



AGENDA
CITY COUNCIL/SUCCESSOR AGENCY/STANTON HOUSING AUTHORITY
JOINT REGULAR MEETING
STANTON CITY HALL, 7800 KATELLA AVENUE, STANTON, CA
TUESDAY, JULY 26, 2016 - 6:30 P.M.

As a courtesy to those in attendance, the City of Stanton respectfully requests that all cell phones, pagers and/or electronic devices be turned off or placed on silent mode while the meeting is in session. Thank you for your cooperation.

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THIS MEETING, CONTACT THE CITY CLERK AT (714) 379-9222. NOTIFICATION BY 9:00 A.M. ON MONDAY, JULY 25, 2016 WILL ENABLE THE CITY TO MAKE REASONABLE ARRANGEMENTS TO ENSURE ACCESSIBILITY TO THIS MEETING.

Supporting, descriptive documentation for agenda items, including staff reports, is available for review in the City Clerk's Office and on the City web site at www.ci.stanton.ca.us.

1. **CLOSED SESSION (6:00 PM)**
2. **ROLL CALL**
 - Council Member Ethans
 - Council Member Ramirez
 - Council Member Shawver
 - Mayor Pro Tem Warren
 - Mayor Donahue
3. **PUBLIC COMMENT ON CLOSED SESSION ITEMS**

Closed Session may convene to consider matters of purchase / sale of real property (G.C. §54956.8), pending litigation (G.C. §54956.9(a)), potential litigation (G.C. §54956.9(b)) or personnel items (G.C. §54957.6). Records not available for public inspection.

CC/SA/SHA AGENDA – Joint Regular Meeting – July 26, 2016 - Page 1

Any writings or documents provided to a majority of the City Council/Successor Agency/Stanton Housing Authority regarding any item on this agenda will be made available for public inspection at the Public Counter at City Hall located at 7800 Katella Avenue, Stanton CA, during normal business hours.

4. CLOSED SESSION

4A. PUBLIC EMPLOYEE PERFORMANCE EVALUATION
(Pursuant to Government Code Section 54957.6)

Title: City Attorney

5. CALL TO ORDER / SUCCESSOR AGENCY / STANTON HOUSING AUTHORITY MEETING

6. ROLL CALL Agency/Authority Member Ethans
Agency/Authority Member Ramirez
Agency/Authority Member Shawver
Vice Chairman Warren
Chairman Donahue

7. PLEDGE OF ALLEGIANCE

8. SPECIAL PRESENTATIONS AND AWARDS

8A. Presentation by the Community Services Department; providing the City Council with information on the Summer GRIP and Camp Stanton programming.

9. CONSENT CALENDAR

All items on the Consent Calendar may be acted on simultaneously, unless a Council/Board Member requests separate discussion and/or action.

CONSENT CALENDAR

- 9A. MOTION TO APPROVE THE READING BY TITLE OF ALL ORDINANCES AND RESOLUTIONS. SAID ORDINANCES AND RESOLUTIONS THAT APPEAR ON THE PUBLIC AGENDA SHALL BE READ BY TITLE ONLY AND FURTHER READING WAIVED**

RECOMMENDED ACTION:

City Council/Agency Board/Authority Board waive reading of Ordinances and Resolutions.

- 9B. APPROVAL OF WARRANTS**

City Council approve demand warrants dated July 7, 2016 and July 13, 2016, in the amount of \$808,650.75.

- 9C. APPROVAL OF MINUTES**

1. City Council/Agency/Authority Board approve Minutes of Regular Joint Meeting – July 12, 2016; and
2. City Council approve Minutes of Special Meeting – July 14, 2016.

- 9D. ACCEPTANCE OF THE BEACH BOULEVARD AND VILLAGE CENTER DRIVE TRAFFIC SIGNAL IMPROVEMENT PROJECT BY THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA**

The Beach Boulevard and Village Center Drive Traffic Signal Improvement Project has been completed in accordance with the plans and specifications. The final construction cost for the project was \$410,337.20. The City Engineer, in his judgment, certifies that the work was satisfactorily completed as of July 26, 2016 and recommends that the City Council accept the completed work performed on this project.

The construction contract for the Beach Boulevard and Village Center Drive Traffic Signal Improvement is for \$388,888.00. Change orders approved at staff level are well under the 10% maximum authorized at the time of award; at 4.6%. In October 13, 2015 City Council approved Change Order Numbers 006 and 007 in the additive amount of \$31,495.16 in order to improve the final product by extending the paving limits. Additional costs aroused in the final stages of the project in the total of \$7,831.04. Therefore, Staff requests that the Council authorize the final change order in the total additive amount of \$7,831.04.

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Any writings or documents provided to a majority of the City Council/Successor Agency/Stanton Housing Authority regarding any item on this agenda will be made available for public inspection at the Public Counter at City Hall located at 7800 Katella Avenue, Stanton CA, during normal business hours.

RECOMMENDED ACTION:

1. City Council declare this project categorically exempt under the California Environmental Quality Act, Class 1, and section 15301; and
2. Approve Change Order 008 in the total additive amount of \$7,831.04 to PTM General Engineering Services, Inc. for the Beach Boulevard and Village Center Drive Traffic Signal Improvement; and
3. Authorize the Mayor to execute Change Order No. 008; and
4. Accept the completion of the construction of Beach Boulevard and Village Center Drive Traffic Signal Improvement Project; and
5. Approve the final construction contract amount of \$388,888.00 with PTM Engineering Services, Inc.; and
6. Direct the City Clerk within ten (10) days from the date of acceptance to file the Notice of Completion (Attachment) with the County Recorder of the County of Orange; and
7. Direct City staff, upon expiration of the thirty-five (35) days from the filing of the "Notice of Completion," to make the retention payment to PTM Engineering Services, Inc. in the amount of \$22,308.41.

9E. JUNE 2016 INVESTMENT REPORT

The Investment Report as of June 30, 2016 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

RECOMMENDED ACTION:

1. City Council find that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Receive and file the Investment Report for the month of June 2016.

9F. JUNE 2016 INVESTMENT REPORT (SUCCESSOR AGENCY)

The Investment Report as of June 30, 2016 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

RECOMMENDED ACTION:

1. Successor Agency find that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment), and
2. Receive and file the Investment Report for the month of June 2016.

9G. AUTHORIZATION FOR COUNCIL MEMBER RIGOBERTO A. RAMIREZ, COUNCIL MEMBER DAVID J. SHAWVER, AND MAYOR PRO TEM CAROL WARREN TO ATTEND THE LEAGUE OF CALIFORNIA CITIES ANNUAL CONFERENCE

Pursuant to the City of Stanton Travel and Reimbursement policy, a Council Member must receive City Council approval prior to a trip, if the trip will exceed \$500.00.

RECOMMENDED ACTION:

1. City Council find that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5)(Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Approve Council Member Rigoberto A. Ramirez, Council Member David J. Shawver, and Mayor Pro Tem Carol Warren to attend the League of California Cities annual conference, scheduled for October 5 - 7, 2016 in the City of Long Beach; and
3. Designate a voting delegate, voting delegate alternate, and if needed a second voting delegate alternate.

9H. AWARD OF CONTRACT FOR CONSTRUCTION INSPECTION SERVICES FOR THE KERMORE LANE RECONSTRUCTION PROJECT BY THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA

Staff solicited Proposals to provide Construction Inspection Services for the Kermore Lane Reconstruction Project. Staff found that Civil Source was the most qualified firm to provide these services.

The cost for completing the Construction Inspection Services is \$42,400.

RECOMMENDED ACTION:

1. City Council find that this action is not a project per CEQA; and
2. Award a professional service contract to Civil Source to provide construction inspection services for the duration of the Kermore Lane Reconstruction Project for a maximum contract amount of \$42,400; and
3. Authorize the City Manager to bind the City of Stanton and Civil Source in a contract to provide construction inspection services; and
4. Approve budget adjustment number 2017-03 establishing appropriations necessary for the Kermore Lane Reconstruction Project.

END OF CONSENT CALENDAR

10. PUBLIC HEARINGS

10A. PROPOSED ORDINANCE TO AMEND THE CITY'S ZONING CODE TO ESTABLISH NEW REGULATIONS RELATING TO POLITICAL SIGNS AND TEMPORARY NONCOMMERCIAL SIGNS

The Council previously directed staff to amend the City's sign ordinances to comply with a 2015 United States Supreme Court ruling. This staff report proposes an ordinance to revise the City's sign ordinances, including allowing a certain number of temporary noncommercial signs to be displayed on private property during an election period.

RECOMMENDED ACTION:

1. City Council conduct a public hearing; and
2. Find that Ordinance No. 1050 is exempt from CEQA pursuant to Section 15061(b)(3), because there is no possibility that the proposed Ordinance will have a significant effect on the environment; and
3. Conduct first reading of Ordinance No. 1050 entitled:

"AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 20.325 OF THE STANTON MUNICIPAL CODE RELATING TO POLITICAL SIGNS AND TEMPORARY NONCOMMERCIAL SIGNS"; and

4. Set said ordinance for adoption at the regular City Council meeting of August 9, 2016 meeting.

ROLL CALL VOTE: Council Member Ethans
Council Member Ramirez
Council Member Shawver
Mayor Pro Tem Warren
Mayor Donahue

11. UNFINISHED BUSINESS

11A. DISCUSSION AND UPDATE ON REMOVAL OF RED CURBING AND OVERNIGHT PARKING RESTRICTIONS

During the June 28, 2016 meeting of the City Council, Council reviewed various possibilities for removing red curb and adding parking spaces on City streets. Staff has performed further investigation and would like to receive Council direction on two locations and to provide status updates on the others.

RECOMMENDED ACTION:

1. City Council declare that the project is not subject to the California Environmental Quality Act ("CEQA") under Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA; and
2. Provide staff with direction how to proceed.

11B. REVIEW OF SOUTHERN CALIFORNIA EDISON VALUATION STUDY OF STREETLIGHTS IN STANTON, AND REVIEW OF PROGRAM FOR SOUTHERN CALIFORNIA EDISON TO RETROFIT ALL STREETLIGHTS IN STANTON WITH LED HARDWARE/BULBS

On May 26, 2015, the City Council directed staff to work with Southern California Edison (SCE) to prepare a valuation study of the streetlights in the City. The purpose would be to prepare for the potential acquisition of the streetlights by the City. The report has been completed on April 20, 2016 and is attached for the City Council's review.

When the SCE representatives presented the valuation report to staff, they provided information on a potential upcoming program that would allow cities to ask SCE to retrofit existing streetlights with LED fixtures and bulbs. This program was approved by the State in June of this year. As an alternative to purchasing the streetlights, the City could ask SCE to perform these retrofits at no initial capital cost and a net savings annually.

RECOMMENDED ACTION:

1. City Council determine that in accordance with the requirements of the California Environmental Quality Act, the action would not be deemed to be a project per Section 15378(b)(4): ["Project" does not include] The creation of a government funding mechanism or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment; and
2. Direct staff to request proposals to further define the costs and benefits of purchasing the streetlights in Stanton from SCE; or
3. Direct staff to request from SCE the conversion of all streetlights to LED hardware and bulbs.

12. NEW BUSINESS

12A. CONSIDERATION OF AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS

The Council previously directed staff to amend the City's Business Licenses and Regulations Ordinance to require business license applicants to, among other things, verify that the applicant or business had not previously been convicted of illegal activity in other jurisdictions that relate to the proposed business. The proposed ordinance requires business license applicants to verify the applicant and business' past conduct in other jurisdictions and provides a procedure to deny or revoke business licenses if certain requirements are not met. Moreover, the proposed ordinance cleans up several provisions of Chapter 5.04.

RECOMMENDED ACTION:

1. City Council consider proposed Ordinance No. 1056 entitled:

"AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS"; and

2. Find that Ordinance No. 1056 is exempt from CEQA pursuant to Section 15061(b)(3), because there is no possibility that the proposed Ordinance will have a significant effect on the environment; and
3. Conduct the first reading of Ordinance No. 1056 entitled:

"AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS"; and

4. Set said ordinance for adoption at the regular City Council meeting of August 9, 2016 meeting.

ROLL CALL VOTE: Council Member Ethans
Council Member Ramirez
Council Member Shawver
Mayor Pro Tem Warren
Mayor Donahue

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13. ORAL COMMUNICATIONS - PUBLIC

At this time members of the public may address the City Council/Successor Agency/Stanton Housing Authority regarding any items within the subject matter jurisdiction of the City Council/Successor Agency/Stanton Housing Authority, provided that NO action may be taken on non-agenda items.

- Members of the public wishing to address the Council/Agency/Authority during Oral Communications-Public or on a particular item are requested to fill out a REQUEST TO SPEAK form and submit it to the City Clerk. Request to speak forms must be turned in prior to Oral Communications-Public.
- When the Mayor/Chairman calls you to the microphone, please state your Name, slowly and clearly, for the record. A speaker's comments shall be limited to a three (3) minute aggregate time period on Oral Communications and Agenda Items. Speakers are then to return to their seats and no further comments will be permitted.
- Remarks from those seated or standing in the back of chambers will not be permitted. All those wishing to speak including Council/Agency/Authority and Staff need to be recognized by the Mayor/Chairman before speaking.

14. WRITTEN COMMUNICATIONS None.

15. MAYOR/CHAIRMAN COUNCIL/AGENCY/AUTHORITY INITIATED BUSINESS

15A. COMMITTEE REPORTS/ COUNCIL/AGENCY/AUTHORITY ANNOUNCEMENTS

At this time Council/Agency/Authority Members may report on items not specifically described on the agenda which are of interest to the community provided no discussion or action may be taken except to provide staff direction to report back or to place the item on a future agenda.

15B. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE MEETING

At this time Council/Agency/Authority Members may place an item on a future agenda.

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Any writings or documents provided to a majority of the City Council/Successor Agency/Stanton Housing Authority regarding any item on this agenda will be made available for public inspection at the Public Counter at City Hall located at 7800 Katella Avenue, Stanton CA, during normal business hours.

15C. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE STUDY SESSION

At this time Council/Agency/Authority Members may place an item on a future study session agenda.

Currently Scheduled:

- None.

16. ITEMS FROM CITY ATTORNEY/AGENCY COUNSEL/AUTHORITY COUNSEL

17. ITEMS FROM CITY MANAGER/EXECUTIVE DIRECTOR

17A. ORANGE COUNTY SHERIFF'S DEPARTMENT

At this time the Orange County Sheriff's Department will provide the City Council with an update on their current operations.

18. ADJOURNMENT

I hereby certify under penalty of perjury under the laws of the State of California, the foregoing agenda was posted at the Post Office, Stanton Community Services Center and City Hall, not less than 72 hours prior to the meeting. Dated this 21st day of July, 2016.



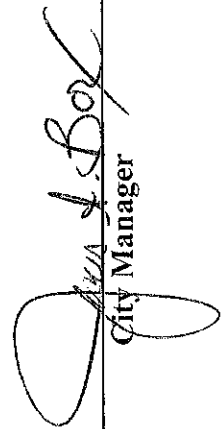
Patricia A. Vazquez, City Clerk/Secretary

CITY OF STANTON ACCOUNTS PAYABLE REGISTER

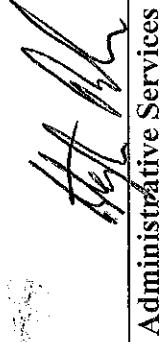
July 7, 2016	\$490,906.03
July 13, 2016	\$317,744.72

\$808,650.75

Demands listed on the attached registers conform to the City of Stanton Annual Budget as approved by the City Council.


City Manager

Demands listed on the attached registers are accurate and funds are available for payment thereof.


Administrative Services Director

DRAFT

MINUTES OF THE CITY COUNCIL / SUCCESSOR AGENCY / HOUSING AUTHORITY OF THE CITY OF STANTON JOINT REGULAR MEETING JULY 12, 2016

1. **CLOSED SESSION** None.
2. **CALL TO ORDER CITY COUNCIL / SUCCESSOR AGENCY / STANTON HOUSING AUTHORITY MEETING**

The meetings were called to order at 6:30 p.m. by Mayor / Chairman Donahue.

3. **PLEDGE OF ALLEGIANCE**

Led by Mayor Brian Donahue.

4. **ROLL CALL**

Present: Council/Agency/Authority Member Ethans, Council/Agency/Authority Member Ramirez, Council/Agency/Authority Member Shawver, Mayor Pro Tem/Vice Chairperson Warren, and Mayor/Chairman Donahue.

Absent: None.

Excused: None.

Mayor Donahue pulled Public Hearing item 7A from the agenda for review at the next regularly scheduled City Council meeting, which will be held on July 28, 2016.

5. **SPECIAL PRESENTATIONS AND AWARDS**

- 5A. The City Council presented a Certificate of Recognition to Jan Webb, honoring Doggie Stylin Grooming as Business of the Month for the month of July 2016.
- 5B. The City Council presented a Certificate of Recognition honoring Paula Soto as Volunteer of the Month for the month of July 2016.
- 5C. Mayor Donahue declared the month of July 2016 as Park and Recreation Month in the City of Stanton.
- 5D. Presentation by Mr. Al Murray and Ms. Heather Stratman, Association of California Cities-Orange County (ACCOC), sharing their mission with the City Council and providing information on their current operations.

DRAFT

6. CONSENT CALENDAR

Motion/Second: Ramirez/Ethans

Motion unanimously carried by the following vote:

AYES: 5 (Donahue, Ethans, Ramirez, Shawver, and Warren)

NOES: None

ABSTAIN: None

ABSENT: None

The City Council/Agency Board/Authority Board approved the following Consent Calendar items:

CONSENT CALENDAR

6A. MOTION TO APPROVE THE READING BY TITLE OF ALL ORDINANCES AND RESOLUTIONS. SAID ORDINANCES AND RESOLUTIONS THAT APPEAR ON THE PUBLIC AGENDA SHALL BE READ BY TITLE ONLY AND FURTHER READING WAIVED

The City Council/Agency Board/Authority Board waived reading of Ordinances and Resolutions.

6B. APPROVAL OF WARRANTS

The City Council approved demand warrants dated June 23 and June 29, 2016, in the amount of \$1,391,553.17.

6C. APPROVAL OF MINUTES

The City Council/Agency/Authority Board approved Minutes of Regular Joint Meeting – June 28, 2016.

DRAFT

6D. APPROVAL OF RESOLUTION NO. 2016-33 APPROVING A CONTRACT AMENDMENT WITH COASTLINE ADVERTISING CORPORATION REGARDING BUS SHELTERS AND BUS FACILITIES

Coastline Advertising Corporation maintains the City's bus stops and shelters through a franchise agreement. Staff has identified that many of the bus shelters along Beach Boulevard are dilapidated and not lit at night and have asked for a plan to replace these shelters. A conceptual plan has been developed by staff and Coastline Advertising Corporation, which was presented to the City Council for consideration on April 26, 2016. The City Council approved the changes and asked that a formal amendment to the franchise agreement be brought back to the City Council.

1. The City Council declared that in accordance with the requirements of the CEQA, this project has been determined to be exempt under Section 15301(c); and
2. Approved Resolution No. 2016-33 approving a contract amendment with Coastline Advertising Corporation regarding bus shelters and bus facilities; and
3. Approved Budget Adjustment No. 2017-01 establishing the budget for the shelter and facilities in the Air Quality Improvement Fund.

6E. CMFA OPEN PACE RENEWABLE ENERGY AND ENERGY EFFICIENCY FUNDING PROGRAMS

Adopt Resolution No. 2016-34, consenting to the inclusion of properties within the territory of the City of Stanton (the "City") in the CMFA Open PACE Program; authorizing the CMFA to accept applications from property owners; conduct contractual assessment proceedings and levy contractual assessments within the City of Stanton; authorizing the City to Join CMFA; and authorizing related actions.

1. The City Council declared that the project is exempt from the California Environmental Quality Act ("CEQA") under Section 15378(b)(4) - the creation of government funding mechanisms or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment; and
2. Adopted Resolution No. 2016-34 authorizing the CMFA to accept applications from property owners, conduct contractual assessment proceedings and levy contractual assessments within the City and authorizing related actions; authorizing the City Manager or designee thereof to execute the Joint Exercise of Powers Agreement to join CMFA; and authorizing the City Manager or designee thereof, to execute all documents and take any actions necessary and appropriate to carry out the intent of this resolution.

END OF CONSENT CALENDAR

DRAFT

7. PUBLIC HEARINGS

Note: Mayor Donahue pulled Public Hearing item 7A from the agenda for review at the next regularly scheduled City Council meeting, which will be held on July 28, 2016.

~~7A. PROPOSED OPTIONS TO AMEND THE CITY'S ZONING CODE TO ESTABLISH NEW REGULATIONS RELATING TO POLITICAL SIGNS AND TEMPORARY NONCOMMERCIAL SIGNS~~

~~Based on Council comments at the June 28, 2016 meeting, staff prepared several Zoning Code amendments for the Council to consider regarding temporary noncommercial signage. As background, the Council previously directed staff to amend the City's sign ordinances to comply with a 2015 United States Supreme Court ruling. This staff report proposes options on how the City's sign ordinances may be revised to comply with that case. Options include striking out the City's political sign ordinances and leaving the remainder of the Sign Code intact, or allowing a certain number of temporary noncommercial signs to be displayed on private property during an election period based on the lineal footage of a parcel's street frontage.~~

~~Staff seeks direction from the Council on which option, discussed below, the Council would like to see codified. Upon receiving direction, staff will bring back an ordinance for the Council's consideration.~~

~~RECOMMENDED ACTION:~~

- ~~1. City Council conduct a public hearing and consider options on Zoning Code amendments relating to political signs and temporary noncommercial signs; and~~
- ~~2. Direct staff to bring back a draft Ordinance for the Council's consideration at a future City Council meeting, with guidance on the Ordinance's substance and continue the item to a date certain.~~

DRAFT

8. UNFINISHED BUSINESS

8A. APPROVAL OF ORDINANCE NO. 1053

This Ordinance was introduced at the regular City Council meeting of June 28, 2016.

Staff report by Ms. Patricia A. Vazquez, City Clerk.

Motion/Second: Shawver/Ethans

ROLL CALL VOTE:	Council Member Ethans	AYE
	Council Member Ramirez	AYE
	Council Member Shawver	AYE
	Mayor Pro Tem Warren	AYE
	Mayor Donahue	AYE

Motion unanimously carried:

1. The City Clerk read the title of Ordinance No. 1053, entitled:

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING SECTION 20.230.060 OF THE STANTON MUNICIPAL CODE RELATING TO MAXIMUM BUILDING PROJECTIONS ON STOREFRONT BUILDING FRONTAGES IN THE MIXED-USE OVERLAY ZONES (AZC15-03)”; and

2. The City Council finds that the California Environmental Quality Act have been satisfied in that the City Council approved and adopted an Initial Study, Mitigated Negative Declaration (IS/MND), and Mitigation Monitoring and Reporting Program for the Project, including the Amendment to the Zoning Code, in Resolution No. 2016-24; and
3. Adopted Ordinance No. 1053.

DRAFT

8B. APPROVAL OF ORDINANCE NO. 1054

This Ordinance was introduced at the regular City Council meeting of June 28, 2016.

Staff report by Ms. Patricia A. Vazquez, City Clerk.

Motion/Second: Shawver/Ethans

ROLL CALL VOTE:	Council Member Ethans	AYE
	Council Member Ramirez	AYE
	Council Member Shawver	AYE
	Mayor Pro Tem Warren	AYE
	Mayor Donahue	AYE

Motion unanimously carried:

1. The City Clerk read the title of Ordinance No. 1054, entitled:

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, APPROVING A DEVELOPMENT AGREEMENT BETWEEN THE CITY OF STANTON AND STANTON ASSISTED LIVING, LLC FOR CERTAIN REAL PROPERTY LOCATED WITHIN THE CITY OF STANTON PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 65864 ET SEQ.”; and

2. The City Council finds that an Initial Study and Notice of Intent to adopt a Mitigated Negative Declaration were prepared based on the information received from the applicant as part of the application submittal and in accordance with State CEQA Guidelines section 15071, commencing the environmental review process and preparation of a Mitigated Negative Declaration; and
3. Adopted Ordinance No. 1054.

9. **NEW BUSINESS** None.

10. **ORAL COMMUNICATIONS – PUBLIC**

- Mr. Nicholas Dibs expressed his concerns with the proposed changes to the current Standards for Temporary Signage (political signs).

11. **WRITTEN COMMUNICATIONS** None.

DRAFT

12. MAYOR/CHAIRMAN/COUNCIL/AGENCY/AUTHORITY INITIATED BUSINESS

12A. COMMITTEE REPORTS/COUNCIL/AGENCY/AUTHORITY ANNOUNCEMENTS

None.

12B. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE COUNCIL MEETING

None.

12C. COUNCIL/AGENCY/AUTHORITY INITIATED ITEMS FOR A FUTURE STUDY SESSION

None.

13. ITEMS FROM CITY ATTORNEY/AGENCY COUNSEL/AUTHORITY COUNSEL

None.

14. ITEMS FROM CITY MANAGER/EXECUTIVE DIRECTOR

None.

14A. ORANGE COUNTY FIRE AUTHORITY

At this time the Orange County Fire Authority will provide the City Council with an update on their current operations.

- Chief Dave Steffen provided the City Council with an update on their current operations.

15. ADJOURNMENT in memory and honor of the fallen Dallas police officers.

Motion/Second: Donahue/

Motion carried at 7:01 p.m.

MAYOR/CHAIRMAN

ATTEST:

CITY CLERK/SECRETARY

DRAFT

MINUTES OF THE CITY COUNCIL OF THE CITY OF STANTON SPECIAL MEETING JULY 14, 2016 (10471 OAKHAVEN DRIVE, STANTON, CA 90680)

1. **CLOSED SESSION** None.

2. **CALL TO ORDER**

The meeting was called to order at 6:02 p.m. by Mayor Donahue.

3. **PLEDGE OF ALLEGIANCE**

Led by Mayor Brian Donahue.

4. **ROLL CALL**

Present: Council Member Ethans, Council Member Ramirez, Council Member Shawver, and Mayor Donahue.

Absent: Mayor Pro Tem Warren.

Excused: None.

SPECIAL ORDERS OF THE DAY

5. **NEW BUSINESS**

5A. **DISCUSSION REGARDING COMMUNITY AND RESIDENT COMMENTS**

Presentations and discussions by City Council, staff, and residents regarding the City, City projects and programs and addressing residents' comments.

6. **ADJOURNMENT** Motion/Second: Donahue/
Motion carried at 7:45 p.m.

MAYOR

ATTEST:

CITY CLERK

CITY OF STANTON

REPORT TO CITY COUNCIL

TO: Honorable Mayor and Members of the City Council

DATE: July 26, 2016

SUBJECT: ACCEPTANCE OF THE BEACH BOULEVARD AND VILLAGE CENTER DRIVE TRAFFIC SIGNAL IMPROVEMENT PROJECT BY THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA

REPORT IN BRIEF:

The Beach Boulevard and Village Center Drive Traffic Signal Improvement Project has been completed in accordance with the plans and specifications. The final construction cost for the project was \$410,337.20. The City Engineer, in his judgment, certifies that the work was satisfactorily completed as of July 26, 2016 and recommends that the City Council accept the completed work performed on this project.

The construction contract for the Beach Boulevard and Village Center Drive Traffic Signal Improvement is for \$388,888.00. Change orders approved at staff level are well under the 10% maximum authorized at the time of award; at 4.6%. In October 13, 2015 City Council approved Change Order Numbers 006 and 007 in the additive amount of \$31,495.16 in order to improve the final product by extending the paving limits. Additional costs aroused in the final stages of the project in the total of \$7,831.04. Therefore, Staff requests that the Council authorize the final change order in the total additive amount of \$7,831.04.

RECOMMENDED ACTION:

That the City Council:

1. That the City Council declares this project categorically exempt under the California Environmental Quality Act, Class 1, and section 15301.
2. Approve Change Order 008 in the total additive amount of \$7,831.04 to PTM General Engineering Services, Inc. for the Beach

Boulevard and Village Center Drive Traffic Signal Improvement;
and

3. Authorize the Mayor to execute Change Order No. 008; and
4. City Council accepts the completion of the construction of Beach Boulevard and Village Center Drive Traffic Signal Improvement Project; and
5. Approves the final construction contract amount of \$388,888.00 with PTM Engineering Services, Inc.; and
6. Directs the City Clerk within ten (10) days from the date of acceptance to file the Notice of Completion (Attachment) with the County Recorder of the County of Orange; and
7. Directs City staff, upon expiration of the thirty-five (35) days from the filing of the "Notice of Completion," to make the retention payment to PTM Engineering Services, Inc. in the amount of \$22,308.41.

BACKGROUND:

On June 10, 2014, City Council awarded a construction contract to PTM General Engineering Services, Inc. for the Beach Boulevard and Village Center Drive Traffic Signal Improvements Project for the contract price of \$388,888.00. The project began construction in October 2014 and is now complete.

This project improved the safety and efficiency of the intersection at Beach Blvd. and Village Center Drive/Stanford Ave. by converting it to a standard four-way intersection. Improvements included the removal of a center median, paving, striping and new traffic signal poles.

The total amount budgeted for the project was \$500,000.00. The original Caltrans approved plans and specifications for the project specified new asphalt concrete where the medians were removed. Upon field inspection, it was specifically requested by Caltrans to install a rubberized asphalt concrete material to match the existing pavement in the intersection. Also, in order to improve the transition into the north bound left turn pocket at the intersection, paving limits were extended to include the entire lane. In October 13, 2015 City Council approved the cost of those changes in the amount of \$31,495.13 which totaled 8.1% of the contract amount. Additional costs came up during the final stages of the project in the amount of \$7,831.04.

Total Budgeted	\$ 500,000.00
Construction Contract	\$ 388,888.00
Staff Level Approval Change Orders (4.6% of Construction Contract)	\$ 17,954.07
Change Order 006 and 007 Approved October 13, 2015 (8.1% of Construction Contract)	\$ 31,495.13
Change Order 008 (2% of Construction Contract)	\$ 7,831.04

Overall, the project cost was \$446,168.12 including Change Order No. 008.

ANALYSIS/JUSTIFICATION:

Change order 008 is for the cost of unforeseen field conditions of the existing pavement thickness and the relocation of electrical conduits and pull box per the direction of Caltrans. One of the changes was unexpected and could not have been accounted for previous to start of construction. The other change allowed for a safer condition at the ADA ramp for pedestrians as well as for maintenance workers in the future.

The contract increase as the cost requested by the contractor is \$7,831.04 which is 2% of the construction contract. With previously approved change orders totaling 12.7% of the construction contract.

FISCAL IMPACT:

This project was budgeted in the FY 13-14 Capital Improvement Program with \$500,000.00 for construction and construction management. Funds for this project are available in account 220-3500-710190 using Measure M Funds. The amount budgeted for this project was \$500,000.00. As the project is now completed, there are sufficient funds available to cover the mentioned. This project does not have any impact on the General Fund.

ENVIRONMENTAL IMPACT:

This project is categorically exempt under the California Environmental Quality Act Section 15301, Class 1(c) as improvements to existing facilities.

PUBLIC NOTIFICATION:

Notifications and advertisement were performed as prescribed by law.


STRATEGIC PLAN OBJECTIVE ADDRESSED:

3 - Provide a quality infrastructure.

Prepared by:


Stephanie Camorlinga
Engineering Assistant

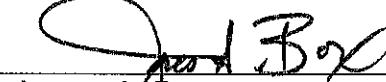
Reviewed by:


Allan Rigg, P.E. AICP
Director of Public Works

Concur:


Stephen Parker, CPA
Administrative Services Director

Approved by:


James A. Box
City Manager

ATTACHMENTS:

- 1) Council Change Order No. 008
- 2) Notice of Completion



BeachBlvd and Village Ctr Dr Traffic Signal
CONTRACTOR : PTM Construction
ENCUMBRANCE NO.: 220-3500-710190
ORIGINAL CONTRACT: \$388,888.00

CHANGE ORDER : 8
CCO COST: \$ 7,831.04
CCO TOTAL IN % 2.01%
CCO TOTAL TO DATE IN % 14.73%
DATE: 19-Jul-16

CHANGE REQUESTED BY : CITY OF STANTON
DESCRIPTION : ADDITIONAL WORK

CO. TYPE: LS

The following changes are hereby incorporated into the project plans and specifications :

	QTY.	TYPE	COST	INCREASE	DECREASE
1. AC Thickness Discovery - Extra Labor	1	LS	\$ 3,638.88	\$ 3,638.88	
2. Mismarked Lines	1	LS	\$ 1,593.59	\$ 1,593.59	
3 Relocation of Electrical Pull Box	1	LS	\$ 2,598.57	\$ 2,598.57	
					\$ -
					\$ -

CHANGE IN CONTRACT TIME 0 - CALENDAR DAYS NET CHANGE \$ 7,831.04

We, the undersigned contractor, have given careful consideration to the change proposed and hereby agree, if this is approved, that we will provide all equipment, furnish all material, except as may otherwise be noted above, and perform all services necessary for the above specified work, including field and home office expense and will accept as full payment therefore the prices shown above.

Recording requested by and
when recorded mail to:

CITY OF STANTON
7800 KATELLA AVE.
STANTON, CA 90680

(Space above this line for Recorder's use)

EXEMPT FROM RECORDING FEES PER
GOVERNMENT CODE SECTION 6103

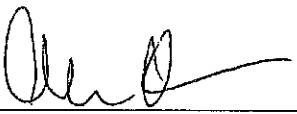
NOTICE OF COMPLETION

Notice pursuant to Civil Code Section 3093, must be filed within 10 days after completion.

Notice is hereby given that:

1. The undersigned is owner or corporate officer of the owner of the interest or estate stated below in the property hereinafter described:
2. The full name of the owner is the City of Stanton.
3. The full address of owner is 7800 Katella Avenue, Stanton, CA 90680.
4. The nature of the interest or estate of the owner is: Public Right of Way.
5. A work of improvement on the property hereinafter described was completed on July 13, 2016. The work was the Beach Boulevard and Village Center Drive Traffic Signal Improvement Project.
6. The name of the contractor for such work of improvement was: PTM General Engineering Services, Inc.
7. The property on which said work of improvement was completed is in the City of: Stanton, County of Orange, State of California.

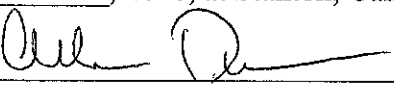
Dated: 7/19/16
Verification for Individual Owner


_____, City of Stanton
Allan Rigg, City Engineer

VERIFICATION

I, the undersigned, say: I am the City Engineer of the City of Stanton, the declarant of the foregoing Notice of Completion; I have read said Notice of Completion and know the contents thereof; the same is true of my own knowledge. I declare under penalty of perjury that the foregoing is true and correct.

Executed on 7/19/16, 2016, at Stanton, California.


_____, City of Stanton
Allan Rigg, City Engineer

CITY OF STANTON

REPORT TO THE CITY COUNCIL

TO: Honorable Mayor and City Council

DATE: July 26, 2016

SUBJECT: JUNE 2016 INVESTMENT REPORT

REPORT IN BRIEF:

The Investment Report as of June 30, 2016 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

RECOMMENDED ACTION:

1. City Council find that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment); and
2. Receive and file the Investment Report for the month of June 2016.

BACKGROUND:

The attached reports summarize the City investments and deposit balances as of June 2016. A summary of the City's investments and deposits is included as Attachment A. The details of the City's investments are shown in Attachment B. The City's cash and investment balances by fund type are presented in Attachment C.

ANALYSIS:

The City's investment in the State Treasurer's Local Agency Investment Fund (LAIF) continues to be available on demand. The effective yield on LAIF for the month of June 2016 was 0.58%. The City's other investments are shown on Attachment B and have a weighted investment yield of 1.34%. Including LAIF, the Stanton Central Park depository account and the City's deposit in the Bank of the West money market account, the weighted investment yield of the portfolio is 0.68%, which exceeds the benchmark LAIF return of 0.58%.

The weighted average maturity of the City's investments at June 30, 2016 is 881 days. Including LAIF, the Stanton Central Park depository account and a money market account, it is 239 days. LAIF's average maturity at June 30, 2016 was approximately 179 days.

The City was able to exceed the LAIF benchmark return, through Chandler Asset Management's diversification of the portfolio and pushing the weighted average maturity to more than quadruple the LAIF average maturity.

FISCAL IMPACT:

All deposits and investments have been made in accordance with the City's 2015-16 Investment Policy. The portfolio will allow the City to meet its expenditure requirements for the next six months. Staff remains confident that the investment portfolio is currently positioned to remain secure and sufficiently liquid.

Chandler Asset Management controls the City's \$9.5 million investment portfolio. City staff continues to have control over investments in LAIF and the Bank of the West Money Market Account.

ENVIRONMENTAL IMPACT:

None

LEGAL REVIEW:

None.

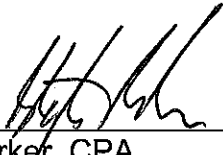
PUBLIC NOTIFICATION:

Through the agenda posting process.

STRATEGIC PLAN OBJECTIVE ADDRESSED

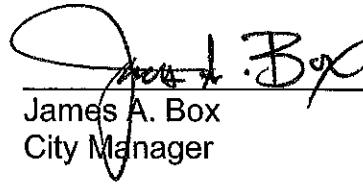
4. Ensure Fiscal Stability and Efficiency in Governance

Prepared by:



Stephen M. Parker, CPA
Administrative Services Director/Treasurer

Approved:



James A. Box
City Manager

Attachments:

- A. Investments and Deposits
- B. Investment Detail
- C. Cash and Investment Balances by Fund Type

CITY OF STANTON, CA
INVESTMENTS AND DEPOSITS
June 30, 2016

Investment Type	Issuer	Date of Maturity	Interest Rate	Par Value	Cost	% of Total	Market Value	Market Value Source
State Pool (LAIF) - City portion ¹	State of California	On Demand	0.58%	\$ 21,988,825	\$ 12,850,205	57.72%	\$ 12,858,188	LAIF
Investments ²	Various	Various	Various	\$ 9,349,938	9,411,614	42.28%	9,455,004	US Bank
Subtotal - Investments					\$ 22,261,820	100.00%	\$ 22,313,192	
Demand Deposits/Main Checking - City portion	Bank of the West	On Demand	N/A	N/A	\$ (4,947,992)		\$ (4,947,992)	Bank of the West
Money Market Account	Bank of the West	On Demand	0.29%	\$ 12,468,072	12,468,072		12,468,072	Bank of the West
Imprest Accts & Petty Cash	Bank of the West	On Demand	N/A	N/A	61,990		61,990	Bank of the West
Stanton Park Depository Account	US Bank	On Demand	0.02%	\$ -	-		-	
Subtotal - Deposits					\$ 7,582,070		\$ 7,582,070	

Total Cash Investments and Deposits³

239	0.68%
Weighted Average Maturity (days)	Weighted Average Yield

\$ 29,843,890

\$ 29,895,263

¹ Par Value amount represents entire LAIF balance, including City and Successor Agency portions² Cost amount includes \$25,395 adjustment made to City's books at 6/30/15 to adjust portfolio to market value, per GASB 31³ Weighted average maturity and yield calculations include LAIF, Investments and Money Market Account**NOTES:**

The City's portfolio is in compliance with the City's 2015-16 Investment Policy.

The portfolio will allow the City to meet its expenditure requirements for the next six months.

**CITY OF STANTON
INVESTMENTS
June 2016**

Attachment B

Investment Type/ Broker	Institution	CUSIP Number	Purchase Yield	Coupon Rate	Purchase Price	Date Purchased	Date of Maturity	Next Call Date (NC=noncallable)	Par Value	Purchase Amount	Current Market Value	Percent of Portfolio	Maximum Percent
State Treasurer's Pool	Local Agency Investment Fund (LAIF)		0.58%				7/1/2016	NC	21,988,825	12,850,205	12,858,188	37.03%	100%
Cash Equivalents													
Chandler Asset Management	First American Government Obligation	31846VZ03							26,404	26,404	26,404	0.08%	100%
Negotiable Certificates of Deposit:													
Multi-Bank Securities	CD - CIT Bank	17284AVP0	1.85%	1.850%	100	08/10/11	08/10/16	NC	148,000	148,000	148,197		
Multi-Bank Securities	CD - EnerBank USA	29266NRX7	1.75%	1.750%	100	08/15/11	08/15/16	NC	248,000	248,000	248,345		
First Empire Securities	CD - Carnden National Bk	133033DL1	1.75%	1.750%	100	08/17/11	08/17/16	NC	248,000	248,000	248,362		
First Empire Securities	CD - Discover Bank	254870Q54	1.75%	1.750%	100	08/17/11	08/17/16	NC	140,000	140,000	140,207		
Time Value Investments	CD - GE Capital Bank	36160YSC0	1.35%	1.350%	100	10/19/12	10/19/16	NC	248,000	248,000	248,505		
First Empire Securities	CD - Goldman Sachs Bank	38143ARY3	1.85%	1.850%	100	05/09/12	05/09/17	NC	97,000	97,000	97,968		
First Empire Securities	CD - Discover Bank	254671AT7	1.75%	1.750%	100	05/09/12	05/09/17	NC	100,000	100,000	100,998		
Multi-Bank Securities	CD - Sallie Mae Bank	795450PJ8	1.60%	1.600%	100	10/01/12	09/19/17	NC	100,000	100,000	101,119		
Multi-Bank Securities	CD - American Express	02587DLD8	1.55%	1.550%	100	10/04/12	10/04/17	NC	248,000	248,000	250,646		
Time Value Investments	CD - HSBC	40431G3Q0	0.75%	Variable	100	10/26/12	10/26/17	NC	248,000	248,000	244,801		
First Empire Securities	CD - Everbank	29976DPY0	1.10%	1.100%	100	11/30/12	11/30/17	NC	248,000	248,000	248,774		
									2,073,000	2,073,000	2,078,022	5.97%	30%
U.S. Government Agency Securities:													
Chandler Asset Management	FHLB	3130A0JR2	1.65%	2.375%	103.068	11/23/15	12/13/19	NC	200,000	205,698	209,824		
Chandler Asset Management	FHLB	3133782M2	1.16%	1.500%	101.226	02/01/16	03/08/19	NC	185,000	186,930	188,360		
Chandler Asset Management	FHLB	3130A7CV5	1.46%	1.375%	99.769	02/17/16	02/18/21	NC	210,000	209,166	212,476		
Chandler Asset Management	FHLB	313382K69	1.53%	1.750%	101.716	03/23/16	03/12/21	NC	192,005	195,238	195,238		
Chandler Asset Management	FHLB	3139ATPV1	1.33%	1.375%	99.796	04/12/16	04/05/21	NC	200,432	200,432	201,760		
Chandler Asset Management	FHLB	3137EADK2	1.57%	1.250%	98.94	06/18/15	08/01/19	NC	180,000	177,745	182,209		
Chandler Asset Management	FHLB	3137EADM8	1.25%	1.250%	98.15	08/31/15	10/02/19	NC	190,000	188,394	192,257		
Chandler Asset Management	FHMA	3135G0E58	1.20%	1.125%	100.42	9/30/2015	10/19/2018	NC	195,000	195,014	196,792		
Chandler Asset Management	FHMA	3135G0G72	1.17%	1.125%	99.39	10/30/2015	12/14/2018	NC	195,000	194,709	196,773		
Chandler Asset Management	FHMA	3135G0J20	1.31%	1.375%	100.01	4/12/2016	2/26/2021	NC	200,000	200,630	202,072		
Chandler Asset Management	FHMA	3135G0D75	1.27%	1.500%	100.90	2/24/2016	6/22/2020	NC	200,000	201,962	203,842		
Chandler Asset Management	FHMA	3130A3UQ5	1.49%	1.875%	102.18	2/1/2016	12/11/2020	NC	185,000	188,349	190,843		
Chandler Asset Management	FHMA	3135G0F73	1.50%	1.500%	100.36	1/20/2016	11/30/2020	NC	190,000	190,035	193,222		
Chandler Asset Management	FHMA	3135G0H55	1.50%	1.875%	102.11	1/20/2016	12/28/2020	NC	190,000	193,386	196,319		
									2,710,000	2,724,453	2,761,787	7.85%	100%
US Treasury													
Chandler Asset Management	US Treasury	912828A59	0.58%	0.625%	100.12	05/29/14	12/15/16	NC	165,000	165,200	165,168		
Chandler Asset Management	US Treasury	912828C73	0.71%	0.875%	100.47	05/29/14	04/15/17	NC	190,000	190,885	190,576		
Chandler Asset Management	US Treasury	912828VA5	1.28%	1.125%	99.86	02/01/16	04/30/20	NC	100,000	100,000	100,981		
Chandler Asset Management	US Treasury	912828N89	1.21%	1.375%	100.65	02/24/16	01/31/21	NC	200,000	201,555	203,540		
Chandler Asset Management	US Treasury	912828UW0	1.68%	1.125%	97.75	12/22/15	03/31/21	NC	200,000	195,907	202,032		
Chandler Asset Management	US Treasury	912828VW9	1.76%	2.125%	101.61	12/22/15	08/31/20	NC	200,000	203,790	209,766		
Chandler Asset Management	US Treasury	912828WC0	1.73%	1.750%	99.84	12/22/15	10/31/20	NC	200,000	200,282	206,726		
Chandler Asset Management	US Treasury	912828TH3	1.19%	0.875%	98.89	09/29/15	07/31/19	NC	190,000	187,789	190,779		
Chandler Asset Management	US Treasury	912828UB4	1.37%	1.000%	98.48	10/29/15	11/30/19	NC	110,000	108,402	110,717		
Chandler Asset Management	US Treasury	912828ST8	1.25%	1.250%	100.16	05/28/15	04/30/19	NC	160,000	160,007	162,518		
Chandler Asset Management	US Treasury	912828L65	1.36%	1.375%	100.84	03/23/16	09/30/20	NC	190,000	190,090	193,450		
									1,905,000	1,903,263	1,936,254	5.48%	100%

Investment Type/ Broker	Institution	CUSIP Number	Purchase Yield	Coupon Rate	Purchase Price	Date Purchased	Date of Maturity	Next Call Date (NC=noncallable)	Par Value	Purchase Amount	Current Market Value	Percent of Portfolio	Maximum Percent
Medium-Term Corporate Notes:													
Chandler Asset Management	Berkshire Hathaway Note	084664BX3	0.70%	0.950%	100.85	01/14/14	08/15/16	NC	150,000	150,972	150,053		
Chandler Asset Management	Coca Cola Company Note	191216AU4	0.69%	1.800%	102.87	01/14/14	09/01/16	NC	150,000	154,311	150,276		
Chandler Asset Management	Intel Corp Note	458140AH3	0.85%	1.950%	102.93	01/14/14	10/01/16	NC	150,000	154,388	150,459		
Chandler Asset Management	John Deere Capital Corp Note	24422ERL5	1.11%	2.000%	102.61	01/15/14	01/13/17	NC	150,000	153,909	150,896		
Chandler Asset Management	Wells Fargo Corp Note	949746FD7	1.26%	2.100%	102.67	01/24/14	05/08/17	NC	150,000	154,005	151,289		
Chandler Asset Management	US Bancorp MTN	91159HHD5	1.16%	1.650%	101.58	02/03/14	05/15/17	4/15/2017	150,000	152,369	150,719		
Chandler Asset Management	Qualcomm Inc	07525AG8	1.45%	1.400%	99.87	05/28/15	05/18/18	NC	135,000	134,787	136,947		
Chandler Asset Management	Apple Inc	03783BQ2	1.71%	1.010%	100.87	02/16/16	02/22/19	NC	115,000	114,980	116,200		
Chandler Asset Management	Exxon Mobil Corp	30231GAV4	0.18%	2.222%	101.77	02/29/16	03/01/21	NC	125,000	126,465	128,881		
Chandler Asset Management	Chase CHAT	161571GC2	0.59%	1.010%	100.238	09/04/15	10/15/18	NC	125,000	125,107	125,084		
Chandler Asset Management	JP Morgan Note	48128EAA5	1.53%	2.000%	101.28	01/24/14	08/15/17	NC	150,000	151,925	151,398		
Chandler Asset Management	Bank of Tokyo Mitsubishi	06538BK51	0.75%	0.740%	99.77	06/27/16	10/26/19	NC	190,000	189,531	189,555		
Chandler Asset Management	Bank of New York	06408HCU1	1.85%	2.200%	100.56	02/01/16	06/15/19	NC	115,000	116,290	117,653		
									1,855,000	1,879,039	1,866,409	5.41%	30%

Asset-Backed Securities:

[illegible]

Subtotal Investments
Prior Year Adjustment GASB 31
Investments Held With US Bank

881 days
WAM

1.34% Weighted Average Yield

LAF

[illegible]7/1/2016
7/1/2016
7/1/2016

0.25%	0.68%	incl LAIF, investments	weighted depository account	Average and money market	Yield
0.25%	0.68%	incl LAIF, investments	weighted depository account	Average and money market	Yield

Total Money Market: LAIF Depository Account and Investments

Weighted average deposit account and money market yield	WAM
1.00%	1.00%

CITY OF STANTON
CASH AND INVESTMENT BALANCES BY FUND TYPE
June 30, 2016

Fund Type	Cash and Investments	Totals
General Fund:		
Pooled	\$ (6,079,556)	
Other Accounts *	21,941,676	\$ 15,862,120
Special Revenue, Capital Projects and Enterprise Funds:		
Gas Tax	1,649,110	
Proposition 1B	-	
Measure M	1,011,867	
Fire Emergency Services	26,257	
Lighting & Median Maint.	1,938,653	
Sewer Maintenance	3,314,027	
Other	4,431,871	12,371,785
Internal Service Funds		1,361,972
Trust Funds		248,013
Total Cash and Investment Balances		\$ 29,843,890

* Money Market, Imprest Accounts, Petty Cash and Investments

CITY OF STANTON

REPORT TO THE SUCCESSOR AGENCY TO THE STANTON REDEVELOPMENT AGENCY

TO: Honorable Chair and Members of the Successor Agency

DATE: July 26, 2016

SUBJECT: JUNE 2016 INVESTMENT REPORT (SUCCESSOR AGENCY)

REPORT IN BRIEF:

The Investment Report as of June 30, 2016 has been prepared in accordance with the City's Investment Policy and California Government Code Section 53646.

RECOMMENDED ACTION:

1. Successor Agency find that this item is not subject to California Environmental Quality Act ("CEQA") pursuant to Sections 15378(b)(5) (Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment), and
2. Receive and file the Investment Report for the month of June 2016.

BACKGROUND:

The attached reports summarize the Successor Agency investments and deposit balances as of June 2016. A summary of the Agency's investments and deposits is included as Attachment A. The Agency's cash balances by fund are presented in Attachment B.

ANALYSIS:

The Agency's investment in the State Treasurer's Local Agency Investment Fund (LAIF) continues to be available on demand. The effective yield on LAIF for the month of June 2016 was 0.58%.

The Agency began making investments in reserve funds other than those held by bond trustees in October 2015 for the first time. The Agency's other investments are shown on Attachment A and have a weighted investment yield of 1.65%. Including LAIF and

the Agency's portion of the Bank of the West checking and money market accounts, the weighted investment yield of the portfolio is 1.32%, which is more than double the benchmark LAIF return of 0.58%.

