

**PARAMOUNT CITY COUNCIL  
MINUTES OF A REGULAR MEETING  
OCTOBER 10, 2023**

City of Paramount, 16400 Colorado Avenue, Paramount, CA 90723

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**CALL TO ORDER:** The regular meeting of the Paramount City Council was called to order by Mayor Isabel Aguayo at 6:00 p.m. in the Council Chamber at City Hall, 16400 Colorado Avenue, Paramount, California.

**PLEDGE OF ALLEGIANCE:** Rocio Olaya, Paramount Road Runners Senior Walking Club, led the pledge of allegiance.

**INVOCATION:** Pastor Ken Korver, Emmanuel Church, delivered the invocation.

**ROLL CALL OF COUNCILMEMBERS:** Present: Councilmember Peggy Lemons  
Councilmember Brenda Olmos  
Councilmember Vilma Cuellar Stallings  
Vice Mayor Annette C. Delgadillo  
Mayor Isabel Aguayo

**STAFF PRESENT:** John Moreno, City Manager  
Elizabeth Martyn, Assistant City Attorney  
Andrew Vialpando, Assistant City Manager  
John Carver, Planning Director  
Adriana Figueroa, Public Works Director  
Magda Garcia, Senior Recreation Supervisor  
Andres Gonzalez, Community Service Supervisor  
David Johnson, Community Services Director  
Kim Sao, Finance Director  
Margarita Matson, Public Safety Director  
Sol Bejarano, Management Analyst  
Steve Coumparoules, Community Preservation Mgr.  
Jocelyn Hernandez, Communications Specialist  
Sarah Ho, Assistant Public Works Director  
Pauline Jauregui, Comms. & Engagement Manager  
John King, Assistant Planning Director  
Nicole Lopez, HR Manager  
Heidi Luce, City Clerk  
Anthony Martinez, Financial Services Manager  
Michelle Razo, Community Services Supervisor  
Johnnie Rightmer, Building & Safety Manager  
Celina Sanchez, Management Analyst  
Melissa Torres, Communications Specialist  
Eric Wosick, Assistant Public Safety Director

### **PRESENTATIONS**

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| 1. VIDEO<br>A Night Under the Hay<br>Tree<br>CF 39.7   | A video highlighting the City's recent A Night Under the Hay Tree Event was shown.   |
| 2. PRESENTATION<br>Mayor's Award of<br>Excellence<br>CF 39.8   | Mayor Aguayo presented the Mayor's Award of Excellence to Gus Exiga. Mr. Exiga was present to accept the award and expressed sincere appreciation for the recognition.   |
| 3. PROCLAMATION<br>National Breast Cancer<br>Awareness Month<br>CF 39.12   | Mayor Aguayo, on behalf of the City Council, proclaimed October as National Breast Cancer Awareness Month. Nancy Gutzmer and Hector Lujan from the American Cancer Society were present to accept the proclamation.  |
| 4. PROCLAMATION<br>National Domestic<br>Violence Awareness<br>Month<br>CF 39.12  | Mayor Aguayo, on behalf of the City Council, proclaimed October as National Domestic Violence Awareness Month.   |
| 5. PROCLAMATION<br>National Physical<br>Therapy Month<br>CF 39.12  | Mayor Aguayo, on behalf of the City Council, proclaimed October as National Physical Therapy Month.  |
| 6. PROCLAMATION<br>Red Ribbon Week –<br>October 23-31<br>CF 39.12  | Mayor Aguayo, on behalf of the City Council, proclaimed October 23-31, 2023 as Red Ribbon Week. Paramount Council of PTAs president Roxana Resendiz and Private First Class Isaac Peredia, along with other members of the Southeast County Young Marines, were present to accept the proclamation.      |
| 7. CERTIFICATES OF<br>RECOGNITION<br>Paramount Road<br>Runners Senior Walking<br>Club Aloha 5k 2023<br>Participants<br>CF 39.6 | Mayor Aguayo, on behalf of the City Council, presented certificates of recognition to the Paramount Road Runners Senior Walking Club Aloha 5k 2023 participants. Ken and Pat Winiecki along with the members of the Senior Walking Club that participated in the 5k were present to accept certificates. |

