 yrs	MM	S/L

Part IV Summary (See instructions.)

21	Listed property. Enter amount from line 28	21	
22	Total. Add amounts from line 12, lines 14 through 17, lines 19 and 20 in column (g), and line 21. Enter here and on the appropriate lines of your return. Partnerships and S corporations — see instructions	22	34.
23	For assets shown above and placed in service during the current year, enter the portion of the basis attributable to section 263A costs	23	

TAXABLE YEAR

2014

California Exempt Organization
Annual Information Return

FORM

199

Calendar Year 2014 or fiscal year beginning (mm/dd/yyyy) 7/01/2014, and ending (mm/dd/yyyy) 6/30/2015

Corporation/Organization name

MONTEREY PARK LIONS CLUB

California corporation number

0191328

Additional information. See instructions.

FEIN

95-6046961

Street address (suite or room)

P. O. BOX 1

PMB no.

City

MONTEREY PARK

State

CA

ZIP code

91754-0001

Foreign country name

Foreign province/state/county

Foreign postal code

- A** First Return. ☐ Yes ☒ No
- B** Amended Return. ☐ Yes ☒ No
- C** IRC Section 4947(a)(1) trust. ☐ Yes ☒ No
- D** Final Information Return? ☐ Dissolved ☐ Surrendered (Withdrawn)
- ☐ Merged/Reorganized
- Enter date (mm/dd/yyyy) ☐
- E** Check accounting method:
- 1 ☒ Cash 2 ☐ Accrual 3 ☐ Other
- F** Federal return filed?
- 1 ☐ 990T 2 ☐ 990-PF 3 ☐ Sch H (990)
- G** Is this a group filing? See instructions. ☐ Yes ☒ No
- H** Is this organization in a group exemption? ☐ Yes ☒ No
- If 'Yes,' what is the parent's name?
- I** Did the organization have any changes to its guidelines not reported to the FTB? See instructions. ☐ Yes ☒ No

J If exempt under R&TC Section 23701d, has the organization engaged in political activities?See instructions. ☐ Yes ☒ No**K** Is the organization exempt under R&TC Section 23701g?If 'Yes,' enter the gross receipts from nonmember sources. \$ ☐ Yes ☒ No**L** If organization is exempt under R&TC Section 23701d and meets the filing fee exception, check box.No filing fee is required. ☒**M** Is the organization a Limited Liability Company?☐ Yes ☒ No**N** Did the organization file Form 100 or Form 109 to report taxable income?☐ Yes ☒ No**O** Is the organization under audit by the IRS or has the IRS audited in a prior year?☐ Yes ☒ No**P** Is an IRS Form 1023/1024 pending?Date filed with IRS ☐ Yes ☐ No

CACA1112L 07/30/15

Part I Complete Part I unless not required to file this form. See General Instructions B and C.

Receipts and Revenues	1	Gross sales or receipts from other sources. From Side 2, Part II, line 8	1	15.
	2	Gross dues and assessments from members and affiliates	2	
	3	Gross contributions, gifts, grants, and similar amounts received	3	12,600.
	4	Total gross receipts for filing requirement test. Add line 1 through line 3. This line must be completed. If the result is less than \$50,000, see General Instruction B...	4	12,615.
	5	Cost of goods sold	5	
	6	Cost or other basis, and sales expenses of assets sold	6	
	7	Total costs. Add line 5 and line 6	7	
	8	Total gross income. Subtract line 7 from line 4	8	12,615.
Expenses	9	Total expenses and disbursements. From Side 2, Part II, line 18	9	16,831.
	10	Excess of receipts over expenses and disbursements. Subtract line 9 from line 8	10	-4,216.
Filing Fee	11	Filing fee \$10 or \$25. See General Instruction F	11	
	12	Total payments	12	
	13	Penalties and Interest. See General Instruction J	13	
	14	Use tax. See General Instruction K	14	
	15	Balance due. Add line 11, line 13, and line 14. Then subtract line 12 from the result.	15	

Sign Here

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.

Signature of officer

Title

TREASURER

Date

Telephone

626 462-1450

PTIN

FEIN

Telephone

Paid Preparer's Use Only

Preparer's signature

NON-PAID PREPARER

Date

Check if self-employed

Firm's name (or yours, if self-employed) and address

May the FTB discuss this return with the preparer for matters covered by this return? ☐ Yes ☐ No

Part II Organizations with gross receipts of more than \$50,000 and private foundations regardless of amount of gross receipts — complete Part II or furnish substitute information.

Receipts from Other Sources	1	Gross sales or receipts from all business activities. See instructions	1	
	2	Interest	2	15.
	3	Dividends	3	
	4	Gross rents	4	
	5	Gross royalties	5	
	6	Gross amount received from sale of assets (See instructions)	6	
	7	Other income. Attach schedule	7	
	8	Total gross sales or receipts from other sources. Add line 1 through line 7. Enter here and on Side 1, Part I, line 1.	8	15.
Expenses and Disbursements	9	Contributions, gifts, grants, and similar amounts paid. Attach schedule	9	
	10	Disbursements to or for members	10	
	11	Compensation of officers, directors, and trustees. Attach schedule. SEE STATEMENT 1	11	0.
	12	Other salaries and wages	12	
	13	Interest	13	
	14	Taxes	14	
	15	Rents	15	2,970.
	16	Depreciation and depletion (See instructions)	16	
	17	Other Expenses and Disbursements. Attach schedule. SEE STATEMENT 2	17	13,861.
	18	Total expenses and disbursements. Add line 9 through line 17. Enter here and on Side 1, Part I, line 9.	18	16,831.

Schedule L Balance Sheets		Beginning of taxable year		End of taxable year	
		(a)	(b)	(c)	(d)
Assets					
1	Cash		35,702.		31,486.
2	Net accounts receivable				
3	Net notes receivable				
4	Inventories				
5	Federal and state government obligations				
6	Investments in other bonds				
7	Investments in stock				
8	Mortgage loans				
9	Other investments. Attach schedule				
10 a	Depreciable assets				
b	Less accumulated depreciation				
11	Land				
12	Other assets. Attach schedule				
13	Total assets		35,702.		31,486.
Liabilities and net worth					
14	Accounts payable				
15	Contributions, gifts, or grants payable				
16	Bonds and notes payable				
17	Mortgages payable				
18	Other liabilities. Attach schedule				
19	Capital stock or principal fund				
20	Paid-in or capital surplus. Attach reconciliation				
21	Retained earnings or income fund		35,702.		31,486.
22	Total liabilities and net worth		35,702.		31,486.

Schedule M-1 Reconciliation of income per books with income per return

Do not complete this schedule if the amount on Schedule L, line 13, column (d), is less than \$50,000.

1	Net income per books	7	Income recorded on books this year not included in this return. Attach schedule
2	Federal income tax	8	Deductions in this return not charged against book income this year. Attach schedule
3	Excess of capital losses over capital gains	9	Total. Add line 7 and line 8
4	Income not recorded on books this year. Attach schedule	10	Net income per return. Subtract line 9 from line 6
5	Expenses recorded on books this year not deducted in this return. Attach schedule		
6	Total. Add line 1 through line 5		

2014

CALIFORNIA STATEMENTS

PAGE 1

MONTEREY PARK LIONS CLUB

95-6046961

STATEMENT 1
FORM 199, PART II, LINE 11
COMPENSATION OF OFFICERS, DIRECTORS, TRUSTEES AND KEY EMPLOYEES

CURRENT OFFICERS:

<u>NAME AND ADDRESS</u>	<u>TITLE AND AVERAGE HOURS PER WEEK DEVOTED</u>	<u>COMPEN- SATION</u>	<u>CONTRI- BUTION TO EBP & DC</u>	<u>EXPENSE ACCOUNT/ OTHER</u>
STEVEN LAM 200 E. GARVEY AVE. MONTEREY PARK, CA 91754	PRESIDENT 10.00	\$ 0.	\$ 0.	\$ 0.
ANDY ISLAS 617 N. BALTIMORE AVE. MONTEREY PARK, CA 91754	SECRETARY 10.00	0.	0.	0.
RUSSELL HAAS 605 ESTRELLA AVE. ARCADIA, CA 91007	TREASURER 10.00	0.	0.	0.
LARRY SULLIVAN 1590 ABAJO DR. MONTEREY PARK, CA 91754	VICE PRESIDENT 10.00	0.	0.	0.
TOM CODY 1915 ARRIBA DR. MONTEREY PARK, CA 91754	VICE PRESIDENT 10.00	0.	0.	0.
TOTAL		\$ 0.	\$ 0.	\$ 0.

STATEMENT 2
FORM 199, PART II, LINE 17
OTHER EXPENSES

GRANTS AND BENEFITS PAID	\$ 13,861.
TOTAL	<u>\$ 13,861.</u>

Form **990-EZ**

Short Form

Return of Organization Exempt From Income Tax

Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code (except private foundations)

OMB No. 1545-1150

2014Department of the Treasury
Internal Revenue Service

▶ Do not enter social security numbers on this form as it may be made public.

▶ Information about Form 990-EZ and its instructions is at www.irs.gov/form990.

A For the 2014 calendar year, or tax year beginning <u>7/01</u> , 2014, and ending <u>6/30</u> , 2015	
B Check if applicable: ☐ Address change ☐ Name change ☐ Initial return ☐ Final return/terminated ☐ Amended return ☐ Application pending	C MONTEREY PARK LIONS CLUB P. O. BOX 1 MONTEREY PARK, CA 91754-0001
D Employer identification number <u>95-6046961</u> E Telephone number <u>626 462-1450</u> F Group Exemption Number <u>0239</u>	
G Accounting Method: ☒ Cash ☐ Accrual Other (specify) _____ H Check ☒ if the organization is not required to attach Schedule B (Form 990, 990-EZ, or 990-PF).	
I Website: <u>N/A</u>	
J Tax-exempt status (check only one) — ☐ 501(c)(3) ☒ 501(c) (4) (insert no.) ☐ 4947(a)(1) or ☐ 527	
K Form of organization: ☐ Corporation ☐ Trust ☐ Association ☐ Other _____	
L Add lines 5b, 6c, and 7b to line 9 to determine gross receipts. If gross receipts are \$200,000 or more, or if total assets (Part II, column (B) below) are \$500,000 or more, file Form 990 instead of Form 990-EZ. ▶ \$ <u>12,615.</u>	

Revenue, Expenses, and Changes in Net Assets or Fund Balances (see the instructions for Part I)Check if the organization used Schedule O to respond to any question in this Part I. ☒

REVENUE	1	Contributions, gifts, grants, and similar amounts received	1	12,600.
	2	Program service revenue including government fees and contracts	2	
	3	Membership dues and assessments	3	
	4	Investment income	4	15.
	5a	Gross amount from sale of assets other than inventory	5a	
	5b	Less: cost or other basis and sales expenses	5b	
	5c	Gain or (loss) from sale of assets other than inventory (Subtract line 5b from line 5a)	5c	
	6	Gaming and fundraising events		
	6a	Gross income from gaming (attach Schedule G if greater than \$15,000)	6a	
	6b	Gross income from fundraising events (not including \$ of contributions from fundraising events reported on line 1) (attach Schedule G if the sum of such gross income and contributions exceeds \$15,000)	6b	
6c	Less: direct expenses from gaming and fundraising events	6c		
6d	Net income or (loss) from gaming and fundraising events (add lines 6a and 6b and subtract line 6c)	6d		
	7a	Gross sales of inventory, less returns and allowances	7a	
	7b	Less: cost of goods sold	7b	
	7c	Gross profit or (loss) from sales of inventory (Subtract line 7b from line 7a)	7c	
	8	Other revenue (describe in Schedule O)	8	
	9	Total revenue. Add lines 1, 2, 3, 4, 5c, 6d, 7c, and 8. ▶	9	12,615.
EXPENSES	10	Grants and similar amounts paid (list in Schedule O)	10	
	11	Benefits paid to or for members	11	
	12	Salaries, other compensation, and employee benefits	12	
	13	Professional fees and other payments to independent contractors	13	
	14	Occupancy, rent, utilities, and maintenance	14	2,970.
	15	Printing, publications, postage, and shipping	15	
	16	Other expenses (describe in Schedule O) SEE SCHEDULE O	16	13,861.
	17	Total expenses. Add lines 10 through 16. ▶	17	16,831.
NETS	18	Excess or (deficit) for the year (Subtract line 17 from line 9)	18	-4,216.
	19	Net assets or fund balances at beginning of year (from line 27, column (A)) (must agree with end-of-year figure reported on prior year's return)	19	35,702.
	20	Other changes in net assets or fund balances (explain in Schedule O)	20	
	21	Net assets or fund balances at end of year. Combine lines 18 through 20. ▶	21	31,486.

BAA For Paperwork Reduction Act Notice, see the separate instructions.

Form 990-EZ (2014)

TAXPAYER COPY

TEEA0803L 05/28/14

Other Information (Note the Schedule A and personal benefit contract statement requirements in the instructions for Part V) Check if the organization used Schedule O to respond to any question in this Part V ☐

	Yes	No
33 Did the organization engage in any significant activity not previously reported to the IRS? If 'Yes,' provide a detailed description of each activity in Schedule O.		X
34 Were any significant changes made to the organizing or governing documents? If 'Yes,' attach a conformed copy of the amended documents if they reflect a change to the organization's name. Otherwise, explain the change on Schedule O (see instructions).		X
35 a Did the organization have unrelated business gross income of \$1,000 or more during the year from business activities (such as those reported on lines 2, 6a, and 7a, among others)?		X
35 b If 'Yes,' to line 35a, has the organization filed a Form 990-T for the year? If 'No,' provide an explanation in Schedule O.		
35 c Was the organization a section 501(c)(4), 501(c)(5), or 501(c)(6) organization subject to section 6033(e) notice, reporting, and proxy tax requirements during the year? If 'Yes,' complete Schedule C, Part III.		X
36 Did the organization undergo a liquidation, dissolution, termination, or significant disposition of net assets during the year? If 'Yes,' complete applicable parts of Schedule N.		X
37 a Enter amount of political expenditures, direct or indirect, as described in the instructions. 37 a 0.		
37 b Did the organization file Form 1120-POL for this year?		X
38 a Did the organization borrow from, or make any loans to, any officer, director, trustee, or key employee or were any such loans made in a prior year and still outstanding at the end of the tax year covered by this return?		X
38 b If 'Yes,' complete Schedule L, Part II and enter the total amount involved. 38 b N/A		
39 Section 501(c)(7) organizations. Enter:		
a Initiation fees and capital contributions included on line 9. 39 a N/A		
b Gross receipts, included on line 9, for public use of club facilities. 39 b N/A		
40 a Section 501(c)(3) organizations. Enter amount of tax imposed on the organization during the year under: 40 a N/A		
section 4911 40 a N/A; section 4912 40 a N/A; section 4955 40 a N/A		
b Section 501(c)(3), 501(c)(4), and 501(c)(29) organizations. Did the organization engage in any section 4958 excess benefit transaction during the year, or did it engage in an excess benefit transaction in a prior year that has not been reported on any of its prior Forms 990 or 990-EZ? If 'Yes,' complete Schedule L, Part I.		X
c Section 501(c)(3), 501(c)(4), and 501(c)(29) organizations. Enter amount of tax imposed on organization managers or disqualified persons during the year under sections 4912, 4955, and 4958. 40 c 0.		
d Section 501(c)(3), 501(c)(4), and 501(c)(29) organizations. Enter amount of tax on line 40c reimbursed by the organization. 40 d 0.		
e All organizations. At any time during the tax year, was the organization a party to a prohibited tax shelter transaction? If 'Yes,' complete Form 8886-T. 40 e X		
41 List the states with which a copy of this return is filed 41 CA		

	Yes	No
42 a The organization's books are in care of 42 a RUSSELL HAAS Located at 42 a 605 ESTRELLA AVE. ARCADIA CA Telephone no. 42 a 626 462-1450 ZIP + 4 42 a 91006		
b At any time during the calendar year, did the organization have an interest in or a signature or other authority over a financial account in a foreign country (such as a bank account, securities account, or other financial account)? If 'Yes,' enter the name of the foreign country: 42 b X		
See the instructions for exceptions and filing requirements for FinCEN Form 114, Report of Foreign Bank and Financial Accounts (FBAR).		
c At any time during the calendar year, did the organization maintain an office outside the U.S.? If 'Yes,' enter the name of the foreign country: 42 c X		

	Yes	No
43 Section 4947(a)(1) nonexempt charitable trusts filing Form 990-EZ in lieu of Form 1041 — Check here. 43 N/A and enter the amount of tax-exempt interest received or accrued during the tax year.		
44 a Did the organization maintain any donor advised funds during the year? If 'Yes,' Form 990 must be completed instead of Form 990-EZ. 44 a X		
b Did the organization operate one or more hospital facilities during the year? If 'Yes,' Form 990 must be completed instead of Form 990-EZ. 44 b X		
c Did the organization receive any payments for indoor tanning services during the year? 44 c X		
d If 'Yes' to line 44c, has the organization filed a Form 720 to report these payments? If 'No,' provide an explanation in Schedule O. 44 d		
45 a Did the organization have a controlled entity within the meaning of section 512(b)(13)? 45 a X		
b Did the organization receive any payment from or engage in any transaction with a controlled entity within the meaning of section 512(b)(13)? If 'Yes,' Form 990 and Schedule R may need to be completed instead of Form 990-EZ (see instructions). 45 b X		

- 46 Did the organization engage, directly or indirectly, in political campaign activities on behalf of or in opposition to candidates for public office? If 'Yes,' complete Schedule C, Part I.

	Yes	No
46		X

Section 501(c)(3) organizations only

All section 501(c)(3) organizations must answer questions 47-49b and 52, and complete the tables for lines 50 and 51.

Check if the organization used Schedule O to respond to any question in this Part VI.

- 47 Did the organization engage in lobbying activities or have a section 501(h) election in effect during the tax year? If 'Yes,' complete Schedule C, Part II.
- 48 Is the organization a school as described in section 170(b)(1)(A)(ii)? If 'Yes,' complete Schedule E.
- 49a Did the organization make any transfers to an exempt non-charitable related organization?
- b If 'Yes,' was the related organization a section 527 organization?
- 50 Complete this table for the organization's five highest compensated employees (other than officers, directors, trustees and key employees) who each received more than \$100,000 of compensation from the organization. If there is none, enter 'None.'

	Yes	No
47		
48		
49a		
49b		

(a) Name and title of each employee	(b) Average hours per week devoted to position	(c) Reportable compensation (Forms W-2/1099-MISC)	(d) Health benefits, contributions to employee benefit plans, and deferred compensation	(e) Estimated amount of other compensation

f Total number of other employees paid over \$100,000.

- 51 Complete this table for the organization's five highest compensated independent contractors who each received more than \$100,000 of compensation from the organization. If there is none, enter 'None.'

(a) Name and business address of each independent contractor	(b) Type of service	(c) Compensation

d Total number of other independent contractors each receiving over \$100,000.

- 52 Did the organization complete Schedule A? **Note.** All section 501(c)(3) organizations must attach a completed Schedule A.

Yes No

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than officer) is based on all information of which preparer has any knowledge.

Sign Here

Signature of officer

Date

RUSSELL HAAS

TREASURER

Type or print name and title

Paid Preparer Use Only

Print/Type preparer's name

Preparer's signature

Date

Check ☐ if self-employed

PTIN

Firm's name

Firm's address

Firm's EIN

Phone no.

May the IRS discuss this return with the preparer shown above? See instructions.

Yes No

SCHEDULE O
(Form 990 or 990-EZ)

Department of the Treasury
Internal Revenue Service

Name of the organization

Supplemental Information to Form 990 or 990-EZ

Complete to provide information for responses to specific questions on
Form 990 or 990-EZ or to provide any additional information.

► Attach to Form 990 or 990-EZ.

► Information about Schedule O (Form 990 or 990-EZ) and its instructions is
at www.irs.gov/form990.

OMB No. 1545-0047

2014

Employer identification number

MONTEREY PARK LIONS CLUB

95-6046961

FORM 990-EZ, PART I, LINE 16
OTHER EXPENSES

GRANTS AND BENEFITS PAID.....	\$	13,861.
TOTAL	\$	13,861.

FORM 990-EZ, PART III - ORGANIZATION'S PRIMARY EXEMPT PURPOSE

SERVE THE COMMUNITY. EXAMPLE: FREE EYE SCREENING FOR ALL GRAMMER SCHOOL CHILDREN.

ATTACHMENT B
EXCERPT OF MINUTES OF NOVEMBER 15, 2015 CITY
COUNCIL MEETING

from the reserve funds towards educational programs, such as, but not limited to, marketing, code compliance, public outreach, and window displays.

Motion: Moved by Council Member Real Sebastian and seconded by Council Member Liang, motion carried by the following vote:

Ayes: Council Members: Liang, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: Lam
Abstain: Council Members: None

Resolution No. 11804, entitled:
A RESOLUTION LEVYING ASSESSMENTS FOR BUSINESS IMPROVEMENT DISTRICT NO. 1 FOR PROGRAM YEAR 2016 IN ACCORDANCE WITH GOVERNMENT CODE § 36624.

5. UNFINISHED BUSINESS

5A. STAFF IS REQUESTING DIRECTION FROM THE CITY COUNCIL REGARDING THE LIONS CLUB LEASE OF A PORTION OF THE SERVICE CLUB

Staff is requesting direction from the City Council regarding the Monterey Park Lions Club and White Cane Days, Inc. lease of a portion of the Service Club at Barnes Park. The groups have asked for lease payments to be waived for the duration of the lease because of their current poor financial standing the current agreement is for them to pay \$160 per month.

Public Speakers:

-Larry Sullivan, current president of the Monterey Park Lions Club spoke about the history of the club as well as the numerous programs offered to the public. He requested that Council waive the lease payments for the duration of the lease.

-Nancy Arcuri spoke in support of the Lions Club and the great program and services it provides to the public. She urged Council to approve the \$1 per year lease for a three year term as well as forgiving the past due lease amount.

Action Taken: The City Council approved a lease option of \$1.00 until December 2016 and to keep the current balance of \$1,920 and the 2016 balance of \$1,919 on the books with payment due on January 1, 2017. The White Cane Day Inc. to provide to Council a business plan, 3 years of tax returns, and a year-to-date profit and loss statement. The City Council did not approve Option No. 1, which was to maintained the status quo, extending the term of the current lease for three years at a rate of \$160 per month, with an option of extending the agreement for an additional three years at the end of the term; authorize the City Manager to execute the extension of the lease in a form approved by the City Attorney; or Option No. 2, to adjust the lease payment to \$1.00 per year and extend the term of the current lease for three years, with an option of extending the agreement an

additional three years at the end of the term; authorized the City Manager to execute the extension of the lease and the reduction of the lease payment in a form approved by the City Attorney; or Option No. 3 which was to Issue a Three Day Notice to Quit for the site unless, the Monterey Park Lions Club and White Cane Days Inc. are completely caught up with their lease payments.

Motion: Moved by Mayor Chan and seconded by Council Member Real Sebastian, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Chan
Noes: Council Members: Ing
Absent: Council Members: None
Abstain: Council Members: None

RECESSED AND RECONVENED

The City Council recessed at 8:59 p.m. and reconvened with all council members present at 9:08 p.m.

6. NEW BUSINESS

6A. WARRANT REGISTER FOR THE CITY OF MONTEREY PARK OF NOVEMBER 18, 2015

It is required that the City Council approve all disbursements. Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 306763-306935 and e-Payables numbered 000086-000102.

Action Taken: The City Council approved payment of warrants and adopted a Resolution No. 11805 allowing certain claims and demands per Warrant Register dated November 18, 2015 totaling \$588,872.73 and specifying the funds out of which the same are to be paid.

Motion: Moved by Council Member Liang and seconded by Mayor Chan, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: None
Abstain: Council Members: None

Resolution No. 11805, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK, CALIFORNIA ALLOWING CERTAIN CLAIMS AND DEMANDS PER WARRANT REGISTER DATED 18TH DAY OF NOVEMBER TOTALING \$588,872.73 AND SPECIFYING THE FUNDS OUT OF WHICH THE SAME ARE TO BE PAID

ATTACHEMENT C
SEPTEMBER 16, 2015 LETTER FROM THE LIONS CLUB



Monterey Park Lions Club
District 4L2
White Cane Days, Inc.
P.O. Box #1
Monterey Park, Ca. 91754

September 16, 2015

Mr. Paul Talbot, City Manager
City of Monterey Park
320 W. Newmark Ave.
Monterey Park, Ca. 91754

Dear Mr. Talbot:

I am writing on behalf of the Monterey Park Lions Club and White Cane Days, Inc. regarding the annual charges we incur on our lease with the City for use of the Service Club Facility.

The Monterey Park Lions Club has been in existence since 1937, and the White Cane Days since the early 1950's. Since our inception the Monterey Park Community, its residents, business, non-profit organizations and even neighboring cities has been proudly served by the Lions Club.

Through the years we have been very active in giving back to the community, as an example, we have built and established the Lions Manor, which offers 126 (1) bedroom apartments providing affordable housing for seniors. Additionally we partnered in a joint venture with other non-profit organizations in building of the Service Club, the pavilion for family gatherings and amphitheater for the City of Monterey Park events.

Since the early 80's we have provided to students in Monterey Park Grammar schools a free "Eye Screening Program", a program that has reached out successfully to over 60,000 + students. Funds in support of this project come through our annual Lions Breakfast held in June every year.

We currently use the Service Club facility for two purposes; the main is manufacturing White Canes in support of White Cane Days, by the way we are now the only source for White Canes for Lions International in North America. The other purpose is storage of equipment needed in support of the Lions Annual Breakfast. Unfortunately over the last few years we have seen a steady decline in demand of White Canes nationally both for economic and regional issues.

With all said Mr. Talbot on behalf of the Monterey Park Lions and White Cane Days, Inc. we are asking the City of Monterey Park for "forgiveness" of the annual charges for the usage of the Service Club House for the equipment storage lease for the next 10 years, inclusive of the charges of \$1920 for 2015.

When we were fortunate, we were very generous. Today, we are in a state of destitute and we humbly ask for the City's assistance in granting the Monterey Park Lions Club and White Cane Days, Inc. a "Free of Charge" usage of the Service Club House for the next 10 years. During this period, we hope to get ourselves fiscally sound.

Thank you for your attention and consideration on this urgent matter.

Russ Hass / Treasurer
Monterey Park Lions Club & White Cane Days, Inc.

Larry Sullivan / President
Monterey Park Lions Club



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: New Business
Agenda Item 6-A.

TO: The Honorable Mayor and City Council
FROM: Chu Thai, Director of Management Services
Annie Yaung, CPFO, Controller
SUBJECT: Warrant Register for the City of Monterey Park of
March 16, 2016

RECOMMENDATION:

It is recommended that the City Council:

- (1) Approve payment of warrants and adopt Resolution No. _____ allowing certain claims and demands per Warrant Register dated **March 16, 2016** totaling **\$1,038,706.63** specifying the funds out of which the same are to be paid; and
- (2) take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered **308294-308522** and e-Payables numbered **000220-000232**.

BACKGROUND:

The claims and demands on the attached warrant register have been duly audited. I certify that the said claims and demands are accurate, are proper charges against the City of Monterey Park. I also certify that there are monies available for the payments thereof.

FISCAL IMPACT:

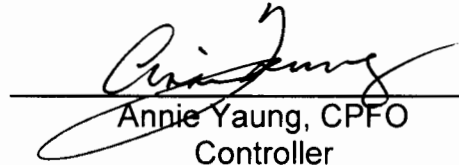
Disbursements from all funds total **\$1,038,706.63.**

Respectfully submitted:

Prepared by:

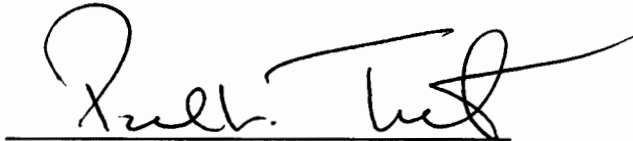


Chu Thai
Director of Management Services



Annie Yaung, CPFO
Controller

Approved By:



Paul L. Talbot
City Manager

Attachments 1: Resolution

Attachments 2: Warrant Register

ATTACHMENT 1

Resolution

RESOLUTION NO.
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
MONTEREY PARK, CALIFORNIA ALLOWING CERTAIN CLAIMS AND DEMANDS
PER WARRANT REGISTER DATED
16TH DAY OF MARCH 2016
TOTALING \$1,038,706.63 AND SPECIFYING THE FUNDS OUT
OF WHICH THE SAME ARE TO BE PAID

THE CITY COUNCIL OF THE CITY OF MONTEREY PARK DOES RESOLVE:

SECTION 1. That the following claims and demands have been audited and that the same are hereby allowed from various funds in the following amounts:

General Fund	\$ 321,180.89
State Gas Tax Fund	1,193.49
Refuse Fund	424,307.63
City Shop Fund	45,531.71
General Liability Fund	412.45
Technology Internal Service Fund	9,982.50
Payroll Clearing Account	540.00
Public Safety Impact Fee	1,295.62
Special Deposits Fund	1,667.11
Business Improvement Area #1	6,571.04
Workers Comp. Fund	11,571.00
Water Fund	115,715.61
Water Treatment Fund	2,106.77
OPA Proposition A	8,961.62
Library Tax Fund	2,530.65
POST	609.00
Home Housing Program	13,563.40
Recreation Fund	26,398.83
Asset Forfeiture	10,860.59
Air Quality Improvement Fund	5,931.00
Maintenance District 93-1	3,540.73
Prop A - Per Parcel Grant	2,818.00
Bulletproof Vest police Grant	599.52
OTS Selective Traffic Grant	8,797.42
ELAC Instructional Serv Prog	379.58
Nursery Rhyme App Grant	62.23
Literacy Trust Grant	1,732.47
Ground Emergency Medical Transport	9,845.77

TOTAL	<u>\$ 1,038,706.63</u>
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PASSED, APPROVED AND ADOPTED THE 16TH DAY OF MARCH 2016.

 Peter Chan, Mayor
 City of Monterey Park, California

ATTEST

 Vincent D. Chang, City Clerk
 City of Monterey Park, California

RESOLUTION NO.

Page 2

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS.
CITY COUNCIL OF THE)
CITY OF MONTEREY PARK)

I hereby certify that the foregoing Resolution was adopted by the City Council of the City of Monterey Park at a regular meeting held on the 16th day of March 2016 by the following vote of the Council:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSTAINED:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:

Vincent D. Chang, City Clerk
City of Monterey Park, California

ATTACHMENT 2

Warrant Register

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016

PREPAID WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
ACCONTEMPS	0010-801-1403-31950	938.28	TEMPORARY STAFFING SERVICES		308312	938.28
BEATRIZ MARIN ALCANTARA	0010-801-4212-31950	146.37	TRANSLATION SERVICES		308294	146.37
ALLSTAR FIRE EQUIPMENT INC.	0010-801-3210-22320	2,392.34	FIRE SUPPLIES		308295	2,392.34
AT & T	0092-801-4222-32050	118.33	PHONE SERVICE		308296	1,231.78
	0022-801-4206-32050	635.10	PHONE SERVICE		308296	
	0010-801-3112-32050	478.35	PHONE SERVICE		308296	
BRODART COMPANY	0010-801-6003-22450	12.26	LIBRARY CATALOG SUPPLIES		308313	3,283.30
	0010-801-6003-22450	3,271.04	LIBRARY CATALOG SUPPLIES	16-0568	308313	
CALIFORNIA ASSOCIATION OF	0065-464	540.00	3/16 LONG TERM DISABILITY		308314	540.00
CENTRAL ROOFING	0010-701-0010-02010	71.00	REFUND BUSINESS LICENSE FEE		308315	71.00
CHARTER COMMUNICATIONS	0010-801-4202-32050	71.52	INTERNET/CABLE SERVICE		308297	71.52
	0010-801-1404-32050	35.99	INTERNET/CABLE SERVICE		308316	159.82
	0010-801-3112-32050	65.11	INTERNET/CABLE SERVICE		308316	
	0043-801-1404-32050	26.52	INTERNET/CABLE SERVICE		308316	
	0092-801-1404-32050	32.20	INTERNET/CABLE SERVICE		308316	
COUNTY OF LOS ANGELES	0010-801-3220-41100	87.00	FIRE PARAMEDIC RECRETIFICATION		308317	87.00
CSMFO	0010-801-1403-39400	150.00	CSMFO TRAINING		308298	150.00

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016

PREPAID WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
CSULB FOUNDATION -	0136-801-3101-33250	395.00	POST TRAINING		308318	395.00
DEPARTMENT OF MOTOR VEHICLES	0010-801-3101-39350	252.72	CALIFORNIA VEHICLE CODE BOOK		308319	252.72
DIRECTV, LLC	0010-801-3230-32050	122.99	EOC SERVICES		308299	122.99
EXPRESS SERVICE, INC	0010-801-1801-31950	603.20	TEMPORARY STAFFING SERVICES		308300	2,059.00
	0092-801-1301-31950	928.00	TEMPORARY STAFFING SERVICES		308300	
	0010-801-1801-31950	527.80	TEMPORARY STAFFING SERVICES		308300	
	0010-801-1801-31950	377.00	TEMPORARY STAFFING SERVICES		308320	2,766.24
	0092-801-1301-31950	603.20	TEMPORARY STAFFING SERVICES		308320	
	0010-801-6001-31950	207.35	TEMPORARY STAFFING SERVICES		308320	
	0010-801-1801-31950	527.80	TEMPORARY STAFFING SERVICES		308320	
	0092-801-1301-31950	589.06	TEMPORARY STAFFING SERVICES		308320	
	0010-801-6001-31950	339.30	TEMPORARY STAFFING SERVICES		308320	
	0159-801-6507-31920	122.53	TEMPORARY STAFFING SERVICES		308320	
LAWN MOWER CORNER/KNG POWER EQUIPME	0060-801-4211-38400	166.84-	VOID CHECK	16-0405	181 *	513.72-
	0060-801-4211-38400	127.91-	VOID CHECK	16-0010	181 *	
	0060-801-4211-22250	218.97-	VOID CHECK		181 *	
	0060-801-4211-38400	166.84	FLEET SUPPLIES	16-0405	308301	513.72
	0060-801-4211-38400	127.91	FLEET SUPPLIES	16-0010	308301	
	0060-801-4211-22250	218.97	FLEET SUPPLIES		308301	
KENNETH LEASURE	0349-801-3201-39400	200.56	REIMBURSE FIRE FITNESS GEAR		308321	200.56

* Indicates an E-Payable transaction

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PREPAID WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
CITY OF LOS ANGELES	0136-801-3101-33250	160.00	POST TRAINING		308322	160.00
MONTEREY PARK PETTY CASH	0092-801-4223-23050	23.98	PETTY CASH-KEYS		308323	
	0010-801-3210-22750	10.89	PETTY CASH-SUPPLIES		308323	
	0010-801-1101-39400	35.66	PETTY CASH-REFRESHMENTS		308323	
	0010-801-3205-32200	61.58	PETTY CASH-POSTAGE		308323	
	0010-801-1701-22750	21.57	PETTY CASH-REFRESHMENTS		308323	
	0010-801-1704-33200	15.00	PETTY CASH-PARKING		308323	
	0010-801-6508-39860	80.00	PETTY CASH-PAINTING		308323	
	0077-801-1111-31950	170.86	PETTY CASH-CONFERENCE		308323	
	0010-801-1406-39400	32.68	PETTY CASH-MILEAGE		308323	452.22
MUNICIPAL AUDITING SERVICES LLC (DE	0010-701-0010-02010	1,504.30	BUSINESS LICENSE AUDITING SVCS	16-0561	308302	
	0010-701-0010-02010	1,968.40	BUSINESS LICENSE AUDITING SVCS	16-0561	308302	
	0010-701-0010-02010	2,054.50	BUSINESS LICENSE AUDITING SVCS	16-0561	308302	
	0010-701-0010-02010	3,507.35	BUSINESS LICENSE AUDITING SVCS	16-0561	308302	
	0010-701-0010-02010	2,875.60	BUSINESS LICENSE AUDITING SVCS	16-0561	308302	
	0010-701-0010-02010	723.10	BUSINESS LICENSE AUDITING SVCS	16-0561	308302	12,633.25
	0010-701-0010-02010	2,984.44	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	2,296.66	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	2,455.37	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	698.25	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	2,003.31	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	2,241.58	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	391.48	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	
	0010-701-0010-02010	354.73	BUSINESS LICENSE AUDITING SVCS	16-0583	308324	13,425.82
PACIFIC TELEMAGEMENT SERVICES	0010-801-6502-32050	228.00	PHONE SERVICE		308303	

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VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						228.00
THE PHONE GUY	0063-801-5002-99055	6,823.60	VOICE/DATA CABLING	16-0563	308304	6,823.60
PITNEY BOWES POSTAGE BY PHONE	0010-801-1301-32200	20.12	POSTAGE		308325	
	0010-801-1403-32200	98.64	POSTAGE		308325	
	0010-801-1406-32200	284.78	POSTAGE		308325	
	0010-801-1701-32200	125.34	POSTAGE		308325	
	0010-801-1702-32200	101.76	POSTAGE		308325	
	0010-801-1704-32200	1.45	POSTAGE		308325	
	0010-801-1801-32200	3.08	POSTAGE		308325	
	0010-801-3101-32200	16.43	POSTAGE		308325	
	0010-801-3102-32200	1.89	POSTAGE		308325	
	0010-801-3104-32200	12.93	POSTAGE		308325	
	0010-801-3113-32200	3.60	POSTAGE		308325	
	0010-801-3114-32200	76.96	POSTAGE		308325	
	0010-801-3205-32200	70.29	POSTAGE		308325	
	0010-801-3210-32200	2.42	POSTAGE		308325	
	0010-801-3220-32200	4.18	POSTAGE		308325	
	0010-801-6001-32200	31.53	POSTAGE		308325	
	0010-801-6502-32200	21.34	POSTAGE		308325	
	0043-801-1201-32200	8.68	POSTAGE		308325	
	0043-801-4212-32200	11.57	POSTAGE		308325	
	0075-450-0075-09230	90.30	POSTAGE (TRUST)		308325	
	0092-801-4220-32200	1.86	POSTAGE		308325	989.15
RIGOBERTO OCHOA (DBA) CAL-HOME REMC	0152-850-2206-38620	5,225.00	HOUSING REHAB-1113 RIDGECREST	16-0412	308305	5,225.00
	0152-850-2206-38620	2,437.00	HOUSING REHAB-1113 RIDGECREST	16-0412	308326	
	0152-850-2206-38620	5,901.40	HOUSING REHAB-1113 RIDGECREST	16-0412	308326	

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VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						8,338.40
ENRIQUE ROMO	0160-801-3101-39400	18.00-	VOID CHECK		308112	18.00-
SAN GABRIEL BASIN WATER	0092-801-4220-22900	33,520.40	WATER ASSESSMENT		308327	33,520.40
SAN GABRIEL VALLEY WATER ASSOC	0092-801-4220-39700	5,722.68	PRODUCER DUES		308328	5,722.68
SERRATO & ASSOCIATES	0160-801-3104-39100	225.00	POLICE TRAINING		308306	225.00
SOUTHERN CALIFORNIA EDISON CO.	0010-801-6517-37700	1,794.26	EDISON TRAILS LEASE		308307	1,794.26
SPECIAL FORCES GEAR (DBA) CLIFF DIC	0075-450-0075-08615	1,080.64-	VOID CHECK	16-0491	308116	2,506.28-
	0075-450-0075-08615	1,425.64-	VOID CHECK		308116	
	0075-450-0075-08615	196.25	VEHICLE WRAP MATERIAL (TRUST)		308329	1,964.05
	0075-450-0075-08615	1,080.64	VEHICLE WRAP MATERIAL (TRUST)		308329	
	0075-450-0075-08615	687.16	VEHICLE WRAP MATERIAL (TRUST)		308329	
SPEEDO ELECTRIC COMPANY	0060-801-3210-38400	298.10	FIRE PARTS-E65		308308	298.10
SPRINT CORPORATION	0010-801-3115-38400	1,134.58	MOBILE DATA SERVICE	16-0151	308309	1,134.58
SUN BADGE COMPANY	0465-801-3201-22750	972.00	FIRE BADGES		308310	2,484.00
	0465-801-3201-22750	1,512.00	FIRE CHALLENGE COINS		308310	
VERIZON WIRELESS	0022-801-4206-32050	34.31	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-4209-32050	17.63	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-4212-32050	11.02	WIRELESS VOICE & DATA SERVICE		308311	