The weighted average maturity of the Agency's investments at June 30, 2016 is 1,200 days, or over three years, as there is no immediate need for funds held in the reserve account. Including LAIF, the checking and money market accounts, the weighted average maturity is 457 days. LAIF's average maturity at June 30, 2016 is approximately 179 days.

FISCAL IMPACT:

All deposits and investments have been made in accordance with the City's 2015-16 Investment Policy.

The portfolio will allow the Agency to meet its expenditure requirements for the next six months.

ENVIRONMENTAL IMPACT:

None

LEGAL REVIEW:

None.

PUBLIC NOTIFICATION:

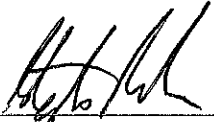
Through the agenda posting process.

STRATEGIC PLAN OBJECTIVE ADDRESSED:

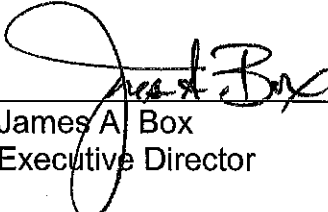
4. Ensure Fiscal Stability and Efficiency in Governance

Prepared by:

Approved by:



Stephen M. Parker, CPA
Administrative Services Director/Treasurer



James A. Box
Executive Director

Attachments:

- A. Investments and Deposits
- B. Cash Balances by Fund

**SUCCESSOR AGENCY TO THE STANTON REDEVELOPMENT AGENCY
INVESTMENTS AND DEPOSITS
June 30, 2016**

Investment Type	Institution	Issuer/ Broker	Date of Maturity	Interest Rate	Par Value	Cost	Market Value	MV Source
State Treasurer's Pool - SA portion	Local Agency Investment Fund (LAIF)	State of California	On Demand	0.58%	\$ 9,138,620	\$ 9,138,620	\$ 9,141,117	LAIF
Imprest Account - SA portion	Bank of the West	Bank of the West	On Demand	N/A	(3,518,840)	(3,518,840)	(3,518,840)	Bank of the West
Clawback - Demand Deposits/Money Market Account	Bank of the West Money Market	Bank of the West	On Demand	0.29%	9,088,517	9,088,517	9,088,517	Bank of the West

Total Cash Investments and Deposits

\$ 14,708,297 \$ 14,710,793

Bond Funds Held by Trustees:

Investment Type	Institution	Issuer/ Broker	CUSIP Number	Date of Maturity	Interest Rate	Par Value	Cost	Market Value	MV Source
2010 Tax Allocation Bonds (Tax-Exempt)									
Principal									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$3.84	\$3.84	\$3.84	US Bank
Interest									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$12.37	\$12.37	\$12.37	US Bank
Special Fund									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$11.54	\$11.54	\$11.54	US Bank
Reserve Account:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$13,114.32	\$13,114.32	\$13,114.32	US Bank
US Gov't Agency Security	Federal Home Loan Banks	Stem Agee	313380FB8	9/13/2019	1.38%	\$525,000.00	\$530,184.23	\$532,785.75	US Bank
US Gov't Agency Security	FNMA	Stem Agee	3135G0F73	11/30/2020	1.50%	\$530,000.00	\$532,368.90	\$538,988.80	US Bank
Negotiable Certificate of Deposit	Firstbank Puerto Rico	First Empire	33767ARS2	11/19/2018	1.50%	\$99,000.00	\$99,000.00	\$100,303.83	US Bank
Wells Fargo Bank Na	Wells Fargo Bank NA	MBS	9497482T3	11/19/2018	1.55%	\$249,000.00	\$249,000.00	\$252,279.33	US Bank
Goldman Sachs Bank USA	Goldman Sachs Bank USA	First Empire	38148J2Y6	11/26/2018	1.70%	\$150,000.00	\$150,000.00	\$151,971.00	US Bank
Redevelopment Fund:									
US Bank Money Market Fund	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$0.00	\$0.00	\$0.00	US Bank

Total 2010 Tax Allocation Bonds (Tax-Exempt)

\$1,573,695.20 \$1,589,470.78

Investment Type	Institution	Issuer/ Broker	CUSIP Number	Date of Maturity	Interest Rate	Par Value	Cost	Market Value	MV Source
2011 Tax Allocation Bonds - Series A (Taxable)									
Principal:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$1.07	\$1.07	\$1.07	US Bank
Interest Fund:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$13.43	\$13.43	\$13.43	US Bank
Reserve Fund:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$14,407.08	\$14,407.08	\$14,407.08	US Bank
US Gov't Agency Security	Federal Home Loan Banks	Stern Agee	313380FB8	9/13/2019	1.38%	\$490,000.00	\$494,694.01	\$497,266.70	US Bank
US Gov't Agency Security	Private Export Funding Corp	Stern Agee	742651DV1	9/15/2020	2.30%	\$470,000.00	\$483,304.30	\$483,615.90	US Bank
Negotiable Certificate of Deposit	Ally Bank	Stern Agee	02006LUX9	10/22/2018	1.60%	\$246,000.00	\$246,782.00	\$249,498.12	US Bank
Negotiable Certificate of Deposit	Comenity Capital Bank	Stern Agee	20033ANK8	11/2/2018	1.40%	\$244,000.00	\$243,085.00	\$247,494.08	US Bank
Project Account:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$4,729,368.79	\$4,729,368.79	\$4,729,368.79	US Bank
DS Fund									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$14.27	\$14.27	\$14.27	US Bank

Total 2011 Tax Allocation Bonds - Series A (Taxable)

\$6,211,669.95 \$6,221,679.44

Investment Type	Institution	Issuer/ Broker	CUSIP Number	Date of Maturity	Interest Rate	Par Value	Cost	Market Value	MV Source
2011 Tax Allocation Bonds - Series B (Taxable)									
Principal:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$0.00	\$1.10	\$1.10	US Bank
Interest Fund:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$12.24	\$12.24	\$12.24	US Bank
Special Fund:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$11.31	\$11.31	\$11.31	US Bank
Bond Reserve Fund:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$362,483.36	\$362,483.36	\$362,483.36	US Bank
US Gov't Agency Security	Federal Home Loan Banks	Stern Agee	313380FB8	9/13/2019	1.38%	\$455,000.00	\$459,358.30	\$461,747.65	US Bank
Negotiable Certificate of Deposit	Capital One Bank	Stern Agee	140420WJ5	10/9/2018	1.65%	\$218,000.00	\$219,120.00	\$221,084.70	US Bank
Negotiable Certificate of Deposit	Capital One NA	Stern Agee	14042RBJ9	10/29/2018	1.65%	\$213,000.00	\$212,811.00	\$216,033.12	US Bank
US Gov't Agency Security	Private Export Funding Corp	Stern Agee	742651DV1	9/15/2020	2.30%	\$430,000.00	\$442,171.70	\$442,457.10	US Bank
Redevelopment Account:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$1,243,180.08	\$1,243,180.08	\$1,243,180.08	US Bank

Total 2011 Tax Allocation Bonds - Series B (Taxable)

\$ 2,939,149 \$ 2,947,011

Investment Type	Institution	Issuer/ Broker	CUSIP Number	Date of Maturity	Interest Rate	Par Value	Cost	Market Value	MV Source
2016 Series A and B									
Debt Service Fund									
Cash Equivalents	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	760,710	\$ 760,710	760,709.76	US Bank
Interest Fund:									
Cash Equivalent	US Bank Money Market	US Bank	9AMMF05B2	On Demand	0.02%	\$11,745.86	\$11,745.86	\$11,745.86	US Bank

Total 2016 Series A and B

\$ 772,456 \$ 772,456

Total Bond Fund Investments and Deposits (3)

\$11,496,969.86 \$11,530,616.50

Notes:

- (1) - There have been no exceptions to the Investment Policy.
- (2) - The Successor Agency is able to meet its expenditure requirements for the next six months.
- (3) - Restricted Bond Funds are held by the fiscal agent.

SUCCESSOR AGENCY TO THE STANTON REDEVELOPMENT AGENCY**POOLED CASH BALANCES BY FUND TYPE**

June 30, 2016

Fund	Cash Balance
710 Project 2000 Debt Service Fund	-
711 Redevelopment Debt Service Fund	-
712 Redevelopment Obligation Retirement Fund	5,721,571
720 Low and Moderate Income Housing Fund	-
721 Housing Successor Fund	-
730 Community Redevelopment Administration Fund	-
731 Successor Agency Admin Fund	(101,891)
740 Redevelopment Project Fund	-
741 Successor Agency Project Fund	100
741 Cash DDR Clawback	9,088,517

TOTAL CASH BALANCE**\$ 14,708,297**

CITY OF STANTON

WWW.CACITIES.ORG

JUN 28 2016

CITY CLERK'S OFFICE

Council Action Advised by July 31, 2016

June 10, 2016

TO: Mayors, City Managers and City Clerks

RE: DESIGNATION OF VOTING DELEGATES AND ALTERNATES

League of California Cities Annual Conference – October 5 – 7, Long Beach

The League's 2016 Annual Conference is scheduled for October 5 – 7 in Long Beach. An important part of the Annual Conference is the Annual Business Meeting (during General Assembly), scheduled for noon on Friday, October 7, at the Long Beach Convention Center. At this meeting, the League membership considers and takes action on resolutions that establish League policy.

In order to vote at the Annual Business Meeting, your city council must designate a voting delegate. Your city may also appoint up to two alternate voting delegates, one of whom may vote in the event that the designated voting delegate is unable to serve in that capacity.

Please complete the attached Voting Delegate form and return it to the League's office no later than Friday, September 23, 2016. This will allow us time to establish voting delegate/alternate records prior to the conference.

Please note the following procedures that are intended to ensure the integrity of the voting process at the Annual Business Meeting.

- **Action by Council Required.** Consistent with League bylaws, a city's voting delegate and up to two alternates must be designated by the city council. When completing the attached Voting Delegate form, please attach either a copy of the council resolution that reflects the council action taken, or have your city clerk or mayor sign the form affirming that the names provided are those selected by the city council. Please note that designating the voting delegate and alternates must be done by city council action and cannot be accomplished by individual action of the mayor or city manager alone.
- **Conference Registration Required.** The voting delegate and alternates must be registered to attend the conference. They need not register for the entire conference; they may register for Friday only. To register for the conference, please go to our website: www.cacities.org. In order to cast a vote, at least one voter must be present at the

Council
Agenda Item #

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Business Meeting and in possession of the voting delegate card. Voting delegates and alternates need to pick up their conference badges before signing in and picking up the voting delegate card at the Voting Delegate Desk. This will enable them to receive the special sticker on their name badges that will admit them into the voting area during the Business Meeting.

- **Transferring Voting Card to Non-Designated Individuals Not Allowed.** The voting delegate card may be transferred freely between the voting delegate and alternates, but *only* between the voting delegate and alternates. If the voting delegate and alternates find themselves unable to attend the Business Meeting, they may *not* transfer the voting card to another city official.
- **Seating Protocol during General Assembly.** At the Business Meeting, individuals with the voting card will sit in a separate area. Admission to this area will be limited to those individuals with a special sticker on their name badge identifying them as a voting delegate or alternate. If the voting delegate and alternates wish to sit together, they must sign in at the Voting Delegate Desk and obtain the special sticker on their badges.

The Voting Delegate Desk, located in the conference registration area of the Long Beach Convention Center, will be open at the following times: Wednesday, October 5, 8:00 a.m. – 6:00 p.m.; Thursday, October 6, 7:00 a.m. – 4:00 p.m.; and Friday, October 7, 7:30–10:00 a.m. The Voting Delegate Desk will also be open at the Business Meeting on Friday, but will be closed during roll calls and voting.

The voting procedures that will be used at the conference are attached to this memo. Please share these procedures and this memo with your council and especially with the individuals that your council designates as your city's voting delegate and alternates.

Once again, thank you for completing the voting delegate and alternate form and returning it to the League office by Friday, September 23. If you have questions, please call Kayla Gibson at (916) 658-8247.

Attachments:

- Annual Conference Voting Procedures
- Voting Delegate/Alternate Form

Annual Conference Voting Procedures

1. **One City One Vote.** Each member city has a right to cast one vote on matters pertaining to League policy.
2. **Designating a City Voting Representative.** Prior to the Annual Conference, each city council may designate a voting delegate and up to two alternates; these individuals are identified on the Voting Delegate Form provided to the League Credentials Committee.
3. **Registering with the Credentials Committee.** The voting delegate, or alternates, may pick up the city's voting card at the Voting Delegate Desk in the conference registration area. Voting delegates and alternates must sign in at the Voting Delegate Desk. Here they will receive a special sticker on their name badge and thus be admitted to the voting area at the Business Meeting.
4. **Signing Initiated Resolution Petitions.** Only those individuals who are voting delegates (or alternates), and who have picked up their city's voting card by providing a signature to the Credentials Committee at the Voting Delegate Desk, may sign petitions to initiate a resolution.
5. **Voting.** To cast the city's vote, a city official must have in his or her possession the city's voting card and be registered with the Credentials Committee. The voting card may be transferred freely between the voting delegate and alternates, but may not be transferred to another city official who is neither a voting delegate or alternate.
6. **Voting Area at Business Meeting.** At the Business Meeting, individuals with a voting card will sit in a designated area. Admission will be limited to those individuals with a special sticker on their name badge identifying them as a voting delegate or alternate.
7. **Resolving Disputes.** In case of dispute, the Credentials Committee will determine the validity of signatures on petitioned resolutions and the right of a city official to vote at the Business Meeting.

CITY OF STANTON

REPORT TO CITY COUNCIL

TO: Honorable Mayor and Members of the City Council

DATE: July 26, 2016

SUBJECT: AWARD OF CONTRACT FOR CONSTRUCTION INSPECTION SERVICES FOR THE KERMORE LANE RECONSTRUCTION PROJECT BY THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA

REPORT IN BRIEF:

Staff solicited Proposals to provide Construction Inspection Services for the Kermore Lane Reconstruction Project. Staff found that Civil Source was the most qualified firm to provide these services.

The cost for completing the Construction Inspection Services is \$42,400.

RECOMMENDED ACTION:

1. City Council find that this action is not a project per CEQA; and
2. Award a professional service contract to Civil Source to provide construction inspection services for the duration of the Kermore Lane Reconstruction Project for a maximum contract amount of \$42,400; and
3. Authorize the City Manager to bind the City of Stanton and Civil Source in a contract to provide construction inspection services; and
4. Approve budget adjustment number 2017-03 establishing appropriations necessary for the Kermore Lane Reconstruction Project.

BACKGROUND:

The City Council awarded a construction contract to Excel Paving Company for the Kermore Lane Reconstruction Project. The scope of this project will include concrete and asphalt improvements on Kermore Lane from Knott Avenue to Keenan Place. These roadway improvements include a cement treated base in-place and the replacement of asphalt surfaces. The new design of the street will include concrete curb and gutter, accessible curb ramps and sidewalks.

Staff is unable to provide for the inspection of this project and needs the assistance of a consultant to provide these specialized services. Inspection services also include any special geotechnical inspections that may be needed.

ANALYSIS/JUSTIFICATION:

In September of 2014, staff conducted a selection process of firms that submitted proposals for on-call construction management and inspection services in order to have a set of pre-selected qualified firms on file. Staff selected three (3) top ranking firms based on the firm's experience managing and inspecting construction of sewer improvement and construction projects. May 2016, staff issued a request for proposals (RFP) from the pre-selected firms for the construction inspection services for the Kermore Lane Reconstruction Project. Two (2) of the three (3) preselected firms submitted proposals and upon further review, Civil Source was selected to perform the required services for this project. The proposed construction inspector has extensive experience in similar projects and has worked with the City of Stanton in the past. This contract will cover the duration of the project. The total amount of this contract will not exceed \$42,400.

FISCAL IMPACT:

This project is budgeted in the FY 15/16 Capital Improvement Program. The remaining balance in account 305-3510-710176 for this project is \$464,606.76. Melia Homes has additionally reimbursed the City \$23,900 for street construction required by their development conditions, but accomplished by this project. Total budget for this project is \$488,506.76. Budget adjustment No. 2017-03 appropriates \$20,700 in the Gas Tax Street Improvement fund (211-3510-710205) necessary to complete the project. This project will not have any impact on the General Fund.

	Cost
Awarded Construction Contract	\$ 424,407.00
Construction and Geotechnical Inspection Services	\$ 42,400.00
10% Construction Contingency	\$ 42,400.00
Total Project Cost	\$ 509,207.00

ENVIRONMENTAL IMPACT:

None.

LEGAL REVIEW:

None.

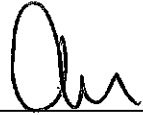
PUBLIC NOTIFICATION:

Notifications and advertisement were performed as prescribed by law.

Prepared by:


Stephanie Camorlinga
Engineering Assistant

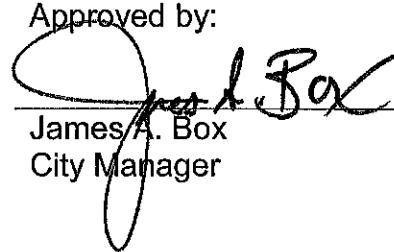
Reviewed by:


Allan Rigg, P.E. AICP
Director of Public Works

Concur:


Stephen Parker, CPA
Administrative Services Director

Approved by:


James A. Box
City Manager

ATTACHMENTS:

- (1) Professional Services Agreement
- (2) Budget adjustment No. 2017-03

AGREEMENT FOR CONSULTANT SERVICES

THIS AGREEMENT, is made and effective as of July 26, 2016, between the **City of Stanton**, a California Municipal Corporation ("City") and **CivilSource Inc.**, ("Consultant"). In consideration of the mutual covenants and conditions set forth herein, the parties agree as follows:

1. **TERM**

2. This Agreement shall commence on **July 26, 2016** and shall remain and continue in effect until tasks described herein are completed, but in no event later than **December 1, 2016** unless sooner terminated pursuant to the provisions of this Agreement.

2. **SERVICES**

A, attached hereto and incorporated herein as though set forth in full. Consultant shall complete the tasks according to the schedule of performance which is also set forth in Exhibit A. When available, a more detailed work program shall be attached and incorporated into this agreement as a separate exhibit.

3. **PERFORMANCE**

Consultant shall at all times faithfully, competently and to the best of his/her ability, experience, and talent, perform all tasks described herein. Consultant shall employ, at a minimum, generally accepted standards and practices utilized by persons engaged in providing similar services as are required of Consultant hereunder in meeting its obligations under this Agreement.

4. **CITY MANAGEMENT**

City's Director of Public Works shall represent City in all matters pertaining to the administration of this Agreement, review and approval of all products submitted by Consultant, but not including the authority to enlarge the Tasks to Be Performed or change the compensation due to Consultant. City's City Manager shall be authorized to act on City's behalf and to execute all necessary documents that enlarge the Tasks to Be Performed or change Consultant's compensation, subject to Section 5 hereof.

5. **PAYMENT**

(a) The City agrees to pay Consultant monthly, in accordance with the payment rates and terms and the schedule of payment as set forth herein, attached hereto and incorporated herein by this reference as though set forth in full, based upon actual time spent on the above tasks. This amount shall not exceed **Forty two thousand, four hundred dollars (\$42,400.00)** for the total term of the Agreement unless additional payment is approved as provided in this Agreement and shall be billed in accordance with Exhibit B, Fee Proposal.

(b) Consultant shall not be compensated for any services rendered in connection with its performance of this Agreement that are in addition to those set forth herein, unless such additional services are authorized in advance and in writing by the City Manager. Consultant shall be compensated for any additional services in the amounts and in the manner as agreed to by City Manager and Consultant at the time City's written authorization is given to Consultant for the performance of said services. The City Manager may approve additional work not to exceed ten percent (10%) of the amount of the Agreement, but in no event shall such sum exceed ten thousand dollars (\$10,000.00). Any additional work in excess of this amount shall be approved by the City Council.

(c) Consultant will submit invoices monthly for actual services performed. Invoices shall be submitted on or about the first business day of each month, or as soon thereafter as practical, for services provided in the previous month. Payment shall be made within thirty (30) days of receipt of each invoice as to all non-disputed fees. If the City disputes any of Consultant's fees it shall give written notice to Consultant within thirty (30) days of receipt of an invoice of any disputed fees set forth on the invoice.

6. **SUSPENSION OR TERMINATION OF AGREEMENT WITHOUT CAUSE**

(a) The City may at any time, for any reason, with or without cause, suspend or terminate this Agreement, or any portion hereof, by serving upon the consultant at least ten (10) days prior written notice. Upon receipt of said notice, the Consultant shall immediately cease all work under this Agreement, unless the notice provides otherwise. If the City suspends or terminates a portion of this Agreement such suspension or termination shall not make void or invalidate the remainder of this Agreement.

(b) In the event this Agreement is terminated pursuant to this Section, the City shall pay to Consultant the actual value of the work performed up to the time of termination, provided that the work performed is of value to the City. Upon termination of the Agreement pursuant to this Section, the Consultant will submit an invoice to the City pursuant to Section 3.

7. **DEFAULT OF CONSULTANT**

(a) The Consultant's failure to comply with the provisions of this Agreement shall constitute a default. In the event that Consultant is in default for cause under the terms of this Agreement, City shall have no obligation or duty to continue compensating Consultant for any work performed after the date of default and can terminate this Agreement immediately by written notice to the Consultant. If such failure by the Consultant to make progress in the performance of work hereunder arises out of causes beyond the Consultant's control, and without fault or negligence of the Consultant, it shall not be considered a default.

(b) If the City Manager or his/her delegate determines that the Consultant is in default in the performance of any of the terms or conditions of this Agreement, he/she shall cause to be served upon the Consultant a written notice of the default. The Consultant shall have ten (10) days after service of said notice in which to cure the default by rendering a satisfactory performance. In the event that the Consultant fails to cure its default within such period of time, the City shall have the right, notwithstanding any other provision of this Agreement, to terminate this Agreement without further notice and without prejudice to any other remedy to which it may be entitled at law, in equity or under this Agreement.

8. **OWNERSHIP OF DOCUMENTS**

(a) Consultant shall maintain complete and accurate records with respect to sales, costs, expenses, receipts, and other such information required by City that relate to the performance of services under this Agreement. Consultant shall maintain adequate records of services provided in sufficient detail to permit an evaluation of services. All such records shall be maintained in accordance with generally accepted accounting principles and shall be clearly identified and readily accessible. Consultant shall provide free access to the representatives of City or its designees at reasonable times to such books and records; shall give City the right to examine and audit said books and records; shall permit City to make transcripts there from as necessary; and shall allow inspection of all work, data, documents, proceedings, and activities related to this Agreement. Such records, together with supporting documents, shall be maintained for a period of three (3) years after receipt of final payment.

(b) Upon completion of, or in the event of termination or suspension of this Agreement, all original documents, designs, drawings, maps, models, computer files, surveys, notes, and other documents prepared in the course of providing the services to be performed pursuant to this Agreement shall become the sole property of the City and may be used, reused, or otherwise disposed of by the City without the permission of the Consultant. However, use of data by City for other than the project that is the subject of this agreement shall be at City's sole risk without legal liability or exposure to Consultant. With respect to computer files,

to do so will in no way act as a waiver. This obligation to indemnify and defend City is binding on the successors, assigns or heirs of Consultant, and shall survive the termination of this Agreement or this section.

(d) Obligation to Defend. It shall be the sole responsibility and duty of Consultant to fully pay for and indemnify the City for the costs of defense, including but not limited to reasonable attorney's fees and costs, for all Claims against the City and the Indemnified Parties, whether covered or uncovered by Consultant's insurance, against the City and the Indemnified Parties which arise out of any type of omission or error, negligent or wrongful act, of Consultant, its officers, agents, employees, or subcontractors. City shall have the right to select defense counsel.

10. **INSURANCE**

Consultant shall maintain prior to the beginning of and for the duration of this Agreement insurance coverage as specified in Exhibit C attached to and part of this Agreement.

11. **INDEPENDENT CONSULTANT**

(a) Consultant is and shall at all times remain as to the City a wholly independent Consultant. The personnel performing the services under this Agreement on behalf of Consultant shall at all times be under Consultant's exclusive direction and control. Neither City nor any of its officers, employees, or agents shall have control over the conduct of Consultant or any of Consultant's officers, employees, or agents, except as set forth in this Agreement. Consultant shall not at any time or in any manner represent that it or any of its officers, employees, or agents are in any manner officers, employees, or agents of the City. Consultant shall not incur or have the power to incur any debt, obligation, or liability whatever against City, or bind City in any manner.

(b) No employee benefits shall be available to Consultant in connection with the performance of this Agreement. Except for the fees paid to Consultant as provided in the Agreement, City shall not pay salaries, wages, or other compensation to Consultant for performing services hereunder for City. City shall not be liable for compensation or indemnification to Consultant for injury or sickness arising out of performing services hereunder.

12. **LEGAL RESPONSIBILITIES**

The Consultant shall keep itself informed of State and Federal laws and regulations, which in any manner affect those employed by it or in any way, affect the performance of its service pursuant to this Agreement. The Consultant shall at all times observe and comply with all such laws and regulations. The City, and its officers and employees, shall not be liable at law or in equity occasioned by failure of the Consultant to comply with this Section.

13. **UNDUE INFLUENCE**

Consultant declares and warrants that no undue influence or pressure is used against or in concert with any officer or employee of the City of Stanton in connection with the award, terms or implementation of this Agreement, including any method of coercion, confidential financial arrangement, or financial inducement. No officer or employee of the City of Stanton will receive compensation, directly or indirectly, from Consultant, or from any officer, employee or agent of Consultant, in connection with the award of this Agreement or any work to be conducted as a result of this Agreement. Violation of this Section shall be a material breach of this Agreement entitling the City to any and all remedies at law or in equity.

14. **NO BENEFIT TO ARISE TO LOCAL EMPLOYEES**

No member, officer, or employee of City, or their designees or agents, and no public official who exercises authority over or responsibilities with respect to the Project during his/her tenure or for one year thereafter, shall have any interest, direct or indirect, in any agreement or sub-agreement, or the proceeds thereof, for work to be performed in connection with the Project performed under this Agreement.

15. **RELEASE OF INFORMATION/CONFLICTS OF INTEREST**

(a) All information gained by Consultant in performance of this Agreement shall be considered confidential and shall not be released by Consultant without City's prior written authorization. Consultant, its officers, employees, agents, or sub consultants, shall not without written authorization from the City Manager or unless requested by the City Attorney, voluntarily provide declarations, letters of support, testimony at depositions, response to interrogatories, or other information concerning the work performed under this Agreement or relating to any project or property located within the City. Response to a subpoena or court order shall not be considered "voluntary" provided Consultant gives City notice of such court order or subpoena.

(b) Consultant shall promptly notify City should Consultant, its officers, employees, agents, or sub consultants be served with any summons,

complaint, subpoena, notice of deposition, request for documents, interrogatories, request for admissions, or other discovery request, court order, or subpoena from any person or party regarding this Agreement and the work performed there under or with respect to any project or property located within the City. City retains the right, but has no obligation, to represent Consultant and/or be present at any deposition, hearing, or similar proceeding. Consultant agrees to cooperate fully with City and to provide the opportunity to review any response to discovery requests provided by Consultant. However, City's right to review any such response does not imply or mean the right by City to control, direct, or rewrite said response.

16. **NOTICES**

Any notices which either party may desire to give to the other party under this Agreement must be in writing and may be given either by (i) personal service, (ii) delivery by a reputable document delivery service, such as but not limited to, Federal Express, which provides a receipt showing date and time of delivery, or (iii) mailing in the United States Mail, certified mail, postage prepaid, return receipt requested, addressed to the address of the party as set forth below or at any other address as that party may later designate by notice:

To City:	City of Stanton 7800 Katella Ave Stanton, California 90680 Attention: City Clerk
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To Consultant:	CivilSource, Inc. 9890 Irvine Center Drive Irvine, CA 92618
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17. **ASSIGNMENT**

The Consultant shall not assign the performance of this Agreement, nor any part thereof, nor any monies due hereunder, without prior written consent of the City. Because of the personal nature of the services to be rendered pursuant to this Agreement, only CivilSource, Inc. shall perform the services described in this Agreement.

18. **LICENSES**

At all times during the term of this Agreement, Consultant shall have in full force and effect, all licenses required of it by law for the performance of the services described in this Agreement.

19. **GOVERNING LAW**

The City and Consultant understand and agree that the laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Agreement and also govern the interpretation of this Agreement. Any litigation concerning this Agreement shall take place in the municipal, superior, or federal district court with jurisdiction over the City of Stanton.

20. **ENTIRE AGREEMENT**

This Agreement contains the entire understanding that between the parties relating to the obligations of the parties described in this Agreement. All prior or contemporaneous agreements, understandings, representations, and statements, oral or written, are merged into this Agreement and shall be of no further force or effect. Each party is entering into this Agreement based solely upon the representations set forth herein and upon each party's own independent investigation of any and all facts such party deems material.

21. **CONTENTS OF PROPOSAL**

Consultant is bound by the contents of the proposal submitted by the Consultant, Exhibit "A" hereto.

22. **AUTHORITY TO EXECUTE THIS AGREEMENT**

The person or persons executing this Agreement on behalf of Consultant warrants and represents that he/she has the authority to execute this Agreement on behalf of the Consultant and has the authority to bind Consultant to the performance of its obligations hereunder.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed the day and year first above written.

CITY OF STANTON

By: _____
James A. Box
City Manager

CONSULTANT

By: Amy Amiran
(Signature)

Amy Amiran
(Typed Name)

Its: President

Attest:

Patricia Vazquez, City Clerk

Approved As To Form:

Matthew E. Richardson, City Attorney

EXHIBIT A

TASKS TO BE PERFORMED

Provide construction and geotechnical inspection services for the Kermore Lane Reconstruction Project as described in the Request for Proposals dated October 27, 2014.

1. COVER LETTER



September 18, 2014

Allan Rigg, P.E.
Director of Public Works/City Engineer
City of Stanton
Department of Public Works
7800 Katella Ave.
Stanton, CA 90680-3162

RE: **Proposal for On-Call Construction Management and Inspection Services**

Dear Mr. Rigg,

CivilSource, Inc. (CivilSource) is pleased to present this proposal to the City of Stanton (City) for On-Call Construction Management and Inspection Services.

CivilSource specializes in providing a broad range of engineering services to municipal agencies, and has a comprehensive understanding of administering projects in compliance with local, state and federal funding requirements. We will manage all projects and assignments in a manner that will ensure timely completion within established timeframes through appropriate and cost-effective use of resources.

As the Principal of CivilSource, I offer my commitment to the City that all issues, questions, and requests will be responded to immediately. I bring to the City over 35 years of public works experience during which I have built professional and personal relationships with several of the City's staff. My technical knowledge and experience combined with an earned trust and respect will ultimately benefit the City's residents and infrastructure.

Our team will be headed by **Construction Services Director, Mr. Peter Salgado, P.E.** with over 17 years of engineering experience, the majority of which has been in the management and delivery of public works capital improvement projects including street improvements and vertical construction. Working with a variety of agencies, he is thoroughly familiar with local, state, and federal procedures. In addition, Mr. Salgado has served as Civil Engineer with the County of Los Angeles and served as Senior Civil Engineer with the City of San Juan Capistrano. Mr. Salgado will provide oversight of the inspection team for overall QA/QC. He possesses the knowledge, skills, experience and patience to successfully delivery public works projects.

CivilSource is committed to meeting the City's needs and offers the following:

Understanding of the Scope of Services

- **Project Understanding and Approach.** CivilSource has on-call civil engineering contracts with several local southern California agencies and has a thorough understanding of how to provide on-call services effectively. Our team has the skills and experience needed to provide the required civil engineering design services and has a proven work plan to complete projects on time, within budget. Our quality, cost, and schedule control measures will result in the most cost-efficient delivery of your projects.
- Our most recent on-call projects include City of Laguna Woods, City of Villa Park, City of Huntington Beach, City of Hermosa Beach, City of Costa Mesa, City of Irvine, City of Mission Viejo, City of Lake Forest, and County of Orange.

Overall Ability & Qualifications

- **Qualifications, Capabilities and Experience.** We offer the City a team of unmatched depth, diversity, and experience capable of providing comprehensive planning, engineering, administrative, and construction support services. With CivilSource, the City has access to a full spectrum of professional engineering services. This in turn allows City management to more effectively manage its capital improvement program. The range of disciplines, talent, and expertise on our team allows us to access the necessary resources as needs arise and to complete any assigned task expeditiously.
- **Demonstrated Successful Experience.** We have a proven track record of successfully providing professional services to several cities, special districts, and local agencies, most of which have been repeat clients, including the cities of Brea, Buena Park, Costa Mesa, Culver City, Cypress, Downey, Glendale, Hermosa Beach, Huntington Beach, Irvine, La Habra, Moreno Valley, Norwalk, Pomona, Rancho Santa Margarita, Santa Monica, and Villa Park as well as the Laguna Beach County Water District, Moulton Niguel Water District, Golden State Water Company and the Santa Margarita Water District. We encourage the City to contact our references to confirm our successful track record. Our award winning projects, all completed on schedule and within budget include:
 - ✓ La Bonita Park Water Facilities, City of La Habra, **2013 DBIA Design-Build Distinction Award**
 - ✓ Utility Operations Facility Upgrades, City of Huntington Beach, **2011 APWA Project of the Year Award**
 - ✓ Shaw's Cove Lift Station Rehabilitation, City of Laguna Beach, **2009 APWA Project of the Year Award**
- **Time Commitment and Response Time.** CivilSource is committed to the timely completion of your projects, and will dedicate our senior, technical, and administrative staff to assigned projects and task orders as required. Our Project Scheduling software is designed to incorporate all the tasks involved in planning, design and construction of projects. The critical path for any project will always be the highest priority for CivilSource. All of our project team members are available by cellular phone during and outside normal office hours. We assure you that all task orders and issues will be responded to immediately.
- **Competitive Rates.** We understand the budget constraints that clients face. Our proposed rates are negotiable, and our references will attest to our willingness to work within your budget.
- **Risk Management Method.** CivilSource's effective risk management method of approach to construction support services provides clients with optimal control of their project and budget. Our complete, thorough review of project documents and our detailed risk analysis ensure the most ideal sharing of risk between the City and their contractor. We customize and tailor our services according to the specific needs of the project and work to establish and maintain a low potential for schedule slipping and cost overruns. We have the best risk management plan for the City.

We believe these strengths make CivilSource uniquely qualified to provide the City with professional services. We thank you for the opportunity to submit our proposal, and we look forward to further discussions with you regarding your project. This proposal shall be valid for 90 days.

Should you have any questions or need additional information, please contact me at our office (949) 585-0477 or by email at amy@civil-source.com.

Respectfully submitted,
CivilSource, Inc.

Amy Amirani

Amy Amirani, P.E.
Principal

Contact:
Amy Amirani, Principal
amy@civil-source.com
CivilSource, Inc.
9890 Irvine Center Drive
Irvine, CA 92618
P: 949-585-0477
F: 949-585-0433

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2. FIRM STRUCTURE AND HISTORY

FIRM PROFILE

A certified DBE/WBE/SBE located in Irvine, CivilSource was established as a California Corporation in 2006 specializing in program management, engineering design and construction management and inspection of capital improvement projects including streets; traffic systems; drainage and flood control; parks and recreational facilities; water and wastewater systems; vertical construction; and landscaping and irrigation. Offering a large network of professionals with expertise in a broad range of engineering fields, our team includes licensed civil engineers, construction managers, certified inspectors, and experienced public works professionals. All team members are extensively experienced working within the structure of municipal government and public construction policy and will seamlessly integrate into the City of Stanton (City).

CivilSource was founded by Amy Amirani, a registered Civil Engineer in the State of California. Her 35+ years of civil engineering experience includes leading teams in providing design engineering, construction management and inspection services for municipalities throughout southern California and formerly serving as the Public Works Director for the cities of Hermosa Beach and San Juan Capistrano. She will be responsible for dedicating our staff identified herein, providing necessary equipment and resources, managing any subconsultants and contractors, and oversight of meeting our high expectations of quality assurance and quality control, responsiveness, documentation, communication, and coordination. ***We assure the City that the CivilSource team led by Ms. Amirani can provide any professional engineering service required.***

Over the years, our successful delivery of products and services has resulted in repeat clients for a broad range of municipal services. Our key services include:

- Civil Engineering Design
- Construction Management & Inspection
- Plan Check/Review
- Building and Safety Services
- Constructability Review
- Staff Augmentation
- Project Management
- Federal Funding Management
- Labor Compliance
- Public Outreach

Why is CivilSource most qualified to provide on-call civil engineering services to the City of Stanton?

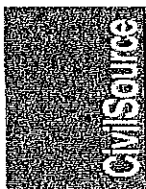
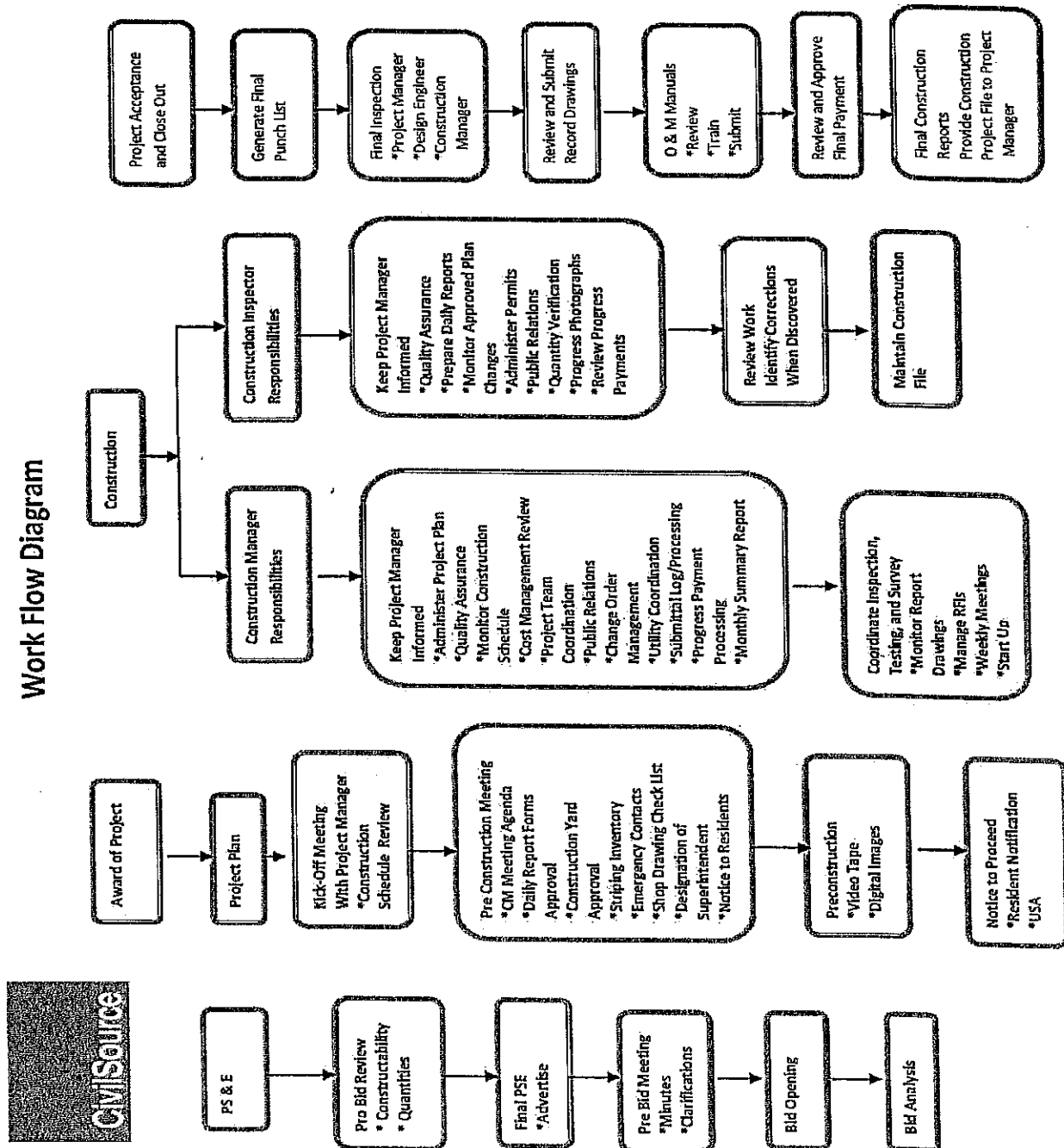
- Our experience working with various local agencies is extensive. Over the course of completing numerous public works capital improvement projects, the CivilSource team has demonstrated the ability to work well with local agency staff, project stakeholders, engineers, contractors, and the public. We pay close attention to project schedule and costs while balancing the need to ensure conformance with local and industry standards in a cost-effective manner.
- We have been successfully providing similar on-call construction management and inspection services to municipalities in Orange & LA County. Our inspection services provide for all types of streets, sidewalks, roadway rehabilitation, median and parks. We also provide construction management and building inspections for building facilities. Some of our key services we have provided was the successful completion of the Laguna Niguel Senior Center Expansion Project. We have also completed the Utility Operation Building in Huntington Beach and we provided building inspection services for the City of Laguna Woods in addition to various other projects presented within this proposal.
- We have successfully delivered projects in a timely and cost-efficient manner and we have acquired a keen understanding of local agency requirements which is critical to facilitating and resolving project issues. We are committed to establishing and maintaining effective working relationships with City staff and we are excited about the opportunity to serve the City.



UNDERSTANDING AND APPROACH

We have included this **Work Flow Diagram** to show our overall design and construction management process and deliverables.

Work Flow Diagram



Project Understanding

We understand that the City of Stanton desires Construction Managers and Inspectors to provide quality control, quality assurance, and code compliance inspection on an on-call basis for various public works projects. The Field inspector shall inspect new utility construction, surface improvements (including pavement, curb, and gutter layouts, sidewalk, and other facilities to be constructed in the Public Right-of-Way), alterations and repairs to existing facilities, traffic control facilities and operations, trench work (including verifying bedding materials, trench backfill, and pavement restoration), and ensure compliance with plans, specifications and applicable federal, state, and local codes.

CivilSource's approach to construction support services is centered on consistent and effective employee oversight. Though Ms. Amy Amirani, Principal of CivilSource and Project Director, will be ultimately responsible for overall management of our resources, she depends on a carefully structured hierarchy to ensure a high level of construction management and inspection services. The CivilSource Management team (spearheaded by our Construction Service Director, Mr. Salgado) will monitor projects continuously to verify that all personnel are performing within the guidelines of our established procedures, which are patterned after the Caltrans Construction Manual. CivilSource takes this a step further with implementing a pro-active public relations program and a concerted effort to identify previously unforeseen potential claims.

Critical Issues – General

Based on experience with capital improvement development projects, the proposed individuals will consider the following critical issues that will be addressed and defined on a per project basis:

1. **Traffic Control. Ensuring the preparation and implementation of traffic control in compliance with local and state applicable standards and procedures.** If not addressed properly, traffic control can become an issue during construction. Traffic control should be set to create a safe working ground for the contractor as well as vehicular and pedestrian traffic. The CivilSource team can ensure that all traffic control devices are set based on the approved traffic control plan as well as the CA MUTCD - 2012 Edition requirements and the Work Area Traffic Control Handbook (WATCH Manual). We will ensure that the Contractor submits a Traffic Control Plan and our team can also provide assistance and support in reviewing the plans. In addition, we will continue to work closely with the Contractor to notify all businesses and residents of ongoing operations.
2. **Sensitivity to construction impacts to nearby residential neighborhoods, surrounding schools, and businesses.** The CivilSource team is highly experienced in working with the public, City staff, and stakeholders. Our team members possess the communication skills required to respond effectively to public comments. We will take a proactive approach in working with the public to keep them constantly informed of planned construction activities, and we will maintain consistent communication to ensure their concerns are noted and are immediately addressed.
3. **Protocol and Communication.** Timely and concise communication is essential to the successful completion of any construction project. Protocol will be established at the onset of the project and maintained for the project duration. Typically, all project documentation will be scanned and digitized for expeditious distribution via email. All correspondence is logged, tracked, and linked to its respective issues for quick retrieval.
4. **Utility Coordination.** We will address the potential for conflicts with existing utilities. If required, CivilSource Inspectors can coordinate potholing for major utility conflicts. Locating utility facilities prior to the start of construction will allow for early coordination with utility agencies for relocation of their facilities. Initial information gathering will result in ease of construction and avoidance of impacting the schedule or budget with unnecessary change orders or stand-by time.
5. **Disposal Site and Construction Traffic.** Staging areas, disposal sites, construction access, available space for trenchless methods and other construction related constraints will be analyzed prior to start of construction.

Construction traffic can also be a significant issue within these residential areas. We will work closely with the Contractor to recommend staging and a detailed construction route to minimize congestion and noise in the community.

6. **Construction Site Management.** The CivilSource team is well versed at verifying best management practices (BMP). We will ensure that the Contractor complies with all environmental regulations and the site is maintained in an acceptable manner. BMP monitoring will include visual inspection to ensure that BMPs are implemented and maintained according to an approved SWPPP or other environmental regulations. Typical BMPs to prevent storm water pollution include: consistent removal of debris and trash; placement of gravel bags, straw waddles, silk fences, filter fabric over catch basins, plastic tarp over stock piles; concrete wash down areas secured with gravel bags, etc. At the onset of construction, CivilSource will perform inspection of BMPs on a regular basis as well as before any foreseen storm event to allow for sufficient time for corrections or improvements. As a tracking or follow-up procedure, daily reports will note the date of BMP inspection, weather information, observations, descriptions of inadequate BMPs, and the corrective actions that were taken.
7. **Public Outreach.** Communication with residents, businesses, developers, and staff is key for a successful project delivery. We have developed an extensive public outreach program (further discussed in this section) that has succeeded in notifying the public of improvements, gaining positive interest, and creating an overall positive atmosphere. One of the key features of our public outreach program is providing the public with a toll free number for information, questions, and comments. The toll free number is linked directly to the Team's Project Director, Amy Amirani, who oversees all public outreach efforts. This ensures that all calls will be responded to within a 24-hour period.

Critical Issues-Building

Based on experience with capital improvement development projects, the proposed individuals will consider the following critical issues that will be addressed and defined on a per project basis:

1. **Constructability review.** As a part of our construction management program, CivilSource can provide early analysis of the price of various design options, which allows the Architect/Engineer and City to select the appropriate systems to fit within their program and budget. Estimates and a project schedule are developed early in the design and refined as the design progresses.
2. **Maintaining safe public access throughout the construction period.** Special attention will be given to providing safe and convenient walking paths around the construction area, specifically during working hours. Site cleanliness, dust control, and separation between the Contractor's workforce and the public and staff will be an important factor in managing a safe project.
3. **Transition of staff to temporary and new facilities.** The transition of staff to temporary and/or newly constructed facilities can often result in impacts to existing services. It is important to have an expedited construction schedule to meet the needs of the users as well as an efficient construction schedule to meet the needs of the contractor. Our team's experience includes transitioning a staff of 80 to newly constructed facilities without impacting existing services for the City of Huntington Beach's Utility Operations Yard, and transitioning staff and events to a newly constructed facility for the City of Laguna Niguel's Senior and Community Center. We have found that advanced planning, flexibility in working with the contractor and staff, and providing the public with advanced notice are most effective in minimizing impacts to the existing services.
4. **Full Utility Disclosure.** It will be our goal to minimize time and cost impacts due to utility conflicts by working with the designer and architect to ensure that all utilities are accurately located prior to construction. We will begin communicating with utility companies early in the pre-construction phase. We have learned from experience that the earlier the project team involves the utility companies in the process, the greater degree of

cooperation, communication, and coordination can be expected.

It will be important to ensure that a full and comprehensive as-built exists for full utility disclosure. Knowing the location of all utilities is imperative, especially for the construction of off-site improvements and the construction of the building pad which requires over excavation. If as-builts are not available, we highly recommend potholing for utilities to prevent conflicts with unmarked facilities such as gas lines, water lines, electrical lines, etc., from causing construction time and cost delays. Accurately identifying utilities prior to construction can save any project significant amounts of money (often thousands of dollars), all while staying within the project's schedule.

5. **Multiple Trade Coordination.** Coordination and interface between the various building trades will be important to prevent delays during construction. The CivilSource Project Team will meet early on with the Contractor and its various trades to coordinate and lay out conduit and duct work (e.g. electrical, water, phone, etc.) to ensure that the designed improvements fit within the newly constructed facilities.
6. **Specialty Trades.** The CivilSource Project Team is highly experienced in oversight of specialty trades such as alarm systems, audio visual systems, and specialty finishes, and will ensure that the City's custom needs are met and will minimize time delays to implement any changes to specialty items.
7. **Parking Impacts.** If required, we will work with the City to generate supplemental parking for the staff and public. Past solutions to minimize parking impacts have included temporarily restriping the parking lot, allowing for street parking, and even assisting the public to reach the facility when parking access is considerably far. For new construction, our team is specialized in maximizing parking and conducting cost value analysis to achieve the best results for parking.
8. **Existing Improvements.** All existing and remaining structures must be protected. In addition, we pride our work in keeping the integrity of the existing environment intact. CivilSource will ensure that the existing landscaping and improvements will remain safe. We propose photographing of the entire site before and after construction to ensure the contractor is responsible in bringing the area back to its original condition.
9. **Public Outreach.** Communication with residents, businesses, developers, and staff is key for a successful project delivery. We have developed an extensive public outreach program that has succeeded in notifying the public of improvements, gaining positive interest, and creating an overall positive atmosphere. One of the key features of our public outreach program is providing the public with a toll-free number for information, questions, and comments. This number is linked directly to the Team's Project Director, Amy Amirani, who oversees all public outreach efforts. This ensures that all calls will be responded to within a 24 hour period.

Communication

Our construction managers and inspectors will maintain a clear and consistent line of communication with the City project manager. Phone calls, emails, and text messages will be responded to in a timely manner to ensure all issues and concerns are addressed. Our construction managers and inspectors also communicate regularly with our Construction Service Director. Any extraordinary circumstances, such as potential claims and issues affecting schedule or budget are discussed to provide the City with options and recommendations. This will help ensure that such problems are dealt with expeditiously before a delay or cost impact occurs on the project. In some cases, the Construction Service Director will consult with our in-house civil engineers to gain a more in-depth perspective on the situation and develop soundly engineered solutions to these special problems.

Schedule Control

Our construction inspection team gives considerable attention to monitoring schedules. We will coordinate, review, and make recommendations for changes to the Critical Path Method schedule generated by the contractor. As

changes or discrepancies occur between the CPM schedule and as-built conditions, the project schedule and cost estimates will be modified and updated schedules formulated. We will review the Contractor's schedule on a weekly basis. In addition, we will maintain an as-built/working schedule to reflect as-built conditions to date. The as-built/working schedule in turn serves as a powerful tool in analyzing time extension/delay claims.

Cost Control & Reporting

Cost Control is a key element of the project construction phase and must be thoroughly integrated with other control methods (scope change control, schedule control, and quality control) to ensure that the City receives proper value for all funds earmarked for the project. Key elements of our cost control program include: establishment and maintenance of a project budget, value engineering and constructability reviews of project plans, sufficient vetting of owner requested or contractor generated changes, thorough review and evaluation of change order cost proposals, close monitoring of force account work, and regular maintenance of a Change Order Log. CivilSource provides a monthly status report that includes work accomplished during the reporting period, work to be completed during the next reporting period, budget and schedule status, potential out-of-scope items, and a summary of issues and concerns pending resolution.

