

MEETING MINUTES OF THE EL SEGUNDO CITY COUNCIL
TUESDAY, February 18, 2025

CLOSED SESSION – Council Member Boyles called the meeting to order at 5:02 PM

ROLL CALL

Mayor Pimentel	-	5:18 PM
Mayor Pro Tem Baldino	-	5:05 PM
Council Member Boyles	-	Present
Council Member Giroux	-	Present
Council Member Keldorf	-	Present

PUBLIC COMMUNICATIONS – (Related to City Business Only – 5-minute limit per person, 30-minute limit total)

SPECIAL ORDERS OF BUSINESS:

Council Member Boyles announced that Council would be meeting in closed session pursuant to the item listed on the agenda.

**CONFERENCE WITH REAL PROPERTY NEGOTIATOR (GOV'T CODE §54956.8): -
1- MATTER(S)**

1. Covenant Restrictions and Easements Owned by Chevron, USA Throughout the City of El Segundo.
City of El Segundo Property Negotiator - Darrell George, City Manager
Chevron, USA Property Negotiator - Todd Littleworth, Senior Counsel

Adjourned at 5:43 PM

Minutes are prepared and ordered to correspond to the agenda.

OPEN SESSION – Mayor Pimentel called the meeting to order at 6:00 PM

ROLL CALL

Mayor Pimentel	-	Present
Mayor Pro Tem Baldino	-	Present
Council Member Boyles	-	Present
Council Member Giroux	-	Present
Council Member Keldorf	-	Present

INVOCATION – Father Alexei Smith, St. Andrew's Russian Greek Catholic Church

PLEDGE OF ALLEGIANCE – Opening Flag Ceremony and Pledge of Allegiance by Boy Scout Troop 267

SPECIAL PRESENTATIONS:

1. Boy Scout Troop 267 100th Anniversary Commendation – Accepted by Robert Bienvenue, Senior Patrol Leader

PUBLIC COMMUNICATIONS – (Related to City Business Only – 5-minute limit per person, 30-minute limit total)

Eric Bahor – Spoke in favor of adding a stop sign at Loma Vista and Acacia streets.
Julie Rochefort and Kathy Wiley – Spoke against Library-Recreation Park Volunteer and Vendor Auto Insurance Requirements.

Penny Finders - Spoke against Library-Recreation Park Volunteer and Vendor Auto Insurance Requirements.

CITY MANAGER FOLLOW-UP COMMENTS:

- A. Read all Ordinances and Resolutions on the Agenda by Title Only.

MOTION by Council Member Boyles, SECONDED by Council Member Giroux to read all ordinances and resolutions on the agenda by title only. MOTION PASSED. 5/0

AYES: Baldino, Boyles, Giroux, Keldorf, Pimentel

NOES: None

ABSTENTIONS: None

ABSENT: None

B. CONSENT:

2. Approve regular City Council meeting minutes of February 4, 2025.
(Fiscal Impact: None)
3. Ratify payroll and employee benefit checks; checks released early due to contracts or agreements; emergency disbursements and/or adjustments; and wire transfers. Approve Warrant Demand Register numbers 14B and 15A: warrant numbers 3054047 through 3054235, and 9003296 through 9003300.
(Fiscal Impact: The warrants presented were drawn in payment of demands included within the FY 2024-2025 Adopted Budget. The total of \$1,876,761.68 (\$1,343,204.08 in check warrants and \$533,557.60 in wire warrants) are for demands drawn on the FY 2024-2025 Budget.)
4. Waive the second reading and adopt an ordinance No. 1668 amending the El Segundo Municipal Code, amending El Segundo Municipal Code Regulations regarding right-of-way dedications and fees, accessory dwelling unit standards and fees, and public notification requirements for certain ordinances and finding that the ordinance requires no additional environmental review under California Environmental Quality Act Guidelines § 15061(b)(3).
(Fiscal Impact: None.)
5. Receive and file staff's report regarding the status of the permanent repairs to El Segundo Wiseburn Aquatics Center pool heaters and adopt a motion by four-

fifths vote to determine the need to continue the emergency action approved under Resolution No. 5519.

(Fiscal Impact: The estimated total cost for the permanent repair of the Aquatics Center Pool Heaters is \$700,000 (\$613,724 repair + \$86,276 contingency). The project costs were not included in the adopted FY 2024-25 CIP Budget and requires a budget appropriation from General Fund Reserves to the Capital Improvement Fund. Wiseburn Unified School District (WUSD) agreed to reimburse the City half of the construction cost after the competition of the work, up to \$300,000.)