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PREPAID WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
VERIZON WIRELESS	0092-801-4221-32050	29.95	WIRELESS VOICE & DATA SERVICE		308311	
	0092-801-4222-32050	0.64	WIRELESS VOICE & DATA SERVICE		308311	
	0092-801-4223-32050	12.01	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-6502-32050	0.22	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-6517-32050	2.46	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-1701-32050	38.43	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-1703-32050	8.61	WIRELESS VOICE & DATA SERVICE		308311	
	0010-801-1702-32050	9.66	WIRELESS VOICE & DATA SERVICE		308311	
						164.94
	0010-801-6001-32050	53.78	WIRELESS VOICE & DATA SERVICE		308330	
	0092-801-4222-32050	152.04	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3115-38400	38.01	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3201-32050	0.36	WIRELESS VOICE & DATA SERVICE		308330	
	0349-801-3201-39400	38.01	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3205-32050	81.51	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3210-32050	3.20	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3220-32050	367.58	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3201-32050	0.22	WIRELESS VOICE & DATA SERVICE		308330	
	0349-801-3201-39400	38.01	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3205-32050	79.18	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3210-32050	71.95	WIRELESS VOICE & DATA SERVICE		308330	
	0010-801-3220-32050	432.00	WIRELESS VOICE & DATA SERVICE		308330	
						1,355.85
DIANE VIVONA-SAIZ	0136-801-3101-33250	54.00	POST TRAINING		308331	
						54.00
WHITTIER FERTILIZER CO.	0010-801-6517-22100	48.40-	VOID CHECK		218 *	
						48.40-

* Indicates an E-Payable transaction

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PREPAID WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
TOTAL FOR PREPAID WARRANTS						109,288.54
	PRINTED	109,850.66				
	E-PAYABLE	562.12-				

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PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
1001 E NEWMARK AVE LLC	0010-701-0010-02010	717.50	REFUND BUSINESS LICENSE		308332	717.50
219 S NEW AVENUE LLC	0010-701-0010-02010	980.00	REFUND BUSINESS LICENSE		308333	980.00
A & R NURSERY	0010-801-6517-22100	49.05	LANDSCAPE SUPPLIES	16-0537	308334	2,200.99
	0010-801-6517-22100	221.75	LANDSCAPE SUPPLIES	16-0313	308334	
	0010-801-6517-22100	170.65	LANDSCAPE SUPPLIES		308334	
	0010-801-6517-22100	1,292.47	LANDSCAPE SUPPLIES		308334	
	0010-801-6517-22100	467.07	LANDSCAPE SUPPLIES		308334	
AAA ELECTRICAL SUPPLY, INC.	0010-801-4210-23400	168.37	ELECTRICAL SUPPLIES	16-0419	308335	168.37
ABBA PEST CONTROL, INC	0010-801-6517-31950	125.00	REMOVE BEE HIVE		308336	125.00
ADLERHORST INTERNATIONAL INC.	0160-801-3103-22800	158.34	POLICE K-9 TRAINING		220 *	158.34
ADMINSURE INC.	0080-801-8301-20000	5,700.00	WORKERS COMP CLAIM ADMIN		308337	11,571.00
	0080-801-8301-20000	5,871.00	WORKERS COMP CLAIM ADMIN		308337	
ADVANCE PEST TERMITE CONTROL	0010-801-3104-22750	30.00	PEST CONTROL		308338	358.00
	0010-801-3113-38100	39.00	PEST CONTROL	16-0116	308338	
	0010-801-6507-31160	250.00	PEST CONTROL	16-0142	308338	
	0010-801-3113-38100	39.00	PEST CONTROL	16-0116	308338	
AFFILIATED SYSTEMS, INC.	0010-801-1801-31900	145.00	PRE-EMPLOYMENT/DMV/DOT PHYS		308339	145.00
AGENCIES TOOL CENTER	0060-801-4211-38410	59.07	FLEET TOOLS/SUPPLIES		221 *	
	0060-801-4211-24100	161.19	FLEET TOOLS/SUPPLIES		221 *	

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VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						220.26
AIR EXCHANGE, INC	0071-801-3210-38400	880.74	FIRE-REPAIR STATION 61		308340	
	0071-801-3210-38400	321.38	FIRE-REPAIR STATION 61		308340	
						1,202.12
ALL TRAFFIC SOLUTIONS	0337-801-3102-22750	8,797.42	TRAFFIC SPEED DISPLAY	16-0545	222 *	
						8,797.42
ALLSTAR FIRE EQUIPMENT INC.	0010-801-3210-22320	2,392.34	FIRE SUPPLIES		308341	
						2,392.34
ALTEC INDUSTRIES, INC.	0060-801-4211-38400	1,321.95	FLEET REPAIR-UNIT 022		308342	
						1,321.95
AMERICAN WATER WORKS ASSN/AWWA	0092-801-4220-39700	3,534.00	MEMBERSHIP		308343	
						3,534.00
AMI ADINI & ASSOCIATES, INC.	0060-801-4211-22250	3,860.00	LACDPWK PERMIT COST	16-0455	308344	
						3,860.00
AMTECH ELEVATOR SERVICES	0092-801-4210-38100	484.92	ELEVATOR MAINTENANCE	16-0325	308345	
						484.92
CRISELDA AQUINO	0010-701-0010-07960	154.27	REFUND AMBULANCE FEE		308346	
						154.27
ARTE FLAMENCO DANCE THEATER	0159-801-6507-31930	232.40	INSTRUCTOR-RECREATION CLASS		308347	
						232.40
AL ASHER & SONS, INC	0060-801-4211-38400	3,106.50	FLEET REPAIR-UNIT 022	16-0555	308348	
						3,106.50
ASSOCIATED OF LOS ANGELES,	0010-801-4210-23400	171.02	BLDG MAINT SUPPLIES	16-0486	308349	
						171.02
ATHENS SERVICES	0043-801-4208-41200	410,544.65	REFUSE COLLECTION SERVICES		308350	
						410,544.65
AVOCET ENVIRONMENTAL, INC.	0092-801-4222-31950	925.18	WATER QUALITY PERMITS		308351	
	0092-801-4222-31950	1,449.00	WATER QUALITY PERMITS		308351	

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VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						2,374.18
AZTEC TECHNOLOGY	0160-801-3104-39100	245.25	POLICE STORAGE CONTAINER		308352	245.25
BAKER & TAYLOR INC	0131-801-6006-40000	9.56	BOOK(S) 1		308353	
	0131-801-6006-40000	12.08	BOOK(S) 1		308353	
	0131-801-6006-40000	1,327.77	BOOK(S) 127		308353	
	0131-801-6006-40000	14.71	BOOK(S) 2		308353	
	0131-801-6006-40000	103.41	BOOK(S) 13		308353	
	0131-801-6006-40000	77.76	BOOK(S) 7		308353	
	0131-801-6006-40000	12.75	BOOK(S) 1		308353	
	0131-801-6006-40000	16.36	BOOK(S) 1		308353	
	0131-801-6006-40000	14.02	BOOK(S) 2		308353	
	0131-801-6006-40000	3.95	BOOK(S) 1		308353	
	0010-801-6002-40000	22.32	BOOK(S) 1		308353	
	0010-801-6002-40000	438.45	BOOK(S) 44		308353	2,053.14
BG PETROSPECS	0060-801-4211-22250	413.90	FLEET SUPPLIES		308354	413.90
BLACK & DECKER (US) INC.	0092-801-4222-23400	163.03	WATER TOOLS REPAIR		308355	163.03
BRAVO BUSINESS RESOURCES	0010-801-1704-31950	60.00	TRANSLATION SERVICES		308356	
	0010-801-1704-31950	130.00	TRANSLATION SERVICES		308356	
	0010-801-1704-31950	65.00	TRANSLATION SERVICES		308356	
	0077-801-1111-31950	160.00	TRANSLATION SERVICES		308356	
	0010-801-3205-39250	715.00	TRANSLATION SERVICES		308356	1,130.00
BSN SPORTS (DBA)	0010-801-6502-31150	489.65	RECREATION SUPPLIES		308357	489.65

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VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
CALIFORNIA ASSOC. OF CODE	0010-801-1702-39300	85.00	COMM DEVELOPMENT MEMBERSHIP		308358	
	0010-801-1702-39300	85.00	COMM DEVELOPMENT MEMBERSHIP		308358	
	0010-801-1702-39300	85.00	COMM DEVELOPMENT MEMBERSHIP		308358	255.00
CALIFORNIA FRAME & AXLE (DBA)	0060-801-3210-38400	1,286.61	FIRE REPAIR ENGINE T61		308359	1,286.61
CALIFORNIA WATER SERVICE CO.	0092-801-4222-36300	101.82	WATER SERVICE		308360	
	0092-801-4222-36300	27.89	WATER SERVICE		308360	
	0092-801-4222-36300	19.59	WATER SERVICE		308360	
	0092-801-4222-36300	48.88	WATER SERVICE		308360	198.18
CALOX, INC	0010-801-3210-22750	29.75	FIRE MEDICAL SUPPLIES		308361	
	0010-801-3210-22750	21.25	FIRE MEDICAL SUPPLIES		308361	51.00
CAMINO REAL CHEVROLET	0060-801-4211-23500	302.52	FLEET REPAIR/PARTS-UNIT 908	16-0189	223 *	302.52
CANON FINANCIAL SERVICES, INC.	0092-801-4222-22750	52.08	COPIER MACHINE RENTAL	16-0255	308362	
	0092-801-4222-22750	125.31	COPIER MACHINE RENTAL	16-0255	308362	
	0092-801-4222-22750	685.05	COPIER MACHINE RENTAL	16-0255	308362	
	0092-801-4222-23700	26.09	COPIER MACHINE RENTAL	16-0255	308362	
	0092-801-4223-37300	135.51	COPIER MACHINE RENTAL		308362	1,024.04
MARLENE A CARDINALI	0159-801-6507-31930	210.00	INSTRUCTOR-RECREATION CLASS		308363	210.00
CENTRAL HEALTH PLAN OF CALIFORNIA	0010-701-0010-07960	435.20	REFUND AMBULANCE FEE		308364	435.20
PETER CHAN	0010-801-1101-11100	80.00	MAYOR'S EXPENSES		308365	
	0092-801-1101-11100	60.00	MAYOR'S EXPENSES		308365	

* Indicates an E-Payable transaction

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VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
PETER CHAN	0043-801-1101-11100	60.00	MAYOR'S EXPENSES		308365	
	0010-801-1101-11100	80.00	MAYOR'S EXPENSES		308365	
	0092-801-1101-11100	60.00	MAYOR'S EXPENSES		308365	
	0043-801-1101-11100	60.00	MAYOR'S EXPENSES		308365	400.00
CITATION MANAGEMENT (DBA)	0010-701-0010-03630	3,712.81	PARKING CITATIONS SERVICE		308366	3,712.81
CITY CLERK'S ASSOCIATION OF	0010-801-1301-39300	70.00	MEMBERSHIP-H CHO		308367	
	0010-801-1301-39300	70.00	MEMBERSHIP-C TRANG		308367	
	0010-801-1301-39300	170.00	MEMBERSHIP-V CHANG		308367	
	0010-801-1301-39400	395.00	CONFERENCE-V CHANG		308367	
	0010-801-1301-39400	395.00	CONFERENCE-H CHO		308367	1,100.00
CITY OF GLENDALE FIRE DEPT.	0010-801-3210-32180	130,379.50	FIRE-VERDUGO DISPATCH SVCS.	16-0576	308368	130,379.50
CLEAN ENERGY	0109-801-4201-31960	273.62	CNG FUEL		224 *	273.62
CODE R DECALS AND GRAPHICS	0060-801-3210-38400	40.20	FIRE DECALS INSTALL		308369	40.20
COME LAND MAINTENANCE COMPANY	0060-801-4211-38400	140.00	JANITORIAL SERVICE		308370	
	0010-801-4210-38250	1,661.00	JANITORIAL SERVICE	16-0467	308370	
	0010-801-3114-38250	755.00	JANITORIAL SERVICE	16-0467	308370	
	0092-801-4223-22150	279.00	JANITORIAL SERVICE	16-0467	308370	
	0092-801-4222-38250	132.00	JANITORIAL SERVICE	16-0467	308370	
	0010-801-4210-38250	1,661.00	JANITORIAL SERVICE	16-0467	308370	
	0010-801-3114-38250	755.00	JANITORIAL SERVICE	16-0467	308370	
	0092-801-4223-22150	279.00	JANITORIAL SERVICE	16-0467	308370	
	0092-801-4222-38250	132.00	JANITORIAL SERVICE	16-0467	308370	

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PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
COME LAND MAINTENANCE COMPANY	0178-801-6502-38250	263.00	JANITORIAL SERVICE	16-0205	308370	
	0178-801-6502-38250	263.00	JANITORIAL SERVICE	16-0205	308370	
	0010-801-6502-38250	50.00	JANITORIAL SERVICE	16-0182	308370	
	0010-801-6502-38250	50.00	JANITORIAL SERVICE	16-0182	308370	
	0010-801-6502-38250	400.00	JANITORIAL SERVICE	16-0183	308370	
	0178-801-6502-38250	1,146.00	JANITORIAL SERVICE	16-0181	308370	
	0178-801-6502-38250	1,146.00	JANITORIAL SERVICE	16-0181	308370	
	0010-801-6507-31160	858.00	JANITORIAL SERVICE	16-0204	308370	
	0010-801-6507-31160	858.00	JANITORIAL SERVICE	16-0204	308370	
	0010-801-6507-31160	858.00	JANITORIAL SERVICE	16-0204	308370	
	0010-801-4210-38250	625.00	JANITORIAL SERVICE	16-0253	308370	
	0010-801-3114-38250	280.00	JANITORIAL SERVICE	16-0253	308370	
	0092-801-4220-38250	100.00	JANITORIAL SERVICE	16-0253	308370	
	0092-801-4222-38250	80.00	JANITORIAL SERVICE	16-0253	308370	
	0010-801-4210-38250	257.00	JANITORIAL SERVICE	16-0254	308370	
	0010-801-3114-38250	132.00	JANITORIAL SERVICE	16-0254	308370	
	0092-801-4222-38250	49.00	JANITORIAL SERVICE	16-0254	308370	
	0092-801-4220-38250	23.00	JANITORIAL SERVICE	16-0254	308370	
	0092-801-4210-38250	2,450.00	JANITORIAL SERVICE	16-0252	308370	
	0010-801-3114-38250	650.00	JANITORIAL SERVICE	16-0252	308370	
	0092-801-4220-38250	150.00	JANITORIAL SERVICE	16-0252	308370	
	0092-801-4222-38250	150.00	JANITORIAL SERVICE	16-0252	308370	
						16,632.00
COMPUTER SERVICE COMPANY	0010-801-4206-38400	4,139.77	TRAFFIC SIGNAL MAINTENANCE	16-0215	308371	
	0010-801-4206-38400	1,000.00	TRAFFIC SIGNAL MAINTENANCE		308371	
						5,139.77
DAILY JOURNAL CORPORATION	0010-801-1301-34050	144.00	LEGAL NOTICE	16-0147	308372	
	0043-801-1301-34050	90.00	LEGAL NOTICE	16-0147	308372	
	0092-801-1301-34050	153.00	LEGAL NOTICE	16-0147	308372	

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PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
DAILY JOURNAL CORPORATION	0092-801-1301-34050	714.00	LEGAL NOTICE	16-0147	308372	1,101.00
DAMEWOOD CONSULTING GROUP	0010-801-1801-39400	500.00	EMPLOYEE SAFETY TRAINING		308373	500.00
DAPEER ROSENBLIT & LITVAK	0010-801-1702-31600	1,866.00	LEGAL FEES-COMM DEVELOPMENT	16-0047	308374	1,866.00
DATA WEST CORPORATION	0092-801-4221-38400	520.00	SYSTEM SUPPORT	16-0105	308375	2,560.00
	0092-801-4222-38400	2,040.00	SYSTEM SUPPORT	16-0105	308375	
DIVERSIFIED ALARM SERVICE	0010-801-3112-38400	135.00	SECURITY MONITORING SERVICES		225 *	405.00
	0010-801-3112-38400	135.00	SECURITY MONITORING SERVICES		225 *	
	0010-801-3112-38400	135.00	SECURITY MONITORING SERVICES		225 *	
EBSCO SUBSCRIPTION SERVICES	0010-801-6002-40000	3.30	LIBRARY SUBSCRIPTIONS		308376	3.30
DEAN N EDDOW	0159-801-6507-31930	430.50	INSTRUCTOR-RECREATION CLASS		308377	430.50
EMPIRE CLEANING SUPPLY	0010-801-6001-22150	441.83	JANITORIAL SUPPLIES		226 *	441.83
EMPLOYMENT DEVELOPMENT DEPT.	0010-801-5102-35700	249.82	UNEMPLOYMENT INS Q4 2015		308378	249.82
ARMANDO ESPARZA	0010-801-3103-22310	178.76	POLICE UNIFORMS		308379	178.76
F.S.O.C. LLC	0229-801-3103-22300	599.52	POLICE SAFETY VEST		308380	599.52
FEDERAL EXPRESS CORP.	0010-801-1403-32200	25.48	CARRIER SERVICES		308381	
	0010-801-6502-32200	34.29	CARRIER SERVICES		308381	
	0010-801-3103-32200	182.89	CARRIER SERVICES		308381	

* Indicates an E-Payable transaction

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FEDERAL EXPRESS CORP.	0010-801-3103-32200	13.02	CARRIER SERVICES		308381	255.68
FEDERAL SIGNAL CORPORATION -EMERG.	0060-801-4211-23500	321.24	FLEET PARTS-UNIT 022		227 *	
	0060-801-4211-23500	13.60-	FLEET PARTS-CREDIT		227 *	307.64
FENSCO SERVICES INC	0010-801-6517-31950	1,160.00	FENCE REPAIR		308382	
	0092-801-4222-38500	1,289.00	FENCE REPAIR		308382	
	0010-801-4210-38100	890.00	FENCE REPAIR		308382	3,339.00
SIGIFREDO FIGUEROA	0010-701-0010-07960	25.00	REFUND AMBULANCE FEE		308383	25.00
FORD OF MONTEBELLO	0060-801-4211-38400	50.00	FLEET PARTS/REPAIR-UNIT 045		308384	
	0060-801-4211-23500	77.00	FLEET PARTS/REPAIR-UNIT 044		308384	127.00
CHAI FOSTERLING	0159-801-6507-31920	239.20	INSTRUCTOR-RECREATION CLASS		308385	239.20
WINNIE FUNG	0159-801-6507-31930	190.40	INSTRUCTOR-RECREATION CLASS		308386	
	0159-801-6507-31930	210.00	INSTRUCTOR-RECREATION CLASS		308386	400.40
GALLADE CHEMICAL, INC.	0092-801-4222-23300	668.12	WATER CHEMICALS	16-0326	228 *	668.12
GARFIELD MEDICAL CENTER	0010-801-3113-22600	1,743.12	PHYSICAL		308387	1,743.12
GARVEY EQUIPMENT COMPANY	0010-801-6517-24100	41.16	PARKS SUPPLIES	16-0315	308388	
	0060-801-4211-38400	180.11	FLEET REPAIR/PARTS-UNIT P157		308388	
	0060-801-4211-23500	3.44	FLEET REPAIR/PARTS-UNIT SC80		308388	
	0071-801-3210-38400	93.50	FIRE SUPPLIES	16-0051	308388	
	0060-801-4211-23500	11.68	FLEET SUPPLIES-UNIT SS49		308388	

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						329.89
CARLOS GODINEZ	0010-701-0010-07960	20.00	REFUND AMBULANCE FEE		308389	20.00
GOLDEN PACIFIC UNIVERSAL INC.	0010-701-0010-02010	585.00	REFUND BUSINESS LICENSE		308390	585.00
BEN GOMORY	0349-801-3201-39400	103.00	FIRE TRAINING		308391	103.00
GOVCONNECTION INC.	0010-801-3115-38400	42.46	COMPUTER SUPPLIES		308392	709.93
	0010-801-1407-38400	350.18	COMPUTER SUPPLIES		308392	
	0010-801-1406-38400	317.29	COMPUTER SUPPLIES		308392	
GRAINGER	0092-801-4210-23050	301.29	ELECTRICAL SUPPLIES	16-0364	308393	301.29
GRAND PRIX TIRE & AUTO CENTER	0060-801-4211-23500	399.42	FLEET TIRES-UNIT 092	16-0030	308394	399.42
SAMUEL JIE GUO	0159-801-6507-31930	4,513.50	INSTRUCTOR-RECREATION CLASS		308395	4,513.50
H & H AUTO PARTS WHOLESALE	0060-801-4211-22250	251.14	FLEET SUPPLIES		308396	1,642.13
	0060-801-4211-23500	90.60	FLEET SUPPLIES-UNIT 004	16-0328	308396	
	0060-801-4211-23500	41.62	FLEET SUPPLIES-UNIT 980	16-0328	308396	
	0060-801-4211-23500	500.77	FLEET SUPPLIES	16-0328	308396	
	0060-801-4211-23500	242.11	FLEET SUPPLIES-UNIT 986	16-0328	308396	
	0060-801-4211-23500	241.65	FLEET SUPPLIES	16-0328	308396	
	0060-801-4211-23500	193.32	FLEET SUPPLIES-UNIT 032	16-0328	308396	
	0060-801-4211-23500	80.92	FLEET SUPPLIES-UNIT 976	16-0328	308396	
HACH COMPANY (AKA ELE	0092-801-4222-23700	1,103.90	WATER ANALYSIS SUPPLIES		308397	
	0092-801-4222-23700	133.26	WATER ANALYSIS SUPPLIES		308397	

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						1,237.16
HAHN & BOWERSTOCK	0062-801-5101-35650	412.45	CLAIM SERVICES-RUAN		308398	412.45
HAROLD'S KEY SHOP, INC.	0010-801-4210-38100	1,239.05	KEY/LOCK SERVICES	16-0414	308399	
	0010-801-6502-38100	71.67	KEY/LOCK SERVICES		308399	
	0010-801-6502-38100	53.14	KEY/LOCK SERVICES		308399	1,363.86
HEADSETS.COM INC	0010-801-1801-22750	1,271.86	WIRELESS HEADSETS		308400	
	0010-801-1802-22750	423.96	WIRELESS HEADSETS		308400	1,695.82
HEALTHFIRST MEDICAL GROUP	0010-801-1801-31900	340.00	PRE-EMPLOYMENT PHYSICALS		308401	340.00
HERNANDEZ FLOOR COVERING	0092-801-4210-38100	290.00	FLOOR REPAIR		308402	
	0092-801-4210-38100	450.00	FLOOR REPAIR		308402	740.00
LIEN LSE HO	0010-701-0010-03630	83.00	REFUND PARKING CITATION		308403	83.00
SONJA HOLLADAY	0159-801-6507-31930	1,799.00	INSTRUCTOR-RECREATION CLASS		308404	
	0159-801-6507-31920	5,587.50	INSTRUCTOR-RECREATION CLASS		308404	7,386.50
HOME DEPOT CREDIT SERVICES	0010-801-6517-23050	58.26	HARDWARE SUPPLIES	16-0314	308405	
	0010-801-6517-23050	22.81	HARDWARE SUPPLIES	16-0314	308405	
	0010-801-6517-23050	109.32	HARDWARE SUPPLIES	16-0314	308405	
	0092-801-4222-24100	313.17	HARDWARE SUPPLIES	16-0283	308405	
	0092-801-4222-24100	305.51	HARDWARE SUPPLIES	16-0283	308405	
	0060-801-4211-23500	493.19	HARDWARE SUPPLIES	16-0084	308405	
	0092-801-4222-23700	136.81	HARDWARE SUPPLIES	16-0283	308405	1,439.07

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HOWROYD-WRIGHT EMPLOYMENT AGENCY, I	0010-801-6001-31950	406.00	TEMPORARY STAFFING SERVICES		308406	
	0010-801-6001-31950	446.60	TEMPORARY STAFFING SERVICES		308406	852.60
ICE MACHINE SALES AND SERVICE CO (C	0010-801-6505-38250	220.00	ICE MAKER REPAIR		308407	220.00
ID CARDS UNLIMITED	0010-801-6004-22450	1,922.60	LIBRARY PATRON CARD		308408	1,922.60
INFOSEND, INC.	0092-801-4221-32200	4,926.00	BILLING SERVICES POSTAGE	16-0588	308409	4,926.00
IP LEARNING CENTER	0159-801-6507-31930	1,342.87	INSTRUCTOR-RECREATION CLASS		308410	1,342.87
SHELLY MARIE ISHIDA	0159-801-6507-31930	474.75	INSTRUCTOR-RECREATION CLASS		308411	
	0159-801-6507-31930	486.00	INSTRUCTOR-RECREATION CLASS		308411	960.75
JASPER ENGINE & TRANSMISSION EXCHAN	0060-801-4211-23500	972.00	FLEET REPAIR-UNIT 989		308412	
	0060-801-4211-23500	72.00-	FLEET REPAIR-CREDIT		308412	900.00
JAYVEE DANCE (DBA)	0159-801-6507-31930	41.20	INSTRUCTOR-RECREATION CLASS		308413	41.20
JEANINE CARR (DBA) TIPPI TOES WEST	0159-801-6507-31930	439.92	INSTRUCTOR-RECREATION CLASS		308414	439.92
JHM SUPPLY INC	0010-801-6517-23300	25.85	PARKS PARTS	16-0316	308415	
	0010-801-6517-23300	24.00	PARKS PARTS	16-0316	308415	49.85
JIM'S AUTOMOTIVE SERVICE	0060-801-4211-38400	421.70	FLEET REPAIR-UNIT 982		308416	
	0060-801-4211-38400	164.53	FLEET REPAIR-UNIT 056		308416	586.23
JOBS AVAILABLE INC.	0092-801-1801-34100	45.00	SUBSCRIPTION		308417	

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						45.00
JOHN AU'S BODY SHOP	0060-801-4211-38400	189.85	FLEET REPAIR-UNIT 873		308418	189.85
RICHARD KAGEYAMA	0159-801-6507-31920	423.75	INSTRUCTOR-RECREATION CLASS		308419	
	0159-801-6507-31930	399.75	INSTRUCTOR-RECREATION CLASS		308419	
	0159-801-6507-31930	440.25	INSTRUCTOR-RECREATION CLASS		308419	
	0159-801-6507-31930	440.25	INSTRUCTOR-RECREATION CLASS		308419	1,704.00
GABRIELA KASANJIAN	0159-801-6507-31930	145.60	INSTRUCTOR-RECREATION CLASS		308420	145.60
KJC LATENT PRINT SERVICE	0010-801-3104-31950	500.00	POLICE LATENT SERVICES		308421	500.00
KNIGHT COMMUNICATIONS INC	0010-801-1301-38400	497.17	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-1404-38400	464.96	SYSTEM MANAGEMENT SERVICE		308422	
	0043-801-1404-38400	548.29	SYSTEM MANAGEMENT SERVICE		308422	
	0092-801-1404-38400	714.97	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-1701-38400	376.67	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-1702-38400	376.67	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-1703-38400	376.67	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-1801-38400	733.75	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-3115-38400	1,282.50	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-3201-38400	897.50	SYSTEM MANAGEMENT SERVICE		308422	
	0022-801-4202-38400	524.08	SYSTEM MANAGEMENT SERVICE		308422	
	0092-801-4210-38400	386.75	SYSTEM MANAGEMENT SERVICE		308422	
	0060-801-4211-38400	1,716.66	SYSTEM MANAGEMENT SERVICE		308422	
	0043-801-4212-38400	552.92	SYSTEM MANAGEMENT SERVICE		308422	
	0092-801-4220-38400	1,628.33	SYSTEM MANAGEMENT SERVICE		308422	
	0131-801-6001-38400	853.33	SYSTEM MANAGEMENT SERVICE		308422	
	0010-801-6502-38400	1,110.83	SYSTEM MANAGEMENT SERVICE		308422	

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KNIGHT COMMUNICATIONS INC	0160-801-3115-31700	10,250.00	SYSTEM MANAGEMENT SERVICE	16-0090	308422	23,292.05
KNOWLES-MCNIFF	0010-801-1404-31700	783.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0043-801-1404-31700	3,850.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0092-801-1404-31700	3,908.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0010-801-3115-31700	599.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0010-801-3220-31700	209.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0092-801-4221-31700	989.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0093-801-4226-31700	212.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0093-801-4227-31700	259.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0093-801-4228-31700	212.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0093-801-4229-31700	199.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0093-801-4231-31700	265.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0093-801-4232-31700	212.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	
	0010-801-6001-31700	803.00	FINANCE SOFTWARE MAINTENANCE	16-0131	308423	12,500.00
LANGUAGE PEOPLE, INC.	0010-801-3112-32050	124.75	POLICE ASL INTERPRETATION		308424	124.75
LE WON INVESTMENTS	0010-701-0010-02010	198.86	REFUND BUSINESS LICENSE		308425	
	0077-701-0077-02110	0.62	REFUND BID FEE		308425	199.48
XIAOXIN LIANG	0159-801-6507-31930	1,451.25	INSTRUCTOR-RECREATION CLASS		308426	1,451.25
LIEBERT CASSIDY WHITMORE	0010-801-1801-31951	73.50	LEGAL SERVICE-PD DISCIPLINE		308427	
	0010-801-1801-31951	49.00	LEGAL SERVICE-PD DISCIPLINE		308427	
	0010-801-1801-31954	122.50	LEGAL SERVICE-LIB DISCIPLINE		308427	
	0043-801-1601-31600	4,755.00	LEGAL SERVICE-GENERAL SERVICES		308427	5,000.00

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LIFE-ASSIST INC	0010-801-5002-88560	14,169.19	FIRE EQUIPMENT	16-0514	308428	14,969.29
	0010-801-3220-24200	75.00	FIRE SUPPLIES		308428	
	0010-801-3220-24200	86.10	FIRE SUPPLIES		308428	
	0010-801-3220-22350	129.00	FIRE SUPPLIES		308428	
	0010-801-3220-22350	510.00	FIRE SUPPLIES		308428	
THE LIGHTHOUSE INC (DBA)	0060-801-4211-38410	816.96	FLEET PARTS		308429	816.96
HONGYAN LIU	0010-701-0010-02010	375.00	REFUND BUSINESS LICENSE		308430	725.56
	0077-701-0077-02110	350.56	REFUND BID FEE		308430	
LOGAN SUPPLY CO., INC.	0092-801-4223-23900	777.05	WATER SUPPLIES/TOOLS	16-0372	308431	1,175.62
	0092-801-4223-38400	398.57	WATER SUPPLIES/TOOLS	16-0372	308431	
LOS ANGELES COUNTY FIRE DEPT.	0060-801-3210-38400	2,290.43	FIRE TRUCK REPAIR	16-0065	308432	2,290.43
LYNN PEAVEY COMPANY	0010-801-3104-22750	130.95	POLICE SUPPLIES		308433	278.98
	0010-801-3104-22750	148.03	POLICE SUPPLIES		308433	
M & C WELDING	0060-801-4211-38400	415.00	WELDING SERVICES-UNIT 949	16-0012	308434	415.00
MAE Y. PANG	0159-801-6507-31930	319.12	INSTRUCTOR-RECREATION CLASS		308435	319.12
MAGIC TOUCH CARWASH, INC	0060-801-4211-38400	1,320.00	CAR WASHES		308436	1,320.00
MAK FIRE PROTECTION ENGINEERING & C	0010-701-0010-06330	7,643.36	FIRE PLAN CHECK		308437	7,643.36
MARIPOSA LANDSCAPES, INC	0092-801-4222-38500	2,984.84	LANDSCAPE MAINTENANCE	16-0570	308438	

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						2,984.84
DAVID MARQUARDT	0010-801-1801-39400	440.00	TUITION REIMBURSEMENT		308439	440.00
MCMASTER-CARR SUPPLY CO.	0092-801-4222-23400	65.55	WATER SUPPLIES	16-0232	308440	
	0092-801-4222-23400	204.31	WATER SUPPLIES	16-0232	308440	
	0092-801-4222-23700	166.64	WATER SUPPLIES	16-0232	308440	
	0092-801-4222-23400	262.86	WATER SUPPLIES	16-0232	308440	
	0092-801-4222-23400	389.55	WATER SUPPLIES	16-0232	308440	
	0092-801-4222-23700	469.39	WATER SUPPLIES	16-0232	308440	
	0092-801-4222-23700	357.00	WATER SUPPLIES	16-0232	308440	1,915.30
MCNEILL SECURITY AND FIRE SYSTEMS (	0092-801-4222-31950	644.81	ALARM SERVICES	16-0541	308441	
	0092-801-4222-31950	644.81	ALARM SERVICES	16-0541	308441	
	0092-801-4222-31950	1,031.69	ALARM SERVICES	16-0541	308441	
	0092-801-4222-31950	1,031.69	ALARM SERVICES	16-0541	308441	
	0092-801-4210-38400	2,001.69	ALARM SERVICES	16-0566	308441	5,354.69
MANUEL MENCHACA	0075-450-0075-08360	2,119.04	EE COMPUTER PROGRAM (TRUST)		308442	2,119.04
METRON-FARNIER, LLC	0092-801-4223-23350	5,149.40	WATER METER/PARTS	16-0477	308443	5,149.40
MIG	0010-701-0010-06200	8,324.40	ENVIRONMENTAL SERVICES	16-0547	308444	8,324.40
MISSION SUPER HARDWARE	0010-801-3210-22750	13.07	HARDWARE SUPPLIES	16-0060	308445	
	0010-801-3210-22750	20.70	HARDWARE SUPPLIES	16-0060	308445	
	0010-801-3210-38400	15.22	HARDWARE SUPPLIES	16-0060	308445	
	0010-801-6517-23050	12.79	HARDWARE SUPPLIES	16-0342	308445	
	0010-801-6517-23050	5.26	HARDWARE SUPPLIES	16-0342	308445	

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MISSION SUPER HARDWARE	0010-801-6517-23050	15.25	HARDWARE SUPPLIES	16-0342	308445	82.29
MOBILE MINI LLC	0010-801-6508-39860	115.26	FARMER MARKET STORAGE		308446	115.26
MARY MOLINA	0010-701-0010-07960	83.40	REFUND AMBULANCE FEE		308447	83.40
MONOPRICE, INC	0010-801-3114-21350	73.12	COMPUTER SUPPLIES		308448	73.12
PETER MORRIS	0159-801-6507-31930	79.95	INSTRUCTOR-RECREATION CLASS		308449	79.95
MOTOROLA SOLUTIONS, INC	0060-801-4211-38400	6,680.64	POLICE RADIO EQUIP-UNIT 097	16-0506	308450	6,680.64
MR. ROOTER PLUMBING (DBA)	0010-801-4210-38250	239.89	PLUMBING SERVICES		308451	2,459.66
	0010-801-4210-38250	227.65	PLUMBING SERVICES		308451	
	0010-801-4210-38250	1,992.12	PLUMBING SERVICES		308451	
NATIONAL FIRE PROTECTION ASSN.	0010-801-3205-39350	1,218.92	FIRE NFCSS SUBSCRIPTION		308452	1,450.00
	0010-801-3205-39400	231.08	FIRE NFCSS SUBSCRIPTION		308452	
NAVARRO'S TOWING	0060-801-4211-38400	110.00	TOWING SERVICES	16-0032	308453	335.00
	0060-801-4211-38400	225.00	TOWING SERVICES	16-0032	308453	
NEC BUSINESS NETWORK SOLUTIONS	0010-801-3112-38400	1,722.70	PHONE LINE MAINTENANCE	16-0091	308454	3,445.40
	0010-801-3112-38400	1,722.70	PHONE LINE MAINTENANCE	16-0091	308454	
NETWORK INNOVATIONS US INC.	0010-801-3230-32050	31.02	EOC PHONE SERVICE		308455	31.02
NEW READERS PRESS	0445-801-6005-40000	1,732.47	BOOK(S) 195		308456	

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						1,732.47
NUERA TRANSPORT, INC	0010-801-4204-23700	118.68	FLEET PARTS		308457	118.68
O'REILLY AUTO PARTS	0060-801-4211-23500	32.09	FLEET PARTS-UNIT 865	16-0242	308458	
	0060-801-4211-23500	160.21	FLEET PARTS-UNIT 906	16-0242	308458	
	0060-801-4211-23500	21.71	FLEET PARTS	16-0242	308458	
	0060-801-4211-23500	54.50-	FLEET PARTS-CREDIT	16-0242	308458	159.51
OFFICE DEPOT INC.	0060-801-4211-23500	37.04	OFFICE SUPPLIES		308459	
	0010-801-3201-21350	77.65	OFFICE SUPPLIES	16-0061	308459	
	0010-801-3210-21300	161.18	OFFICE SUPPLIES	16-0061	308459	
	0010-801-1701-21350	9.80	OFFICE SUPPLIES	16-0048	308459	
	0010-801-1701-22750	56.41	OFFICE SUPPLIES	16-0048	308459	
	0092-801-4223-21350	46.53	OFFICE SUPPLIES	16-0173	308459	
	0092-801-4223-21350	87.19	OFFICE SUPPLIES	16-0173	308459	
	0092-801-4223-21350	111.93	OFFICE SUPPLIES	16-0173	308459	
	0010-801-6502-21350	270.57	OFFICE SUPPLIES		308459	
	0010-801-6502-21350	30.07	OFFICE SUPPLIES		308459	
	0131-801-6006-22450	84.95	OFFICE SUPPLIES		308459	
	0010-801-1704-21350	14.81	OFFICE SUPPLIES		308459	
	0010-801-3114-21350	102.41	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	407.05	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	320.91	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	8.16	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	19.21	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	5.53	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	74.08	OFFICE SUPPLIES	16-0072	308459	
	0010-801-3114-21350	30.87	OFFICE SUPPLIES	16-0072	308459	
	0010-801-1801-21350	151.25	OFFICE SUPPLIES		308459	

CITY OF MONTEREY PARK

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						2,107.60
OFFICE SOLUTIONS	0010-801-1408-21350	80.83	OFFICE SUPPLIES	16-0103	229 *	80.83
NELSON ONG	0159-801-6507-31930	936.75	INSTRUCTOR-RECREATION CLASS		308460	936.75
PARKHOUSE TIRE, INC.	0060-801-4211-23500	418.06	FLEET TIRES-UNIT 976	16-0212	308461	
	0060-801-4211-23500	932.91	FLEET TIRES	16-0212	308461	1,350.97
PLUMBING WHOLESALE OUTLET	0010-801-4210-23300	202.14	PLUMBING SUPPLIES	16-0263	308462	
	0010-801-4210-23300	213.68	PLUMBING SUPPLIES	16-0263	308462	415.82
PREFERRED ALLIANCE INC	0010-801-1801-31900	74.52	DRIVER TESTING		308463	74.52
PRERERRED AUTO GLASS	0060-801-4211-38400	217.50	FLEET REPAIR-UNIT 242		308464	217.50
PUI SHEUNG YUK (DBA) YACA EDUCATION	0159-801-6507-31930	367.60	INSTRUCTOR-RECREATION CLASS		308465	367.60
PVP COMMUNICATIONS INC	0010-801-3112-38400	163.04	POLICE EQUIPMENT/PARTS		230 *	
	0010-801-3112-38400	82.38	POLICE EQUIPMENT/PARTS		230 *	245.42
PYRO-COMM SYSTEMS, INC	0010-801-6001-38400	472.50	LIBRARY FIRE ALARM		308466	
	0010-801-6001-38400	347.27	LIBRARY FIRE ALARM		308466	819.77
R&P CONCRETE PUMP SERVICE, INC	0092-801-4222-23700	747.50	CONCRETE PUMPING SERVICES		308467	747.50
RED WING SHOE STORES	0092-801-4223-22300	200.00	SAFETY BOOTS-J HERNANDEZ	16-0230	308468	200.00
ROBERTO SANCHEZ INS AGENCY	0010-701-0010-02010	690.00	REFUND BUSINESS LICENSE		308469	

* Indicates an E-Payable transaction

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						690.00
S & J SUPPLY CO.	0092-801-4223-23300	288.86	WATER SUPPLIES	16-0456	308470	
	0092-801-4223-23300	3,096.04	WATER SUPPLIES	16-0456	308470	3,384.90
S C FUELS (DBA)	0060-801-4211-22250	6,313.66	FUEL	16-0165	308471	6,313.66
SAN ANDELL SWIMMING POOLS	0092-801-4224-82246	54.17	WATER SUPPLIES	16-0492	308472	54.17
SAN GABRIEL VALLEY WATER CO.	0093-801-4233-22900	239.77	WATER SERVICES		308473	
	0092-801-4222-36300	53.13	WATER SERVICES		308473	292.90
SAN LUIS BUTANE DISTRIBUTORS, INC	0060-801-4211-22250	560.25	PROPANE		308474	560.25
SEA CLEAR POOLS INC	0010-801-6503-38200	881.27	POOL SERVICES	16-0179	308475	881.27
SHRED-IT US JV LLC	0010-801-3114-38400	177.59	DESTRUCTION SERVICES		308476	177.59
SIGMANET, INC	0063-801-5002-99055	3,158.90	NETWORK INFRASTRUCTURE	16-0505	308477	3,158.90
SMARDAN SUPPLY COMPANY	0092-801-4222-23400	329.13	WATER SUPPLIES	16-0420	308478	
	0092-801-4222-23400	439.75	WATER SUPPLIES	16-0420	308478	768.88
SMART & FINAL #321	0010-801-3210-22750	33.70	FIRE DRINKING WATER		308479	
	0010-801-3210-22750	67.40	FIRE DRINKING WATER		308479	
	0010-801-3210-22750	26.36	FIRE DRINKING WATER		308479	127.46
SOURCE GRAPHICS, INC	0010-801-3230-31950	1,198.00	COMPUTER SUPPLIES		308480	1,198.00