Quality Assurance/Quality Control (QA/QC)

To ensure contract compliance and avoid surprises, we will implement a comprehensive QA/QC program that will be monitored by Construction Services Director, Peter Salgado. Our process involves the following steps:

1. We will perform a thorough review of the contract document provisions, including submittal requirements. This responsibility will include: a) checking plans and specifications against requirements with which problems have occurred on similar jobs; b) comparing elevations, grades, details, etc., shown on plans as existing, with those at the actual site; c) reporting all errors, omissions, deficiencies, etc., to the City; d) keeping a marked-up set of plans and specifications convenient for ready reference; and e) anticipating the contractor's operations by reviewing the plans and specifications for each operation before it begins.
2. Before start of construction, we will discuss with the Contractor the definable features of work to ensure that documentation is complete, materials are on hand, and those who are to perform the work understand the scope of work.
3. At the onset of work, we will perform an initial inspection to determine whether or not the Contractor thoroughly understands and is capable of accomplishing the work as specified. Safety is also checked for proper implementation.

The Construction Inspector will perform follow-up inspections on a daily basis for the purpose of assuring that the controls established during the initial inspection continue to provide work which conforms to the contract requirements, City ordinances and Standard Specifications for Public Works. Unsatisfactory workmanship, materials, and construction deficiencies will be documented and reported for future identification and traceability. Notices of non-compliance will be issued to the Contractor and corrective and preventive action will be taken to ensure compliance with the contract documents.

4. We will conduct a monthly review of the as-built drawings and ensure that all items are considered in the changes of the Record Drawings including size, type, and location of existing and new utility lines; layout and schematic drawings of electrical circuits and piping; verification of alignment and cross sections; changes in location of equipment; etc.
5. We will ensure compliance of the Underground Service Alert notification/delineation program.
6. Finally, we will review and approve the as-built drawings to complete the project turn-over and begin the warranty period.

Best Management Practices

The CivilSource team is well versed in NPDES requirements and is experienced in implementing best management practices. We will monitor the establishment, maintenance and any requirement modification of the approved SWPPP/WQMP. Should the project specifications for developing the SWPPP be inadequate to support the project and meet current NPDES requirements, the CivilSource team can work closely with the design consultants to incorporate the required language into the project specifications to meet these goals. **In addition, our team includes Qualified SWPPP Developers and/or Practitioners (QSP/QSD) certified personnel.**

Mobility & Software Capability

Each member of our project team will have access to a mobile office which includes a laptop, internet/e-mail access, mobile phone, mobile project files, digital cameras and other required materials. Our team members are always available via mobile phone for easy access and continuous communication.

The CivilSource team is "tech savvy" and will be equipped with the software capabilities required for these services. Currently, the CivilSource team has access to the Microsoft Office Suite, Microsoft Project, Primavera, Prolog, Procore, and Adobe Acrobat. In addition, CivilSource uses an electronic document control software that allows remote access of all project files to CivilSource Staff and our clients, if requested. This allows for quick retrieval and transfer of documents including daily inspection reports, submittals, photos, etc. We are committed to meeting the City's needs and have the ability to procure and use any software the City requires.

Customer Service

Of critical importance to any project's successful completion is an effective and informative public outreach program that informs all affected residents, property owners, and motorists about construction impacts and possible traffic delays. Residents or interested parties have the option to reach us through a 24-hour/day toll-free hotline. When calling our hotline, they will be connected to Amy Amirani, who also serves as our Director of Public Outreach Operations. We can also create a recorded message about project updates, as well as give callers the option to leave a message. Messages will be responded to within 24 hours. We can also post project information and updates on the CivilSource website, which provides links to updates on all of our current projects. Updates and photos are posted on a weekly basis.

Our first line of customer service comes from our inspectors. Our inspectors know the value of maintaining great relations with residents, business owners and anyone affected by a project, and they have always proved as a helpful resource in resolving issues in the field.

On-Time Delivery Methodology

CivilSource prides itself on being a "team player" in each municipal service engagement. We train our staff to recognize that citizens of the community, city staff and other consultants are our customers and, as such, deserve our best efforts to respond, assist, support, and work hand-in-hand.

CivilSource assures you that each placed individual will learn City policies and procedures as we commence the engagement. CivilSource staff will participate, as requested, in staff meetings and meetings with individuals and companies who are coming to the City to procure services. CivilSource staff will adhere to all city personnel policies and directives including hours of operation, dress code, and other team building efforts. This provides our clients with a team that will, on every occasion, seamlessly integrate and quickly transition into the City.

SCOPE OF WORK

We will provide the City with on-call inspectors/construction managers to provide all the scope of services detailed in the Request for Proposal. In addition, the proposed individuals will be available to perform any of the services below to ensure that the City's improvements are constructed per standards and/or contract.

Project Start-Up, Coordination & Orientation Phase

This phase is essential to establishing communications, setting protocols, and building the procedural framework for the project. In particular, we establish communications between the project team, including the construction management team, City staff, the engineering design team, the contractor, utility companies, and other interested parties, to the resolution of construction issues. Our Pre-Construction services may include the following:

- Develop a project specific management plan that outlines the procedures for all team communications, reporting, review and approval of critical submittals, protocol for weekly meetings, distribution of documentation, change order procedures, and other necessary procedures in order to streamline the project. Ensure buy-in from all project members prior to the start of construction.
- Establish and ensure implementation of a coordination plan to coordinate work (e.g. utility facility relocations) and work impact (e.g. traffic and access) with all affected agencies including utilities, police and fire departments, home owner associations, and special districts.
- Prepare a master project schedule and will follow up with contractor on a regular basis to make sure completion is within the scheduled time.
- Ensure that each member of our project team will have access to a mobile office which includes a laptop, internet/e-mail access, mobile phone, mobile project files, digital cameras and other required materials. Our construction managers and inspectors are always available via mobile phone for easy access and continuous communication.

Construction Phase

CivilSource will focus on the daily tasks that are required to ensure the contractor is executing the work according to the accepted baseline schedule, the budget is maintained, and the City is informed and involved on all decisions and aspects as the project is delivered. Timing is critical, and expedient managerial procedures will be a key factor for staying on schedule and within budget. Our Construction Phase services may include:

- Facilitate a pre-construction meeting to cover, at a minimum, the overall project objectives, responsibilities of key personnel and agencies, schedules, , submittal procedures, correspondence, utility relocations, local agency permit requirements, RFQ/RFI processes, progress payments, change orders, safety issues, emergency response requirements, and all other pertinent topics. CivilSource will provide opportunities to have the contractor's questions answered and will collect all of the required submittal items at that time. Meeting agendas and minutes will be prepared and distributed to all attendees.
- Coordinate weekly progress meetings with City staff and the contractor to update the status of the project and discuss the schedule, near-term activities, clarifications and problems which need resolution, coordination with other contractors, change order/submittal/RFI status, safety issues, OSHA visits and citations, etc. Coordination shall also include preparation of agendas and meeting minutes.
- Meeting minutes will be distributed to the contractor and City staff for comments within three days and the final and approved minutes within two working days of receipt of comments.
- Immediately document and notify the City of any defects or hazardous conditions observed in the vicinity of the project site prior to, during, or after the construction work.
- Provide project coordination for project control during the construction period by monitoring the contractor's work progress, personnel, equipment and materials to ensure that adequate resources are available to meet the project schedule and that the contractor's work is in compliance with the contract documents. Coordination will include ensuring that City activities (such as bus routes, street sweeping and trash pick-up) and responsibilities are addressed and appropriately scheduled so as not to affect the progress of the work.

- Require the contractor to maintain an updated set of drawings, specifications, addenda, bulletins, change orders, or other document updates at the jobsite. Updates shall incorporate modifications and changes from all sources such as submittals, RFIs, field orders, etc.
- Process RFIs and ensure timely distribution to and response by appropriate project team members (City staff, Engineer, other agencies). Response to RFIs shall take no longer than 7 calendar days. We will coordinate all technical support and constructability reviews during preparation of responses to RFIs and maintain an RFI log to track closed and outstanding RFIs.
- Ensure an efficient submittal process, beginning with the contractor delivering a submittal schedule for review within 10 calendar days after the effective date of the construction contract. CivilSource will provide technical support during review of the submittal schedule (and at a minimum weekly thereafter) to ensure compliance with the contract documents and note any matters of concern to the City, such as potential impacts to schedule.
- Review and recommend for approval the contractor's CPM baseline schedule and, upon acceptance, adopt for the remainder of the project. Monitor work progress in accordance with this baseline schedule on a daily, weekly, monthly basis to ensure the contractor maintains all milestone and critical-path dates. Indicated slippage will be addressed during the project meetings and written reports.
- Review and respond to requests for design revisions by the contractor. Provide recommendations and forward all responses for approval to the City and/or design engineer prior to transmitting to the contractor.
- Initiate and review field orders when a change in the work is needed to maintain the design intent. We will issue field orders to the contractor and monitor the work for compliance. Changes will be logged and recorded in the record specifications and plans. If required, we will follow-up with a change order within 14 calendar days of mutual agreement with the contractor on pricing and conditions.
- Receive, evaluate for reasonableness and cost effectiveness, negotiate, and recommend for approval any submitted change orders by applying knowledge of prevailing wage rates, material unit cost guide publications, quantity take-offs, or other measures required in order to substantiate and/or negotiate change orders. Maintain a Change Order Log to track executed and potential change orders and monitor the amounts against the total construction contract.
- Develop a cost control system to monitor actual versus estimated costs, differences will be included in weekly status meetings. For authorized work, accounting records will be maintained using contract unit costs. For any additional work, accounting records will reflect actual costs of time and materials.
- Review contractor(s) Safety Program for compliance with City standards as well as any OSHA regulations. Recommend contractor(s) submit site-specific safety plans that identify the risks and liability arising from specific operations relating to the project.
- Maintain a safe working environment.
- Create and maintain an account of all construction activities. This will be a vital source of information for identifying and reviewing potential delays, weather impacts, labor shortages, untimely deliveries of long lead items, and other factors that can lead to schedule and cost impacts. Adverse findings will be included in weekly status meetings.
- Review and forward for approval the contractor Payment Applications. Conduct the monthly "pencil draft" with the contractor to review the progress to date and verify that payment applications represent work in place and are in compliance with the accepted SOV and the requirements of the construction documents. Once the payment applications are reviewed and approved, and once we have verified that the contractor's record drawings are current, the construction schedule is updated, and weekly certified payroll reports are submitted, we will forward to the City for approval.

Quality Control Observation

Detailed and accurate quality control inspection of the contractor's work is required for successful project competition. Our Construction Inspector will discuss any appropriate revisions to the contractor's methods and coordinate with the City's project manager and inspector at all times that work is progressing. Our inspection services may include the following:

- Perform daily field and quality control observations of the contractor's work, submittals, and construction materials to ensure all conform to the contract documents, City codes and ordinances, "Greenbook" Standard Specifications, Manual of Traffic Controls for Construction and Maintenance Work Zones, Caltrans Construction Manual, and all other applicable codes and regulations. Health and safety measures will be strictly enforced to maintain a safe construction environment.
- Prepare daily reports detailing work completed and/or other activities for each day the contractor performs work. Daily reports will state at a minimum the date, weather conditions, traffic control measures taken, progression of work, materials used, and subcontractors, equipment and employees on site, and any major incidents/safety violations. We will also prepare reports of deviations and non-conformance to specifications and provide responses in accordance with the specification requirements. Notices of Non-Compliance will be immediately delivered to the contractor for any and all deviations.
- Perform weekly progress photos and a field survey at project initiation. Documentation will be used for monthly reporting to City, updates for informational websites, and documentation for any potential claims by contractor. Photos will also ensure that the site is returned to its original condition at the end of the construction period.
- Maintain a digital photo library of significant construction activities. We will take additional photos to document differing site conditions, change orders and claim items. We will incorporate the photos taken by others in the overall photo documentation record of the project.
- Monitor utility coordination as set forth in pre-construction meeting reporting conflicts to City and recommending course of action.
- Ensure compliance to coordination plan set forth in project start-up to mitigate construction impacts to business and residents, altering and revising coordination plan as project demands require. As part of the coordination plan, monitor site safety, public safety and convenience, reporting problems to City.
- Ensure implementation of a traffic control plan that is in accordance with the latest "Work Area Traffic Control Handbook" (WATCH) manual requirements, the City's requirements, and the contract documents.
- Ensure labor and hours reported by contractors match the daily dairy. Provide complete measurements and calculations to administer progress payments, ensure contractors submit certified payroll reports, and make recommendation for payments.

Post-Construction Phase

CivilSource is committed to executing an expedient close-out schedule. We have had considerable success in outlining the requirements during the initial start of construction and monitoring progress on a monthly basis with milestones. Our philosophy on such projects is "Close-Out starts during pre-construction." Our efforts will begin at the outset to outline and anticipate all project close-out deliverables. Financial close-out is a critical activity and it is best to have the contractor negotiate final contract amounts once their subcontractors' scope of work is complete. Our Post-Construction Phase services may include the following:

- Document and provide the results of the work to the satisfaction of the City. This may include preparation of field and final reports, or similar evidence of attainment of the Agreement objectives.
- Compile detailed punch-lists with City and contractor. CivilSource will conduct a preliminary walk-through with the contractor to ensure there are no blatant issues and to generate a preliminary punch-list. After completion of the punch list items, the Construction Service Director will conduct the official punch-list walk-through with City staff and the Engineer (and all subs if necessary) to generate the official and final punch list. All punch-lists generated will include schedules for completion.
- Act on behalf of the City in the event contractor claims arise to review, evaluate, negotiate and recommend rejection/approval of such claims by our in house expertise. All potential claims will be identified, logged, monitored and reported immediately to the City. Monitor the collection and completeness of the close-out packages for all components, and then turn in the final project records and documents to the City.
- Investigate any claims for damages by private parties and respond in writing within two calendar days of receipt of claim. Responses will be coordinated with the City's Project Manager.
- Advise the City when it is appropriate to file the Notice to Completion based on all expired time and other conditions required.
- Review the contractor's Final Application for Payment for completeness and forward to City for approval.
- Maintain all relevant records for a minimum 3 years. Allow all authorized federal, state, county, and City officials access to all relevant contract records pertinent to these projects.



Public Works Inspection

The Construction Inspector will perform daily inspection of construction projects completed within the public right-of-way under a City-issued encroachment permit. The inspector will perform all of the tasks as listed in the Request for Proposal and will be equipped with the technical knowledge to exercise judgment and discretion within established laws, guidelines and procedures for street rehabilitation, utility trench back-fill, utility improvements, parkway repairs, landscaping, traffic signal maintenance, sign repair, and other capital improvements within the City's right of way. The inspector will have a thorough knowledge of Public Works construction standards; standards for concrete and asphaltic mix, and the placing and finishing of concrete structural work; construction specifications and plans; and the regulations relating to public works construction by contract. The inspector will read engineering plans and specifications, as required, communicate clearly and concisely, orally and in writing and establish and maintain effective working relationships with employees, contractors, officials, and the general public. CivilSource believes that the ability to effectively interface with the public is the most important quality of the individual being requested by the City.

On a daily basis, the Construction Inspector will pro-actively address public concerns and interact with property owners, developers, and residents concerned with any construction work within the City. The Construction Inspector will serve as the face of local government and will be sure to address concerns promptly, accurately, and amicably.

All CivilSource Inspectors are effective communicators, experienced in public outreach and interface with residents and elected officials.

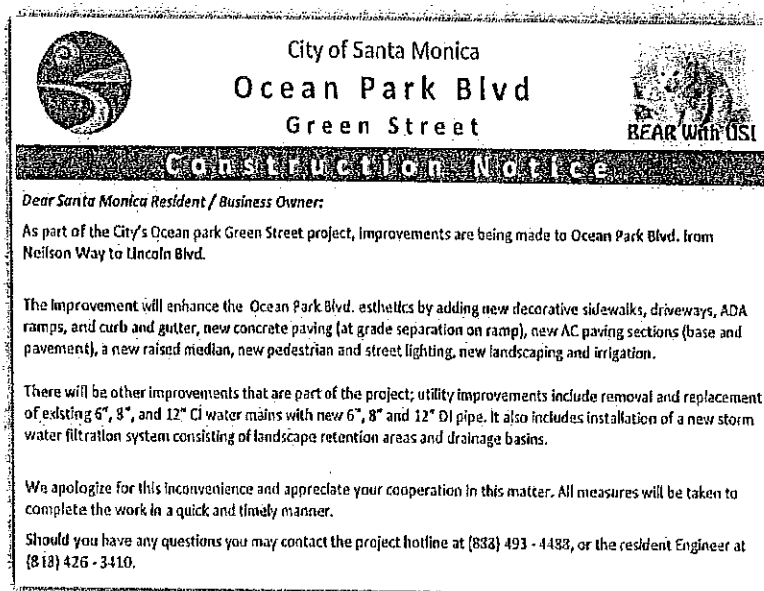
Flexibility, the ability to multitask, and knowledge of roadway construction standards are all important attributes of this role. The individual shall monitor construction work for both encroachment permits and capital improvement projects as well as coordinating the work with affected utilities and other project stakeholders. CivilSource will ensure that the proposed inspector is equipped with the tools to track all projects occurring within the City. For each project, the inspector shall note at a minimum, the responsible contractor, project owner, project limits, start and completion dates, work in progress, costs and affected utilities. In addition to overseeing several projects concurrently, he will also interact with the contractors and affected utilities to ensure that work is constructed in accordance with City and industry standards.

As safety is one of the most important factors, we place a strong emphasis on emergency response. CivilSource will be available at all times to respond to emergency situations including, but not limited to:

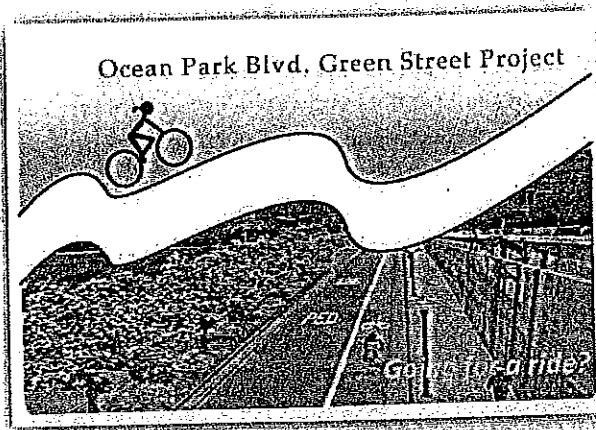
- Hazardous material spills (any size)
- Downed signs (Stop, Yield, Do Not Enter, Wrong Way or One Way Only)
- Any flooding or drainage system failures and water over roadway
- Any water running in our parks or buildings
- Slippery conditions/ice/snow
- Traffic signals or crosswalk lights out (City owned)
- Landslides
- Downed trees and power lines
- Any traffic obstruction
- Major weather event
- Natural or manmade disaster (first responder)

CivilSource will also correspond as required with the necessary county, state and federal agencies and can also prepare any required written correspondence, reports, and technical memorandums.

Sample Construction Notices



FRONT Public Information Flyer, Bi-folded, 8.5 x 5.5



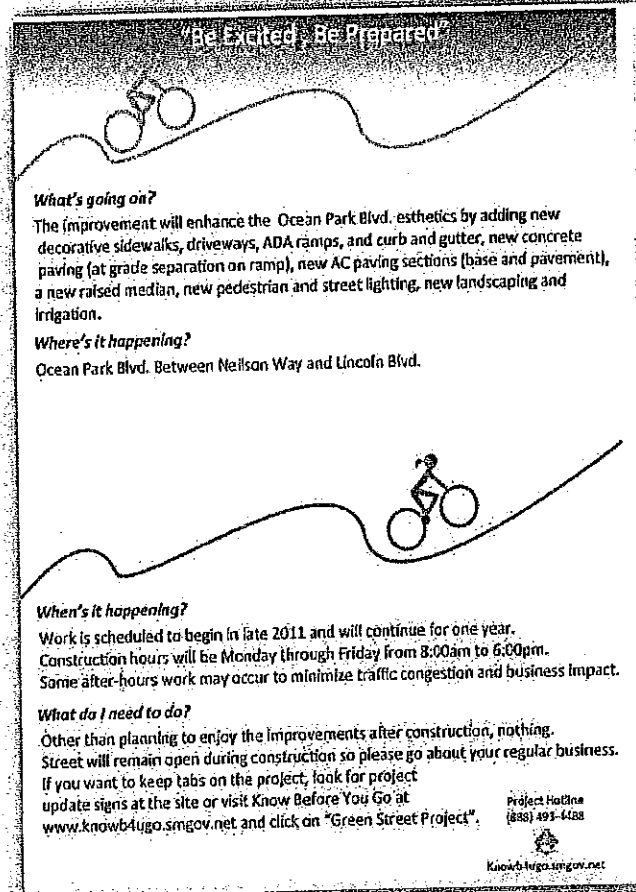
Phone Log Summary



City of Santa Monica
Ocean Park Blvd. Green Street Project

[illegible]

INSIDE Public Information Flyer, 8.5 x 11.



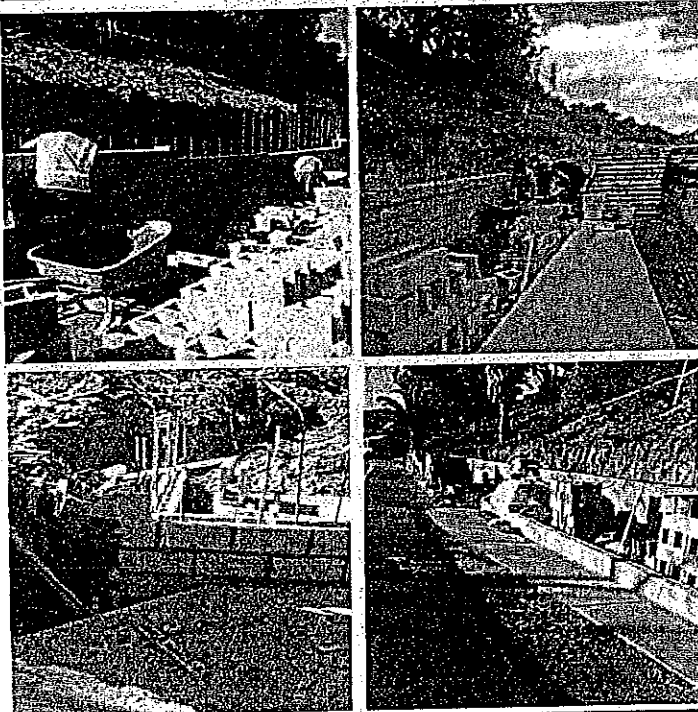
City of Santa Monica
Ocean Park Blvd
Green Street Project



Phone Log

Incoming Call #001		Response	
Date _____		Date _____	
Time _____		Time _____	
Name _____		Responder _____	
Organization _____		Outcall# _____	
Number () - X _____		_____	
Message _____		_____	
_____		_____	
_____		_____	
_____		Follow-up _____	
Quality Control			
Response time	<12 hours	12-24 hours	≥24 hours
Resolved without escalation	Yes	No	

Phone Log for Public Comments & Issue Resolution

	7:20 PAS moving slowly this morning - no reason why, started to move a little faster around 8:00.	
	7:30 RMA - Steve Koke on site . CivilSource CM Peter called regarding the project, and I told him that PAS got there at 7:20 and was moving slowly. Peter reminded me that Saturday start time was at 8:00. We discussed the E-Mail from Dennis Nelson regarding the waterproofing and told Peter that the slope was not irrigated and that they had vine growing up the wall every 12.5 feet.	
	9:00 went to distribute notices for the Canyon Hills residents until 11:30 when I ran out of the notices.	
	10:00 PAS - Ramero called and stated that Steve with RMA wasn't letting them construct a second layer of block until ALL the joints were tooled in. I called RMA - Steve to ask why if they were missing a few tooled joints but were working on it PAS couldn't start the next row of the block wall. Steve stated that it was then okay to begin the second layer. 10:05 Called PAS - Romero and stated that PAS was good to go on the second row of block.	
	12:00 went to Office Max to make 25 more copies of the notices and came back on site at 1:30 started to pass them out again.	
	3:49 PAS - Felipe called and wanted to go over the schedule with the wall and we discussed having 2 masons for the grouting to speed up the work. Scheduled grouting for Tuesday. .	
	4:30 left the project safe and clean.	
		

FEDERAL REQUIREMENTS

Federal Funding Administration

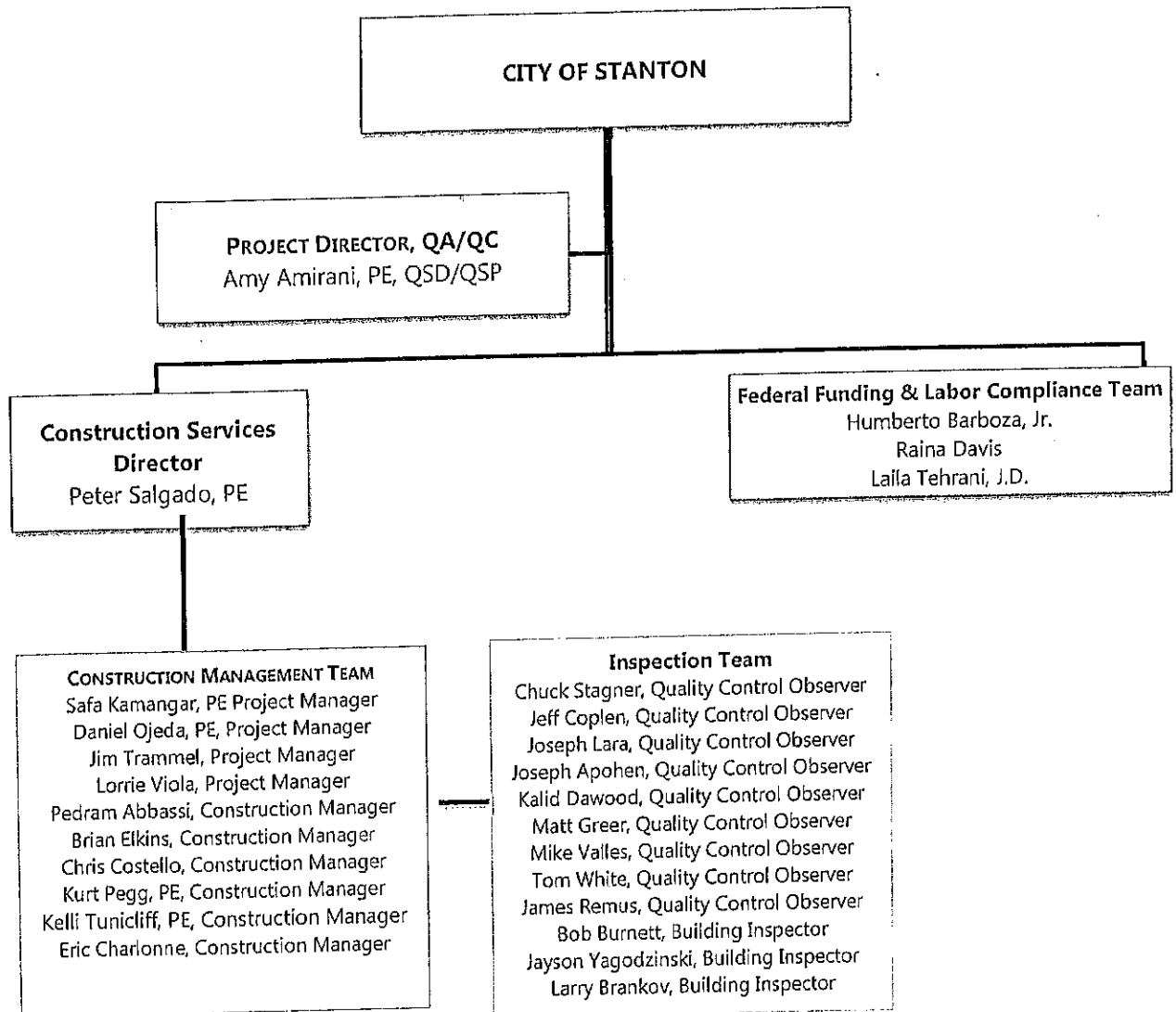
For federally funded projects the City must comply with federal reporting requirements. Our team is experienced in complying with state and federal grant reporting and filing requirements, such as Community Development Block Grant, Section 3, Caltrans, EPA, State Water Resources Control Board, Energy Grants, etc. We pay close attention to these requirements and deadlines so that project funding remains unaffected and so that file audits are conducted quickly and efficiently. Our team is also experienced in ensuring that project documents show compliance with DBE reporting requirements, that DBE goals are met, and/or good faith efforts documented.

CivilSource will assure all work, materials and records comply with federal contract administration practices and the Caltrans Local Assistance Procedures Manual, and that all appropriate documentation is prepared and retained, including:

- Construction documents maintained and organized per the Project Record Filing System for Locally Administered Federal-aid Projects.
- Daily Report, including description of work, quantities placed, work completed, hours, subcontractors; detailed quantity measurement for each bid item, clearly measurement details, calculations and location; on-site interviews; poster displays; notice of materials; construction claim reports; utilization of DBE subcontractors and suppliers; certificates of compliance; material testing and all other required Federal documentation.
- Enforcement of Quality Assurance Program (QAP) requirements, including coordination of required acceptance and independent assurance sampling and testing.
- Preparation of Award Report, Final Report of Expenditures and Invoices for Reimbursement.
- Monitoring, tracking and verification of proper payment of prevailing wages and labor compliance issues.
 - Timely implementation and continuous posting of all requisite wage, equal opportunity, non-discrimination, DBE and other notifications required by law.
 - Establishing proper federal or state wage rates for each classification anticipated on the project, prior to mobilization.
 - Detailed documentation of Contractor/Subcontractor employees, classifications and hours on inspector daily reports.
 - Employee interviews.
 - Comparison of certified payrolls with employee interviews and inspector daily reports
 - Resolution of apparent discrepancies through appropriate documentation revisions, restitution payments and supplemental certified payroll reports.
- Coordination, inspection notification and monitoring of Caltrans Encroachment permit requirements. Documentation of Caltrans approval /permit close-out.
- Material submittal and delivery synchronization, tracking and documentation.
- Verification and documentation of DBE utilization.
- Subcontractor Prompt payment monitoring.
- Buy America products proper documentation and paper trail – submittals through material delivery tickets.
- Documents control for efficient confirmation of funding requirement compliance at project oversight reviews and/or audits.

ORGANIZATION CHART

CivilSource provides multi-disciplinary staff of professionals who are recognized specialists in their areas of expertise. The organization chart below shows the key members of the project team. **Each member will be fully committed to their assignment from start to finish.** Selected resumes are listed in the appendix.



3. KEY PERSONNEL

The following pages list qualifications of personnel and a breakdown of their responsibilities. Selected resumes are listed in the appendix.

Personnel, Title	Role	Education/ Certification	Years of Experience	Streets, Bridges & Bike Trails	Water & Wastewater	Drainage	Public Facilities	Parks	Transportation
Amir Amirani, PE, OSP/QSD	Project Director/Principal-in-Charge	B.S., Civil Engineering Civil Engineer, CA# 34283 Qualified SWPPP Practitioner Qualified SWPPP Developer	30+	•	•	•	•	•	•
Peter Salgado, PE	Director of Construction Services	B.S., Civil Engineering Civil Engineer, CA# 63159	17	•	•	•	•	•	•
Safa Kanaoglu, PE	Construction Manager	M.S., Civil Engineering Civil Engineer, CA# 70118	17	•	•	•			
Daniel Ojeda, PE	Construction Manager	B.S., Civil Engineering Civil Engineer, CA# 36988	40+	•	•	•	•	•	•
Jim Trammell, PE	Construction Manager	B.S., Civil Engineering Civil Engineer, CA# 46930 LEED Professional	25				•	•	
Kurt Pegg, PE	Construction Manager	B.S., Civil Engineering Civil Engineer, CA# 54485	20	•	•	•			•
Kelli Tunidiff, PE	Construction Manager	B.S. & M.S., Civil Engineering Civil Engineer, CA# 58367	18	•	•	•	•	•	•
Lorrie Viola	Construction Manager	B.S., Landscape Architecture M.S., Business Administration	12	•			•	•	
Pedram Abbassi, LEED AP BD+C, GCS, SWP, QSP/QSD	Construction Manager	B.S., Civil Engineering LEED AP BD+C GCSW1 Qualified SWPPP Practitioner	10	•	•	•	•	•	
Brian Elkins	Construction Manager	B.S., Civil Engineering	15	•	•	•	•		•
Chris Costello	Construction Manager	Orange Coast College, Costa Mesa, California	38	•	•	•	•	•	•
Eric Charltonne	Construction Manager	Santa Ana College (Rancho Santiago)/Golden West College	35	•	•	•	•	•	•

Personnel Title	Role	Education/ Certification	Years of Experience	Utility & Trench	Streets	Traffic Control	Public Facilities
Chuck Stagner	Quality Control Observer/Inspector	Associate Degree General Ed & Accounting A.A. Architecture, Criss College AWWA Cert Grade II Water Distribution Operator AWWA Cert Grade I Water Treatment Operator APWA Cert Construction Inspector Cert Inspector of Sediment and Erosion Control	25+	•	•	•	
Jeff Coplen	Quality Control Observer/Inspector	APWA Cert Construction Inspector Cert Inspector of Sediment and Erosion Control	25+	•			
Joseph Lara	Quality Control Observer/Inspector	Water Distribution Grade D2 Contractor's License A APWA Infrastructure Inspector CPH NPDES Training Storm Water Best Management Practices B.A. Urban Studies, California State University, Los Angeles A.A. Liberal Arts, emphasis in Engineering and Architecture, LA City College Reinforced Concrete Deputy Inspector, Building and Safety, City of LA Safety Training, Cal OSHA	28+	•			
Joseph Apohen	Quality Control Observer/Inspector		25+	•	•	•	
Kaid Davood	Quality Control Observer/Inspector	AAS Construction Management and GIS Mapping/Surveying	25+	•	•	•	
Matt Greer	Quality Control Observer/Inspector	AAS, Civil Engineering Technology, Mount Hood Community College AAS, Architectural Engineering Technology, Mount Hood Community College B.S., Civil Engineering, Oregon State University	10+	•	•	•	
Nike Valle	Quality Control Observer/Inspector	Trenching and Shoring Competent Personnel Confined Space	26+		•	•	
Tom White	Quality Control Observer/Inspector	B.A., University of Vermont Mathematics	35+	•	•	•	

Personnel, Title	Role	Education/ Certification	Years of Experience	Utility & Trench	Streets	Traffic Control	Public Facilities
James Renuis	Quality Control Observer/Inspector	Cross Connection Control & Backflow Prevention (University of Southern California) Cross Connection Control Program Specialist (University of Southern California) Water Distribution/Welding (W SAC)	19+	•			
Bob Burnett	Building Inspector	International Code Council Certified (ICC) UCI Extension Certificate in Facilities Design and Management Hazardous Materials Management	20+				•
Jayson Jagodzinski	Building Inspector	A.S. Construction Inspection Fullerton College ICC - Certified Commercial Building Inspector ICC - Certified Residential Plumbing Inspector PIC822 Certified Certified by the State of California Governor's Office of Emergency Services - in Post Disaster Safety Assessment Certified Aerial Lift Operator Certified Lift Truck Operator Certified in OSHA - Hazard Awareness and Regulation Course Certified in CPR and First Aid	8+				•
Larry Brankov	Building Inspector	International Conference of Building Officials (ICBO) International Code Council (ICC) Certified B Licensed General Contractor C-8 Concrete Contractor Home Improvement Contractor	34+				•

4. REFERENCE LIST

Listed below is a complete list of CivilSource, Inc. references followed by projects including key references relevant to the scope of this Request for Proposal.

City of Costa Mesa

Fariba Fazeli
City Engineer
77 Fair Drive
Costa Mesa, CA 92626
Phone (714) 754-5378

City of Culver City

Sammy Romo
Project Manager
9770 Culver Boulevard
Culver City, CA 90232-0507
Phone (310) 253-5600

City of Downey

Ed Norris
Deputy Public Works Director
11111 Brookshire Avenue
Downey, CA 90241
Phone (562) 904-7102

City of Lake Forest

Angel Fuertes
Principal Civil Engineer
25550 Commercentre Drive
Lake Forest, CA 92630
Phone (949) 461-3490

City of Hermosa Beach

Homayoun Behboudi
Senior Engineer
1315 Valley Drive
Hermosa Beach, CA 90254
Phone (310) 318-0212

City of Huntington Beach

Tom Herbel
City Engineer
2000 Main Street
Huntington Beach, CA 92648
(714) 536-5431

City of Irvine

Jacki Scott
Manager of Engineering
6427 Oak Canyon, Building #1
Irvine, CA 92618
Phone (949) 724-7325

City of La Habra

Brian Jones
Water & Sewer Manager
621 Lambert Road
La Habra, CA 90661-6755
Phone (562) 905-9789

City of Yorba Linda

Fredy A. Castillo
Assistant Engineer
4845 Casa Loma
Yorba Linda CA, 92886-3364
Phone (714) 961-7170

City of Laguna Woods

Chris Macon
City Manager
24264 El Toro Road
Laguna Woods, CA 92637
Phone (949) 639-0525

City of Buena Park

Jim Biery
Public Works Director
6650 Beach Boulevard
Buena Park, CA 90622
Phone (714) 562-3670

City of Brea

Chino Consunji
Public Works Deputy Director
1 Civic & Cultural Center
Brea, CA 92821-5732
Phone (714) 990-7698

City of Santa Monica

Greg DeVink
Principal Engineer
1437 4th St., Ste 300
Santa Monica, CA 90401
Phone (310) 458-8733

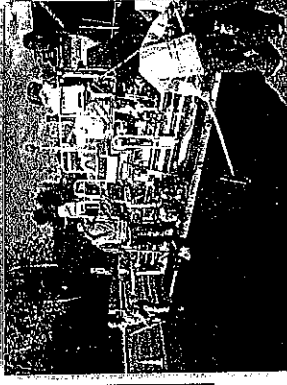
PROJECT DESCRIPTIONS AND CONTRACT INFORMATION

Construction Management, Inspection & Related Services Experience

PROJECT NAME & OWNER	PROJECT DESCRIPTION	CAPITAL IMPROVEMENT TYPE	START & COMPLETION DATES (approx.)	TYPE OF SERVICES PROVIDED	TOTAL COST OF SERVICES (approx.)
As-Needed Construction Inspection Services, City of Downey	Lakewood Boulevard Improvements: Work consisted of street widening; median and parkway improvements; pedestrian and ornamental street lights installation; pavement reconstruction; extension of recycled water line; landscape and irrigation; utility undergrounding.	Roadway Improvements & Traffic Safety	Start: Oct 2010 End: Jun 2011	Public Works Inspection Services	\$87,353
	Downey Avenue Pavement Rehabilitation: Grind and overlay, tree installation, and PCC improvements.		Start: Jan 2011 End: Mar 2011		\$49,000
	Paramount Boulevard Improvements from Brookmill Road to Alameda Street: Work consisted of pavement rehabilitation; sidewalks, driveways, and curb and gutter improvements; and installation of conduit underground for traffic signal communication.		Start: Oct 2010 End: Nov 2010		\$24,920
As-Needed Construction Management, Inspection & Labor Compliance Services, City of Lake Forest	<ul style="list-style-type: none"> Front Street and Orange Street Improvements Lake Forest Drive Rehabilitation Trabuco Road Street Resurfacing* (ARRA) El Toro/Jeronimo Streetscape* (federal funds, Caltrans Administered) Rockfield Streetscape* (federal funds, Caltrans Administered) Trabuco Road Streetscape* Residential Crack Seal and Slurry Seal Residential Street Resurfacing and Slurry Seal Slurry Seal of Various Streets Street Resurfacing and Slurry Seal ADA Access Ramps 2009 ADA Access Ramps 2010 	Roadway Improvements, Public Facilities	Start: various End: June 2013	Construction Management & Inspection. The total construction budget over this five-year period was more than \$14M. *Services included preparation of the Preliminary Environmental Studies (PES) Form and the Fund Obligation Packages (E76) in accordance with the Caltrans LAPM as well as Labor Compliance Services during the construction phase.	\$1.3M
	<ul style="list-style-type: none"> El Toro Park Renovations (CDBG) Etnies Skate Park Expansion Heroes Park Snack Bar and Restroom Park Playground Equipment 	Public Facilities	Start: various End: June 2013		
	<ul style="list-style-type: none"> Rue de Fortuna Traffic Signal at Bake Parkway Traffic Signal Preemption 	Traffic Safety	Start: various End: June 2013		

Key Reference

Edwin Norris, Deputy
Public Works Director
enorris@downeyca.org
(562) 904-7109
11111 Brookshire Avenue,
Downey, CA 90241



Trabuco Street Streetscape
City of Lake Forest

Key Reference

Angel Fuentes, Assistant City
Engineer
afuentes@lakeforestca.gov
(949) 461-3485
25550 Commerce Centre
Lake Forest, CA 92630



El Toro Park Renovations (CDBG)
City of Lake Forest

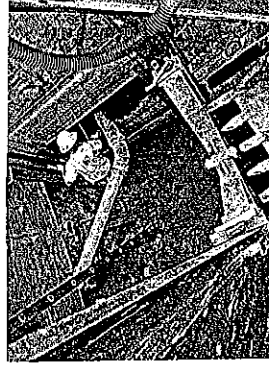
PROJECT NAME & OWNER	PROJECT DESCRIPTION	CAPITAL IMPROVEMENT TYPE	START & COMPLETION DATES (approx.)	TYPE OF SERVICES PROVIDED	TOTAL COST OF SERVICES (approx.)
As-Needed Construction Management, Inspection & Labor Compliance Services, City of Huntington Beach	General Public Works Inspections: CivilSource provides a full-time Public Works Inspector for quality control, quality assurance, and code compliance inspection for various public works and capital improvement projects. These services are needed for construction permits issued by the City for both off-site and on-site civil engineering improvements as well as capital improvement projects. Improvements include parkway and street improvements, sewer and storm drain facilities, rough and fine grading, water and wastewater facilities, and SWPPP and SUSMP related improvements.	Roadway Improvements, Traffic Safety, Utilities (Water, Sewer & Storm Water)	Start: 2009 Status: Current	Capital Improvements and Public Works Inspection Services	\$15,000 (avg. monthly)
	Utility Operations Yard Facility Upgrade: Construction of a new 6,714 square foot Operations Building, 11,096 square foot Distribution and Meter Building, 1,029 square foot expansion to the existing production building; construction of covered parking for approximately 15 stalls; and new parking layout and landscaping. 2011 APWA Project of the Year	Public Facilities	Start: Feb 2010 End: Jul 2011	Construction Management	\$383,280
	Edward Street and Delaware Street Rehabilitation: Asphalt rehabilitation by either full depth reclamation or through conventional methods by grinding the existing pavement, removing failed roadway sections and AC overlay.	Roadway Improvements	Start: Jun 2011 End: Oct 2011	Capital Improvements Inspection	\$64,080
	Algonquin Sewer Lift Station No. 10 Replacement and Force Main Replacement: \$1.3million sewer lift station project which included abandonment and demolition of an existing sewer lift station, installation of a new sanitary sewer lift station, and installation of 8-inch and 12-inch sewer force mains.	Roadway Improvements and Utilities (Sewer)	Start: Sep 2012 Status: Current	Construction Management, Inspection and Administrative Services	\$161,000
	As-Needed Labor Compliance Services: Services included ensuring bid specifications were in compliance with state and/or federal funding administrative requirements including the Caltrans Local Assistance Procedures Manual, confirming prime and subcontractors were properly licensed and DBE certified and eligible to bid on public works projects, reviewing certified payroll and resolving labor compliance issues, conducting employee interviews, and ensuring contract compliance with federal requirements. Projects included: <ul style="list-style-type: none"> Garfield Street Improvements Safe Routes to School Spring View Middle School Garfield and Golden West Edinger Bicycle Path Civic Center ADA Improvements Keelson Lane Rehabilitation Edison Community Complex FY 11-12 ADA Improvements Safe Routes to School Spring View Middle School 	Roadway Improvements, Public Facilities	Start: 2009 Status: Current	Labor Compliance Services	Various

Key Reference

Tom Herbst, City Engineer
2000 Main Street
Huntington Beach, CA
92648
(714) 536-5431



Utility Operations Yard Facility Upgrade
City of Huntington Beach



Algonquin Sewer Lift Station
City of Huntington Beach

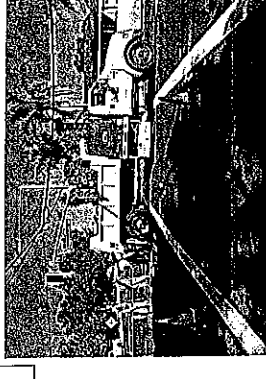
PROJECT NAME & OWNER	PROJECT DESCRIPTION	CAPITAL IMPROVEMENT TYPE	START & COMPLETION DATES (approx.)	TYPE OF SERVICES PROVIDED	TOTAL COST OF SERVICES (approx.)
On-Call Construction Management & Inspection Services, City of Yorba Linda	Yorba Linda Boulevard Rehabilitation: Improvements included asphalt overlay and reconstruction, curbs and gutters, cross gutters and spandrels, sidewalks, driveways and driveway approaches, wheel chair ramp designs meeting ADA requirements, striping, traffic signal loops, and traffic control for this 2 mile primary arterial highway rehabilitation project.		Start: Feb 2011 End: April 2011		\$87,000
	Bastanchury Road Improvements: Project consisted of construction of concrete improvements; construction of storm drain improvements (abandoning existing storm drain line, installing a new 18" storm drain line and junction structure); construction of sewer improvements (abandoning an existing septic tank, and installing a new 4" lateral); removal and replacement of AC sections; street resurfacing with finish course of rubberized asphalt (ARHM); and utility adjustments, traffic loops, and striping.	Roadway Improvements, Traffic Safety, Public Facilities	Start: Oct 2011 End: Dec 2011	Construction Management and Inspection	\$50,000
	Savi Ranch Display Sign Project: Construction of several monument signs throughout the Savi Ranch area of Yorba Linda. The project included installation of concrete grade beams and foundations, installation and testing of electrical hook ups and new steel columns, new concrete caissons and concrete pad.		Start: May 2011 End: May 2012		\$125,000
	FY 2011-2012 and FY 2013-2014 Street Rehabilitation Projects: \$1M (FY 11-12) and \$2M (FY 13-14) citywide street rehabilitation projects. The improvements consisted of grind and asphalt concrete overlay; removal and replacement of damaged asphalt concrete sections; reconstruction of damaged concrete driveways, sidewalk, and curb ramp; installation of landscape and irrigation improvements; adjustment of manholes and water valve box and covers to grade; installation of traffic loops; pavement markings, striping and signage; and all other related improvements.		FY 11-12 Start: July 2012 End: Oct 2012 FY 13-14 Start: July 2013 End: January 2014		\$180,000
Staff Support for Various Capital Improvement Program Projects, City of Costa Mesa	CivilSource is contracted with the City of Costa Mesa to provide staff support to oversee the construction of various CIP projects. Services include: review and plan check of construction documents, review and manage consultants and/or contractors' activities and performance, advertise projects for construction, negotiate contract change orders, monitor project schedules, provide construction management, & administer all federally funded projects. Federal Funding Administration includes ensuring that the project was administered in accordance with the legal and administrative requirements of the funding and administrative agencies FHWA, OCTA, and Caltrans). Responsibilities include bid proposal review, preparation and submittal of Award Package to Caltrans, DBE reporting, preparation and submittal of Report of Final Expenditures and involving the state for reimbursement. Responsibilities also included reviewing certified payroll and resolving labor compliance issues, and conducting employee interviews.	Roadway Improvements, Utilities (Potable and Recycled Water, Sewer & Storm Water), Public Facilities	Start: Jan 2014 Status: Current	Project Management, Construction Management, Inspection, and Labor Compliance Services (Public Works and Capital Improvements)	\$ 1,000,000 (Public Works Engineering) \$200,000 (Parks Projects)

Key Reference
 Fredy A. Castillo, Assistant Engineer
 (714) 961-7170
 fcastillo@yorba-linda.org
 4845 Casa Loma
 Yorba Linda CA, 92886

Key Reference
 Fariba Fazeli, P.E., City of Costa Mesa Public Services/Engineering
 (714) 754-5378
 fariba.fazeli@costamesa.ca.gov
 77 Fair Drive, 4th Floor
 Costa Mesa, CA 92628



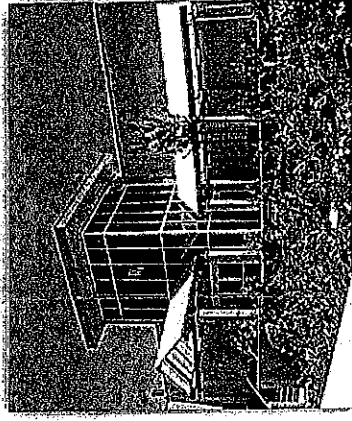
Yorba Linda Blvd. Rehabilitation
 City of Yorba Linda



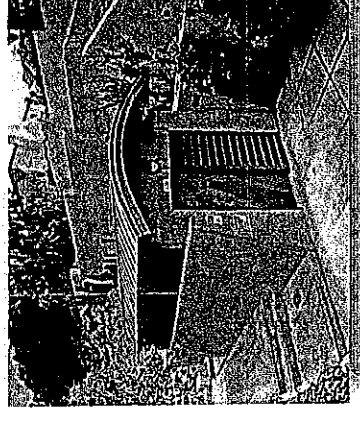
Bastanchury Road Improvements
 City of Yorba Linda

