



Minutes

Lakewood City Council

Regular Meeting held
February 11, 2020

MEETING WAS CALLED TO ORDER at 7:30 p.m. by Mayor Rogers in the Council Chambers at the Civic Center, 5000 Clark Avenue, Lakewood, California.

INVOCATION was offered by Pastor Chuck Franco, Life Center Church

PLEDGE OF ALLEGIANCE was led by Scout Troop 134

ROLL CALL: PRESENT: Mayor Todd Rogers
Vice Mayor Jeff Wood
Council Member Steve Croft
Council Member Diane DuBois
Council Member Ron Piazza

ANNOUNCEMENTS AND PRESENTATIONS:

Mayor Rogers announced that election day for Lakewood residents was only three weeks away. He noted that residents would be voting on Lakewood's Measure "L" and for two City Council seats. He advised that in addition to voting on election day, voters would have access to at least ten new vote centers within the City for early voting beginning on February 22nd, as well as the vote-by-mail option.

Mayor Rogers also announced that a "Coffee with the Mayor" event had been held the prior Saturday where he, the City Manager and several staff members had answered questions and listened to concerns from about sixty Lakewood residents. He advised that a second such event was scheduled for Saturday, February 15th, at Javatinis on Woodruff Avenue and Carson Street.

Council Member Croft reported on the Pillars of Community dinner, a tradition begun at the City's 50th anniversary, to honor the people and organizations making significant contributions to the City. He stated that this year's honorees were former City Manager Howard L. Chambers, who had served the City for nearly fifty years, and Donald J. Waldie, former Public Information Officer and current Historian Emeritus. Also recognized and in attendance were a number of the service groups providing volunteer services to the community, such as the Rotary, Lions and Soroptimist Clubs.

Vice Mayor Wood announced that Lakewood's Assembly Member, Anthony Rendon, would be hosting a Senior Legislative Breakfast on Friday, February 21st, which would provide information to local senior citizens about available State and local resources.

ANNOUNCEMENTS AND PRESENTATIONS: Continued

Council Member Piazza announced that he and Vice Mayor Wood had been privileged to attend the CIF Men's Basketball Championship game at Mayfair High School and that following their win, Mayfair High School basketball player, senior Josh Christopher, had been presented with the McDonald's All American game jersey.

Mayor Rogers congratulated Sebastian Avila and Jamie Soto for having recently achieved Scouting's highest rank of Eagle Scout.

ROUTINE ITEMS:

COUNCIL MEMBER DUBOIS MOVED AND VICE MAYOR WOOD SECONDED TO APPROVE ROUTINE ITEMS 1 THROUGH 7.

RI-1 Approval of Minutes of the Meeting held November 12, 2019

RI-2 Approval of Personnel Transactions

RI-3 Approval of Registers of Demands

RI-4 Approval of Report of City Council Committees' Activities

RI-5 Approval of Agreement for 2020 Pan Am Fiesta Amusement Rides

RI-6 RESOLUTION NO. 2020-2; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD, CALIFORNIA, APPROVING THE APPLICATION FOR GRANT FUNDS FROM THE LOS ANGELES COUNTY REGIONAL PARK AND OPEN SPACE DISTRICT FOR CITY OF LAKEWOOD, CA, SUPERVISORIAL DISTRICT RECREATION ACCESS FUNDING FOR TEEN TREK PROGRAM TRANSPORTATION AND APPROVE THE ADOPTION OF A YOUTH EMPLOYMENT PLAN

RI-7 Approval of Master Agreement with Conservation Corps of Long Beach

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Croft, DuBois, Wood, Piazza and Rogers

NAYS: COUNCIL MEMBERS: None

1.1 • ORDINANCE NO. 2020-1; AMENDING ARTICLE IX OF THE LAKEWOOD MUNICIPAL CODE PERTAINING TO STANDARDS AND REGULATIONS FOR ACCESSORY DWELLING UNITS (ADUs) AND JUNIOR ACCESSORY DWELLING UNITS (JADUs) *[Continued from January 28, 2020]*

Director of Community Development, Abel Avalos, displayed slides and gave a presentation based on the memo in the agenda. He stated that in response to passage by the State of six new laws pertaining to Accessory Dwelling Units (ADU) and Junior Accessory Dwelling Units (JADU), changes to the Lakewood Municipal Code were necessary. He stated that these amendments to the Code would ensure that local standards and design controls would be maintained to the extent possible. He noted that the State changes meant that controls could only be implemented ministerially, meaning that no public hearing could be required or notice to surrounding property owners given, and that homeowner associations (HOAs) could no longer prohibit ADUs or JADUs. He stated that the proposed ordinance would allow the City to retain some control over site design, architectural consistency and landscaping compatibility while remaining in compliance with State law. It was the recommendation of staff that the City Council adopt the proposed urgency ordinance.