FINAL WARRANT REGISTER
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PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
SOUTH COAST AIR QUALITY	0092-801-4222-41100	121.44	AQMD FEES		308481	
	0092-801-4222-41100	346.54	AQMD FEES		308481	467.98
SOUTHERN CALIFORNIA EDISON CO.	0176-801-4207-36100	315.00	CREST VIEW POLES RENTAL		308482	315.00
SOUTHERN CALIFORNIA GAS COMPANY	0109-801-5002-96067	5,931.00	CST MAINTENANCE FEE	16-0324	308483	
	0165-801-5004-96067	5,931.00	CST MAINTENANCE FEE	16-0324	308483	
	0109-801-5002-96067	2,757.00	CST MAINTENANCE FEE	16-0324	308483	14,619.00
SPOK, INC.	0010-801-3112-32050	120.52	PAGING SERVICES	16-0100	308484	
	0092-801-4220-32050	4.76	PAGING SERVICES	16-0100	308484	125.28
STATE FARM INSURANCE	0010-701-0010-02010	104.00	REFUND BUSINESS LICENSE		308485	104.00
STATE FARM INSURANCE LANNI WONG (AG	0010-701-0010-02010	359.00	REFUND BUSINESS LICENSE		308486	359.00
STATUS ONE MEDICAL INC	0010-801-1802-22750	30.08	FIRST AID SUPPLIES		308487	30.08
REGGIE STEVENS	0159-801-6507-31930	121.87	INSTRUCTOR-RECREATION CLASS		308488	121.87
SUBWAY 46244 (DBA)	0010-701-0010-02010	176.26	REFUND BUSINESS LICENSE		308489	176.26
SUCCESS PRINTING & SIGN INC.	0159-801-6509-31880	2,892.00	CASCADES NEWSLETTER	16-0363	308490	2,892.00
SUN BADGE COMPANY	0465-801-3201-22750	1,612.98	FIRE ANTIQUED BUCKLES		308491	
	0465-801-3201-22750	100.10	FIRE BADGE		308491	
	0465-801-3201-22750	5,648.69	FIRE CENTENNIAL BADGE	16-0574	308491	7,361.77

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
SUPERIOR COURT OF CALIFORNIA - COUN	0010-701-0010-03620	7,744.36	CITATION PROCESSING		308492	7,744.36
SUPREME TROPHIES & GIFTS CO.	0010-801-1703-24100	172.22	STAMP		308493	172.22
THE CHRYSALIS CENTER	0077-801-1111-31950	5,889.00	BID MAINTENANCE		308494	5,889.00
THOMAS J. CODY	0010-701-0010-07050	90.00	REFUND PICNIC RESERVATION		308495	90.00
THOMAS PARTITIONS AND	0092-801-4210-38100	1,523.92	BUILDING MAINT. SUPPLIES		308496	1,523.92
TIRE CENTERS, LLC	0060-801-3210-38400	1,922.40	FIRE ENGINE TIRES-E61	16-0408	231 *	1,922.40
TODAY611	0010-801-1704-34200	475.20	MARKETING MATERIALS		308497	475.20
TOM'S CLOTHING & UNIFORMS INC	0176-801-6516-22310	38.15	UNIFORMS-M RAMIREZ	16-0398	308498	
	0010-801-3210-22310	38.15	UNIFORMS-C KILBURN	16-0056	308498	
	0010-801-3210-22310	142.80	UNIFORMS-J CARTER	16-0056	308498	
	0010-801-3210-22310	92.65	UNIFORMS-M HALLOCK	16-0056	308498	
	0010-801-3210-22310	21.80	UNIFORMS-G FLOWER	16-0056	308498	
	0010-801-3210-22310	103.55	UNIFORMS-G GOWLER	16-0056	308498	
	0010-801-3210-22310	114.45	UNIFORMS-N LAKING	16-0056	308498	
	0010-801-6503-22310	239.80	UNIFORMS-E HERNANDEZ		308498	
	0092-801-4222-22310	76.30	UNIFORMS-F FUENTES	16-0261	308498	
	0092-801-4222-22310	60.19	UNIFORMS-S VILLAREAL	16-0261	308498	
	0092-801-4222-22310	123.72	UNIFORMS-S VILLAREAL	16-0261	308498	
	0010-801-3112-22310	188.35	UNIFORMS-V CARTER	16-0093	308498	
	0010-801-3103-22310	9.81	UNIFORMS-W LEON	16-0093	308498	
	0010-801-3103-22310	43.16	UNIFORMS-W LEON	16-0093	308498	

* Indicates an E-Payable transaction

FINAL WARRANT REGISTER
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PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
TOM'S CLOTHING & UNIFORMS INC	0010-801-3103-22310	162.85	UNIFORMS-W LEON	16-0093	308498	
	0010-801-3102-22310	123.42	UNIFORMS-S EXTEVEZ	16-0093	308498	
	0010-801-3101-22320	35.22	UNIFORMS-J MARTINEZ	16-0093	308498	
	0010-801-3101-22320	200.00	UNIFORMS-C NAKAMURA	16-0093	308498	
	0010-801-3205-22300	63.22	UNIFORMS-T SASAKI		308498	
	0010-801-3205-22310	98.10	UNIFORMS-C BRAVO	16-0058	308498	
	0010-801-1702-22310	201.65	UNIFORMS-T REICHARDT		308498	
	0010-801-1702-22300	100.00	UNIFORMS-T REICHARDT		308498	
						2,277.34
JOSE MANUEL TORRES	0010-701-0010-03630	56.00	REFUND PARKING CITIATION		308499	
						56.00
LAURINDA SU TRUONG	0159-801-6507-31930	330.75	INSTRUCTOR-RECREATION CLASS		308500	
						330.75
TSAI FONG BOOKS INC	0429-801-6006-22450	62.23	BOOK(S) 2		308501	
						62.23
DOROTHY TSU	0159-801-6507-31930	289.57	INSTRUCTOR-RECREATION CLASS		308502	
						289.57
TURN KEY GROUP	0010-701-0010-02010	181.25	REFUND BUSINESS LICENSE		308503	
						181.25
TURNOUT MAINTENANCE COMPANY LLC	0010-801-3210-22300	232.00	FIRE UNIFORM CLEAN/REPAIR		308504	
						232.00
UNITED STATES POSTAL SERVICE	0043-801-6509-31880	3,800.00	CASCADES POSTAGE	16-0135	308505	
						3,800.00
UNITED WATER WORKS, INC	0092-801-4223-23300	930.16	WATER SUPPLIES	16-0512	308506	
	0092-801-4223-23300	1,451.30	WATER SUPPLIES	16-0512	308506	
	0092-801-4223-23300	842.37-	WATER SUPPLIES-CREDIT	16-0512	308506	
						1,539.09
TONY URICH	0010-801-3103-22310	183.41	POLICE UNIFORMS		308507	

FINAL WARRANT REGISTER
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PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
						183.41
VCA CODE GROUP	0010-701-0010-06100	2,646.63	PLAN CHECK SERVICE	16-0003	308508	
	0010-701-0010-06100	853.06	PLAN CHECK SERVICE		308508	
	0010-701-0010-02500	1,340.00	PLAN CHECK SERVICE		308508	
						4,839.69
VETERINARY HEALTHCARE CENTER	0010-801-3111-31550	25.00	VETERINARY SERVICE		308509	
						25.00
VISTA PAINT CO.	0092-801-4222-23100	171.14	PAINT SUPPLIES		308510	
						171.14
WALTERS WHOLESALE ELECTRIC CO	0176-801-4207-23650	1,364.15	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	182.92	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	80.89	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	239.74	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	41.56	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	239.74	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	878.86	BLDG MAINT SUPPLIES	16-0532	308511	
	0176-801-4207-23900	159.72	BLDG MAINT SUPPLIES	16-0532	308511	
	0092-801-4210-23050	873.41	BLDG MAINT SUPPLIES	16-0532	308511	
	0092-801-4210-23050	2,980.72	BLDG MAINT SUPPLIES	16-0532	308511	
						7,041.71
WARREN DISTRIBUTING, INC.	0060-801-4211-23500	61.52	FLEET PARTS	16-0240	232 *	
	0060-801-4211-23500	47.75	FLEET PARTS-UNIT 990	16-0240	232 *	
	0060-801-4211-23500	21.56	FLEET PARTS-UNIT 976	16-0240	232 *	
	0060-801-4211-23500	119.24	FLEET PARTS	16-0240	232 *	
						250.07
WECK LABORATORIES (DBA)	0093-801-4227-31950	508.00	WATER TESTING SUPPLIES		308512	
						508.00
WEST COAST ARBORISTS, INC.	0010-801-6516-31190	9,137.55	TREE MAINTENANCE SERVICES	16-0536	308513	

* Indicates an E-Payable transaction

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016

PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
WEST COAST ARBORISTS, INC.	0010-801-6516-31190	16,930.95	TREE MAINTENANCE SERVICES	16-0549	308513	26,068.50
WEST COAST LIGHTS & SIRENS	0060-801-4211-38410	5,097.03	POLICE CAR CONVERSION-UNIT 097	16-0554	308514	5,097.03
WESTERN WATER WORKS SUPPLY CO.	0092-801-4223-23300	95.28	WATER SUPPLIES	16-0155	308515	11,387.49
	0092-801-4223-23300	1,376.68	WATER SUPPLIES	16-0429	308515	
	0092-801-4223-23300	4,491.69	WATER SUPPLIES	16-0429	308515	
	0092-801-4223-23300	5,423.84	WATER SUPPLIES	16-0579	308515	
WHITE CAP CONSTRUCTION SUPPLY	0060-801-4211-23500	101.36	STREET SUPPLIES		308516	101.36
RICKY WONG	0159-801-6507-31930	85.80	INSTRUCTOR-RECREATION CLASS		308517	249.60
	0159-801-6507-31930	85.80	INSTRUCTOR-RECREATION CLASS		308517	
	0159-801-6507-31920	65.00	INSTRUCTOR-RECREATION CLASS		308517	
	0159-801-6507-31930	13.00	INSTRUCTOR-RECREATION CLASS		308517	
THOMAS WONG	0159-801-6507-31930	520.00	INSTRUCTOR-RECREATION CLASS		308518	995.80
	0159-801-6507-31930	165.10	INSTRUCTOR-RECREATION CLASS		308518	
	0159-801-6507-31920	310.70	INSTRUCTOR-RECREATION CLASS		308518	
WURTH USA INC	0060-801-4211-23500	116.50	FLEET SUPPLIES		308519	116.50
XANADU SERVICE SYSTEM	0010-801-6517-38250	3,650.00	JANITORIAL SERVICES	16-0560	308520	3,650.00
YOGA DARSANA	0159-801-6507-31930	195.20	INSTRUCTOR-RECREATION CLASS		308521	195.20
ZOLL MEDICAL CORPORATION	0010-801-3220-24200	226.81	FIRE MEDICAL SUPPLIES	16-0113	308522	226.81

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
PRINTED WARRANTS

VENDOR NAME	ACCOUNT	AMOUNT	DESCRIPTION	P.O.	CHECK #	TOTAL
TOTAL FOR REGULAR WARRANTS						929,418.09
	PRINTED	915,344.62				
	E-PAYABLE	14,073.47				

FINAL WARRANT REGISTER
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TOTAL FOR PREPAID WARRANTS	109,288.54
TOTAL FOR PREPAID E-PAYABLES	0.00
TOTAL FOR PRINTED WARRANTS	915,344.62
TOTAL FOR PRINTED E-PAYABLES	14,073.47
TOTAL WARRANTS	1,038,706.63
TOTAL VOID CHECKS	4
TOTAL PREPAID CHECKS	38
TOTAL PREPAID E-PAYABLES	0
TOTAL CHECKS PRINTED	191
TOTAL E-PAYABLES PRINTED	13
TOTAL CHECKS ISSUED	242

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
FUND SUMMARY

FUND	DESCRIPTION	PREPAID	PRINTED	TOTAL
0010	GENERAL FUND	42,194.87	278,986.02	321,180.89
0022	STATE GAS TAX FUND	669.41	524.08	1,193.49
0043	REFUSE FUND	46.77	424,260.86	424,307.63
0060	CITY SHOP FUND	298.10	45,233.61	45,531.71
0062	GENERAL LIABILITY FUND	0.00	412.45	412.45
0063	TECHNOLOGY INTERNAL SERV FUND	6,823.60	3,158.90	9,982.50
0065	PAYROLL CLEARING ACCOUNT	540.00	0.00	540.00
0071	PUBLIC SAFETY IMPACT FEE FUND	0.00	1,295.62	1,295.62
0075	SPECIAL DEPOSITS FUND	451.93-	2,119.04	1,667.11
0077	BUSINESS IMPROVEMENT AREA #1	170.86	6,400.18	6,571.04
0080	WORKERS COMP FUND	0.00	11,571.00	11,571.00
0092	WATER FUND	41,734.35	73,981.26	115,715.61
0093	WATER TREATMENT FUND	0.00	2,106.77	2,106.77
0109	OPA PROPOSITION A	0.00	8,961.62	8,961.62
0131	LIBRARY TAX FUND	0.00	2,530.65	2,530.65
0136	POST	609.00	0.00	609.00
0152	HOME HOUSING PROGRAM	13,563.40	0.00	13,563.40
0159	RECREATION FUND	122.53	26,276.30	26,398.83
0160	ASSET FORFEITURE	207.00	10,653.59	10,860.59
0165	AIR QUALITY IMPROVEMENT FUND	0.00	5,931.00	5,931.00
0176	MAINTENANCE DISTRICT 93-1	0.00	3,540.73	3,540.73
0178	PROP A - PER PARCEL GRANT	0.00	2,818.00	2,818.00
0229	BULLETPROOF VEST POLICE GRANT	0.00	599.52	599.52
0337	OTS SELECTIVE TRAFFIC ENFORCE	0.00	8,797.42	8,797.42
0349	ELAC INSTRUCTIONAL SERV PROG	276.58	103.00	379.58
0429	NURSERY RHYME APP GRANT	0.00	62.23	62.23
0445	LITERACY TRUST GRANT	0.00	1,732.47	1,732.47
0465	GROUND EMERG MEDICAL TRANSPORT	2,484.00	7,361.77	9,845.77

FINAL WARRANT REGISTER
COUNCIL MEETING DATE 03/16/2016
FUND SUMMARY

FUND	DESCRIPTION	PREPAID	PRINTED	TOTAL
	TOTAL	109,288.54	929,418.09	1,038,706.63



City Council Staff Report

AGENDA ITEM NO: March 16, 2016

TO: The Honorable Mayor and City Council
FROM: Joseph Leon, City Treasurer
SUBJECT: Monthly Investment Report – February 2016

**New Business
Agenda Item 6-B.**

RECOMMENDATION: It is recommended that the City Council:

- (1) Receive and file the monthly investment report; and
- (2) Take such additional, related, action that may be desirable.

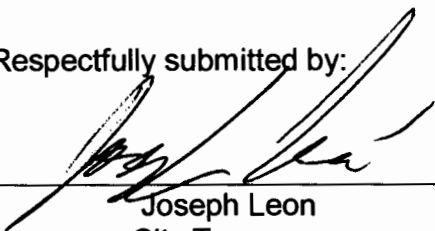
EXECUTIVE SUMMARY:

As of February 29, 2016 invested funds for the City of Monterey Park is \$81,485,132.92.

BACKGROUND:

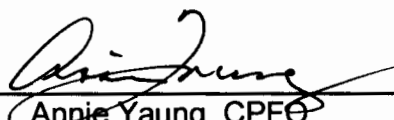
In accordance with the City's Investment Policy, a monthly investment report is presented to the City Council showing the types of investments, dates of maturities, amounts of deposits, rates of interest, and the current market values for securities with maturity more than 12 months.

Respectfully submitted by:



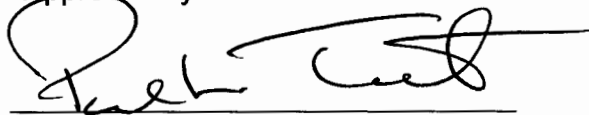
Joseph Leon
City Treasurer

Prepared by:



Annie Yaung, CPFO
Controller

Approved by:



Paul L. Talbot
City Manager



Chu Thai
Director of Management Services

**CITY OF MONTEREY PARK
INVESTMENT REPORT
AS OF FEBRUARY 29, 2016**

INSTITUTION NAME	PURCHASE DATE	MATURITY DATE	INTEREST RATE	% OF PORTFOLIO	AMOUNT
INVESTMENTS:					
CERTIFICATES OF DEPOSIT					
AMERICAN PLUS BANK	12/02/15	12/02/17	1.15%		240,000.00
ASIAN PACIFIC NATIONAL BANK	03/04/15	03/03/16	0.85%		200,000.00
CATHAY BANK	08/14/15	08/14/16	0.80%		100,000.00
CATHAY BANK	10/07/15	04/07/17	1.20%		150,000.00
EVERTRUST BANK	11/12/15	11/14/16	1.20%		100,000.00
EVERTRUST BANK	10/07/15	10/11/16	1.15%		150,000.00
FIRST CHOICE BANK	08/07/15	08/10/16	1.00%		240,000.00
FIRST GENERAL BANK	08/15/15	08/15/17	1.00%		240,000.00
PREFERRED BANK	06/06/15	06/06/16	0.95%		100,000.00
PREFERRED BANK	03/03/15	03/03/16	1.05%		140,000.00
TOMATO BANK, N.A.	03/04/15	03/04/16	0.90%		100,000.00
TOMATO BANK, N.A.	02/04/16	02/04/17	1.00%		140,000.00
ROYAL BUSINESS BANK	06/24/15	06/23/16	0.80%		250,000.00
GE CAPITAL RETAIL BANK	09/13/13	09/13/16	1.05%		240,000.00
CAPITAL ONE BK USA	01/22/15	01/23/17	0.70%		240,000.00
DISCOVER BANK	05/13/15	05/15/17	0.95%		240,000.00
AMERICAN EXPR CENT BANK	09/19/13	09/19/16	1.10%		240,000.00
BLUE HILLS BANK	05/30/14	05/30/17	0.95%		240,000.00
ALLY BK MIDVALE UTAH	09/17/15	09/18/17	1.25%		245,000.00
COMENITY CAP BK SALT LAKE CITY	09/21/15	09/18/17	1.20%		245,040.27
BMW BK NORTH AMERICA	09/23/15	09/21/18	1.70%		245,000.00
MERRICK BK SOUTH JORDAN UTAH	09/30/15	03/30/17	0.90%		245,000.00
KEY BANK, N.A.	09/30/15	10/02/17	1.15%		245,000.00
SALLIE MAE BANK	10/07/15	10/09/18	1.65%		245,000.00
GOLDMAN SACHS BANK	10/14/15	10/16/17	1.15%		245,000.00
CAPITAL ONE NATL BANK	10/21/15	10/23/17	1.15%		245,000.00
MEDALLION BANK	10/26/15	04/26/18	1.25%		245,000.00
WEBBANK	10/30/15	07/30/18	1.25%		245,000.00
WELLS FARGO BANK	11/12/15	11/13/18	1.40%		245,000.00
BMO HARRIS BANK	11/18/15	11/20/17	1.25%		245,000.00
BANKUNITED NATL ASSN.	11/25/15	05/24/17	0.90%		245,000.00
COMPASS BANK BIRMINGHAM	12/09/15	12/11/17	1.30%		245,000.00
TCF NATL BANK	12/23/15	12/23/16	0.70%		245,000.00
CADENCE BANK	02/10/16	02/18/18	1.25%		245,000.00
SANTANDER BANK	02/17/16	08/17/17	1.00%		245,000.00
INVESTOR BANK	02/25/16	05/25/17	0.85%		245,000.00
TOTAL CDs (36)		Average	1.086%	9.52%	<u>7,760,040.27</u>
LA COUNTY TREASURY POOL		ON DEMAND	0.810%	90.09%	<u>73,408,781.97</u>
LOCAL AGENCY INVESTMENT FUND		ON DEMAND	0.380%	0.39%	<u>316,310.68</u>
TOTAL INVESTMENTS				100.00%	<u>\$ 81,485,132.92</u>
BANK BALANCE: ⁽¹⁾					<u>\$ 3,903,238.82</u>
AVERAGE MATURITY DAYS					48
AVERAGE INTEREST RATE FOR THE MONTH					0.835%
THE CITY'S INVESTMENT HAS SUFFICIENT LIQUIDITY TO MEET THE CITY'S EXPENDITURE REQUIREMENTS FOR THE NEXT 180 DAYS. THE 180-DAY LIQUIDITY DISCLOSURE IS REQUIRED PER GOVERNMENT CODE 53646.					
INTEREST EARNINGS FOR 2ND QUARTER 2015-2016 (CUMULATIVE)			<u>\$ 188,145.00</u>		
THERE HAVE BEEN NO VARIANCES TO THE INVESTMENT POLICY.					
CERBT STRATEGY 1 3-YEAR PERFORMANCE RETURN:			3.21%		

(1) Bank balance is maintained to cover outstanding warrants and payroll checks as well as compensated balances.



City Council Staff Report

DATE: March 17, 2016

AGENDA ITEM NO: **New Business**
Agenda Item 6-C.

TO: The Honorable Mayor and City Council

FROM: Vincent D. Chang, City Clerk

SUBJECT: City Council Minutes

RECOMMENDATION:

It is recommended that the City Council

- (1) Approve the minutes from the regular and special meeting of February 17, 2016 and the special Town Hall meeting of February 23, 2016; and
- (2) Take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

None.

BACKGROUND:

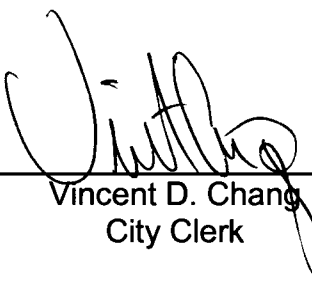
None.

FISCAL IMPACT:

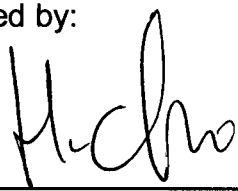
None.

Respectfully submitted,

Prepared by:



Vincent D. Chang
City Clerk



Helena Cho
Secretary

Approved By:



Paul L. Talbot
City Manager

Attachments: February 17, 2016 special meeting minutes
February 17, 2016 regular meeting minutes
February 23, 2016 special Town Hall meeting minutes

ATTACHMENT 1

Minutes

**MINUTES
MONTEREY PARK CITY COUNCIL
SUCCESSOR AGENCY (SA)
SPECIAL MEETING
FEBRUARY 17, 2016**

The City Council of the City of Monterey Park held a Special Meeting of the Council in Room 266, Second Floor of City Hall, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, February 17, 2016 at 6:00 p.m.

CALL TO ORDER:

Mayor Chan called the meeting to order at 6:00 p.m.

ROLL CALL:

City Manager Paul Talbot called the roll:

Council Members Present: Hans Liang, Stephen Lam, Teresa Real Sebastian, Mitchell Ing, Peter Chan

Council Members Absent: None

Also Present: City Attorney Mark Hensley, Director of Human Resources & Risk Management Tom Cody

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

None.

ORAL & WRITTEN COMMUNICATIONS

None.

NEW BUSINESS

1. REQUEST FOR THE CITY COUNCIL TO MAKE AN APPOINTMENT TO THE PERSONNEL BOARD

There is currently one vacancy on the Personnel Board. Staff began advertising the open seat to residents of Monterey Park on October 8, 2015. To date, the City has received one application. Staff is recommending that the City Council interview and consider filling the vacant position with the resident that has submitted for civic service, Ms. Sheila Perez Zucman.

Ms. Perez Zucman has fulfilled the requirement of the City of Monterey Park Administrative Policy 10-05, Commission Structure and Appointment Procedures. These requirements include an orientation with either the Chairperson or assigned City staff member assigned to the Board and interaction with the board being sought prior to being considered for appointment including attending a minimum of one full meeting of the board appointment being sought. Ms. Perez Zucman attended the January 13, 2016 Personnel Board meeting and introduced herself to the board and subsequently the Chairperson directed staff to forward her name to the City Council for consideration.

MISSION STATEMENT

The mission of the City of Monterey Park is to provide excellent services to enhance
the quality of life for our entire community

Recommendation: (1) Interview and consider appointing one community member to serve on the Personnel Board. (2) Take such additional, related, action that may be desirable.

Action Taken: None. This item was continued.

CLOSED SESSION- The City Council adjourned to Closed Session at 6:01 p.m.

2. CONFERENCE LEGAL COUNSEL, EXISTING LITIGATION - GOVERNMENT CODE SECTION 54956.9 (d) - Number of Cases: 2

(1) The Estate of Wen Zhao Ruan v. City of Monterey Park LASC Case Number: BC555006

(2) Kenneth Thai v. Cities of Alhambra and Monterey Park (May 14, 2014) LASC Case No. BC565253

RECONVENE & ADJOURNMENT

The City Council reconvened from Closed Session with all Council Members present and the meeting was adjourned at 6:40 p.m.

Action Taken: No reportable action taken during Closed Session.

Vincent D. Chang
City Clerk

**MINUTES
MONTEREY PARK CITY COUNCIL
SUCCESSOR AGENCY (SA)
REGULAR MEETING
FEBRUARY 17, 2016**

The City Council of the City of Monterey Park held a Regular Meeting of the Council in the Council Chamber, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, February 17, 2016 at 7:00 p.m.

The minutes include items considered by the City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency, which dissolved February 1, 2012. Successor Agency matters will include the notation of "SA" next to the Agenda Item Number.

CALL TO ORDER:

Mayor Chan called the meeting to order at 7:01 p.m.

FLAG SALUTE:

The Monterey Park Police Explorers led the flag salute.

ROLL CALL:

City Clerk Vincent Chang called the roll:

Council Members Present: Hans Liang, Stephen Lam, Teresa Real Sebastian, Peter Chan, Mitchell Ing

Council Members Absent: None.

ALSO PRESENT: City Manager Paul Talbot, City Attorney Mark Hensley, City Treasurer Joseph Leon, Public Works Director/Assistant City Manager Ron Bow, Fire Chief Scott Haberle, Police Chief Jim Smith, Recreation and Community Services Director Dan Costley, Management Services Director Chu Thai, Community and Economic Development Director Michael Huntley, Human Resources Director Tom Cody, City Librarian Norma Arvizu, Controller Annie Young, Water Utility Manager Frank Heldman, Recreation Superintendent Robert Aguirre

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

None.

ORAL AND WRITTEN COMMUNICATIONS

- Jade, Jenna & Grace from the Monterey Park Girl Scout Troop 5631, spoke about their fundraising efforts and how the proceeds from the sale of Girl Scout cookies would be spent.
- Margaret Leung, a resident of Monterey Park, spoke about low flying aircrafts in the city.

MISSION STATEMENT

The mission of the City of Monterey Park is to provide excellent services to enhance the quality of life for our entire community

- Jose Sanchez, a Monterey Park resident, spoke about the Veterans Basketball League held at Elder Park Gym. He spoke in opposition of the fee increase for usage of the gym and asked the Council to consider reverting the fee back to the prior rates. He also provided a written document supporting his request.
- Dennis Sandoval invited the public to attend the American Legion's 6th Annual Pancake Breakfast fundraiser on March 19, 2016. He also stated that he is a member of the Monterey Park Veterans Basketball league and echoed the same sentiment as speaker Jose Sanchez. In addition, he voiced his support of the issues raised by speaker Margaret Leung.
- Carol Quan from the Los Angeles County Assessor Jeffrey Prang's office spoke about free upcoming seminars for businesses.
- Jeffrey Chao informed the City Council that he could provide contact information for the Federal Aviation Administration (FAA) and assist in finding the proper location to send complaints about aircraft noise.

1. PRESENTATION

None.

2. SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA)

NEW BUSINESS

2A. WARRANT REGISTER FOR SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY OF FEBRUARY 17, 2016

See Successor Agency Minutes

2B. SUCCESSOR AGENCY (SA) MONTHLY INVESTMENT REPORT - JANUARY 2016

See Successor Agency Minutes

2C. SUCCESSOR AGENCY (SA) MINUTES

See Successor Agency Minutes

This is the end of Successor Agency (SA) items.

3. CITY OF MONTEREY PARK CONSENT CALENDAR

None.

4. PUBLIC HEARING

4A. CONSIDER THE ADOPTION OF AN ORDINANCE AMENDING SPECIFIC SECTIONS OF TITLE 21 (ZONING REGULATIONS) OF THE MONTEREY PARK MUNICIPAL CODE

In April 2013, the City Council adopted an ordinance amending Title 21 of the Monterey Park Municipal Code in its entirety. That Title regulates the City's zoning. At that time, the City Council directed staff to examine 13 matters and return to the Planning Commission and City Council with recommended changes.

Since 2013, two of the 13 items have been addressed including:

1. Commercial Property Reports – A code amendment was adopted by the City Council deleting this provision from the code.
2. Residential Property Reports - A code amendment was adopted by the City Council deleting this provision from the code.

The code amendments were first presented to the Planning Commission on April 14, 2015. On April 28, 2015, this item was brought back to the Commission to receive direction. The Commission after considering the evidence presented during the public hearing directed staff to prepare a resolution recommending that the City Council amend Monterey Park Municipal Code ("MPMC") Chapter 21.08 and MPMC Chapter 21.10. On May 12, 2015, staff presented a resolution for Commission consideration. At the time, the Commission underwent reorganization. Since the Planning Commission now included a number of new members, the item was held over to allow for the new members to better understand the proposed code amendments.

On January 26, 2016, the Planning Commission considered the proposed code amendments. Subsequent to a lengthy review and discussion on the matter, the Commission unanimously approved a resolution recommending that the City Council approve the code amendments. However, the Commission requested that the proposed amendment to Section 21.08.040 (W) Landscaping related to the residential landscape provisions be pulled from the proposed amendment for further evaluation before it comes back to the Planning Commission.

Action Taken: The City Council (1) opened the public hearing at 7:44 p.m.; (2) took documentary and testimonial evidence; (3) closed the public hearing at 7:44 p.m. and considered the draft ordinance; and (4) introduced and waived the first reading of the ordinance and scheduled second reading and adoption for March 2, 2016 as amended to change the draft ordinance section 2(H) Portable Canopy Section (2), to read as follows "A portable canopy is allowed only adjacent to the side or at the rear of a residential unit. A portable canopy cannot encroach into any required front or side setback." The City Council directed staff to present to the City Council for their consideration the Office Professional Zone and Residential Inspections.

Motion: Moved by Council Member Liang and seconded by Council Member Lam, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: None
Abstain: Council Members: None

Ordinance 1st reading:

AN ORDINANCE AMENDING THE MONTEREY PARK MUNICIPAL CODE ("MPMC") AFFECTING REGULATIONS GOVERNING THE RESIDENTIAL, COMMERCIAL, OFFICE PROFESSIONAL, OFF-STREET PARKING AND PROCEDURAL REQUIREMENTS FOR LAND USE.

5. UNFINISHED BUSINESS

None.

6. NEW BUSINESS

6A. WARRANT REGISTER FOR THE CITY OF MONTEREY PARK OF FEBRUARY 17, 2016

It is required that the City Council approve all disbursements. Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 307846-307090 and e-Payables numbered 000191-000205.

Action Taken: The City Council approved payment of warrants and adopted a Resolution No. 11822 allowing certain claims and demands per Warrant Register dated February 17, 2016 totaling \$1,328,604.42 and specifying the funds out of which the same are to be paid.

Motion: Moved by Council Member Real Sebastian and seconded by Council Member Liang, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: None
Abstain: Council Members: None

Resolution No. 11822, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK, CALIFORNIA ALLOWING CERTAIN CLAIMS AND DEMANDS PER WARRANT REGISTER DATED 17TH DATE OF FEBRUARY 2016 TOTALING \$1,328,604.42 AND SPECIFYING THE FUNDS OUT OF WHICH THE SAME ARE TO BE PAID

6B. MONTHLY INVESTMENT REPORT - JANUARY 2016

As of January 31, 2016 invested funds for the City of Monterey Park is \$74,123,522.58.

Public Speaker:

- Joseph Leon, City Treasurer, spoke about the current status of city investments. He also spoke about Japan's interest rates and provided an article about the issue to Council.

Action Taken: The City Council received and filed the monthly investment report for January 2016.

Motion: Moved by Council Member Real Sebastian and seconded by Mayor Pro Tem Ing, motion carried by the following vote:

Ayes:	Council Members:	Liang, Lam, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	None
Abstain:	Council Members:	None

6C. CITY COUNCIL MINUTES

Approve the minutes from the special Centennial meeting of January 13, 2016 and the regular and special meeting of January 20, 2016.

Action Taken: The City Council approved the minutes from the special Centennial meeting of January 13, 2016 and the regular and special meeting of January 20, 2016.

Motion: Moved by Council Member Real Sebastian and seconded by Mayor Pro Tem Ing, motion carried by the following vote:

Ayes:	Council Members:	Liang, Lam, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	None
Abstain:	Council Members:	None

6D. EXTEND MORATORIUM ON "VAPING STORES"

On April 1, 2015, the City Council adopted an urgency ordinance temporarily prohibiting the City from issuing permits for the construction or operation of electronic cigarette and "vaping" stores. The interim ordinance was to expire on May 16, 2015. Subsequently, on May 6, 2015, the City Council adopted an urgency ordinance to extend the temporary prohibition on vaping stores. The interim ordinance will expire on March 21, 2016. Given the City Council's expressed interest in this matter, staff is presenting a new interim ordinance for City Council consideration. If adopted by a 4/5 vote, the interim ordinance would be effective for an additional 12 months (until February 17, 2017). No more than two extensions may be adopted for the interim ordinance.

Action Taken: The City Council adopted an Urgency Ordinance No. 2130 upon a 4/5 vote to extend the temporary prohibition on the City from issuing permits to allow the construction or operation of "vaping stores" as defined in the draft ordinance.

Motion: Moved by Council Member Liang, and seconded by Council Member Real Sebastian, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: None
Abstain: Council Members: None

Ordinance No. 2130, entitled,
AN INTERIM ORDINANCE PROHIBITING PERMITS FOR CONSTRUCTION OR
PLACEMENT OF VAPING STORES WITHIN THE CITY'S JURISDICTION TO
CONSIDER AMENDING THE MONTEREY PARK MUNICIPAL CODE

6E. AWARD OF CONTRACT TO GST INFORMATION TECHNOLOGY SOLUTIONS, FOR THE INSTALLATION OF AUDIO VISUAL EQUIPMENT IN THE CITY COUNCIL CHAMBERS AT A COST OF \$45,882 (SPEC.# 851)

At the July 15, 2015 City Council meeting, the Council adopted a resolution authorizing advertisement of the Audio Visual Upgrade project for the City Council Chambers. The project was advertised in the locally adjudicated newspapers and on electronic bid boards; eight companies requested bid packets, three of those companies attended the mandatory 'walk-through' meeting, and those same three companies turned in bids on the project:

Rank	Company	Bid
1	GST Information Technology Solutions	\$41,711.33
2	Western Audio Visual	\$49,486.88
3	Digital Network Group	\$78,698.00

GST Information Technology Solutions provided references from two colleges, one school district, and one private school; the references said the company completed their project on budget and within the agreed timeline. Additionally, they noted the company did not have any safety or labor issues, and they would hire GST Information Technology Solutions again.

Action Taken: The City Council (1) awarded a contract for the purchase and installation of Audio/Visual Equipment for \$41,711 (+ a 10% contingency of \$4,171 for a total of \$45,882) to GST Information Technology Solutions to be funded out of the Charter Communications Video Equipment Fund (account # 0075-450-0075-08640) as amended to relocate the placement of a projection screen to the east wall instead of the northeast wall behind City Council, which, may incur additional costs to the project; and (2) authorized the City Manager to

execute a standard public works contract, in a form approved by the City Attorney, with GST Information Technology Solutions.

Motion: Moved by Council Member Liang, and seconded by Council Member Lam, motion carried by the following vote:

Ayes:	Council Members:	Liang, Lam, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	None
Abstain:	Council Members:	None

6F. AWARD OF CONTRACT TO CARNIVAL MIDWAY ATTRACTIONS, TO PROVIDE ENTERTAINMENT AND AMUSEMENT DEVICES FOR THE ANNUAL PLAY DAYS FESTIVAL

At the conclusion of the 2015 carnival contract, the Play Days Committee submitted a Request for Proposal (RFP) to eight carnival companies. Carnival Midway Attractions was the only respondent. Staff has had the opportunity to witness Carnival Midway Attractions in action for the past 5 years at the Annual Lunar New Year Festival. The Play Days committee and staff evaluated the proposal and determined the company would provide a safe, clean, high quality operation for the event. Carnival Midway will give the City 33% of the pre-sale revenue and 25% of the onsite revenue generated through carnival ride tickets. Additionally, the City will receive a minimum of \$2,000 for 10 game booths and \$300 for any food booth. The operator has also guaranteed a payment to the City of no less than \$7,500 annually. The proposed agreement is for 2016, beginning March 1, 2016, through June 30, 2018.

Action Taken: The City Council (1) awarded a 3 year contract to Carnival Midway Attractions, to provide entertainment and amusement devices for the annual Play Days Festival. Revenue from the Carnival will be deposited into account 0075-450-0075-08610; and (2) authorized the City Manager to execute a standard contract, in a form approved by the City Attorney, with Carnival Midway Attractions. City Council directed staff to provide a report 60 days after the event.

Motion: Moved by Council Member Liang, and seconded by Council Member Lam, motion carried by the following vote:

Ayes:	Council Members:	Liang, Lam, Real Sebastian, Ing, Chan
Noes:	Council Members:	None
Absent:	Council Members:	None
Abstain:	Council Members:	None

RECESSED AND RECONVENED

The City Council recessed at 9:01 p.m. and reconvened with all council members present at 9:08 p.m.

6G. SOLAR ENERGY FOR MUNICIPAL FACILITIES – REVIEW OF RESPONSES TO REQUEST FOR QUALIFICATIONS

The City is interested in the installation and maintenance of solar photovoltaic panels at various city facilities. Staff prepared a request for qualification (RFQ) to identify qualified companies who can design, build and maintain solar panels for the City. From a list of 24 solar companies, the City received three responses from Borrego Solar, Cenergy Power, and SunEdison. Staff reviewed their responses, and determined all three are qualified to serve the City. Next, the City seeks system designs from the companies, and will select the company which best meet the City's needs. The City seeks a system which requires no upfront cost, provides full cost recovery each year, and properly managed and maintained by non-City staff.

Action Taken: Mayor Pro Tem Ing recused himself and left the dais due to a potential conflict of interest, as his spouse is an employee of Edison and that a potential conflict may exist. The City Council considered the Vendor Responses to the Request for Qualification for Design-Build of Solar Photovoltaic System for City Facilities as amended for the City Attorney to research if financial documents as well as confidential supplementary documents addressing the pre-qualification questionnaires are legally releaseable. In addition, directed the City Attorney to conduct a litigation search on the (3) three firms. The City Council directed staff to provide the credit ratings of the firms that are publicly held.

Motion: Moved by Council Member Liang, and seconded by Council Member Real Sebastian, motion carried by the following vote:

Ayes:	Council Members:	Liang, Lam, Real Sebastian, Chan
Noes:	Council Members:	None
Absent:	Council Members:	Ing
Abstain:	Council Members:	None

6H. CENTRALIZED GROUNDWATER TREATMENT SYSTEM PROJECT – AUTHORIZATION TO RELEASE RFQ

Staff has prepared a request for qualifications (RFQ) for the design and construction of a Centralized Groundwater Treatment System for Delta Water Plant and is requesting City Council's authorization to solicit statement of qualifications from appropriate companies. The City has been awarded \$3.55 Million in 2015 Prop 84 Integrated Regional Water Management grant funds that will offset the total estimated cost of \$8.3M for the construction of the treatment system.

Action Taken: The City Council (1) authorized staff to release a Request for Qualification (RFQ) for Design-Build of the Centralized Groundwater System Project at the Delta Plant as amended in section 3.3 QUALIFICATION, first bullet to read "Designed, constructed, and installed two (2) or more similar water treatment projects with the ability to treat up to 10,000 GPM", the current second bullet to become fourth bullet and new second bullet to

read "Complete projects must have been granted permits to operate by the California State Water Resources Control Board (SWRCB), Division of Drinking Water (DDW) the current third bullet to become fifth bullet; and add third bullet to read "Completed projects must demonstrate the ability to remove 1,4-dioxane contaminant." and (2) authorized staff to select a panel to evaluate submittals to RFQ, and/or designate individual(s) to participate in the panel.