CivilSource

PROJECT NAME & OWNER	PROJECT DESCRIPTION	CAPITAL IMPROVEMENT TYPE	START & COMPLETION DATES (approx)	TYPE OF SERVICES PROVIDED	TOTAL COST OF SERVICES (approx)
Inglewood Senior and Community Center, City of Inglewood	CivilSource is acting as Owner's Representative/Construction Manager for the design-build of a 40,000 s.f. two-story senior center with underground parking in the City of Inglewood. The proposed facility will include a main lobby area, multi-purpose rooms, recreational rooms, kitchen and dining facilities, and more.	Public Facilities	Start: Current Status: Current	Project/ Construction Management and Inspection	\$605,296
On-Call Construction Management and Inspection Services, City of Irvine	Quail Hill Community Center: Construction of a new 12,500 sq. ft community center including an adventure park, exercise equipment and gardens. Oak Creek Community Center: Construction of a new 6,000 sq. ft community center including new parking and sports space.	Public Facilities	Start: Feb 2014 Status: Current	Constructability Review Services	\$6,750
	Adventure Park Playground: Major renovation to the Adventure Playground, a 4.5 Acre site within University Community Park. The park design provides an active play area with structures that promote child-directed play and adult/child interaction.	Public Facilities	Start: Feb 2014 Status: Current	Constructability Review Services	\$6,750
City of Santa Monica Bike Center Transit Facilities	This \$2 million brand new, full-service "Santa Monica Bike Center," the largest bicycle facility of its kind in the United States. The bike center's two combined locations in the center of downtown Santa Monica feature 5,300 square-feet of space and nearly 360 secure bicycle parking spaces to allow for attended and self-parking for bicyclists and other clean mobility vehicles. The City built this Bike Center in its downtown core near the future terminus of the Exposition Light Rail Line to promote the use of non-auto transportation, and bicycling in particular. The Center serves as a bike and multi-modal "hub" for the downtown community, offering secure parking, showers and lockers for regular commuters, and attended parking, bike repairs, rentals, travel information.	Public Facilities	Start: Jan 2011 End: Feb 2012	Construction management, inspection, administrative, federal funding management, labor compliance	\$176,307
City of Rancho Santa Margarita City Hall Building and Community Center	A \$16 million, 50,000 sf civic facility that included 5 acres of site/park improvements consisting of a 25,000 sf City Hall and a 25,000 sf Community Center joined by an open atrium. The City Hall building included City offices, City's Emergency Operations Center and facilities for police services contracted through Orange County Sheriff. As Program Manager, CivilSource managed the design and construction phases of the projects and obtained all necessary approvals and permits conducted weekly project meetings and was responsible to oversee and manage all on-site activities including inspections, scheduling and project turn-over. Project was completed from start of design to move-in ("turn-key") in only 24 months including phone equipment, computers and all F. & E. Project was delivered utilizing a construction manager at-risk approach with multiple prime bid packages. 2004 American Public Works Association Building of the Year.	Public Facilities	Start: Oct. 2002 End: Oct. 2004	Program management, Construction management, inspection	\$640,000



City of Laguna Niguel
Sea Country Senior and Community Center



City of Laguna Beach
Shaw's Cove Lift Station Rehabilitation

CivilSource

PROJECT NAME & OWNER	PROJECT DESCRIPTION	CAPITAL IMPROVEMENT TYPE	START & COMPLETION DATES (approx.)	TYPE OF SERVICES PROVIDED	TOTAL COST OF SERVICES (approx.)
City of Laguna Niguel Sea Country Senior and Community Center Expansion	This \$6 million building improvement project entailed 10,300 sf of new construction and a 2,000 sf remodel with related foundation, plumbing and utilities improvements as well as restriping the existing parking lot. During construction, tasks included all facets of construction management including site inspection; contractor oversight; processing submittals; RFIs and change orders; review and approve progress payments; reviewing and enforcing SWPPP and all other environmental requirements; document control and project closeout including guarantees, warranties, recommending notices of completion and release of retention.	Public Facilities	Start: Sept 2007 End: Aug 2008	Construction management, inspection, administrative, federal funding management, labor compliance	\$277,995
City of Laguna Beach Shaw's Cove Lift Station Rehabilitation	CivilSource provided project management and administration services for a \$1.5 M lift station rehabilitation in the City of Laguna Beach. The existing pump station required rehabilitation and upgrading to meet existing service demands. Improvements included the construction of new wet and dry wells and the installation of new pumps, piping and valving, and a stand-by diesel generator. When soil conditions in the project area were discovered to be unstable and the project required construction of a retaining wall on private property. During construction, tasks include all facets of construction management including overseeing site inspection; contractor oversight; processing submittals, RFIs and change orders; reviewing progress payments; document control; ensuring environmental compliance including SWPPP, NPDES, and BMPs; labor compliance and project close out including guarantees, warranties, O&M Manuals, recommending notices of completion and release of retention. Services also entailed reporting requirements in compliance with an EPA grant and I-Bank loan. APWA 2009 Project of the Year Award.	Utilities (Sewer) & Public Facilities	Start: Jan 2007 Status: Jan 2009	Construction management, inspection, administrative, federal funding management, labor compliance	\$233,900
Parks & Recreation Project and Construction Management Services, City of Long Beach	CivilSource is contracted with the City of Long Beach to provide staff support to oversee the construction of various CIP public facilities projects in the capacity of a Construction Manager and Construction Inspector on an as-needed basis. Services include: review and plan check of construction documents, review and manage consultants and/or contractors' activities and performance, advertise projects for construction, negotiate contract change orders, monitor project schedules, provide construction management & administer all federally funded projects.	Public Facilities	Start: Feb 2014 Status: Current	Project /Construction Management and Inspection Services	\$ 100,000

Additional Municipal Experience

PROJECT EXPERIENCE SUMMARY									
Agency	Project	Services		Capital Improvement Type					
		Engineering Support	CM/Inspection	Streets & Alleys	Bridges	Facilities & Community	Sewer, Storm Drain & Water	Parks & Parks Facilities, Landscaping/Irrigation	Traffic Signal & Lighting
City of Baldwin Park	Storm Drain Improvements on Corak Street	✓		✓			✓		
City of Brea*	Puente Avenue Rehabilitation	✓		✓					
	Glenbrook Tract Water Main Replacement	✓					✓		
City of Buena Park	Franklin & Darlington Improvements	✓		✓					
	SR-91 Freeway E/B On-Ramp Widening		✓	✓					
	Stage Street Rehabilitation	✓		✓					
City of Costa Mesa	Magnolia Avenue/Alley/Parking Lot	✓		✓					
	Tustin Avenue and Alley No. 109	✓		✓					
	Broadway Street Improvements (SRTS)	✓		✓			✓		
City of Culver City*	Sawtelle Boulevard Rehabilitation	✓		✓					
	Four Sewer Pump Station Rehabilitation		✓				✓		
	Demonstration Rain Gardens		✓					✓	
City of Cypress*	Cerritos Avenue Widening	✓		✓			✓		✓
City of Downey*	Paramount Boulevard Pavement		✓	✓					
	Lakewood Boulevard Improvements		✓	✓					
	Downey Boulevard Improvements		✓	✓					
City of Fountain Valley	Residential Paving Program	✓		✓					
	15 Year Sewer System Improvements	✓					✓		
	T1159 Industrial Streets Rehabilitation		✓	✓					
City of Hermosa Beach	Active South Park	✓						✓	
	Hermosa View SR2S Project	✓	✓	✓					✓
	Pier Avenue Improvements		✓	✓			✓		
City of Huntington Beach*	City Hall Modifications	✓				✓			
	Sewer Lift Station #24 & Force Main		✓				✓		
	Utility Operations Center Upgrades		✓			✓			
	Warner Avenue Bridge Preventative	✓			✓				
City of Irvine*	Culver/Walnut Widening	✓		✓			✓		✓
	University Drive Rehabilitation	✓		✓					
Irvine Ranch Water District	Portola Hills Lift Station Improvements	✓					✓		
City of La Habra	La Bonita Park Water Facility	✓	✓	✓		✓	✓	✓	

PROJECT EXPERIENCE SUMMARY (Cont.)									
Agency	Project	Services		Capital Improvement Type					
		Design	CM/Inspection	Streets & Alleys	Bridges	Facilities & Community	Sewer, Storm Drain, & Water	Parks & Parks Facilities, Landscaping/Irrigation	Traffic Signal & Lighting
City of La Habra Heights*	Hacienda Park Improvements	✓						✓	
	Playground Equipment Replacement	✓						✓	
	Residential Zone 4 & 5 Pavement Rehabilitation	✓		✓					
City of Laguna Beach	North Laguna Alley Rehabilitation	✓		✓					
	Storm Drain Replacement at City's Dog Park	✓					✓		
	Lift Station and Force Main Improvements		✓				✓		
Laguna Beach County Water District*	Cast Iron Pipe Replacement Project	✓	✓				✓		
	La Brea Area Flow Imps/Viejo St. CIP	✓	✓				✓		
	Palmer Place Flow Improvement Project	✓	✓				✓		
City of Laguna Niguel	Paseo De Colinas Bridge Seismic Retrofit	✓			✓				
	Golden Lantern Roadway Widening		✓	✓					
	Sea County Community & Senior Center		✓			✓			
City of Laguna Woods*	On-Call Engineering Services	✓	✓	✓	✓	✓	✓	✓	✓
	On-Call Traffic Engineering Services	✓	✓						✓
	Trabuco Boulevard Street Improvements		✓	✓				✓	✓
City of Lake Forest*	Rue De Fortuna Traffic Signal Improvements		✓						✓
	Heroes Snack Bar and Restroom Facility		✓		✓			✓	
City of Lomita	Water Main Replacement on PCH		✓				✓		
	Water Main & Street Improvements		✓	✓			✓		
	Citywide Sidewalk Improvements (SR25)	✓	✓	✓					
City of Long Beach	Lois Lane Alley Improvements	✓		✓					
City of Los Alamitos	Ball/Bloomfield Storm Drain Improvements		✓	✓			✓		
Moulton Niguel Water District	Camino Capistrano Pipe Relocation	✓					✓		
City of Norwalk*	I-5 Mitigation at Union and Paddison		✓	✓					
Orange County Public Works*	Bayview Drive		✓	✓					
	Foothill Boulevard		✓	✓					
	Moulton Parkway Segment 3 Phase II		✓	✓					
	Crawford Canyon Road		✓	✓					

PROJECT EXPERIENCE SUMMARY (Cont.)									
Agency	Project	Services		Capital Improvement Type					
		Design	CM/Inspection	Streets & Alleys	Bridges	Facilities & Community	Sewer Storm Drain & Water	Parks & Parks Facilities, Landscaping/Irrigation	Traffic Signal & Lighting
City of Pomona*	Citywide Alley Improvements		✓	✓					
City of Rancho Santa Margarita*	Melinda Road and Los Alisos Slurry Seal		✓	✓					
	Installation of Battery Back Up Systems		✓						✓
	Antonio Parkway Resurfacing		✓	✓					
	Robinson Ranch Road Traffic Calming		✓	✓				✓	✓
City of San Juan Capistrano	Community Center Modifications	✓	✓			✓			
	Public Works Building Modifications	✓	✓			✓			
	Stone Field Soccer Park	✓	✓					✓	
Santa Margarita Water District	Antonio Parkway Forcemain Realignment	✓					✓		
City of Santa Monica*	2 nd /4 th Street Transit Mall Improvements		✓	✓				✓	✓
	Bike Center/Parking Structure Improvements		✓	✓		✓			
	Annual Paving & Sidewalk Repair		✓	✓					
City of Stanton	Western Avenue Sewer Rehabilitation								
City of Villa Park*	FY 11/12 Street Improvement Project	✓	✓	✓					
City of Yorba Linda*	Savi Ranch Signs Display	✓	✓			✓	✓		
	Yorba Linda Boulevard Street Rehabilitation	✓		✓					
	Bastanchury Road Improvements		✓	✓					✓

5. APPENDIX- RESUMES

Amy Amirani, P.E.
Project Director/QA/QC

PROFILE

Education	B.S., Civil Engineering
Registration	Civil Engineer, California # 34283
Years of Experience	35

EXPERIENCE

Ms. Amirani has over 35 years of civil engineering experience in both the private and public sectors. As a former Public Works Director for the cities of Hermosa Beach and San Juan Capistrano, her expertise in public works projects includes general infrastructure, water, wastewater, and storm drain systems. She founded CivilSource in 2005 to specialize in program and construction management services for municipalities in southern California. Her experience, combined with in-depth knowledge of municipal regulations and procedures, has resulted in the successful completion of many capital improvement projects for clients throughout the region.

STREET IMPROVEMENTS

- **Broadway Improvements, City of Costa Mesa** – \$1.5M SRTS improvement project to narrow roadways with the installation of medians and chokers. Services also included preparation of PES and E76 documents.
- **Culver Drive and Walnut Avenue Widening and Improvements, City of Irvine** – \$2.5M roadway widening and improvements project.
- **University Drive Improvements, City of Irvine** – \$1.7M roadway improvements project which required coordination of work with the Irvine Companies, Caltrans and multiple utility agencies; an arboricultural evaluation; and construction engineering support.
- **East 19th Street Design Improvements, City of Costa Mesa** – SRTS traffic calming project. Project consisted of chokers and median improvements and design of three (3) monument signs
- **Stage Road Rehabilitation, City of Buena Park** – 2 mile primary arterial highway rehabilitation project.
- **North Laguna Alley Rehabilitation, City of Laguna Beach** – Rehabilitation of 13 alleys in North Laguna Beach.
- **Yorba Linda Boulevard Rehabilitation, City of Yorba Linda** – 2 mile primary arterial highway rehabilitation project.
- **Sawtelle Boulevard Rehabilitation, City of Culver City** – \$1M street rehabilitation project.
- **Cerritos Avenue (East) Widening Project City of Cypress** – The project provided for widening of the roadway to full width for additional through capacity thereby relieving congestion at the intersection

STORM DRAIN IMPROVEMENTS

- **Storm Drain Improvements on Corak Street, City of Baldwin Park** – Installation of 2,500 feet of new storm drain pipes on Ramona Boulevard between Earl Avenue and Francisquito Avenue, and along a drainage easement between Corak Street and Francisquito Avenue. The storm drains consist of reinforced concrete pipe ranging in size from 24-inches to 42-inches in diameter.
- **Hamilton Street and Plumer Street Roadway and Storm Drain Improvements, City of Costa Mesa** – 3000 LF of street and storm drain improvements.

Amy Amirani, Page 2 of 2

- **Industrial Way Water Quality and Storm Drain Improvements, City of Costa Mesa** – Installation of an underground detention/infiltration facility and construction of a storm drain facility consisting of 1,000 lineal ft. of 10ft. by 3 ft. RCB.
- **Ball Road and Bloomfield Street and Storm Drain Improvements, City of Los Alamitos** – Storm drain and roadway improvements.
- **Paularino, Santa Ana, Shalimar and Orange Roadway and Storm Drain Improvements, City of Costa Mesa** – 10,000 LF of street and storm drain improvements.
- **8th Street & Pier Avenue Street and Storm Drain Improvements, City of Hermosa Beach** – two miles of roadway rehabilitation in densely populated residential areas; curb, gutter, and sidewalk replacement; curb access ramp construction; installation of new striping and markings; asphalt concrete pavement overlay; storm drain improvements; and utility adjustments.

WATER AND WASTEWATER IMPROVEMENTS

- **La Bonita Park Water Facilities, City of La Habra** – Design-build of a water facility that also included the demolition and reconstruction of a roller hockey rink, restroom/storage facility and parking areas. **2013 DBIA Design-Build Distinction Award**
- **Leahy Avenue Well Drilling and Equipping, Bellflower Somerset Mutual Water Company** – Engineering and hydrogeological services for the preliminary design, final design, construction support and inspection for the abandonment of an existing well, and drilling and equipping of a new high capacity groundwater well,
- **Colinas Bridge Waterline Relocation, Moulton Niguel Water District** – Waterline relocations at the Paseo de Colinas Bridge in the City of Laguna Niguel
- **Shaw's Cove Lift Station Rehabilitation, City of Laguna Beach** – \$1.5M rehabilitation of an existing sewer lift station.
- **Western Avenue Sewer Improvements, City of Stanton** – The project included the replacement of approximately 1,400 linear feet of existing 12-inch diameter VCP gravity sewer with hydraulic deficiencies and structural defects. The sewer was replaced with a 15-inch diameter VCP gravity pipe.
- **Citywide Sewer Improvements, City of Villa Park** – The project entailed design services to update the City's Sewer Master Plan, implement the recommended improvements, and provide construction management and inspection services during construction.
- **Antonio Parkway Forcemain Alignment, Santa Margarita Water District** – Feasibility analysis for the realignment of a 24" ductile iron forcemain. The alignment studied consisted of adding several thousand feet of length to the forcemain that would be routed across a bridge, along an existing park (baseball fields, skate park and dog park), to a point of connection to an existing 24" forcemain.
- **Portola Hills Lift Station Abandonment, Irvine Ranch Water District** – This project consisted of abandoning the PHSLS, which is located near the intersection of Glenn Ranch Road and Saddleback Ranch Road. As part of the abandonment of the PHSLS, this project included installing approximately 4,000 linear feet of new 12-inch diameter gravity sewer, and increasing capacity of 1,300 linear feet of existing 8-inch sewer.

Peter Salgado, P.E.

Construction Services Director

PROFILE

Education	B.S., Civil Engineering
Registration	Civil Engineer, CA #63159
Years of Experience	17

EXPERIENCE

Tustin La Palma Intersection Widening, City of Anaheim – Constructability Review. This project will widen a 1300 foot portion of Tustin Avenue as well as widen the SR 91 on and off ramp at Tustin Avenue. This project also includes street resurfacing a new raised center median, reconstruction of sidewalks and drive approaches, new curb ramps, traffic signal improvements, storm drain and waterline improvements, parkway and median landscaping and irrigation.

Golden Lantern Roadway Widening, City of Laguna Niguel – Project Manager for this 1.7-mile, \$5.5 million roadway improvements and widening project which required extensive utility coordination for the relocation and adjustment of several facilities, as well as coordination with surrounding schools to alleviate potential traffic impacts.

2nd and 4th Streets Pedestrian and Streetscape Improvements, City of Santa Monica – Project Manager for this \$7 million transit mall improvements project in one of Santa Monica's most frequented commercial areas. Specific issues included compliance with Caltrans requirements and strict scheduling procedures. Project was completed successfully with minimum impact to the surround businesses.

2008-2009 Annual Street Improvements, City of Santa Monica – Project Manager for this \$4 million project to improve streets, sidewalks and parking lots citywide. Specific issues included multiple agency and utility coordination. Scope of work included over 50,000 sf of sidewalks; 20 ADA ramps; 10,000 sf of driveways; 12,000 lf of curb and 18,000 lf of gutter plate.

8th Street and Pier Avenue Improvements, City of Hermosa Beach – Project Manager for these two ARRA-funded projects to improve vehicular travel and general aesthetics.

Yorba Linda Boulevard Street Rehabilitation, City of Yorba Linda – Project Manager for this \$2.5million rehabilitation project. Work included contractor mobilization, traffic control, cold milling, and asphalt concrete overlay, slurry seal, adjusting manholes, survey monument covers and valve covers to grade, pavement striping, and markings for several residential streets, and construction of several ADA Access Ramps.

As-needed Construction Management & Inspection Services, City of Huntington Beach – Project Manager for multiple construction projects in Huntington Beach including Street Reconstruction/ Overlay/ Resurfacing, Parkway Improvements, Traffic Signal Modifications and Installations, Pump Station Rehabilitation, Sewer Line Rehabilitation, Cathodic Protection Systems, Reservoir Construction, and Water Main Replacement.

Peter Salgado, Page 2 of 2

On-Call Public Works Inspection Services, City of Downey – Project Manager overseeing inspectors providing on-call inspection services to supplement and assist city staff in implementing various capital improvement projects and public works permit inspections. Projects include:

- Downey Boulevard Improvements
- Lakewood Boulevard Improvements
- Paramount Boulevard Improvements

Ball Road and Bloomfield Street Storm Drain and Intersection Improvements, City of Los Alamitos – Project Manager for this \$1 million project to install 1400 lf of storm drain pipe and rehabilitate adjacent roadway. Sp

Trabuco Road Street Resurfacing, City of Lake Forest – Construction Manager for this 1.5-mile, \$573,000, federally-funded ARRA project. Scope of work included cold milling; reinforcement fabric installation; asphalt overlay; construction of curb, gutter and sidewalk; and removal and replacement of existing asphalt.

El Toro Park Renovations, City of Lake Forest – Construction Manager for this \$600,000 park renovation with improvements including upgrade of existing tot lot, new exercise lot, erosion and sediment control plan, grading, decorative hardscape, block wall construction, drainage, and landscape and irrigation.

Etnies Skate Park Expansion, City of Lake Forest – Construction Manager for this \$737,000 skate park expansion with improvements including site grading; installation of a storm water drainage system consisting of drain lines, inlets, trenching, bedding, backfill and outfall connection for entire skate park; concrete improvements for curb, gutter, sidewalk, and skate park equipment; metal fabrication; installation of fencing, gates and signage; and installation of striping and painting.

Trabuco Streetscape, City of Lake Forest – Project Manager for one mile streetscape project. The improvements include pavement rehabilitation, traffic signal improvements, parkway landscape improvements, raised landscape medians, storm drain modifications, street widening, and a sidewalk and bike lane.

SR-91 On-ramp Improvements, City of Buena Park – Project Manager overseeing inspection for the SR-91 freeway eastbound on-ramp widening project located northbound on Beach Boulevard. Work included rough and fine grading; construction of a retaining wall; miscellaneous drainage improvements; miscellaneous concrete improvements; construction of new AC pavement; striping, signage and pavement markings; and, new landscaping and irrigation.

On-Call Construction Management/Construction Inspection Services, City of Lake Forest – Project/Construction Manager for several projects as a part of a 3 year contract and 1 year extension for 19 capital improvement projects with an estimated budget of \$14 million. Projects, many which occurred simultaneously include:

- | | |
|--|---|
| • Park Playground Equipment Replacement | • Rue De Fortuna Traffic Signal Installation |
| • Traffic Signal Preemption | • Heroes Park Snack Bar and Restroom |
| • El Toro Park Renovations | • El Toro and Jeronimo Streetscape Improvements |
| • Trabuco Road Street Resurfacing | • Front Street & Orange Street Improvements |
| • Slurry Seal of Various Streets | • Crack Seal and Slurry Seal of 2 Residential Neighborhoods |
| • Asphalt Overlay of Residential Streets | • Rockfield Streetscape Improvements |
| • ADA Wheelchair Access Ramp Imps. | • ADA Access Ramp Improvements, Phase IV |
| • Etnies Skate Park Expansion | • Whisler Drive Improvement |

Safa Kamangar, P.E. QSP/QSD

Project Manager

PROFILE

Education & Certification	M.S., Civil Engineering B.S., Civil Engineering Civil Engineer, California #70118
Years of Experience	17

EXPERIENCE

Antonio Parkway Forcemain Alignment, Santa Margarita Water District – Project Director for the preparation of a Preliminary Design Report. The PDR addressed the realignment of a 24" ductile iron forcemain in the City of Rancho Santa Margarita. The alignment being studied consisted of adding several thousand feet of length to the forcemain that would be routed across a bridge, along an existing park (baseball fields, skate park and dog park), to a point of connection to an existing 24" forcemain on the eastern side of a creek. Services included developing a revised system curve/pump curve analysis, identifying changes to pumping head due to increased forcemain length, address forcemain diameter, preparation of a preliminary cost estimate and conceptual construction drawings, and preparation of a technical memorandum summarizing the engineering evaluation of the forcemain realignment.

La Bonita Park Pump Station, City of La Habra – Project Manager. Design-build of a water facility that also included the demolition and reconstruction of a roller hockey rink, restroom/storage facility and parking areas. Professional services included the design and construction management of a new pre-stressed concrete reservoir, a new 11.5MGD pump station including new electrical and control facilities, intake and discharge piping, flow control facility, discharge metering vault, 2 miles of 24" cement mortar lined and coated pipe, and associated site improvements; construction oversight of traffic control, excavation and shoring, dewatering, relocation of existing sewer main, street improvements and pavement repairs, protection of all existing utilities and facilities; and facility start up and testing.

Colinas Bridge Waterline Relocation, Moulton Niguel Water District – Project Manager for the preliminary and final design of waterline relocations at the Paseo de Colinas Bridge in the City of Laguna Niguel. Work consisted of investigating and preparing plans, specifications, and cost estimate (PS&E) for relocating the District's existing 20-inch gravity outfall and existing 12-inch waterline including relocation of existing electrical conduits, control panel, and existing vault sump pump discharge lines into the existing sewer system. The two waterlines were in conflict with the seismic retrofit of the Paseo de Colinas Bridge.

Portola Park Well, City of La Habra – Project Manager for the design-build of a well for the City of La Habra. The 150-hp well pump and motor was designed be 350-ft deep and capable of producing 1100-gpm of groundwater which will be conveyed through a 12-in PVC-C900 pipeline into the City's La Bonita Park blending reservoir. The station will be connected to City's SCADA system for fully automatic operation.

La Bonita Well, City of La Habra – Design-build of a new water well in La Bonita Park in the City of La Habra. The project consisted of equipping the City's newly drilled La Bonita Park Well. Scope of work included the design of a vertical turbine pump with 850-gpm capacity and 150-hp electrical motor, 2500 ft of 8-inch PVC C900 discharge line and connection to La Bonita Pump stations, pump to waste line and connection to existing on-site storm drain system, and inclusive of all required instrumentation and controls required to operate the well. Well operation is also hydraulically controlled utilizing the cla-valve well control and flow control with check feature valves.

Safa Kamangar, Page 2 of 3

Leahy Avenue Well Drilling and Equipping, Bellflower Somerset Mutual Water Company – Project Manager for engineering and hydrogeological services for preliminary and final design (PS&E Preparation) as well as construction support and inspection services. Project included the abandonment of an existing well, and drilling and equipping of a new high capacity groundwater well, located on their property at 14740 Leahy Avenue. The project will result in a fully-functional and reliable water well capable of producing sustained yields of high quality water for domestic uses.

Bette Davis Recycled Water Project, City of Glendale Department of Water & Power – Project Manager/Owner Representative for the design-build of the Bette Davis Recycled Water Project. The project generally consists of construction of new 8-in PVC Recycled Water transmission line to Bette Davis Park. Final portion of the pipeline will be constructed within the City of Los Angeles and requires permitting and coordination with the City of Los Angeles. The project is being completed through a single Design-Build Entity (DBE).

Project Lateral 6B, U.S. Army Corps of Engineers/West Basin Municipal Water District – Project Engineer in charge of preparing the preliminary design report (PDR) for 48,000-feet of recycled water pipeline ranging from 12-inch to 24-inch and a 5000 gpm booster pump station. PDR included reviewing several alternative pipeline alignments, sizing different segments of the pipeline based on hydraulic needs, reviewing three alternative pump station sites, and designing pump station mechanical and electrical components.

Project Lateral 10, U.S. Army Corps of Engineers/West Basin Municipal Water District – Project Manager responsible for design and engineering calculation services for recycled water pipelines in the City of Los Angeles. Services included preparing plans, technical specifications, and engineer's estimate of probable construction cost. The project required extensive coordination with Caltrans since the project consisted of pipeline construction through the existing bridge in Western Avenue over-passing the I-105 Freeway.

City-wide Recycled Water Project, City of Corona – Project Manager for 37 miles of DIP, PVC and CML&C Steel pipeline ranging from 6" to 24", three booster pump stations, and three prestressed concrete DYK type storage reservoirs with total capacity of 8 MG. Two pump stations were built on reservoir roof.

Portola Hills Lift Station Abandonment, Irvine Ranch Water District – Project Manager for preliminary and final design. This project consisted of abandoning the PHSLS, which is located near the intersection of Glenn Ranch Road and Saddleback Ranch Road. As part of the abandonment of the PHSLS, this project included installing approximately 4,000 linear feet of new 12-inch diameter gravity sewer, and increasing capacity of 1,300 linear feet of existing 8-inch sewer. The increase in capacity occurred in Glenn Ranch Road from Portola Parkway to Ellipse Street. It was proposed to remove the existing 8-inch line and replace it with a 12-inch sewer in the same trench. Another option was to install 1,300 feet of 12-inch sewer in a new alignment and abandon the existing line in place.

Orange Grove Booster Pump Station, City of Arcadia – Resident Engineer for a 9000-gpm booster pump station (6 1500-gpm vertical turbine pumps with solid state soft starters) and over 1000-ft of 30-inch and 24-inch CML&C steel suction and discharge piping. Also provided structural and mechanical inspection services during the construction.

Western Avenue Sewer Improvements, City of Stanton – Project Manager overseeing preparation of preliminary and final design. The project included the replacement of approximately 1,400 linear feet of existing 12-inch diameter VCP gravity sewer with hydraulic deficiencies and structural defects. The sewer was replaced with a 15-inch diameter VCP gravity pipe. Street improvements included pavement rehabilitation (grind and overlay), traffic striping plan, and adjustment of utilities to new pavement grade. Construction bid documents were prepared

Safa Kamangar, Page 3 of 3

including bid proposal, bid form, contract requirements, general provisions, and technical specifications for sewer and street improvements.

Sewer Master Plan and Citywide Sewer Improvements, City of Villa Park – Project Manager for Updating the City's Sewer Master Plan, implement the recommended improvements, and provide construction management and inspection services during construction. Services included reviewing CCTV tapes, evaluating the structural and operational condition of the existing sewer facilities, prioritizing the repair needs (including spot repairs and relining), updating the existing Sewer Master Plan which included the prioritization of the needed repairs and recalculation of the assessments related to the work, preparation of the contract documents, and the construction management and inspection services required for this work.

Well 11A & Well 31, City of Corona – Selected new well locations, and designed and developed plans and specifications for drilling and developing, and equipping of a new well replacing the existing Well 11 and the City's new Well 31. Also performed selecting pumps and designing mechanical components of the well facility including chemical feed pumps and injection components. Both wells are approximately 500-feet deep with a production rate of 1000-1200 gpm, located in Coldwater Basin. Wells have cemented sanitary seals. Well 31 is located in a residential neighborhood which required installation of sound barriers during construction and is housed in a well building, designed to match the neighborhood.

Wells 29 and 30, City of Corona – Designed and developed plans and specifications for drilling and developing, and equipping of two new wells in City of Corona, including but not limited to selecting pumps and designing mechanical components of the well pump station, designing structural building to house Well 30 and a well vault to house Well 29 below ground based on its residential location. Also performed Resident Engineering services for drilling and equipping of the 2 new wells, including drilling operation inspection, casing and soils inspection, E-Log interpretation, casing and screening design, mechanical and chemical development of the wells and pump station structural and mechanical construction, review and respond to the shop drawings and RFI's.

Ontario Booster Pump Station – Designed and provided engineering calculations for a 25-MGD booster pump station facility, Nitrate blending facility and piping. The pump station consists of nine (9) new vertical turbine pumps located on the roof of the existing Garretson Reservoir, driven by new Toshiba G7 (high performance) VFDs. Performed Construction Management services to oversee the construction of new pump station structural, mechanical, civil, and electrical components, and providing construction support services including review submittals and respond to RFI's.

Ontario Potable Water Booster Pump Station, City of Corona – Design engineer and Resident Engineer for construction of a 25-MGD booster pump station facility which included (6) 2,500-gpm 200-hp vertical turbine pumps (Zone 3 pump station), (3) 1,250-gpm 200-hp vertical turbine pumps (Zone 4 pump station), surge and flow metering facilities, facility piping (12" – 30"), nitrate blending facilities, nitrate sampling and analyzers, flow control and pressure reducing valve vault, 750-kW emergency generator set, 3000 amp electrical service, two motor control centers which included (9) 200-hp VFD's, pump station controls, PLC/SCADA system, fiber optic telemetry, and miscellaneous site upgrades.

Daniel Ojeda, P.E.

Project Manager

PROFILE

Education	B.S.C.E. – California State University at Long Beach, Long Beach, CA. Construction Management Certificate Program, UCLA
Registration	Civil Engineer, CA #36988
Years of Experience	40

EXPERIENCE

Imperial Highway (from Atlantic to East City Limits), City of Lynwood - \$720K. Project Manager. The street improvement project consisted of asphalt pavement rehabilitation and reconstruction; construction of landscaped medians; parkway landscaping and irrigation; reconstruction of curbs and gutters. Sidewalks, curb ramps, and driveway approaches; adjustment of utility valve covers and manholes to grade; and traffic striping. The project was funded with the American Recovery and Reinvestment Act funds. Responsibilities included acting as project representative and coordinating work between agency staff, architect-engineer, the contractor, and project stakeholders; reviewing project plans, specifications, and cost estimates; maintaining cost and schedule control including developing and updating the master schedule; managing the bid/award process; administering consultant and construction contracts; reviewing, evaluating, and negotiating construction change orders; reviewing and responding to requests for information; reviewing submittals; coordinating materials testing and special inspection; and daily field inspection for overall quality assurance and quality control.

Atlantic Avenue (From I-5 Freeway to South City Limits), Federal Project No. ESPL-5250(013), City of Lynwood – \$350K. Project Manager. The street improvement project consisted of asphalt pavement rehabilitation and reconstruction; reconstruction of curbs and gutters, sidewalks, curb ramps, and driveway approaches; adjustment of utility valve covers and manholes to grade; and traffic striping. The project was funded with the American Recovery and Reinvestment Act funds.

Abbott Road Improvements, Federal Project STPL-5250(010), City of Lynwood – \$1.26M. Project Manager for this street improvement project that consisted of asphalt concrete pavement grind and overlay; removal and reconstruction of concrete curbs and gutters, sidewalks, longitudinal cross-gutters, curb ramps, and driveway approaches; traffic loop detector installation; readjustment of in-pavement lights; adjustment of utility valve covers and manholes to grade; and traffic striping and marking.

Industry Way Improvements, City of Lynwood – \$56K. Project Manager for the Industry Way Street Improvements. The project consisted of asphalt concrete pavement grind and overlay; removal and reconstruction of concrete curbs and gutters, sidewalks, cross-gutter, curb ramps, and driveway approaches; adjustment of utility valve covers and manholes to grade; and traffic striping. Responsibilities included acting as project representative and coordinating work between agency staff, architect-engineer, the contractor, and project stakeholders; reviewing project plans, specifications, and cost estimates; maintaining cost and schedule control including developing and updating the master schedule; managing the bid/award process; administering consultant and construction contracts; reviewing, evaluating, and negotiating construction change orders; reviewing and responding to requests for information; reviewing submittals; coordinating materials testing and special inspection; and daily field inspection for overall quality assurance and quality control.

Daniel Ojeda, Page 2 of 2

Construction Engineer, County of San Bernardino, CA – Planning and budgeting of major county road facilities & transportation grant administration; also managed the Architecture & Engineering Dept. which administered the county's capital projects program comprised of major (\$22M new juvenile hall & \$24M courthouse seismic retrofit) and minor building construction and remodels of all types. Also, airports, water systems, detention centers, parking lots, facility mechanical systems etc. Highlights include:

- Managed the design and construction of a new High Desert Juvenile Hall (\$10M) and the Seismic Retrofit/Modernization project (\$24M) of the San Bernardino Central Courthouse for the County of San Bernardino.

Director of Construction, City of Industry – Supervision of a Public Works Department managing capital projects of all types including: streets, sewers, golf course and hospital facilities, grade separations, water systems, street maintenance, traffic signals, and development permits. Also, staff and budget supervision. Highlights include:

- Supervised the design and construction of the 7th Street and Union Pacific Rail Road (UPRR) grade separation project (\$14M) for the City of Industry.

Deputy Director, Engineering and Development Department, City of San Diego – Managed a 115 person Field Engineering Division which administered the city's capital projects construction program; approximately \$256M valuation per year; also provided inspection and materials testing for land development projects. Also served as liaison with Caltrans, Association of General Contractors, and Building Industry Association. Also responsible for budget and staff supervision. Highlights include:

- Reduced contract change orders by implementing an internal preconstruction plan checking system based on expedited turnaround times and a Dispute Resolution process with buy-in from the Associated General Contractors (AGC) of San Diego.
- Led the effort to implement "PARTNERING" as a standard procedure on the City of San Diego's major capital construction projects. Partnering is known to help minimize construction delays and extra costs by enhancing the communication between all of the project stakeholders.
- Supervised the design and construction of a new City of San Diego Field Engineering Division office facility including a new materials testing lab. The new offices centralized operations and improved efficiency and communication at all levels.

Senior Construction Engineer, City of Santa Ana – Managed a fourteen person Field Engineering Division which administered the City's capital projects construction program. Staff services provided included: design plan checking, construction management, field surveys, and inspection for all types of projects and development permits including; streets, water, sewer, traffic signals, parks, and building facilities.

Jim Trammell, P.E., LEED

Project Manager

PROFILE

Education	B.S., Civil Engineering, University of California, Irvine
Registration	Civil Engineer, CA # C46930
Years of Experience	25+

EXPERIENCE

Inglewood Senior and Community Center, City of Inglewood – Owner's Representative for the design-build of a 40,000 s.f. two-story senior center with underground parking in the City of Inglewood. The proposed facility will include a main lobby area, multi-purpose rooms, recreational rooms, kitchen and dining facilities, and more.

Adventure Park Playground, City of Irvine – Construction Manager for the major renovation to the Adventure Playground, a 4.5 Acre site within University Community Park. The park design provides an active play area with structures that promote child-directed play and adult/child interaction.

Rancho Santa Margarita City Hall and Community Center, City of Rancho Santa Margarita – Project Executive/Construction Management for this \$16 million, 50,000 sf civic facility including 5 acres of site/park improvements consisting of a 25,000 sf City Hall and a 25,000 sf Community Center joined by an open atrium. The City Hall includes City offices, City's Emergency Operations Center and facilities for police services contracted through Orange County Sheriff. As Program Manager, managed the design and construction phases of the projects and obtained all necessary approvals and permits. Attended all City Council meetings for project approvals and bid package approvals. Conducted weekly project meetings and responsible to oversee and manage all on-site activities including inspections, scheduling and project turn-over. Project was completed from start of design to move-in ("turn-key") in only 24 months including phone equipment, computers and all F. F. & E. Project was delivered utilizing a construction manager at-risk approach with multiple prime bid packages. Project received 2004 American Public Works Association Building of the Year.

Mariners Library, City of Newport Beach – Project Executive/Construction Management and served as Owner's Representative on behalf of the City for this 15,000 sf, \$5M library project. California Library Grant monies were secured and project integrates library services for an adjacent Mariners Elementary School and it is located in a very active community park.

Civic Plaza, City of Watsonville – Project Executive/Manager for the planning, design and preconstruction phases. Project included the construction of 150,000 sf of new facility and improvements including City Hall, Library, County Courts Facility and Parking Structure. Construction costs totaled \$45M.

City Hall and Library, City of Hesperia – Project Executive/Manager for the planning, design and preconstruction phases. Project included the construction of 75,000 sf of new facility and improvements. Construction costs totaled \$35M. Hesperia, Ca.

Children's Zoo at Prentice Park, City of Santa Ana Public Works Department – Provided turn-key program management services for 20,000 sf Children's' Zoo. Construction costs totaled \$4M.

Jim Trammell, Page 2 of 2

Parks & Recreation Program Management, City of Santa Ana – Provided turn-key program management services for 30 various projects including park renovations, ball-fields and community center renovations. Projects totaled \$6M.

Parks & Recreation Program Management, City of Santa Ana – Provided turn-key program management services for 30 various projects including park renovations, ball-fields and community center renovations. Projects totaled \$6M.

Fine Arts Complex, University of California Irvine – Construction Manager, 30,000 sf classroom and dance hall facility, \$6M.

Residence Hall and Dining Facility, University of California Irvine – Construction Manager, 240 units, 250,000 sf, \$25M.

Graduate Student Apartments, University of California Irvine – Construction Manager, 200 units, 200,000 sf, \$21M, Irvine, Ca.

St. Nicholas Parish Center, Laguna Woods – Construction Management for this \$4.5M, 20,000 Parish Center including asbestos abatement and demolition of existing building prior to construction.

Suite and Tender restaurant, San Diego – Construction Management for this \$6M, 9,000 sf restaurant located at the Se Hotel.

Se Spa, San Diego – Construction Management for this \$4M, 7,000 sf spa located at the Se Hotel.

4020 Scottsdale – Preconstruction services on this \$9M project to convert an ex-isting office building to mixed-use lofts over street-level retail.

House of Blues Concert Hall and Restaurant, San Diego – Construction Management for this \$15M, 30,000 sf entertainment venue including stage, music hall and restaurant/kitchen.

Diegan/Se San Diego Hotel, San Diego – Construction Management for this \$63M, 205,000 sf, 21 story, 5 star condo-hotel located in the historic Gaslamp District.

West Hills Corporate (Office) Village, Los Angeles – Construction Management, 600,000 sf, \$75M, including a 50,000 sf headquarters for Boeing's Rocketdyne Division (SCIF high security tenant improvement).

Lorrie Viola

Project Manager

PROFILE

Education Masters of Business Administration, Florida Atlantic University
Bachelor of Landscape Architecture, Michigan State University

Years of Experience 15

EXPERIENCE

Consultant Construction Manager, City of Costa Mesa – Construction Manager on an as-needed basis. Services include: review and plan check of construction documents, review and manage consultants and/or contractors' activities and performance, advertise projects for construction, negotiate contract change orders, monitor project schedules, provide construction management, & administer all federally funded projects.

Consultant Construction Manager, City of Long Beach – Oversee the construction of various CIP public facilities projects in the capacity of a Construction Manager and Construction Inspector on an as-needed basis. Services include: review and plan check of construction documents, review and manage consultants and/or contractors' activities and performance, advertise projects for construction, negotiate contract change orders, monitor project schedules, provide construction management, & administer all federally funded projects.

Savi Ranch Display Sign Project, City of Yorba Linda – Construction Manager responsible for the construction of commercial and residential neighborhood sign installation, landscape restoration for tenant improvement projects, traffic management plans and on-site implementation; notification to impacted property owners; preparation of project submittals, RFIs, and RFQs; change order negotiations; coordination of geotechnical, materials and special deputy tests and inspections; review of construction schedule, pay applications and certified payroll submittals; and coordination with City and utilities agencies.

Utilities Operations Yard Upgrades, City of Huntington Beach – Construction Manager for improvements to the City's Maintenance and Water Divisions operations building. The project included a new 6,714 square foot Operations building, 11,096 square foot Distribution and Meter Building, 1,029 square foot expansion to the existing production building; construction of covered parking for approximately 15 stalls; new parking layout and landscaping; and relocation of the bulk material storage area and fluoride tanks. Ms. Viola was also responsible for overseeing all landscape and irrigation work, which included selection and installation of planting material throughout the project, installation of a vertical garden on the building façade, and installation of a RainXchange system (a sustainable stormwater management solution).

Moulton Parkway Phase II (State Funds), City of Laguna Woods – Management and quality assurance/quality control of all landscaping and irrigation work as a part of the Moulton Parkway Phase II project.

Ted Watkins Park, Los Angeles County Department of Public Works – Project Manager for construction of landscape and irrigation restoration, soccer fields, restroom facilities, passive and active pathways, skate park retrofit and storm water infiltration gallery soils investigation for a community park in Watts. Responsible for coordination of weekly meetings; preparation of project submittals, RFIs and RFQs; change order negotiations; and coordination of geotechnical investigation and special inspections.

Lorrie Viola, Page 2 of 2

Four Park Playground Renovations, City of Lake Forest – Project included installation of play structures, swings, water and sand tables, and shade structures; construction of new concrete paving, drainage improvements, curb around play areas; installation of wood fiber impact cushion within play area and play sand; and, transplanting several trees.

El Toro Park Renovations (CDBG funded), City of Lake Forest – Project included installation of new playground equipment, exercise equipment, shade structures and related site improvements including installation of resilient rubber surfacing, drainage improvements, new furnishings, new concrete paving, concrete curbs around water play areas, play sand, and new landscaping.

Etnies Skate Park, City of Lake Forest – The project increased the size of the park by 13,000 square feet. Unique new features included a cradle, adjustable handrails, and a barbeque area.

Heroes Park Snack Bar and Restrooms, City of Lake Forest – New, 1,000 square foot Concession Stand/Restroom that includes a men's and women's restroom, a 600 square foot concession stand with stainless steel counters, an ice cube making machine, 2 door Refrigerator/Freezer, and 2 indoor storage rooms.

Los Amigos Golf Course Irrigation and Lake Renovation, Los Angeles County Department of Public Works – Performed constructability review during design development; managed all aspects of on-site construction team consisting of engineer, contractor, CBWD, Los Angeles County Department of Public Works and Parks & Recreation; and, reviewed grading and excavation work, irrigation and landscape restoration and reservoir liner and concrete bank construction. Successfully coordinated recycled water retrofit and shut-down of multiple facilities and coordinated with golf operations to maintain golf play and income during full scale construction.

Construction Manager, L.A. Links, Inc. – Project Manager for large scale Residential, Resort and Golf Course and landscape projects. Responsibilities included overseeing preparation of construction documents and construction oversight of both new and renovation site infrastructure development projects including: grading and lake excavation and drainage plans, utility, irrigation design, pump station design and grassing/landscape plans. Projects included:

- Divi Club, Aruba, NA – Award winning resorts including a 90 acre project with 240 villas, clubhouse, spa and retail center, pool, and 9 a hole golf course. Lorrie led the landscape design team by establishing local nurseries with salt tolerant natives and worked with the irrigation suppliers to irrigate the golf course with salt water from the supplied by the natural lagoons using Paspalum grass.
- Polo Trace, Boca Raton, Florida – A 200 acre County Environmentally Awarded County recycled water supplied resort development with residential lots, clubhouse, community center and golf course. As Project Manager, Lorrie reviewed construction, grading and landscape documents, monitored budgets and schedules and assured contractors performed to specifications for residential and golf course project including building construction, grading, lake excavation and lining, golf feature shaping, irrigation, pipeline from County Facility
- Stone Bridge C.C., Delray Beach, FL – Project Manager for existing residential golf course community. Worked with residents and contractors during renovation of clubhouse and golf course including USGA greens and new irrigation, remodel of parking lot, clubhouse, landscape and grassing.
- Provo Club, Turks & Caicos, B.W.I. – Landscape Designer for RO water supplied resort community including residential, clubhouse and golf course. Awarded top 10 Caribbean Courses.

Pedram Abbassi, LEED BC+D, QSP/QSD, CESSWI

Construction Manager

PROFILE

Education & Certifications

Bachelors of Science Degree in Civil Engineering, Amir Kabir University of Technology in Iran
Evaluated by National Association – 1996
Credential Evaluation Services and Global Education Group Inc., Miami Beach, FL

Years of Experience

10

EXPERIENCE

Algonquin Sewer Lift Station No. 10 Replacement and Force Main Replacement, City of Huntington Beach – Construction Manager. \$1.3million sewer lift station project which included abandonment and demolition of an existing sewer lift station, installation of a new sanitary sewer lift station, installation of 8-inch and 12-inch sewer force mains, asphalt paving and removal, and restoration of existing public and private improvements.

Springdale Street 36" Watermain Corrosion Control and Arterial Street Rehabilitation, City of Huntington Beach – Construction Manager. \$5.8 million 36-inch and 42-inch steel water transmission main and street rehabilitation project.

El Toro/Aliso Creek Improvements, City of Laguna Woods – Construction Manager for Phase II of a two phase capital improvement project to widen El Toro Road and accommodate a paved six foot wide Class II Bike Trail and a sidewalk that varies in width from six to nine feet. The work also consists of construction of sidewalk, retaining wall, and associated drainage structures and the relocation of the existing Class II Bike Lane. Construction also includes cold milling the existing curb ADA access ramps, adjusting utilities to finish grade, applying traffic striping with pavement markers and legends (stenciling) and reinstalling traffic detector loops.

2012 Street Rehabilitation Project, City of Yorba Linda – Construction Manager for a \$1M citywide street rehabilitation project. The improvements consisted of grind and asphalt concrete overlay; removal and replacement of damaged asphalt concrete sections; reconstruction of damaged concrete driveways, sidewalk, and curb ramp; installation of landscape and irrigation improvements; adjustment of manholes and water valve box and covers to grade; installation of traffic loops; pavement markings, striping and signage; and all other related improvements.

I-5 Mitigation Phase II Street Rehabilitation (Union Street & Paddison Avenue), City of Norwalk – Construction Manager for Phase II of the Interstate 5 (I-5) Widening Project Mitigation for Union Street and Paddison Avenue. The work in general consisted of the construction and/or installation of new roadway base and asphalt concrete section, edge grind, asphalt concrete overlay, slurry seal, utility adjustments, and new striping and traffic signal loops.

Antonio Parkway Rehabilitation, City of Rancho Santa Margarita – Construction Manager. The project consisted of pavement rehabilitation; sidewalk, curb and gutter improvements; and all other related work.

Robinson Ranch Road Traffic Calming, City of Rancho Santa Margarita – Construction Manager for the Robinson Ranch Improvement project. The project constructed curb extensions along the northerly portion of Robinson Ranch Road by pushing the centerline of Robinson Ranch Road six feet south and reducing the lane width from 20 feet today to 14 feet.

Pedram Abbassi, Page 2 of 2

Walnut Street Improvements, City of Signal Hill – Work consisted of complete grind and overlay ARHM finish and installation of new traffic signal loops, striping, RPM's, and signage. Responsible for construction oversight including adjustment of all utilities, water valves, gas facilities and storm drain manhole covers and raising to new finished surface. Also prepared daily reports, approved all progress payments, reviewed change orders, reviewed as-builts for completeness, and coordinated and scheduled all soils testing as needed for the project.

27th Street Improvements, City of Signal Hill – Street resurfacing project that also included removal and replacement of damaged sidewalk, curb and gutter. Responsible for tracking of working days, reviewing and negotiating change orders, preparation of daily reports, approving all progress payments, monitoring traffic control per plan, and coordinating and scheduling all soils testing as needed for the project.

Signal Hill Police Station, City of Signal Hill – \$8.5M. The new Police Station was intended to achieve a minimum of LEED Certification and includes a jail, police records archives, an investigation division, administrative offices, and an adjacent property storage building. The Emergency Operations Center (EOC) will accommodate additional police staff and administrative personnel with access to new computer workstations and support facilities. Work also consisted of offsite improvements including side street resurfacing; parking lot improvements; construction of sidewalk; and installation of landscape and irrigation.

Pier G Administration & Operations Buildings, Port of Long Beach – \$45.9M. The Administration and Operations facilities at Pier G are part of the Pier G Terminal Redevelopment Program at the Port of Long Beach. Work included the phased construction of an approximately 46,000 square foot Silver LEED certified Administration Building, an approximately 30,000 square foot Silver LEED certified Operations Building, an approximately 800 square foot driver services building, temporary guard shacks, and associated employee/visitor parking. Offsite improvements consisted of the construction of street and underground utilities; asphalt concrete sidewalk, curb and gutter; landscape, hardscape and irrigation; the installation of traffic striping and markings; and, all other associated work. Completed 12/2011.

Norwalk Transportation & Public Service Facility, City of Norwalk Department of Public Transportation – \$13.7M. The Norwalk Transportation Center was a Design-Bid-Build method project that Mr. Abbassi participated in from inception through completion which formulated the basis of a professional relationship with the City that continues today. Offsite improvements consisted of the construction of street and underground utilities; asphalt concrete sidewalk, curb and gutter; landscape, hardscape and irrigation; the installation of traffic striping and markings; and, all other associated work. Professional services included Programming, Master Planning, Architecture, and Interior Design. Mr. Abbassi effectively completed the construction of the Norwalk Transportation Center in 2002.

Advanced Water Quality Assurance Laboratory, Orange County Water District – \$22.3M. The Advanced Water Quality Assurance laboratory has been recognized by California Construction Magazine with top honors as "The Overall Top Project in Southern California" and "Civil/Public Works Project of the Year" winner of 2010. This multi-story building features highly sophisticated laboratory equipment and water quality testing systems that include high purity gas piping systems, powerful HVAC equipment and lab fume hoods, state-of-the-art reverse osmosis systems, and technical sterilizer components. The facility utilizes design components and construction practices in compliance with LEED certification levels of sustainability. These elements include high performance glazing and building envelope insulation, low flow plumbing fixtures, reclaimed water recycled onsite for landscape irrigation, and the effective use of natural light and optimal solar orientation to minimize the need for electrical light sources.