6. Accept FY 2024-25 Concrete Improvements Project No. PW 24-09, by CJ Concrete Construction, Inc. as complete. Authorize the City Clerk to file a Notice of Completion with the County Recorder's Office.
(Fiscal Impact: The final project construction cost is \$169,951. Remaining funds will go back into the Gas Tax Fund reserve to fund future projects.)
7. Adopt a resolution No. 5532 updating the City's records retention schedule.
(Fiscal Impact: None.)
8. Discuss and consider status of Administrative Order No. 1. Adopt a resolution No. 5533 modifying Administrative Order No. 1 to continue the suspension of transient occupancy tax for displaced individuals occupying "extended stay" hotels/motels through April 13, 2025 and eliminate the balance of allowances and restrictions in the order.
(Fiscal Impact: The fiscal impact due to the Administrative Order is difficult to forecast at this time as Transient Occupancy Tax (TOT) collection is analyzed quarterly. If the City Council continues with the suspension of the TOT, the City will forgo the 12% TOT revenue.)
9. Accept the Water Main Improvements Project No. PW 23-15 by Dominguez General Engineering, Inc. as complete, for improvements along California Street, Sycamore Avenue, Palm Avenue, and Elm Avenue. Authorize an increase in the construction inspection contingencies by \$16,398.26 and authorize the City Manager to amend the Professional Service Agreement Amendment No. 6862B with Anser Advisory Management, LLC from \$105,000 to \$121,398.26. Authorize the City Clerk to file a Notice of Completion with the County Recorder's Office.
(Fiscal Impact: \$1,301,738 from 501-400-7103-8207 (Water Main Replacement) and \$500,000 from 501-400-7103-8206 Water Infrastructure))
10. PULLED BY MAYOR PRO TEM BALDINO
11. Approve the request from El Segundo Unified School District to temporarily use City facilities for Arena High School instruction from March 1, 2025 through June 13, 2025 and August 22, 2025 through March 1, 2026. Authorize the City Manager to execute Agreement No. 7200 for the temporary use in a form approved by the City Attorney.
(Fiscal Impact: None)

MOTION by Council Member Giroux, SECONDED by Mayor Pro Tem Baldino, approving Consent items 1, 2, 3, 4, 5, 6, 7, 8, 9, and 11. MOTION PASSED. 5/0
AYES: Baldino, Boyles, Giroux, Keldorf, Pimentel
NOES: None
ABSTENTIONS: None
ABSENT: None

PULLED ITEM:

10. Waiver of commercial auto insurance requirement for qualifying Recreation, Park, and Library Department contractors and vendors with "low risk" scopes of work, pursuant to City Council Resolution No. 4813.

MOTION by Mayor ProTem Baldino, SECONDED by Council Member Giroux to waive the City's commercial auto insurance requirement for qualifying Recreation, Park, and Library Department contractors and vendors with "low risk" scopes of work, pursuant to City Council Resolution No. 4813, Section 4, and delegate authority to determine the eligibility of waiver to the City Manager or designee, in consultation with Risk Management and the City Attorney, based upon the specified criteria. Direct staff to ensure that the strongest comprehensive indemnification, release, waiver, defense, and hold harmless language is in the agreements for contractors and vendors that qualify for the commercial auto insurance waiver.
(Fiscal Impact: None)

MOTION PASSED. 5/0
AYES: Baldino, Boyles, Giroux, Keldorf, Pimentel
NOES: None
ABSTENTIONS: None
ABSENT: None

C. PUBLIC HEARING: None

D. STAFF PRESENTATIONS:

12. Receive and file the PATCHES (Proactive Approach to Combatting Homelessness in El Segundo) Program quarterly update.
(Fiscal Impact: None.)

ESPD Lieutenant Luke Muir and Sargeant Anthony Sanchez gave a report.

Council discussion

Council consensus to receive and file the PATCHES Program quarterly update.

13. Mid-Year Budget and Second Quarter Fiscal Year 2024-25 Financial Report
(Fiscal Impact: The proposed General Fund, Other Special Revenue, and Recreation and Economic Development Trust Fund Budget adjustments are necessary to ensure continued City services, as well as ensure City Council strategic goals are

implemented. The total fiscal impact to the General Fund is an increase in appropriations of \$396,294 and a net increase of \$401,294 to all funds.)

Paul Chung, Chief Financial Officer gave a report.

Council consensus to receive and file the Mid-Year Budget and Second Quarter Fiscal Year 2024-25 Financial Report.

Council discussion

MOTION by Council Member Boyles, SECONDED by Council Member Keldorf to Amend FY 2024-25 Cultural Development Fund Revenues from \$250,000 to \$255,000, FY 2024-25 General Fund Appropriations from \$98,990,357 to \$99,386,651, FY 2024-25 Other Special Revenue Appropriations from \$2,232,535 to \$2,237,535, and FY 2024-25 Cultural Development (Trust) Fund Appropriations from \$272,604 to \$277,604. MOTION PASSED. 5/0

AYES: Baldino, Boyles, Giroux, Keldorf, Pimentel

NOES: None

ABSTENTIONS: None

ABSENT: None

14. Professional Services Agreement No. 7199 with MIG. Appropriate an additional \$87,479 and authorize the City Manager to execute a contract with MIG in an amount not-to-exceed \$887,479 to update the City's General Plan Land Use Element. Establish a Technical Advisory Committee, comprised of City Department and City Commission/Committee representatives.

Michael Allen, Community Development Director presented the item.