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| 8. PROCLAMATION<br>National Crime<br>Prevention Month<br>CF 39.12  | Mayor Aguayo, on behalf of the City Council, proclaimed October as National Crime Prevention Month. Service Area Lieutenant Joe Morales, SAO Sergeant Sergio Patino and Special Assignment Deputies Acuna, Rodriguez, Valenzuela, Sepulveda and Van Der Zanden were present to accept the proclamation.                      |
| 9. PROCLAMATION<br>Code Enforcement<br>Officer Appreciation<br>Week – October 9-13<br>CF 39.12                           | Mayor Aguayo, on behalf of the City Council, proclaimed October 9-13, 2023 as Code Enforcement Officer Appreciation Week. Senior Code Enforcement Office Betty Castro, along with Code Enforcement Officers Nancy Hamilton, Jovan Dillard, Enrique Reynoso, and Sophia Lu were present to accept the proclamation.           |
| 10. PROCLAMATION<br>National Community<br>Planning Month<br>CF 39.12   | Mayor Aguayo, on behalf of the City Council, proclaimed October as National Community Planning Month. Planning Commission Chair Gordon Weisenburger was present to accept the proclamation.  |
| 11. CERTIFICATES OF<br>RECOGNITION<br>Good Corporate Citizens<br>/ Los Angeles County<br>Sanitation Districts<br>CF 39.6 | Mayor Aguayo, on behalf of the City Council, presented certificates to the Paramount businesses that received the Los Angeles County Sanitation Districts' Good Corporate Citizens designation.  |
| 12. CERTIFICATE OF<br>RECOGNITION<br>Girl Scouts Founder's<br>Day – October 31, 2023<br>CF 39.6                          | Mayor Aguayo, on behalf of the City Council, presented a certificate recognizing Girls Scouts Founder's Day to two local Girl Scout troops. Nicole Duckworth, leader of Troop No. 1613 and Brianna Morales, leader of Troop No. 70883, along with members of their respective troops were present to accept the certificate. |
| 13. RECOGNITION<br>City of Paramount<br>Retiree Chris Callard<br>CF 39.7   | Mayor Aguayo, on behalf of the City Council, recognized recent retiree Chris Callard and thanked him for 23 years of dedicated service to the City.  |

*At 6:55 p.m., Mayor Aguayo recessed the meeting for a brief break. The meeting was called back to order at 7:05 p.m.*

#### **CITY COUNCIL PUBLIC COMMENT UPDATES**

CF 10.4                      There were none.

#### **PUBLIC COMMENTS**

CF 10.3                      There were none.

#### **CONSENT CALENDAR**

It was moved by Councilmember Lemons and seconded by Councilmember Olmos to approve Consent Calendar Items 14, 15, 16, 17, 18, and 19 as shown below. The motion was passed by the following roll call vote:

AYES:              Councilmembers Lemons, Olmos,  
                            Cuellar Stallings; Vice Mayor Delgadillo;  
                            and Mayor Aguayo  
NOES:              None  
ABSENT:          None  
ABSTAIN:        None

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| 14.    APPROVAL OF<br>MINUTES<br>September 12 and<br>September 26, 2023                | Approved   |
| 15.    APPROVAL<br>Register of Demands<br>CF 47.2                                      | Approved   |
| 16.    AWARD OF<br>CONTRACT<br>Uniform Rental and<br>Laundry Services                  | Awarded the contract for uniform services to Prudential Overall Supply, Commerce, CA and authorize the City Manager or his designee to execute the agreement.  |
| 17.    APPROVAL<br>Amended Authorization<br>to Purchase a Graffiti<br>Truck<br>CF 82.3 | 1) Appropriated an additional \$18,000 from the available Equipment Replacement Fund Balance; and<br>2) Authorized the purchase of a graffiti truck from National Auto Fleet Group, Watsonville, CA, in the amended amount of \$188,813.63 |

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| 18. | ORDINANCE NO. 1175<br>(Adoption)<br>Approving Zoning<br>Ordinance Text<br>Amendment No. 31,<br>revising regulations<br>regarding development<br>review applications to<br>require public hearing<br>notifications in the City of<br>Paramount<br>CF109 ZOTA 31 | Adopted Ordinance No. 1175.   |
| 19. | APPROVAL<br>Authorization to<br>purchase Concrete<br>Picnic Benches and<br>Trash Receptacles from<br>QCP Corp. for<br>Paramount and Progress<br>Parks<br>CF 82   | Authorized the purchase of 15 concrete picnic tables<br>and 10 concrete trash receptacles from QCP Corp. in<br>the amount of \$64,856.57. |