Motion: Moved by Council Member Liang, and seconded by Council Member Real Sebastian, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: None
Abstain: Council Members: None

6I. PURCHASE OF A 2016 FREIGHTLINER HYDRO EXCAVATION JET SEWER CLEANER

The Department's existing sewer cleaner is scheduled for replacement due to age (over 13 years) and its inability to meet the demands of the City's sewer system. Staff received bids for a sewer cleaner vehicle and recommends the purchase of a new jet sewer cleaner.

Action Taken: The City Council authorized the City Manager, or designee to purchase a 2016 Freightliner 114SD hydro excavator jet sewer cleaner per bid #15-5 at the cost of \$438,344.10

Motion: Moved by Council Member Liang, and seconded by Council Member Lam, motion carried by the following vote:

Ayes: Council Members: Liang, Lam, Real Sebastian, Ing, Chan
Noes: Council Members: None
Absent: Council Members: None
Abstain: Council Members: None

7. COUNCIL COMMUNICATIONS AND MAYOR/COUNCIL AND AGENCY MATTERS

Council Member Liang reported his attendance to the Golden Age Village Lunar New Year celebration, on February 6, attended the San Gabriel Lunar New Year opening ceremonies, on Valentine's day attended the Taipei Economic and Cultural Office's Lunar New Year Reception and the Lim Family Association dinner at NBC Seafood restaurant. In closing, he shared his experience and lesson learned about pregnant ladies and alleged birthing centers. Council Member Lam announced his attendance to the Taipei Economic and Cultural Office's Lunar New Year celebration and the Lim Family Association spring dinner. He mentioned a donation of \$12 million to Biola University by Mr. Alton Lim. Council Member Lam invited the public to attend the Chamber of Commerce's Lunar New Year dinner on February 18 at Empress Seafood

February 17, 2016

restaurant. Council Member Real Sebastian said she attended the Southern California Association of Governments meeting. Mayor Pro Tem Ing commented on alleged birthing centers. Mayor Chan said he attended the unveiling of a stamp at the Monterey Park Post Office Year of the Monkey. He announced the Los Angeles County Board of Supervisor, Hilda Solis, presented the city with a certificate for the city's Lunar New Year festival. He also spoke of his support of Los Angeles County designating \$100 million to address homelessness. He invited the public to attend the city's Town Hall meeting at Monterey Highlands School on February 23 at 7 p.m.

8. CLOSED SESSION

None.

ADJOURNMENT

There being no further business for consideration, the meeting was adjourned at 9:58 p.m.

Vincent D. Chang
City Clerk

**MINUTES
MONTEREY PARK CITY COUNCIL
SUCCESSOR AGENCY (SA)
SPECIAL MEETING
FEBRUARY 23, 2016**

The City Council of the City of Monterey Park held a Special Meeting of the Council at Monterey Highlands School, located at 400 Casuda Canyon Drive in the City of Monterey Park, Tuesday, February 23, 2016 at 7:00 p.m.

CALL TO ORDER:

The meeting commenced at 7:00 p.m.

ROLL CALL:

Council Members Present: Hans Liang, Stephen Lam, Mitchell Ing, Peter Chan

Council Members Absent: Teresa Real Sebastian

ALSO PRESENT: City Manager Paul Talbot, Recreation and Community Services Director Dan Costley

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

None.

NEW BUSINESS

1. TOWN HALL MEETING

The City will be providing an overview of current and future development projects. No direction is sought or will be provided; this is an informational meeting only. Any project discussed will be separately processed for discretionary and ministerial considerations in accordance with applicable law including, without limitation, the California Environmental Quality Act ("CEQA") and applicable noticing requirements.

- **Market Place Update:** Status of the project, which is a regional shopping center proposed to be located along the SR60 freeway. A Development Agreement was approved at the January 16, 2013 Council Meeting.
- **North Atlantic Blvd Hotel Project Updates:** The City has approved entitlements for three hotel projects on Atlantic Blvd. A status update will be given on the three projects. The A/G Hotel (flag yet to be identified) will be at the southwest corner of Atlantic and Garvey. The Doubletree Hotel will be at 220 N. Atlantic Blvd. The Courtyard by Marriott will be at the southwest corner of Atlantic and the 10 freeway.
- **South Garfield Transit Village Specific Plan:** Update on the recently approved Specific Plan, which will create a pedestrian-friendly environment and identify several locations that will serve as centralized parking for the Gold Line transit Station as well as the Cities of Monterey Park and Montebello. Also included was a study of pedestrian and bicycle use on Garfield Avenue and Pomona Boulevard.

- **“Encanto Walk” Residential Development along Potrero Grande:** Status update on the 80 unit single family home development under construction by the Olson Company.
- **Emergency Operations Center:** An update on the City's EOC.
- **NIXLE:** An update on the City's emergency notification subscription
- **Fire Season and El Nino Updates:** An update on the City's preparations of this coming winter storms and what residents can do to better prepare themselves.
- **Police Department Operational Updates:** A review of programs and activities offered through the Police Department to better protect the City, including: In-Car camera systems, testing of Body Worn cameras, Problem Oriented Policing, Mental Evaluation Team and the Community Relations Bureau.
- **Monterey Park Bruggermeyer Library:** A review of current programming and services offered through the Library.
- **Langley Senior Center:** A review of current programming and services offered through the Senior Center.
- **Park Improvements:** An update on the recently completed picnic shelter replacements for Barnes, Elder and Highlands Parks. As well as the playground equipment replacement for George Elder, Sunnyslopes, La Loma and Pine Tree Parks. Additional updates on the Edison Trails enhancements and the Cascades Waterfall reconstruction.
- **Monterey Park Golf Course:** An update on the recently completed golf course driving range and renovated golf course.
- **City Events:** Discussion on various City events such as: 2016 Centennial celebration, Lunar New Year Festival, Cherry Blossom Festival, Cinco de Mayo Celebration, Play Days Carnival, 4th of July, Geranium Festival, Holiday Snow Village and Farmer's Market.
- **Infrastructure Capital Improvement Projects:** Update on the Siemen's energy retro-fit plan and possible street light LED conversion plan. An update on the water Capital Improvement Plan.
- **Conservation Updates:** Update on the City's Water Conservation goals and progress, as well as other “green initiatives” such as electric and CNG fuel vehicles.
- **Street Enhancements:** Update on street construction, slurry seal projects and “coming soon” Bike Lanes.
- **Web-based Information Services:** Announcement of the new Monterey Park Website and the GoMpK Customer Service app and the newest app “MPK Today611”
- **General Updates:** Updates on the Taxi Voucher program designed to assist Senior Ride, and recently approved enhancements to the shopping cart ordinance, Residential Motel ordinance and Massage Parlor ordinance.
- **Finance Updates:** A brief update on the City's General Fund and Enterprise Fund balances, Citywide Assessed valuations, Property & Sales taxes, as well as the City's Capital Improvement Projects.

- **Public Comments and Questions.**

Discussion: Mayor Chan officiated the Town Hall Meeting. He spoke about the various city projects, capital improvement plans, city events, and provided general information on services provided by the city.

Action Taken: No action taken.

ORAL & WRITTEN COMMUNICATIONS

None.

ADJOURNMENT

There being no further business for consideration, the meeting was adjourned at 9:15 p.m.

Vincent D. Chang
City Clerk

Approved on December 16, 2015 at the Regular City Council Meeting



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: **New Business**
Agenda Item 6-D.

TO: The Honorable Mayor and City Council
FROM: Ron Bow, Assistant City Manager/Public Works Director
Dan Costley, Recreation & Community Services Director
SUBJECT: Langley Center – Westside Restroom Refurbishment Project

RECOMMENDATION:

Recommendations: It is recommended that the City Council consider:

- (1) Adopting a resolution authorizing advertisement of the Langley Center Westside Restroom Refurbishment Project; and
- (2) Taking such additional, related, action that may be desirable.

CEQA (California Environmental Quality Act):

Since the proposed work is a minor alternation to an existing public facility, this project is categorically exempt pursuant to CEQA Guidelines § 15301 as a Class 1 Categorical Exemption.

EXECUTIVE SUMMARY:

The Engineering Division, along with Recreation & Community Services staff, prepared bid specifications for the Langley Center Westside Restroom Refurbishment Project (near the Ping Pong room) and are requesting the City Council's authorization to advertise the project for bids.

BACKGROUND

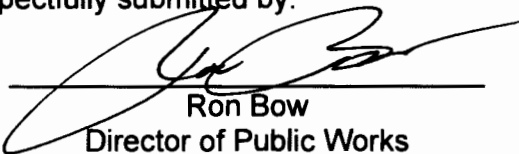
Langley Center is one of the busiest facilities the City operates, with hundreds of senior residents using the Center each week. In an effort to upgrade the facility, there is a need to improve the restrooms. The first phase will be the Westside Restroom Project, which the staff has determined is in the greatest need.

Proposed upgrades will make the facility safer, healthier and improve the functionality and aesthetics of the facility. New sensors for soap, water and flushing will improve hygiene and decrease the chance of water on the floors, which can be hazardous. Installing appropriate urinals and new floor drains will further enhance cleanliness by limiting bacteria build up on floor tile and in grouted areas. The new urinals and toilets will save over 50% on water usage. Installing new hand dryers will drastically save on the annual use of paper products and automatic doors can provide easier access for seniors entering and exiting the facility. New stalls, mirrors, and flooring will also improve the aesthetics.

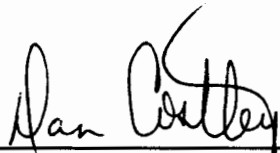
FISCAL IMPACT:

The project will be funded with the General Fund Assigned Reserve CIP (Account No. 0010-801-5004-91746) for Langley Center.

Respectfully submitted by:



Ron Bow
Director of Public Works
Assistant City Manager



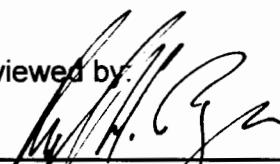
Dan Costley
Director of Recreation and
Community Services

Approved By:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

Attachments:

1. Draft resolution
2. Diagram
3. Scope of Work

ATTACHMENT 1

Draft Resolution

RESOLUTION NO. _____

A RESOLUTION APPROVING THE PLANS AND SPECIFICATIONS FOR THE LANGLEY CENTER WEST SIDE RESTROOM PROJECT PURSUANT TO GOVERNMENT CODE § 830.6 AND ESTABLISHING A PROJECT PAYMENT ACCOUNT.

The City Council of the City of Monterey Park does resolve as follows:

SECTION 1: The City Council finds and declares as follows:

- A. City Staff has prepared bid specifications for the Langley Center West Side Restroom Project.
- B. The City Engineer reviewed the completed design and plans for the Project and agrees with staff that the plans are complete and the Project may be constructed;
- C. The City Council wishes to obtain the immunities set forth in Government Code § 830.6 with regard to the plans and construction of the Project.

SECTION 2: *Environmental Assessment.* The proposed project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations § 15301 as a Class 1 categorical exemption (Existing Facilities). The project results in minor alterations to existing public facilities having no significant impacts with regard to traffic, noise, air quality, or water quality. There are adequate utilities and public services to serve the project.

SECTION 3: *Design Immunity; Authorization.*

- A. The design and plans for the Project are determined to be consistent with the City's standards and are approved.
- B. The design approval set forth in this Resolution occurred before actual work on the Project construction commenced.
- C. The approval granted by this Resolution conforms with the City's General Plan.
- D. The City Engineer, or designee, is authorized to act on the City's behalf in approving any alterations or modifications of the design and plans approved by this Resolution.
- E. The approval and authorization granted by this Resolution is intended to avail the City of the immunities set forth in Government Code § 830.6.
- F. The City Manager, or designee, may solicit bids for the Project in accordance with applicable law.

SECTION 4: *Project Payment Account.* For purposes of the Contract Documents administering the Project, the City Council directs the City Manager, or designee, to establish an account allocating General Fund funds from the current fiscal year budget to pay for the Project ("Project Payment Account"). The Project Payment Account is the sole source of funds available for the Contract Sum, as defined in the Contract Document administering the Project.

SECTION 5: The City Clerk is directed to certify the adoption of this Resolution.

SECTION 6: This Resolution will become effective immediately upon adoption.

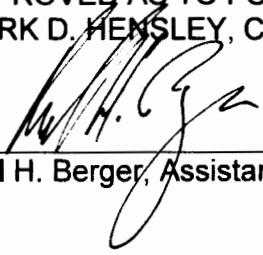
PASSED AND ADOPTED this 16th day of March, 2016.

Peter Chan, Mayor

ATTEST:

Vincent D. Chang, City Clerk

APPROVED AS TO FORM:
MARK D. HENSLEY, City Attorney



Karl H. Berger, Assistant City Attorney

ATTACHMENT 2

Diagram



4000 Long Beach Blvd
suite 110
Long Beach, CA 90807
phone (562) 290-8506
fax (562) 290-8507



CEDG
CALIFORNIA ENGINEERING
DESIGN GROUP, INC.
2725 West Burbank Blvd.
BURBANK, CA. 91505
(818) 566-7755



USA 3144P



ADDITION TO

THE
LANGLEY
CENTER

LOCATED AT
400 WEST EMERSON AVENUE
MONTEREY PARK, CA.

SHEET TITLE

FLOOR PLAN

REVIEWS

SPARK 2.2.2 CHECKS 2.2.2

DATE 12/14/01 AGE 28/30/01 SS 016

SCALE 10 Items

300.000 000

D 0 10

P-2.12



CONSTRUCTION NOTES

- [illegible]

22-11-20

ATTACHMENT 3

Scope of Work

Scope of Work –

Specific Fixtures are on the following page.

Women's Restroom (West Wing - near the Ping Pong Room):

1. Replace 2 Sinks (One ADA), 2 new sensor faucets, 2 new sink inset sensor soap dispensers
2. Replace 2 Mirrors over Sinks (2'x3')
3. Replace 2 Light Fixtures over Mirror (2'L)
4. Install 2 Dyson Hand Dryers (1-South Wall & 1-East Wall – requires additional electrical access)
5. Install 1-2 new Floor Drains in close proximity to sinks/stalls (will require breaking up cement floor to connect to existing Floor Drain)
6. Replace 5 Toilet Stalls (1 Handicapped Stall 6.5'L x 4'W & 4 Regular Stalls 4'L x 2.5'W)
7. Replace 5 new toilets, 5 new sensor flush, 5 new Toilet Paper Dispensers, 5 New Seat Cover Dispensers and new Handicap rails
8. Replace Floor Tile (approximately 225 sq ft)
9. Replace wall tile (approximately 125 sq ft) and either paint or wallpaper remaining exposed wall (approximately 125 sq ft)
10. Replace the door with a push button automatic door.

Men's Restroom (West Wing - near the Ping Pong Room):

11. Replace 2 Sinks (One ADA), 2 new sensor faucets, 2 new sink inset sensor soap dispensers
12. Replace Mirror over Sinks (4'x3')
13. Replace Light Fixture over Mirror (4'L)
14. Install 2 Dyson Hand Dryers (1-West Wall & 1-North Wall – requires additional electrical access)
15. Replace 2 Urinals (rectangular or full floor length preferred), 2 new sensor flush (will require some new plumbing work due to different style of urinals)
16. Install new Floor Drain in close proximity to Urinals (will require breaking up cement floor to connect to existing Floor Drain)
17. Replace 1 Divider and 3 Toilet Stalls (1 Handicapped Stall 8'L x 5'W & 2 Regular Stalls 4'L x 3'W)
18. Replace 3 new toilets, 3 new sensor flush, 3 new Toilet Paper Dispensers, 3 New Seat Cover Dispensers and new Handicap rails
19. Replace Floor Tile (approximately 175 sqft)
20. Replace wall tile (approximately 100 sq ft) and either paint or wallpaper remaining exposed wall (approximately 100 sq 65021ft)
21. Replace the door with a push button automatic door.
65021

LANGLEY CENTER PLUMBING FIXTURES

COMPONENT	MANUFACTURER	MODEL	DESCRIPTION	ALTERNATE
Auto Faucet (Lavatory)	Chicago Hytronic Traditional	116.101.AB.1	Hand free faucets	As needed.
Strainer	Chicago	327ACP	Sink Strainer	
Toilet	American Standard	3152.101	White Wall Hung toilet	
Urinal	American Standard	6590.001EC	Washbrook Flowise Urinal	
Auto Flusher (Toilet and Urinals)	Sloan Solis 8110 (Toilet) Solis 8180 (Urinal)	Solis 8110(Toilet) Solis 8180 (Urinal)	Hand free Flushers	
Urinal Screen	Bobrick	1090 Series	Stainless steel partitions	
Floor Drains	JR Smith	2005Y (B)	Floor Drain Square Top	
Trap Primer	Precision Plumbing Products	CPO 500 Dual flow	Automatic Pressure drop activated trap primer valve	
Mirrors	Bobrick	B-290	Glass Mirror With Stainless Steel Angle Frame	
Hand Dryers	Dyson Airblade	DB-AB-14-G	Automatic Airblade hand dryer	
Automatic Air Freshner	Technical Concepts	Model#401375	Automatic Air Freshner	
Self-Draining Counter Top	Corian	Vanity Tops	Sink Counter top	
Seat Cover Dispenser	Bobrick	B-4221	Contura Series SeatCover	
Toilet Tissue Dispenser	Bobrick	B-2892	Jumbo Roll Toilet Tissue dispenser	
Grab Bar (corner)	Bobrick	B-68137	ADA Toilet Partitions Corner 36" x 54"	
Grab Bar	Bobrick	B-6806 x 36	ADA Toilet	

(straight)			Partitions Straight Bar	
Toilet Compartments	Bradley	Series 400		
ADA Toilet Compartments	Bradley	Series 400		



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: New Business
Agenda Item 6-E.

TO: The Honorable Mayor and City Council
FROM: Ron Bow, Director of Public Works/Assistant City Manager
SUBJECT: Citywide Tree Trimming and Maintenance Services – Award of Contract

RECOMMENDATION:

It is recommended that the City Council consider:

1. Awarding the contract for City tree trimming services to the lowest bidder, West Coast Arborists, Inc. of Anaheim, in the amount of \$265,000 for a three-year agreement with a two year renewal option in 2019, followed by a one-year renewal option in 2021;
2. Authorizing the City Manager, or designee, to execute an agreement with West Coast Arborists, Inc., in a form approved by the City Attorney; and
3. Taking such additional, related, action that may be desirable.

CEQA:

Taking the recommended action would not result in a potential for resulting in a direct or reasonably indirect physical change in the environment and, accordingly, does not qualify as a "project" under the California Environmental Quality Act (Cal. Pub. Res. Code §§ 21000, *et seq.*; "CEQA") or CEQA regulations (Cal. Code Regs. tit. 14, §§ 15000, *et seq.*; see Cal. Code Regs. tit. 14, §§ 15061(b)(3), 15378). Even if the award of contract were to qualify as a project, it would be categorically exempt as a Class 1 or Class 5 project since, at best, it would constitute a minor alteration of existing public structures involving no expansion of use; or a minor alteration in land use limitations (see Cal. Code Regs. tit. 14, §§ 15301, 15305).

EXECUTIVE SUMMARY:

On October 21, 2016 Council directed Staff to circulate request for proposals for Citywide Tree Trimming and Maintenance Services for its municipal tree inventory. The RFP was generated and mailed to 12 area tree trimming contractors, as well as 6 General Contractor bid boards for electronic posting. One proposal was submitted and received. That proposal was submitted by the City's current contractor West Coast Arborists, Inc.

Per the terms of the agreement, WCA will perform a complete City street and park tree inventory, which will provide both a digital and printed catalog of all City trees by location, species, size, work history etc. WCA will also provide the City its ownership of this inventory data through the software program "Arbor Access." Through this program Arbor Access, the City will be able to utilize GPS coordinates on WCA vehicles, technicians, equipment, along with each targeted tree location on a daily basis.

BACKGROUND:

In 1997 the City Council approved an agreement whereby all City tree maintenance would no longer be provided by in-house Staff. At that time, WCA was awarded with the exclusive contract. In 2002 WCA was granted a 4 year extension. Then in 2006, WCA was awarded a 4 year contract based upon a "piggyback" proposal from the City of Pico Rivera. In 2010, WCA was granted another 4 year extension. Last year, Staff presented the City Council an option to award the City tree maintenance again to WCA, this time based on a "piggyback" proposal from the City of Redondo Beach. At that time the City Council chose not to move forward with this offer and directed Staff to conduct a full RFP for City tree trimming maintenance.

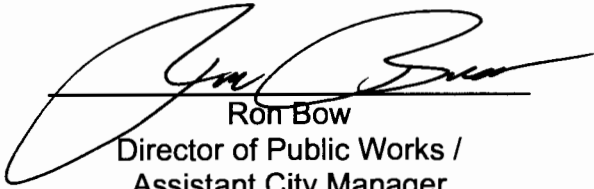
WCA has proven to be a most reliable Contractor with a high level of professionalism, and an exemplary safety record. Besides normal City wide maintenance tasks, they have been highly responsive to our needs regarding same day hazards as they occur, or emergencies brought on by wind or rain events 365 days a year.

WCA is an active community participant at City open house events, Earth Day, and will be an integral part of Arbor Day events being planned for April 2016. WCA has also forgone annual CPI increases in all but 4 of the 18 years they have been under contract with the City.

FISCAL IMPACT:

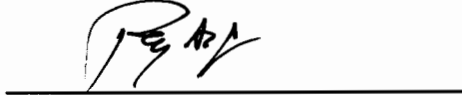
The cost is described in the contract as to not exceed the approved amount for this line item in the Annual Budget. The 2015-2016 line item has been approved and adopted at \$265,000. Expenditures this year are anticipated to be in the range of \$260,000-\$265,000. The Parks Division Budget #6516-31190 is funded by both General Fund 0010 and Maintenance District 19-1 Fund 0176. Anticipated expenditures for the fiscal year 2016-2017, factoring the new rates and the same level of service as recent years, is estimated to be \$330,000, which will be presented in May 2016 as part of the 2016-17 budget process.

Respectfully submitted by:



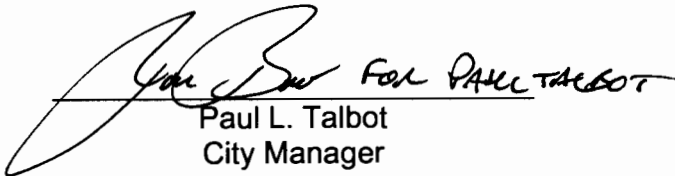
Ron Bow
Director of Public Works /
Assistant City Manager

Prepared by:



Rey Alfonso
Assistant City Engineer

Approved by:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

ATTACHMENTS:

1. WCA Proposal in response to Monterey Park RFP # 16-51
2. Service Agreement for Tree Trimming and items therein referred:
Exhibit - A: RFP #16-51
Exhibit - B: Price Schedule / Rate of Compensation

ATTACHMENT 1
WCA Proposal in response
to Monterey Park RFP #16-51



C O P Y

Tree Care Professionals Serving Communities Who Care About Trees

www.WCAINC.com

February 17, 2016

City of Monterey Park
Attn: Chris Reyes
320 West Newmark Avenue
Monterey Park, CA 91754

RE: RFP No. 16-51 – Tree Inventory Trimming/Maintenance
Due: Thursday, February 18, 2016 at 5:00PM

To whom it may concern;

Thank you for allowing West Coast Arborists, Inc. (WCA) with the opportunity to submit a proposal to provide tree maintenance services for the City of Monterey Park. WCA is a family-owned and operated company employing over 750 full-time employees providing various tasks to achieve one goal: serving communities who care about trees and landscape. We have reviewed, understand, and agree to the terms and conditions described in this RFP. We also hereby acknowledge that we meet the minimum requirements and responded to each of these requirements to the best of our ability with no exceptions.

WCA's corporate values include listening to customers and employees that will help to improve services offered. By establishing clear goals and expectations for the organization, supporting its diverse teams, and exchanging frequent feedback from customers and employees. WCA's top management team has created a culture where employees become accountable for actions and results.

WCA has a 43-year track record of working for more than 200 California, Arizona and Nevada municipalities and other various agencies. Our company has been in business since 1972 and is licensed by the California State Contractors License Boards under license #366764. We have held this license in good standing since 1978. The license specializes in Class C61 (Tree Service) as well as Class C27 (Landscaping). We currently employ over 75 Certified Arborists and over 100 Certified Tree workers, as recognized by the Western Chapter of the International Society of Arboriculture. WCA is also registered with the Department of Industrial Relations (DIR) for Public Works projects, our registration number is 1000000956. Should we be awarded this project, we shall use full-time, in-house employees; no subcontractors will be used.

Our employees operate from one of our Anaheim, California offices: Anaheim (Corporate HQ), Ventura, San Diego, Riverside, Fresno, San Jose and Stockton. For questions related to this proposal and who has the authority to negotiate, please contact Victor Gonzalez, V.P. Marketing, at (714) 991-1900 or at vgonzalez@wcainc.com. Tim Crothers, Area Manager, will be assigned to this project should WCA be awarded this contract. He can be reached at (714) 412-1980 or at tcrothers@wcainc.com.

Sincerely,


Victor Gonzalez
Vice President

**CITY OF MONTEREY PARK
PRICE SCHEDULE
TREE MAINTENANCE SERVICES**

APPENDIX #3

Item	Description	Unit	Unit Price \$
BASIC SERVICES: Basic Tree Trimming/Maintenance Services			
1	Grid Trimming – Scheduled Tree Trimming by Grid; includes removing hazardous limbs and crown raising for sign clearance, street light illumination, and utility vehicles.	EA	\$ 54.00
2	Computer Database – Tree inventory, use of software & training	LS	No Cost
ADDITIONAL SERVICES – Unscheduled Tree Trimming/Maintenance Services			
3	Clearance Tree Trimming; includes removing hazardous limbs and crown raising for sign clearance, street light illumination, and utility vehicles.	EA	\$ 54.00
4*	Aesthetic Tree Trimming; includes crown raising, removing all dead or dying limbs, thinning, and shaping.	EA	\$ 184.00
5	Crown reduction/restoration (i.e., Ficus, Pines & Elms, etc.)	EA	\$ 244.00
	Palm Tree Trimming		\$
6	Coco palm, any size	EA	\$ 54.00
7	Washingtonia Palm, any size	EA	\$ 54.00
8	Canary Island Date Palm, any size	EA	\$ 154.00
9	Palm Tree Skinning	Linear Foot	\$ 10.00
10	Tree & Stump Removal	INCH DBH	\$ 29.00
11	Tree Only Removal	INCH DBH	\$ 19.00
12	Stump Removal Only	INCH DIA	\$ 10.00
13	Root Prune	LF	\$ 10.00
14	Furnish & Plant 15-Gallon Tree with Root Barrier	EA	\$ 254.00
15	Furnish & Plant 24-Inch Box Tree with Root Barrier	EA	\$ 394.00
16	Furnish & Plant 36-Inch Box Tree	EA	\$ 994.00
17	Tree Watering	Day	\$ 554.00
18	Specialty Equipment Rental with operator (i.e., Crane)	Hour	\$ 124.00
19	Written Arborist Reports	Tree Site	\$ 144.00
Emergency Services			
20	3-person crew rental - During Work Hours (7:00 am to 7:00 p.m.) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$ 210.00
21	2-person crew rental - During Work Hours (7:00 am to 7:00 p.m.) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$ 140.00
22	1-person crew rental - During Work Hours (7:00 am to 7:00 p.m.) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$ 70.00
23	Outside Work Hours (7:00 p.m. to 7:00 am) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc. Based on per man hour.	HOUR	\$ 90.00

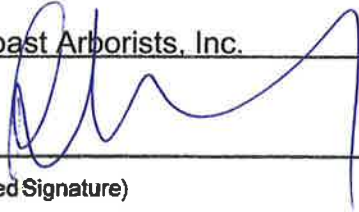
*Composite rate based on average species sizes

APPENDIX 4 – Certification of Proposal

The undersigned hereby submits its proposal and agrees to be bound by the terms and conditions of this Request for Proposal.

- 1) Proposer declares and warrants that no elected or appointed official, officer or employee of the City has been or shall be compensated, directly or indirectly, in connection with this proposal or any work connected with this proposal. Should any agreement be approved in connection with this Request for Proposal, Proposer declares and warrants that no elected or appointed official, officer or employee of the City, during the term of his/her service with the City shall have any direct interest in that agreement, or obtain any present, anticipated or future material benefit arising therefrom.
- 2) By submitting the response to this request, Proposer agrees, if selected to furnish services to the City in accordance with this RFP.
- 3) Proposer has carefully reviewed its proposal and understands and agrees that the City is not responsible for any errors or omissions on the part of the Proposer and that the Proposer is responsible for them.
- 4) It is understood and agreed that the City reserves the right to accept or reject any or all proposals and to waive any informality or irregularity in any proposal received by the City.
- 5) The proposal response includes all of the commentary, figures and data required by the Request for Proposal
- 6) The proposal shall be valid for 90 days from the date of submittal.

Name of Proposer: West Coast Arborists, Inc.

By: 

(Authorized Signature)

Type Name: Patrick Mahoney

Title: President

Date: 2/17/16

CITY OF MONTEREY PARK

TREE INVENTORY TRIMMING/MAINTENANCE



Anaheim, CA (Corporate Office)
2200 E. Via Burton St., Anaheim, CA 92806

Regional Offices:

Fresno, CA	Riverside, CA	San Jose, CA	Ventura, CA
Phoenix, AZ	San Diego, CA	Stockton, CA	

WCA 
800.521.3714 • WCAINC.COM

WCA, INC.:

COMPANY PROFILE

Anaheim, CA (Corporate Office)

Regional Offices:

Fresno, CA	Riverside, CA	San Jose, CA	Ventura, CA
Phoenix, AZ	San Diego, CA	Stockton, CA	

"Tree care professionals serving communities who care about trees."

West Coast Arborist's (WCA) is a family-owned and operated company employing over 750 full-time employees providing various tasks to achieve one goal: serving communities who care about trees. We are proudly serving over 200 municipalities and public agencies. We provide superior and safe operations seven days a week, 24 hours per day throughout California, Arizona, and Nevada.

OUR VISION

As a corporate citizen, WCA's responsibility and accountability are to the communities where we do business. We hold ourselves to the highest standards of ethical conduct and environmental responsibility, communicating openly with our customers and the communities in which we work. It is our goal and vision to lead the industry in state-of-the-art urban tree care and management services.

100% CUSTOMER SATISFACTION

Customer satisfaction is our top priority. We guarantee your complete satisfaction with every facet of our services. Our dedication to customer service has earned WCA a reputation unrivaled in the industry for dependability, integrity, quality and courtesy.

We authorize our employees to do whatever is necessary to achieve the highest quality results. We know that high quality

our customer's valuable time and is far more cost effective if we do our work properly the first time. We are committed to courteous and prompt customer service to fully resolve any issue.

COMPANY INFORMATION

President: Patrick Mahoney

Organization Type: Corporation

Established: 1972

Federal Tax ID: 95-3250682



CONTRACT ADMINISTRATION

Corporate Office

Victor Gonzalez, Vice President

2200 E. Via Burton St.

Anaheim, CA 92806

Phone: (714) 991-1900

Fax: (714) 991-1027

Email: vgonzalez@wcainc.com

FIELD MANAGEMENT

Corporate Office

Tim Crothers, Area Mgr.

2200 E. Via Burton St.

Anaheim, CA 92806

Phone: (714) 991-1900

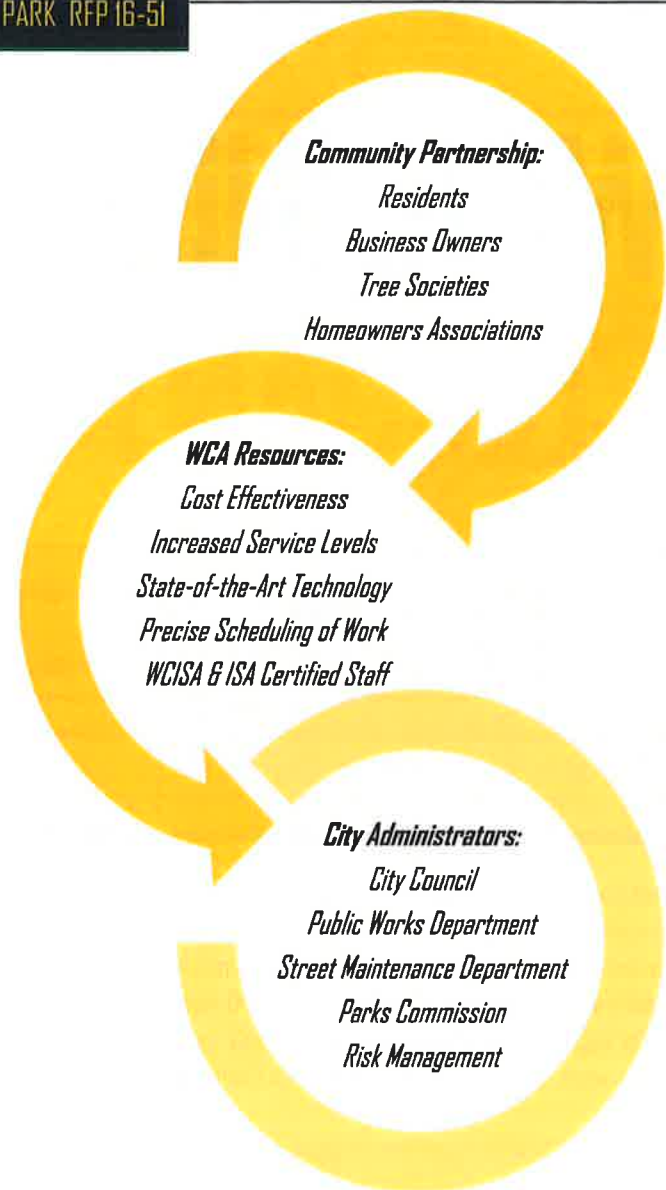
Fax: (714) 956-3745

Email: tcrothers@wcainc.com

INTERACTIVE PARTNERSHIP

We believe in an Interactive Partnership where our customers can confidently rely on WCA to assist them with any of their tree care needs. Our goals in urban tree care are to extend the life of all trees, preserve public safety, and produce a reliable source of shade and beauty all while accentuating the many benefits that result from healthy trees in parks and City right-of-ways.

WCA is committed to a pro-active policy that reflects our sense of corporate and social responsibility. We have the qualifications, equipment, and corporate capabilities to meet the community's environmental and public safety needs. Our certified teams ensure the community that the work performed will be in accordance with industry standards. Our large fleet of equipment allows us to dedicate specific pieces to the City. Our support staff aids the field team with tailored information and database access which provides communities with a comprehensive urban tree care program.



WCA, INC.

ORGANIZATION

- Software Development
- Training & Support
- Internal Operating System
- ArborAccess

INFORMATION TECHNOLOGY



- Preventative Maintenance
- Major Repairs
- Gear/ Supplies / Equipment

FLEET SERVICES



- Arboricultural Training
- Customer Service Training
- Safety Training
- Certification Training/
Admin

SAFETY PROGRAM



- Contract Administration
- Public Relations
- Insurance/ Bonds/
Business Licenses

MARKETING



- Customer Service
- Billing
- Human Resources
- Claims
- Accounting
- Office Administration

CONTRACT SERVICES



- Area Managers
- Supervisors
- Crew Development

FIELD SERVICES



- Tree Production
- Recycling Services
- Logs to Lumber

NURSERY OPERATIONS



2000

2001

2002

2003

2004

2005

2006

2007

2008

2009

WCAINC.COM

WCA, INC.

STAFF QUALIFICATIONS

Staff members have diverse educational backgrounds including accounting, business administration, engineering, and forestry.



INTRODUCTION

West Coast Arborist's (WCA) is a company comprised of a management team and a safety committee. Staff members have diverse educational backgrounds including accounting, business administration, engineering and forestry.

WORK FORCE

WCA actively maintains ongoing processes to assure that only qualified and competent staff provides safe and quality tree maintenance services. These skilled employees can only be achieved through both training and work experience. We believe that essential experience should always be obtained through qualified supervision; this includes both basic and extended skills. WCA makes every attempt to ensure that this is undertaken before performing work, leading a crew, or career advancement.

The work performed on this contract is routine, recurring and usual. The work includes watering, trimming, pruning, planting, removal and replacement of trees and plants, and servicing of irrigation. The rates included in the Cost Proposal are based on prevailing wage determination "Tree Maintenance Laborer."

CERTIFICATION

WCA encourages its employees to get certified through the International Society of Arboriculture, in an effort to raise the standard of professional tree care companies. This standard exemplifies our company's commitment to providing customers with competent, knowledgeable certified workers. WCA employs a large number of ISA Certified Arborists and ISA Certified Tree Workers.

CREW EVALUATION

WCA employees are evaluated through an internal mechanism supervised by our Management Team. Each employee performs their duties according to a criteria-based job description that reflects safety, quality workmanship, productivity, appropriateness of care, problem solving and customer service. A performance appraisal is conducted for each employee upon completion of the probationary period and at least annually thereafter. Each worker is also required to complete a competency assessment and orientation upon hire and annually thereafter in selected areas to assure that ongoing requirements are met and opportunities for improvement are identified.

MANAGEMENT TEAM



Patrick Mahoney, President



Rose Epperson, Vice President



Richard Mahoney, Vice President



Randy Thompson, Vice President
Area Manager



Andy Trotter, Vice President
Field Operations Manager



Debbie DePasquale, Vice President
Contract Services



Chris Crippen, Vice President
Management Information Systems



Victor Gonzalez, President
Marketing

PATRICK MAHONEY, PRESIDENT

Professional Registration

ISA, Certified Arborist #WE-1172A

Professional Affiliation

Founder - Southern California Tree Trimmers Jamboree

Past President and Honorary Lifetime Member - Western Chapter ISA

Served 1989-97- ISA Certification Committee

Award of Merit - Western Chapter ISA, 1997

Award of Achievement - ISA, 1998

Society of Commercial Arborists

Municipal Arborists Association

Street Tree Seminar

Tree Care Industry Association

Maintenance Superintendents Association

Utility Arborists Association

California Oak Foundation

Mr. Mahoney founded West Coast Arborists, Inc. in 1972. As President and Chief Executive Officer, Mr. Mahoney oversees the complete operation of the company. Under his direction the company has grown from 3 employees and 2 trucks to over 600 employees with a 700 plus unit fleet. In December of 2009, the Anaheim Chamber of Commerce honored Patrick as the "Business Champion of the Year" for 2009. The Business Champion of the Year Award recognizes an individual who uses their professional expertise and talents in activities that promote business and the Anaheim community.

ROSE EPPERSON, VICE PRESIDENT

Professional Registration

B.S., Business Administration, *Argosy University*, Costa Mesa, CA

American Society of Consulting Arborists, Executive

ISA, Certified Arborist #WE-1045A

Mrs. Epperson has been with WCA since August 1979, and she has been a director at WCA since 1992. Her experience lies in accounting and administration. She is responsible for administrative and accounting functions on a corporate level. She has been involved in the implementation and management of our computerized accounting, estimating and job costing programs.

RICHARD MAHONEY, VICE PRESIDENT

Professional Registration

B.S., Business Administration, *University of Houston*, Houston, TX

ISA, Certified Arborist #WE-1171A

Mr. Mahoney has been with WCA since 1974 and has over 35 years experience in the tree care industry. He is responsible for internal operations, management of our fleet as well as overseeing facilities, supplies and purchasing. Prior to his present position with WCA, he spent two years as Vice President of Operations for Golden Coast Environmental Services, a computer oriented urban forestry consulting firm in Irvine, CA. With an extensive background in information systems management, he oversees the computer operations of WCA. He has also served as a member of the Board of Directors since 1978.

RANDY THOMPSON, VICE PRESIDENT / AREA MANAGER

Professional Registration

ISA Certified Arborist #WE-1043A

TCIA, Certified Tree Care Safety Professional, #771

Wildlife Training Institute, Certified Wildlife Protector #581

Mr. Thompson has been with WCA since 1978. He has over 30 years experience in the arboriculture field. He is responsible for estimating, scheduling, contract administration, personnel and daily operation. He is responsible for field operations, customers service, and management of crews throughout Orange County. Through his employment he has gained valuable experience in computer estimating, tree inventory systems, and costing programs which are essential in the efficient operation of tree crews.

DEBBIE DEPASQUALE, VICE PRESIDENT/ CONTRACT SERVICES

Professional Registration

B.A., Entrepreneurial Management minor in Political Science,
California State University Fullerton, Fullerton, CA

ISA, Certified Arborist #WE-3812A

Employee of the Year, WCA 1995

Ms. DePasquale has been with WCA since November of 1993. Before that time, she worked as a consultant for WCA and was a Senior Account Executive for a finance company for five years. Her responsibilities include managing Customer Service, Billing, Administration and Human Resources. Ms. DePasquale has over 20 years computer experience and 17 years in the tree care industry.