Council discussion

MOTION by Mayor Pimentel, SECONDED by Council Member Giroux to appropriate an additional \$87,479, authorize the City Manager to execute a contract with MIG in an amount not-to-exceed \$887,479 to update the City's General Plan Land Use Element, and establish a Technical Advisory Committee, comprised of City Department and City Commission/Committee representatives, and Council Member Keldorf.

MOTION PASSED. 4/0

AYES: Boyles, Giroux, Keldorf, Pimentel

NOES: Baldino

ABSTENTIONS: None

ABSENT: None

15. Discuss and provide staff direction regarding the proposed building permit fee and development impact fee deferral program.

Michael Allen, Community Development Director presented the item.

Council discussion

Council provided staff direction regarding the proposed building permit fee and development impact fee deferral program.

16. Update on Urho Saari Swim Stadium / Plunge Renovation Project, Amendment to Professional Services Agreement with Arcadis, and Amendment to Facilities Use Agreement With El Segundo Unified School District

Cheryl Ebert, Senior Civil Engineer presented the item.

Council consensus to receive and file the presentation on Urho Saari Swim Stadium / Plunge Renovation Project.

Council discussion

MOTION by Council Member Giroux, SECONDED by Council Member Boyles to Authorize the City Manager to execute an amendment to the Professional Services Agreement No. 6865A with Arcadis for \$104,000 for construction administration

support during the construction phase and authorize an additional \$50,000 for contingency.

MOTION PASSED. 5/0

AYES: Baldino, Boyles, Giroux, Keldorf, Pimentel

NOES: None

ABSTENTIONS: None

ABSENT: None

MOTION by Council Member Giroux, SECONDED by Council Member Keldorf to execute the amendment to the Facilities Use Agreement No. 5586A between the El Segundo Unified School District and the City of El Segundo to expedite the District's \$1,000,000 contribution toward the renovation.

MOTION PASSED. 5/0

AYES: Baldino, Boyles, Giroux, Keldorf, Pimentel

NOES: None

ABSTENTIONS: None

ABSENT: None

17. Non-Exclusive Commercial Waste Management Franchise Update

Council Member Boyles recused himself due to a conflict of interest.

Daniel Pankau, Environmental Programs Manager presented the item.

Council discussion

MOTION by Mayor Pro Tem Baldino, SECONDED by Council Member Giroux to

authorize the Mayor to execute non-exclusive franchise agreements for the provision of commercial waste management services with Athens Services- Agreement No. 7201, American Reclamation- Agreement No. 7202, EDCO – Agreement No. 7203, Haul-Away Rubbish Service Co., Inc. – Agreement No. 7204, Key Disposal & Recycling- Agreement No. 7205, Patriot Services- Agreement No. 7206, Republic Services- Agreement No. 7207, Universal Waste Systems- Agreement No. 7208, Ware Disposal- Agreement No. 7209, and Waste Management- Agreement No. 7210.

MOTION PASSED. 4/0

AYES: Baldino, Giroux, Keldorf, Pimentel

NOES: None

ABSTENTIONS: Boyles

ABSENT: None

18. First Reading of an Ordinance Amending El Segundo Municipal Code Chapter 5-2 to Establish a Franchise-Based Model for Solid Waste Management.

Elias Sassoon, Public Works Director presented the item.

Council discussion

MOTION by Mayor Pro Tem Baldino to waive the first reading of an ordinance to amend Title 5, Chapter 2 of the El Segundo Municipal Code to provide for the franchising of commercial/multi-family solid waste, recyclables, and organics collection and transportation services, remove provisions authorizing the issuance of commercial/multi-family solid waste collection and transportation permits, add provisions for the permitting of temporary roll-off/bin service providers, and find such actions exempt from the California Environmental Quality Act under Guidelines section 15061(b)(3) and bring item back for second reading on March 4, 2025.

E. COMMITTEES, COMMISSIONS AND BOARDS PRESENTATIONS

F. REPORTS – CITY CLERK – Attended City Clerk’s Association of California Nuts and Bolts training.

G. REPORTS – COUNCIL MEMBERS –

Council Member Keldorf – Mid-way through the ESPD Community Police Academy, which is open to residents and non-residents, and which she highly recommends.

Council Member Giroux – No report

Council Member Boyles – No report

Mayor Pro Tem Baldino – Congratulated the ESHS sports teams that advanced to the CIF Championships. Go Eagles!

Mayor Pimentel – Announced there will be a Sanitation meeting later this month and that the South Bay Council of Governments will hold its General Assembly in March. Thanked and congratulated Continental Development for bringing Cinema West South Bay Theaters to El Segundo and expressed appreciation for the many local businesses that continue to support our City.

- I. REPORTS – City Attorney –No Report
- J. REPORTS/FOLLOW-UP – City Manager – Extended thanks to ESUSD Superintendent Jason Johnson for his efforts to expedite the district’s \$1 million payment to the City toward the Urho Saari Swim Stadium / Plunge Renovation Project. Reported the AQMD received about 19 recent odor complaints for the Hyperion Plant and issued a citation regarding odors to Hyperion on February 14. Will draft a letter in anticipation of the next board hearing in August requesting to continue the abatement orders.

MEMORIAL –

Adjourned at 8:26 PM



Susan Truax, City Clerk