Brian Elkins

Construction Manager

PROFILE

Education & Certification	B.S., Construction Engineering Management, Cal State University Long Beach B.S., Civil Engineering, University of Kentucky Certified Construction Project Manager LEED Accredited by USGBC Certified Construction Inspector, Certification No. 6287 Certified Engineering Technician/Civil Engineering Branch-Certificate #01771Y Radiation Safety Officer: Certificate No. 14459 American Concrete International/Concrete Field Testing Technician: Certificate No. 024063 American Concrete International/Concrete Strength Testing Technician: Certificate No. 024063
Years of Experience	14

EXPERIENCE

Improvements to Four Pump Stations, City of Culver City – Construction Inspector/Manager. As a part of the overflow and spillage prevention plan, four pump stations were retrofitted with an emergency bypass system to be used in the event of pump failures. Improvements also included concrete pavement, curb and gutter, block walls, steps, v-ditch, sidewalk, driveway and the installation of a motorized gate.

Improvements to Four Pump Stations, City of Culver City – Construction Inspector/Manager. As a part of the overflow and spillage prevention plan, four pump stations were retrofitted with an emergency bypass system to be used in the event of pump failures. Improvements also included concrete pavement, curb and gutter, block walls, steps, v-ditch, sidewalk, driveway and the installation of a motorized gate.

Street & Waterline Improvements Phases 1A & 1B; Waterline Improvements along PCH, City of Lomita - CivilSource provided primary construction inspection services. Work consisted of approximately 10,300 linear feet of water line rehabilitation; 12,300 linear feet total of street rehabilitation including grind and overlay; removal and disposal of existing asphalt concrete; construction of finish course asphalt on base course asphalt on compacted subgrade; removal and replacement of Portland cement concrete improvements such as curb and gutter, cross gutter, etc.; restriping of the new pavement to match the existing striping; adjustment of manholes, utility covers and utility boxes to final grade.

Corridor Restoration Project, City of Azusa – Mr. Elkins provided construction management services for this \$6.5 million roadway restoration project. Work consisted of the reconstruction of a 7-mile section of State Highway 39 in Los Angeles County, including; roadway widening; installation of major infrastructure including sewer, water, and storm drain; installation of fiber optic conduit under roadway bed; installation of new traffic signal loops and conductors; construction of medians, sidewalks, and ADA compliant curbs; beautification phase requiring the planting of hundreds of trees and thousands of shrubs and lighting improvements; and utility coordination and adjustment of manholes.

Brian Elkins, Page 2 of 2

Metrolink Project, City of Covina – Mr. Elkins provided construction management services for this \$15 million parking structure project including change order management, RFIs, tracking project budget and schedule. He was also responsible for providing oversight for the entire project from initial design definition to funding, contractor selection and management, execution and delivery. Additionally, Mr. Elkins monitored and supervised all on site activities, contractor payments, reporting cost and progress, building and site inspections and certifications. The project was delivered on time and hundreds of thousands of dollars under budget.

Civil Center Project, City of Covina – Mr. Elkins provided construction management and inspection services for this \$10 million Civic Center construction project. His responsibilities included acting as city direct representative; managing all aspects of the contract; and advising city council on design, plan check, bidding processes, contractor selection, budgets, planning and execution strategy. This project won an award for innovative design and construction through Congresswoman Hilda L. Solis congressional office and was LEED certified Silver and profiled in Real Estate & Construction Review Magazine as one of the year's top 100 construction projects in Southern California.

Citywide Street Rehabilitation Project, City of Covina – Mr. Elkins provided construction management and oversight for this citywide street rehabilitation project throughout the City of Covina. Project elements included street overlay and slurry seal, installation of water mains and storm drains, and construction of ADA compliant curb ramps, sidewalks, and curb and gutter.

Various Water Main Replacement Projects, City of Glendora – Mr. Elkins served as the Construction Manager for the installation of 12-inch water main pipes throughout Glendora. The City replaced and abandoned an existing water main that had met its designed life cycle. The project required coordination with City residents on re-connection of house laterals to location of new water meters. Responsibilities included RFI/submittal/change order processing, reviewing and processing progress pay requests, reviewing baseline and updated schedules, ensuring contract administration, and all other construction manager responsibilities.

Citywide Street Rehabilitation Projects, City of Seal Beach – Mr. Elkins provided Construction management oversight for several street rehabilitation projects though Seal Beach. His responsibilities included ensuring completion of daily reports, and accurate accounting of quantities constructed on a daily basis for the improvements which included reconstruction and rehabilitation; construction of sidewalks and ADA compliant curb ramps; traffic control; and signing and striping. His oversight resulted in successful projects that were completed within budget and ahead of schedule.

Chris Costello

Construction Manager

PROFILE

Education & Certifications	Orange Coast College, Costa Mesa California Courses in Land and Property Development, and General Educational Studies Construction Management Association of America Member
Years of Experience	30

EXPERIENCE

Chris Costello offers over 38 years of Construction Management experience in complex construction projects in both the public and private sectors. He has acted as an Owner's Representative and O&M Risk Manager managing multiple contractors on a single project and controlling overall project schedule and costs. His range of responsibilities includes personnel supervision to bidding and contract negotiations, quality assurance, inspections, contract and code compliance, and government/community relations. Previous positions include Director of Construction/Maintenance for the City of Burbank Operable Unit EPA Superfund Site, Construction Manager of the City of San Juan Capistrano Desalter Project, and Construction Manager for the USC Wrigley Marine Science Center and Disney's California Adventure. His project experience includes all aspects of roadway improvements (asphalt reconstruction and rehabilitation, parkways, streetscaping, landscaping and irrigation), water and wastewater facilities, vertical construction, and flood control and drainage.

Burbank Operable Unit EPA Superfund Site and Civil Site Improvements, City of Burbank, California – Director of Construction and Maintenance for a groundwater well field/water treatment facility that processes 13 million gallons a day and all associated civil site improvements such as asphalt pavement and concrete, wet and dry utilities, landscaping and irrigation, and drainage. Mr. Costello provided project construction oversight and assisted in the transition into a multi-year, multi-million dollar operations and maintenance contract. Responsibilities included management of all contractors and subcontractors; coordinating work between agency staff, architect-engineer, contractors, and project stakeholders; reviewing project plans, specifications, and cost estimates; maintaining cost and schedule control including developing and updating the master schedule; managing the bid/award process; administering consultant and construction contracts; reviewing, evaluating, and negotiating construction change orders; reviewing and responding to requests for information; reviewing submittals; coordinating materials testing and special inspection; and daily field inspection for overall quality assurance and quality control.

San Juan Capistrano Desalter Project and Civil Site Improvements, City of San Juan Capistrano – Construction Manager for the development, financing, design and building of a 5.1 million gallon a day reverse osmosis facility. Civil site improvements included mass grading, construction of access roads, wet and dry utilities, drainage, landscaping and irrigation, and a new bike path. Responsibilities included administering the Contract with the City of San Juan Capistrano and overseeing the Design and Construction of (8) water wells and their respective buildings, 5 ½ miles of associated transport pipelines and associated pavement improvements, and a new water treatment plant with its primary process equipment using sand filters for pretreatment and for the removal of Iron and Manganese and Reverse Osmosis. Construction took place over 2 years and finished on time and under budget with over 70,000 safe man-hours. *This project received the Project of the Year Award for the Southern California chapter of the American Public Works Association.*

Chris Costello, Page 2 of 2

Bear Valley Reservoir, Golden State Water Company – Construction Manager/Inspector for the Bear Valley Reservoir renovations. Work included demolition of concrete reservoir, asbestos abatement, over excavation, oversight of geotechnical engineer, construction of new reservoir, and construction of retaining wall. Responsibilities included completion of daily reports, and accurate accounting of quantities constructed on a daily basis; RFI/submittal/change order processing; reviewing and processing progress pay request; reviewing baseline and updated schedule; ensuring contract administration; and all other construction manager responsibilities.

Linnet Reservoir, Golden State Water Company – Provided as-needed oversight of coating and welding inspections for the Linnet Reservoir improvements project. Responsibilities included completion of field inspection reports, reviewing baseline and updated schedule; ensuring contract administration; and other construction manager responsibilities.

Kurt Pegg, P.E. Construction Manager

PROFILE

Education	B.S., Civil Engineering
Registration	Civil Engineer, CA #54485
Years of Experience	20

EXPERIENCE

Tustin La Palma Intersection Widening, City of Anaheim – Kurt is currently acting as Resident Engineer for the construction of this project. This project will widen a 1300 foot portion of Tustin Avenue as well as widen the SR 91 on and off ramp at Tustin Avenue. This project also includes street resurfacing a new raised center median, reconstruction of sidewalks and drive approaches, new curb ramps, traffic signal improvements, storm drain and waterline improvements, parkway and median landscaping and irrigation.

State Freeway 10 at Palm Drive/Gene Autry Trail, Bridge Replacement, City of Palm Desert – Resident Engineer and Structural Representative for this \$26M project. Responsible for overseeing construction administration and management activities; supervising and assigning the activities of staff and consultants; reviewing construction progress payments, costs, budgets, and schedules; and negotiating change orders and enforcing contract requirements. Project scope of work included:

- Demolition of existing overcrossing and replacing with new six-lane overcrossing, including bike lanes on each side
- Modification of on and off-ramps including setting up on-ramps for future metering
 - Westbound I-10
 - New, one-lane loop on-ramp from northbound Palm Drive
 - Realigned, one-lane on-ramp from southbound Palm Drive
 - Realigned, two-lane off-ramp
 - Eastbound I-10
 - New, one-lane loop on-ramp from southbound Palm Drive
 - Realigned, one-lane on-ramp from northbound Palm Drive
 - Realigned, two-lane off-ramp
- Realignment of Micro Place and Salvia Road
- Project was combined with the widening of the Gene Autry Trail Bridge over Union Pacific Railroad

Mission Boulevard Grade Separation, City of Pomona – Resident Engineer/Structural Representative for this \$40M project. The Mission Boulevard/SR 71 Grade Separation project removed the existing at-grade intersection of Mission Boulevard at SR 71 by constructing an overcrossing of Mission Boulevard over the existing SR 71 expressway. Six through lanes and two turning lanes were constructed for the overcrossing, and a compressed diamond configuration was constructed allowing full uncontrolled ingress and egress on SR 71 using standard freeway type on and off-ramps. Completion of the project improved traffic circulation at this heavily used intersection. Responsible for overseeing construction administration and management activities; supervising and assigning the activities of staff and consultants; reviewing construction progress payments, costs, budgets, and schedules; and negotiating change orders and enforcing contract requirements.

Kurt Pegg, Page 2 of 2.

91/215/60 Freeway Interchange Project, Caltrans District 8 – Senior Project Manager for this \$300M project in Riverside, California. The project upgraded the interchange and widened five miles of freeway. The project consisted of the relocation of and construction of on and off ramps to provide new access for the local community from the west side of SR 91 and improve operational efficiency at the interchange; construction of grade separations at railroad crossings to enhance local circulation; freeway widening and addition of auxiliary lanes to facilitate weaving movements and accommodate the future addition of carpool or mixed flow lanes; reconstruction of existing overcrossing bridges to span the new freeway widening; widening existing railroad overhead bridges; construction of truck by-pass connectors; and construction of a concrete barrier. Fully responsible for the overall operation of project and to complete the project to the satisfaction of the owner consistent with cost, schedule and contractual requirements. Primary responsibilities included ensuring plans and specifications were aggressively monitored and requirements enforced; managing project risk; managing cost and schedule; and scheduling and managing contractors and subcontractors.

5/805 Freeway Interchange Project, Caltrans District 11 – Project Manager for this \$110M project in San Diego, California. The project included construction of a dual freeway/truck bypass, high occupancy vehicle lanes, connections to California 56, and expansion of the number of lanes. Fully responsible for the overall operation of project and to complete the project to the satisfaction of the owner consistent with cost, schedule and contractual requirements. Primary responsibilities included ensuring plans and specifications were aggressively monitored and requirements enforced; managing project risk; managing cost and schedule; and scheduling and managing contractors and subcontractors..

57/91 Freeway Interchange Project, Caltrans District 12 – Project Manager for this \$50M freeway interchange project in Anaheim, California. The project included constructing a fly over connector from the 57 Freeway to the 91 Freeway for the carpool lanes. Project also includes widening both the 57 and the 91 Freeways to accept the new connector. Fully responsible for the overall operation of project and to complete the project to the satisfaction of the owner consistent with cost, schedule and contractual requirements. Primary responsibilities included ensuring plans and specifications were aggressively monitored and requirements enforced; managing project risk; managing cost and schedule; and scheduling and managing contractors and subcontractors.

55 Freeway Widening Project, Caltrans District 12 – Project Manager for this \$22M project in Orange, California. The project widened a 1.3-mile segment of the Costa Mesa Freeway, from just south of the 17th Street bridge to the Garden Grove Freeway. The improvements included the addition of two lanes in each direction of the freeway and the reconstruction of several overpasses. Many of the surface streets that intersected the SR-55 along this stretch were significantly upgraded, as well as all their on and off ramps. He was fully responsible for the overall operation of project and to complete the project to the satisfaction of the owner consistent with cost, schedule and contractual requirements. Primary responsibilities included ensuring plans and specifications were aggressively monitored and requirements enforced; managing project risk; managing cost and schedule; and scheduling and managing contractors and subcontractors.

Kelli Tunnicliff, P.E.

Construction Manager

PROFILE

Education	B.S., Civil Engineering M.S., Civil Engineering
Registration	Civil Engineer, CA #58367
Years of Experience	18

EXPERIENCE

On-Call Construction Management Services, City of Anaheim – Various roles for the City including Project Manager, Construction Manager and Contract Administrator overseeing all aspects of construction including front-end engineering activities, project award, construction and contract closeout. Total value of projects to date of \$26 million including:

- Construction Manager – Edison Bike Trail, \$1.6 million
- Construction Manager – Median and Sidewalk Improvements on IMPERIAL HIGHWAY from 760' N/O Avenida Bernardo South, \$306,118
- Construction Manager – Citywide Sanitary Sewer Improvement Program from Magnolia to Brookhurst, \$1.6 million
- Construction Manager – Anaheim Canyon Metrolink Pedestrian Improvement Project, \$872,000
- Contract Administration– Royal Oak Road from Nohl Ranch Road to Crescent Drive, \$277,000
- Contract Administration – Water Recycling Demonstration Project, \$7 million
- Project and Construction Manager - Phase II Anaheim Convention Center Security Enhancement Project, \$1.3 million
- Project and Construction Manager - Phase I Anaheim Convention Center Security Enhancement Project, \$933,000
- Construction Manager and Contract Administrator - Anaheim Convention Center Roof Garden LEED project, \$200,000 and Lighting Improvements LEED Project, \$800,000
- Construction Manager - Santa Ana Canyon Road Street Improvements from Lakeview to Imperial, \$2.6 million
- Construction Manager - Santa Ana Canyon Road Landscape and Irrigation Improvements, \$430,000
- Contract Administrator - La Palma Ave Street Improvements ARRA Project, \$455,000

On-Call Construction Management Services, City of Yorba Linda - Construction Manager responsible for providing staff augmentation including Safe-Route-to-Schools grant application assistance and specification preparation.

Esperanza Road Mitigation Project, City of Yorba Linda – Resident Engineer responsible for construction and inspection of the \$4.1 million, 2 mile landscape berm and CMU wall project constructed to reduce visibility of the BNSF railroad. This project included unique challenges including joint coordination between the City of Yorba Linda and the City of Anaheim, coordination with BNSF, public relations, and redesign due to several utility interferences.

Fire Station No. 6 Modifications and Police Department Building Modifications, City of Newport Beach – Resident Engineer responsible for the \$405,000 construction of the Police and Fire Department Projects involving the demolition of the interior west end of the police facility and constructing Title 24 compliant office modifications and ADA restroom facilities.

Kelli Tunnickliff, Page 2 of 2

Fred Waring Drive Widening, City of Indian Wells - Resident Engineer responsible for the construction of the roadway improvements on Fred Waring Drive between Deep Canyon and Washington Street. The \$3 million project included retaining walls, sound walls, reinforced box culverts, utility relocations, export earthwork, traffic control, temporary detours, drainage, electrical, traffic signals, concrete and asphalt pavement including rubberized asphalt, landscape and irrigation, roadway signing and striping.

Weir Canyon Road and Savi Ranch Parkway Street Improvements, City of Yorba Linda - Resident Engineer responsible for construction of the \$1.5 million street improvements project including street widening, new traffic signals, striping, landscape, sidewalk, and median islands.

Melrose Street Grade Separation, City of Placentia - Structures Representative/Structures Inspector responsible for the \$7.8 million project consisting of the construction of a railroad bridge (grade separation structure) over Melrose Street, and the realignment and reconstruction of Melrose Street from Crowther Avenue to Santa Fe Avenue. The project included construction of a two-span, pre-cast girder railroad bridge, realignment of Melrose Street, management of utility improvements, construction of concrete retaining walls with architectural treatments, and installation of street lights.

Eric Charlonne

Construction Manager

PROFILE

Years of Experience

35

EXPERIENCE

Springdale Street 36" Watermain Corrosion Control and Arterial Street Rehabilitation, City of Huntington Beach – Principal-in-Charge Construction Manager. The existing 36-inch water main, constructed in 1964, was a 3/16-inch wall cement mortar lined and coated steel pipe, spanning 12,800 linear feet. Deficiencies in the water main included: undersized air and vacuum valves; pump out facilities; access manholes which lacked access vaults; aged interconnection valves; aged in-line valves; an inadequate number of cathodic protection test stations to test for electrical continuity; and electrically discontinuous pipe joints. Bonding of electrically discontinuous pipe joints in the 36-inch water main were done internally. During the internal joint bonding, the interior lining of the 36-inch water main was inspected and repairs made as needed. The work on the 42-inch main included external joint bonding, valve replacement.

Above Grade Pipeline Re-Coating Project, City of Huntington Beach – Principal-in-Charge Construction Manager for the painting of pipelines located within the Huntington Harbour as well as pipelines located in various locations throughout the City spanning Orange County Flood Control District (OCFCD) channels. Work required coordination with OCFCD for inspection and to obtain a rider to the City's OCFCD Encroachment Permit. The project also included the removal and installation of pipe hangers, flange hardware, couplings, and valves on some of the pipelines.

Water Well No. 10, City of Huntington Beach – Principal-in-Charge Construction Manager. Improvements consisted of demolishing and constructing a new muffler room, replacing existing walls, constructing a new concrete roof on the existing pump room, paving and grading the well site, rehabilitating or rearranging various above ground and underground piping and conduits, relocating pump control to adjacent room, installing various new equipment, including and not limited to engine control panels, instrumentation equipment, chemical equipment, and associated equipment. Work also consisted of installing new and rehabilitating lighting system, installing replacement pump engine, replacing existing underground natural gas feed line, and related appurtenant work.

Sunset Beach Water Lines Phase I, City of Huntington Beach – Principal-in-Charge Construction Manager for the construction of approximately 1,525 lineal feet of 12-inch and 6-inch buried pipe within eight alleys in the Sunset area of the City of Huntington Beach. The project consists of removing and replacing existing water pipelines, fire hydrants, and appurtenances; and also constructing highline pipelines to provide temporary water service during construction. The alley rehabilitation portion of the work consists of reconstructing or overlaying the alleys by removing the existing AC pavement and base and constructing coldmill and AC overlay, and PCC gutters.

Sunset Beach Water lines Phase II, City of Huntington Beach – Principal-in-Charge Construction Manager for the construction of 12-inch and 6-inch buried pipe within the Sunset area of the City of Huntington Beach. The project consists of removing and replacing existing water pipelines, fire hydrants, and appurtenances; and also constructing highline pipelines to provide temporary water service during construction.

Watermain Improvements, City of Huntington Beach – Principal-in-Charge Construction Manager for the construction of three new water pipelines. First segment was located in Elm Lane, approximately 90 lineal feet of 6-inch buried pipe. Second segment was located in Brookhurst Street, approximately 90 lineal feet of 8-inch buried pipe. The third and final segment was located on Attleboro Circle, approximately 220 lineal feet of 8-inch buried pipe.

Sewer Lift Station #24 and Force Main Replacement, City of Huntington Beach – Construction Manager for the abandonment and demolition of an existing sewer pump station and various sections of existing sewer lines, removal of existing electrical panels and conduit, sidewalk, pavement, and surface improvements, installation of new sanitary sewer

Eric Charlonne, Page 2 of 2

lines, installation of a new sewer lift station, installation of a new dry pit submersible pump, replacement of a force main, asphalt paving and removal, and restoration of existing public and private improvements.

Algonquin Sewer Lift Station No. 10 Replacement and Force Main Replacement, City of Huntington Beach – Principal-in-Charge Construction Manager for the \$1.3million sewer lift station project which included abandonment and demolition of an existing sewer lift station, installation of a new sanitary sewer lift station, installation of an 8-inch sewer force main on Heil Avenue, the installation of a 12-inch sewer force main on Algonquin Street, asphalt paving and removal, restoration of existing public and private improvements, and related appurtenant work. During this project, Mr. Abbassi was responsible for site observation and construction quality, compliance with contract documents, general site safety, review of change orders, maintaining record documents, progress reports, cost reports and cost-control management. He monitored the implementation and operation of Storm Water Pollution Prevention Plan (SWPPP) along with other various environmental regulations.

Beach Boulevard Sewer Improvements, City of Huntington Beach – Principal-in-Charge Construction Manager for the installation of approximately 5,800 lineal feet of new 8-inch to 24-inch PVC sewer pipe. Beach Boulevard is on Caltrans Right-of-Way, and work required coordination with Caltrans.

Main Street and Garfield Street Rehabilitation, City of Huntington Beach – Principal-in-Charge Construction Manager. The project consisted of asphalt rehabilitation by either full depth reclamation or through conventional methods by grinding the existing pavement, removing failed roadway sections and overlaying the street with rubberized asphalt concrete. Work also consisted of replacement of concrete curb, gutter, and sidewalk and construction of access ramps; adjustment to grade of manholes, monitoring wells, survey monuments, and water valve; and, installation of traffic loops and striping.

Arterial Rehabilitation of Center Avenue, Magnolia Street and Springdale Street – Principal-in-Charge Construction Manager. The project locations were Center Avenue, from the east side of railroad crossing to approximately 1300 feet east along proposed Costco frontage; Magnolia Street from Indianapolis Avenue to Adams Avenue; Springdale Street from Warner Avenue to Edinger Avenue. Work included asphalt rehabilitation by full depth reclamation (Center Avenue), conventional rehabilitation by grinding the existing pavement, removing failed roadway sections, and overlaying the street with rubberized asphalt concrete (Springdale Avenue) and conventional methods by grinding and removing failed sections and overlay with Black Rock Slurry Type II (Magnolia Street). Work also consisted of replacement of concrete curb, gutter, and sidewalk and construction of access ramps; adjustment to grade of manholes, monitoring wells, survey monuments, and water valve; and, installation of traffic loops and striping.

Garfield and Goldenwest Street Rehabilitation, City of Huntington Beach – Principal-in-Charge Construction Manager. This \$3M project consisted primarily of asphalt rehabilitation by conventional methods by grinding the existing pavement, removing failed roadway sections, and overlaying the street with rubberized asphalt concrete or by full depth reclamation. Manholes, monitoring wells, survey monuments, and water valve assemblies were adjusted to grade and traffic loops and striping replaced. Improvements also included limited replacement of concrete curb, gutter, sidewalk, and access ramps where needed.

Huntington Central Park Sports Complex (APWA Project of the Year Award), City of Huntington Beach – Construction Manager for the construction of this \$20M 45-acre sports complex built over an oil field, landfill and a small mushroom farm. The Huntington Central Park Sports Complex has eight softball fields overlaid with seven soccer fields, three open artificial turf fields and one arena turf field, batting cages, two concession stands, two playgrounds and restroom buildings.

Chuck Stagner

Construction Inspector-Quality Control Observer

PROFILE

Education	Associate Degree, General Education & Accounting , Community Colleges, Orange County, CA
Years of Experience	25

EXPERIENCE

Construction Inspector, City of Costa Mesa – Quality control, quality assurance, and code compliance inspection for various public works projects. These services are needed for construction permits issued by the City for both off-site and on-site civil engineering improvements. Improvements include parkway and street improvements, sewer and storm drain facilities, rough and fine grading, water and wastewater facilities, and SWPPP and SUSMP related improvements.

El Toro/Jeronimo Streetscape and Street Improvements, City of Lake Forest – Construction Inspector for a federally funded street improvements project. Work consisted of pavement rehabilitation; concrete repairs; installation of landscape improvements to the existing median, slopes; enhancements to the bridge overcrossing; and construction of raised landscaped medians and parkway.

El Toro/Aliso Creek Improvements, City of Laguna Woods – Construction Manager for Phase II of a two phase capital improvement project to widen El Toro Road and accommodate a paved six foot wide Class II Bike Trail and a sidewalk that varies in width from six to nine feet. The work also consists of construction of sidewalk, retaining wall, and associated drainage structures and the relocation of the existing Class II Bike Lane. Construction also includes cold milling the existing curb ADA access ramps, adjusting utilities to finish grade, applying traffic striping with pavement markers and legends (stenciling) and reinstalling traffic detector loops.

FY 2011-2012 Street Improvement Projects, City of Santa Monica – Construction Inspector for this project. Work consisted of removal and replacement of damaged asphalt; grind and overlay; slurry seal; crack seal; replacement of damaged curb, gutter and sidewalk; striping. Responsibilities included all facets of construction inspection and administration, including utility and multiple agency coordination; traffic management and control; submittal/schedule/RFI/progress payment review and processing; field observation; negotiating and processing change orders; document control; and project close out including warranties, guarantees, recommending notices of completion and release of retention.

FY 2012-2013 Street Improvement Projects, City of Santa Monica – Construction Inspector for fiscal year 2012-2013 street improvements. Work consisted of removal and replacement of damaged asphalt; grind and overlay; slurry seal; crack seal; replacement of damaged curb, gutter and sidewalk; striping. Project included public outreach, all facets of construction inspection and administration, including utility and multiple agency coordination; traffic management and control; submittal/schedule/RFI/progress payment review and processing; field observation; negotiating and processing change orders; document control; and project close out including warranties, guarantees, recommending notices of completion and release of retention.

Jeff Coplen

Construction Inspector-Quality Control Observer

PROFILE

Education &	A.A., Architecture, Criss College
Certification	AWWA Certified Grade II Water Distribution Operator AWWA Certified Grade I Water Treatment Operator APWA Certified Construction Inspector Certified Inspector of Sediment and Erosion Control
Years of Experience	25

EXPERIENCE

Construction Inspector, City of Huntington Beach – Quality control, quality assurance, and code compliance inspection for various public works projects. These services are needed for construction permits issued by the City for both off-site and on-site civil engineering improvements. Improvements include parkway and street improvements, sewer and storm drain facilities, rough and fine grading, water and wastewater facilities, and SWPPP and SUSMP related improvements

I-5 HOV/Empire Avenue Interchange Water and Sewer Pipeline Relocations, City of Burbank Department of Water and Power – Construction Inspector for this \$1,387,000 project which was necessitated due to Metrolink's plan to raise rail lines. Construction included relocating high pressure mains using open trench and jack & bore technology, manholes, tie-ins, air vacs, butterfly and gate valves, blow-offs, and pavement restoration. Mr. Coplen's ability to identify unforeseen conditions minimized the construction cost and impact to the Client.

Bissell Plant Well #3 Equipping, Golden State Water Company – Construction Inspector on this \$1,004,473 Proposition 50 funded project. The work involved equipping Well #3; relocating the SCE transformer; installing a new switchboard, 2 new MCC's, all required instrumentation for Well #3, and all associated piping and electrical facilities. Mr. Coplen's duties encompassed reviewing RFI's and submittals; change management; coordination with GSW and SCE; coordination with MWH for the process control engineering; providing public relations; monitoring the Contractor's schedule and safety plan; preparing daily construction reports and digital photos; and assisting with testing and start-up.

Sewer Cement Pipe Rehabilitation/Replacement Gp. 13 & 15 WD-04-11, Long Beach Water Department – Construction Inspector on this \$566,539 project for the LBWD which involved: the rehabilitation or relining, using CIPP, for 6,363 LF of 8" cement sewer line, 997 LF of 10" sewer line; 191 service reconstructions, and 352 LF of removal and replacement of 8", 10", and 12" cement sewer line. Mr. Coplen's duties included: providing construction inspection; verifying quantities and ensuring quality control; providing public relations and monitoring site safety; coordinating survey and material testing; scheduling and coordinating temporary shut-downs; and monitoring project schedules; and preparing and processing control documents such as RFI's, submittals, work change directives, progress payments, change orders, daily construction reports, digital photos, and the final punch list.

Downtown Indio Phase I Improvements, City of Indio – Construction Inspector for this downtown improvement project. The work was located along Miles Avenue and along Towne Street and included potholing, excavation, saw cutting, AC, curb and gutter, storm drains, sewer and water lines, manholes, traffic signals, street lighting, traffic control, and landscaping and irrigation.

Joseph Lara

Construction Inspector-Quality Control Observer

PROFILE

Education

Water Distribution Grade D2
Contractor's License A
APWA, Infrastructure Inspector CPII
NPDES Training
Storm Water Best Management Practices

EXPERIENCE

FY 12/13 Major Street Rehabilitation Project City Wide, City of Pomona – Public Works Inspector, performed construction inspection to ensure project was being constructed in accordance with plans and specifications. Duties included inspection of the construction activities, general safety, preparation of daily reports, photo documentation, assistance with the progress payment review, wage compliance interviews and prior to construction layout of removal areas for P.C.C. sidewalk, curb & gutter, cross-gutter, spandrel, drive approaches, curb ramps, A.C. pavement limits and deep section removals. Project consisted of cold milling existing major roadway, construction of a new 2-inch rubberized asphalt overlay, full depth patches, replacement of traffic loops, reconstruction of speed humps, adjustment of utility access cover and sewer manholes to grade, replacement of pavement markings, re-striping and removal and replacement of marked P.C.C. areas. The projects total cost was \$5M.

FY 12/13 Local Pavement Project District 2 and 4, City of Pomona – Performed construction inspection to ensure project was being constructed in accordance with plans and specifications. Duties included inspection of the construction activities, general safety, preparation of daily reports, photo documentation, assistance with the progress payment review, wage compliance interviews and prior to construction layout of removal areas for P.C.C. sidewalk, curb & gutter, cross-gutter, spandrel, drive approaches, curb ramps, A.C. pavement limits and deep section removals. This project was primarily to upgrade the residential roadway pavement. The work consisted of cold milling the existing roadway pavement, construction of a new 2-inch rubberized asphalt overlay, full depth patches, replacement of traffic loops, reconstruction of speed humps, adjustment of utility access cover and sewer manholes to grade, re-striping, replacement of pavement markings, and raised pavement markers and removal and replacement of marked P.C.C. areas. The projects total cost was \$1.5M.

24" County Rd. Storm Drain Project 2013, City of Pomona – Inspection to ensure project was being constructed in accordance with plans and specifications. Duties included inspection of the construction activities, general safety, preparation of daily reports, photo documentation, assistance with the progress payment review, wage compliance interviews. This project consisted primarily of installing new 24" R.C.P. (reinforced concrete pipe), catch basins, manholes, tie-in into existing 60 inch county storm drain and pavement rehabilitation within project limits. The project total cost was \$2M.

24" Sewer Line Replacement Project between Lexington Ave. and Garey Ave. 2012, City of Pomona – Performed construction inspection to ensure project was being constructed in accordance with plans and specifications. Duties included inspection of the construction activities, general safety, preparation of daily reports, photo documentation, assistance with the progress payment review, wage compliance interviews. Inspected the installation of new 24" V.C.P. (vitrified clay pipe) including 4 inch house laterals, manholes, clean-outs, backfill and compactions and pressure test. Coordinated the soils testing with outside sources. The project total cost was \$2M.

Joseph Apohen

Construction Inspector-Quality Control Observer

PROFILE

Education

B.A. Urban Studies, California State University, Los Angeles
A.A. Liberal Arts, emphasis in Engineering and Architecture, Los Angeles City College
Reinforced Concrete Deputy Inspector, Building and Safety, City of Los Angeles
Safety Training, Cal OSHA

Years of Experience

25

EXPERIENCE

Mr. Apohen has over 29 years of varied experience in construction management and inspection. He has provided management and observation of multiple capital improvement projects including water line construction and rehabilitation, asphalt overlay, asphalt removal and reconstruction, concrete construction, storm drain rehabilitation and construction, sewer line construction and rehabilitation, traffic system improvements and adjustment of above ground utility appurtenances for a number of public agencies. He possesses a thorough knowledge of the Standard Specifications for Public Works Construction (Green Book) and is experienced with the OSHA safety requirements and knowledgeable with the Work Area Traffic Control Handbook (WATCH) requirements.

Citywide Street Rehabilitation 2011, City of Norwalk – Construction Inspector for the City's annual citywide street rehabilitation program. The project work consisted of contractor mobilization, traffic control, cold milling, slurry seal, asphalt concrete overlay with pavement reinforcing fabric, asphalt concrete deep lift in digout areas, adjusting manholes, survey monument covers and valve covers to grade, pavement striping, and markings for several streets.

Rehabilitation of 166th Street from Norwalk Blvd. to the City Limit and Rehabilitation of Pioneer Blvd. from 166th St. to Alondra Blvd, City of Norwalk – As the Senior Construction Inspector for the City of Norwalk, successfully completed the simultaneous inspection of both projects to ensure compliance with the contract documents. Both projects required cold milling 2" of existing ac pavements and capping both streets with rubberized asphalt 2" thick. Areas requiring extensive work were marked for 8" deep dig out and paved in three lifts with conventional pg64/10B mix asphalt on 95% compacted native. The Pioneer Blvd project also involved the construction of a stamped concrete median complete with landscaping and irrigation system. Materials delivered and incorporated with the projects were inspected to ensure compliance with approved submittals. Irrigation system was tested to ensure complete coverage. Striping, pavement markings, utility adjustment, and traffic loops installation were included in these projects.

Annual Residential Streets Rehabilitation Program, City of Rancho Santa Margarita – As Senior Construction Inspector, Mr. Apohen provided complete inspection of construction activities for the City's annual residential street rehabilitation program. The project work consisted of contractor mobilization, traffic control, cold milling, slurry seal, asphalt concrete overlay with pavement reinforcing fabric, asphalt concrete deep lift in digout areas, adjusting manholes, survey monument covers and valve covers to grade, pavement striping, and markings for several residential streets.

Kalid Dawood, QSP

Construction Inspector-Quality Control Observer

PROFILE

Education	A.A., Construction Management and GIS Mapping/Surveying
Years of Experience	25

EXPERIENCE

Mr. Dawood has over 25 years of experience in the construction of public works projects in the areas of resident engineering and field oversight. His diversity ranges from experience in roadways, bridges, pump stations, buildings, grading and wet and dry utilities. He possesses a thorough knowledge of the Caltrans Standard Plans and Standard Specifications, Greenbook, Caltrans Construction Manual, Manual of Tests, and Manual of Traffic Controls for Construction and Maintenance Work Zones. He has participated in all aspects of construction including bid phase management; submittal, RFI, and change order processing; daily field inspection; and project closeout.

Camino Capistrano Widening, Caltrans District 12 – Resident Engineer for a project that covered a one mile stretch of the Interstate 5 between the SR-74 onramp to ½ mile south of San Juan Creek Road in the City of San Juan Capistrano. The project included constructing a sound wall/retaining wall; widening of San Juan Creek Bridge; adding an auxiliary exit lane on southbound I-5 at Camino Capistrano southbound off ramp; widening Camino Capistrano on and off ramps; constructing a retaining wall between San Juan Creek Road bridge and San Juan Creek bridge; widening of San Juan Creek Road bridge; and widening of Camino Capistrano from San Juan Creek Road for 2,200 feet to the south.

Riverside Viaduct Bridge, City of Los Angeles/LADWP – Resident Engineer for a project consisted of rerouting 600 LF of existing 48" cement mortar coated welded steel pipe for the construction of a new bridge over the Los Angeles River. Project also included dewatering, river diversion, wet and dry utilities, grading, demolition of the existing bridge, and traffic control. Duties included but not limited to submittals; shoring design; RFI's and arrange meeting with LADWP for shut-off a water line that supplied water to most of downtown Los Angeles; verify the pipe lay-out and location; SWPPP implementation and inspection; inspect trenching and shoring operations; inspect welding procedure and coating of pipe following welding; monitor the flushing and chlorination procedures and the final connection. Total project cost \$40M.

Van Buren Bridge Over Santa Ana River, County of Riverside – Project consisted of construction of new bridge including installation of 1200 LF of new 4-12" PVC irrigation and potable water. Duties included but not limited to submittal; procurement of material; shoring and traffic control design; safety implementation and procedures; RFI's; SWPPP implementation and inspection; traffic control implementation and daily inspection; verify the pipe lay-out and location; inspect trenching and shoring operations; monitor the flushing and chlorination procedures and the final connection. Total project cost \$28M.

1st Street Bridge Retrofit, City of Los Angeles and Los Angeles Metropolitan Transit Authority – Construction Inspector for retrofitting the existing concrete girder box bridge and replacing the bridge deck with light concrete.

Vincent Thomas Bridge Resurfacing, Caltrans District 7 – Project consisted of resurfacing the existing bridge with polyester concrete and installing a new drainage system and pump station.

Antonio Parkway Widening, County of Orange/ Santa Margarita Water District \$40M: Project consisted of widening Antonio Parkway from 400' S. of Ortega Hwy to 2000' N. of Ortega Hwy. Project also included the installation of 3000 LF of 4"-12" PVC irrigation and landscaping. Total project cost \$38M.

Kalid Dawood, Page 2 of 2

Bradley's New International Terminal and Taxi Lane "S", Los Angeles World Airports: Project consisted of the construction of new Taxi lane and installation of 4000 LF of 24" steel pipe with megalug joints, flanges and fittings for domestic and fire water. Project also included shoring, grading, concrete paving and striping. Total project cost \$102M.

Vista Del Mar Bulkhead, City of Playa Del Rey: The project included precast concrete lagging panels, piles back filling, pavement repairs, and pedestrian (42 inch high) and vehicular (18 inch) guardrails. The project area was landscaped with native and non-invasive vegetation. The bulkheads were colored and textured to match the surrounding sandy bluffs and the roadway was repaired to its original condition.

Santa Ana River Bike Trail, County of San Bernardino: Construction Inspector for the construction of 30 miles of paved bike trail along the Santa Ana River. Project also consisted of grading, excavation, and utility improvements.

San Clemente Pedestrian Trail, City of San Clemente: Construction Inspector for a \$6M pedestrian trail. Responsible for overseeing civil & structural work.

Foothill Boulevard over San Gabriel River Retrofit, County of Los Angeles: Construction Inspector for the retrofitting of an existing concrete girder bridge by utilizing steel tie back and reinforced concrete.

Carlsbad Municipal Golf Course, City of Carlsbad: Project consisted of construction of new 18 hole public golf course that included 4-12" PVC irrigation and potable water for the club house building. Total project cost \$18M.

Secondary Effluent and Recycled Water Tank, City of Escondido: Project consisted of construction of reinforced concrete tank and water line and mechanical attachments. Total project cost \$12M.

Chino Basin Phase I, Inland Empire Utilities Agency: Construction Inspector for the construction of concrete lined channels and detention basin. Project consisted of excavation, grading, storm drain line installation, concrete lining of channel and hydro seeding.

Oxnard Civic Center, City of Oxnard: Construction of a new 2 story building and site improvements. Duties included but not limited to submittals; procurement of materials; safety implementation; RFI processing; SWPPP implementation and inspection. Total project cost \$3M.

Matt Greer

Construction Inspector-Quality Control Observer

PROFILE

Education A.A.S., Civil Engineering Technology, Mount Hood Community College
 A.A.S., Architectural Engineering Technology, Mount Hood Community College
 B.S., Civil Engineering, Oregon State University

EXPERIENCE

Construction Inspector, City of Brea – Quality control, quality assurance, and code compliance inspection for various public works projects. These services are needed for construction permits issued by the City for both off-site and on-site civil engineering improvements. Improvements include parkway and street improvements, sewer and storm drain facilities, rough and fine grading, water and wastewater facilities, and SWPPP and SUSMP related improvements

FY 2012-2013 Slurry Seal and Street Rehabilitation, City of Aliso Viejo – Construction Inspector for the City's annual citywide slurry seal program. The scope of work consisted of traffic control, public notice, asphalt repair, application of Type II conventional slurry, and striping in seven communities within Aliso Viejo. Mr. Greer's duties encompassed reviewing RFI's and submittals; change management; providing public relations; monitoring the Contractor's schedule and safety plan; preparing daily construction reports and digital photos; and project closeout.

Yorba Linda Boulevard Street Rehabilitation, City of Yorba Linda – As Construction Inspector, Mr. Greer was responsible for the site observation and construction quality, compliance with contract documents, general site safety, preparation of daily reports, photo documentation, and assisted with the progress payment review. Work included contractor mobilization, traffic control, cold milling, and asphalt concrete overlay, adjusting manholes, survey monument covers and valve covers to grade, pavement striping, and markings for several residential streets, and construction of several ADA Access Ramps.

Roadway & Waterline Improvements, City of Lomita – Mr. Greer served as the Construction Inspector for a portion of the roadway improvements (including asphalt overlay and slurry seal) for the Phase 1A project, taking place on various streets within the City of Lomita.

El Toro Road/Aliso Creek Road Widening Phase 2 Bicycle & Pedestrian Enhancement Project, City of Laguna Woods – Construction Inspector for this project that included signing, striping, irrigation, landscape as well as street improvements. This project was Phase II of a two-phase capital improvement project which resulted in the widening of El Toro Road to accommodate a paved six foot wide Class II Bike Trail and a sidewalk that varies in width from six to nine feet. The work consisted of construction of sidewalk, retaining wall, and associated drainage structures and the relocation of the existing Class II Bike Lane. Construction also included cold milling the existing curb ADA access ramps, adjusting utilities to finish grade, applying traffic striping with pavement markers and legends (stenciling), and reinstalling traffic detector loops.

Arterial Street Rehabilitation and Springdale Street 36" Watermain Corrosion Control, City of Huntington Beach – Construction Inspector assisting in the inspection of this \$5.8 million watermain and street rehabilitation project. This project included the rehabilitation of a 36-inch and 42-inch steel water transmission main in Springdale Street and for the rehabilitation of Springdale Street from Warner Avenue to the north city limits.

Mike Valles

Construction Inspector-Quality Control Observer

PROFILE

Education/Certifications	Trenching and Shoring Competent Person Confined Space Caltrans Concrete Field Testing Certification
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Years of Experience 26

EXPERIENCE

Mr. Valles has more than 26 years of professional experience in the construction industry including several years as a public works inspector. His management experience includes proposal preparation, quality control, plan and specification review, and schedule and cost control. He possesses considerable experience in pavement rehabilitation (including slurry seal, crack seal, total reconstruction, etc.) and structural concrete construction. He also has extensive experience with creating/interpreting schedules and budgets. He has a strong ability to take initiative, detail oriented, organized and very self-motivated.

Oceanside to Escondido Sprinter Rail Line, San Diego County North County Transit District – Mr. Valles served as an Assistant Resident Engineer on the Sprinter Mainline project. Mr. Valles was responsible for quality assurance inspection of slurry seal of 12 parking lots from 5,000 to 15,000 square feet each; excavation and embankment; reinforced concrete platforms; pedestrian ramps; and canopy structures associated with the station construction. He was also responsible for preparing daily reports, reviewing and checking quantity sheets, reviewing the contractor-submitted pay request, preparing the monthly progress payment to the contractor, resolving issues with the contractor, and other engineering work to assist the resident engineer. This project consists of a \$187M mainline and stations contract; a separate \$25M contract for the San Marcos loop that contains two major bridge crossings over SR-78; and a \$24M contract for a new maintenance facility on the east end of the line.

State Route 74, Caltrans District 8 and City of Hemet – Mr. Valles served as Assistant Resident Engineer responsible for quality control of a 3 mile slurry seal project. His responsibilities included maintaining daily construction reports of men and equipment on the site and hours worked; measuring, calculating and recording all quantities of items removed from or incorporated into the work; taking photos documenting the work; and performing daily observation for compliance with plans and specifications.

Parking Lot Slurry Seal, City of Diamond Bar – Mr. Valles served provided quality control and quality assurance for the slurry seal of a 30,000 sf parking lot in the City of Diamond Bar. Work also included removal and reconstruction of damaged curbs and gutters and the installation of ADA compliant curb access corner ramps. Mr. Valles was responsible for coordinating the work with business owners.

Bridge Seismic Retrofit Projects, Barstow Caltrans Office of Structures Construction – Mr. Valles served as Construction Project Manager. In this role, he was responsible for daily field operations, ordering materials, and scheduling personnel and subcontractors. Serving as the liaison with City and County agencies, he prepared traffic control plans and coordinated with CHP and Caltrans during lane closures. For this project, he inspected reconstructed portions of roadway structural section removed during excavation of footings and slurry seal of the roadway.

Tom White

Construction Inspector- Quality Control Observer

PROFILE

Education	B.A., University of Vermont, Mathematics
Certification	Construction Management, CSU Dominguez Hills
Years of Experience	35

EXPERIENCE

Mr. White brings to the team 35+ years of public works inspection experience with a focus on street and parkway improvements. He is well versed in Greenbook, Caltrans, ADA, local and numerous other standards and regulations. Mr. White possesses the required technical knowledge for assistance in submittal reviews and the field experience for overall schedule, cost and quality control. His experience encompasses street rehabilitation, sidewalk, curb and gutter, curb access ramps, grading, paving, striping, traffic signals, water and sewer lines, storm drains and other infrastructure improvements. His most recent experience includes providing inspection services for the SR2S sidewalk improvement projects and the citywide street improvements projects in the City of Hermosa Beach. This vast knowledge and experience combined with his proficiency in managing the daily activities of contractors, special inspectors, designers, utility representatives, material testers, and survey crews will ensure continuity between design and construction. In addition, Mr. White is familiar with federal funding and labor requirements and is experienced in conducting employee interviews.

Public Works Inspector, Los Angeles County Road Department – As Public Works Inspector, Mr. White provided construction inspection services on a variety of public works projects ranging from a construction cost of \$100,000 to \$2 million.

Public Works Inspector, Culver City Redevelopment Agency – As Public Works Inspector, Mr. White provided construction inspection services on a variety of public works projects ranging from a construction cost of \$100,000 to \$2 million.

Los Angeles County Flood Control District, Los Angeles County Road Department, and the Culver City Redevelopment Agency, Consultant Public Works Inspector – As Public Works Inspector, Mr. White provided construction inspection services on a variety of public works projects for ranging from a construction cost of \$100,000 to \$2 million. Responsibilities included onsite inspections to monitor contractors' compliance with project plans, specifications, safety orders, and labor laws; project record keeping and correspondence; interfacing with designers, utility personnel, outside agency representatives, and the public; change order/claims documentation and review; progress payment generation; submittal review; directing the activities of other inspectors, surveyors, and material technicians; schedule review; fair cost estimates; and various other administrative tasks

Hermosa View School Safe Routes to School (SR2S), City of Hermosa Beach – Construction inspection services for the implementation of several improvements that provides for safe routes for students. The improvements included the installation of continuous sidewalk and ADA access curb ramps; installation of crosswalks and pedestrian countdown signals; addition and upgrades of pedestrian signage; and all other appurtenant work.

James Remus

Construction Inspector-Quality Control Observer

PROFILE

Education

Cross Connection Control & Backflow Prevention, University of Southern California
Cross Connection Control Program Specialist, University of Southern California
Water Distribution, Welding, Mt. SAC

Years of Experience

19

EXPERIENCE

Storm Drain and Street Improvements on Amar Road, City of La Puente – Construction Manager and on site inspector. Work consisted of complete grind and overlay, striping, RPM's, and signage. Responsible for construction oversight including adjustment of all utilities, water valves, gas facilities and storm drain manhole covers and raising to new finished surface. Also prepared daily reports, approved all progress payments, reviewed change orders, reviewed as-built for completeness, and coordinated and scheduled all soils testing as needed for the project.

Bike Lane Installation and Street Improvements, Rolling Hills Estates – Construction Manager and on site inspector. Work consisted of street improvements on Palos Verdes Drive North from Crenshaw Boulevard to West City Limits. Work consisted of removal and replacement of damaged asphalt, grind and overlay, replacement of damaged curb, gutter and sidewalk, striping, and all other associated work.

Phase I Customer Connection Services, Sacramento Regional County Sanitation District – Cross-Connection Specialist. Participated in a customer conversion and connection plan that provided strategy and scheduling for the recycled water connection process.

Reclaimed Water Distribution System, Walnut Valley Water District – Recycled Water Operator. Maintained, operated and monitored complete reclaimed water distribution system which included programming computer operated pump station, inspecting on-site user facility code violations and coordinating water schedules for all users of reclaimed water.

Odor Reduction Facility, Encina Wastewater Authority – Construction Inspector. Project included removal of the interior structure air filtration media and concrete coating. Reinstallation of the multi-stage concrete coating, interior support structure and installation of the carbon filter media. Duties included inspection services, review shop drawings, review change orders and request for information and daily reports.

Sunnyslope Avenue Pipeline, Junkie Tank and Pump Station, Elsinore Water District – Construction Manager. Project included the installation of new pump station, discharge 8-inch potable pipeline through a hilltop residential neighborhood which had limited access and a narrow road, and bolted steel potable water storage tank. Duties included inspection services, review shop drawings, review change orders and request for information, coordination to maintain residential access, daily reports, chlorination and pressure testing of the pipeline, inspect street improvements and confirm that work meets City codes.

James Remus, Page 2 of 2

Digester Rehabilitation Project, Yucaipa Valley Water District – Construction Inspector. Project included updating of four digesters which involved media blasting to remove the existing interior and exterior coatings, installing new mixing pumps, replacing water and gas piping and electrical modifications. Duties included reviewing contractor's schedule, review contractor's pay request, verify as-built plans, review change orders and request for information, review shop drawings and daily reports.

Aeration Basins 1 and 2 Air Project Project, Encina Wastewater Authority – Construction Inspector. Project consisted of removing a section of buried 30-inch aeration header, provide and install new stainless steel pipe connection riser, 30-inch isolation valve and an above ground header. Additional work included 14-inch vertical isolation valves, asphalt removal and replacement, and testing of new piping.

16-inch Potable and Non-Potable Pipeline, Yucaipa Valley Water District – Construction Inspector. Project included the installation of 16,000 Linear Feet of 16-inch potable and non-potable pipelines, including all appurtenances. Duties included reviewing contractor's schedule, review contractor's pay request, verify as-built plans, review change orders and request for information, review shop drawings, coordinate with survey crew, daily reports, chlorination and pressure testing of the pipelines, and confirm that work meets City codes.

Buena Vista Shadowridge Sewer Pump Station, City of Vista – Construction Inspector. Project included 14-inch PVC force and gravity lines and an 8-inch PVC solids line. Pump stations were required to remain functional during construction. Project also included relocation of existing stand-by generator and installing new wetwell and pumps. Daily reports were completed for project.

San Luis Rey Wastewater Treatment Plant, City of Oceanside – Construction Manager. Project included the expansion and upgrading of the existing San Luis Rey WWTP. Duties included responsibilities for the construction of a new administration building, laboratory, metal warehouse building, chlorine building and concrete diversion structure. Modifications were made to the existing headworks, contact basin, primary clarifiers and secondary clarifiers.