City Manager Thaddeus McCormack, commended Mr. Avalos and the Community Development Department staff for their diligent work on this complex issue.

Responding to questions from the City Council, Mr. Avalos advised that converted containers or pre-fabricated ADUs would be required to meet all Building Code requirements, which were quite strict as applied to habitable dwelling units; that separate utilities would not be required for each unit; that about half of the inquiries regarding ADUs were coming from investors and, in fact, advertising signs offering additional income with ADUs were being posted in the area.

The Members of the City Council expressed their extreme frustration with the new laws put forth by the State, noting that the one-size fits all approach taken by the State had stripped away nearly all local control or discretion, leaving local governments with no tools to maintain the character, lifestyle or livability of local neighborhoods, striking at the very heart of the community.

Mayor Rogers opened the public hearing at 8:29 p.m. and called for anyone in the audience wishing to address the City Council of this matter.

Alan Gafford, Long Beach; Ted Spaseff, Lakewood; and Alan Calcote, Lakewood; addressed the City Council expressing concerns regarding investors pursuing ADU applications, impacts on street parking, and increased density changing the character of neighborhoods.

ORDINANCE NO. 2020-1; AN URGENCY ORDINANCE OF THE CITY OF LAKEWOOD AMENDING ARTICLE IX OF THE LAKEWOOD MUNICIPAL CODE PERTAINING TO STANDARDS AND REGULATIONS FOR ACCESSORY DWELLING UNITS (ADUs) AND JUNIOR ACCESSORY DWELLING UNITS (JADUs). It was noted that the ordinance title had been read by the City Clerk at the previous hearing.

1.1 • ORDINANCE NO. 2020-1; PERTAINING TO STANDARDS AND REGULATIONS FOR ADUs/JADUs [*Continued from January 28, 2020*] - Continued
Council Member Piazza urged Lakewood residents to talk to their neighbors, letting everyone know about the harmful State laws, noting that change would only come from citizens speaking up.

Vice Mayor Wood noted that SB50 had been defeated by the many calls of local residents and stated that local control was necessary to consider impacts on schools, parks, utilities, roads and infrastructure.

Council Member Croft expressed concern about the ADUs resulting in many more people with no additional funding sources to provide them with needed services. He pointed out that laws could always be changed through a grassroots effort, hopefully before irreparable, long-term damage had occurred.

Mayor Rogers stated that the continuing erosion of local control was a major factor in the general erosion of the quality of life in California, noting that people really were choosing to leave the State. He noticed that although the goal of State legislators was to increase affordable housing and inspire people to abandon their vehicles, the current legislation would accomplish neither. He advised that proposed legislation had been sent to State legislators calling for a housing capacity study, based on practicalities like utilities, public safety and infrastructure, in order to develop realistic housing goals.

The City Manager stated that staff was working on building a coalition of cities to continue the fight for common sense laws.

Vice Mayor Wood requested that staff provide the City Council with quarterly updates regarding the application for ADU/JADUs.

COUNCIL MEMBER CROFT MOVED AND COUNCIL MEMBER PIAZZA SECONDED TO WAIVE FURTHER READING AND TO ADOPT ORDINANCE NO. 2020-1 PERTAINING TO STANDARDS AND REGULATIONS FOR ACCESSORY DWELLING UNITS (ADUs) AND JUNIOR ACCESSORY DWELLING UNITS (JADUs) AND IN ACCORDANCE WITH THE CEQA STATUTORY EXEMPTION ALLOWED FOR SUCH ORDINANCES BY PUBLIC RESOURCES CODE SECTION 21080.17. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Croft, DuBois, Wood, Piazza and Rogers
NAYS: COUNCIL MEMBERS: None

3.1 • FISCAL YEAR 2019-2020 MID-BUDGET REVIEW AND ADJUSTMENTS AND PRESENTATION OF THE FY 2020-2022 BUDGET PREPARATION CALENDAR