VICTOR GONZALEZ, VICE PRESIDENT/ MARKETING

Professional Registration

M.A., Management
Redlands University, Redlands, CA

B.S., Engineering Technology – Construction Management,
California State University, Long Beach, Long Beach, CA

ISA, Certified Arborist #WE-7175A

ATSSA, Certified Traffic Control Designer #00236811

TCIA, Certified Tree Care Safety Professional, #761

Employee of the Year, WCA 2009

Mr. Gonzalez has been with WCA since June of 1999. During the previous two years, he worked as a Public Works Inspector for a private engineering firm serving cities in Orange and Los Angeles Counties. Before that time, he served the City of Bellflower for four years as an Executive Assistant to the Director of Public Services. His responsibilities included contract administration, project management, and customer service. He has over seven years of city government and public works experience and nearly 15 years in the tree care industry. He is a member of the firm's Management Team that provides strategic leadership and business development. He leads the sales force in developing its customer

ANDREW TROTTER, VICE PRESIDENT/ FIELD OPERATIONS

Professional Registration

CA Urban Forests Council, Certified Urban Forester #103

ISA, Certified Utility Arborist #WE-642AU

Wildlife Training Institute, Certified Wildlife Protector #533

TCIA, Certified Tree Care Safety Professional, #142

Mr. Trotter has been with WCA since August of 1982. Prior to that, he had eight years experience in the tree care industry. After working as a Foreman for eight years, Mr. Trotter was promoted to Field Operations Manager in March of 1990. As Field Operations Manager, he supervises all of the field operations as well as oversees our safety, training, nursery and wood recycling facility. He has been an industry leader in many key projects including United Voices for Healthier Communities Great Clean Air Planting Project, Toolkit for Developing Urban Forest Management Plans and the Western Chapter ISA's annual "Workday" fundraiser.

CHRIS CRIPPEN, VICE PRESIDENT/MIS

Professional Registration

Microsoft Certified Professional

Mr. Crippen has been with WCA since October of 1995. At that time, he had four years experience as a computer programmer for an insurance company. He supports the tree inventory software created by WCA, as well as customizes each software package for each City. In addition, he maintains the inventory databases compiled by the Inventory Specialists. He has over 18 years computer programming experience and over 14 years experience in the tree care industry.



PROJECT TEAM:

TIM CROTHERS, AREA MANAGER

Professional Registration

ISA Certified Arborist #WE-7655AU

ISA Tree Risk Assessor Qualification

Mr. Crothers is responsible for field operations and management of crews in North East Los Angeles County. He is also involved in scheduling, evaluating, and producing street tree maintenance. Mr. Crothers has over 10 years of experience in landscape construction and landscape maintenance. Additionally, Mr. Crothers has been a certified arborist for nearly 10 years.



HERMINIO PADILLA, SUPERVISOR

As Site Supervisor, Mr. Padilla is a full-time employee and speaks fluent English. He is responsible for reviewing the day's activities, assisting the Area Manager in scheduling, and insuring proper safety procedures are being followed. As Supervisor, Mr. Padilla is to communicate with city officials and other interested parties on a daily basis. Report and resolve malfunctions, damage, or industrial injury. He assists in employee training programs, maintains records, and files daily reports and receipts.



NICOLE ANGENE, CUSTOMER SERVICE REPRESENTATIVE

As the CSR (Customer Service Representative), Ms. Angene is responsible for providing support to the Area Manager, Site Supervisor and crew. The CSR is to act as a liaison between the company and it's clients as well as the general public. The CSR is responsible for responding to Customer Service inquiries and facilitating contracting functions, such as: mapping, underground service alert, data entry, field book preparation, list preparation, public relations, errands, etc.

A list of employees holding the licenses and certifications below is available upon request.

75+ Certified Arborists

International Society of Arboriculture (ISA) Arborist Certification provides an educationally challenging program designed to advance the knowledge and proficiency levels in the tree care profession. Having an ISA Certified Arborist oversee a tree project is vital for the quality and craftsmanship of proper urban tree care. Our Arborists accumulate at least 10 Continuing Education Units (CEUs) annually, which help to ensure that they are keeping up with the latest research and techniques. *Municipal & Utility arborists are on staff as well.

100+ Certified Tree Workers

The purpose of the ISA Tree Worker Certification is to establish a meaningful standard of skill and work quality, to establish and measure a level of training and knowledge, and to promote safe work practices. In an effort to provide the best possible urban tree care, WCA hires, trains and assigns Certified Tree Workers for our projects. This insures that a minimum level of training and knowledge for arboriculture has been obtained and that safe work practices and overall safety will be performed. We ensure continuing education and training for those Tree Workers who may wish to gain knowledge in arboriculture or who may want to become Certified Arborists.

1 Certified Urban Forester

The California Urban Forests Council's Certified Urban Forester program recognizes, encourages, and enhances the education, experience and professional status of urban forestry professionals. Andrew Trotter has completed the Certified Urban Forester Program and has been granted certification #103.

20+ Certified Tree Care Safety Professional

The intent of certifying employees through the Tree Care Industry Association (TCIA) Certified Tree Care Safety Professionals (CTSP) is to improve our employee's well-being by empowering and encouraging the development of a culture based around safety. Currently, WCA has the greatest number of CTSP's in the state of California.

80+ WCA Certified/ 20 ISA Certified Utility Line Clearance Tree Workers

The State's Occupational Safety and Health Administration (Cal/ OSHA) requires employers of line clearance tree trimmers and

aerial lift operators to ensure that their workers have received specific training in accordance with the American National Standard's Institute Z133.2 guidelines. We have an extensive training program that aids in the continued development of our employees.

4 Licensed Pest Control Applicator/ Dept. of Pesticide Regulation

California Agriculture Production Consultants Association (CAPCA) is a professional association that promotes and educates the licensed Pest Control Applicator (PCA), thereby fostering the highest quality pest management standards while recognizing our responsibility to the public, our employees, and the environment.

Certified ATSSA Traffic Control

The American Traffic Safety Services Association (ATSSA) provides quality roadway safety education and training. Their progressive and innovative approach to training and education has made them the state-recognized leader in traffic control safety.

Certified Wildlife Protector

WCA has certified wildlife protectors on staff. These certified protectors have been specially trained to abide by the migratory treaties Act of 1918 which includes preventing disturbances during the bird nesting cycle. WCA will make every attempt to protect all birds (including migratory birds) animals and nests within trees. Before commencing work a visual inspection of the entire tree will be performed, if an active nest is identified staff will attempt to prune around the nest without disturbing its shelter and protection from weather elements and potential predators. Upon request, further information on our certified staff and our work practices as related to Wild Life Protection is available.

WCA, INC.

METHODOLOGY

All work performed will adhere to industry ISA and ANSI standards.



Services to be Performed

WCA, Inc. is a full-service tree maintenance company that is qualified and prepared to provide the most effective and efficient means of tree care services. Work can be ordered/requested via the "List Management" tool in ArborAccess (WCA's tree maintenance and management software program). Descriptions of the most common services are provided below:

**All work performed will adhere to industry ISA and ANSI standards.*

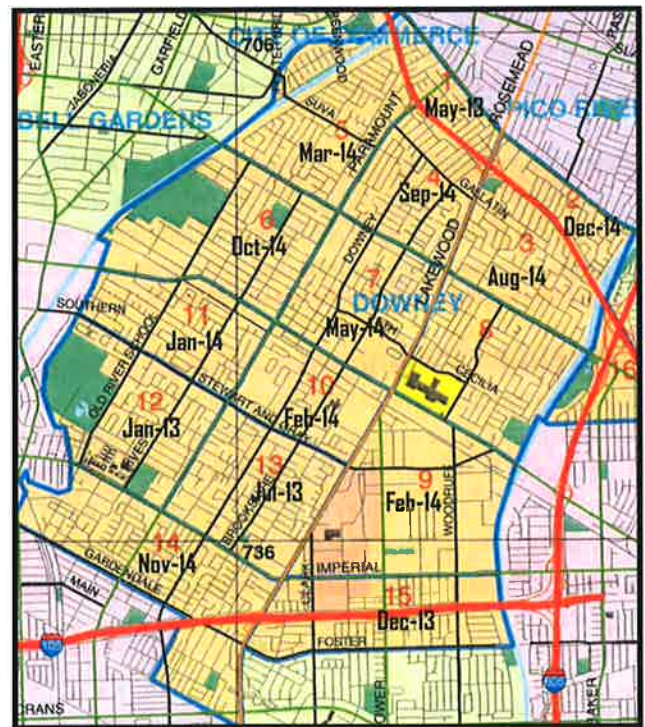
Tree Pruning Objectives:

- Reduce the risk of failure
- Provide clearance
- Reduce wind resistance
- Maintain health
- Influence flower or fruit production
- Improve a view
- Improve aesthetics
- Check for safety issues

Benefits of a Grid Tree Pruning Program

We can assist the Agency with updating or establishing grids for a long term pruning program. Maintenance should be performed throughout the entire fiscal year on a consistent basis.

Regardless of the amount of an Agency's tree management budget, systematic tree maintenance reduces costs in the long term.



Improved Public Relations

Citizens can be informed in advance when their trees are scheduled for service. This is a pro-active approach to manage the Agency's urban forest.

Equal Service

Every citizen receives service whether requested or not. Maintenance is not dependent on a formal request or individual. This helps reduce the need for "emergency" or "service request" pruning, and can prevent liability problems (such as dead or weak branches).

Preventive Maintenance- All Agency trees receive routine maintenance; problems are corrected before they reach crisis levels.

Improved Health- Grid/area pruning improves the health of the tree population through routinely pruning weakened or pest infested branches and developing sound and vigorously growing crowns.

Maintain a Capital Asset- The urban forest is one of the most valuable and overlooked capital assets. By investing in the systematic maintenance concept the Agency is maintaining its overall and real financial value to the community.

Reduced Liability- Due to the efficiency of grid trimming, all trees are serviced in a timely manner reducing liability exposure.

Efficient Record Keeping- The Foreman is able to update tree characteristic information on trees that our crew maintains over the trim cycle period. Records are maintained for current status and returned to the Agency for their files.

Clearance Pruning

Clearance pruning consists of removing branches to provide clearance from the top of the curb and sidewalk when practical, or as specified by the Agency. This operation also involves clearing limbs or branches away from wires, lights, building, and/or traffic signal devices. We will remove all trunk sprouts and suckers and clear limbs to provide for pedestrian travel above Agency-owned walkways.

Line Clearance

Trees that interfere or have the possibility of interfering with utility lines will be trimmed in a manner to achieve the required clearances as specified and in accordance with the California Public Utilities Commission. It is our goal to protect the current health and

condition of the tree and to maintain its symmetry and direct growth away from the utility lines.

Small Tree Care

Proper pruning and care during the early stages of the tree's life will save money in the future, and create a safer, more beautiful, healthy, easy-to-maintain tree. We believe that tree care that is performed early will affect its shape, strength and life span. Our specialized small tree care team consists of certified personnel trained to perform the following:

- Selective structural pruning
- Removal of dead, interfering, split and/or broken limbs
- Pre-conditioning the water retention basin built around the tree
- Staking or re-staking
- Adjusting tree ties
- Adjusting trunk protectors
- Weed abatement
- Tree watering

Each tree is inspected to determine specific needs and maintenance activities are then performed accordingly.

Palm Trunk Skinning

Palm tree skinning consists of the removal of dead frond bases (only), at the point they make contact with the trunk without damage to the live trunk tissue.

Tree Removal Operations

With a minimum of 48 hours advanced notice, WCA will inform Underground Service Alert (USA) of the location of work for the purpose of identifying any and all utility lines. The removal process consists of lowering limbs delicately onto the ground to prevent any hardscape damage. Immediately following the removal, the stump will be ground down.

Root Pruning

We strongly recommend against any root pruning, however, should you want to proceed, we recommend that it be done no closer than 3 times the diameter of the trunk. Roots will be pruned to a depth of approximately 12 inches by cleanly slicing through the roots, so as not to tear or vibrate the root causing damage to the tree. The excavated area will be backfilled with native soil and debris will be hauled away.

Tree Planting

We can replace trees that have been removed and plant new trees in accordance with specifications. We are prepared financially and logistically to acquire and purchase selected tree species for tree planting. At a minimum of 48 hours in advance we will inform Underground Service Alert (USA) of the location of work for the purpose of identifying any and all utility lines. A well-trained planting team will perform the soil preparation and installation of the tree.

Tree Watering

Tree watering will be performed by a full-time, WCA team member on various routes, when requested by the Agency. This team will also be responsible for reporting special care needs to the small tree care team. This could include reporting weeds, soil that has settled, and/or staking and tying needs.

Emergency Response

We are prepared for emergency calls 24 hours a day, 7 days a week, including holidays. The toll free number is 866-LIMB-DOWN (866-546-2369). This number will be provided to the Agency, Police Department and/or Fire Department. Our emergency response team will do what is necessary to render the hazardous tree or tree-related condition safe until the following workday.

Crew Rental

Due to our vast amount of resources, including our specialty equipment and qualified personnel we are able to extend our commitment to our customers by providing various miscellaneous services outside of the most common tree maintenance services:

- Flag hanging
- Holiday light installation
- Changing ball park lights
- Misc. use of aerial towers and cranes (including equipment rental)
- Crown reduction
- Crown restoration

Arborist/ Inspection

We have full-time Arborists on staff that can prepare detailed arborist reports, tree evaluations and site inspections based on your specific needs. Reporting can be generated for one tree or an entire selection and is handled on a case-by-case basis.

Data Entry

Due to the large amount of information we process, we have a full-time Data Entry department that is capable of taking on extra projects. Projects of this nature include inputting of work history performed by Agency, Agency crews, or conversion of data to



Accidents happen. With manpower, reliable equipment, and expertise, WCA, Inc. is here to help ensure your community's safety.

EMERGENCY RESPONSE



CA #366764 • WCAINC.COM

Emergency Response • Tree Pruning • Tree Removals
Tree Evaluations • Debris Clean-Up • 24 Hours/7 Days A Week

1-866-LIMB DOWN

WCA
West Coast Arborists, Inc.

WCA, INC.

QUALITY CONTROL

Special shifts including weekends and evenings can be arranged in accordance with the Agency's specifications.



To ensure the quality of work and the level of service expected, WCA abides by a well-defined quality control plan that incorporates the following:

- Certified personnel
- Safety
- Pruning specifications and guidelines
- Sound equipment
- Public relations
- Proper traffic control
- State-of-the-art communication systems

****Special shifts including weekends and evenings can be arranged in accordance with the Agency's specifications.***

Area Manager: TIM CROTHERS

ISA Certification #: WE-7655-AU

The project Area Manager will be the central point of contact and will work cooperatively with Agency staff, local residents and business owners, etc. The Area Manager will provide overall field supervision and crew management.

Daily Management

Daily management will consist of, but is not limited to the following:

- Email notification complete with location, crew, equipment type, and work description

- Supervise crew personnel to insure proper pruning standards are followed in a safe manner
- Traffic control setup and maintenance of work zone
- Ensure work area is left free of any debris at the end of each work day
- Maintain record of work completed each day
- Maintain good public relations at all times
- Provide immediate notification to Agency Inspector upon damage of personal property including a plan for corrective measures to take place within 48 hours

Weekly Management

Weekly management will consist of, but is not limited to:

- Weekly inspection of work completed
- Meeting with the Agency to review work schedule and progress
- Insure standards of pruning are performed in accordance with specifications provided by the Agency
- Maintain open communication with the Agency Inspector and field crew

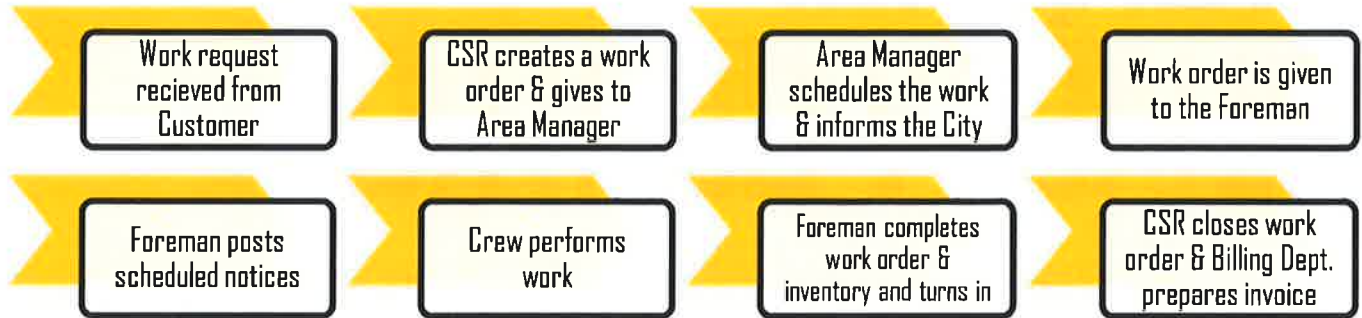
Customer Service Department

As we work with, or near, the public, we are mindful that we will most likely be the first person the public contacts. We have a full-time Customer Service Department with each Customer Service Representative (CSR) trained in addressing concerned residents and bystanders.

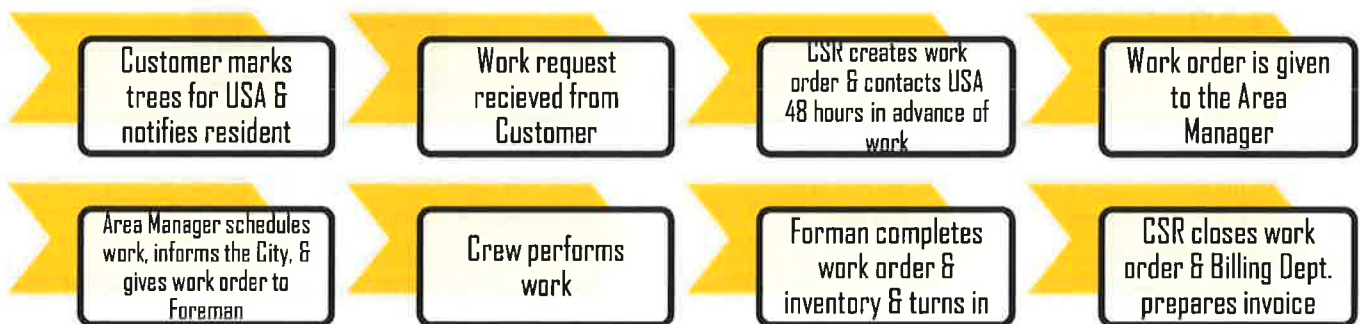
The Workflow Process

When work is ordered WCA implements the following standards and procedures:

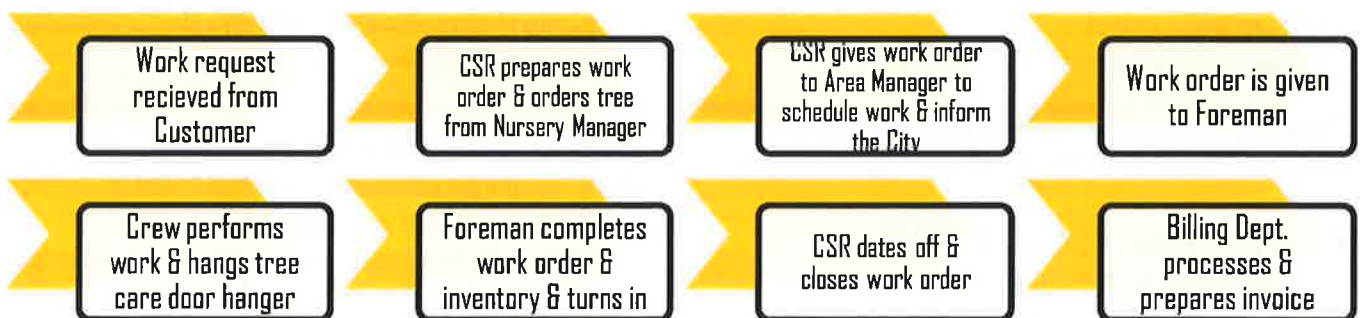
Grid Pruning Flowchart



Removal Flowchart



Planting Flowchart



Scheduling of Work

The Area Manager is responsible for scheduling work which shall conform to the Agency's schedule of performance. We recommend equal distribution of work throughout the course of the fiscal year. Notifications will be provided to residents prior to the start of pruning operations in said area. All work will be performed in a cooperative manner as to cause the least amount of interference or inconvenience.

Public Notification

Upon Agency staff approval, WCA will post a door hanger notice prior to commencement of grid pruning (within 24-48 hours). After tree plantings, door hangers will be provided to residents instructing them on the proper care for their newly planted tree. For more comprehensive outreach we can also submit a press release for special projects or routine maintenance. The Agency may modify the procedures and materials to which we notify residents.

Communication Systems

Our use of modern and reliable communication systems affect our daily job performance by increasing our efficiency. Management and Field Personnel utilize tablets as both navigational and communication devices in the field. Tablets have proven to be a convenient method to input data as related to tree inventories, daily work records, timesheets, photos, and billing information; eliminating the need to handwrite data and improving customer service by minimizing response time.

Permits and Licensing

WCA will procure a City Business License as necessary and any "no-fee" permits prior to commencement of work. Permits (i.e., encroachment, traffic control, etc.) requiring fees will be charged back to the Agency.

Right-of-Way

All work will be performed in the public right-of-way. Employees will not utilize private property for eating, breaks or any other reason or use water or electricity from such property without prior written permission of owner.

Cooperation and Collateral Work

WCA will give right to operate within the project to the Agency workers and/or other contractors, utility companies, street sweepers, and others as needed in a cooperative effort to minimize interference in daily operations.

HELP ME GROW!

WATER THE TREE
once (1) per week during cool months.

WATER THE TREE
twice (2) per week during warm months.

PLEASE DO NOT
change or adjust the stakes.

PLEASE DO NOT
adjust the water basin or mulch placed around the tree.

KEEP THE TREE FREE
of weeds and other plants.

WCA
Services Provided By:
West Coast Arborists, Inc., 2200 E. Via Burton St., Anaheim, CA 92806
800.521.3714

TREE CARE PROFESSIONALS
SERVING COMMUNITIES WHO CARE ABOUT TREES

Project Site Maintenance

Work site will be left free of debris at the end of each workday. We will not discharge smoke, dust, or any other air contaminants in quantities that violate the regulations of any legally constituted authority.

Protection of Public and Private Property

WCA will provide all safety measures necessary to protect the public and worker within the work area. We will maintain good public relations at all times. The work will be conducted in a manner which will cause the least disturbance.

Public Convenience and Safety

WCA will comply with any and all local sound control and noise level rules, regulations, and ordinances which apply to any work performed in the contracted area. All work will cease by 5:00 pm or as directed by the Agency.

*Excluding emergency services.

Traffic Control

Traffic control procedures will be set-up in accordance with the Work Area Traffic Control Handbook (WATCH) and State of California Manual of Traffic Controls as well as the Agency Traffic and Safety Operating Rules. WCA will make adequate provisions to insure the normal flow of traffic over the public streets and park roads. Every effort will be made to keep commercial driveways and passageways open to the public during business hours. High visibility arrowboard(s) will be used when needed. Prior to use, the Agency will approve traffic safety equipment and devices. Pedestrian and vehicular traffic shall be allowed to pass through the work areas only under conditions of safety and with as little inconvenience and delay as possible. Unless the work area is totally barricaded or otherwise kept safe, at least one worker will serve to coordinate safe operations on the ground at all times when work operations are in progress.



WCA, INC.

EQUIPMENT

Modern fleet consisting of over 750 vehicles.



Introduction

Our modern fleet consists of over 750 vehicles that undergo daily inspection. All equipment is periodically serviced, painted, and detailed on a regular basis.

WCA's policy is that all employees hold a valid, insurable Driver's License. We are enrolled in the DMV's Employee Pull Notice Program which provides us with a means of promoting driver safety through ongoing review of the driving records of commercial drivers.

Equipment Maintenance Facilities

- We have full-service maintenance departments at each of our offices
- WCA has over 25 full-time mechanics, over 5 dedicated saw mechanics, and a full-time Preventative Maintenance Manager
- 90-day detailed inspections are performed by the maintenance department
- Aerial lift safety inspections occur annually

CHP Biennial Inspection of Terminal Certification

We have successfully been awarded the CHP Biennial Inspection Award of Recognition. This inspection has assisted our company in instituting several safety programs, as well as our Preventative Maintenance Program utilized by our in-house fleet department. The inspection reviews our vehicle maintenance and repair records, our procedural methods and policies for vehicle maintenance and operations. This certification ensures that our vehicles operate safely.



Equipment List Summary:

Prius- 25+

Pick Up Trucks- 240

Aerial Lift Devices- 220

Arrowboards- 50+

ATVs- 2

Back Hoes- 1

Brush Chippers- 150+

Cranes- 4

Dump Trucks- 130+

Flat Beds- 30

Forklifts- 4

Stump Grinders- 40+

Loaders- 45+

Rubber Track Loader- 1

Root Pruners- 2

Rolloff Trucks- 35+

Saw Mill- 1

Log Skidder- 1



WCA, INC.

INVENTORY SOFTWARE



- Ease of use
- Database view
- Tree detail information
- Searching database
- Track order management
- Mapping capabilities
- Compatibility upgrades
- GIS/GPS

ArborAccess

ArborAccess is an Internet driven program that was developed by tree care professionals at West Coast Arborists, Inc. and was based on the tree maintenance needs of our customers. This user-friendly program allows customers to store, retrieve, update, delete and add tree records and work histories. The information contained in ArborAccess is live data that can also be linked directly to a GIS program, such as ArcView, for geo-coding purposes and can assist your Agency in meeting GASB34 requirements. ArborAccess provides an unlimited resource of information regarding your urban forest.

Software Training

Our IT Department is based out of our corporate office in Anaheim, CA. Local satellite offices are located throughout the state of California in: Stockton, San Jose, Fresno, Ventura, Riverside, San Diego, including Las Vegas, NV and Phoenix, AZ. Each office has the ability to provide software training to our customers. We are also available to provide training sessions on-site at the customer's discretion. On-site training is proven to be effective as it provides a guided hands-on experience.

We offer periodic tree maintenance and management workshops each year. These free workshops are provided to our customers regionally and educate over 250 people annually. They have proven to be a great round-table and networking opportunity for

the different agencies in attendance. Presentations are provided by WCA management staff and complimented with guest speakers in the industry. Certified Arborists and Tree Workers who attend are eligible to receive continuing education credits (CEU's) from the International Society of Arboriculture.

The success of any urban forest program depends on the proper management of information. Unlimited telephone and/or email support is available to answer technical questions and aid staff in the use of the software system. Software training and support is included in the cost associated with the inventory data collection.

Billing

WCA, Inc. operates a modern invoicing system that is updated on a daily basis. Progress billings will be submitted to the Customers on a bi-weekly basis, unless otherwise requested. Invoices will reflect an amount complete for the billing period, along with a year-to-date total for that job. Each billing will include a listing of completed work by address, tree species, work performed and appropriate data acceptable to the customer. This information will be supplied in hardcopy and immediately accessible on ArborAccess. Job balances reflecting the percent of completion for each job can be viewed on ArborAccess.

List Tracking System

The List Tracking Report in ArborAccess is a useful tool in the management of incoming work. This report allows both parties to track specific jobs as they are ordered by the Agency. Proper use of this system enables the Agency and WCA to track the completion of work that is ordered.

Sample Management Tools- Detailed Tree Site Characteristics

The advanced technology provides a valuable tool to urban forestry professionals by displaying specific tree site information along with a representative photograph of the species type and a recommended maintenance field. ArborAccess' built-in quality control features assist in data accuracy. As maintenance is performed, the work history is updated and accompanied with bi-weekly invoices. This process eliminates the need for dual-inputting and helps keep the tree inventory current and accurate.

Maintenance Records

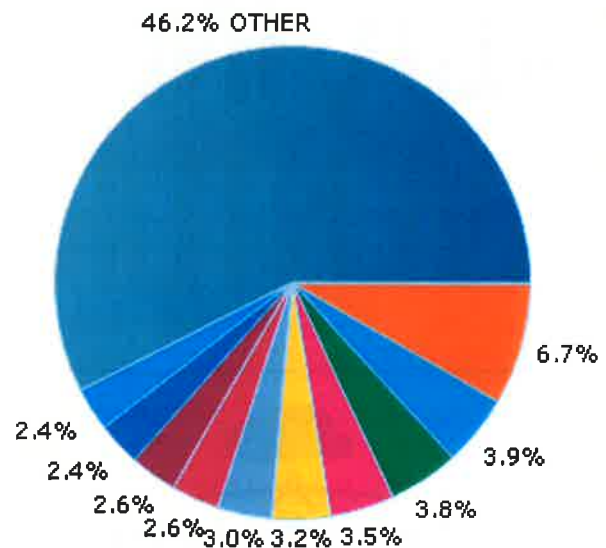
Accurate maintenance records for each location oftentimes can assist the Agency with liability claims. Maintaining a detailed history of the work performed at each location demonstrates good faith in preserving its urban forest. It is imperative that work requests are pulled from the system prior to the work being performed, otherwise inventory accuracy is not guaranteed.

Detailed Reporting Options

Several types of reports can be generated within ArborAccess. Some report samples are:

- Inventory
- Work Summary
- View Invoices
- Job Balance
- Greenwaste
- Work History
- DBH Frequency
- Height Frequency
- District Frequency
- Species Frequency
- Work Type by District Frequency
- All Trees at an Address
- Estimated Tree Value

Ex. Species Frequency Report



Top 10 Species	
6.7%	MEXICAN FAN PALM
3.9%	ALEPPO PINE
3.8%	CARROTWOOD
3.5%	BRISBANE BOX
3.2%	AMERICAN SWEETGUM
3.0%	QUEEN PALM
2.6%	DESERT GUM
2.6%	BRAZILIAN PEPPER
2.4%	LEMON-SCENTED GUM
2.4%	RUSTY LEAF FIG

The Species Frequency report can assist your Agency in identifying the tree population within the urban forest. This type of information is valuable in the event of an insect infestation, deadly disease, or even estimating future maintenance costs. In addition, an analysis can be performed to evaluate the history of the performance of a particular species within your Agency.

WCA, INC.

REFERENCES

CURRENT CONTRACT WORK EXPERIENCE

West Coast Arborists understands the challenge that many cities face to reduce the cost of tree maintenance services, while increasing the level of performance. Utilizing our services as a valuable, cost-effective resource, cities are able to provide better services to their community. These contracts cover a range of services from providing emergency response to maintaining the City's entire urban forest.

City of Norwalk

Since 1997



WCA performs various tree maintenance services for the City. The City is currently on a 3 year maintenance cycle which includes major arterials, residential areas, parks, and facilities. WCA maintains all tree maintenance records in ArborAccess. Emergency response is also provided.

Annual Budget: \$260,000

Contact: Gary DiCorpo, Director of Public Services

Address: 12700 Norwalk Blvd., Norwalk, CA 90650

Phone: (562) 929-5527

Email: gdicorpo@ci.norwalk.ca.us

City of Whittier

Since 2005



WCA performs various tree maintenance services for the City. Based on the work performed, WCA maintains work records for 22,623 city-owned tree sites including parkway, parks, facilities. The City of Whittier is currently on a 5 year grid trim maintenance cycle. Emergency response is also provided.

Annual Budget: \$380,000

Contact: Mike Montoya, Park Supervisor

Address: 13230 Penn St., Whittier, CA 90602

Phone: (562) 464-3375

Email: mmontoya@whittierch.org

City of Glendale Water & Power

Since 2001



WCA currently performs the City's line clearance. The line clearance program is currently on an annual cycle. During December 2011 WCA assisted the City during the severe wind damage the City experienced. Support included clean-up and removals.

Annual Budget: \$800,000

Contact: Charito Decastro, Electrical Engineering Associate

Address: 800 Air Way, Glendale, CA 91201

Phone: (818) 548-3983

Email: cdecastro@ci.glendale.ca.us

City of Alhambra

Since 1997



Tree pruning is performed by district for the Public Works Dept. There are over 21,000 city-owned trees including parks, and the golf course. The city is currently on a four year maintenance cycle. Alhambra was recently a recipient of a CalFire planting grant; WCA assisted the City with the planting event on Valley Blvd. and Fremont Ave.

Annual Budget: \$350,000

Contact: Mary Chavez, Director of Public Works

Address: 111 South First St., Alhambra, CA 91801

Phone: (626) 308-4881

Email: mchavez@cityofalhambra.org

City of Temple City

Since 2002



WCA performs tree maintenance in several areas including blocks, medians, trails, facilities and parks. The ficus trees are on an annual maintenance cycle. WCA assisted the City in developing a Master Plan for the urban forest. The City recently experienced damage during the 2011 wind storm, WCA assisted the City by offering emergency response. The GPS inventory was updated in 2012 to reflect the circumstantial changes effected by the storm damage.

Annual Budget: \$175,000

Contact: Cathy Burroughs, Director of Parks & Recreation

Address: 9701 Las Tunas, Temple City, CA 91780

Phone: (626) 285-2171

Email: cburroughs@templecity.us

WCA, INC.

CORPORATE CAPABILITIES

GENERAL BUSINESS STATEMENT

West Coast Arborists, Inc., is committed to successfully completing each project in accordance with the specifications, budget, schedule and with the highest quality of service. Our customers' satisfaction is a direct result of our means to carry out each project. Listed below are some of our corporate capabilities, which not only provide a sense of comfort and confidence to our customers, but also assure them of our continuous ability to carry out the duties of managing their urban forest.

- In business continuously and actively since 1972
- Contractor's License C61 & C27
- Over \$2,000,000 line of credit available
- Bonded by CBIC, an A+ rated company
- Approximately 750 employees
- Nearly 250 contracts with public agencies
- Over 75 Certified Arborists
- Over 100 Certified Treeworkers
- Drug-free workplace
- 14,000 sq. ft. *company-owned* Headquarters (Anaheim)
- Department of Agriculture Nursery license
- Avg. 500,000 trees **pruned** annually over past 3 years
- Avg. 18,000 trees **removed** annually over past 3 years
- Avg. 14,000 trees **planted** annually over past 3 years
- Avg. 250,000 trees **inventoried** annually over past 3 years
- Fully insured with insurance up to \$5 million
- Federal Tax ID #95-3250682, current on all taxes and filings with state and federal government
- Sales volume over \$70 million annually
- Retained earnings of over \$7 million
- Fleet of approximately 1,000

	State Of California CONTRACTORS STATE LICENSE BOARD ACTIVE LICENSE		
	License Number 366764	Entity CORP	
Business Name WEST COAST ARBORISTS INC			
Classification(s) C61/D49 C27			
Expiration Date 12/31/2016	www.cslb.ca.gov		

Active Memberships:

- International Society of Arboriculture (ISA)
- Maintenance Superintendents Association (MSA)
- California Landscape Contractors Association (CLCA)
- Tree Care Industry Association (TCIA)
- Street Tree Seminar (STS)
- California Urban Forest Council (CaUFC)
- American Public Works Association (APWA)

Certificate of Insurance

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON YOU THE CERTIFICATE HOLDER. THIS CERTIFICATE IS NOT AN INSURANCE POLICY AND DOES NOT AMEND, EXTEND, OR ALTER THE COVERAGE AFFORDED BY THE POLICIES LISTED BELOW. POLICY LIMITS ARE NO LESS THAN THOSE LISTED, ALTHOUGH POLICIES MAY INCLUDE ADDITIONAL SUBLIMITS/LIMITS NOT LISTED BELOW.

This is to Certify that

WEST COAST ARBORISTS, INC
2200 EAST VIA BURTON
ANAHEIM CA 92806

NAME AND
ADDRESS
OF INSURED



Liberty Mutual.
INSURANCE

is, at the issue date of this certificate, insured by the Company under the policy(ies) listed below. The insurance afforded by the listed policy(ies) is subject to all their terms, exclusions and Conditions and is not altered by any requirement, term or condition of any contract or other document with respect to which this certificate may be issued.

TYPE OF POLICY	EXP DATE ☐ CONTINUOUS ☐ EXTENDED ☒ POLICY TERM	POLICY NUMBER	LIMIT OF LIABILITY	
WORKERS COMPENSATION Statutory Limits	7/1/2016	WA7-66D-039499-075	COVERAGE AFFORDED UNDER WC LAW OF THE FOLLOWING STATES: All States Except: ND, OH, WA, WY	EMPLOYERS LIABILITY Bodily Injury by Accident \$1,000,000 Each Accident Bodily Injury By Disease \$1,000,000 Policy Limit Bodily Injury By Disease \$1,000,000 Each Person
COMMERCIAL GENERAL LIABILITY ☒ OCCURRENCE ☐ CLAIMS MADE	7/1/2016	TB2-661-039499-015	General Aggregate	\$2,000,000
			Products / Completed Operations Aggregate	\$2,000,000
			Each Occurrence	\$1,000,000
			Personal & Advertising Injury	\$1,000,000 Per Person / Organization
			Other Damage to premises rented to you \$300,000	Other Medical Expense \$5,000
AUTOMOBILE LIABILITY ☒ OWNED ☒ NON-OWNED ☒ HIRED	7/1/2016	AS7-661-039499-035		Each Accident—Single Limit \$2,000,000 B.I. And P.D. Combined Each Person Each Accident or Occurrence Each Accident or Occurrence
OTHER Umbrella Excess Liability	7/1/2015 - 7/1/2016	TH7-661-039499-045	\$5,000,000 Per Occurrence/Aggregate	
ADDITIONAL COMMENTS				

* If the certificate expiration date is continuous or extended term, you will be notified if coverage is terminated or reduced before the certificate expiration date

NOTICE OF CANCELLATION: (NOT APPLICABLE UNLESS A NUMBER OF DAYS IS ENTERED BELOW.)
BEFORE THE STATED EXPIRATION DATE THE COMPANY WILL NOT CANCEL OR REDUCE THE
INSURANCE AFFORDED UNDER THE ABOVE POLICIES UNTIL AT LEAST **30** DAYS NOTICE
OF SUCH CANCELLATION HAS BEEN MAILED TO:

**Liberty Mutual
Insurance Group**

Certificate
Holder

Evidence Only
2200 E Via Burton
Anaheim CA 92806

Elaine Ulan

Elaine Ulan

Los Angeles / 0603
818 W 7th Street, Suite 850
Los Angeles CA 90017

AUTHORIZED REPRESENTATIVE
0564408

OFFICE

PHONE

DATE ISSUED

213-624-1171 6/16/2015

This certificate is executed by LIBERTY MUTUAL INSURANCE GROUP as respects such insurance as is afforded by those Companies NM 772 07-10

25113663 | LM_2019 | 7/15-7/16 - GL/2/1, AL/2, WC/1, U/5 | Nicholas Misoni | 6/16/2015 12:06:23 PM (CUT) | Page 1 of 1

LDI COI 268896 02 11

WCAINC.COM

ATTACHMENT 2
Service Agreement for Tree Trimming

Exhibit - A: RFP #16-51

**Exhibit - B: Price Schedule / Rate of
Compensation**

EXHIBIT A

CITY OF MONTEREY PARK



REQUEST FOR PROPOSALS

RFP NO. 16-51

FOR

TREE INVENTORY TRIMMING / MAINTENANCE

KEY RFP DATES

- | | |
|---------------------|-------------------------------------|
| ➤ 1/28/16 | RFP RELEASE |
| ➤ NONE | MANDATORY WALK-THROUGH / CONFERENCE |
| ➤ 2/8/16 | REQUEST FOR CLARIFICATION DEADLINE |
| ➤ 2/18/16 5:00 P.M. | PROPOSAL RESPONSES DUE |
| ➤ 3/3/16 | AGREEMENT EXECUTION |

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CITY OF MONTEREY PARK

320 West Newmark Avenue • Monterey Park • California 91754-2896
www.ci.monterey-park.ca.us



City Council
Peter Chan
Mitchell Ing
Stephen Lam
Hans Liang
Teresa Real Sebastian

City Clerk
Vincent D. Chang

City Treasurer
Joseph Leon

REQUEST FOR PROPOSALS

A. PROPOSAL INSTRUCTIONS

One (1) original and two (2) copies of your firm's proposal must be submitted by 5:00p.m. on Thursday, February 18, 2016, to:

City of Monterey Park
Attention: Chris Reyes - Parks Superintendent
Re: RFP No. 16-51
320 West Newmark Avenue
Monterey Park, CA 91754
creyes@montereypark.ca.gov
(626) 307-2506

All inquiries or requests for clarification related to this request for proposal shall be submitted in writing via mail or email to Chris Reyes. Late proposals will not be accepted.

B. INTRODUCTION

- 1) The City of Monterey Park hereby requests proposals from qualified firms to provide annual services of tree maintenance as needed, within the City's Community. The City has approximately 9100 street and park trees that comprise its inventory, of approximately 13,250 total tree site locations. The Contractor shall perform tree, and other woody plant maintenance services, in accordance with the statement of work described herein and all applicable American National Standards Institute (ANSI) and International Society of Arboriculture (ISA) standards at various sites. The work to be performed includes watering, trimming, pruning, planting, removal and replacement of trees and plants, and is routine, recurring and usual.

- 2) Contractors are advised to consider whether services to be performed include classifications subject to State or federal prevailing wage requirements. California State prevailing wage information is available through the California Department of Industrial Relations (DIR) website at:

http://www.dir.ca.gov/dlsr/statistics_research.html.