Cedar Glen Water Treatment Plant Project, Lake Arrowhead Community Services District – Construction Manager. Project included evaluation and development of recommendations for the most cost-effective treatment process to upgrade the existing Cedar Glen WTP to satisfy the surface water treatment regulations and provide a long-term solution to the District's water supply needs. Preliminary design included development of design criteria, evaluation of process alternatives, site layouts, consideration of future regulations and cost analysis. Final design includes a 2-mgd WTP incorporating pre-ozonation, an adsorption clarifier, filtration, chemical feed and chlorination. Construction inspection services included verifying adherence to the contract documents, completion of daily reports, review of progress payments, attendance at field meetings, responding to requests for information, review of change order requests, and reviewing punchlist items.

Emerald Bay Pump Station Project, Lake Arrowhead Community Services District – Construction Manager. Managed construction of a new intake pumping station to replace the existing pump station at Emerald Bay in order to supply raw water to the Cedar Glen Water Treatment Plant. New pump station included intake screens and piping, submersible pumps in the lake, emergency power generation facilities, instrumentation and controls. Submersible pumps are being equipped with variable frequency drives to provide a minimum of 700 gpm and a maximum of 2800 gpm. Also included the replacement of approximately 700 feet of raw water feed pipeline that traverses State Highway 73. Construction inspection services for this project were connected with the Cedar Glen Water Treatment Plant and included verifying adherence to the contract documents, completion of daily reports, review of progress payments, attendance at field meetings, responding to requests for information, review of change order requests, and reviewing punchlist items.

Bob Burnett

Building Inspector

PROFILE

Education

International Code Council (ICC) Certified

- Building Inspector
- Residential Electrical Inspector
- Commercial Electrical Inspector
- Mechanical Inspector
- Plumbing Inspector
- Post-Disaster Safety Assessment Evaluator Training
- Combination Inspection I

International Conference of Building Officials (ICBO) Anticipated 2014
UCI Extension Certificate in Facilities Design and Management,
Hazardous Materials Management

Years of Experience

20

EXPERIENCE

Building Inspector, Professional Property Management – Perform inspections to assure compliance with applicable building Codes and HOA Standards. Review nonstandard alteration proposals and write Variance reports to the Board. Performed a variety of commercial, industrial and residential inspections at various stages of construction, alteration and repair to ensure Building, Mechanical, Plumbing and Electrical code compliancy. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records

Building Inspector, City of Laguna Woods – Perform inspections to assure compliance with applicable building Codes and HOA Standards. Performed a variety of commercial, industrial and residential inspections at various stages of construction, alteration and repair to ensure Building, Mechanical, Plumbing and Electrical code compliancy. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records

Building Inspector, Hogle Ireland – Perform inspections on residential and commercial projects in the City of Laguna Woods. Performed a variety of commercial, industrial and residential inspections at various stages of construction, alteration and repair to ensure Building, Mechanical, Plumbing and Electrical code compliancy. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records

Senior Facilities Engineer, Primatronix, Inc. – Managed service, maintenance and specialty contractors supporting all departments. Implemented and managed EPA compliance efforts in an electronics manufacture facility. A valued team player in the design/build and relocation of 130,000 sq ft corporate facility.

Jayson Yagodzinski

Building Inspector

PROFILE

Education

A.S., Construction Inspection, Fullerton College
ICC Certified Commercial Building Inspector
ICC Certified Residential Plumbing Inspector
PC832 Certified
Certified by the State of California Governor's Office of
Emergency Services in Post Disaster Safety Assessment
Certified Aerial Lift Operator
Certified Lift Truck Operator
Certified in OSHA Hazard Awareness and Regulation Course
Certified in CPR and First Aid

Years of Experience

8

EXPERIENCE

Interwest Consulting Group, Pomona, CA – Building Inspector. Performed inspections of all aspects of commercial and residential construction within the city including structural elements, HVAC, plumbing, electrical and hazardous building abatement.

City of Pomona – Building Inspector. Performed inspections of all aspects of commercial and residential construction within the city including structural elements, HVAC, plumbing, electrical and hazardous building abatement.

City of Montebello – Building Inspector. Performed inspections of all aspects of commercial and residential construction within the city including structural elements, HVAC, plumbing, electrical and NPDES.

City of Buena Park – Building Inspector. Performed inspections of all aspects of commercial and residential construction within the city including structural elements, HVAC, plumbing, electrical and NPDES.

Larry Brankov

Building Inspector

PROFILE

Education

International Conference of Building Officials (ICBO)

International Code Council (ICC) Certified

- Building Inspector
- Residential Electrical Inspector
- Commercial Electrical Inspector
- Mechanical Inspector
- Plumbing Inspector
- Post-Disaster Safety Assessment Evaluator Training
- Combination Inspection I

B Licensed General Contractor

C-8 Concrete Contractor

Home Improvement Contractor

Years of Experience

34

EXPERIENCE

Senior Combination Building Inspector, City of Laguna Woods – Responsible for scheduling and performing Residential Tract, Commercial and Industrial inspection of electrical, mechanical, plumbing and buildings, ADA and Erosion Control. Ensured compliance with Building, Mechanical, Plumbing and Electrical codes. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records.

Senior Combination Building Inspector, City of Lake Forest – Responsible for scheduling and performing Residential Tract, Commercial and Industrial inspection of electrical, mechanical, plumbing and buildings, ADA and Erosion Control. Ensured compliance with Building, Mechanical, Plumbing and Electrical codes. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records.

Combination Building Inspector, City of Yorba Linda – Performed a variety of commercial, industrial and residential inspections at various stages of construction, alteration and repair to ensure Building, Mechanical, Plumbing and Electrical code compliancy. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records

Combination Building Inspector, County of Los Angeles – Performed a variety of commercial, industrial and residential inspections at various stages of construction, alteration and repair to ensure Building, Mechanical, Plumbing and Electrical code compliancy. Wrote correction notices and did re-inspections. Assisted code enforcement officers with building related complaints. Other duties include researching problems and complaints regarding commercial and residential buildings, assisting building inspectors on difficult or unusual code requirements, and maintaining records

Resident Building Inspector, City of Downey – Resident Building Inspector for the ground-up construction of a Citibank building in the City of Downey. Ensured compliance with Building, Mechanical, Plumbing and Electrical codes.

Humberto Barboza, Jr.

Labor and Compliance Administrator

PROFILE

Education	B.S., Public Administration
Years of Experience	18

EXPERIENCE

Mr. Barboza has 18 years of experience in federal and state funding labor compliance and contract administration of construction document controls. He is thoroughly familiar with the public works process of federally and state funded projects including procure for construction projects; complete labor and contract compliance requirements, Section 3 implementation, monitoring, and reporting, project reports prior to, during and after construction; audits; prevailing wage compliance/DBE monitoring. She is also thoroughly familiar with reporting requirements for projects receiving federal funds administered by several state and federal agencies including Caltrans, Environmental Protection Agency, Department of Housing and Urban Development, County of Los Angeles, State of California, etc. Ms. Barboza understands the importance of meeting deadlines and maintaining clear lines of communication with the prime contractor and subcontractors, having worked with subcontractors and clients on a daily basis to support this objective.

Experience:

Rosecrans Avenue/Purche Avenue Traffic Signal Project (HSIPL-5276 (026), City of Gardena – Federal/State Labor and Contract Compliance Officer for this \$300,000 federally funded (Caltrans administered) traffic signal project and responsible for ensuring that the project was administered in accordance with the Caltrans LAPM, State, and Federal prevailing wage requirements. Labor and contract compliance monitoring responsibilities included bid package review for required forms and documentation, prevailing wage review, eligibility (debarment) review, contract review, conduct pre-construction for labor compliance requirements, postings, review payroll reports and associated documentation, employee interviews, DBE monitoring and reporting, Training Fund and apprenticeship monitoring, technical assistance, and project close-out.

Street and Highway Improvement- Marine Avenue-Crenshaw Blvd., to Western Avenue Project (HPLUL-5276 (028), City of Gardena – Federal/State Labor and Contract Compliance Officer for this \$600,000 federally funded (Caltrans administered) traffic signal project and responsible for ensuring that the project was administered in accordance with the Caltrans LAPM, State, and Federal prevailing wage requirements. Labor and contract compliance monitoring responsibilities included bid package review for required forms and documentation, prevailing wage review, eligibility (debarment) review, contract review, conduct pre-construction for labor compliance requirements, postings, review payroll reports and associated documentation, employee interviews, DBE monitoring and reporting, Training Fund and apprenticeship monitoring, technical assistance, and project close-out.

Rosecrans Avenue Revitalization, City of Gardena – \$275,000 CDBG funded project that included citywide street, sidewalk and curb ramp improvements along the Rosecrans Avenue. Labor and contract compliance monitoring responsibilities included bid package review for required forms and documentation, prevailing wage review, eligibility (debarment) review, contract review, conduct pre-construction for labor compliance requirements, postings, review payroll reports and associated documentation, employee interviews, DBE monitoring and reporting, Section 3 monitoring, technical assistance, and project close-out.

Humberto Barboza, Page 2 of 2

Harbor Boulevard Beautification Project RPSTPLE-5312(083), City of Costa Mesa – Federal and State Labor and Contract Compliance Officer for this \$600,000 federally funded (Caltrans administered) project and responsible for ensuring that the project was administered in accordance with the Caltrans LAPM. Labor and contract compliance monitoring responsibilities included bid package review for required forms and documentation, prevailing wage review, eligibility (debarment) review, contract review, conduct pre-construction for labor compliance requirements, postings, review payroll reports and associated documentation, employee interviews, DBE monitoring and reporting, Training Fund and apprenticeship monitoring, technical assistance, and project close-out. The Project was implemented to enhance the landscape on Harbor Boulevard between MacArthur Boulevard and Adams Avenue in Costa Mesa.

Disabled Barrier Removal 2010 Maintenance Area 6 Project, City of Gardena - \$125,000 CDBG funded project that included citywide sidewalk and curb ramp improvements in the City of Gardena. Labor and contract compliance monitoring responsibilities included bid package review for required forms and documentation, prevailing wage review, eligibility (debarment) review, contract review, conduct pre-construction for labor compliance requirements, postings, review payroll reports and associated documentation, employee interviews, DBE monitoring and reporting, technical assistance, and project close-out.

Western Avenue Street Improvements / 135th Street Improvements (ESPL-2576 (022)/ESPL-2576 (023), City of Gardena - Federal and State Labor and Contract Compliance Officer for this \$1.5 million federally funded (Caltrans administered) project and responsible for ensuring that the project was administered in accordance with the Caltrans LAPM. Labor and contract compliance monitoring responsibilities included bid package review for required forms and documentation, prevailing wage review, eligibility (debarment) review, contract review, conduct pre-construction for labor compliance requirements, postings, review payroll reports and associated documentation, employee interviews, DBE monitoring and reporting, Training Fund and apprenticeship monitoring, technical assistance, and project close-out. This project refaced the majority of Western Avenue and 135th Street within the City of Gardena.

Raina Davis

Contract Administrator

PROFILE

Education B.S. Communication

Years of Experience 5

EXPERIENCE

El Toro Road Streetscape Improvements, City of Lake Forest – Assisted with the preparation of Preliminary Environmental Studies (PES) Form and the Fund Obligation Packages (E76). Responsibilities included assisting with compiling documents for the "Request for Authorization to Proceed with Construction" package in accordance with Caltrans' Local Assistance Procedures Manual (LAPM); and coordinating the approval of obligation of project grant funds with Caltrans District Local Assistance Office as required.

Rockfield Boulevard Streetscape Improvements, City of Lake Forest - Assisted with the preparation of Preliminary Environmental Studies (PES) Form and the Fund Obligation Packages (E76). Responsibilities included assisting with compiling documents for the "Request for Authorization to Proceed with Construction" package in accordance with Caltrans' Local Assistance Procedures Manual (LAPM); and coordinating the approval of obligation of project grant funds with Caltrans District Local Assistance Office as required.

Jeronimo Road Streetscape Improvements, City of Lake Forest - Assisted with the preparation of Preliminary Environmental Studies (PES) Form and the Fund Obligation Packages (E76). Responsibilities included assisting with compiling documents for the "Request for Authorization to Proceed with Construction" package in accordance with Caltrans' Local Assistance Procedures Manual (LAPM); and coordinating the approval of obligation of project grant funds with Caltrans District Local Assistance Office as required.

Broadway Street Improvements, City of Costa Mesa – Assisted with the preparation of Preliminary Environmental Studies (PES) Form and the Fund Obligation Packages (E76). Responsibilities included assisting with compiling documents for the "Request for Authorization to Proceed with Construction" package in accordance with Caltrans' Local Assistance Procedures Manual (LAPM); and coordinating the approval of obligation of project grant funds with Caltrans District Local Assistance Office as required.

Yorba Linda Boulevard Street Rehabilitation, City of Yorba Linda – Contract Administrator for this \$2.5million rehabilitation project. Work included contractor mobilization, traffic control, cold milling, and asphalt concrete overlay, slurry seal, adjusting manholes, survey monument covers and valve covers to grade, pavement striping, and markings for several residential streets, and construction of several ADA Access Ramps.

University Drive Improvements, City of Irvine – Provided coordination/facilitation of meetings with Irvine Company and University of California, Irvine to coordinate future work. Improvements included removal and replacement of existing curb, gutter and median, cold milling and construction of ARHM overlay, and installation of tree root barriers.

Culver/Walnut Street Widening, City of Irvine – Provided coordination/facilitation of meetings with surrounding businesses and homeowners associations and coordinated council/commission presentations. Improvements included widening the roadway for additional lanes; median modifications; traffic signal and interconnect facility modifications; landscaping and irrigation modifications; ADA compliant sidewalks, bus stops, and access ramps construction; and removal and replacement of damaged concrete curb, gutter, and sidewalk.

Laila Tehrani, J.D.

Contract Administrator

PROFILE

Education

Juris Doctorate, Thurgood Marshall School of Law
BA, Business Management, Bauer College of Business

Years of Experience

5

EXPERIENCE

Ms. Laila Tehrani has extensive experience in the realms of compliance, risk assessments, contract administration, legal research, policy and procedure writing, and office administration. She is skilled in implementing export control compliance policy and procedures, document production, and records management for clients. Ms. Tehrani exhibits diligence in research and investigational duties and is highly capable of troubleshooting any problems or concerns that may arise. She has managed and tracked incoming and outgoing materials submitted for RFIs, RFQs and projects already in progress. In addition, she is skilled in receiving, logging, ordering and distributing documents, scheduling, calendaring, vendor contact and supporting on- and off-site personnel.

CDBG Sidewalk and Alley Improvement, City of Pomona- Responsibilities included providing labor compliance and administrative support to federally funded CDBG projects which includes Section 3 compliance. Services included wage compliance monitoring, review of specifications for certified payroll to ensure wages to workers employed on the jobsite were paid the higher of state or federal prevailing wages; performing on-site employee interviews; ensuring posting of required prevailing wage posters; Section 3 monitoring; checking debarments status, ensuring apprentices have proper certifications; and responding to Contractor or worker questions regarding labor compliance.

Harbor Boulevard Beautification, City of Costa Mesa – Responsibilities included ensuring bid specifications were in compliance with the Caltrans Local Assistance Procedures Manual, confirming prime and subcontractors were properly licensed and DBE certified, reviewing certified payroll and resolving labor compliance issues, conducting employee interviews, and ensuring contract compliance with federal requirements.

GRFCO Central Basin, City of Downey– Successfully provided labor compliance and administrative support. Services included wage compliance monitoring, review of specifications for certified payroll to ensure wages to workers employed on the jobsite were paid the higher of state or federal prevailing wages; performing on-site employee interviews; preparing monthly employment reports to the State; ensuring posting of required prevailing wage posters; and responding to Contractor or worker questions regarding labor compliance.

M.D. Anderson Cancer Center- RA Analyst/Compliance Specialist/Export Control. Create and implement export control compliance policy and procedures for the institution. Support the institution in maintaining compliance with regulations by implementing and administering procedures for exports which includes establishing project technology control plans; determining equipment classifications; determining licensing exceptions or requirements; screening end users, end use and countries for exported technology; screening subcontractors, surplus equipment purchasers and visitors to controlled facilities; and establishing procedures for documenting and monitoring ongoing projects as required by the regulations. Draft and submit export control license applications and institutional registrations when necessary to the Bureau of Industry and Security for the Export Administration Regulations. Contract coordinator for material transfer agreements. Empowered Official for the institution through Bureau of Industry and Security.

Laila Tehrani, Page 2 of 2

Lam, Lyn, Robinson & Philip, P.C.- Paralegal. Conducted extensive research for senior partner Robinson in the area of Debt Collection for the firms Fortune 500 clients. Drafted legal memoranda on litigation issues (demand letters, petitions, summary judgments, etc.). Member of the Reliant Energy Client group which assisted in document production and records management for this client. Input information into PC LAW. Practice area: Debt Collection and Immigration.

Milestone Construction- Office Administrator. Supervised construction contract deals for commercial and private clients. Maintained payroll schedules for staff.

EXHIBIT B

FEE PROPOSAL

CITY OF STANTON - KERMORE LANE RECONSTRUCTION					
Description	WD	Hours	Rate	Total Fee	Notes
Inspector (PRE-CONSTRUCTION) - Part-Time		16	\$ 98.00	\$ 1,568.00	
Inspector (Construction) - Fulltime	30	240	\$ 98.00	\$ 23,520.00	
Inspector (post-construction/closeout)		24	\$ 98.00	\$ 2,352.00	
Admin		35	\$ 65.00	\$ 2,275.00	
Geotechnical				\$ 12,650.00	
Total Required				\$ 42,365.00	

EXHIBIT C

INSURANCE REQUIREMENTS

Prior to the beginning of and throughout the duration of the Work, Consultant will maintain insurance in conformance with the requirements set forth below. Consultant will use existing coverage to comply with these requirements. If that existing coverage does not meet the requirements set forth here, Consultant agrees to amend, supplement or endorse the existing coverage to do so. Consultant acknowledges that the insurance coverage and policy limits set forth in this section constitute the minimum amount of coverage required. Any insurance proceeds available to City in excess of the limits and coverage required in this Agreement and which is applicable to a given loss, will be available to City.

Consultant shall provide the following types and amounts of insurance:

1. **Commercial General Liability Insurance** using Insurance Services Office "Commercial General Liability" policy form CG 00 01 or the exact equivalent. Defense costs must be paid in addition to limits. There shall be no cross liability exclusion for claims or suits by one insured against another. Limits are subject to review but in no event less than \$2,000,000 per occurrence.
2. **Business Auto Coverage** on ISO Business Auto Coverage form CA 00 01 including symbol 1 (Any Auto) or the exact equivalent. Limits are subject to review, but in no event to be less than \$1,000,000 per accident. If Consultant owns no vehicles, this requirement may be satisfied by a non-owned auto endorsement to the general liability policy described above. If Consultant or Consultant's employees will use personal autos in any way on this project, Consultant shall provide evidence of personal auto liability coverage for each such person.
3. **Workers Compensation** on a state-approved policy form providing statutory benefits as required by law with employer's liability limits no less than \$1,000,000 per accident or disease.
4. **Professional Liability or Errors and Omissions Insurance** as appropriate shall be written on a policy form coverage specifically designed to protect against acts, errors or omissions of the consultant and "Covered Professional Services" as designated in the policy must specifically include work performed under this Agreement. The policy limit shall be no less than \$1,000,000 per claim and in the aggregate. The policy must "pay on behalf of" the insured and must include a provision establishing the insurer's duty to defend. The policy retroactive date shall be on or before the effective date of this Agreement.

Insurance procured pursuant to these requirements shall be written by insurers that are admitted carriers in the state of California and with an A.M. Bests rating of A or better and a minimum financial size VII.

General conditions pertaining to provision of insurance coverage by Consultant. Consultant and City agree to the following with respect to insurance provided by Consultant:

1. Consultant agrees to have its insurer endorse the third party general liability coverage required herein to include as additional insureds City, its officials, employees and agents, using standard ISO endorsement No. CG 2010 with an edition prior to 1992. Consultant also agrees to require all contractors, and subcontractors to do likewise.
2. No liability insurance coverage provided to comply with this Agreement shall prohibit Consultant, or Consultant's employees, or agents, from waiving the right of subrogation prior to a loss. Consultant agrees to waive subrogation rights against City regardless of the applicability of any insurance proceeds, and to require all contractors and subcontractors to do likewise.
3. All insurance coverage and limits provided by Contractor and available or applicable to this Agreement are intended to apply to the full extent of the policies. Nothing contained in this Agreement or any other agreement relating to the City or its operations limits the application of such insurance coverage.
4. None of the coverages required herein will be in compliance with these requirements if they include any limiting endorsement of any kind that has not been first submitted to City and approved of in writing.
5. No liability policy shall contain any provision or definition that would serve to eliminate so-called "third party action over" claims, including any exclusion for bodily injury to an employee of the insured or of any contractor or subcontractor.
6. All coverage types and limits required are subject to approval, modification and additional requirements by the City, as the need arises. Consultant shall not make any reductions in scope of coverage (e.g. elimination of contractual liability or reduction of discovery period) that may affect City's protection without City's prior written consent.
7. Proof of compliance with these insurance requirements, consisting of certificates of insurance evidencing all of the coverages required and an additional insured endorsement to Consultant's general liability policy, shall be delivered to City at or prior to the execution of this Agreement. In the event such proof of any insurance is not delivered as required, or in the event such insurance is canceled at any time and no replacement coverage is provided, City has the right, but not the duty, to obtain any

insurance it deems necessary to protect its interests under this or any other agreement and to pay the premium. Any premium so paid by City shall be charged to and promptly paid by Consultant or deducted from sums due Consultant, at City option.

8. Certificate(s) are to reflect that the insurer will provide 30 days notice to City of any cancellation of coverage. Consultant agrees to require its insurer to modify such certificates to delete any exculpatory wording stating that failure of the insurer to mail written notice of cancellation imposes no obligation, or that any party will "endeavor" (as opposed to being required) to comply with the requirements of the certificate.
9. It is acknowledged by the parties of this Agreement that all insurance coverage required to be provided by Consultant or any subcontractor, is intended to apply first and on a primary, non-contributing basis in relation to any other insurance or self insurance available to City.
10. Consultant agrees to ensure that subcontractors, and any other party involved with the project that is brought onto or involved in the project by Consultant, provide the same minimum insurance coverage required of Consultant. Consultant agrees to monitor and review all such coverage and assumes all responsibility for ensuring that such coverage is provided in conformity with the requirements of this section. Consultant agrees that upon request, all agreements with subcontractors and others engaged in the project will be submitted to City for review.
11. Consultant agrees not to self-insure or to use any self-insured retentions or deductibles on any portion of the insurance required herein and further agrees that it will not allow any contractor, subcontractor, Architect, Engineer or other entity or person in any way involved in the performance of work on the project contemplated by this Agreement to self-insure its obligations to City. If Consultant's existing coverage includes a deductible or self-insured retention, the deductible or self-insured retention must be declared to the City. At that time the City shall review options with the Consultant, which may include reduction or elimination of the deductible or self-insured retention, substitution of other coverage, or other solutions.
12. The City reserves the right at any time during the term of the contract to change the amounts and types of insurance required by giving the Consultant ninety (90) days advance written notice of such change. If such change results in substantial additional cost to the Consultant, the City will negotiate additional compensation proportional to the increased benefit to City.
13. For purposes of applying insurance coverage only, this Agreement will be deemed to have been executed immediately upon any party hereto taking any steps that can be deemed to be in furtherance of or towards performance of this Agreement.

14. Consultant acknowledges and agrees that any actual or alleged failure on the part of City to inform Consultant of non-compliance with any insurance requirement in no way imposes any additional obligations on City nor does it waive any rights hereunder in this or any other regard.
15. Consultant will renew the required coverage annually as long as City, or its employees or agents face an exposure from operations of any type pursuant to this Agreement. This obligation applies whether or not the Agreement is canceled or terminated for any reason. Termination of this obligation is not effective until City executes a written statement to that effect.
16. Consultant shall provide proof that policies of insurance required herein expiring during the term of this Agreement have been renewed or replaced with other policies providing at least the same coverage. Proof that such coverage has been ordered shall be submitted prior to expiration. A coverage binder or letter from Consultant's insurance agent to this effect is acceptable. A certificate of insurance and/or additional insured endorsement as required in these specifications applicable to the renewing or new coverage must be provided to City within five days of the expiration of the coverages.
17. The provisions of any workers' compensation or similar act will not limit the obligations of Consultant under this Agreement. Consultant expressly agrees not to use any statutory immunity defenses under such laws with respect to City, its employees, officials and agents.
18. Requirements of specific coverage features or limits contained in this section are not intended as limitations on coverage, limits or other requirements nor as a waiver of any coverage normally provided by any given policy. Specific reference to a given coverage feature is for purposes of clarification only as it pertains to a given issue, and is not intended by any party or insured to be limiting or all-inclusive.
19. These insurance requirements are intended to be separate and distinct from any other provision in this Agreement and are intended by the parties here to be interpreted as such.
20. The requirements in this Section supersede all other sections and provisions of this Agreement to the extent that any other section or provision conflicts with or impairs the provisions of this Section.
21. Consultant agrees to be responsible for ensuring that no contract used by any party involved in any way with the project reserves the right to charge City or Consultant for the cost of additional insurance coverage required by this Agreement. Any such provisions are to be deleted with reference to City. It is not the intent of City to reimburse any third party for the cost of complying with these requirements. There shall be no recourse against City for payment of premiums or other amounts with respect thereto.

22. Consultant agrees to provide immediate notice to City of any claim or loss against Consultant arising out of the work performed under this Agreement. City assumes no obligation or liability by such notice, but has the right (but not the duty) to monitor the handling of any such claim or claims if they are likely to involve City.

CITY OF STANTON BUDGET ADJUSTMENT AUTHORIZATION

Fiscal Year: 2016-17

Department: Community Development

Requested By: Allan Rigg

City Council Approval: _____

Availability of Funds: _____

[Signature]
Administrative Services Department

BA # 2017-03

Date: July 19, 2016

Title: Public Works Director

Date: July 26, 2016

Title: Administrative Services Director

Transfer		Current Budget	Increase (Decrease)	Amended Amount
Account Description	Account Number			
1 Capital Projects: Kermore Project	305-3510-710176	\$ 461,755	\$ 26,752	\$ 488,507
2 Capital Projects: Expense Reimbursement	305-0000-437135	\$ -	\$ (23,900)	\$ (23,900)
3 Capital Projects: Fund Balance	305-0000-304320	\$ 760,725	\$ (2,852)	\$ 757,873
4 Gas Tax: Street Improvement	211-3510-710205	\$ -	\$ 20,700	\$ 20,700
5 Gas Tax: Fund Balance	211-0000-304320	\$ 1,648,275	\$ (20,700)	\$ 1,627,575

JUSTIFICATION:

To provide appropriations for Kermore Lane Reconstruction Project.

Budget Adjustment Request Approved:

City Manager

Date

Budget Adjustment Processed:

Date posted

Entered by

*** PRINT ON BLUE PAPER ONLY ***

CITY OF STANTON

REPORT TO CITY COUNCIL

TO: Honorable Mayor and City Council

DATE: July 26, 2016

SUBJECT: PROPOSED ORDINANCE TO AMEND THE CITY'S ZONING CODE TO ESTABLISH NEW REGULATIONS RELATING TO POLITICAL SIGNS AND TEMPORARY NONCOMMERCIAL SIGNS

REPORT IN BRIEF:

The Council previously directed staff to amend the City's sign ordinances to comply with a 2015 United States Supreme Court ruling. This staff report proposes an ordinance to revise the City's sign ordinances, including allowing a certain number of temporary noncommercial signs to be displayed on private property during an election period.

RECOMMENDED ACTION:

1. City Council conduct a public hearing; and
2. Find that Ordinance No. 1050 is exempt from CEQA pursuant to Section 15061(b)(3), because there is no possibility that the proposed Ordinance will have a significant effect on the environment.
3. Conduct first reading of Ordinance No. 1050 entitled,

"AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 20.325 OF THE STANTON MUNICIPAL CODE RELATING TO POLITICAL SIGNS AND TEMPORARY NONCOMMERCIAL SIGNS"

4. Set the Ordinance for adoption at the August 9, 2016 meeting.

BACKGROUND:

At the June 14, 2016 Council meeting, staff introduced an ordinance to the Council that deleted references to political signs and religious signs based on a U.S. Supreme Court ruling, *Reed v. Town of Gilbert* ((2015) 135 S. Ct. 2218). The *Reed* case provides that cities may not treat temporary noncommercial signs, such as political, ideological, and

religious signs, differently.

The City Council considered the proposed ordinance and requested that staff bring back a revised ordinance that includes regulations: (1) allowing display of a limited number of temporary noncommercial signs year-round on private property, and (2) allowing display of a limited number of temporary noncommercial signs on private property during an election period.

At the June 28, 2016 Council meeting, the Council provided further direction to staff bring back additional options to the Council. For example, some Council members requested proposals that regulate the number of signs displayed based on a parcel's size. Some Council members also requested proposals that allow larger signs to be displayed on commercial properties.

At the July 12, 2016 Council meeting, the Council pulled the public hearing item for consideration to allow staff to further revise the ordinance in light of new information.

ANALYSIS/JUSTIFICATION:

Per the Council's direction, staff has prepared an ordinance for the Council to consider, which includes striking the political sign regulations from the Code and allowing temporary noncommercial signs to be displayed on private property during an election period. The size and number of signs allowed on residential and commercial properties would vary. Specifically, commercial and multi-family residentially-zoned properties would be allowed a greater number and larger sign opportunities because such properties are typically larger than low density residentially-zoned properties (e.g., the RL and RE zones). This proposal is detailed as follows:

Signage	Where	Where	Where
Temporary noncommercial signs may be displayed sixty (60) days prior to a federal, state, or local election and ten (10) days after the corresponding election	Private property, with the property owner's consent, as a stake sign or a wall sign	For <u>Residential (RL and RE)</u> parcels: Six (6) temporary noncommercial signs (not including two temporary noncommercial signs allowed year-round) For <u>Commercial and Multi-Family</u> Parcels:	For <u>Residential (RL and RE)</u> parcels: Maximum size of each sign: 12 square feet; For <u>Commercial and Multi-Family</u> Parcels: Maximum size of each sign: 32 square feet; Maximum height of each sign <u>in all zones</u> : Stake signs: 5 feet

		Twenty (20) temporary noncommercial signs (not including two temporary noncommercial signs allowed year-round)	Wall sign: No higher than the top of the eave or parapet wall
--	--	--	---

Election Period – As provided in the table above, temporary noncommercial signs may be displayed during a local, state or federal election period. The City's current political sign regulations allow political signs to be displayed 88 days before an election and 15 days after an election.

A survey of surrounding cities identified a shorter period prior to an election when temporary noncommercial signs may be displayed. For example, the City of Lake Forest permits signs beginning 60 days prior to an election; Huntington Beach permits signs beginning 50 days prior; and Cypress 45 days prior to an election. On average, most surveyed cities required signs to be removed within 10 days after an election.

As such, to be more consistent with neighboring cities, the Ordinance proposes identifying the election period to be no more than 60 days prior to a federal, state or local election to 10 days after the election.

Year Round Temporary Noncommercial Signs – Moreover, the Ordinance proposes allowing a certain number of temporary noncommercial signs to be displayed year-round, in order to satisfy other U.S. Supreme Court cases. The proposed year-round temporary noncommercial signs are as follows:

Display Location	Display Type	Quantity	Maximum Size
Displayed year-round	Private property, with the property owner's consent	One (1)	No larger than four (4) square feet
Displayed year-round	Private property window, with the property owner's consent	One (1)	No larger than 8.5 inches by 11 inches

Enforcement – In regards to enforcement of the proposed sign ordinance, the Code Enforcement Division would be charged with the enforcement of the code provisions. The City's Code Enforcement Division responds to complaints. If a complaint is received, Code

staff would investigate the complaint. If a violation is noted, officers would contact the property owner regarding the complaint and take any necessary enforcement measures. Staff will also be looking at alternative enforcement options including having property owners file a letter with the city identifying how many signs, and which signs they have permitted to allow for quicker response from the Code Enforcement Division in responding to complaints.

FISCAL IMPACT:

None.

ENVIRONMENTAL IMPACT:

In accordance with the requirements of the CEQA, this project has been determined to be exempt under Section 15061(b)(3).

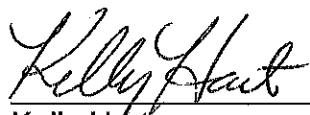
PUBLIC NOTIFICATION:

Notice of Public Hearing was posted at three public places and made available through the agenda-posting process.

STRATEGIC PLAN IMPLEMENTATION:

6 – Maintain and Promote a Responsive, High Quality and Transparent Government.

Prepared By:



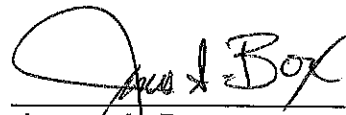
Kelly Hart
Community
Development Director

Reviewed by:



Matthew E. Richardson
City Attorney

Approved by:



James A. Box
City Manager

Attachments:

Draft Ordinance No. 1050

ORDINANCE NO. 1050

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 20.325 OF THE STANTON MUNICIPAL CODE RELATING TO POLITICAL SIGNS AND TEMPORARY NONCOMMERCIAL SIGNS (AZC16-02)

WHEREAS, Government Code, Section 65800 *et seq.* authorizes the City of Stanton ("City") to adopt and administer zoning laws, ordinances, rules and regulations by cities as a means of implementing the General Plan; and

WHEREAS, the City's Zoning Code includes comprehensive regulations on the display and placement of signs in the City, including the display and placement of political signs; and

WHEREAS, in 2015, the United States Supreme Court issued an opinion that directly addresses campaign sign regulations. The opinion concludes that local agencies may no longer treat political signs differently from other temporary signs (*Reed v. Town of Gilbert* (2015) 135 S. Ct. 2218); and

WHEREAS, following the *Reed* case, the City Council provided direction to City staff to bring back an ordinance repealing portions of the City's Sign Ordinance, particularly political sign regulations, that do not comply with the *Reed* case, and otherwise amending the City's Municipal Code so that it complies with the *Reed* case; and

WHEREAS, the Council wishes to provide private property owners with opportunities to display temporary noncommercial signage, year-round in recognition of individuals' free speech rights; and

WHEREAS, the Council also wishes to provide private property owners with additional opportunities to display temporary noncommercial signage during election periods in recognition of individuals' free speech rights; and

WHEREAS, while the Council wishes to provide private property owners with opportunities to display temporary noncommercial signage year-round and during election periods, the City wishes to regulate the number and size of signs allowed to be displayed in furtherance of the City's ability to place time, place, and manner restrictions on free speech; and

WHEREAS, regulations placed on the number and size of signs are to preserve the aesthetic quality of the City and to protect the public health and safety, since a high proliferation of signs may present a cluttered and visually distracting landscape in the City, and allowing overly large of signs may impede vehicular line-of-sight; and

WHEREAS, on May 9, 2016, the City gave public notice of a Planning Commission public hearing to be held to consider Zoning Code Amendment AZC16-02 by posting the public notice at three public places including Stanton City Hall, the Post Office, and the Stanton Community Services Center, and made the public notice available through the agenda posting process; and

WHEREAS, on May 18, 2016, the Planning Commission held a duly-noticed public hearing and considered the staff report, recommendations by staff, and public testimony concerning amendments to Chapter 20.325 of the Stanton Municipal Code, provided comments on the amendments, and voted to forward the proposed ordinance to the City Council with a recommendation in favor of its adoption; and

WHEREAS, on June 2, 2016, the City gave public notice of a City Council public hearing to be held to consider Zoning Code Amendment AZC16-02 by posting the public notice at three public places including Stanton City Hall, the Post Office, and the Stanton Community Services Center, and made the public notice available through the agenda posting process; and

WHEREAS, on June 14, 2016, the City Council considered the staff report, recommendations by staff and the City Attorney, and public testimony regarding amendments to Title 20 of the Municipal Code, provided additional direction to staff, and continued the item to the June 28, 2016 Council meeting; and

WHEREAS, on June 28, 2016, the City Council considered the staff report, recommendations by staff and the City Attorney, and public testimony regarding amendments to Title 20 of the Municipal Code, provided additional direction to staff, and continued the item to the July 12, 2016 Council meeting; and

WHEREAS, on July 12, 2016, the City Council pulled the public hearing from the agenda to allow staff to further revise the draft ordinance in light of new information; and

WHEREAS, on July 26, 2016, the City Council considered the staff report, recommendations by staff and the City Attorney, and public testimony regarding amendments to Title 20 of the Municipal Code.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF STANTON DOES ORDAIN AS FOLLOWS:

SECTION 1. CEQA. The City Council finds that this Ordinance is exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA.

SECTION 2. Findings. The following findings are made in support of Zoning Code Amendment AZC16-02:

a. The proposed amendment is consistent with the General Plan, particularly:

Action CD-1.1.2(b): Amend the city's sign ordinance to encourage higher quality and more consistent signs throughout Stanton.

The purpose of the proposed Zoning Code Amendment is to comply with recent U.S. Supreme Court law regarding political sign regulations. As such, the proposed Zoning Code Amendment ensures that the City's Municipal Code is lawful and appropriate.

Goal CD-1.2 Promote an attractive streetscape and public right-of-way, especially along major primary and secondary corridors, that is consistent with the desired vision and image of Stanton.

Strategy CD-1.2.2: Remove visual clutter along the street to both enhance the street's attractiveness and promote pedestrian safety.

The proposed sign code amendments further Goal CD-1.2 and Strategy CD-1.2.2 because temporary noncommercial signs would only be allowed on private property and not the public right-of-way. The prohibition of temporary noncommercial signs on public property promotes a decluttered streetscape and public right-of-way.

b. The proposed amendment will not be detrimental to the public interest, health, safety, convenience, or welfare of the City.

The proposed amendment will not be detrimental to the public interest, health, safety, convenience, or welfare of the City because under the proposed

sign code amendment, individuals will continue to be allowed to display temporary noncommercial signage on private property. This sign code amendment is in the public interest, because recent U.S. Supreme Court law provides that political, ideological, and religious signage may not be treated differently. The proposed sign code amendment does not differentiate between temporary noncommercial signs based on the signs' content.

c. The proposed amendment is internally consistent with other applicable provisions of this Zoning Code.

The proposed amendment is internally consistent with the City's Municipal Code, because temporary noncommercial signs will continue to be disallowed from the public right-of-way. Moreover, temporary noncommercial signage may continue to be displayed on private property. Finally, certain definitions that are unnecessary will be stricken from the Municipal Code.

SECTION 3. Section 20.325.050 of Title 20 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read as follows:

"20.325.050 – Signs Exempt from Sign Permit Requirements

This Section identifies signs and sign maintenance activities that are exempt from sign permit requirements.

A. Standards applicable to exempt signs. Exempt signs shall not be included in the determination of the total allowable number of signs or total allowable sign area for a site or project. However, exempt signs shall comply with the development standards in this Chapter for the applicable sign type. Exempt signs installed or erected without complying with the applicable standards are considered illegal and may be removed in compliance with Section 20.325.170 (Removal of Certain Signs).

B. Nonstructural modifications and maintenance.

1. Changing the copy on conforming manual changeable copy signs.
2. The normal maintenance of conforming signs and nonconforming signs as provided in Subsection 20.325.160.E (Nonconforming Signs – Repair and Painting).

C. Temporary noncommercial signs.

D. On-site directional signs. A traffic control or directional sign that does not exceed four square feet.

E. On-site street address/unit identification signs.

1. **Apartment unit identification.** Apartment unit number identification sign, with a maximum sign area of one square foot.

2. **Site address or identification.** One name plate, street address, or identification sign, with a maximum sign area of one square foot may be placed at any door, loading dock or entrance facing a public street.

F. Incidental signs. Signs or notices that are incidental to an establishment (e.g., hours of operation, "Open" or "Closed" signs, credit card information, emergency contact information, etc.) not exceeding one-half square feet each, provided that the signs do not exceed four square feet in area for all the signs.

G. Government signs.

1. **Official signs.** Official notices of any court, public body, agency, or officer (e.g., legal notices; public transit signs and timetables; directional signs for pedestrian or vehicular traffic; warning signs erected by the City of other public entity, a public utility company, or contractor doing authorized permitted work on public property; public property identification signs; etc.). Public transit seating signs shall be allowed in all zones at the scheduled bus stops. Backlit signs shall be allowed on the ends of the bus shelters. The City reserves the right to review the copy of signs to be placed on bus benches and shelters. The objective is to ensure compatibility of the signs with adjacent development and to ensure public safety.

2. **Public service signs.** Notices posted by a utility or other quasi-public agent in the performance of a public duty or by any person giving due legal notice or information signs regarding a public utility's poles, lines, pipes, or facilities.

3. **Official Neighborhood Watch/Business Watch signs.** Official Neighborhood Watch/Business Watch signs subject to the following requirements:

Type	Number	Sign Area	Sign Height	Illumination Allowed
Freestanding Pole Sign	Maximum one per street block	Maximum 4 sq ft	Maximum 5 ft	No

A. Other on-premises, non-illuminated signs.

1. **Artwork.** A sculpture, statue, relief, mosaic or mural which is a work of art or otherwise decorative and does not contain a commercial message or symbol.
2. **Building markers.** Cornerstones, including names of buildings, dates of erection, and citations that are an integral part of the structure, and memorial signs and plaques not to exceed four square feet each and limited to four per building.
3. **Flags.** A flag of any nation, state, military institution, or City is displayed in a manner that conforms to the Flag Code (36 USCA, Section 173 et seq.).
4. **Interior signs.** Signs within a structure and not visible from the outside. See definition of window sign in Section 20.325.180 (Definitions)."

SECTION 4. Section 20.325.060, subsection "D" of Title 20 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read as follows:

"D. **Unconstitutional Signs.** Signs that are not protected by the First Amendment."

SECTION 5. Section 20.325.140, subsection "H" of Title 20 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read as follows:

"H. **Temporary Noncommercial Signs.** All zones. One temporary noncommercial sign with a sign face no larger than four (4) square feet may be displayed on a private property at any time with the property owner's consent, and one temporary noncommercial sign with a sign face no larger than 8.5 inches by 11 inches may be displayed in a window on private property at any time with the property owner's consent."

SECTION 6. Section 20.325.140, subsection "I" of Title 20 of the Stanton Municipal Code is hereby added to read as follows:

"I. Temporary Noncommercial Signs During Specified Periods.

1. Residential Low and Residential Estates Zones. Up to eight (6) temporary noncommercial signs may be displayed on private property zoned RL (residential low) or RE (residential estate) with the property's owner's consent no earlier than sixty (60) days prior to a federal, state or local election. Such temporary noncommercial signs must be removed no later than 10 days after the corresponding election.
2. All Other Zones. Up to twenty (20) temporary noncommercial signs may be displayed on all other residentially, commercially, and industrially-zoned private property with the property owner's consent no earlier than sixty (60) days prior to a federal, state or local election. Such temporary noncommercial signs must be removed no later than 10 days after the corresponding election.
3. The type of temporary noncommercial signs that may be displayed are wall and stake signs. The maximum size of each sign in the RL and RE zones is 12 square feet, and the maximum size of each sign in all other zoning districts is 32 square feet. The maximum height of each sign in all zones is:
 - a. Stake Sign: 5feet;
 - b. Wall Sign: No higher than the top of the eave or parapet wall.
3. The temporary noncommercial signs permitted under this Section 20.325.140(I) is in addition to the temporary noncommercial signs allowed to be displayed under Section 20.325.140(H)."

SECTION 7. The definition of "Civic Sign" provided in Section 20.325.180 is hereby deleted in its entirety.

SECTION 8. The definition of "Government Sign" provided in Section 20.325.180 is hereby deleted in its entirety and restated to read as follows:

"Government Sign. A sign that identifies or states the location of, describes the services available, the function of, the activities provided, or states the conditions of use of facilities or sites maintained, used or owned by any government entity or quasi-government entity such as a public utility or a public educational institution."

SECTION 9. The definition of "Political Sign" provided in Section 20.325.180 is hereby deleted in its entirety.

SECTION 10. The definition of "Temporary Noncommercial Sign" is hereby added to Section 20.325.180 as follows:

"Temporary Noncommercial Sign. A sign, banner, pennant, valance, or display constructed of cloth, canvas, fabric, cardboard, wall board, or other light nondurable materials, with or without frames, designed to be displayed for a limited period of time that displays a sign message that is not commercial in nature."

SECTION 11. The City Council's actions are made upon review of the Planning Commission's recommendation, the Staff Report, all oral and written comments, and all documentary evidence presented on the Ordinance.

SECTION 12. If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance for any reason is held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, subdivision, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

SECTION 13. The City Clerk shall certify as to the adoption of this Ordinance and shall cause a summary thereof to be published within fifteen (15) days of the adoption and shall post a Certified copy of this Ordinance, including the vote for and against the same, in the Office of the City Clerk, in accordance with Government Code Section 36933.

SECTION 14. This Ordinance is on file and has been available for public review for at least five days prior to the date of this Ordinance, in the City Clerk's office, at Stanton City Hall, 7800 Katella Ave., Stanton, California 90680.

SECTION 15. This ordinance shall be effective thirty days after its adoption.

PASSED, APPROVED, AND ADOPTED this 9th day of August, 2016.

BRIAN DONAHUE, MAYOR

ATTEST:

PATRICIA A. VAZQUEZ, CITY CLERK

APPROVED AS TO FORM

MATTHEW E. RICHARDSON, CITY ATTORNEY

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.
CITY OF STANTON)

I, PATRICIA A. VAZQUEZ, City Clerk of the City of Stanton, California, do hereby certify that the foregoing Ordinance No. 1050 was introduced at a regular meeting of the City Council of the City of Stanton, California, held on the 26th day of July, 2016, and was duly adopted at a regular meeting of the City Council held on the 9th day of July, 2016, by the following roll-call vote, to wit:

AYES: COUNCILMEMBERS: _____

NOES: COUNCILMEMBERS: _____

ABSENT: COUNCILMEMBERS: _____

ABSTAIN: COUNCILMEMBERS: _____

PATRICIA A. VAZQUEZ, CITY CLERK

CITY OF STANTON

REPORT TO CITY COUNCIL

TO: Honorable Mayor and Members of the City Council

DATE: July 26, 2016

SUBJECT: DISCUSSION AND UPDATE ON REMOVAL OF RED CURBING AND OVERNIGHT PARKING RESTRICTIONS

REPORT IN BRIEF:

During the June 28, 2016 meeting of the City Council, Council reviewed various possibilities for removing red curb and adding parking spaces on City streets. Staff has performed further investigation and would like to receive Council direction on two locations and to provide status updates on the others.

RECOMMENDED ACTION:

1. City Council declare that the project is not subject to the California Environmental Quality Act ("CEQA") under Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA; and
2. Provide staff with direction how to proceed.

BACKGROUND:

During the June 28, 2016 meeting of the City Council, the City Council reviewed various possibilities for removing red curb and adding parking spaces on City streets. Staff has performed further investigation and would like to receive Council direction on two locations and to provide status updates on the others.

ANALYSIS/JUSTIFICATION:

Lack of parking is an issue prevalent through all residential neighborhoods throughout the City. This situation has been exacerbated due to a number of factors including multigenerational households, multi-income households, and the under-parking of older developments. Staff provided the City Council with options to increase parking, including the removal of red curbing and overnight parking restrictions. Staff has met

with Gerald Stock of our consulting traffic engineering firm of Hartzog & Crabill, Inc. for professional direction regarding each of the six situations.

The following is a discussion of each area:

1. *Cerritos Ave., east of Knott Ave. to Western Ave.*

Currently the majority of Cerritos Ave., on both the north and south side of the street between Knott Ave. and Western Ave. is red curbed. Section 10.08.040 of the Stanton Municipal Code strictly prohibits parking this portion of Cerritos Ave. To remove red curbing, a traffic engineer would need to evaluate the feasibility, and an amendment to the municipal code would be required.

The layout of the street is currently two lanes in each direction with a center turning lane. Due to the center lane, there is insufficient width for parking on either side of the street. In order to allow for parking, the center turn lane would need to be removed. The resulting layout would be identical to that of Cerritos east of Western Avenue to Beach Boulevard.

Please note that the decision to eliminate the center turn lane may have impacts to the vehicles turning into and out of the driveways and streets along this section of Cerritos. In the opinion of the City's Traffic Engineer it is less safe than the current configuration.

Staff believes that 34 stalls can be gained on the south side of the street and 36 stalls can be gained on the north side. One approach would be to initially only allow parking on the south side. The land use on the south side includes many apartments and it is likely that the apartment residents and guests would use this parking. The north side is primarily single family residential and could remain No Parking.

The next step would be to engage a traffic engineer to create a striping plan for this area and determine a final configuration of red curbing to accommodate fire hydrants and visibility from streets and driveways.

2. *On Western Ave., in front of Stanton Central Park and the Westgate Village Apartments (10600 Western Ave.)*

The City's Traffic Engineer has determined that parking cannot be allowed in the current restricted areas due to lane widths and visibility from the driveways in the area.

3. *On Fern Ave., in front of the Faircrest Apartments (10251 Fern Ave.)*

Removal of the red curbing has been approved by the City Traffic Engineer and will result in five additional stalls.

4. *North side of Lampson Ave., west of Beach Blvd.*

The removal of the red curbing would create an additional 24 parking spaces. The City's Traffic Engineer expressed concerns that the red curbing may have originally been installed to inhibit people from mid-block crossings on Lampson to the apartment buildings along the south side of Lampson. Staff would look for

Council direction on how to proceed.

5. *Eastside of Fern Ave., north of Cerritos Ave. to Chanticleer Rd. (Overnight parking restriction)*

These parking restrictions have been removed resulting in 16 additional overnight parking stalls.

6. *Park Plaza St., east of Beach Blvd. (Overnight parking restriction)*

These parking restrictions have been removed resulting in 16 additional overnight parking stalls.

Options:

1. Authorize City Engineer to have a traffic engineering consultant create a design for the removal of red curbing on Cerritos for an anticipated cost of \$5,500.
2. Authorize staff to remove red curbing on the north side of Lampson west of Beach Boulevard.
3. Council initiated alternative.

FISCAL IMPACT:

Depending on the direction of Council, there will be a fiscal impact associated with the restriping of Cerritos Avenue and the installation of red curbing. All other work can be done within current City operations/budget.

ENVIRONMENTAL IMPACT:

The modification of striping and red curbing is exempt from the California Environmental Quality Act ("CEQA") under Section 15061(b)(3).

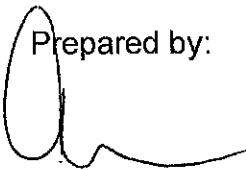
PUBLIC NOTIFICATION:

Through normal agenda posting and signs were posted on Cerritos at Knott and at Western Avenues.

STRATEGIC PLAN OBJECTIVE ADDRESSED:

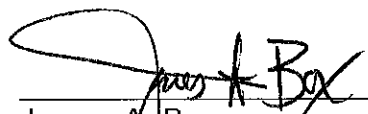
5 - To Provide a High Quality of Life.