Director of Finance and Administrative Services, Jose Gomez, displayed slides and gave a presentation based on the memo in the agenda. He stated that at just past the halfway point of the budget year, the review was focused on the two largest funds. The largest, the General Fund, was part of the \$52.3 million balanced budget previously approved by the City Council. He pointed out that with about six months left in the budget cycle, things were largely on target; however, there was a modest, but noteworthy projected deficit which could be attributed to stagnant sales tax numbers, but partially offset by increased vehicle license fee revenue and slightly increased property tax revenue. He also noted an increase in projected expenditures, mostly in contracted service related to the upcoming election. He reviewed the Water Utility/Enterprise Fund, which showed a significant deficit that was due to the project at Well Site 28. Although the project had not originally been included in this budget, it was a planned capital improvement with reserve funding. Mr. Gomez also reviewed the calendar for the preparation of the next budget. He presented a four-month work plan, which would include two presentations and opportunities for discussion. He noted that a budget study session was planned for June 2nd, with adoption of the proposed budget scheduled for June 9th.

The City Manager reported that the greatest challenge of the coming budget process would be putting together a budget prior to knowing the disposition of Measure L. Since the failure of the ballot measure would mean significantly reducing spending and services to align with the situation where revenue was substantially less than expenditures. The estimated deficit would be around \$5 million for the next budget year and as much as \$10 million in the long term, on top of the \$3 million of cuts made over the past couple of years. He stated that he had asked staff to begin identifying possible cut scenarios of five percent and ten percent. Possible cuts could include reduction in the public safety budget, elimination of community special events, reduction in parks and maintenance staffing, fewer hours for recreational sports, fewer recreational classes and programs offered, and slower responses for tree trimming and other maintenance. He pointed out that the items listed were possible areas of reduction and were not intended as a scare tactic, but that could be the reality of having to make \$5 million of cuts, noting that it would be up to the City Council to make the ultimate decisions on what services would need to be cut or eliminated if Measure L was not successful. He concluded by stating that it was the recommendation of staff that the City Council adopt the noted changes for the inclusion into the city's 2019-20 revised budget and direct staff to make all related adjustments to the city's budget appropriations and receive and file the FY 2020 through 2022 budget preparation calendar; and provide direction to staff regarding the preparation of the upcoming budget.

In response to a question from Council Member Piazza, the City Manager stated that continuing the Sky Knight program would have to be considered as well.

Vice Mayor Wood inquired about the decreasing revenue from the Utility Users Tax. Director Gomez responded by stating that a huge evolution in technology had made it difficult to keep up with the changes and that the way telephone, internet and television services were bundled had changed the system.

3.1 • MID-BUDGET REVIEW AND ADJUSTMENTS - Continued

Responding to a question from Vice Mayor Wood, the City Manager stated that although the increased contract costs for the election were affected somewhat by the addition of a ballot measure, the major cause was the cost of producing and mailing the educational materials and the “get out the vote” effort for the election.

Mr. McCormack further responded to a question from Vice Mayor Wood by stating that the budget committee formed of community members had not been disbanded, but had been inactive. He stated that it could be worthwhile for the City Council to consider revamping such a committee to serve as an oversight board, in the event Measure L was approved and as provided by the measure.

Council Member Croft stated that over the past few months, he had held many conversations with residents on the reasons and need for Measure L. He expressed concern that with the new ADU/JADU regulations previously discussed, there could be significantly more demand for services. He stressed the need for education as the voters considered the proposed ballot measure. He stated that he would continue to do everything he could to encourage fellow residents to make a choice to invest in the future of the community.

Alan Calcote, Lakewood, stated he had done his own research on the City budget and he expressed his support for Measure L, noting it would be a minimal sacrifice that could keep the City fiscally safe for decades.

Mayor Rogers stated that he had reluctantly agreed to pursue the sales tax increase and only after consideration of other alternatives for recognizing the depth of the deficit crisis as a committee of two City Council Members conducted an extensive review of expenditures and revenues. He noted that since many of the people coming to Lakewood to shop or dine, and driving on the roads and utilizing public safety services were from outside the City, it made sense to implement a revenue source that would partially come from those people, not just the residents or property owners of Lakewood. He also stated that he was aware of other taxing entities that were looking to set aside the three-quarters of a cent tax for their own agencies. He concluded by stating that he was looking forward to the next Coffee with the Mayor on Saturday and encouraged folks to come out and ask tough questions on Measure L, and anything else they wanted to discuss.