Your attention is directed to the California DIR wage classification issued on June 22, 2015 for Tree Maintenance Laborer & Landscape Maintenance Laborer (SC-102-X-20-2015-1) -that may be applicable to this type of work. Labor categories subject to prevailing wage requirements, when employed for any work on this project, are wholly the responsibility of the firm or individual named in any Agreement approved by the City. City will not assume any responsibility for CONTRACTOR's failure to pay prevailing wages in accordance with State law.

C. PROPOSAL DETAIL

- 1) Firms wishing to have their bid proposals considered for this project shall submit a statement of firm's qualifications applicable to this project, including the following as a minimum:

- State of California Contractor's License number and expiration date, C-27 & C61/D-49 and any other applicable licenses
- Names, staff qualifications and proposed duties of staff to be assigned to this project. The firm shall identify at least two (2) ISA Certified Arborists who will be responsible for providing project management for the duration of any Service Agreement, as well as a full-time English speaking Site Supervisor, who is an ISA Certified Arborists, capable of communicating with any City representative and be authorized to act on behalf of the firm
- List of staff qualifications including but not limited to:
 - (a) All Certified Arborists employed by the firm.
 - (b) All Certified Utility Arborists employed by the firm.
 - (c) All Certified Tree workers employed by the firm.
 - (d) All Certified Urban Foresters and/or Municipal Arborists employed by the firm.
 - (e) All Utility Line Clearance Tree workers employed by the firm.
 - (f) California State Licensed Pest Control Advisor and Applicator employed by the firm
 - (g) American Society of Consulting Arborists (ASCA) Registered Consulting Arborist employed by the firm to consult on tree health issues.
 - (h) Technicians providing technical support for inventory software.
 - (i) Traffic Control Design Specialist(s) and Traffic Control Technician(s) in accordance with the American Traffic Safety Services Association (ATSSA).
- References

- Corporate Capability
 - (a) Affirmative Statement of Compliance with indemnity and insurance.
 - (b) All required licensing to complete job.

- Services to be Performed
- Equipment
 - (a) A complete list of machinery and equipment, Including year, serial number and license number, to be used for this project and all available equipment in reserve to allow for breakdowns.

- Information Management
 - (a) A written description of the proposed software program to be used to manage the City's Tree Inventory and firm's ability to provide accurate inventory updates for all trees serviced.
 - (b) A statement describing the firm's ability to provide data for the City's Geographic Information System (GIS).

- Quality Control Plan
 - (a) A written description of the firm's plan to report greenwaste generated and the method for its disposal.
 - (b) A written description of methodology to be used for notifying residents prior to commencement of tree work. (Door hangers are permitted in the City.)
 - (c) The methodology in which the firm will handle complaints from the public and damage to public and private property.
 - (d) Effective means to correct problems.

- Employee Training
 - (a) A written description of the firm's internal tree maintenance and arboricultural training program.

- Schedule of Compensation

All proposals must be sealed and clearly identify the contractor / vendor name, address, and phone number. The City of Monterey Park hereby notifies all firms that it will affirmatively insure that in any contract entered into pursuant to this invitation, the City will not discriminate against any firm on the grounds of race, color, sex, or national origin in consideration for the award. All persons responding to this invitation shall be aware that their proposals are deemed public records and may be subject to disclosure upon request. The City reserves the right to reject any or all proposals, to waive any informality or irregularity in any proposal received, and to be the sole judge of the merits of the proposals received.

D. PROJECT DESCRIPTION / SCOPE OF SERVICES

The City of Monterey Park is seeking proposals from qualified consultants to provide annual services of tree maintenance as needed, within the City's Community The scope of work provided in this RFP shall be used as a guideline; however, it is the consultant's responsibility to provide all necessary services to ensure the services are completed efficiently and in full compliance with applicable procedures and standards. The scope of work for the project includes providing all necessary services to perform and complete the proposed landscape and/or tree maintenance work thoroughly and professionally, and to provide labor, tools, equipment, materials and supplies necessary to complete all the work in a timely manner meeting the City's requirements. Contractor may be required to perform the following tree maintenance activities at various sites throughout the City;

1. Tree pruning
2. Tree removal
3. Tree planting
4. Crew rental
5. Emergency response
6. Line clearance pruning
7. Clearance pruning
8. Grid pruning program (Ex. 5 years)
9. Tree watering
10. Small tree care
11. Palm trunk skinning
12. Palm crown/nut trimming and shaping
13. Root pruning
14. Specialty equipment rental
15. Arborist services/inspection
16. Foliar and pesticide treatments
17. Additional work
18. Data entry
19. Webpage development
20. GPS Tree inventory
21. Online maintenance access*

* Online maintenance is defined as Internet access to an Urban Forestry Management tool that includes work order tracking, ability to send work requests including but not limited to pruning, planting, and removal, access to reports for tree inventory, value of the urban forest, job balance and GPS accessibility (if applicable).

1) ANNUAL PRUNING PROGRAM

Tree pruning per pre-designed districts, grids or prune routes on a set cycle to include all trees. Pruning will include structural pruning, crown raising, and crown cleaning in accordance with the standards set forth by the International Society of

Arboriculture Pruning Standards (Best Management Practices), the ANSI A300 Standards. Contractor shall be required to furnish all supervision, labor, equipment and materials necessary to accomplish the work in accordance with the Contract. The intent of this Contract is to have all trees pruned a minimum of one time by the end of the 5-year contract period. Special projects that are difficult to access will require the need for specialty equipment (i.e., 95-foot tower, certain Palm tree specimens). Service request pruning, or pruning to reduce and/or pruning to restore will fall under Crew Rental.

2) INSPECTION OF HAZARDOUS CONDITIONS

All City trees shall receive routine maintenance and periodic inspections. The Contractor is to include in its price for services of an ISA Certified Arborist to be on site for a regularly scheduled minimum of eight (8) hours per week. Tree problems that are clearly visible by the inspection, but not considered hazardous, will be reported to the City for direction and/or further evaluation. Also, the crew performing maintenance shall properly notify the City of any tree-related problems that are clearly visible. This may be in written form if not considered hazardous or within 24 hours if deemed hazardous. It is the intent to correct problems prior to reaching crisis levels.

3) TREE INVENTORY/GPS REQUIREMENT

The Contractor will provide the City access to a record keeping system consisting of an Internet-based software program that allows the City to maintain information about its tree population, including the description of each tree by species, height, diameter, work history, and tree and planting site location. The current system in use by the City of Monterey Park is Arbor Access. The tree inventory software program shall be an Internet-driven tracking program. The program shall have the capability to produce detailed listings of tree and site information, work histories, service requests, summary reports and pictures of City tree species. The Contractor shall provide software support to the City for the entire term of the contract. The Contractor may be asked to provide the City with recommendations for tree maintenance, and recommended removals. Attributes to be collected by field personnel for inventory purposes may include Address, Street, Facility, Species, Diameter, Crown, Height, recommended maintenance, overhead utilities and parkway size and type.

GPS Tree Inventory Detail

Provide the City with Global Positioning System (GPS) coordinates for all trees in public spaces. This includes but is not limited to all publicly owned trees on street rights-of-way, parks, City facilities and open spaces such as medians, greenscapes, etc. The address information contained in inventory should be linked directly to a Geographical Information System

(GIS) program, such as ArcView. Using a handheld computer and a backpack GPS receiver, the inventory collector will identify the trees by

their global coordinates of longitude and latitude. By collecting the data using the GPS system, the City can consolidate the tree data with other various GPS coded programs in the City. Within the first 90 days of the project/contract, the City will receive a complete listing of all sites inventoried, both in hard copy and on a the software, which will enable you to connect the inventory to the City's GIS program and create various frequency reports. A GPS tree inventory shall be created with a new database using the City's standardized addressing system for all parks and open space areas. Contractor shall be required to create an ESRI ArcView/ArcGIS or equivalent, compatible "shape file". The new inventory shall be capable of showing the location of every existing tree site and vacancies on the City's existing GIS base maps (streets, parcels, addresses, ROW and hardscape, etc.) The consultant's tree inventory shall be conducted by visiting each tree site or vacant planting site and plot the position. The data shall be compatible with the latest version of ArcView. Minimum accuracy shall be not more than one (1) meter.

Experience

The Contractor shall have at a minimum five (5) years experience in collecting tree inventories and developing inventory databases, including an extensive program that simplifies the management of the City's Urban Forest. The Contractor shall have developed a complete and comprehensive computer software program in at least five (5) California cities. The program should have specialized reports designed specifically for City representatives' needs. The program should be developed based on the needs of the City and allow the City to modify and structure the program specific to our needs. The user-friendly program should allow customers to generate a variety of reports quickly.

Scope of Work

City shall provide the most up-to-date GPS inventory data to Contractor upon award of contract. Contractor will manage the entire inventory project. The project shall include field data collection, data entry, access to the computer software, and training of City employees on the use of the system, future technical maintenance and support and as an option, conversion of the existing database. Attributes to be collected by field personnel may include, but is not limited to:

- Tree Number
- City District/Grid/LLDs/Parks/R-Areas/Residential
- Street
- Location by Address
- Location by GIS

- Species by botanical name & common name
- Tree diameter
- Tree height
- Recommended Maintenance Classification
- Existing overhead Utilities
- Parkway Size
- Parkway Type
- Sidewalk damage
- Technical Support and Maintenance

The Contractor shall provide routine maintenance, archive, backup, restore and disaster recovery procedures as may be requested by the City. The Contractor shall provide complete support rapidly with experienced staff available to the City during the hours of 7:00 A.M. to 5:00 P.M. Monday through Friday. The Contractor shall be readily available by telephone, e-mail or may respond to the City's location within a timely manner.

4) *PROJECT SPECIAL PROVISIONS*

Where "as directed", "as required", "as permitted", "approve", "acceptance", or words of similar import are used, it shall be understood that the direction, requirement, permission, approval or acceptance by the City of Monterey Park is intended unless otherwise stated. As used herein, "provide" shall be understood to mean "provide complete", in total. The word "site" as used hereinafter shall be understood to mean the location receiving the service. The use of the word "Contractor" shall be held to mean the Contractor and/or any person employed by them and working under this contract.

5) *WORK QUALITY*

All tree pruning shall comply with good arboreal practice for the particular species of trees being trimmed shall be consistent with the Pruning Standards and Best Management Practices as adopted by the International Society of Arboriculture. The Contractor shall also meet the requirements of the American National Standards, Z133-1-2006, entitled "Safety Requirements for Arboricultural Operation," published by the American National Standard Institute, Inc., 1430 Broadway, New York, New York 10018. The City of Monterey Park shall determine if the Contractor has met all pruning requirements and payment shall not be made for pruning that is not in accordance with the above standards. The Contractor shall be deemed in contract default, if they consistently fail to comply with the aforementioned standards.

6) *TRAFFIC SAFETY*

Contractor shall be required to provide all necessary traffic control, in accordance with the American Traffic Safety Services Association (ATSSA),

during the course of emergency work. Should the work involve any high voltage power lines or any utility lines the Contractor shall be required to notify the responsible utility company.

7) WORK STANDARDS

Limbs one inch (1") in diameter or greater shall be precut to prevent splitting. When there is a chance of bark tearing at the crotch, remove large limbs with three cuts. Make the first cut on the underside of the branch one foot (1') to two feet (2') from the crotch. The undercut should be at least one-third ($\frac{1}{3}$) of the diameter. Make the second cut one-inch (1") to three inches (3") further from the crotch than the first. The final cut is made at the crotch in a manner to favor the earliest possible covering of the wound by callus growth. Cuts shall not be made so large that they will prevent sap flow. All cut branches three and one-half inches ($3\frac{1}{2}$ ") or larger in diameter shall be lowered by proper ropes to the ground. Any damage caused by dropping limbs shall be repaired within three (3) days at the Contractor's expense and to the satisfaction of the City of Monterey Park. All debris resulting from tree pruning operations shall be removed from the work site on a daily basis. On all trees, including palms, known or suspected to be diseased, pruning tools and cut surfaces shall be disinfected with a ten (10) percent chlorine bleach solution after each cut and between trees where there is danger of transmitting the disease on tools. Fresh solution shall be mixed daily.

- (a) Contractor shall comply with Standards of CAL OSHA and the American National Standard Institute, Z133 Safety Requirements.
- (b) Contractor shall notify the resident forty-eight (48) hours in advance of scheduled pruning.
- (c) Contractor shall provide and post "No Parking" signs twenty-four (24) hours in advance of the work.
- (d) Contractor shall endeavor to maintain good public relations at all times. The work shall be conducted in a manner which will cause the least possible interference and annoyance to the public. Work shall be performed by competent employees and supervised by an experienced, English speaking supervisor in tree maintenance operations. The Contractor shall be responsible for advance notification to the residents at each work location of the intended tree operations. The Contractor shall be responsible to see that private property and vehicles at work locations are not endangered or damaged during the course of work
- (e) Contractor shall exercise precautions as necessary when working adjacent to aerial and subterranean utilities. In the event that aerial utility wires present a hazard to the Contractor's personnel or others near the work site, work is to immediately cease and the appropriate utility company

notified. Work shall then commence in accordance with instructions from the utility company. In the event that work causes excavation, the City is responsible for properly marking the location and the Contractor is responsible for appropriate notification of Underground Service Alert (USA).

- (f) No hooks, gaffs, spurs or climbers will be used for anything other than removals
- (g) Final pruning cuts shall be made without leaving stubs. Cuts shall be made in a manner to promote fast callous growth.
- (h) When pruning fungus, disease or fire blight infected limbs or fronds, all pruning tools shall be cleaned after each cut with alcohol or bleach.
- (i) Topping shall not be done unless specifically requested by the City.
- (j) The specific techniques employed shall be consistent with industry practice for the size and species of tree being trimmed. All dead, broken, damaged, diseased or insect infested limbs shall be removed at the trunk or main branch. All cuts shall be made sufficiently close, ½ inch, to the parent stem so that healing can readily start under normal conditions. All limbs 2" or greater shall be undercut to prevent splitting. The remaining limbs and branches shall not be split or broken at the cut. All crossed or rubbing limbs shall be removed unless removal will result in large gaps in the general outline of the tree
- (k) Cut laterals to preserve the natural form of the tree, leaving the head open enough for the branching system to show and permitting the dead material to be easily cleaned out and light to show through the head. Tree foliage shall be reduced by at least fifteen (15%) percent but no more than thirty (30%) percent.
- (l) Trim to remove dead wood or weak, diseased, insect-infested, broken, low, or crossing limbs. Branches with an extremely narrow angle of attachment should normally be removed.
- (m) Small limbs, including suckers and waterspouts, shall be cut close to the trunk or branch from which they arise.
- (n) Heading cuts and/or topping will not be allowed under any circumstances. Heading, rounding over, or stubbing shall not be an accepted practice for reducing the size or the framework of any tree.

8) PRUNING FOR TRAFFIC CLEARANCES

Tree pruning for traffic clearances shall provide clearances of at least fourteen (14') feet and no greater than sixteen feet (16') above finish grade for moving vehicles within the traveled roadway, for pedestrians on sidewalks in accordance with standards set forth by the International Society of Arboriculture Pruning Standards (Best Management Practices) and the ANSI A300 Standards under "Pruning to Raise." Clearance trims are performed on a grid system or on a street-by-street basis

Clearances for adjacent structures and their connecting utility lines (service

drops), shall be determined by the City of Monterey Park and conform to the following:

- (a) The minimum clearance under trees within the street right-of-way shall be fourteen (14') feet over the traveled road, and nine feet (9') over the curb line and the sidewalk side of the tree. When pruning the bottom branches, care shall be given to obtain a balanced appearance when viewed from across the street immediately opposite the tree.
- (b) Cut to laterals to preserve the natural form of the tree. Remove lateral branches at their point of origin, or shorten the length of a branch by cutting to a lateral, which is large enough to assume leadership.
- (c) When cutting back, avoid cutting back to small suckers. Remove smaller limbs and twigs in such a manner as to leave the foliage pattern evenly distributed.

9) *PRUNING OF PALM TREES*

Palm tree pruning shall consist of the removal of loose dead fronds, fruit clusters, and other vegetation from the trunks of all palms in accordance the following:

- (a) The use of climbing spurs or spike shoes for the purpose of climbing Palm trees is prohibited, unless specifically approved by the City of Monterey Park. The Contractor shall be required to use an aerial tower, with sufficient height to reach the crown for the purpose of pruning City Palm trees.
- (b) Palm Skinning - Dead fronds, and parts thereof, including stubs, can be removed along the entire length of the trunk of each palm, leaving a clean unsheathed appearance slicked from the ground to approximately twenty-four to thirty-six (24" – 36") inches from the base of the green fronds at the top of the tree. The frond stubs (cut close to trunk) can be left in place within a span of at least eighteen (18") inches but no greater than thirty-six (36") inches
- (c) Canary Palm pine/nut trimming and shaping (add'l service and cost) shall be directed by the Parks Superintendent or his authorized representative. This trimming is for both safety and aesthetic purposes. A symmetrical shape and pleasing appearance typical of the species is desired.

10) *SERVICE REQUEST TREE PRUNING*

Trees that need service prior to their scheduled grid trim for aesthetic shall be trimmed within two weeks of notification by the City to the Contractor. Trees designated for aesthetic trimming shall be trimmed, shaped, and thinned. The trimming shall provide a symmetrical shape and aesthetically pleasing appearance typical of the species. In addition, trees shall be trimmed to provide a minimum clearance of fifteen (15) feet over the roadway and seven (7) feet over walkways. Trees shall also be trimmed to remove any

obstruction around traffic control devices, traffic signs and streetlights. Additional trimming shall be performed to mitigate any extreme effect of the clearance trimming and provide an aesthetic appearance. The specific techniques employed shall be consistent with industry practice for the size and specific of tree being trimmed. All dead, broken, damaged, diseased or insect infested limbs shall be removed at the trunk or main branch. All cuts shall be made sufficiently close, ½ inch to the parent stem so that healing can readily start under normal conditions. All limbs 2" or greater shall be undercut to prevent splitting. The remaining limbs and branches shall not be split or broken at the cut. All crossed or rubbing limbs shall be removed unless removal will result in large gaps in the general outline of the tree. All trees shall be thinned of smaller limbs when necessary to distribute the foliage evenly.

11) *TREE REMOVALS*

City prepares list of trees to be removed, marks trees, notifies homeowners and submits lists to Contractor. Contractor calls Underground Service Alert (USA) and prepares internal work order. Contractor bears sole responsibility for this task. Crew removes tree and hauls all debris. Crew grinds stumps to a depth of eighteen (18") inches. All holes will be backfilled; as well as all debris cleaned up and hauled away. Special projects that are difficult to access with equipment, or require the need for a crane or an aerial tower over seventy-five (75') feet would fall under Crew Rental rates. The City of Monterey Park shall make the final determination to remove or provide public noticing for removal at a later date. Removals shall be conducted in good workmanlike manner in accordance with the standards of the arboricultural profession.

All wood from removed trees is the property of the City and shall be disposed of at the direction of the Parks Superintendent. No wood shall be left along public right-of-way unless approved by the Parks Superintendent or his authorized representative. All tree parts are to be loaded into transport vehicles or containers. The vehicles or containers must have the front, sides and rear solid and the top shall be tarped, or otherwise tightly enclosed. The transporting of tree parts must be made so that no debris escapes during the transport. Branches, suckers, bark and other tree parts that are chipped are to be covered while transported and hauled to the disposal site during the workday.

The City is responsible for marking trees so that they are easily identifiable by Underground Service Alert and the Contractor. The Contractor shall be required to call Underground Alert at least 2 days before stumps are to be ground out. All tree stumps must be removed to at least 18 inches below the lowest soil level adjacent to the stump, or until deep roots are no longer encountered. The Contractor shall grind the stump a minimum distance of one and a half (1½') feet either side of the outer circumference of the stump, or until surface roots are no longer encountered.

Stumps should be cut low enough to the ground where routing can be done safely. This may be accomplished by cutting the stump at the time of grinding, or at the time of tree removal except for infrastructure conflicts. Holes created by stump and root grinding must be filled the same day. The resultant chips from routing may be used to fill the hole to two (2") inches above normal ground level. All excess routing chips debris will be removed and loaded into transport vehicle for disposal. Any damaged paved surfaces shall be restored to their original condition.

12) TREE PLANTING

Planting includes the tree, stakes, ties and complete installation and watering for ninety (90) calendar days. Planting lists should be compiled by the Inspector and submitted monthly or as needed. Contractor will guarantee the quality of the tree stock and the workmanship.

- (a) Contractor shall provide all equipment, labor and materials necessary for the planting of trees throughout the City in accordance with the specifications herein.
- (b) The City shall be responsible for marking locations and the Contractor will notify Underground Service Alert (USA) prior to planting.
- (c) Planting pit shall be dug twice the width and the same depth of the root ball. Before placing the tree in the planting pit Contractor shall examine root ball for injured roots and canopy for broken branches. Damaged roots should be cleanly cut off at a point just in front of the break. Broken branches should be cut out of the canopy making sure that the branch collar is not damaged.
- (d) Tree shall be placed in the planting pit with its original growing level (the trunk flare) at the same height of the surrounding finish grade. In grass-covered parkways, the top of the root ball shall be level or slightly higher than the surrounding soil. In a concrete tree well, the root ball shall be 3 inches below the level of the finished surface of the concrete.
- (e) Backfill material should be native soil. Eliminate all air pockets while back filling the planting pit by watering the soil as it's put into the hole.
- (f) Trees that are planted in parkways shall have a 4"-6" high water retention basin built around the tree capable of holding at least ten (10) gallons of water. In a concrete tree well, soil should be raked against the edge of the concrete to create a sloping basin. Immediately after planting, the tree shall be watered thoroughly by filling the water retention basin twice.
- (g) All trees shall be staked with two wooded lodge poles and two ties per pole. Minimum size of lodge poles shall be ten (10') feet long, with a one and a half (1½") inch diameter. Tree ties shall be placed at one third (⅓") and two-thirds (⅔) of the trunk height. Stakes shall not penetrate the root ball and shall be driven into the ground approximately twenty-four to thirty (24"-30") inches below grade.
- (h) Trunk protectors such as Arbor-Gards or an approved equal shall be placed at the base of the trunk of all new trees immediately after planting.

- (i) In some cases, root barriers may be required. The City will make this determination. Should a root barrier be required, the Contractor will install a mechanical barrier that redirects root growth downward, eliminating the surface rooting that damages expensive hardscapes and creates a hazard. The barrier shall be twelve (12") inches in depth and at a length determined by the City and placed in a circular fashion surrounding the tree's root system. Root barriers are an additional service and cost.
- (j) Clean up all trash and any soil or dirt spilled on any paved surface at the end of each working day.
- (k) All trees shall be of good nursery stock that adheres to the American Standard for Nursery Stock as described in the ANSI Z60.1-1996 Standards. Trees shall be free from pests, disease and structural defects.

13) CREW RENTAL

The standard crew is three men, one chipper truck, one chipper, one aerial tower and all necessary hand tools. The crew and equipment can be modified to complete any type of miscellaneous tasks including special projects that may consist of extraordinary work such as hanging flags, hanging Holiday lighting, changing light bulbs, or trimming specific trees requiring immediate attention prior to their scheduled trim. Trees requiring service prior to their regularly scheduled grid or annual trim to rectify a specific problem such as blocked street lighting or signs, right-of-way clearance for utility lines, or broken limbs may be performed under the Crew Rental rate.

14) EMERGENCY RESPONSE

The Contractor shall be required to provide emergency on call response for damaged trees as a result of storms or other reasons. Emergency calls may occur at any given time. The Contractor will be provided with locations and the work to be done at each location via telephone from a City authorized representative. Emergency work shall begin within two (2) hours of the initial telephone call.

Contractor shall be required to provide a twenty-four (24) hour emergency phone number or the names of at least ten (10) contact individuals upon award of contract. Should the contact persons or their phone numbers change during the course of the contract, those changes shall be submitted to the City within two (2) working days.

Contractor shall be required to provide all necessary traffic control, in accordance with the American Traffic Safety Services Association (ATSSA), during the course of emergency work. Should the work involve any high voltage power lines or any utility lines the Contractor shall be required to notify the responsible utility company.

Work performed under the emergency provision of this contract shall be paid for on a crew hour basis. This shall include all labor, tools equipment, disposal fees and necessary materials.

15) *LINE CLEARANCE PRUNING*

During the course of this contract the Contractor may be required to perform utility line clearance in conjunction with routine or non-routine pruning activities. The Contractor shall be required to furnish all supervision, labor, equipment and materials necessary to accomplish the work in accordance with the contract. The Contractor has the responsibility for compliance with safety and health standards of the California Occupational Safety and Health Act (OSHA) and all applicable rules, regulations and orders. The manager overseeing the project shall be a Certified Utility Specialist and the persons completing the work shall be Line Clearance Tree workers. The competency of Contractor's personnel shall be maintained through regular training. All persons performing tree work on City trees in or around primary electrical lines shall be trained to do so in accordance the "Electrical Safety Orders" of the State of California.

16) *TREE WATERING*

Watering is performed by a one man crew with a water truck who will water various routes including landscape median and young trees that are three (3) years old and younger.

17) *SMALL TREE CARE*

The City requires an active approach to the care of its young and newly planted trees. The Contractor shall be required to perform basic maintenance that will include but not be limited to tree well adjustments and watering, removal of weeds from tree wells, structural pruning, and re-staking when necessary.

18) *ARBORIST SERVICES*

On occasion, the City requires tree evaluations including written reports. The vendor shall provide an hourly rate for an Arborist that can respond to the City's request(s) for the preparation of detailed arborist reports, tree evaluations and site inspections. Reporting can be generated on as little as one tree to an entire urban forest population and is handled on a case-by-case basis.

19) *TRAFFIC CONTROL*

Contractor shall conform to all City Traffic Safety requirements and operating rules at all times while this contract is in effect. The Contractor shall employee staff certified as Traffic Control Design Specialist and Traffic Control Technicians in accordance with the American Traffic Safety Services Association (ATSSA). Contractor will be responsible for supplying and using all

safety equipment necessary to close or delineate traffic lanes to through traffic. This is to include a high visibility Arrow Board(s) as necessary. The City, prior to use, must approve all traffic safety equipment for use, furthermore, the City may require a Traffic delineation and safety plan to be submitted on selected jobs. Illuminated arrow boards, sign stands, delineators and/or cones shall be used to identify work site for vehicular and pedestrian safety. Illuminated ATSSA approved equipment may be required in low light situations including, but not limited to: dawn, dusk, low light, rain, snow, evening, night if these situations present themselves on a daily work flow basis, or on emergency responses. All such determinations shall be made by the above mentioned Traffic Control Design Specialist, and then approved by the appropriate City Department Staff.

20) PUBLIC NOTICE OF TREE PRUNING OPERATIONS

Contractor shall be required to notify residents and/or businesses of scheduled tree pruning operations at least forty-eight (48) hours prior to the work being performed. Notifications shall be made in the form of door hangers. City approved "No Parking" signs shall be posted on individual trees scheduled for pruning twenty-four (24) hours prior to the work being performed.

21) WORK SITE CLEAN UP

Contractor shall clean all job sites when work is completed, including the raking of leaves, twigs, etc. from the lawns and parkways and the sweeping of streets. Each day's scheduled work shall be completed and cleaned up and under no circumstances shall any brush, leaves, debris or equipment be left on the street overnight. Contractor's equipment may be stored overnight, with advance approval, in the City Yard, or on other designated City Property. However, the City will not be responsible for security of Contractor's equipment.

Brush and debris shall be removed daily, sidewalks swept, lawns and parkways raked out and gutters cleaned. The Parks Superintendent or his authorized representative, shall be the sole judge as to the adequacy of the clean up

22) DISPOSAL OF DEBRIS

All tree branches produced as a result of the Contractor's operations under this contract will be reduced, reused, recycled, and/or transformed. The City will receive access to their Greenwaste Recycling report detailing the amount of debris recycled and the location. This report to be used for compliance with CA Assembly Bill 939.

- Greenwaste Recycling Report: Greenwaste that is transported to an off-site facility for grinding into mulch shall be documented and available to the Parks Superintendent on a monthly basis.

- **Wood Chips:** Chips generated from pruning operations within the City of Monterey Park may first be dumped at a City designated site. At the direction of the Parks Superintendent or his authorized representative, wood waste generated from tree removals shall be chipped into pure wood chips with an even uniform size. When pre-authorized, these chips shall be dumped in specified locations in the City.
- **Milling (additional service & cost):** At the direction of the Public Works Director and / or Parks Superintendent, large tree trunks, which meet proper specifications may be milled into lumber suitable for use in a variety of applications. Milled lumber shall be returned to the City at a cost to be included in the bid proposal.

23) *PARKING*

The City of Monterey Park will make every attempt to identify a suitable space for parking of vehicles and equipment for the purpose of this contract, on preauthorized specific jobs. The vendor will hold the City of Monterey Park harmless and release the City of liability I the result of theft or vandalism. Should a site not be available, then the vendor may park on City right-of-way near the project area(s).

24) *INVOICES*

Contractor shall be required to submit invoices via U.S. Postal Service on a monthly basis. The invoice must reflect activity in a bi-weekly breakdown, i.e. 1st – 15th, 16th – end of month . Invoice format shall include but not be limited to a list of each street that tree maintenance operations took place, the address of each individual tree, the species and its height and trunk diameter of each individual tree. Failure to submit invoices in this format may result in non-payment until these requirements are met.

25) *INSPECTIONS*

The City of Monterey Park or his designated representative, shall, at all times, have access to the work and shall be furnished with every reasonable facility for ascertaining full knowledge respecting the progress, workmanship, and character of materials and equipment used and employed in the work.

26) *WITHHOLDING PAYMENT*

The City may withhold payment to such extent as may be necessary to protect the City from loss due to one or more of the following reasons:

- Defective or inadequate work not corrected.
- Claims filed, or reasonable evidence indicating probable filing of claims.
- A reasonable doubt that the contract can be completed for the balance unpaid.

27) MINOR MODIFICATIONS AND / OR ADDITIONAL WORK

- (a) The City may modify these specifications with the joint approval of the Contractor and the City of Monterey Park Purchasing Agent. All modifications shall be in writing.
- (b) In the event that the City of Monterey Park should require additional work beyond the requirements of these specifications, the Contractor shall perform all work at a competitive price.
- (c) Additional work may be added to the contract work as the need arises. The Contractor shall perform all specified and approved additional work at the unit prices submitted with this bid proposal.
- (d) The Contractor must be willing to provide a competitive price for additional work that may be added to the contract. Contractor will be required to demonstrate the ability to properly execute the expanded workload with the necessary increase in labor, materials and equipment needed to complete the additional work in a timely manner.
- (e) The Contractor must have the ability to receive and respond to emergency situations and must respond to emergency call outs within one hundred twenty (120) minutes of receipt of the call.

28) COOPERATIVE PURCHASING

It is intended that other public agencies (i.e., city, county, school district, special district, public authority, public agency, and other political subdivision of the State of California) and/or other City departments shall have the option to participate in any agreement created as a result of this Request for Proposal with the same terms and conditions as to the price of the product and/or service. The City of Monterey Park shall incur no financial responsibility in connection with a purchase order from another public agency. Any public agency that "piggy-backs" on any negotiated contract between the City of Monterey Park and vendor shall accept sole responsibility for negotiating, placing orders and making payment to vendor. The vendor may or may not agree to the cooperative purchasing clause.

29) REQUESTS FOR CLARIFICATION

If any bidder, prior to submitting their bid should find any discrepancies and/or omissions from the specifications or other contract documents, or if

they should be in doubt as to the true meaning of any part thereof, they shall at once make a written request to the City of Monterey Park Purchasing Agent and / or Parks Superintendent for corrections, clarification, or interpretation of the points in question. The person submitting such request shall be responsible for its prompt delivery before 5:00pm PST of 2/8/16

In the event that the City of Monterey Park Purchasing Agent receives a request and it should be found that certain essential information is not clearly and fully set forth, or if the City discovers errors, omissions, or points requiring clarification in these documents, a written addendum will be mailed to each person to whom a set of bid documents has been delivered. The City will not be responsible for any instructions, explanations, or interpretations of the documents presented to bidders in any manner other than written addendum.

E. DISADVANTAGED BUSINESS ENTERPRISE (DBE) PROGRAM PARTICIPATION REQUIREMENT

The City of Monterey Park is committed to fulfilling the spirit and intent of the Disadvantaged Business Enterprise (DBE) Program regulations published under Title 49 CFR Part 26; Participation by Disadvantaged Business Enterprises in Department of Transportation Programs. It is the policy of the City of Monterey Park to ensure that disadvantaged business enterprises have equitable access to participate in all federally funded projects. Further, it is the policy of the City of Monterey Park to promote equal opportunity and nondiscrimination on the basis of race, color, sex, or national origin in the award and/or performance of any federally funded, or in the administration of its DBE program or the requirements of 49 CFR Part 26. While the City is not requiring a specific DBE participation on this contract, DBE participation may be required in future CIP contracts, which are federally funded.

F. PROPOSAL SUBMITTAL

Please submit your proposal in the format specified below:

Section 1: Cover Letter/Executive Summary

Provide an executive summary emphasizing the strong points of the project team, qualifications and experience. The cover letter/executive shall be signed by a person with the official authority to bind the company. The cover letter/executive shall include the name, address, telephone number, title, and

signature of the firm's contact person for this proposal, and state that the submittal is valid for 90 days.

Section 2: Project Team, Key Personnel and Resumes

Include a Statement of Qualifications listing qualifications, skills and experience, including that of any proposed sub consultants, in carrying out the Project Description/Scope of Services. Include a list of similar projects, contracts, or agreements the team has performed within the past 5 years. Identify the list key personnel in the form of an organizational chart, that will be assigned to this project and availability of personnel to work on this project. Please refer to APPENDIX item #4 as an example of typical anticipated services currently required in our daily operations, and the menu form typically provided annually.

Section 3: References

Provide at least 3 public agency references for similar assignments.

Section 4: Insurance

Provide a copy of firm's current insurance certificate.

Section 5: Certification of Proposal

Provide a signed copy of COP (APPENDIX item #3)

F. PROPOSAL EVALUATION

Proposals will be evaluated based on the following factors:

1. Experience and qualifications of the team performing similar projects.
2. Ability to commit resources to this project.
3. Responsiveness to the Request for Proposals.
4. References.
5. Cost Proposal.

G. SELECTION AND SCHEDULE

The selected consultant will be required to enter into an agreement with the City of Monterey Park for the proposed services and shall provide certificates of insurance meeting the City's insurance requirements. The City of Monterey Park reserves the right to reject any and all proposals at any time and for any reason, to negotiate appropriate modifications to a proposal, and/or negotiate a different agreement with any one or more consultants. The preliminary schedule is as follows:

- | | | |
|--|------------|---------|
| 1. RFP RELEASE Date: | | 1/28/16 |
| 2. WALK-THROUGH / CONFERENCE: | | None |
| 3. REQUEST FOR CLARIFICATION DEADLINE: | | 2/8/16 |
| 4. RFP RESPONSES DUE: | 5:00pm PST | 2/18/16 |
| 5. AGREEMENT EXECUTION Date: | | 3/3/16 |

H. COST PROPOSAL

Include a not to exceed cost proposal for the work identified in the Project Description / Scope of Services identified herein.

I. PRE-CONTRACTUAL EXPENSES IN RESPONDING TO THE RFP PREPARATION

The City shall not be liable for any pre-contractual expenses incurred by any bidder or by any selected consultant. Each bidder shall protect, defend, indemnify, and hold harmless the City from any and all liability, claims, or expenses whosoever incurred by, or on behalf of, the entity participating in the preparation of its response to this Request for Proposals. Pre-contractual expenses are defined as expenses incurred by bidders and the selected consultant, if any, in:

- Preparing and submitting information in response to this Request for Proposals.
- Costs associated with interviews, meetings, travel or presentations
- All other expenses incurred by a bidder/consultant prior to the date of award and a formal notice to proceed.

Materials submitted by respondents are subject to public inspection under the California Public Records Act (Government Code Sec. 6250 et. seq.), unless exempt.

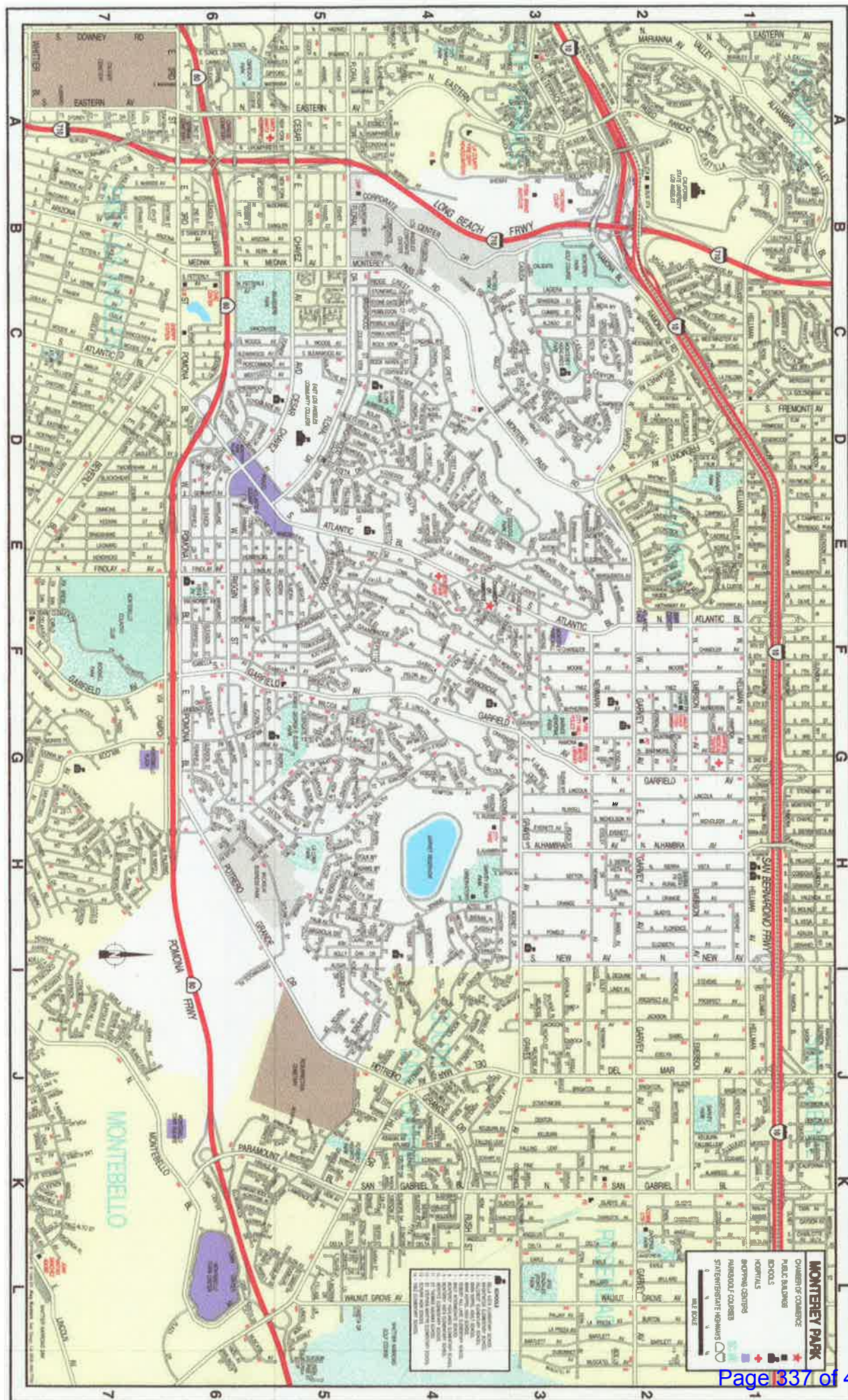
The City reserves the right to amend, withdraw and cancel this request. The City reserves the right to reject all responses to this request at any time prior to contract execution. The City reserves the right to request or obtain additional information about any and all proposals. The City of Monterey Park reserves the right to reject any or all proposals submitted and/or waive any irregularity.

During the evaluation process, the City of Monterey Park City reserves the right, where it may serve the City's best interest, to request additional information or clarifications from proposers, or to allow corrections of errors or omissions. At the discretion of the City, firms submitting proposals may be requested to make oral presentations as part of the evaluation process.