Prepared by:



Allan Rigg
Public Works Director

Approved by:


James A. Box
City Manager

CITY OF STANTON

REPORT TO CITY COUNCIL

TO: Honorable Mayor and Members of the City Council

DATE: July 26, 2016

SUBJECT: REVIEW OF SOUTHERN CALIFORNIA EDISON VALUATION STUDY OF STREETLIGHTS IN STANTON, AND REVIEW OF PROGRAM FOR SOUTHERN CALIFORNIA EDISON TO RETROFIT ALL STREETLIGHTS IN STANTON WITH LED HARDWARE/BULBS

REPORT IN BRIEF:

On May 26, 2015, the City Council directed staff to work with Southern California Edison (SCE) to prepare a valuation study of the streetlights in the City. The purpose would be to prepare for the potential acquisition of the streetlights by the City. The report has been completed on April 20, 2016 and is attached for the City Council's review.

When the SCE representatives presented the valuation report to staff, they provided information on a potential upcoming program that would allow cities to ask SCE to retrofit existing streetlights with LED fixtures and bulbs. This program was approved by the State in June of this year. As an alternative to purchasing the streetlights, the City could ask SCE to perform these retrofits at no initial capital cost and a net savings annually.

RECOMMENDED ACTION:

1. City Council determine that in accordance with the requirements of the California Environmental Quality Act, the action would not be deemed to be a project per Section 15378(b)(4): ["Project" does not include] The creation of a government funding mechanism or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment; and
2. Direct staff to request proposals to further define the costs and benefits of purchasing the streetlights in Stanton from SCE; or
3. Direct staff to request from SCE the conversion of all streetlights to LED hardware and bulbs.

BACKGROUND:

The majority of the streetlights within our City are owned and maintained by Southern California Edison (SCE). SCE charges a rate for the electricity to these streetlights that is termed an LS-1 rate. This rate includes not only the cost for electricity, but all other

costs associated with the streetlight.

A small number of streetlights are owned and maintained by the City. SCE charges a rate for the electricity to these streetlights that is termed an LS-2 rate. This rate includes only the cost for electricity and is much lower than the LS-1 rate which includes costs for both electricity and the streetlight pole/fixture.

Over the years many cities questioned whether the money spent by the ratepayers, including the cities, was being spent wisely, and if each city was receiving their fair share of the LS-1 revenues in maintenance and replacement of the SCE-owned streetlights. A coalition was formed in 2010 that called itself the Coalition for Affordable Street Lights (CASL). The coalition included eight cities and pushed very hard for SCE to provide better maintenance and replacement of SCE streetlights.

In 2011, a settlement agreement was reached with several parties, including the California Public Utility Commission, SCE, and CASL, to allow utility companies to sell streetlights to a local jurisdiction. The local jurisdiction would then be charged the lower LS-2 rate, but would also be responsible for maintenance/replacement costs, plus a very large fee for the cost of the streetlights. SCE uses a model termed Replacement Cost New Less Depreciation with an allowance included for the initial capital contribution made by developers when the street lights were originally installed.

If a government customer is interested in the prospective acquisition of the SCE streetlight system within their jurisdiction, the city shall notify SCE in writing of said intent. SCE will then submit invoice for a \$10,000 upfront fee. This will commence the system valuation to be conducted by SCE. On May 26, 2015 the City Council notified SCE to begin the valuation study.

One driving force in either option is the ability for LED lights to be brighter than the existing bulbs. Staff has recently engaged traffic engineers to review the safety of pedestrians in two locations in the City. In both locations a recommendation is to have brighter lighting, which would be achieved using LED bulbs.

Additionally the LED bulb fixture allows for smart technology to be connected to the fixture and there are a multitude of additional features that can be added. These include Wifi, gun shot detection, and the ability for law enforcement to brighten an area of streetlights during an incident or investigation.

DISCUSSION:

Potential Purchase of Streetlights

The valuation report was submitted to staff on April 20, 2016 (Attachment A). Some of the key points of the study are as follows:

- SCE owns 1,244 streetlights in the City.
- SCE can sell 944 streetlights to the City. The reason that 300 lights cannot be

sold is mainly due to lights being located on wooden SCE poles that also support electrical and other wires. Further explanation of why lights cannot be sold is also within Attachment A.

- The valuation of the streetlights that can be sold is \$1,718,396, or \$1,829 per streetlight. The valuation per streetlight is relatively high compared to other jurisdictions as SCE replaced all of the older metal streetlights several years ago with new marblelite poles. The newer poles have experienced less depreciation and thus retain a higher value. Most communities in the SCE system are seeing average price per pole costs in the range of \$600 to \$800.
- The City has until April 20, 2017 to complete and sign an agreement to purchase the lights with SCE.
- Staff has been contacted by several vendors who will finance the cost of the purchase and manage the operation and maintenance of the streetlights on the City's behalf, for a fee.
- Other cities who have evaluated the purchasing of streetlights have projections of 10-15 years to reach a point where they have a net savings from owning their streetlights. A consulting firm Tanko lighting that assist cities in the process of acquiring streetlights has estimated in the attached spreadsheet that the payback period is approximately 16 years. At this time the City would save \$117,000 a year in lighting costs annually..

If the City Council chooses to pursue this direction, staff would prepare a Request for Proposals in order to receive proposals from firms that perform the services listed previously. In more detail these would include (scope provided by Tanko Lighting):

- Acquisition Support: Guidance through the acquisition process with SCE to interpret valuation and streamline efforts.
- GIS Audit: Comprehensive GIS audit including 30 pieces of data at each streetlight.
- Lighting Design: Architecture of a new LED street lighting system to provide necessary lumen output
- Pilot Program: Management of pilot program to provide review of multiple manufacturer street lights.
- Material Procurement: Ordering of all material on behalf of the City.
- Financing: Assistance with procurement of financing options.
- Logistics and Project Management of subcontractor installation efforts: Provide weekly installation progress updates to the City.
- Full Recycling of all materials: Manage recycling of old HPS fixtures.
- Rebate paperwork filing.
- Rate change paperwork filing: Transition from LS1 HPS to LS2 LED to assure proper billing for new system.
- Final Commissioning: Installers will commission the system as they go, and collect data on the back end to assure proper adherence to lighting design.
- Complete deliverable data package including GIS layer and full data dictionary: Layer will be integrated into the City's existing GIS database.

Potential SCE Installation of LED Bulbs

At the meeting on April 20, 2016 SCE also presented staff with a potential alternative program that could satisfy the City's desire for lower rates and a transition to LED lighting. SCE staff indicated that on March 30, 2016 SCE submitted an amendment to their tariff proposal that would allow customers to request LED replacements for high pressure sodium fixtures, such as those in Stanton, with a net savings. It is expected that lighting levels will increase significantly.

The following is SCE's press release on the matter:

"On 1 June 2016, LS-1 Option E (also referred to as the AB 719 Rate) became available as an option for customers to request LED technology on SCE owned LS-1 street lights. Customers do not pay any up-front cost, and in most cases, should expect to see a savings after implementation when compared to their current High Pressure Sodium Vapor (HPSV) tariff (Note – due to the low energy savings associated with the replacement, 50 watt HPSV street lights do not yield a net cost savings). The LS-1 Option E tariff incorporates an energy efficiency premium, which recovers the capital cost of new fixtures. The premium will remain on the customer's bill for 20 years, while other components of the LS-1 tariff that are applicable to LED fixtures will fluctuate in accordance with California Public Utility Commission rate increases or decreases.

Current capital constraints will limit the number of LS-1 Option E light replacement projects SCE undertakes during the 2016-2017 time frame. SCE is including a capital funding request to perform LS-1 Option E replacements in the company's 2018 General Rate Case for the period of 2018 -2020. Customers interested in participating in LS-1 Option E will be placed into a queue after signing the LS-1 Option E agreement for service, and will enter the queue as agreements are finalized and received by SCE on a first come-first served basis (John King will receive agreements and manage the queue). A city-by-city bill impact analysis is currently being undertaken, and will show the expected savings for your community's LS-1 street light accounts after LS-1 Option E replacements have been completed. That bill impact analysis is expected to be completed by early July 2016, and will be delivered to communities as soon as it is finalized.

Below is the savings per lamp/per month by wattage (per the rates contained in the current LS-1 tariff), so you can undertake an estimate of savings for the number of lamps in your community ahead of the formal analysis. (For quick calculations, the predominant lamp size in SCE's territory is the 100 watt HPSV. You can also find the breakout of lamp types on your SCE street light bill):

HPSV 50 watt (converts to 29 watt LED) not yield a net cost savings)	(0.50)	(50 watt HPSV conversions do not yield a net cost savings)
HPSV 70 watt (converts to 29 watt LED)	0.13	savings/lamp/month
HPSV 100 watt (converts to 39 watt LED)	0.65	savings/lamp/month
HPSV 150 watt (converts to 70 watt LED)	1.56	savings/lamp/month

HPSV 200 watt (converts to 130 watt LED)	1.10	savings/lamp/month
HPSV 250 watt (converts to 185 watt LED)	0.99	savings/lamp/month
HPSV 400 watt (converts to 275 watt LED)	1.22	savings/lamp/month"

The next step would be to execute an agreement with SCE for this program. John King of SCE indicated they have limited funds available for this program so he expects there will be a wait for cities who do not agree to the program quickly. If we act quickly there may be the ability to begin the conversion quickly and have it done in six to eight months.

FISCAL IMPACT:

For the streetlight acquisition program, there will be initial consultant costs that are unknown. The consultant will help develop the capital costs of the acquisition which are known as being \$1,718,396.

For the LED transition option there will be an approximate net savings of \$13,000 a year with no capital costs. Please note that lighting costs are paid for through the Lighting and Landscape Maintenance District, so the savings will be to this fund.

ENVIRONMENTAL IMPACT:

In accordance with the requirements of the California Environmental Quality Act (CEQA), the study by SCE would not be deemed to be a project per Section 15378(b)(4): ["Project" does not include] The creation of a government funding mechanism or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment.

LEGAL REVIEW:

The City Attorney would provide review of either contract when brought to the City Council.

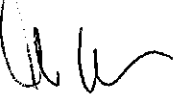
PUBLIC NOTIFICATION:

Notifications and advertisement were performed as prescribed by law.

STRATEGIC PLAN OBJECTIVE ADDRESSED:

3 - Provide a quality infrastructure.

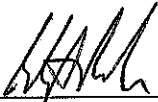
Prepared by:



Allan Rigg, P.E.

Director of Public Works/City Engineer

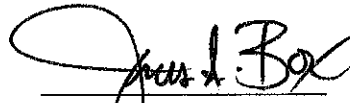
Concur



Stephen Parker

Administrative Services Director

Approved by:



James A. Box

City Manager

Attachments:

- (1) LS-1 Streetlight System Valuation
- (2) Streetlight Valuation Process
- (3) Attachment A – Description of Non-Sellable Street Lights
- (4) AB 719 Powerpoint Describing LED Transition Program
- (5) Project Summary Sheet from Tanko Lighting

The City of Stanton

LS-1 Streetlight System Valuation

April 21, 2016

Overview of the Total LS-1 Streetlight System

Type	Qty	Type	Overhead	Underground
Non-Wood	812	65%	270	542
Wood	432	35%	432	0
	1,244	100%	702	542
			56%	44%
1950-1959	169	14%		
1960-1969	162	13%		
1970-1979	370	30%		
1980-1989	122	10%		
1990-1999	70	6%		
2000-2009	81	7%		
2010-present	270	22%		

Valuation of the Sellable LS-1 Streetlight System

	Qty	RCNLD
Marbelite (Concrete)	811	\$1,548,742
* Wood	133	\$124,287
Total:	944	\$1,673,029
Additional Asset Components		\$8,497
Subtotal		\$1,681,526
Transition Cost		\$28,320
Valuation Price		\$1,709,846

*Note: 31% of Wood Poles are sellable (streetlights attached to distribution poles are excluded)

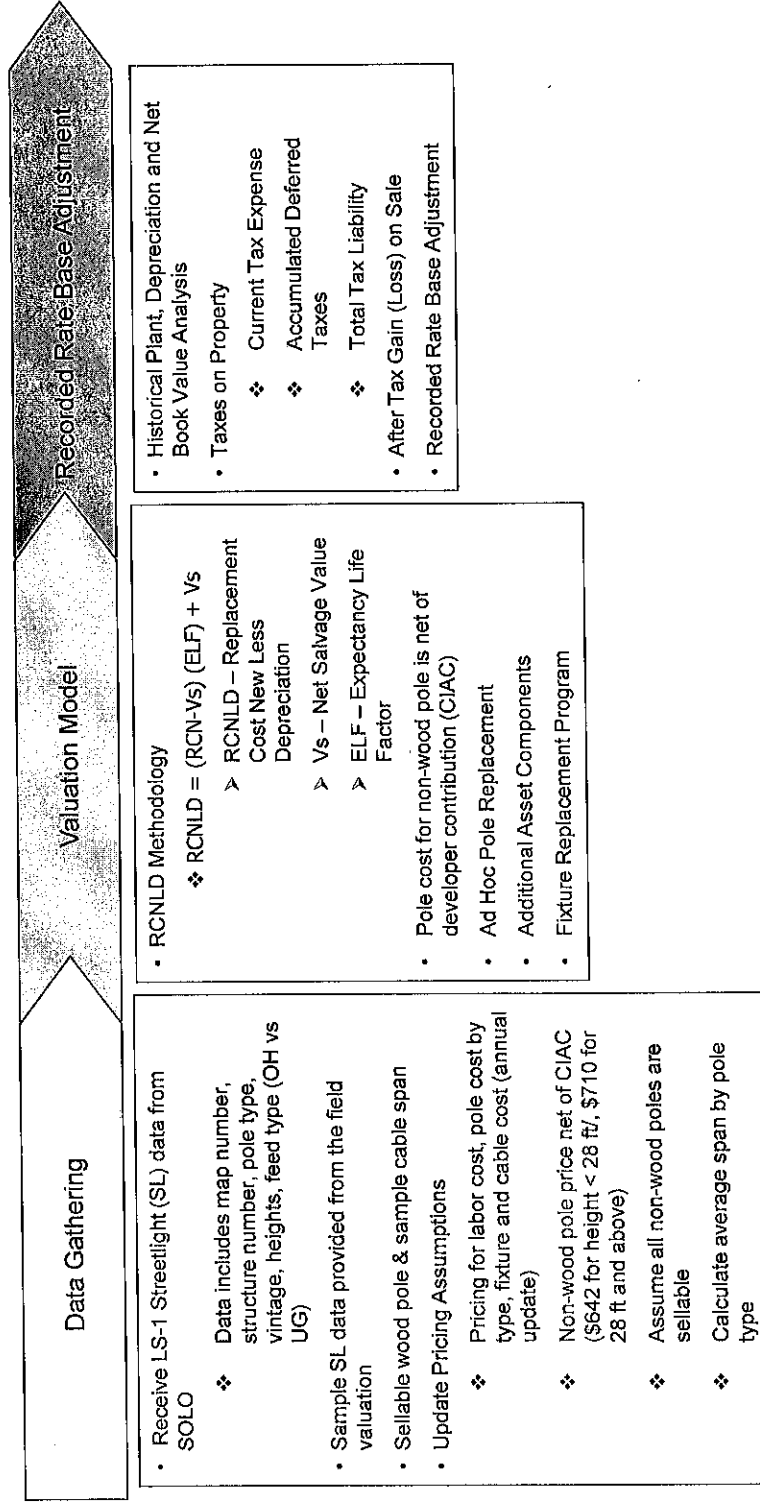
Steel Pole Replacement Program replaced 249 poles in 2013

Additional asset components relevant to the sale (i.e. additional fixtures, riser poles, insulators, down guy, etc.)

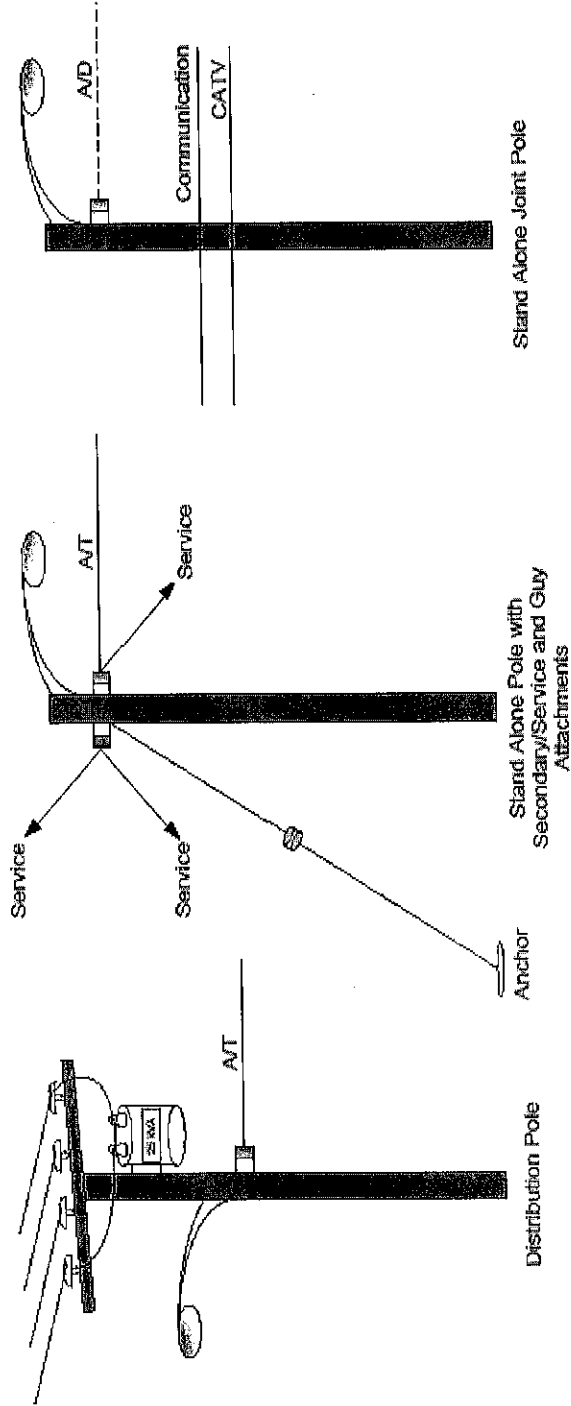
Transition Cost is the severance cost to transfer ownership of the asset

SCE CONFIDENTIAL

Streetlight Valuation Process



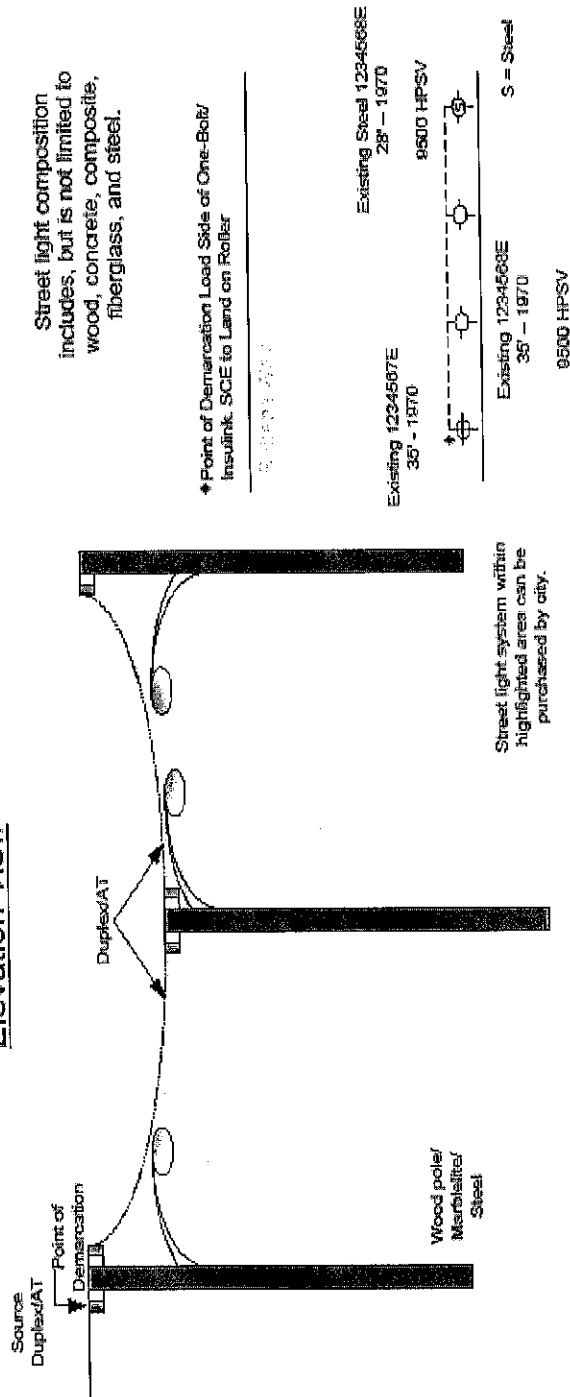
Attachment A: Non-Sellable Street Lights on SCE Distribution/Joint Poles



Revision
 11/20/15

Attachment B: OH Street Lighting System

Elevation View

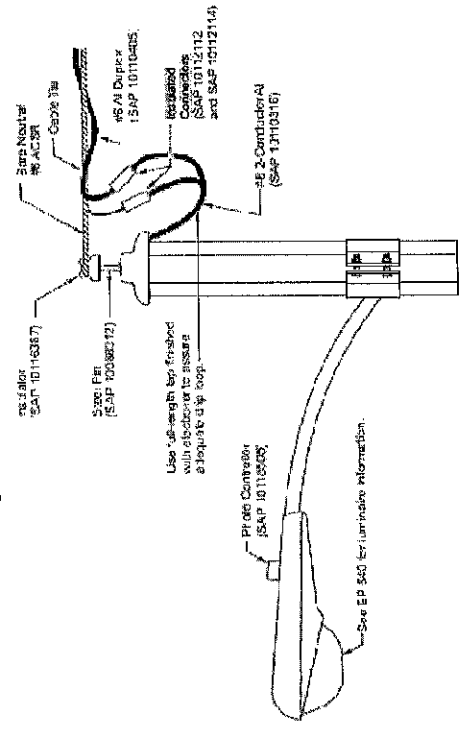


City to purchase pole and wire to point of demarcation as noted on drawing. City is responsible for installing city numbering system on street lights.

Revision
11/20/15

SL 430 120 V Overhead Service
Scope SL 430.1 120 V Overhead Service

Figure SL 430-1: 120 V Overhead Service



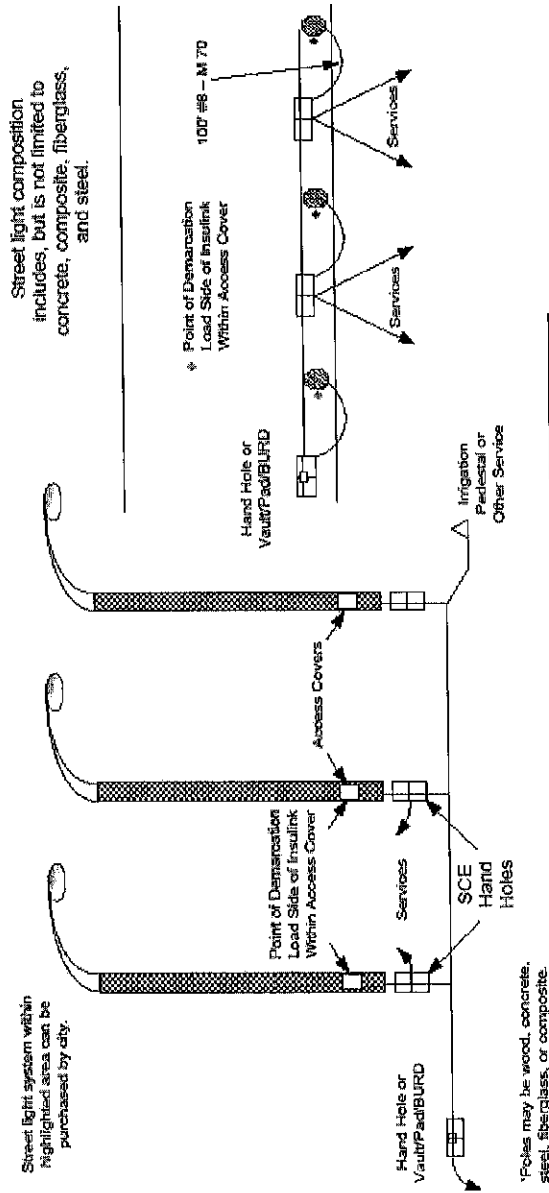
Electrode - Concrete			
SAP	MIN Insulator Weight (lb)	Arm Length (ft)	Luminaire Mounting Height
10001109	20	4	30' ± 2'
10001109	20	0	30' ± 2'

- Notes:**
1. For ACSR conductors, allow an additional 50 percent sag from sag tables. See C0 Section.
 2. No change in sag for copper conductors.
 3. No pole rules is necessary.
 4. 48 copper cable (SAP 10106699) is also available. Copper conductor should be used in copper designated areas only.

Approved by <i>[Signature]</i>	SL 430 120 V Overhead Service
Checked by What's Changed?	DOH SCE Internal

Attachment C: UG Street Lighting System with SCE Facilities

Elevation View

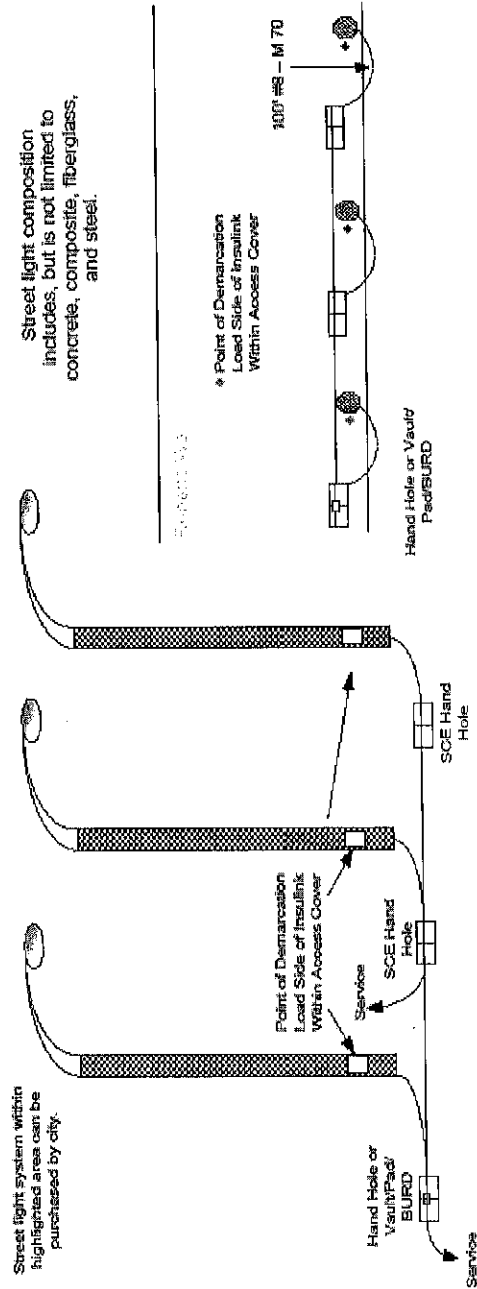


City to purchase street lights to point of demarcation as noted on drawing. City is responsible for installing city numbering system on street lights.

Revision
11/20/15

UG Housing Tract Street Lighting

Elevation View

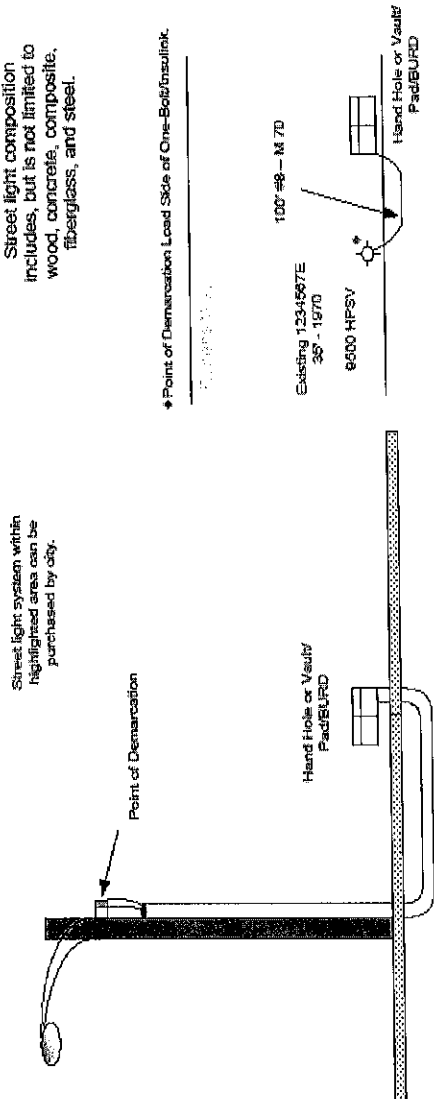


City to purchase street lights to point of demarcation as noted on drawing. City is responsible for installing city numbering system on street lights.

Revision
 11/20/15

Attachment C-1: UG Duct/DB/CIC Street Lighting

Elevation View



City to purchase pole to point of demarcation as noted on drawing. City is responsible for installing city numbering system on street light.

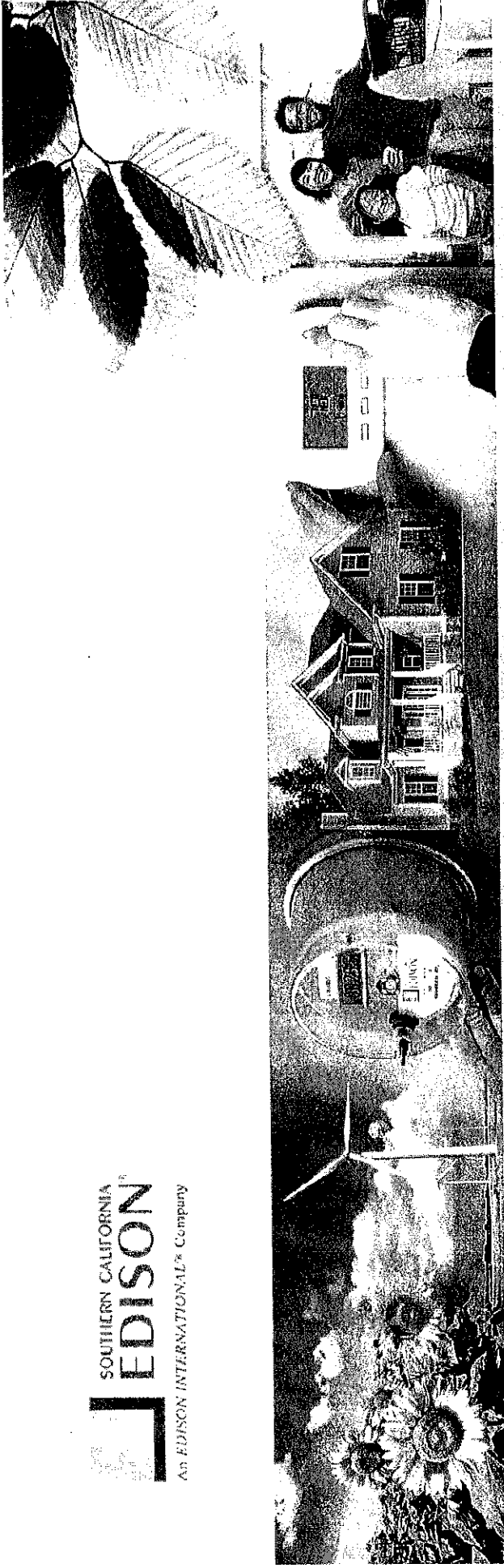
Revision
11/20/15

Attachment D: OH/UG Net Comm Radio Attachments



SCE network radio to remain on mast arm at no cost to SCE.
 All future mast arm attachments will be made at no cost to
 SCE. If agreement cannot be reached, these will be non-
 sellable street lights.

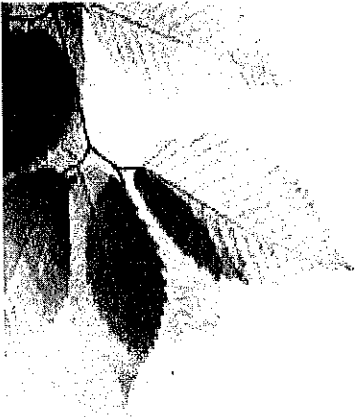
Revision
 11/20/15



Local Government Street Light Update

Process and Information Overview

Version 7 June 2016 JCK



Acquisition Opportunity Update

❖ Acquisition Queue and Project Status

- ❖ An amendment to SCE's AB 719 tariff proposal was approved by the CPUC on 1 June 2016. The amended allows customers to request LED replacements for LS-1 high pressure sodium fixtures with a net savings
- ❖ SCE stopped accepting checks and requests for street light valuations as of the close of business on August 15, 2015. Local governments had an opportunity to enter the valuation queue and be included by requesting an invoice and paying the \$10,000 valuation fee during the several years leading up to August 15, 2015.
- ❖ Local government customers that are currently awaiting valuation studies or who have received their valuation report continue to be eligible to purchase street lights. Local Government customers that received their valuation report prior to August 15, 2015, will have until August 15, 2016, to enter into a sales agreement with SCE. Customers that are in the queue and receive their valuation report after August 15, 2015, will have one year (365 days) from the date that the valuation report is presented to the local government customer to complete and enter into a sales agreement with SCE.



LS-1 Option E (AB 719 Tariff)

- ❖ On 1 June 2016, LS-1 Option E (also referred to as the AB 719 Rate) became available as an option for customers to request LED technology on SCE owned LS-1 street lights. Customers do not pay any up-front cost, and in most cases, should expect to see a savings after implementation when compared to their current High Pressure Sodium Vapor (HPSV) tariff. The LS-1 Option E tariff incorporates an energy efficiency premium, which recovers the capital cost of new fixtures. The premium remains on the customer's bill for 20 years, while other components of the LS-1 tariff that are applicable to LED fixtures fluctuate in accordance with CPUC rate increases or decreases. Current capital constraints will limit the number of LS-1 Option E light replacement projects SCE undertakes during the 2016-2017 time frame. SCE is including a capital funding request to perform LS-1 Option E replacements in the company's 2018 General Rate Case for the period of 2018 -2020. Customers interested in participating in LS-1 Option E will be placed into a queue after signing the LS-1 Option E agreement for service, and will enter the queue as agreements are finalized and received by SCE on a first come-first served basis (John King will receive agreements and manage the queue).

❖	HPSV 50 watt (converts to 29 watt LED)	(0.50) (50 watt HPSV conversions do not yield a net cost savings)
❖	HPSV 70 watt (converts to 29 watt LED)	0.13 savings/lamp/month
❖	HPSV 100 watt (converts to 39 watt LED)	0.65 savings/lamp/month
❖	HPSV 150 watt (converts to 70 watt LED)	1.56 savings/lamp/month
❖	HPSV 200 watt (converts to 130 watt LED)	1.10 savings/lamp/month
❖	HPSV 250 watt (converts to 185 watt LED)	0.99 savings/lamp/month
❖	HPSV 400 watt (converts to 275 watt LED)	1.22 savings/lamp/month

6 key stages of the Acquisition Process

Process stage

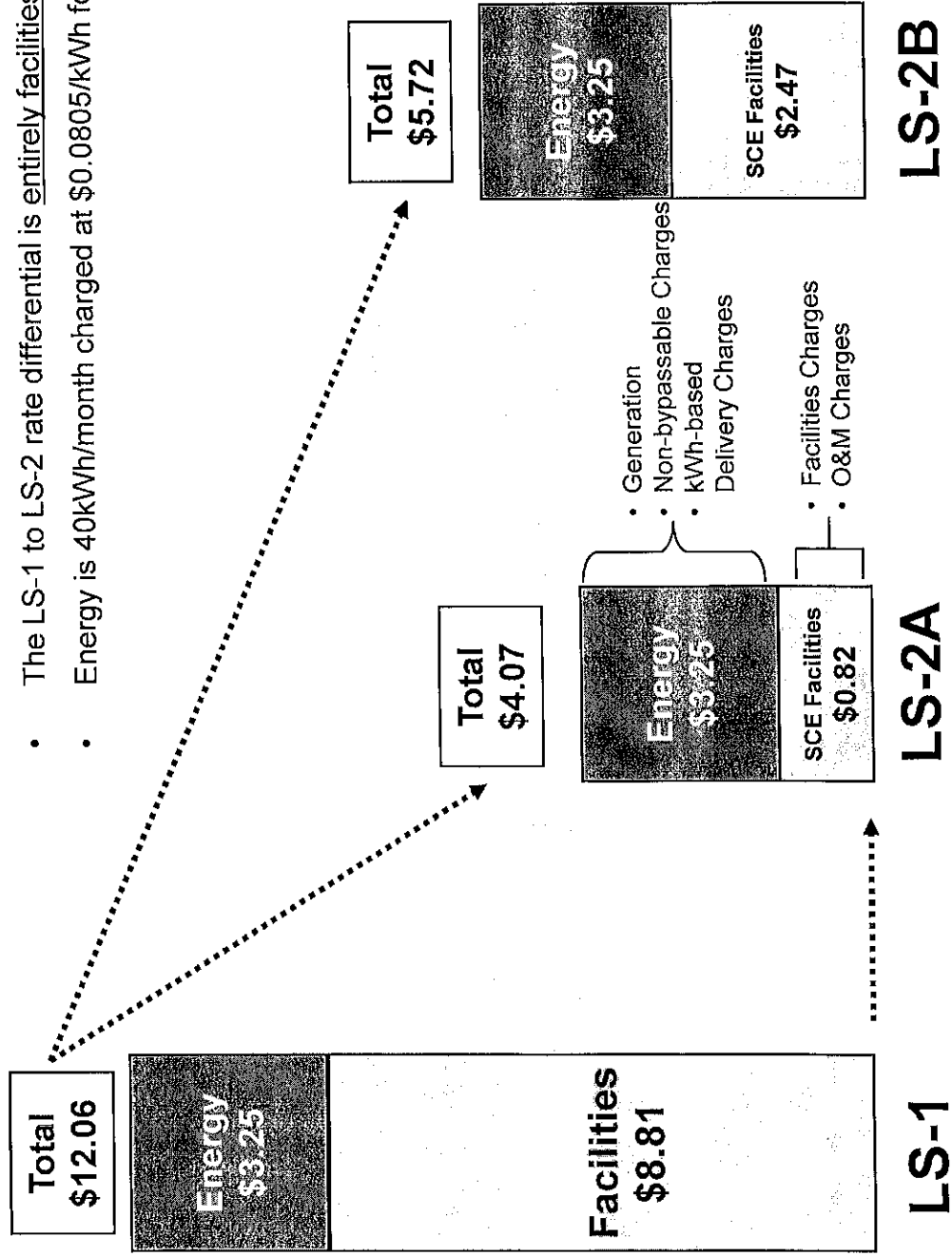
Description

Stage 1 Initial Engagement and Education	<ul style="list-style-type: none">Local Government (LG) reaches out to SCE Account Manager, Region Manager or BCD Street Light Team for acquisition process informationSCE provides valuation process overview and reviews current inventory
Stage 2 Invoicing and Payment	<ul style="list-style-type: none">LG reviews Inventory and determines feasibility to pay for valuation servicesSCE invoices LG \$10,000 for valuation work and places LG into valuation queue upon receiving payment
Stage 3 Valuation Coordination and Kickoff	<ul style="list-style-type: none">Kick-off meeting held with LG to review field inventory processLG participates in ride along with SCE to understand field work and valuation methodology
Stage 4 Evaluation Field Inventory	<ul style="list-style-type: none">SCE performs valuation inventory of street lights, over head conductor, wood pole counts, etc...SCE compiles results and presents LG with an estimated sales price
Stage 5 Sales Terms Development and CPUC Filing	<ul style="list-style-type: none">LG confirms desire to move forward with purchase and enters into Sales Terms development with SCESCE and LG submit 851 Application or Advice Letter to CPUC for review and approval of sale
Stage 6 Asset Transfer	<ul style="list-style-type: none">Following CPUC approval of sale, SCE and LG enter into transition phase of assetsBroken out by phases agreed upon by SCE and the LG, the street light system is systematically physically transferred over to LG and rate changed from LS-1 to LS-2

Differences in Tariffs

LS-1 vs. LS-2 Monthly Cost Comparison- 100W HPSV lamp

- The LS-1 to LS-2 rate differential is entirely facilities related
- Energy is 40kWh/month charged at \$0.0805/kWh for LS-1 & LS-2





Who to Contact

- John King – Manager, Street Light Projects

John.King@sce.com

626-278-4057

Stanton, CA Street Lighting Conversion

Project Summary Sheet

Tuesday, July 19, 2016

	Existing	Annual Costs + Savings		Final Project Costs	
		New	Savings		
Annual kWh	484,148	144,950	339,198	Total Retrofit Cost	\$2,048,401
Annual Energy	\$174,438	\$48,209	\$126,229	Total Rebate Incentive	\$98,118
Annual Maintenance	\$0	\$9,235	-\$9,235	Net Project Cost	\$1,950,283
Annual CO2 Emissions (lbs)	253,694	75,954	177,740		
		20-Year Costs + Savings		Simple Payback (Years)	
		New	Savings	Total Project Cost	Net Project Cost
20-Year Energy	\$4,687,216	\$1,295,398	\$3,391,818	Energy Savings Only	15.45
20-Year Maintenance	\$0	\$270,666	-\$270,666		
20-Year Energy + Maintenance	\$4,687,216	\$1,566,064	\$3,121,152		
Loan Payments	\$0	\$0	\$0		
Rebate Incentive	\$0	-\$98,118	\$98,118		
Grand Total	\$4,687,216	\$1,467,946	\$3,219,270		

CITY OF STANTON

REPORT TO CITY COUNCIL

TO: Honorable Mayor and City Council

DATE: July 26, 2016

SUBJECT: CONSIDERATION OF AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS

REPORT IN BRIEF:

The Council previously directed staff to amend the City's Business Licenses and Regulations Ordinance to require business license applicants to, among other things, verify that the applicant or business had not previously been convicted of illegal activity in other jurisdictions that relate to the proposed business. The proposed ordinance requires business license applicants to verify the applicant and business' past conduct in other jurisdictions and provides a procedure to deny or revoke business licenses if certain requirements are not met. Moreover, the proposed ordinance cleans up several provisions of Chapter 5.04.

RECOMMENDED ACTIONS:

1. City Council consider proposed Ordinance No. 1056, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS";
2. Find that Ordinance No. 1056 is exempt from CEQA pursuant to Section 15061(b)(3), because there is no possibility that the proposed Ordinance will have a significant effect on the environment; and
3. Conduct first reading of Ordinance No. 1056 "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS" and set the Ordinance for second reading and adoption at the August 9, 2016 meeting.

BACKGROUND:

Previously, staff received direction from the City Council to update Stanton Municipal Code

Chapter 5.04, the City's "Business Licenses and Regulations." Among other things, some Council members were concerned that some businesses with a history of misconduct or illegal activity in other jurisdictions have, or would try to establish a business in the City.

ANALYSIS/JUSTIFICATION:

I. *Amendments relating to unlawful activity at the business:*

Per the Council's direction, staff has prepared an ordinance for the Council to consider, which includes requiring new business applicants wishing to locate in the City to verify whether:

- The applicant and his or her business entity has been convicted of a misdemeanor or felony in connection with the operation of the same or substantially the same business operation in the three years preceding the date of the business application; and
- The applicant and his or her business entity has had a license, permit, or other entitlement revoked in connection with the operation of the same or substantially the same business operation in the three years preceding the date of the business application.

The proposed ordinance provides that if the applicant or business has been convicted, or has had a license or permit revoked under the circumstances described above, then the City may deny or revoke a business license. Additionally, the proposed ordinance allows the City to revoke a business license if the applicant, business entity, or business owner, operator, or manager have been convicted of a misdemeanor or felony relating to business operations in the City. Finally, the proposed ordinance allows the City to revoke a business license if "more than two (2) verified police reports of a disturbance of the peace, disorderly conduct, or arrests have been made regarding the business within any six (6) month period."

To ensure the applicant or business' due process rights are protected, the proposed ordinance gives the applicant certain notice and hearing rights if the City denies the issuance of a business license or revokes an existing business license.

II. *General clean-up amendments*

In addition, staff proposes several other amendments to generally clean-up Chapter 5.04. One proposed provision exempts businesses that only do business within the City of Stanton from business license fees. In other words, businesses that do business with the City and even one other Stanton individual or business would be required to pay the business license fees. This revision was prompted by some businesses that only do business with the City and found it cost prohibitive to do so because of the business license fees. To encourage those businesses to continue doing business within the City, staff proposes this fee waiver.

Other clean-up provisions include revising language to, among other things, clarify existing business use, incorporate businesses utilizing current technologies, and adjust the timing of contractor licenses. For example, contractor business licenses will move to a calendar-based license similar to all other current business types instead of the license being active one year from the date of purchase. This new language allows contractors to pay only half of the license tax if they establish their business license in the second half of the year.

FISCAL IMPACT:

The proposed amendments will result in a reduction of staff time and a simplification of the business license renewal process. The fee waiver impacting City-only contracted vendors will result in an annual estimated \$7,000 reduction in vehicle wheel tax receipts and the contractor business license modification will result in a one-time estimated \$10,000 reduction in contractor receipts for the extension of current business licenses.

ENVIRONMENTAL IMPACT:

In accordance with the requirements of the CEQA, this project has been determined to be exempt under Section 15061(b)(3).

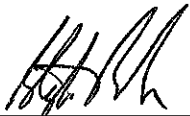
PUBLIC NOTIFICATION:

Notice of this agenda item was made available through the regular agenda-posting process.

STRATEGIC PLAN IMPLEMENTATION:

- 4 – Ensure Fiscal Stability and Efficiency in Governance
- 6 – Maintain and Promote a Responsive, High Quality and Transparent Government

Prepared By:

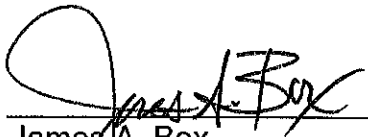


Stephen M. Parker, CPA
Administrative Services
Director

Reviewed by:

Matthew E. Richardson
City Attorney

Approved by:



James A. Box
City Manager

Attachments:

- A. Ordinance No. 1056
- B. Redline of Business License Municipal Code changes

ORDINANCE NO. 1056

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF STANTON, CALIFORNIA, AMENDING CHAPTER 5.04 OF TITLE 5 OF THE STANTON MUNICIPAL CODE RELATING TO BUSINESS LICENSES AND REGULATIONS

WHEREAS, the City of Stanton ("City") is authorized under its police powers to ensure that all businesses operating in the City comply with all local, state and federal laws at all times during the business licensing process; and

WHEREAS, the City's Municipal Code includes comprehensive regulations on commencing, conducting, carrying on, or engaging in any business in the City, including the requirement of a business license generally; and

WHEREAS, the City Council desires to amend certain provisions of its comprehensive business license provisions for added clarity; and

WHEREAS, specifically, the City Council desires to amend a provision of its comprehensive business license provisions to provide additional means of identifying a person who is conducting a business in the City; and

WHEREAS, the City Council further desires to add a provision to its comprehensive business license provisions to exclude from business license fees any person who only conducts business within the territorial limits of the City, with the City of Stanton, exclusively; and

WHEREAS, such exemption of business license fees for any person who only conducts business within the territorial limits of the City, with the City of Stanton, exclusively, is a benefit to the public because such business licensing fees are oftentimes cost prohibitive to businesses that conduct business with the City of Stanton, exclusively, and such business licensing fees may discourage such persons from doing business with the City of Stanton; and

WHEREAS, such exemption of business license fees for any person who only conducts business within the territorial limits of the City, with the City of Stanton, exclusively may encourage more businesses to conduct business with the City of Stanton; and

WHEREAS, the City Council further desires to add a provision to its comprehensive business license provisions to require business license applicants to include with their business license applications a verification of the person or business entity's past conduct; and

WHEREAS, the City Council also wishes to add a provision to its comprehensive business license provisions to allow the City to deny the issuance of a business license when a person or business has been convicted of a crime relating to the business or had a license, permit, or other entitlement revoked relating to the business; and

WHEREAS, in addition, the City Council wishes to add a provision to its comprehensive license provisions to all the City to revoke a business license when the associated person or business entity has been convicted of a crime relating to the business; and

WHEREAS, such authority to deny or revoke a business license due to previous or current criminal or otherwise harmful activity by the person or business establishment is necessary to preserve the health, safety, and welfare of residents who should will be harmed by business establishments or operations that operate in violation of the law; and

WHEREAS, though the City has the authority to deny or revoke business licenses, the City recognizes the business' due process rights to notice and a hearing regarding a denial or revocation of a business license; and

WHEREAS, on July 26, 2016, the City Council considered the staff report, recommendations by staff and the City Attorney, and public comment regarding amendments to Chapter 5.04 of Title 5 of the Stanton Municipal Code relating to business licenses and regulations; and

WHEREAS, all other legal prerequisites to the adoption of this Ordinance have occurred.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF STANTON DOES ORDAIN AS FOLLOWS:

SECTION 1. CEQA. The City Council finds that this Ordinance is exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) as the activity is covered by the general rule that CEQA applies only to projects which have the potential for causing significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA.

SECTION 2. Section 5.04.010, entitled, "License required" of Chapter 5.04 of Title 5 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read in its entirety as follows:

"5.04.010 License required.

A. It is unlawful for any person, either for himself or for any other person, to commence, conduct, carry on, or engage in any business in this chapter specified, in the city without first having procured a license from the city so to do, or without complying with any and all regulations of such business contained in this chapter; and the carrying on of any business without first having procured a license from the city so to do, or without complying with any and all regulations of this chapter, constitutes a separate violation of this chapter for each and every day that such business is carried on or conducted.

B. When any person, by the use of signs, circulars, cards, telephone directories, social media, online marketing, or newspapers, advertises, holds out, or represents that he is commencing, conducting, carrying on, or engaging in business in the city, or when any person holds an active license or permit issued by a governmental agency indicating that he is commencing, conducting, carrying on, or engaging in business in the city, such facts shall be considered prima facie evidence that such person is commencing, conducting, carrying on, or engaging in business in the city."

SECTION 3. A new Section 5.04.110, entitled, "Business conducted exclusively with city" is hereby added to Chapter 5.04 of Title 5 of the Stanton Municipal Code to read in its entirety as follows:

"5.04.110 Business conducted exclusively with city.

The provisions of this chapter shall not require the payment of a license fee by any person who only commences, conducts, carries on, or engages in business within the territorial limits of the city with the City of Stanton, exclusively. Any person who commences, conducts, carries on, or engages in business within the territorial limits of the city with the City of Stanton and with any one or more other persons, corporations, organizations, or businesses in the City of Stanton shall be subject to the applicable license fee."

SECTION 4. A new Section 5.04.205, entitled, "Verification of past conduct" is hereby added to Chapter 5.04 of Title 5 of the Stanton Municipal Code to read in its entirety as follows:

"5.04.205 Verification of past conduct.