VICE MAYOR WOOD MOVED AND COUNCIL MEMBER PIAZZA SECONDED TO APPROVE STAFF’S RECOMMENDATIONS REGARDING THE MID-BUDGET REVIEW AND ADJUSTMENT. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Croft, DuBois, Wood, Piazza and Rogers
NAYS: COUNCIL MEMBERS: None

3.2 • 2020 YOUTH HALL OF FAME

Valarie Frost, Director of Recreation and Community Services, displayed slides and gave a presentation based on the memo in the agenda. She stated that the 39th Annual Lakewood Youth Hall of Fame would be held on Monday, February 24th at the Centre. The program was formed to recognize the athletic achievements of high school students and collegiate athletes who lived in Lakewood or attended school in Lakewood. She reported that this year's Athlete of the Year was Mayfair High School standout, Joshua Christopher, already ranked as the second best Shooting Guard in the nation. In addition to the Athlete of the Year, the Board of Electors considered nominees for the Performer of the Year in eighteen sports with twenty-three athletes to be recognized in the category. Nineteen distinguished nominees and ten Special Achievement Awards would also be distributed, as well as the Larry Van Nostran Future Star award to recognize an outstanding freshman athlete for athletic promise demonstrated during the first year of their high school athletic career. Following the banquet, the 2019 Hall of Fame inductees would be displayed at the Piazza Family McDonald's restaurant located at 4848 Woodruff Avenue, where all Hall of Fame displays, dating back to 1981, could be viewed. It was the recommendation of staff that the City Council receive and file the report.

MAYOR ROGERS STATED THAT THERE BEING NO OBJECTION, THE ITEM WAS ORDERED RECEIVED AND FILED.

3.3 • 2020 LEGISLATIVE PLATFORM

Deputy City Manager Paolo Beltran presented the 2020 Legislative Platform, as completed by the City Council's Intergovernmental Relations Committee. Adopted annually, the Legislative Platform was the foundation of a focused advocacy strategy and a reference guide for legislative positions and objectives. The Legislative Platform was developed using the goals and objectives of the City Council, a review of legislative priorities from the League of California Cities, League's Los Angeles Division, California Contract Cities Association and other partner agencies, input from City Council and staff, research of current law and pending legislation, as well as discussions with local legislative staff and the City's legislative advocates. For 2020, the City would continue to focus efforts on supporting or opposing legislation that affected the quality of life in Lakewood, including proposals affecting housing, homelessness, funding and public safety. A major focus would continue to be housing legislation, such as the recently opposed Senate Bill 50, which would have reduced the zoning and planning rights of cities to allow apartments of up to four units to be placed on single-family lots. He reported that engaged Lakewood residents, through their numerous phone calls and emails to local legislators, had sent a message that SB 50 was a threat to their quality of life. It was the recommendation of staff that the City Council adopt the 2020 Legislative Platform.

COUNCIL MEMBER DUBOIS MOVED AND COUNCIL MEMBER CROFT SECONDED TO ADOPT THE 2020 LEGISLATIVE PLATFORM.

3.3 • 2020 LEGISLATIVE PLATFORM - Continued

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Croft, DuBois, Wood, Piazza and Rogers

NAYS: COUNCIL MEMBERS: None

SUCCESSOR HOUSING ACTIONS

1. Approval of Register of Demands

COUNCIL MEMBER CROFT MOVED AND COUNCIL MEMBER DUBOIS SECONDED TO APPROVE THE REGISTER OF DEMANDS. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: Croft, DuBois, Wood, Piazza and Rogers

NAYS: COUNCIL MEMBERS: None

ORAL COMMUNICATIONS:

Sonya Jahn, Lakewood, expressed gratitude for the City's support of the Lakewood Equestrian Center and the marketing efforts of various fundraising events. She presented the City Council with Horses of Lakewood Equestrian Center calendars.

Nick Evans, 4411 Clubhouse Drive, Lakewood, addressed the City Council regarding possible legal actions pertaining to impacts of accessory dwelling units.

ADJOURNMENT

There being no further business to be brought before the City Council, Mayor Rogers adjourned the meeting at 9:39 p.m.

Respectfully submitted,

Jo Mayberry, CMC
City Clerk