This RFP does not constitute any form or offer to contract

APPENDIX #1

CITY OF MONTEREY PARK



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WANDERING DR	D-4-5
WESTCOTT AV S	C-5-6
WHEELER DR	G-5
WHITEHURST DR	G-5
WHITMORE ST	1-2; L-2
WHITNEY PL	E-3
WILCOX AV S	G-4-6
WILLIAMS ST	E-3
WILSON PL	H-5
WINDOVER WY	D-4
WOODLAND WY	H-6
WOODS AV S	C-5-7

APPENDIX #2

CITY OF MONTEREY PARK
Species Frequency Report

Botanical Name	Common Name	Total
Lagerstroemia indica	CRAPE MYRTLE	1,752
Cupaniopsis anacardioides	CARROTWOOD	772
Melaleuca citrina	LEMON BOTTLEBRUSH	656
Ficus microcarpa 'Nitida'	INDIAN LAUREL FIG	493
Magnolia grandiflora	SOUTHERN MAGNOLIA	399
Jacaranda mimosifolia	JACARANDA	380
Liquidambar styraciflua	AMERICAN SWEETGUM	294
Syagrus romanzoffiana	QUEEN PALM	294
Ligustrum lucidum	GLOSSY PRIVET	247
Schinus terebinthifolius	BRAZILIAN PEPPER	171
Cinnamomum camphora	CAMPHOR TREE	158
Pyrus kawakamii	EVERGREEN PEAR	147
Lagerstroemia indica 'Pink'	PINK CRAPE MYRTLE	137
Ulmus parvifolia	CHINESE ELM	134
Pinus canariensis	CANARY ISLAND PINE	115
Fraxinus uhdei	SHAMEL ASH	113
Pinus halepensis	ALEPPO PINE	108
Washingtonia robusta	MEXICAN FAN PALM	97
Pinus thunbergiana	JAPANESE BLACK PINE	88
Prunus serrulata 'Kwanzan'	KWANZAN CHERRY	81
Pyrus calleryana	ORNAMENTAL PEAR	77
Geijera parviflora	AUSTRALIAN WILLOW	72
Lophostemon confertus	BRISBANE BOX	71
Phoenix roebelenii	PYGMY DATE PALM	63
Platanus racemosa	CALIFORNIA SYCAMORE	63
Trachycarpus fortunei	WINDMILL PALM	60
Melaleuca quinquenervia	CAJEPUT TREE	59
Cupressus sempervirens	ITALIAN CYPRESS	58
Eucalyptus camaldulensis	RED GUM	57
Schinus molle	CALIFORNIA PEPPER	55
Phoenix canariensis	CANARY ISLAND DATE PALM	52
Chionanthus retusus	CHINESE FRINGE TREE	50
Platanus x hispanica	LONDON PLANE	50
Prunus caroliniana	CAROLINA LAUREL CHERRY	47
Pyrus calleryana 'New Bradford'	NEW BRADFORD FLOWERING PEAR	45
Afrocarpus falcatus	FERN PINE	44
Ceratonia siliqua	CAROB	44
Ginkgo biloba	MAIDENHAIR TREE	41
Prunus cerasifera	PURPLE-LEAF PLUM	40
Quercus ilex	HOLLY OAK	38
Cassia leptophylla	GOLD MEDALLION TREE	34
Arbutus unedo	STRAWBERRY TREE	33
Callistemon spp.	BOTTLEBRUSH	33
Albizia julibrissin	SILK TREE	30
Lagerstroemia indica 'Red'	RED CRAPE MYRTLE	30
Pinus pinea	ITALIAN STONE PINE	29
Hymenosporum flavum	SWEETSHADE	26
Pinus eldarica	AFGHAN PINE	26
Pittosporum undulatum	VICTORIAN BOX	26

<i>Lagerstroemia indica</i> 'Purple'	PURPLE CRAPE MYRTLE	25
<i>Washingtonia filifera</i>	CALIFORNIA FAN PALM	25
<i>Corymbia citriodora</i>	LEMON-SCENTED GUM	24
<i>Eucalyptus polyanthemos</i>	SILVER DOLLAR GUM	23
<i>Ficus benjamina</i>	WEeping FIG	23
<i>Archontophoenix cunninghamiana</i>	KING PALM	21
<i>Eriobotrya japonica</i>	EDIBLE LOQUAT	21
<i>Heteromeles arbutifolia</i>	TOYON	21
<i>Pittosporum rhombifolium</i>	QUEENSLAND PITTOSPORUM	21
<i>Bauhinia variegata</i>	PURPLE ORCHID TREE	20
<i>Grevillea robusta</i>	SILK OAK	20
<i>Quercus agrifolia</i>	COAST LIVE OAK	19
<i>Fraxinus velutina</i> 'Modesto'	MODESTO ASH	18
<i>Koelreuteria bipinnata</i>	CHINESE FLAME TREE	18
<i>Sequoia sempervirens</i>	COAST REDWOOD	18
<i>Xylosma congestum</i>	XYLOSMA	18
<i>Liquidambar styraciflua</i> 'Rotundiloba'	ROUND-LEAFED SWEETGUM	17
<i>Agonis flexuosa</i>	PEPPERMINT TREE	16
<i>Alnus rhombifolia</i>	WHITE ALDER	16
<i>Lagerstroemia indica</i> 'White'	WHITE CRAPE MYRTLE	16
<i>Fraxinus velutina</i>	ARIZONA ASH	15
<i>Handroanthus impetiginosus</i>	PINK TRUMPET TREE	15
<i>Olea europaea</i>	OLIVE	15
<i>Cedrus deodara</i>	DEODAR CEDAR	14
<i>Morus alba</i>	WHITE MULBERRY	14
<i>Pyrus calleryana</i> 'Bradford'	BRADFORD PEAR	14
<i>Acer palmatum</i>	JAPANESE MAPLE	13
<i>Afrocarpus macrophyllus</i> 'Maki'	SHRUBBY YEW PINE	13
<i>Melaleuca viminalis</i>	WEeping BOTTLEBRUSH	13
<i>Harpephyllum caffrum</i>	KAFFIR PLUM	12
<i>Koelreuteria paniculata</i>	GOLDENRAIN TREE	12
<i>Nerium oleander</i>	OLEANDER	12
<i>Strelitzia nicolai</i>	GIANT BIRD OF PARADISE	12
<i>Eucalyptus globulus</i>	BLUE GUM	11
<i>Eucalyptus sideroxylon</i>	RED IRONBARK	11
<i>Liriodendron tulipifera</i>	TULIP TREE	11
<i>Prunus persica</i>	PEACH	11
<i>Quercus virginiana</i>	SOUTHERN LIVE OAK	11
<i>Brachychiton populneus</i>	BOTTLE TREE	10
<i>Corymbia ficifolia</i>	RED FLOWERING GUM	10
<i>Eucalyptus cladocalyx</i>	SUGAR GUM	10
<i>Eucalyptus rudis</i>	DESERT GUM	10
<i>Juniperus chinensis</i> 'Torulosa'	HOLLYWOOD JUNIPER	9
<i>Metrosideros excelsus</i>	NEW ZEALAND CHRISTMAS TREE	9
<i>Pinus torreyana</i>	TORREY PINE	9
<i>Tipuana tipu</i>	TIPU	9
<i>Bauhinia blakeana</i>	HONG KONG ORCHID TREE	8
<i>Ceiba speciosa</i>	SILK-FLOSS TREE	8
<i>Chitalpa tashkentensis</i>	CHITALPA	8
<i>Rhus lancea</i>	AFRICAN SUMAC	8
<i>Alnus cordata</i>	ITALIAN ALDER	7
<i>Araucaria columnaris</i>	STAR PINE	7

<i>Arbutus 'Marina'</i>	MARINA ARBUTUS	7
<i>Eriobotrya deflexa</i>	BRONZE LOQUAT	7
<i>Ligustrum japonicum</i>	JAPANESE PRIVET	7
<i>Pistacia chinensis</i>	CHINESE PISTACHE	7
<i>Psidium guajava</i>	GUAVA	7
<i>Citrus limon</i>	LEMON	6
<i>Magnolia soulangiana</i>	SAUCER MAGNOLIA	6
Other tree	OTHER TREE	6
<i>Cedrus atlantica</i>	ATLAS CEDAR	5
<i>Ficus rubiginosa</i>	RUSTY LEAF FIG	5
<i>Phoenix dactylifera</i>	DATE PALM	5
<i>Photinia fraseri</i>	FRASERS PHOTINIA	5
<i>Prunus cerasifera 'Krater Vesuvius'</i>	PLUM KRAUTERS VESUVIUS	5
<i>Ilex altaclarensis 'Wilsonii'</i>	WILSON HOLLY	4
<i>Persea americana</i>	AVOCADO	4
<i>Pittosporum tobira</i>	MOCK ORANGE	4
<i>Pyrus calleryana 'Holmford'</i>	NEW BRADFORD PEAR	4
<i>Acacia decurrens</i>	GREEN WATTLE	3
<i>Acer saccharinum</i>	SILVER MAPLE	3
<i>Betula pendula</i>	EUROPEAN WHITE BIRCH	3
<i>Carya illinoensis</i>	PECAN	3
<i>Cotoneaster lacteus</i>	RED CLUSTERBERRY	3
<i>Ficus carica</i>	EDIBLE FIG	3
<i>Gleditsia triacanthos</i>	HONEY LOCUST	3
<i>Lagerstroemia indica 'Dynamite'</i>	DYNAMITE CRAPE MYRTLE	3
<i>Melaleuca spp.</i>	MELALEUCA	3
<i>Pinus radiata</i>	MONTEREY PINE	3
<i>Prunus serrulata</i>	JAPANESE FLOWERING CHERRY	3
<i>Ailanthus altissima</i>	TREE OF HEAVEN	2
<i>Bauhinia forficata</i>	BRAZILIAN BUTTERFLY TREE	2
<i>Eugenia uniflora</i>	SURINAM CHERRY	2
<i>Feijoa sellowiana</i>	PINEAPPLE GUAVA	2
<i>Ficus macrophylla</i>	MORETON BAY FIG	2
<i>Jasminum spp.</i>	JASMINE	2
<i>Juniperus spp.</i>	JUNIPER	2
<i>Laurus nobilis</i>	SWEET BAY	2
<i>Myoporum laetum</i>	MYOPORUM	2
<i>Schefflera actinophylla</i>	QUEENSLAND UMBRELLA TREE	2
<i>Ulmus pumila</i>	SIBERIAN ELM	2
<i>Acacia longifolia</i>	SYDNEY GOLDEN WATTLE	1
<i>Acacia melanoxylon</i>	BLACK ACACIA	1
<i>Acer palmatum 'Red'</i>	JAPANESE MAPLE RED	1
<i>Agave americana</i>	CENTURY PLANT	1
<i>Brachychiton acerifolius</i>	AUSTRALIAN FLAME TREE	1
<i>Brachychiton discolor</i>	PINK FLAME TREE	1
<i>Brahea armata</i>	MEXICAN BLUE PALM	1
<i>Calocedrus decurrens</i>	INCENSE CEDAR	1
<i>Caryota mitis</i>	CLUSTERED FISHTAIL PALM	1
<i>Cercidium spp.</i>	PALO VERDE	1
<i>Cercis canadensis</i>	EASTERN REDBUD	1
<i>Citrus reticulata</i>	TANGERINE	1
<i>Citrus spp.</i>	CITRUS	1

<i>Cocculus laurifolius</i>	LAUREL-LEAFED SNAILSEED	1
<i>Corymbia maculata</i>	SPOTTED GUM	1
<i>Cotinus coggygia</i>	SMOKE TREE	1
<i>Cycas revoluta</i>	SAGO PALM	1
<i>Dodonaea viscosa</i>	HOPSEED	1
<i>Eucalyptus leucoxylon</i>	WHITE IRONBARK	1
<i>Eucalyptus</i> spp.	EUCALYPTUS	1
<i>Eucalyptus torquata</i>	CORAL GUM	1
<i>Ficus elastica</i>	RUBBER TREE	1
<i>Ficus microcarpa</i>	WEeping INdIAN LAUREL FIG	1
<i>Fraxinus angustifolia oxycarpa</i>	RAYWOOD ASH	1
<i>Ginkgo biloba</i> 'Autumn Gold'	GINKGO AUTUMN GOLD	1
<i>Handroanthus chrysotrichus</i>	GOLDEN TRUMPET TREE	1
<i>Juglans nigra</i>	BLACK WALNUT	1
<i>Juglans</i> spp.	WALNUT	1
<i>Koelreuteria</i> spp.	KOELREUTERIA	1
<i>Ligustrum confusum</i>	PRIVET	1
<i>Magnolia grandiflora</i> 'Saint Mary'	SAINT MARY MAGNOLIA	1
<i>Malus sylvestris</i>	EDIBLE APPLE	1
<i>Melia azedarach</i>	CHINABERRY	1
<i>Photinia serrulata</i>	CHINESE PHOTINIA	1
<i>Pittosporum floribundum</i>	HIMALAYAN PITTOSPORUM	1
<i>Prosopis juliflora</i>	BAYAHONDA BLANCA	1
<i>Prunus armeniaca</i>	APRICOT	1
<i>Prunus</i> spp.	STONE FRUIT	1
<i>Pyrus calleryana</i> 'Aristocrat'	ARISTOCRAT PEAR	1
<i>Raphiolepis</i> 'Majestic Beauty'	INDIAN HAWTHORNE	1
<i>Salix</i> spp.	WILLOW	1
<i>Schinus polygamus</i>	PERUVIAN PEPPER	1
<i>Syzygium paniculatum</i>	BRUSH CHERRY	1
<i>Tristanopsis laurina</i>	WATER GUM	1
Total Trees	TOTAL TREES	8,933
Vacant Sites	VACANT SITE	4,281
Stump	STUMP	22
Dead Tree	DEAD TREE	14
Total Sites	TOTAL SITES	13,250

APPENDIX #3

**CITY OF MONTEREY PARK
PRICE SCHEDULE
TREE MAINTENANCE SERVICES**

APPENDIX #3

Item	Description	Unit	Unit Price \$
BASIC SERVICES: Basic Tree Trimming/Maintenance Services			
1	Grid Trimming – Scheduled Tree Trimming by Grid; includes removing hazardous limbs and crown raising for sign clearance, street light illumination, and utility vehicles.	EA	\$
2	Computer Database – Tree inventory, use of software & training	LS	No Cost
ADDITIONAL SERVICES – Unscheduled Tree Trimming/Maintenance Services			
3	Clearance Tree Trimming: includes removing hazardous limbs and crown raising for sign clearance, street light illumination, and utility vehicles.	EA	\$
4*	Aesthetic Tree Trimming: includes crown raising, removing all dead or dying limbs, thinning, and shaping.	EA	\$
5	Crown reduction/restoration (i.e., Ficus, Pines & Elms, etc.)	EA	\$
	Palm Tree Trimming		\$
6	Coco palm, any size	EA	\$
7	Washingtonia Palm, any size	EA	\$
8	Canary Island Date Palm, any size	EA	\$
9	Palm Tree Skinning	Linear Foot	\$
10	Tree & Stump Removal	INCH DBH	\$
11	Tree Only Removal	INCH DBH	\$
12	Stump Removal Only	INCH DIA	\$
13	Root Prune	LF	\$
14	Furnish & Plant 15-Gallon Tree with Root Barrier	EA	\$
15	Furnish & Plant 24-Inch Box Tree with Root Barrier	EA	\$
16	Furnish & Plant 36-Inch Box Tree	EA	\$
17	Tree Watering	Day	\$
18	Specialty Equipment Rental with operator (i.e., Crane)	Hour	\$
19	Written Arborist Reports	Tree Site	\$
Emergency Services			
20	3-person crew rental - During Work Hours (7:00 am to 7:00 p.m.) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$
21	2-person crew rental - During Work Hours (7:00 am to 7:00 p.m.) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$
22	1-person crew rental - During Work Hours (7:00 am to 7:00 p.m.) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$
23	Outside Work Hours (7:00 p.m. to 7:00 am) - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc. Based on per man hour.	HOUR	\$

*Composite rate based on average species sizes

APPENDIX #4

APPENDIX 4 – Certification of Proposal

The undersigned hereby submits its proposal and agrees to be bound by the terms and conditions of this Request for Proposal.

- 1) Proposer declares and warrants that no elected or appointed official, officer or employee of the City has been or shall be compensated, directly or indirectly, in connection with this proposal or any work connected with this proposal. Should any agreement be approved in connection with this Request for Proposal, Proposer declares and warrants that no elected or appointed official, officer or employee of the City, during the term of his/her service with the City shall have any direct interest in that agreement, or obtain any present, anticipated or future material benefit arising therefrom.
- 2) By submitting the response to this request, Proposer agrees, if selected to furnish services to the City in accordance with this RFP.
- 3) Proposer has carefully reviewed its proposal and understands and agrees that the City is not responsible for any errors or omissions on the part of the Proposer and that the Proposer is responsible for them.
- 4) It is understood and agreed that the City reserves the right to accept or reject any or all proposals and to waive any informality or irregularity in any proposal received by the City.
- 5) The proposal response includes all of the commentary, figures and data required by the Request for Proposal
- 6) The proposal shall be valid for 90 days from the date of submittal.

Name of Proposer: _____

By: _____

(Authorized Signature)

Type Name: _____

Title: _____

Date: _____

EXHIBIT B

**CITY OF MONTEREY PARK
PRICE SCHEDULE FOR TREE MAINTENANCE SERVICES**

EXHIBIT "B"

Item	Description	Unit	Proposed Unit Price
<u>BASIC SERVICES: Basic Tree Trimming/Maintenance Services</u>			
1	Grid Trimming – Scheduled Tree Trimming by Grid; includes removing hazardous limbs and crown raising for sign clearance, street light illumination, and utility vehicles.	EA	\$ 54.00
2	Computer Database – Tree inventory, use of software & training	LS	No Cost
<u>ADDITIONAL SERVICES – Unscheduled Tree Trimming/Maintenance Services</u>			
3	Clearance Tree Trimming: includes removing hazardous limbs and crown raising for sign clearance, street light illumination, and utility vehicles.	EA	\$ 54.00
4	Aesthetic Tree Trimming: includes crown raising, removing all dead or dying limbs, thinning, and shaping.	EA	\$ 184.00
5	Crown reduction/restoration (i.e., Ficus, Pines & Elms, etc.)	EA	\$ 244.00
	Palm Tree Trimming		
6	Coco palm, any size	EA	\$ 54.00
7	Washingtonia Palm, any size	EA	\$ 54.00
8	Canary Island Date Palm, any size	EA	\$ 154.00
9	Palm Tree Skinning	Linear Foot	\$ 10.00
10	Tree & Stump Removal	INCH DBH	\$ 29.00
11	Tree Only Removal	INCH DBH	\$ 19.00
12	Stump Removal Only	INCH DIA	\$ 10.00
13	Root Prune	LF	\$ 10.00
14	Furnish & Plant 15-Gallon Tree with Root Barrier	EA	\$ 254.00
15	Furnish & Plant 24-Inch Box Tree with Root Barrier	EA	\$ 394.00
16	Furnish & Plant 36-Inch Box Tree	EA	\$ 994.00
17	Tree Watering	Day	\$ 554.00
18	Specialty Equipment Rental with operator (i.e., Crane)	Hour	\$ 124.00
19	Written Arborist Reports	Tree Site	\$ 144.00
<u>Emergency Services</u>			
20	<u>3-person crew rental - During Work Hours (7:00 am to 7:00 p.m.)</u> - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$ 210.00
21	<u>2-person crew rental - During Work Hours (7:00 am to 7:00 p.m.)</u> - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$ 140.00
22	<u>1-person crew rental - During Work Hours (7:00 am to 7:00 p.m.)</u> - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc.	HOUR	\$ 70.00
23	<u>Outside Work Hours (7:00 p.m. to 7:00 am)</u> - General Tree Trimming/Removal on Streets, Parks or Golf Course. Includes all species, heights, dbh, etc. <i>Based on per man hour.</i>	HOUR	\$ 90.00

It is intended that any other public agency (e.g., city, county, district, public authority, public agency, municipality, school district, or public corporation) shall have the option to participate in any award made as a result of this solicitation at the same prices. The City shall incur no financial responsibility in connection with any purchase by another public agency. The public agency shall accept sole responsibility for placing orders and making payments to the vendor.



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: **New Business**
 Agenda Item 6-F.

TO: The Honorable Mayor and City Council
FROM: Ron Bow, Director of Public Works/Assistant City Manager
SUBJECT: Professional Service Agreements for On-Call General Engineering Services

RECOMMENDATION:

It is recommended that the City Council consider:

1. Authorizing the City Manager, or designee, to enter into 3-year professional service agreements with KOA Corporation, Transtech Engineers, SA Associates, and RKA Consulting Group to provide On-Call Engineering Services, in a form approved by the City Attorney; and
2. Taking such additional, related action that may be desirable.

CEQA:

Taking the recommended action would not result in a potential for resulting in a direct or reasonably indirect physical change in the environment and, accordingly, does not qualify as a "project" under the California Environmental Quality Act (Cal. Pub. Res. Code §§ 21000, *et seq.*; "CEQA") or CEQA regulations (Cal. Code Regs. tit. 14, §§ 15000, *et seq.*; see Cal. Code Regs. tit. 14, §§ 15061(b)(3), 15378).

EXECUTIVE SUMMARY:

Staff solicited proposals from local engineering firms to provide civil, structural, geotechnical, traffic engineering, land surveying, building and landscape architecture services to assist staff in delivering the City's Capital Improvement Program (CIP) projects on an as-needed basis. Seven (7) firms submitted proposals. Staff reviewed and ranked the proposals and recommends entering into 3-year professional service agreements with KOA Corporation, Transtech Engineers, SA Associates and RKA Consulting Group.

Following is a summary of the proposals received:

BIDDERS
KOA CORPORATION
TRANSTECH ENGINEERS
SA ASSOCIATES
RKA CONSULTING GROUP
AIM CONSULTING SERVICES
CIVILTECH ENGINEERING, INC.
DMR TEAM

BACKGROUND:

One of the primary responsibilities of the Engineering Division is to complete all of the projects in the City's annual Capital Improvement Program (CIP). The list of budgeted CIP projects may include street, sewer, water, park and building improvements and/or equipment upgrades requested by various city departments. The Engineering Division typically takes the lead in coordinating with each department, preparing bid specifications, administering the contracts and managing construction.

During the course of any given year, there are often many unplanned, high-priority and sometimes emergency projects that are added to the CIP. The increased demand on the engineering staff can make it very challenging to keep up with the day to day responsibilities that include reviewing all private residential and commercial development projects, issuing public works permits, providing inspections, responding to all traffic related issues, attending to the public counter as well as requests from other agencies and utility companies and providing engineering support to all other city departments.

As such, having the ability to contract with pre-approved engineering firms on an as-needed basis would help relieve staff and better serve the public. Therefore, staff prepared a Request for Proposals (RFP) for qualified engineering firms to provide on-call general engineering and architectural services. On an as-needed basis, the services to be provided by the consultant(s) would generally include preparation of engineered design drawings, construction specifications, cost estimates, construction management, project management, traffic engineering support, plan checking and any related municipal engineering support.

Over the years, the City has utilized various consultants to help complete the City's CIP projects and provide other engineering support services. Recently, staff has worked successfully with consultants to prepare construction drawings and bid specifications, managed construction of the City's \$5M Parks Master Plan Improvements, \$5M Water

System Improvements in the Northeast Area and North Atlantic Traffic Corridor Improvements.

The RFP was sent to local engineering firms and seven (7) submitted proposals. The proposals were reviewed by a panel that included Ron Bow, Assistant City Manager/Director of Public Works, Michael Huntley, Director of Community and Economic Development and Rey Alfonso, Assistant City Engineer. The proposals were ranked based on completeness, demonstrated experience and technical competence.

While all seven firms were capable firms, staff recommends entering into 3-year professional service agreements with four firms that were determined to be the most well rounded and most qualified to meet the City's needs. Pre-qualifying four firms would be beneficial as it would give staff the flexibility to utilize firms with different specialties or based on availability at certain times due to workloads. The following is a summary of each the recommended firms:

Transtech (Chino) – Transtech provides an excellent combination of general engineering services, technical experience and competitive rates. While Transtech offers a full range of services, their expertise in traffic, structural, design and grant management services is a plus. Recently, Transtech was instrumental in helping staff deliver the City's Park Master Plan Improvement projects.

KOA Corporation (Monterey Park) – KOA specializes in traffic and civil design, transportation planning and construction management. Their office location in the City would be helpful in setting up immediate face to face meetings and they are most familiar with Monterey Park's traffic issues. KOA is currently managing construction of the Water Main Replacement Project in the Northeast Area and is also designing traffic signal improvements for the North Atlantic Traffic Corridor.

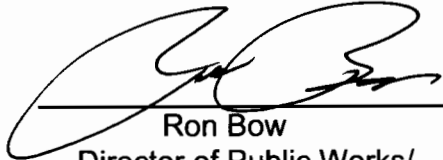
SA Associates (Arcadia) – SA can provide a variety general engineering and architectural services. In addition, they have experience dealing with state and federal funding, are well recognized in the water industry and offer competitive rates.

RKA Consulting Group (Walnut) – RKA offers a full range of services and experience to local governments. Most services are handled in-house and they can provide engineering, design, program management, planning, surveying and construction management services at a highly competitive rate.

FISCAL IMPACT:

There will be no fiscal impact associated with entering into professional service agreements with these four firms. The firms will be used on an as-needed basis and paid out of the specific CIP project budget as they are assigned. In addition, any plan check services provided by these firms would be passed on to the private developers. Attached are the rate schedules for each of the recommended firms.

Respectfully submitted by:



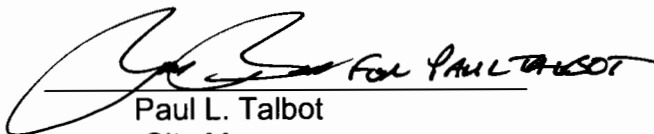
Ron Bow
Director of Public Works/
Assistant City Manager

Prepared by:



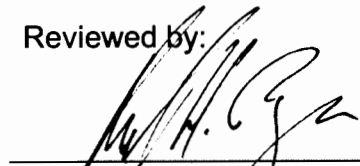
Rey Alfonso
Assistant City Engineer

Approved by:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

ATTACHMENT:

1. Rate Schedules

ATTACHMENT 1

Rate Schedules

**PROPOSAL FOR THE CITY OF MONTEREY PARK
ON-CALL GENERAL ENGINEERING AND ARCHITECTURAL SERVICES**

SECTION 5: FEE SCHEDULE

**KOA Corporation
BILLING RATES 2015 to 2018**

Employee Title	2015	2016	2017	2018
President	\$ 285.50	\$ 291.21	\$ 297.03	\$ 302.97
Principal Engineer I	\$ 260.00	\$ 265.20	\$ 270.50	\$ 275.91
Principal Engineer II	\$ 224.00	\$ 228.48	\$ 233.05	\$ 237.71
Senior Engineer I	\$ 208.00	\$ 212.16	\$ 216.40	\$ 220.73
Senior Engineer II	\$ 169.00	\$ 172.38	\$ 175.83	\$ 179.34
Senior Designer I	\$ 197.50	\$ 201.45	\$ 205.48	\$ 209.59
Senior Designer II	\$ 164.00	\$ 167.28	\$ 170.63	\$ 174.04
Senior Planner I	\$ 197.50	\$ 201.45	\$ 205.48	\$ 209.59
Senior Planner II	\$ 164.00	\$ 167.28	\$ 170.63	\$ 174.04
Associate Engineer I	\$ 132.50	\$ 135.15	\$ 137.85	\$ 140.61
Associate Engineer II	\$ 106.00	\$ 108.12	\$ 110.28	\$ 112.49
Associate Planner I	\$ 132.00	\$ 134.64	\$ 137.33	\$ 140.08
Associate Planner II	\$ 106.00	\$ 108.12	\$ 110.28	\$ 112.49
Associate Designer I	\$ 106.00	\$ 108.12	\$ 110.28	\$ 112.49
Associate Designer II	\$ 85.50	\$ 87.21	\$ 88.95	\$ 90.73
Assistant Engineer I	\$ 106.00	\$ 108.12	\$ 110.28	\$ 112.49
Assistant Engineer II	\$ 85.50	\$ 87.21	\$ 88.95	\$ 90.73
Assistant Planner I	\$ 95.50	\$ 97.41	\$ 99.36	\$ 101.35
Assistant Planner II	\$ 75.50	\$ 77.01	\$ 78.55	\$ 80.12
Assistant Designer I	\$ 85.00	\$ 86.70	\$ 88.43	\$ 90.20
Assistant Designer II	\$ 65.00	\$ 66.30	\$ 67.63	\$ 68.98
Technician I	\$ 79.50	\$ 81.09	\$ 82.71	\$ 84.37
Technician II	\$ 58.00	\$ 59.16	\$ 60.34	\$ 61.55
Administrative Assistant I	\$ 79.50	\$ 81.09	\$ 82.71	\$ 84.37
Administrative Assistant II	\$ 58.00	\$ 59.16	\$ 60.34	\$ 61.55
Intern	\$ 52.00	\$ 53.04	\$ 54.10	\$ 55.18
Construction Manager	\$ 135.00	\$ 137.70	\$ 140.45	\$ 143.26
Assistant Construction Manager	\$ 115.00	\$ 117.30	\$ 119.65	\$ 122.04
Senior Construction Observer	\$ 100.00	\$ 102.00	\$ 104.04	\$ 106.12
Construction Observer	\$ 95.00	\$ 96.90	\$ 98.84	\$ 100.81
SWPPP Developer (QSD)	\$ 115.00	\$ 117.30	\$ 119.65	\$ 122.04
SWPPP Practitioner (QSP)	\$ 100.00	\$ 102.00	\$ 104.04	\$ 106.12

TRANSTECH ENGINEERS, INC. STANDARD HOURLY RATES	
Effective thru 12/31/2016	
Classification	Hourly Rate
Senior Engineer	\$155 to \$175
Project Manager	\$140 to \$170
Project Engineer	\$140 to \$160
Staff Engineer/Associate Engineer	\$120 to \$145
CADD Designer	\$100 to \$125
Sr. Planner	\$120 to \$145
Associate Planner	\$100 to \$120
Funds and Grants Manager	\$130 to \$150
Funds Analyst	\$100 to \$120
Transportation Analyst	\$130 to \$160
Plan Checker	\$100 to \$135
Construction Manager	\$150 to \$170
Inspector, PW	\$115 to \$135
Building Official	\$125 to \$145
Inspector, Building	\$80 to \$120
Engineering Technician	\$65 to \$75
Building Technician	\$65 to \$75
Administrative/Clerical	\$60 to \$65
2-Man Survey Crew	\$275
Reimbursable direct expenses are billed at cost plus 5%.	
Fees are adjusted annually based on the Consumer Price Index (CPI) for the local County area in which the City is located for Cost of Living Adjustment.	





SECTION IV: FEE SCHEDULE

HOURLY CHARGE RATE AND EXPENSE REIMBURSEMENT SCHEDULE

Position	Hourly Rates
Project/Construction Manager	\$150.00 - \$195.00
Engineer	\$118.00
Designer (CAD Operator)	\$ 95.00
Structural Engineer	\$165.00
Electrical Engineer	\$165.00
Funding Coordinator	\$150.00
Construction Inspector	\$85.00 - \$115.00
Quality Assurance / Quality Control	\$150.00
Secretary	\$ 75.00
Surveyor (Two-Man Crew)	\$250.00

Reimbursable In-House Costs

Photo Copies	\$ 0.15/each
Blueprints	\$ 0.50/S.F
Vehicle mileage, between engineer's office and project site and/or client offices, will be billed at	\$ 0.58/mile

Other Reimbursables

Reproduction, special photograph, printing, and any other services performed by subcontractor will be billed at	cost + 15%
Postage Delivery Service, Express Mail	cost + 15%

NOTE: All rates listed above are effective to December 31, 2016

FEE SCHEDULE



2015 HOURLY RATE SCHEDULE*

RKA proposes to provide the requested City Engineer and necessary related engineering services on a "time and materials" basis per the Hourly Rate Schedule shown below.

Project Principal	\$	170.00
Registered Engineer/Project Manager	\$	140.00
Project Engineer/Assistant Project Manager	\$	115.00
Plan Check Engineer (Registered)	\$	125.00
Engineering Technician	\$	75.00
Public Works Inspector	\$	85.00
Public Works Inspector (Prevailing Wage)	\$	105.00
Administrative/Clerical	\$	60.00

- RKA's minimum unit of time for billing purposes is 15 minutes.
- All charges for subcontracted services will be in the same amounts as actually invoiced to and paid by RKA Consulting Group, plus a 15% markup.
- All charges for reimbursable expenses, such as reproductions, will be billed at direct cost, plus a 15% markup.

* RKA recalibrates its billing rates for professional time each calendar year and reserves the right to raise the billing rate for one or more professional categories by no more than 3% once in twelve calendar months, based on the current Consumer Price Index.





City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: New Business
Agenda Item 6-G.

TO: The Honorable Mayor and City Council
FROM: Ron Bow, Director of Public Works/Assistant City Manager
SUBJECT: 2016 ADA Curb Ramps – Award of Contract

RECOMMENDATION:

It is recommended that the City Council consider:

1. Awarding the contract for the 2016 ADA Curb Ramps to the lowest bidder, FS Contractors, Inc, of Sylmar, in the amount of \$269,450.00;
2. Authorizing the Public Works Director to approve construction change orders up to \$26,950 (up to 10% of construction contract amount) for this project;
3. Authorizing the City Manager, or his designee, to execute the contract on behalf of the City; and
4. Taking such additional, related action that may be desirable.

CEQA (California Environmental Quality Act):

Since the proposed work is a minor alteration to an existing public facility, this project is Class 1 Categorically Exempt pursuant to the California Environmental Quality Act (CEQA).

EXECUTIVE SUMMARY:

On August 5, 2015, the City Council approved solicitation of bids for the 2016 ADA Curb Ramps. Bid opening occurred on February 25, 2016. Following the bid opening, FS Contractors, Inc. was determined to be the apparent lowest responsible bidder with an amount of \$269,450.00. The Engineer's estimate for this project is \$300,000.

BACKGROUND:

The project involves the construction of 121 new ADA (Americans with Disabilities Act) curb ramps in the vicinity of Brightwood and Hillcrest Elementary Schools, and re-establishing the street centerline monuments at 29 locations. The new ramps will improve access for pedestrians, persons in wheelchairs, and the visually impaired.

On February 25, 2016, staff received a total of four bids. A summary of the bid amounts is as follows:

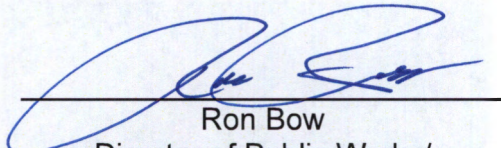
RANK	BIDDER	BID AMOUNT
1	FS CONTRACTORS, INC.	\$269,450.00
2	EC CONSTRUCTION CO.	\$296,440.00
3	NOBEST, INC.	\$298,800.00
4	GENTRY BROTHERS, INC.	\$335,480.00

The bid submitted by FS Contractors, Inc. is the lowest responsive bid from a responsible bidder. FS Contractors' license was verified with the California State Contractor's License Board to be current, active and in good standing. Staff also checked the contractor's references and received positive feedback. FS Contractors has performed similar ADA curb ramp installations in the cities of Santa Clarita, Pasadena, El Segundo and La Habra.

FISCAL IMPACT:

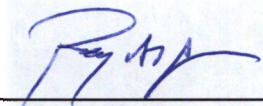
The project will be funded with State Gas Tax (Account No. 0022-5003-89850), Bike Route Funds (0023-5001-91945) and Measure R Funds (Account No. 0110-5001-91945). Adding a 10% contingency for any unforeseen changes, the estimated total project cost is \$296,400.00.

Respectfully submitted by:



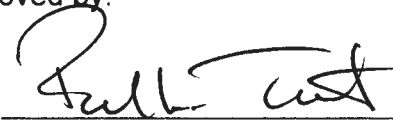
Ron Bow
Director of Public Works/
Assistant City Manager

Prepared by:



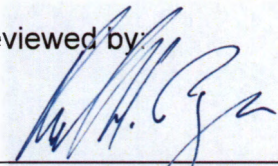
Rey Alfonso
Assistant City Engineer

Approved by:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

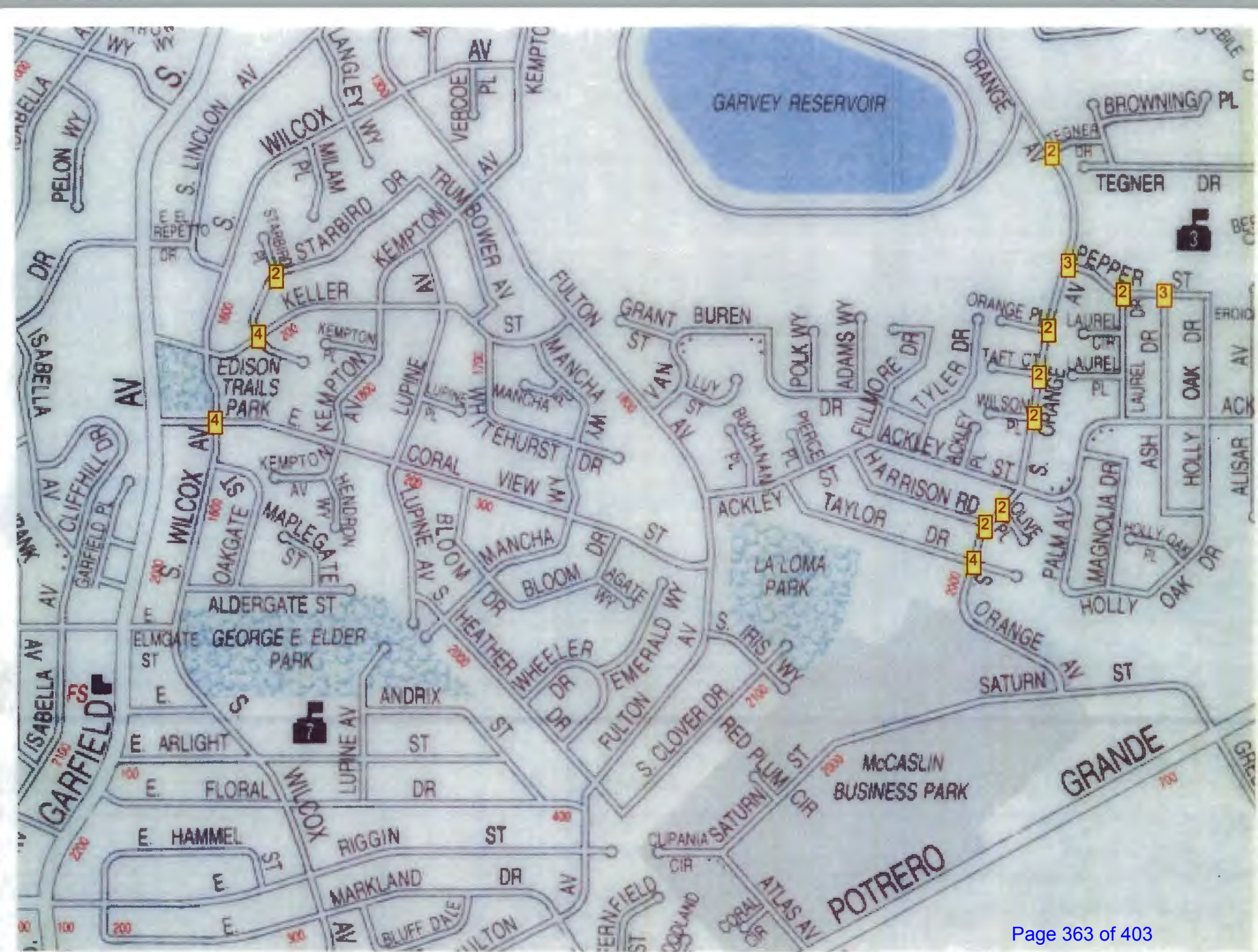
Attachment:

1. Map of ramp locations

ATTACHMENT 1

Map of Ramp Locations







City Council Staff Report

DATE: March 2, 2016

AGENDA ITEM NO: New Business
Agenda Item 6-H.

TO: The Honorable Mayor and City Council
FROM: Ron Bow, Director of Public Works/Assistant City Manager
SUBJECT: Purchase of a 2016 Doosan towable air compressor

RECOMMENDATION:

It is recommended that the City Council consider:

1. Authorizing the City Manager, or designee to purchase a 2016 Doosan towable air compressor per bid #16-1 at a cost of \$26,815.09; and
2. Taking such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

The Water Division's current unit air compressor is a 1997 Ingersol P185 air compressor with 1,579 run hours and an excessive oil consumption issue. To repair this air compressor requires a complete engine replacement. Due to its age, use and condition it is not cost effective to repair and upgrade emission components. Staff requested bids to replace this piece of equipment and received one bid in return. Staff recommends the City Council authorize the purchase of a Doosan towable air compressor at a cost of \$26,815.09.

BACKGROUND:

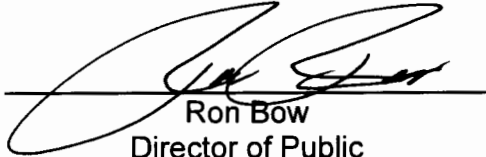
The 2015-2016 Budget includes \$28,000.00 to replace an aging, obsolete air compressor for the Water Division. Staff recently completed the RFP bidding process (Bid 16-1) to replace the air compressor. Bid packages were sent to the following twelve (12) vendors: Volvo Construction Equipment, Yale Chase Equipment, Trinity Equipment, HER-LLC, Garvey Equipment, Eberhard Equipment, Diamond A Equipment, BM ProTurf, All Source Equipment, Cal Bay Equipment, Orielly, and Jack X Change. Staff received one completed bid package from Volvo Construction Equipment at a cost of \$26,815.09.