Every person who seeks a business license from the city pursuant to this chapter shall be required to file a verified statement with the city, signed under penalty of perjury, that:

A. The person or the business entity has not been convicted in a court of competent jurisdiction of any crime or misdemeanor or felony offense which directly relates to the operation or conduct of a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application; and

B. The person or the business entity has not had revoked any business license or any establishment, owner, or operator license or permit for a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application."

SECTION 5. A new Section 5.04.206, entitled, "Grounds for denial or revocation" is hereby added to Chapter 5.04 of Title 5 of the Stanton Municipal Code to read in its entirety as follows:

"5.04.206 Grounds for denial or revocation.

A. The city shall have grounds to deny the issuance of a business license or revoke an existing business license when:

1. The applicant has failed to verify past conduct, as provided in subsections (A) and (B) of Section 5.04.205, or has made any false statement related to such verification;

2. The applicant, his or her business entity, or the business' owner, operator, or manager has been convicted in a court of competent jurisdiction of any crime or misdemeanor or felony offense which directly relates to the operation or conduct of a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application; or

3. The applicant, his or her business entity, or the business' owner, operator, or manager has had revoked any business license or any establishment, owner, or operator license or similar permit for a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application.

B. The city shall also have grounds to revoke a business license when:

1. The applicant, his or her business entity, or the business' owner, operator, or manager has been convicted in a court of competent jurisdiction of any crime or misdemeanor or felony offense which directly relates to the operation or conduct of the business for which the business license was granted by the city; or

2. More than two (2) verified police reports of a disturbance of the peace, disorderly conduct, or arrests have been made regarding the business within any six (6) month period."

SECTION 6. A new Section 5.04.207, entitled, "Appeals from denial of business license" is hereby added to Chapter 5.04 of Title 5 of the Stanton Municipal Code to read in its entirety as follows:

"5.04.207 Appeals from denial of business license.

A. An applicant may appeal the denial of a business license to a hearing officer by filing with the city clerk a notice of appeal within 15 (fifteen) days from the date the notice of denial was issued. The appeal shall set forth the reasons why the notice of denial should be overturned and shall also be filed with any applicable appeal fee, as adopted via Council resolution. Upon receiving the appeal request, a hearing officer shall be selected using the criteria in Chapter 1.12. The hearing officer shall set a time and place for hearing the appeal and notify the applicant and city. At the *de novo* appeal hearing, the city and the applicant, business owner, or business operator may each provide testimony and evidence relating to why the appeal should be affirmed or denied. Within seven (7) days of the conclusion of the hearing or any continued hearing, the hearing officer shall render a decision affirming or denying the business license denial, based on whether substantial evidence demonstrates that the grounds set forth in Section 5.04.206 have been met. The applicant, business owner, or business operator shall be given written notice of the hearing officer's decision by registered mail, and the notice shall state with specificity the reasons for the hearing officer's decision.

B. The action of the hearing officer shall be final and appealable to the Superior Court of the state of California pursuant to Code of Civil Procedure Section 1094.5."

SECTION 7. Section 5.04.600, entitled, "Contractors and subcontractors" of Chapter 5.04 of Title 5 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read in its entirety as follows:

"5.04.600 Contractors and subcontractors.

A. The term "contractor," "subcontractor," and "specialty contractor" are defined as they are used in the California Contractor's License Law.

B. Every person, firm or corporation conducting, managing, or carrying on the business of constructing, repairing, or adding to any house, buildings, or structures, as a general contractor, or who is licensed by the state as a general contractor, shall pay a fee of sixty dollars per year.

C. Every person, firm or corporation conducting, managing, or carrying on the business of electric wiring contractor, engaged in the business of installing electric wires and electric lighting or heating fixtures, or constituting a master electrician within the meaning of the electric code of the city, shall pay a fee of forty dollars per year.

D. Every person, firm or corporation conducting, managing, or carrying on the business of plumbing, lathing or plastering, cement, concrete, or brick work, as a contractor shall pay a fee of forty dollars per year.

E. Every person, firm or corporation conducting, managing, or carrying on any other line of contract business not mentioned herein, including all subcontractors, and specialty contractors shall pay a fee of forty dollars per year."

SECTION 8. Section 5.04.790, entitled, "Vehicle wheel tax" of Chapter 5.04 of Title 5 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read in its entirety as follows:

"5.04.790 Vehicle wheel tax.

A. Foods. Every person engaged in, managing, conducting or carrying on the business of selling at retail or to the ultimate consumer, or to persons, firms or corporations not regularly engaged in or carrying on such lines of business, from trucks, or other vehicles, meals, game, poultry, fish, honey, cheese, coffee, pickles, fruits, vegetables, groceries, bread, crackers, cake, pies, bakery goods, ice cream, frozen malts, frozen confections, or other products not specified in any other section of this chapter, and operating from other than a fixed place of business in the business or industrial zone, and which business is not upon the tax rolls of the city, shall pay forty dollars per year.

B. Milk Route From Outlying Source. Every person engaged in, managing, conducting or carrying on the business of selling or delivery at retail or to the ultimate consumer, or to any person, firm or corporation not regularly engaged in or carrying on such line of business, milk, cream or dairy products, and operating from other than a fixed place of business in the business or industrial zone and which business is not upon the tax rolls of the city, shall pay forty dollars per year.

C. Laundries, Dry Cleaning. Every person engaged in, operating, managing, or conducting a laundry, or cleaning, sponging, pressing or dry cleaning business from other than a fixed place of business within the city, and who carries on or engages in the business of collecting laundry or soliciting orders for laundry business in the city, or cleaning, sponging, pressing, or dry cleaning, shall pay the sum of forty dollars per year.

D. General. Every person not specifically mentioned in any other section of this chapter engaged in, managing, conducting or carrying on the business of driving or operating any cart, wagon, auto, auto truck, auto tank, wagon or other vehicle, used for the transportation of baggage, freight, household goods, merchandise, pipe, sand, machinery or other articles of commodity, or providing any repair, maintenance, etc. type of service within the city and not having a fixed place of business, shall pay forty dollars per year, provided that this subsection shall not apply to any person paying a license fee under any other section of this chapter in connection with the same business for which the truck or vehicle is used, and further provided that vehicles delivering such items to businesses within the city intended for resale are not required to secure a license."

SECTION 9. A new Section 5.04.865, entitled, "Business license revocation procedure" is hereby added to Chapter 5.04 of Title 5 of the Stanton Municipal Code to read in its entirety as follows:

"5.04.865 Business license revocation procedure.

A. If the city manager or his or her designee determines that there are grounds to revoke a business license, as provided under Section 5.04.206, the city manager or his or her designee may provide a notice of revocation to the business owner or operator. The notice shall state the reasons why the business license is being considered for revocation, and a hearing officer shall be selected using the criteria in Chapter 1.12 to determine whether the business license should be revoked. Within forty-five (45) days of a hearing officer being selected, the hearing officer shall provide the city and business owner or operator a notice of hearing before the hearing officer, providing the date and time of the revocation hearing. The notice of hearing shall be provided to the business owner or operator at least seven (7) days before the hearing. At the *de novo* revocation hearing, the city and the business owner or operator may each present evidence supporting why the business license should or should not be revoked. The hearing officer shall consider the evidence and decide whether or not to revoke the business license. The hearing officer shall not revoke the business license if substantial evidence demonstrates that the criteria in Section 5.04.206 has not been met. The hearing officer may revoke the business license if substantial evidence demonstrates that the criteria in Section 5.04.206 has been met. Within ten (10) days of the hearing or continued hearing, the hearing officer shall provide a notice of decision to the city and the business owner or operator. The action of the hearing officer shall be final and appealable to the Superior Court of the state of California pursuant to Code of Civil Procedure Section 1094.5.

B. The city's remedies, as provided in this Section 5.04.865, are in addition to any other legal, civil, or administrative remedies provided under this Code."

SECTION 10. Section 5.04.870, entitled, "Penalty for violation" of Chapter 5.04 of Title 5 of the Stanton Municipal Code is hereby deleted in its entirety and restated to read in its entirety as follows:

"Section 5.04.870 Penalty for violation.

A. It is unlawful for any person to violate any provision or to fail to comply with any of the requirements of this chapter.

B. Any person violating any provision hereof shall be charged in accordance with Section 1.04.085 of this code and upon conviction shall be punished in accordance therewith."

SECTION 11. If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance for any reason is held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, subdivision, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

SECTION 12. The City Clerk shall certify as to the adoption of this Ordinance and shall cause a summary thereof to be published within fifteen (15) days of the adoption and shall post a Certified copy of this Ordinance, including the vote for and against the same, in the Office of the City Clerk, in accordance with Government Code Section 36933.

SECTION 13. This Ordinance shall become effective thirty (30) days following its adoption.

PASSED, APPROVED, AND ADOPTED this 9th day of August, 2016.

BRIAN DONAHUE, MAYOR

ATTEST:

PATRICIA A. VAZQUEZ, CITY CLERK

APPROVED AS TO FORM

MATTHEW E. RICHARDSON, CITY ATTORNEY

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.
CITY OF STANTON)

I, PATRICIA A. VAZQUEZ, City Clerk of the City of Stanton, California, do hereby certify that the foregoing Ordinance No. 1056 was introduced at a regular meeting of the City Council of the City of Stanton, California, held on the 26th day of July, 2016, and was duly adopted at a regular meeting of the City Council held on the 9th day of July, 2016, by the following roll-call vote, to wit:

AYES: COUNCILMEMBERS: _____

NOES: COUNCILMEMBERS: _____

ABSENT: COUNCILMEMBERS: _____

ABSTAIN: COUNCILMEMBERS: _____

PATRICIA A. VAZQUEZ, CITY CLERK

Redline to Business License Ordinance

Legend:

Deletions are in ~~striketrough~~

Additions are underlined and red

Added or amended sections are **highlighted**

“Chapter 5.04 LICENSES

Sections:

5.04.010 License required.

5.04.020 Branch establishments.

5.04.030 Concessions.

5.04.040 Unlawful business.

5.04.050 When permit prerequisite to license.

5.04.060 Charity purpose—Nonprofit activity.

5.04.070 Entertainment proceeds retained locally.

5.04.080 Receipts to organization.

5.04.090 Need for permit.

5.04.100 State, federal exemptions.

5.04.110 Business conducted exclusively with city.

5.04.120 Agricultural products—Sale by grower.

5.04.130 Professional calls to city.

5.04.140 Compliance with ordinances.

5.04.150 Transfer of free license.

5.04.160 Interstate commerce—Affidavit.

5.04.170 Contents of affidavit.

5.04.180 Attached copy of order form.

5.04.190 Issuance of free license.

5.04.200 Application prerequisite—Form.

5.04.205 Verification of past conduct.

5.04.206 Grounds for denial or revocation.

5.04.207 Appeals from denial of business license.

5.04.210 Statement for issuance of first license.

5.04.220 Statement for issuance of renewal license.

5.04.230 Effect of statement.

5.04.240 Failure to make statement.

5.04.250 Duty to issue license.

5.04.260 Effect of mistake by city.

5.04.270 Unpaid fees as bar to further license.

5.04.280 Duplicate license—Fee.

5.04.290 Transfer of license.

5.04.300 Time, place, medium of payment.

5.04.310 License period.

5.04.320 Posting and exhibiting license.

5.04.330 Duty to enforce and investigate.
5.04.340 Entry to inspect—Exhibition of license.
5.04.350 Penalty for nonpayment of annual license.
5.04.360 Penalty for nonpayment of daily license.
5.04.370 License a debt due city.
5.04.380 Conviction for violation not waiver of license.
5.04.390 Duty to issue complaints.
5.04.400 Refunds.
5.04.410 Permit from city council required.
5.04.420 Activities and businesses needing permit from council.
5.04.430 Manufacturing, wholesaling.
5.04.440 Retail sales and other businesses not specifically licensed.
5.04.450 Professional, semiprofessional, connected business.
5.04.460 Rental units.
5.04.480 Commercial and industrial properties.
5.04.490 Amount of license to be paid on fixed basis.
5.04.500 Advertising structures.
5.04.510 Amusements and amusement devices.
5.04.520 Auctions.
5.04.530 Baths and/or massage parlors.
5.04.540 Barbershops and beauty parlors.
5.04.550 Barber schools and beauty schools.
5.04.560 Boxing and wrestling exhibitions.
5.04.570 Boats, buses, campers, automobiles, mobile homes, motorcycles, trailers, trucks, equipment and similar items.
5.04.580 Buses, taxicabs and ambulances.
5.04.590 Billposting, signposting, directional signs.
5.04.600 Contractors and subcontractors.
5.04.610 Child care centers, nursery schools, preschools.
5.04.620 Dancehall and occasional dance.
5.04.630 Dancing school or academy, etc.
5.04.640 Detective agencies and merchant police.
5.04.650 Entertainment.
5.04.660 Fire sales, bankrupt sales, closeout sales.
5.04.680 Handbills, samples, distribution of.
5.04.690 Itinerant merchants.
5.04.700 Convalescent homes and rest homes.
5.04.710 Junk dealer or collector.
5.04.720 Mobile home parks.
5.04.730 Peddler.
5.04.740 Newspapers.
5.04.750 Photographers—Transient.
5.04.760 Pawnbrokers.
5.04.770 Tool sharpener.
5.04.780 Private postal delivery.
5.04.790 Vehicle wheel tax.

- 5.04.800 Coin-operated machines.
- 5.04.810 Fees—No regular place of business.
- 5.04.820 Fortunetelling, hypnotism, etc.
- 5.04.830 Tip sheets.
- 5.04.840 Canvassers and solicitors.
- 5.04.850 Technical or trade schools.
- 5.04.860 Public utilities.
- 5.04.865 Business license revocation procedure.
- 5.04.870 Penalty for violation.

5.04.010 License required.

A. It is unlawful for any person, either for himself or for any other person, to commence, conduct, carry on, or engage in any business in this chapter specified, in the city without first having procured a license from the city so to do, or without complying with any and all regulations of such business contained in this chapter; and the carrying on of any business without first having procured a license from the city so to do, or without complying with any and all regulations of this chapter, constitutes a separate violation of this chapter for each and every day that such business is carried on or conducted.

~~B. Any person using his home address as a business address for registration of a resale permit number or for telephone shall be required to obtain a business license for this purpose. (Prior code § 5.04.010)~~

B. When any person, by the use of signs, circulars, cards, telephone directories, social media, online marketing, or newspapers, advertise, hold out, or represent that he is commencing, conducting, carrying on, or engaging in business in the city, or when any person holds an active license or permit issued by a governmental agency indicating that he is commencing, conducting, carrying on, or engaging in business in the city, such facts shall be considered prima facie evidence that such person is commencing, conducting, carrying on, or engaging in business in the city.

5.04.020 Branch establishments.

Separate licenses must be obtained for each branch establishment or location of the business engaged in, and such license shall authorize the licensee to engage only in the business licensed thereby at the location or in the manner designated in such license; provided, that warehouses and distributing plants not opened to the public used in connection with and incidental to a business licensed shall not be deemed to be a separate place of business or branch established.

5.04.030 Concessions.

Every person who operates any business, whether upon a cost, rental or commission basis, as a concession or upon rented floor space in or upon the premises of any person licensed under any provision of this chapter shall be required to pay the license fee and obtain a separate and independent license certificate pursuant to the appropriate provisions of this chapter and shall be subject to all the provisions of this chapter.

5.04.040 Unlawful business.

The payment of a license fee and its acceptance by the city and the issuance of a license to any person shall not entitle the holder thereof to conduct any business in or on any building or premises designated in such license in the event that such building or premises is situated in a locality in which the conduct of such business is in violation of any law or ordinance, nor to conduct any business for which a permit is required as a prerequisite to the conduct of such business, nor to conduct any illegal or unlawful business.

5.04.050 When permit prerequisite to license.

No license shall be issued when the provisions of this chapter or of some other ordinance of the city require a permit to be obtained as a prerequisite to engaging in or conducting such business, until such permit is first applied for and obtained. Any license issued in violation of the provisions of this section shall be void.

5.04.060 Charity purpose—Nonprofit activity.

This chapter shall not require the payment of a license fee to conduct, manage or carry on any business, occupation or activity conducted, managed or carried on wholly for the benefit of charity, from which no profit is derived, whether directly or indirectly.

5.04.070 Entertainment proceeds retained locally.

No license shall be required for the conducting of any entertainment, concert, exhibition, or lecture on scientific, historical, literary, religious or moral subject, if the receipts of such entertainment, concert, exhibition, or lecture are to be used for any school, church or benevolence within the city.

5.04.080 Receipts to organization.

No license shall be required for the conducting of any entertainment, dance, concert, exhibition or lecture by any religious, charitable, fraternal, educational, military, state, county or municipal organization or association, if the receipts from such entertainment, dance, concert, exhibition or lecture are to be used for the purpose for which such association or organization was formed and from which profit is not derived, either directly or indirectly, by any person.

5.04.090 Need for permit.

Nothing contained in Sections 5.04.060 through 5.04.190 shall be deemed to exempt any person, association, or organization from first obtaining a permit from the council to conduct, manage, or carry on any such entertainment, concert, exhibition, lecture, dance, occupation, business or activity.

5.04.110 Business conducted exclusively with city.

The provisions of this chapter shall not require the payment of a license fee by any person who only commences, conducts, carries on, or engages in business within the territorial limits of the city with the City of Stanton, exclusively. Any person who commences, conducts, carries on, or engages in business within the territorial limits of

the city with the City of Stanton and with any one or more other persons, corporations, organizations, or businesses in the City of Stanton shall be subject to the applicable license fee.

5.04.100 State, federal exemptions.

A. Nothing contained in this chapter shall apply to any business or occupation exempt from taxation under the laws and Constitution of the state, or the laws and Constitution of the United States.

B. Any person claiming an exemption pursuant to this section shall file a sworn statement with the director of finance stating the facts upon which exemption is claimed, and in the absence of such substantiating statement, such person shall be liable for the payment of a business license.

5.04.120 Agricultural products—Sale by grower.

The provisions of this chapter shall not require the payment of a license fee by any person peddling, exclusively, any agricultural products raised by him.

5.04.130 Professional calls to city.

This chapter shall not require the payment of license fee by any doctor, lawyer, architect, or other professional person not having a fixed place of business within the city, who is called upon to come to the city to render service.

5.04.140 Compliance with ordinances.

Nothing in Sections 5.04.060 through 5.04.130 shall exempt any person from complying with other ordinances of the city.

5.04.150 Transfer of free license.

No license exempt from fee is transferable.

5.04.160 Interstate commerce—Affidavit.

Every peddler, solicitor or other person claiming to be entitled to exemption from payment of a license fee because he is engaged in commerce with foreign nations or between the several states, shall file a verified statement with the city to support his claim.

5.04.170 Contents of affidavit.

Such statement shall show:

- A. The name and location of the person for whom the orders are to be solicited;
- B. The name of the nearest local or state manager, if any, and his address;
- C. The kind of goods to be delivered;
- D. The place from which the same are to be shipped;
- E. The method of soliciting;
- F. The location of any warehouse, factory or plant within the state;
- G. The method of delivery;
- H. The name and address of the applicant;

I. Resale permit number;
and any other facts necessary to establish such claim of exemption.

5.04.180 Attached copy of order form.

A copy of the order blank, contract form, or other papers used by such person in taking orders, shall be attached to the affidavit for the information of the city.

5.04.190 Issuance of free license.

If it appears that applicant is entitled to such exemption, the city shall forthwith issue a free license.

5.04.200 Application prerequisite—Form.

Before a license is issued to any person, he shall make written application therefor to the city upon a form to be provided by the city.

5.04.205 Verification of past conduct.

Every person who seeks a business license from the city pursuant to this chapter shall be required to file a verified statement with the city, signed under penalty of perjury, that:

A. The person or the business entity has not been convicted in a court of competent jurisdiction of any crime or misdemeanor or felony offense which directly relates to the operation or conduct of a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application; and

B. The person or the business entity has not had revoked any business license or any establishment, owner, or operator license or similar permit for a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application.

5.04.206 Grounds for denial or revocation.

A. The city shall have grounds to deny the issuance of a business license or revoke an existing business license when:

1. The applicant has failed to verify past conduct, as provided in subsections (A) and (B) of Section 5.04.205, or has made any false statement related to such verification;

2. The applicant, his or her business entity, or the business' owner, operator, or manager has been convicted in a court of competent jurisdiction of any crime or misdemeanor or felony offense which directly relates to the operation or conduct of a business of the same or substantially same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application; or

3. The applicant, his or her business entity, or the business' owner, operator, or manager has had revoked any business license or any establishment, owner, or operator license or similar permit for a business of the same or substantially

same type as the business for which a license is sought from the city in the three (3) years immediately preceding the date of the business license application.

B. The city shall also have grounds to revoke a business license when:

1. The applicant, his or her business entity, or the business' owner, operator, or manager has been convicted in a court of competent jurisdiction of any crime or misdemeanor or felony offense which directly relates to the operation or conduct of the business for which the business license was granted by the city; or

2. More than two (2) verified police reports of a disturbance of the peace, disorderly conduct, or arrests have been made regarding the business within any six (6) month period.

5.04.207 Appeals from denial of business license.

A. An applicant may appeal the denial of a business license to a hearing officer by filing with the city clerk a notice of appeal within 15 (fifteen) days from the date the notice of denial was issued. The appeal shall set forth the reasons why the notice of denial should be overturned and shall also be filed with any applicable appeal fee, as adopted via Council resolution. Upon receiving the appeal request, a hearing officer shall be selected using the criteria in Chapter 1.12. The hearing officer shall set a time and place for hearing the appeal and notify the applicant and city. At the *de novo* appeal hearing, the city and the applicant, business owner, or business operator may each provide testimony and evidence relating to why the appeal should be affirmed or denied. Within seven (7) days of the conclusion of the hearing or any continued hearing, the hearing officer shall render a decision affirming or denying the business license denial, based on whether substantial evidence demonstrates that the grounds set forth in Section 5.04.206 have been met. The applicant, business owner, or business operator shall be given written notice of the hearing officer's decision by registered mail, and the notice shall state with specificity the reasons for the hearing officer's decision.

B. The action of the hearing officer shall be final and appealable to the Superior Court of the state of California pursuant to Code of Civil Procedure Section 1094.5.

5.04.210 Statement for issuance of first license.

Every applicant for a first license shall furnish to the city a written statement containing such information as the city may require to determine the classification of the applicant.

5.04.220 Statement for issuance of renewal license.

The applicant for the renewal of a license shall furnish to the city a written statement containing such information as the city may require to determine the amount of the license fee to be paid by the applicant.

5.04.230 Effect of statement.

No such statement shall be conclusive upon the city, nor prevent recovery of any fee properly due.

5.04.240 Failure to make statement.

If any person required to make such statement shall fail to do so, such person shall be required to pay a license at the maximum rate prescribed in this chapter for the business carried on by such person.

5.04.250 Duty to issue license.

Upon compliance with this chapter and payment of the required license fee, it shall be the duty of the director of finance to issue license and to state upon the face of each license receipt the following:

- A. The name of the person to whom the same is issued;
- B. The kind of business licensed;
- C. The amount paid;
- D. The location of such business;
- E. The date of expiration of such license.

Each license issued shall be countersigned by a designated city employee.

5.04.260 Effect of mistake by city.

No mistake by the city in stating the amount of a license fee shall prevent the collection by the city of the amount properly due.

5.04.270 Unpaid fees as bar to further license.

No license for any succeeding, current or unexpired license period shall be issued to any person who, at the time of application for any license, is indebted to the city for any unpaid license fee.

5.04.280 Duplicate license—Fee.

Upon payment of a fee of five dollars, a licensee whose license certificate has been lost or destroyed shall be issued a new certificate.

5.04.290 Transfer of license.

No license shall be transferred or assigned except that a licensee may make a change in the fictitious business name and a license may be transferred to another location upon payment of a five-dollar transfer fee.

5.04.300 Time, place, medium of payment.

All license fees shall be paid in advance in lawful money of the United States at the office of the director of finance.

5.04.310 License period.

Except as otherwise provided in this chapter, all licenses required under this chapter shall be for terms and shall be due and payable as follows:

- A. The term of annual licenses shall be one year, beginning January 1st of each year;
- B. All license fee shall be due and payable on the first day of the license term for which the license is required. Daily licenses shall be due and payable each day in advance;

C. On July 1st of each calendar year the fee for the balance of the year for a new license shall be reduced by one-half.

5.04.320 Posting and exhibiting license.

All licenses must be kept and posted in the following manner:

A. Any licensee transacting and carrying on business at a fixed place of business in the city shall keep the license posted in a conspicuous place upon the premises where such business is carried on;

B. Any licensee transacting and carrying on business but not operating at a fixed place of business in the city shall keep the license upon his person at all times while transacting and carrying on such business.

5.04.330 Duty to enforce and investigate.

The director of finance, his deputies, the fire chief or his designee, and all police officers of the city are appointed license inspectors. They may investigate all places of business and all persons engaged in or carrying on any business in the city. They shall enforce this chapter.

5.04.340 Entry to inspect—Exhibition of license.

The director of finance, his deputies, the fire chief or his designee and police officers may enter free of charge at any time any place of business for which a license is required and demand the exhibition of such license by any person in charge of such place of business; and if such person shall then and there fail to exhibit such license upon demand, then the person carrying on or engaging in such business shall be in violation of this chapter.

5.04.350 Penalty for nonpayment of annual license.

Every annual license fee which is not paid within thirty days from its due date is delinquent, and the director of finance shall collect the license fee plus a penalty of ten percent of the license fee in the event payment is made within a thirty-day period from the date the said license fee is delinquent. In the event the license fee is not paid within thirty days from the original date of its delinquency as determined pursuant to the provisions of this section, a like penalty of ten percent of the license fee shall be added on the first day of each month thereafter until such fee and accumulated penalty shall be paid; provided, however, that the amount of such total penalty to be added shall not exceed the amount of the license fee due.

5.04.360 Penalty for nonpayment of daily license.

Every daily license fee which is not paid on the day when the same is due is delinquent, and the director of finance shall collect the license fee plus a fifty percent penalty. If payment is not made within ten days from the due date, the penalty shall be increased to one hundred percent.

5.04.370 License a debt due city.

License fees and penalties are a debt to the city. Any person carrying on any business without having procured a license from the city is subject to action in the name of the city in any court of competent jurisdiction.

5.04.380 Conviction for violation not waiver of license.

Conviction for violation of this chapter shall not excuse payment of any license fee.

5.04.390 Duty to issue complaints.

City employees directed to enforce this chapter shall cause complaints to be issued against violators.

5.04.400 Refunds.

A. On the order of the city council, any license fees or penalties, or portion thereof, may be refunded if they were:

1. Paid more than once;
2. Erroneously or illegally collected;
3. Paid in an amount in excess of the amount due;
4. If for some legitimate cause the applicant is unable to commence business, a refund may be made less a five dollar service fee.

B. Whenever a person desires a refund for any of the reasons set forth in subsection A, it shall be a precondition to receiving a refund that a claim in writing be submitted, stating, under penalty of perjury, the specific grounds upon which the claim is founded. The claim shall be filed with the business license tax administrator or the city clerk and shall be filed within one year of the date of payment. The claim shall be on forms furnished by either the tax administrator or the city clerk.

5.04.410 Permit from city council required.

The business enumerated as follows in this chapter shall require a permit from the council before a license is issued.

5.04.420 Activities and businesses needing permit from council.

The activities and businesses for which a permit from the council is required are those designated in Sections 5.04.060 through 5.04.190, Sections 5.04.430 through 5.04.450, subsections B through J of Section 5.04.510, Sections 5.04.520, 5.04.530, 5.04.560, 5.04.580, 5.04.620, 5.04.640, 5.04.650, 5.04.660, 5.04.750 and 5.04.760.

5.04.430 Manufacturing, wholesaling.

Every person conducting, managing or carrying on a business at wholesale, and every person engaged in conducting, managing or carrying on a manufacturing business not otherwise specifically licensed by any other provisions of this chapter shall pay an annual license fee of twenty-eight dollars and four dollars for each employee.

5.04.440 Retail sales and other businesses not specifically licensed.

Every person conducting, managing or carrying on any retail business or conducting, managing or carrying on the business of selling goods, wares and

merchandise or any article or thing of value at retail and not otherwise specifically licensed by this chapter and every person conducting, managing or carrying on any business that is not specifically licensed by this chapter, shall pay an annual license fee of twenty-eight dollars and four dollars for each employee.

5.04.450 Professional, semiprofessional, connected business.

Every person conducting, managing or carrying on any business, without regard to allocation of space within an enclosed building, enumerated in this section, or any combination thereof, shall pay an annual license fee of twenty-eight dollars and four dollars for each employee:

Abstractor of titles	Dealer in stocks, bonds
Accountant	or securities
Advertising counsel	Dental laboratory
Agricultural advisor/counselor	Designer
Appraiser	Dentist
Aquarian	Draftsman
Architect	Drugless practitioner
Assayer	Electrical engineer
Attorney at Law	Electrologist
Auditor	Employment agency
Bail bond broker	or bureau
Certified	Geologist
public accountant	
Chemical engineer	Herbalist
Chemist	Insurance adjuster
Chiroprapist	Interior decorator
Civil engineer	Investment counselor
Claims adjuster	Landscape architect
Construction engineer	Lapidary
Consulting engineer	Mechanical engineer
Mortician	Sign painter
Naturopath	Stock and bond broker
Occulist	Surgeon
Optician	Surveyor
Optometrist	Taxidermist
Oral surgeon	Travel bureau
Physician	Tree removing
Physician and surgeon	Tree surgery
Real estate broker	Tree trimming
Sanitation engineer	Veterinarian

and any other person providing services in an office in the city. This section does not require a license from employees of other persons conducting, managing or carrying on any such business.

5.04.460 Rental units.

A. For the business of renting three or more apartments, houses or other rental units designed or primarily used for permanent or indefinite living purposes, the tax shall be ten dollars per year, and for each additional unit in excess of three, five dollars per unit.

B. For the business of renting three or more rental rooms, such as motel, hotel, retirement or any similar type of business, the tax shall be twenty-eight dollars per year, and for each additional unit in excess of three, two dollars per unit.

C. For the exclusive business of renting commercial unit for private storage, the tax shall be twenty-eight dollars per year, and for each additional unit in excess of three, two dollars per unit.

5.04.480 Commercial and industrial properties.

Every person, firm or corporation managing commercial or industrial properties shall pay a license fee of twenty-eight dollars annually. This section shall include vacant lots for storage purposes.

5.04.490 Amount of license to be paid on fixed basis.

Annual license fees for the businesses named in the following sections are fixed as set forth in Sections 5.04.500 through 5.04.840.

5.04.500 Advertising structures.

A. Bus Stop Benches. All bus stop benches, with or without an advertising message stated thereon, shall be subject to a license fee of twelve dollars per year.

B. Other. Other outdoor advertising structures, including billboards, shall be subject to a license fee of fifty dollars per year for two or less structures and twenty-five dollars per year for each such structure in excess of two.

C. Exemptions. The provisions of this section shall not require a license from any person maintaining a regular place of business within the city and advertising his own merchandise by a sign or billboard located on or attached to his own building; and no license shall be required under this section from the owners of real estate in advertising their property for sale or lease by means of billboards located upon the property advertised for sale or lease.

5.04.510 Amusements and amusement devices.

A. Amusement Machine or Game Machine. For every machine, including the renting, leasing or maintaining thereof, the fee shall be forty dollars per year. "Amusement machine" or "game machine" includes any sport or pastime played or operated with cards, dice, balls, checkers, counters, quoits, beans, spindles, tables, wheels or any other device, contrivance or apparatus, or any combination thereof, when machine or games are operated by inserting therein a coin or coins, slugs or replicas of coins.

1. Jukeboxes. For jukeboxes the fee shall be twenty dollars per year.

2. Bowling Alleys. For bowling alleys, the fee shall be twenty-eight dollars, plus ten dollars per alley, per year provided that the required fees for amusement and game machines shall also be paid.

3. Pool or Billiard Centers.* Pool or billiard centers not having coin-operated tables shall pay a license fee of twenty-eight dollars plus ten dollars per table, per year where no other business activity is carried on; provided further, that said centers shall also pay the required fee set forth in this section for any amusement or game machines.

B. Amusement Arcade. For amusement arcades, the fee shall be one hundred dollars per year, or fraction thereof. "Amusement arcade" is a building or part of a building open to the public that contains five or more coin- or token-operated pinball machines, video games, rides, shows or similar player-operated entertainment facilities and devices.

C. Carnival. For carnivals the fee shall be one hundred dollars per day, and an additional fee of ten dollars per day for each of the first five separate shows, attractions or exhibitions carried on by such carnival.

"Carnival" is any group of attractions, such as ball games, dice games, whips, ferris wheels or other riding devices, dancing shows, minstrels or any other like entertainment or game for which a charge is made for playing or participating therein.

D. Casual Entertainment. For casual entertainment the fee shall be fifty dollars per day for each burlesque show, revue or fashion show participated in by one or more employees, guests, customers or any other person or persons.

E. Circus. For circuses the fee shall be one hundred dollars per day, and an additional fee of ten dollars for every side show, provided that the maximum license fee for such side shows shall be one hundred dollars per day.

F. Circus Procession or Parade. For a circus procession or parade the fee shall be one hundred dollars per day, where such circus is conducted outside the city.

G. Live Entertainment Permit. For a live entertainment permit approved under variance or conditional use permit, the fee shall be one hundred fifty dollars per year.

H. Music or Sound Vehicles. For music or sound vehicles the fee shall be five dollars per day.

I. Rides and Similar Concessions. For rides and similar concessions the fee shall be ten dollars per day except that any ride or concession with a fixed place of business in the city for a period of one hundred twenty days or more shall pay one hundred fifty dollars per year.

J. Shows and Exhibitions. For shows and exhibitions the fee shall be twenty-eight dollars per day plus four dollars per day for each person working with such show or exhibition, including side shows, mystery, illusion, street, telescope, animal, bird, minstrel.

K. Miniature Golf Courses. For each miniature golf course, the fee shall be one hundred fifty dollars per year.

*Additional provisions on pool and billiard halls are found in Chapter 5.20 of this code.

5.04.520 Auctions.

Auctions shall pay twenty-eight dollars per day, or one hundred fifty dollars per year.

5.04.530 Baths and/or massage parlors.

For every person conducting, managing or carrying on the business of giving steam baths, massage, electric light baths, show baths, electric tub baths, sponge baths, or operating any public bath which maintains in connection therewith a steam room, plunge, bath or sleeping accommodations, the license fee shall be one hundred fifty dollars per year.

5.04.540 Barbershops and beauty parlors.

Barbershops and beauty parlors shall pay twenty-eight dollars per year for the first chair or station and four dollars per year for each additional chair or station.

5.04.550 Barber schools and beauty schools.

Barber schools and beauty schools shall pay one hundred fifty dollars per year.

5.04.560 Boxing and wrestling exhibitions.

Boxing and wrestling exhibitions shall pay fifty dollars per day.

5.04.570 Boats, buses, campers, automobiles, mobile homes, motorcycles, trailers, trucks, equipment and similar items.

Every person, firm or corporation regularly engaged in the rental or sale of new or used automobiles, boats, buses, campers, motorcycles, mobile homes, trailers, trucks, equipment and similar items shall pay an annual license fee of one hundred dollars.

5.04.580 Buses, taxicabs and ambulances.

A. Bus, ambulance and taxicab companies shall pay one hundred dollars per year plus five dollars for each vehicle used within the city.

B. A certificate of insurance, with the city named as an additional insured, shall be filed with the city with each application for a business license. The policy shall provide for comprehensive auto general liability insurance with a combined single limit of one million dollars.

5.04.590 Billposting, signposting, directional signs.

Every person, firm or corporation carrying on the business of signposting, billposting or installing guide or directional signs, but not including sign painting, shall pay an annual license of one hundred dollars.

5.04.600 Contractors and subcontractors.

A. The term "contractor," "subcontractor," and "specialty contractor" are defined as they are used in the California Contractor's License Law.

B. Every person, firm or corporation conducting, managing, or carrying on the business of constructing, ~~re-pairing~~ repairing, or adding to any house, buildings, or structures, as a general contractor, or who is licensed by the state as a general contractor, shall pay a fee of sixty dollars per year, ~~valid for one year from date of purchase.~~

C. Every person, firm or corporation conducting, managing, or carrying on the business of electric wiring contractor, engaged in the business of installing electric wires

and electric lighting or heating fixtures, or constituting a master electrician within the meaning of the electric code of the city, shall pay a fee of forty dollars per year, ~~valid for one year from date of purchase.~~

D. Every person, firm or corporation conducting, managing, or carrying on the business of plumbing, lathing or plastering, cement, concrete, or brick work, as a ~~contractor~~ contractor shall pay a fee of forty dollars per year, ~~valid for one year from date of purchase.~~

E. Every person, firm or corporation conducting, managing, or carrying on any other line of contract business not mentioned herein, including all subcontractors, and specialty contractors shall pay a fee of forty dollars per year, ~~valid for one year from date of purchase.~~

5.04.610 Child care centers, nursery schools, preschools.

Child care centers, nursery schools and preschools shall pay twenty-eight dollars per year, plus four dollars for each child.

5.04.620 Dancehall and occasional dance.

For dancehalls and occasional dances the fee shall be:

- A. Public dancing, one hundred fifty dollars per year;
- B. Occasional dance, ten dollars per day.

5.04.630 Dancing school or academy, etc.

Dancing, art, craft, skill or other such schools or academies shall pay twenty-eight dollars per year, plus four dollars for each student. The fee under this section shall not exceed three hundred dollars per year.

5.04.640 Detective agencies and merchant police.

A. Every person engaged in, managing, operating or carrying on the business of private investigation for hire or reward or of supplying information as to the personal character, actions or identity, business or occupation of any person shall pay a fee of one hundred dollars per year.

B. Every person engaged in, managing, operating or carrying on the business of private policing or guarding of private places of business or recreation, shall pay a fee of one hundred fifty dollars per year.

C. Applications for permits shall state such facts as may be required by the council to show the good character, competency and integrity of the applicant and shall set forth the name, age and business address and residence of the applicant, if a natural person; or if a corporation, its name, date and place of incorporation, address of its principal place of business, and the names and addresses of its principal officers; or, if a partnership, association or unincorporated company, the names and addresses of the partners or of the persons comprising the association or company.

5.04.650 Entertainment.

Concerts, lectures, motion pictures, or theatrical performances, or any similar type of entertainment not otherwise specifically licensed under this chapter where an

admission fee is charged shall pay twenty-eight dollars per year plus fifteen cents per seat per year.

5.04.660 Fire sales, bankrupt sales, closeout sales.

Fire sales, bankrupt sales, and closeout sales shall pay one hundred dollars per year, or fraction thereof.

5.04.680 Handbills, samples, distribution of.

Every person, firm or corporation distributing samples or handbills shall pay an annual license tax of forty dollars; provided, that this section shall not apply to any person, employee, agent or representative of any person who already has a city license as provided elsewhere in this chapter.

5.04.690 Itinerant merchants.

A. Itinerant merchants shall pay ten dollars per day.

B. "Itinerant merchant" includes all persons, both principal and agent, who engage in a temporary or transient business in the city selling goods, wares or merchandise with the intention of continuing said business in the city for a period of not more than one hundred twenty days, and who, for the purpose of carrying on such business, hire, lease or occupy any room, building or structure for the exhibition or sale of such goods, wares or merchandise.

C. The provisions of this section shall not apply to commercial travelers, or selling agents, selling their goods to dealers, whether selling for present or future delivery, by sample or otherwise.

5.04.700 Convalescent homes and rest homes.

Convalescent homes and rest homes shall pay an annual license fee of one hundred dollars, plus two dollars for each bed.

5.04.710 Junk dealer or collector.

A. For junk dealers or collectors the fee shall be:

1. Junk collector, one hundred dollars per year, or fraction thereof, for each vehicle used in such business;

2. Junk dealer, two hundred dollars per year, or fraction thereof.

B. "Junk dealer" is any person having a fixed place of business within the city who buys or sells, either at wholesale or retail, any old rags, sacks, bottles, cans, papers, metals or other articles of junk, including disbanded, dismantled or inoperative motor vehicles.

5.04.720 Mobile home parks.

Mobile home parks shall pay twenty-eight dollars plus two dollars per space per year. Notwithstanding the foregoing, business license taxes under this section shall not exceed the sum of seven hundred fifty dollars per year for any mobile home park.

5.04.730 Peddler.

A. Peddlers selling at retail or wholesale, shall pay ten dollars per day.

B. "Peddler" is a person not having a fixed place of business in the city who travels from place to place, or has a stand upon any public street, alley or other public place, doorway of any room or building, unenclosed or vacant lot, who sells or offers for sale any goods, wares or merchandise in his possession.

5.04.740 Newspapers.

For each daily, weekly, semi-weekly or monthly newspaper printed, published or circulated in the city, the annual license fee shall be forty dollars.

5.04.750 Photographers—Transient.

A. Transient photographers shall pay one hundred fifty dollars for a period of one year or any portion thereof.

B. "Transient photographer" is every person who photographs, solicits or takes orders for photographic work, and has no fixed place of business within the city. This section excludes persons engaged only in taking school pictured with the sanction of school authorities.

5.04.760 Pawnbrokers.

Every person carrying on the business of pawnbroker shall pay an annual license tax of three hundred dollars. For the purpose of this section, the term "pawnbroker" includes every person conducting, managing or carrying on the business of loaning money either for himself or for any other person, upon any personal property, personal security or purchasing personal property, and reselling or agreeing to resell such property to the vendor or other assignee at prices previously agreed upon. Nothing in this section shall apply to the loaning of money on personal property or personal security by any bank authorized to do so under the laws of the state or of the United States.

5.04.770 Tool sharpener.

"Tool sharpener" is every person who travels from house to house or place to place for the purpose of grinding or sharpening scissors, knives, cutlery or mechanical tools, and has no fixed place of business within the city. The fees for a tool sharpener's license shall be as follows:

- A. When operating on foot, ten dollars per year, or fraction thereof;
- B. When operating by any motor vehicle, twelve dollars per year or fraction thereof.

5.04.780 Private postal delivery.

Every person, firm or corporation engaged in private postal service shall pay an annual license tax of one hundred dollars per year plus four dollars per employee.

5.04.790 Vehicle wheel tax.

A. Foods. Every person engaged in, managing, conducting or carrying on the business of selling at retail or to the ultimate consumer, or to persons, firms or corporations not regularly engaged in or carrying on such lines of business, from trucks, or other vehicles, meals, game, poultry, fish, honey, cheese, coffee, pickles, fruits,

vegetables, groceries, bread, crackers, cake, pies, bakery goods, ice cream, frozen malts, frozen confections, or other products not specified in any other section of this chapter, and operating from other than a fixed place of business in the business or industrial zone, and which business is not upon the tax rolls of the city, shall pay forty dollars per year.

B. Milk Route From Outlying Source. Every person engaged in, managing, conducting or carrying on the business of selling or delivery at retail or to the ultimate consumer, or to any person, firm or corporation not regularly engaged in or carrying on such line of business, milk, cream or dairy products, and operating from other than a fixed place of business in the business or industrial zone and which business is not upon the tax rolls of the city, shall pay forty dollars per year.

C. Laundries, Dry Cleaning. Every person engaged in, operating, managing, or conducting a laundry, or cleaning, sponging, pressing or dry cleaning business from other than a fixed place of business within the city, and who carries on or engages in the business of collecting laundry or soliciting orders for laundry business in the city, or cleaning, sponging, pressing, or dry cleaning, shall pay the sum of forty dollars per year.

D. General. Every person not specifically mentioned in any other section of this chapter engaged in, managing, conducting or carrying on the business of driving or operating any cart, wagon, auto, auto truck, auto tank, wagon or other vehicle, used for the transportation of baggage, freight, household goods, merchandise, pipe, sand, machinery or other articles of commodity, or providing any repair, maintenance, etc. type of service within the city and not having a fixed place of business, shall pay forty dollars per year, provided that this subsection shall not apply to any person paying a license fee under any other section of this chapter in connection with the same business for which the truck or vehicle is used, and further provided that vehicles delivering such items to businesses within the city intended for resale are not required to secure a license.

5.04.800 Coin-operated machines.

A. Vending Machines Owned and Operated by Vendors. Every person, firm or corporation whose business is limited exclusively to renting, leasing or operating coin-operated vending machines shall pay an annual license fee based on prior year's gross receipts of business conducted within the city.

B. Coin-operated Laundry Equipment Owned and Operated by Vendors. Every person, firm or corporation whose business is limited exclusively to renting, leasing or operating coin-operated laundry equipment shall pay an annual license fee based on prior year's gross receipts of business conducted within the city.

C. Rates. The gross receipts rates for businesses subject to the provisions of subsections A and B of this section shall be as follows:

\$ 28.00	\$ 1	to	\$ 10,000
40.00	10,001	to	15,000
60.00	15,001	to	25,000
85.00	25,001	to	50,000
125.00	50,001	to	75,000
175.00	75,001	to	100,000

Maximum fee-\$750.00

Plus 15¢ for each additional \$1,000

D. Postage Machines. Every person, firm or corporation conducting the business of selling postage stamps by a coin-operated machine, shall pay an annual license fee of five dollars per machine.

E. Laundry Machines Not Owned and Operated by Vendors. Every person, firm or corporation conducting a business utilizing coin-operated washers, dryers, dry cleaning machines, soap dispensers, bleach dispensers and other similar devices, shall pay an annual license fee of twenty-eight dollars plus two dollars per machine.

F. Other Machines. Every person, firm or corporation conducting a business of operating any coin-operated machine not specifically subject to tax by the provisions of subsections A through E of this section shall pay an annual license fee for each machine as follows:

Machines requiring the insertion of less than five cents	\$ 2.00
Machines requiring the insertion of five cents to nine cents	5.00
Machines requiring the insertion of ten cents or more	10.00

5.04.810 Fees—No regular place of business.

Any person engaged in business in the city, without having a fixed and established place of business within the city, and who is not specifically licensed under some other section of this chapter, shall pay forty dollars per year, or any fraction thereof.

5.04.820 Fortunetelling, hypnotism, etc.

Every person who carries on the practice of or who professes to practice the profession or art of palmistry, phrenology, card reading, fortunetelling, hypnotism or mediumship, psychic reading, or other similar professions or arts, and who demands or receives any fee or donation, or collects money for such practice, exercise or exhibition of his art therein, or who gives an exhibition thereof at any place in the city shall pay five dollars per day.

5.04.830 Tip sheets.

Every person who by any means engages in the business or practice of disseminating, distribution, passing out, giving away, handing out, selling, offering for sale, or soliciting for the sale of any sheet, dodger, handbill, circular letter, booklet, or any other printed, typewritten, mimeographed or written matter of any kind pertaining to any horse race, choice of horse or horses, recommending any horse or horses, or giving or conveying any information about any horse race or contest of endurance or speed between horses or beasts, whether at a fixed place of business within the city, or otherwise, shall pay an annual license tax of one hundred dollars. The number of persons allowed to distribute such material under any one license shall not exceed two persons during any day.

5.04.840 Canvassers and solicitors.

A. "Canvasser" or "solicitor" means any person not having an established place of business in the city, who for himself or as agent for another goes from place to place, and from house to house, in the city soliciting or procuring the sale or other disposition of any merchandise or services or for the purpose of obtaining information of any nature whether for the purpose of selling merchandise or services or otherwise, and whether or not any moneys are advanced; or who for himself, or as agent for another, by telephone or by any other means of communication solicits the retail sale of any goods, wares, merchandise, services or other things of value for future delivery, not otherwise licensed under the provisions of this chapter and not having a regularly established place of business within the city.

B. It is unlawful for any canvasser or solicitor to go from place to place or from house to house or to solicit by telephone or other means of communication for the purpose of soliciting or procuring the sale or the disposition of any merchandise, or for the purpose of obtaining information of any nature, whether for the purpose of selling merchandise or services or not, and whether or not any money is advanced on any such orders or sales, without first having procured a written permit from the chief of police authorizing the same.

To obtain such permit, each canvasser or solicitor, as defined in this section, shall appear personally before the chief of police and file a written application for such permit, giving the name and address of the applicant and such other information as the chief of police shall require. No permit shall be issued by the chief of police to any person who cannot show by written instrument or other evidence satisfactory to the chief of police that such person so applying for a permit under this section is a bona fide canvasser or solicitor as defined in this section.

C. This chapter shall not apply to any person who engages in solicitation solely as an incident to the conduct of any regular retail route licensed by the city.

D. Except by permission of the city council, no person shall solicit other than during daylight hours. The term "daylight hours" is defined as a period from one-half hour before sunup to one-half hour after sunset.

E. Any person, firm or corporation either employing or contracting with one or more persons, to solicit the retail sale of any goods, wares, merchandise, service or other things of value and not otherwise licensed by the city and not having a regularly established place of business within the city may obtain a principal solicitor's license on payment of a license fee of one hundred fifty dollars annually, plus four dollars for each solicitor.

The director of finance shall not issue such license until the applicant has filed with the city a list of all solicitors employed by the applicant or with whom the applicant has contracted and has signed an agreement to notify the city in writing within five days following any change in solicitors.

F. Each applicant, before a license is issued to him, shall furnish the city with his sales tax number and a written agreement to report on his sales tax return the amount of receipts from sales in the city and from sales for use in the city.

G. Every solicitor who is not operating under a principal solicitor's license shall pay a license fee of seventy-five dollars per year.

5.04.850 Technical or trade schools.

Technical or trade schools shall pay a license fee of one hundred fifty dollars per year.

5.04.860 Public utilities.

Any public utility operating in the city under a franchise from the city, or applicable therein, and who makes franchise payments thereunder, is subject to the provisions of this chapter only to the extent it engages in retail merchandising not covered by the franchise in the city.

5.04.865 Business license revocation procedure.

A. If the city manager or his or her designee determines that there are grounds to revoke a business license, as provided under Section 5.04.206, the city manager or his or her designee may provide a notice of revocation to the business owner or operator. The notice shall state the reasons why the business license is being considered for revocation, and a hearing officer shall be selected using the criteria in Chapter 1.12 to determine whether the business license should be revoked. Within forty-five (45) days of a hearing officer being selected, the hearing officer shall provide the city and business owner or operator a notice of hearing before the hearing officer, providing the date and time of the revocation hearing. The notice of hearing shall be provided to the business owner or operator at least seven (7) days before the hearing. At the *de novo* revocation hearing, the city and the business owner or operator may each present evidence supporting why the business license should or should not be revoked. The hearing officer shall consider the evidence and decide whether or not to revoke the business license. The hearing officer shall not revoke the business license if substantial evidence demonstrates that the criteria in Section 5.04.206 has not been met. The hearing officer may revoke the business license if substantial evidence demonstrates that the criteria in Section 5.04.206 has been met. Within ten (10) days of the hearing or continued hearing, the hearing officer shall provide a notice of decision to the city and the business owner or operator. The action of the hearing officer shall be final and appealable to the Superior Court of the state of California pursuant to Code of Civil Procedure Section 1094.5.

B. The city's remedies, as provided in this Section 5.04.865, are in addition to any other legal, civil, or administrative remedies provided under this Code.

5.04.870 Penalty for violation.

A. It is unlawful for any person to violate any provision or to fail to comply with any of the requirements of this chapter.

B. Any person violating any provision hereof shall be charged in accordance with Section 1.04.080⁵ of this code and upon conviction shall be punished in accordance therewith."