The Doosan P185 towable air compressor operates on diesel fuel and has been certified by AQMD and CARB as emission compliant (low emission output). This air compressor is powered by a 4 cylinder Doosan engine and a rotary screw design which supports its' 185 CFM output capable of running dual jack hammers as required by the Water Division when repairing main water line brakes.

FISCAL IMPACT:

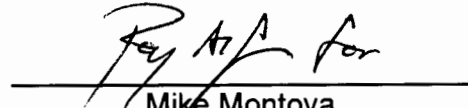
The fiscal year 2015-16 budget included \$28,000.00 for the purchase of a portable air compressor (0092-801-4223-54930). The cost for the Doosan towable air compressor from Volvo Construction Equipment is \$26,815.09 which is within the budgeted amount.

Respectfully submitted by:



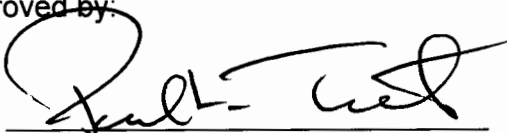
Ron Bow
Director of Public
Works/Assistant City Manager

Prepared by:



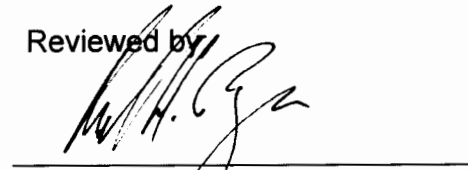
Mike Montoya
Fleet Supervisor

Approved by:



Paul L. Talbot
City Manager

Reviewed by:



Karl H. Berger
Assistant City Attorney

ATTACHMENT(S):

1. Bid 16-1 package
2. Volvo Construction Equipment Bid

ATTACHMENT 1

Bid 16-1 Package

CITY OF MONTEREY PARK

320 West Newmark Avenue Monterey Park, CA. 91754-2896

Phone: 626-307-1288 Fax: 626-927-9624 E-mail mmontoya@montereypark.ca.gov



CITY OF MONTEREY PARK

NOTICE INVITING BIDS

YEAR 2016 TOWABLE AIR COMPRESSOR

BID NO. 16-1

FEBRUARY 9, 2016

Sealed proposals must be received before 10:00a.m. on February 9, 2016, by the City Clerk's office for the City of Monterey Park 320 West Newmark Ave. Monterey Park, CA. 91754-2896 for procurement of a towable air compressor.

Packets may be obtained from the Fleet Services office at Public Works City Yard or by Federal Express. Call Mary Lou at (626) 307-1427, for delivery via Federal Express. Have your Federal Express account number available. Please refer to specifications for complete details and bid requirements.

The specifications in this notice are a part of any contract awarded in accordance with this RFP.

If you have any questions or comments regarding this bid prior to the bid opening date, please contact Mike Montoya at (626) 307-1288 or Tito Haes at (626) 307-1291.

Sincerely,

Tito Haes
Public Works Maintenance Manager

CITY OF MONTEREY PARK

REQUEST FOR BIDS

BID # 16-1

BIDS ARE DUE: NOT LATER THAN 10A.M. FEBRUARY 9, 2016.

The City of Monterey Park invites sealed bids for: 2016 towable air compressor.

The City of Monterey Park is seeking bids to provide 2016 towable air compressor.

1. Return original of Bid to:

City of Monterey Park
City Clerk
320 W. Newmark Ave.
Monterey Park, CA 91754

2. Bidder must honor bid prices for sixty (60) days.
3. Bids must include this Bid form and be signed by the vendor's authorized representative.
5. Award of a contract will be made by the City Council based upon the criteria set forth in this bid solicitation.

BIDDER TO READ

I have, read, understood, and agree to the terms and conditions on all pages of this bid. The undersigned agrees to furnish the commodity or service stipulated on this bid as stated above.

Company

Address

Name (Print)

Signature

Company Phone No.

Title of Person Signing Bid

BID INSTRUCTIONS

1. **Submitting Bids.** (a) Bids must include this form, in its entirety, in a sealed envelope with the wording "Bid," bid number and closing date marked on the outside; (b) Bids/corrections received after the closing time will not be opened. The City is not responsible for bids not properly marked and delivered. Upon award, all submissions become a matter of public record.
2. **Alternatives.** Any changes or alternatives must be set forth in a letter attached to this bid. The City has the option of accepting or rejecting any alternative bid.
3. **Currency.** All references to dollar amounts in this solicitation and in vendor's response refer to United States currency.
4. **Preparation.** All bids must be typed or written in black ink. Errors may be crossed out and corrected in ink, then initialed in ink by the person signing the bid.
5. **Rejection.** The City may reject any or all bids and waive irregularity in any bid.
6. **Default.** In case of default by the vendor of any of the conditions of this bid or contract resulting from this bid, the vendor agrees that the City may procure the services from other sources and may deduct from the unpaid balance due the vendor, or collect against the bond or surety, or may invoice the vendor for excess costs so paid, and prices paid by the City will be considered the prevailing market price at the time such purchase is made.
7. **Assignment.** No assignment by the vendor of contract or any part hereof, or of funds to be received hereunder, is binding upon the City unless the City gave written consent before such assignment.
8. **Sub contractors.** The Bidder must list any subcontractors that will be used, the work to be performed by them, and total number of hours or percentage of time they will spend on the project.
9. **Indemnification.** The extent of a successful contractor's obligation to indemnify and defend the City is set forth in the sample contract.
10. **Bid Rejection.** The City may reject the bid of any bidder who previously failed to perform properly, or complete on time, contracts of a similar nature, or to reject the bid of a bidder who is not in a position to perform such a contract satisfactorily. The City may reject the bid of any bidder who is in default of the payment of taxes, licenses or other monies due to the City of Monterey Park.

11. Contract Pricing. Except as otherwise provided, price bids must remain consistent through the term of this contract.
12. Bid Questions.

Questions should be forwarded on letterhead to:

City of Monterey Park
Fleet Services Department
Attn: Mike Montoya
320 W. Newmark Ave.
Monterey Park, CA 91754

Questions may also be faxed to (626) 927-9624.
The last day for questions and site visits will be the Friday before the bids are due.

CONTRACT SAMPLE

The successful bidder will be required to enter into the sample contract that is attached as Exhibit "A."

STATEMENT OF WORK

The City of Monterey Park (City) requests bids for the following purpose according to the terms and conditions attached. In the preparation of this Request for Bid the words "Bidder," "Contractor," and "Consultant" are used interchangeably.

The purpose of the bid is to purchase 2016 towable air compressor meeting the technical specifications set forth in attached Exhibit "B," which is incorporated by reference.

Bid Requirements

Three copies of the bid must be received by the City of Monterey Park, 320 W. Newmark Ave., Monterey Park, CA 91754, Attn: City Clerk, not later than 10:00a.m. on January 5, 2016.

Evaluation of Bids

The bids will be reviewed by City staff **during the week of February 9, 2016**. Bids will be evaluated based on the following qualifications criteria:

1. Contractor's understanding of scope of work.
2. Price.

Contract Award

The successful contractor will be selected by the City based upon the criteria set forth above and the City's sole discretion. The City is under no obligation to contract with any applicant.

1. Response Submittal Requirements.

Submitted bids must follow the format outlined below and all requested information must be supplied. Failure to submit bids in the required format will result in elimination from bid evaluation.

Each bid must be submitted in two parts:

Part I must relate to the Technical Bid
Part II must relate to the Cost Bid

PART I - TECHNICAL BID

Objective, Scope, Nature of Proposed Program (Section 1) - Describe the overall approach to any challenges, including the objective and scope of work to be performed by the contractor

Work Program (Section 2) - Describe the work or tasks to be performed.

Methodology (Section 3) - Describe the methodology and techniques to be employed.

Schedule (Section 4) - List the proposed schedule of activities including labor hours.

Program Monitoring (Section 5) - Describe the quality control procedures to be utilized during the project to ensure conformance with the scope of work.

Subcontractors (Section 6) - If subcontractors are to be used, identify each of them in the bid. Describe the work to be performed by them and the number of hours or the percentage of time they will devote to the project. Provide a list of their assigned staff, their qualifications, relationship to project management, schedule, costs, and hourly rates.

Contractor Capability and References (Section 7) - Provide a summary of the firm's relevant background experience. Discuss the applicability of such experience to this bid solicitation. Include examples of projects completed for other similar agencies that are of a similar nature and a contact person for each of those clients.

Time of Delivery: NO LATER THAN April 29, 2016.

Delivery of the equipment shall be made to:

**City Yard – Fleet Services
751 S. Alhambra Ave.
Monterey Park CA 91755**

PART II - COST BID

The Cost Bid must list the name and complete address of the bidder in the upper, left-hand corner.

The Cost/Price format for the bid must be as outlined in the Agreement for services. Exhibit B.

Total cost must be clearly indicated at the end of the Cost Bid and entered on the first page of the bid.

Costs must be itemized per the agreement for services.

Charges for supplies, equipment, travel, and subcontractors will be paid at cost. It is expected that general, overhead, and administrative costs are included in the hourly rate for labor. Bids submitted will be held to the total cost given in the response quote. It will be assumed that all contingencies and/or anticipated escalations are included. No additional funds will be paid above and beyond the original quote given by the selected bidder.

All bids must be submitted according to specifications set forth above and this section. Failure to adhere to these specifications may be cause for rejection of bid.

- I. Signature. An authorized representative of the bidder MUST sign all bids.
- II. Due Date. The bidder must submit THREE (3) complete copies of the bid in a sealed envelope, plainly marked in the upper, left-hand corner with the name and address of the bidder and the words "Request for Bid # 16-1." All bids must be received before 10:00 a.m. on February 9, 2016, and should be directed to:

City Clerk
City of Monterey Park
320 W. Newmark Ave.
Monterey Park, CA 91754

Late bids/bids will not be accepted. Any correction or resubmission done by the bidder will not extend the submittal due date.

- III. Addenda. City may modify the bid and/or issue supplementary information or guidelines relating to the bid solicitation during the bid preparation period of 5 to 10 calendar days.

- IV. Rejection. A bid may be deemed nonresponsive and may be immediately rejected if:
 - It is received at any time after the exact date and time set for receipt of bids and/or;
 - It is not prepared in the format prescribed and/or;
 - It is signed by an individual not authorized to represent the firm.

- V. Disposition of Bids. The City reserves the right to reject any or all bids. All responses become the property of the City. One copy of the bid must be retained for City files. Additional copies and materials will be returned only if requested and at the bidder's expense.

- VI. Bid Changes. Once submitted, bids, including the composition of the contracting team, cannot be altered without the prior written consent of the City. All bids constitute an offer to the City and may not be withdrawn for a period of sixty (60) days after the last day to accept bids.

CITY OF MONTEREY PARK

320 West Newmark Avenue • Monterey Park, CA. 91754-2896
Phone 626-307-1346 • Fax 626-307-0753 • E-mail purchasing@montereypark.ca.gov



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EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
TERMS AND CONDITIONS

1. Each bidder shall meet all of the specifications. Nonsubstantial deviations may be considered provided that the bidder submits a full description and explanation of and justifications for the proposed deviations. Final determination of any proposed deviation will be made by the City of Monterey Park. The City of Monterey Park, California, reserves the right to purchase the equipment which in our opinion represents the best value to the City for the duty to be performed.
2. Each bid must be submitted on the form provided in the bid package. Bid documents shall be enclosed in an envelope which shall be sealed and addressed to the City Clerk's office, 320 West Newmark Avenue, Monterey Park, California 91754, (only one bid per envelope is permitted). Additionally, the completed bid sheets should be clearly labeled with the bid title, and name of bidder.
3. TIME OF DELIVERY is a part of the consideration and must be stated in definite terms and must be adhered to.
4. TERMS of less than 30 days for cash discount will be considered as net.
5. ALL QUOTATIONS must be signed with the firm's name by a responsible officer or employee. Obligations assumed by such signature must be filled.
6. The City of Monterey Park reserves the right to reject any or all quotations, waive any informality in bids, and to accept or reject any items thereon.
7. Cost of inspection on deliveries or offers for delivery, which do not meet the specifications, will be for the account of the vendor.
8. The vendor shall hold the City of Monterey Park, its officers, agents, servants, and employees, harmless from liability of any nature or kind on account of use of copyrighted or uncopyrighted composition, secret process, patented or unpatented invention, article or appliance furnished or used under the quotation.
9. Quotations are subject to acceptance at any time within 90 days after opening of same unless otherwise stipulated.
10. Verify your quotations before submission, as they cannot be withdrawn or corrected after being opened.
11. If you do not quote, return the Bid Submission Form and state reason. Otherwise, your name will be removed from the mailing list.

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
TERMS AND CONDITIONS

12. Extension of Contract to Other Public Agencies

The prices, terms and conditions of this bid shall be extended to other public agencies for the below stated period of time after bid award by the City of Monterey Park. All requirements of the specifications, purchase orders, invoices, and payments with other agencies shall be handled directly by the additional agency(ies) and the Contractor. The City of Monterey Park shall be notified immediately of any agency(ies) added to the contract.

Yes_____ No_____ Period of time

13. Recycling

The City of Monterey Park encourages all vendors to use recycled materials whenever possible.

14. Delivery of the equipment shall be made to:

City Yard – Fleet Services
751 S. Alhambra Ave.
Monterey Park, CA 91755

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

GENERAL: This towable air compressor covered by these specifications shall be complete with all necessary equipment and accessories. This vehicle shall conform in all aspects to the State of California Vehicle Code, CAL/OSHA and Federal requirements. Only new models in current production will be considered. Proposed vehicles shall be equipped with all items designated, preferably as standard equipment, by the manufacturer, and include, but not be limited to the following specifications:

CHASSIS:

- A. Single rear axle.
- B. Heavy duty independent rubber torsion suspension.
- C. 7-gauge steel frame minimum
- D. Heavy duty safety chains and hooks...

ENGINE:

- A. 4 cylinder low emission diesel engine(T4F)
- B. CARB & AQMD.certified-(T4F).
- B. Displacement -2.4L 49HP minimum.
- C. Oil Filter - full flow spin on disposable type.
- D. Air Cleaner - High capacity.

FUEL SYSTEM:

- A. Diesel fuel injection system.
- B. Fuel capacity 25 gallon minimum
- C. Fuel water separator. .

TAILPIPE:

- A. Vertical stack with flapper valve..

AIR COMPRESSOR:

- A. Rotary screw/single stage.
- B. 185 CFM minimum.
- C. 100 PSI minimum output.
- D. Air discharge outlet 3/4"
- E. OSHA valves.
- F. Curbside controls and service valves. .

COOLING SYSTEM:

- A. Heavy duty-high capacity.
with the ability to operate
continuously for a minimum of three hours without
overheating in 100+ degree temperature.

ELECTRICAL:

- A. Alternator-heavy duty.

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

- B. 12 volt system, ability to operate continuously for a minimum of three hours in 100+ degree temperature.

BRAKES: A. Electric brakes

WHEELS: A. 15 inch.

TIRES: A. Heavy duty trailer tires.

EMISSION CONTROLS: A. Meet California low emission standards.

COLOR: A. Exterior to be painted with base-coat / clear-coat system and standard white finish.

MANUALS: A. A minimum of one set of **factory** service manuals shall be provided upon delivery of vehicle.

KEYS A. A minimum of four (4) sets of keys shall be supplied at delivery

OPTIONS: A. Dual hose reels mounted on drawbar.
B. $\frac{3}{4}$ " inner diameter.
C. 100 feet of heavy duty hose per reel.
D. 85" drawbar.
E. Full length tool box, 8700 cubic.inch.minimum.
F. High visibility backlit gauges
G. Full access lockable canopy.

WARRANTIES: A. 1 year/2,000 hour bumper to bumper minimum.
B. Engine-2 year 4,000 hour minimum.
C. Aircend-2 year 4,000 hour minimum.

The undersigned declares that he/she has carefully examined the Invitation to Bid, Bid Terms and Conditions, and Specifications, is thoroughly familiar with the contents, and proposes to deliver f.o.b. Monterey Park fully equipped and as described the items quoted below:

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

<u>QUANTITY</u>	<u>ITEM</u>	<u>UNIT COST</u>
1	2016 Towable air compressor.	\$
	9.00% TAX	
	BID TOTAL	\$

Model / Year of equipment

Exceptions to specs, if any

Terms: Delivery Date _____ Payment _____

WARRANTY: Please state the terms of the guaranteed factory warranty and if you are offering any additional warranty please list the terms and cost below.

Extended warranty cost \$ _____

SERVICE - LOCAL
COMPANY(S) AND
LOCATION(S)

Attach a list of at least five References who are using the same type of vehicle that you are quoting for our use (include company name, contact, and phone number) and a brochure showing the specifications of the proposed vehicle.

RETURN BID TO:

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

City of Monterey Park
Attn: Cindy Trang
City Clerks Office
320 West Newmark Avenue
Monterey Park, CA 91754

Be sure to write on the lower
left side of envelope:

Bid No. 16-1
Closing Date 2/9/2016

Authorized
Official (Print) _____ Signature _____
Title _____ Telephone _____ Date _____
Firm Name _____
Address _____
City/State _____ Zip _____
Fax _____ E-mail address _____

BID MUST BE RECEIVED BY 10:00A.M., FEBRUARY 9, 2016

ATTACHMENT 2
Volvo Construction Equipment Bid

CITY OF MONTEREY PARK

320 West Newmark Avenue Monterey Park, CA. 91754-2896

Phone: 626-307-1288 Fax: 626-927-9624 E-mail mmontoya@montereypark.ca.gov



CITY OF MONTEREY PARK

NOTICE INVITING BIDS

YEAR 2016 TOWABLE AIR COMPRESSOR

BID NO. 16-1

FEBRUARY 9, 2016

Sealed proposals must be received before 10:00a.m. on February 9, 2016, by the City Clerk's office for the City of Monterey Park 320 West Newmark Ave. Monterey Park, CA. 91754-2896 for procurement of a towable air compressor.

Packets may be obtained from the Fleet Services office at Public Works City Yard or by Federal Express. Call Mary Lou at (626) 307-1427, for delivery via Federal Express. Have your Federal Express account number available. Please refer to specifications for complete details and bid requirements.

The specifications in this notice are a part of any contract awarded in accordance with this RFP.

If you have any questions or comments regarding this bid prior to the bid opening date, please contact Mike Montoya at (626) 307-1288 or Tito Haes at (626) 307-1291.

Sincerely,

Tito Haes
Public Works Maintenance Manager

CITY OF MONTEREY PARK

REQUEST FOR BIDS

BID # 16-1

BIDS ARE DUE: NOT LATER THAN 10A.M. FEBRUARY 9, 2016.

The City of Monterey Park invites sealed bids for: 2016 towable air compressor.

The City of Monterey Park is seeking bids to provide 2016 towable air compressor.

1. Return original of Bid to:

City of Monterey Park
City Clerk
320 W. Newmark Ave.
Monterey Park, CA 91754

2. Bidder must honor bid prices for sixty (60) days.
3. Bids must include this Bid form and be signed by the vendor's authorized representative.
5. Award of a contract will be made by the City Council based upon the criteria set forth in this bid solicitation.

BIDDER TO READ

I have, read, understood, and agree to the terms and conditions on all pages of this bid. The undersigned agrees to furnish the commodity or service stipulated on this bid as stated above.

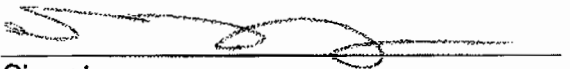
Volvo Construction Equipment and Services

22699 Knabe Road Corona CA 92883

Company

Address

Rob Yungen



Name (Print)

Signature

909-322-6480

Sales Representative

Company Phone No.

Title of Person Signing Bid

BID INSTRUCTIONS

1. **Submitting Bids.** (a) Bids must include this form, in its entirety, in a sealed envelope with the wording "Bid," bid number and closing date marked on the outside; (b) Bids/corrections received after the closing time will not be opened. The City is not responsible for bids not properly marked and delivered. Upon award, all submissions become a matter of public record.
2. **Alternatives.** Any changes or alternatives must be set forth in a letter attached to this bid. The City has the option of accepting or rejecting any alternative bid.
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4. **Preparation.** All bids must be typed or written in black ink. Errors may be crossed out and corrected in ink, then initialed in ink by the person signing the bid.
5. **Rejection.** The City may reject any or all bids and waive irregularity in any bid.
6. **Default.** In case of default by the vendor of any of the conditions of this bid or contract resulting from this bid, the vendor agrees that the City may procure the services from other sources and may deduct from the unpaid balance due the vendor, or collect against the bond or surety, or may invoice the vendor for excess costs so paid, and prices paid by the City will be considered the prevailing market price at the time such purchase is made.
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9. **Indemnification.** The extent of a successful contractor's obligation to indemnify and defend the City is set forth in the sample contract.
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Questions should be forwarded on letterhead to:

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Fleet Services Department
Attn: Mike Montoya
320 W. Newmark Ave.
Monterey Park, CA 91754

Questions may also be faxed to (626) 927-9624.

The last day for questions and site visits will be the Friday before the bids are due.

CONTRACT SAMPLE

The successful bidder will be required to enter into the sample contract that is attached as Exhibit "A."

STATEMENT OF WORK

The City of Monterey Park (City) requests bids for the following purpose according to the terms and conditions attached. In the preparation of this Request for Bid the words "Bidder," "Contractor," and "Consultant" are used interchangeably.

The purpose of the bid is to purchase 2016 towable air compressor meeting the technical specifications set forth in attached Exhibit "B," which is incorporated by reference.

Bid Requirements

Three copies of the bid must be received by the City of Monterey Park, 320 W. Newmark Ave., Monterey Park, CA 91754, Attn: City Clerk, not later than 10:00a.m. on January 5, 2016.

Evaluation of Bids

The bids will be reviewed by City staff **during the week of February 9, 2016**. Bids will be evaluated based on the following qualifications criteria:

1. Contractor's understanding of scope of work.
2. Price.

Contract Award

The successful contractor will be selected by the City based upon the criteria set forth above and the City's sole discretion. The City is under no obligation to contract with any applicant.

1. Response Submittal Requirements.

Submitted bids must follow the format outlined below and all requested information must be supplied. Failure to submit bids in the required format will result in elimination from bid evaluation.

Each bid must be submitted in two parts:

Part I must relate to the Technical Bid

Part II must relate to the Cost Bid

PART I - TECHNICAL BID

Objective, Scope, Nature of Proposed Program (Section 1) - Describe the overall approach to any challenges, including the objective and scope of work to be performed by the contractor

Work Program (Section 2) - Describe the work or tasks to be performed.

Methodology (Section 3) - Describe the methodology and techniques to be employed.

Schedule (Section 4) - List the proposed schedule of activities including labor hours.

Program Monitoring (Section 5) - Describe the quality control procedures to be utilized during the project to ensure conformance with the scope of work.

Subcontractors (Section 6) - If subcontractors are to be used, identify each of them in the bid. Describe the work to be performed by them and the number of hours or the percentage of time they will devote to the project. Provide a list of their assigned staff, their qualifications, relationship to project management, schedule, costs, and hourly rates.

Contractor Capability and References (Section 7) - Provide a summary of the firm's relevant background experience. Discuss the applicability of such experience to this bid solicitation. Include examples of projects completed for other similar agencies that are of a similar nature and a contact person for each of those clients.

Time of Delivery: NO LATER THAN April 29, 2016.

Delivery of the equipment shall be made to:

City Yard – Fleet Services
751 S. Alhambra Ave.
Monterey Park CA 91755

PART II - COST BID

The Cost Bid must list the name and complete address of the bidder in the upper, left-hand corner.

The Cost/Price format for the bid must be as outlined in the Agreement for services. Exhibit B.

Total cost must be clearly indicated at the end of the Cost Bid and entered on the first page of the bid.

Costs must be itemized per the agreement for services.

Charges for supplies, equipment, travel, and subcontractors will be paid at cost. It is expected that general, overhead, and administrative costs are included in the hourly rate for labor. Bids submitted will be held to the total cost given in the response quote. It will be assumed that all contingencies and/or anticipated escalations are included. No additional funds will be paid above and beyond the original quote given by the selected bidder.

All bids must be submitted according to specifications set forth above and this section. Failure to adhere to these specifications may be cause for rejection of bid.

- I. Signature. An authorized representative of the bidder MUST sign all bids.
- II. Due Date. The bidder must submit THREE (3) complete copies of the bid in a sealed envelope, plainly marked in the upper, left-hand corner with the name and address of the bidder and the words "Request for Bid # 16-1." All bids must be received before 10:00 a.m. on February 9, 2016, and should be directed to:

City Clerk
City of Monterey Park
320 W. Newmark Ave.
Monterey Park, CA 91754

Late bids/bids will not be accepted. Any correction or resubmission done by the bidder will not extend the submittal due date.

- III. Addenda. City may modify the bid and/or issue supplementary information or guidelines relating to the bid solicitation during the bid preparation period of 5 to 10 calendar days.

- IV. Rejection. A bid may be deemed nonresponsive and may be immediately rejected if:

- It is received at any time after the exact date and time set for receipt of bids and/or;
- It is not prepared in the format prescribed and/or;
- It is signed by an individual not authorized to represent the firm.

- V. Disposition of Bids. The City reserves the right to reject any or all bids. All responses become the property of the City. One copy of the bid must be retained for City files. Additional copies and materials will be returned only if requested and at the bidder's expense.

- VI. Bid Changes. Once submitted, bids, including the composition of the contracting team, cannot be altered without the prior written consent of the City. All bids constitute an offer to the City and may not be withdrawn for a period of sixty (60) days after the last day to accept bids.

CITY OF MONTEREY PARK

320 West Newmark Avenue • Monterey Park, CA. 91754-2896
Phone 626-307-1346 • Fax 626-307-0753 • E-mail purchasing@montereypark.ca.gov



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EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
TERMS AND CONDITIONS

1. Each bidder shall meet all of the specifications. Nonsubstantial deviations may be considered provided that the bidder submits a full description and explanation of and justifications for the proposed deviations. Final determination of any proposed deviation will be made by the City of Monterey Park. The City of Monterey Park, California, reserves the right to purchase the equipment which in our opinion represents the best value to the City for the duty to be performed.
2. Each bid must be submitted on the form provided in the bid package. Bid documents shall be enclosed in an envelope which shall be sealed and addressed to the City Clerk's office, 320 West Newmark Avenue, Monterey Park, California 91754, (only one bid per envelope is permitted). Additionally, the completed bid sheets should be clearly labeled with the bid title, and name of bidder.
3. TIME OF DELIVERY is a part of the consideration and must be stated in definite terms and must be adhered to.
4. TERMS of less than 30 days for cash discount will be considered as net.
5. ALL QUOTATIONS must be signed with the firm's name by a responsible officer or employee. Obligations assumed by such signature must be filled.
6. The City of Monterey Park reserves the right to reject any or all quotations, waive any informality in bids, and to accept or reject any items thereon.
7. Cost of inspection on deliveries or offers for delivery, which do not meet the specifications, will be for the account of the vendor.
8. The vendor shall hold the City of Monterey Park, its officers, agents, servants, and employees, harmless from liability of any nature or kind on account of use of copyrighted or uncopyrighted composition, secret process, patented or unpatented invention, article or appliance furnished or used under the quotation.
9. Quotations are subject to acceptance at any time within 90 days after opening of same unless otherwise stipulated.
10. Verify your quotations before submission, as they cannot be withdrawn or corrected after being opened.
11. If you do not quote, return the Bid Submission Form and state reason. Otherwise, your name will be removed from the mailing list.

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
TERMS AND CONDITIONS

12. Extension of Contract to Other Public Agencies

The prices, terms and conditions of this bid shall be extended to other public agencies for the below stated period of time after bid award by the City of Monterey Park. All requirements of the specifications, purchase orders, invoices, and payments with other agencies shall be handled directly by the additional agency(ies) and the Contractor. The City of Monterey Park shall be notified immediately of any agency(ies) added to the contract.

Yes xx No _____ Period of time 180 Days

13. Recycling

The City of Monterey Park encourages all vendors to use recycled materials whenever possible.

14. Delivery of the equipment shall be made to:

City Yard – Fleet Services
751 S. Alhambra Ave.
Monterey Park, CA 91755

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

GENERAL: This towable air compressor covered by these specifications shall be complete with a necessary equipment and accessories. This vehicle shall conform in all aspects to the State of California Vehicle Code, CAL/OSHA and Federal requirements. Only new models in current production will be considered. Proposed vehicles shall be equipped with all items designated, preferably as standard equipment, by the manufacturer, and include, but not be limited to the following specifications:

- CHASSIS:**
- A. Single rear axle.
 - B. Heavy duty independent rubber torsion suspension.
 - C. 7-gauge steel frame minimum
 - D. Heavy duty safety chains and hooks...
- ENGINE:**
- A. 4 cylinder low emission diesel engine(T4F)
 - B. CARB & AQMD certified-(T4F).
 - B. Displacement -2.4L 49HP minimum.
 - C. Oil Filter - full flow spin on disposable type.
 - D. Air Cleaner - High capacity.
- FUEL SYSTEM:**
- A. Diesel fuel injection system.
 - B. Fuel capacity 25 gallon minimum
 - C. Fuel water separator. .
- TAILPIPE:**
- A. Vertical stack with flapper valve..
- AIR COMPRESSOR:**
- A. Rotary screw/single stage.
 - B. 185 CFM minimum.
 - C. 100 PSI minimum output.
 - D. Air discharge outlet 3/4"
 - E. OSHA valves.
 - F. Curbside controls and service valves. .
- COOLING SYSTEM:**
- A. Heavy duty-high capacity.
with the ability to operate
continuously for a minimum of three hours without
overheating in 100+ degree temperature.
- ELECTRICAL:**
- A. Alternator-heavy duty.

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

- B. 12 volt system, ability to operate continuously for a minimum of three hours in 100+ degree temperature.

BRAKES: A. Electric brakes

WHEELS: A. 15 inch.

TIRES: A. Heavy duty trailer tires.

EMISSION CONTROLS: A. Meet California low emission standards.

COLOR: A. Exterior to be painted with base-coat / clear-coat system and standard white finish.

MANUALS: A. A minimum of one set of **factory** service manuals shall be provided upon delivery of vehicle.

KEYS A. A minimum of four (4) sets of keys shall be supplied at delivery

OPTIONS:

- A. Dual hose reels mounted on drawbar.
- B. 3/4" inner diameter.
- C. 100 feet of heavy duty hose per reel.
- D. 85" drawbar.
- E. Full length tool box, 8700 cubic.inch.minimum.
- F. High visibility backlit gauges
- G. Full access lockable canopy.

WARRANTIES:

- A. 1 year/2,000 hour bumper to bumper minimum.
- B. Engine-2 year 4,000 hour minimum.
- C. Airend-2 year 4,000 hour minimum.

The undersigned declares that he/she has carefully examined the Invitation to Bid, Bid Terms and Conditions, and Specifications, is thoroughly familiar with the contents, and proposes to deliver f.o.b. Monterey Park fully equipped and as described the items quoted below:

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

<u>QUANTITY</u>	<u>ITEM</u>	<u>UNIT COST</u>
1	2016 Towable air compressor.	\$ 24,601.00
	9.00% TAX	\$ 2,214.09
BID TOTAL		\$ 26,815.09

Model / Year of equipment
2016 Doosan P185WDO

Exceptions to specs, if any

Terms: Delivery Date 90-120 Days ARO Payment Net 30 Days

WARRANTY: Please state the terms of the guaranteed factory warranty and if you are offering an additional warranty please list the terms and cost below.

Extended warranty cost \$ Not Available

SERVICE - LOCAL
COMPANY(S) AND
LOCATION(S)

Attach a list of at least five References who are using the same type of vehicle that you are quoting our use (include company name, contact, and phone number) and a brochure showing specifications of the proposed vehicle.

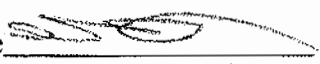
RETURN BID TO:

EXHIBIT B
YEAR 2016 TOWABLE AIR COMPRESSOR
BID NO. 16-1
SPECIFICATIONS

City of Monterey Park
Attn: Cindy Trang
City Clerks Office
320 West Newmark Avenue
Monterey Park, CA 91754

Be sure to write on the lower
left side of envelope:

Bid No. 16-1
Closing Date 2/9/2016

Authorized
Official (Print) Rob Yungen Signature 
Title Sales Representative Telephone 909-322-6460 Date 2/8/16
Firm Name Volvo Construction Equipment and Services
Address 22099 Knabe Road
City/State Corona California Zip 92883
Fax 866-741-5696 E-mail address Robert.yungen@vcesvolvo.cc

BID MUST BE RECEIVED BY 10:00A.M., FEBRUARY 9, 2016

**CITY OF MONTEREY**

320 west newmark ave, monterey park, c

Phone (626) 307-1346

PURCHASE ORDER NO. 16-0364**VENDOR NUMBER:**

To Vendor Name & Address

SHIP PREPAID TO:

CITY OF MONTEREY PAR
ATTN: CITY YARD
751 S ALHAMBRA AVE
MONTEREY PARK, CA 91

Date of Order	Department	Requisition No.	Delivery
10/06/2015	BUILDING MAINTENANCE	4210	ASAP
Description			
OPEN PURCHASE ORDER FOR FISCAL YEAR JULY 1, 2015 TO JUNE 30, 2016, FOR MISC. SMALL TOOL MINOR EQUIPMENT AUTHORIZED PERSONNEL: FOR FISCAL YEAR 2015-2016 NET 30			
Total Amount F.O.B. MONTEREY PARK, CA →			

Approved by Purchasing Authority on 10/7/2015

Purchasing Authority

SIGNATURE _____

_____/_____/____



Construction Equipment & Services

City of Monterey Park Air Compressor Reference List

1. City of Los Angeles Mario Martin 323-526-5898
2. County of Los Angeles Frank Solano 626-458-7307
3. LADWP Juan Lopez 213-367-6866
4. City of Azusa Dan Kjar 626-812-5216
5. City of Downey Jason Riddle 562-904-7257



City Council Staff Report

DATE: March 16, 2016

AGENDA ITEM NO: New Business
Agenda Item 6-l.

TO: The Honorable Mayor and City Council
FROM: Paul L. Talbot, City Manager
SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK DECLARING THE MONTH OF MARCH AS WOMEN'S HISTORY MONTH, A NATIONAL CELEBRATION THAT HIGHLIGHTS THE CONTRIBUTIONS OF WOMEN TO EVENTS IN HISTORY AND CONTEMPORARY SOCIETY

RECOMMENDATION:

It is recommended that the City Council:

1. Adopt a Resolution declaring the month of March as Women's History Month;
and
2. take such additional, related, action that may be desirable.

EXECUTIVE SUMMARY:

Women's History Month honors and celebrates the struggles and achievements of American women throughout the history of the United States to obtain equal rights for themselves and others.

BACKGROUND:

In 1981, Congress passed Public Law 97-28 which authorized and requested the President to proclaim the week beginning March 7, 1982 as "Women's History Week." President Reagan issued Presidential Proclamation 4903 proclaiming the week beginning on March 7, 1982, as the first "Women's History Week" and recognizing the role women had in American history.

Congress continued to pass joint resolutions designating a week in March as "Women's History Week" over the next five years. In 1987 after being petitioned by the National Women's History Project, Congress passed Public law 100-9 which designated the month of March 1987 as "Women's History Month." Between 1988 and 1994, Congress passed additional resolutions requesting and authorizing the President to proclaim March of each year as Women's History Month. Since 1995, Presidents Clinton, Bush and Obama have issued a series of annual proclamations designating the month of March as "Women's History Month."

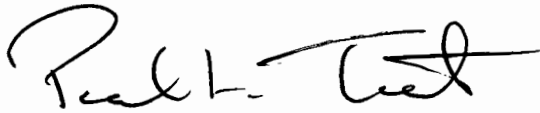
Departments of Education also began to encourage celebrations of Women's History Month to promote equality in schools. Maryland, Pennsylvania, Alaska, New York, Oregon, and other states developed and distributed curriculum materials in all of their public schools, which prompted educational events such as essay contests. Within a few years, thousands of schools and communities began to celebrate of Women's History Month.

In March 2011, the President Obama's administration released a report, *Women in America: Indicators of Social and Economic Well-Being*, showing women's status in the U.S. in 2011 and how it had changed over time. This report was the first comprehensive federal report on women since the report produced by the Commission on the Status of Women in 1963.

The Women's Progress Commemorative Commission was established under President Clinton to preserve and identify websites significant to American women's history with assistance by state historical societies, women's organizations, and groups such as the Girl Scouts of the USA.

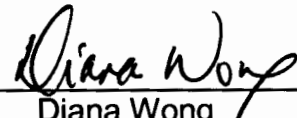
The United Nations theme for International Women's Day on March 8, 2016 is "Pledge for Parity". This is a global day celebrating the social, economic, cultural and political achievements of women. The day also marks a call to action for accelerating gender parity.

Respectfully submitted and approved
by:



Paul L. Talbot
City Manager

Prepared by:



Diana Wong
Secretary to the City Manager

ATTACHMENT 1: Resolution

ATTACHMENT 1

Resolution

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK DECLARING THE MONTH OF MARCH AS WOMEN'S HISTORY MONTH, A NATIONAL CELEBRATION THAT HIGHLIGHTS THE CONTRIBUTIONS OF WOMEN TO EVENTS IN HISTORY AND CONTEMPORARY SOCIETY

The City Council does resolve as follows:

Section 1. The City Council finds and declares that:

- A. In February 1980, President Jimmy Carter issued a presidential proclamation declaring the week of March 8, 1980, as National Women's History Week. The proclamation stated, "From the first settlers who came to our shores, from the first American Indian families who befriended them, men and women have worked together to build this nation. Too often the women were unsung and sometimes their contributions went unnoticed. But the achievements, leadership, courage, strength and love of the women who built America was as vital as that of the men whose names we know so well."
- B. Women's History Month originated as a national celebration in 1981 when Congress passed Public Law 97-28 which authorized and requested the President Reagan to proclaim the week beginning March 7, 1982 as "Women's History Week."
- C. Throughout the next five years, Congress continued to pass joint resolutions designating a week in March as "Women's History Week."
- D. Maryland, Pennsylvania, Alaska, New York, Oregon, and other states developed and distributed curriculum materials in all of their public schools, which prompted educational events such as essay contests. Within a few years, thousands of schools and communities began to celebrate Women's History Month. They planned engaging and stimulating programs about women's roles in history and society, with support and encouragement from governors, city councils, school boards, and the U.S. Congress.
- E. By 1986, fourteen states had declared March as Women's History Month.

- F. In 1987 after being petitioned by the National Women's History Project, Congress passed Public Law 100-9 which designed the month of March 1987 as "Women's History Month."
- G. Between 1988 and 1994, Congress passed additional resolutions requesting and authorizing the President to proclaim March of each year as Women's History Month.
- H. Since 1995, Presidents Clinton, Bush and Obama have issued a series of annual proclamations designating the month of March as "Women's History Month."
- I. "Women's History Month" corresponds with the International Women's Day celebrated on March 8th worldwide; it provides an opportunity to celebrate the achievements of women while calling for greater equality.
- J. An example of strong leaders who struggled for equality and should be celebrated this month include: Susan B. Anthony, Sojourner Truth, Lucy Stone, Lucretia Mott, Elizabeth Cady Stanton, Harriet Tubman, and Alice Paul.
- K. American women have played and continue to play a critical economic, cultural, and social role in every sphere of the life of the Nation by constituting a significant portion of the labor force working inside and outside of the home.
- L. American women have been leaders, not only in securing their own rights of suffrage and equal opportunity, but also in the abolitionist movement, the emancipation movement, the industrial labor movement, the civil rights movement, and other movements, especially the peace movement, which create more fair and just society for all.

Section 2. The City Council further declares:

- A. The Month of March as Women's History Month and encourages all residents to celebrate International Women's Day on March 8, 2016 with appropriate programs, ceremonies, and activities.

Section 3. This Resolution takes effect immediately upon its adoption.

PASSED, APPROVED, AND ADOPTED this 16th day of March 2016.

Peter Chan
Mayor
Monterey Park, California

ATTEST:

Vincent D. Chang, City Clerk
Monterey Park, California

State of California)
County of Los Angeles) ss.
City of Monterey Park)

I, Vincent D. Chang, City Clerk of the City of Monterey Park, California, do hereby certify that the foregoing Resolution No. was duly and regularly adopted by the City Council of the City of Monterey Park at a meeting held on the 16th day of March 2016, by the following vote:

Ayes:
Noyes:
Absent:
Abstain:

Dated this 16th day of March 2016

Vincent D. Chang, City Clerk
Monterey Park, California