## NEW BUSINESS

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| <p>20. PUBLIC HEARING<br/>ORDINANCE NO. 1176<br/>(Introduction)<br/>Approving Zone Change<br/>No. 246, a request to<br/>change the official<br/>Zoning Map from R-2<br/>(Medium Density<br/>Residential) to PD-PS<br/>(Planned Development<br/>with Performance<br/>Standards)/Single-<br/>Family Residential at<br/>16305 Hunsaker Avenue<br/>CF 109 ZC NO 246</p> | <p>Management Analyst Bejarano gave the report and presented a Power Point presentation.</p> <p>Mayor Aguayo opened the public hearing.</p> <p>Mayor Aguayo asked if there was anyone in the audience wishing to testify. There being no one in the audience wishing to testify, it was moved by Councilmember Cuellar Stallings and seconded by Councilmember Olmos to close the public hearing. The motion was passed by the following roll call vote:</p> <table border="0" style="margin-left: 40px;"> <tr> <td style="width: 15%;">AYES:</td> <td>Councilmembers Lemons, Olmos, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo</td> </tr> <tr> <td>NOES:</td> <td>None</td> </tr> <tr> <td>ABSENT:</td> <td>None</td> </tr> <tr> <td>ABSTAIN:</td> <td>None</td> </tr> </table> | AYES: | Councilmembers Lemons, Olmos, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo | NOES: | None | ABSENT: | None | ABSTAIN: | None |
| AYES:   | Councilmembers Lemons, Olmos, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo   |       |  |       |      |         |      |          |      |
| NOES:   | None   |       |  |       |      |         |      |          |      |
| ABSENT:   | None   |       |  |       |      |         |      |          |      |
| ABSTAIN:  | None   |       |  |       |      |         |      |          |      |

In response to Councilmember Olmos, staff confirmed that adequate parking will be available.

It was moved by Councilmember Olmos and seconded by Councilmember Lemons to read by title only, waive further reading, introduce Ordinance No. 1176, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT, APPROVING ZONE CHANGE NO. 246, CHANGING THE OFFICIAL ZONING MAP FROM R-2 (MEDIUM DENSITY RESIDENTIAL) TO PD-PS (PLANNED DEVELOPMENT WITH PERFORMANCE STANDARDS)/SINGLE-FAMILY RESIDENTIAL AT 16305 HUNSAKER AVENUE TO ALLOW THE DISPOSITION OF THE PROPERTY TO A NONPROFIT AFFORDABLE HOUSING DEVELOPER AND THE SUBDIVISION OF THE PROPERTY INTO TWO PARCELS FOR THE CONSTRUCTION OF ONE SINGLE-FAMILY HOME ON EACH RESULTING PROPERTY FOR THE FUTURE SALE TO INCOME-QUALIFYING HOUSEHOLDS," and place it on the November 14, 2023 agenda for adoption. The motion was passed by the following roll call vote:

AYES: Councilmembers Lemons, Olmos,  
Cuellar Stallings; Vice Mayor Delgadillo;  
and Mayor Aguayo

NOES: None

ABSENT: None

ABSTAIN: None

21. PUBLIC HEARING  
ORDINANCE NO. 1177  
(Introduction)  
Approving Development  
Agreement No. 23-1 with  
Daniel Freedman/Jeffer  
Mangels Butler &  
Mitchell, LLC for Sobeida  
Filippi for the  
Construction,  
Installation, and  
Operation of a Freeway-  
Oriented Digital Billboard  
on Vacant Land North of  
Rosecrans Avenue,  
between the Los  
Angeles River and 710  
Freeway [Assessor

City Manager Moreno reported that the applicant has requested that the public hearing on this item be continued to the November 14, 2023 City Council meeting.

Mayor Aguayo opened the public hearing and asked if there was anyone in the audience wishing to testify.

There being no one in the audience wishing to testify, it was moved by Councilmember Cuellar Stallings and seconded by Councilmember Lemons to continue the public hearing to November 14, 2023. The motion was passed by the following roll call vote:

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| Parcel Number 6236-035-013] in the M-2 (Heavy Manufacturing) Zone<br>CF 43.1220 | AYES: Councilmembers Lemons, Olmos, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo<br>NOES: None<br>ABSENT: None<br>ABSTAIN: None |
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22. PUBLIC HEARING  
ORDINANCE NO. 1178  
(Introduction)  
Repealing Interim  
Urgency Ordinance No. 1157 and approving  
Zoning Ordinance Text  
Amendment No. 32,  
implementing the  
provisions of Senate Bill 9  
CF NOs 109 ZOTA 32,  
109 ZOTA 26, 109 ZOTA 24, 109 ZOTA 29
- Planning Director Carver gave the report and presented a Power Point presentation.
- Mayor Aguayo opened the public hearing.
- Mayor Aguayo asked if there was anyone in the audience wishing to testify. There being no one in the audience wishing to testify, it was moved by Councilmember Lemons and seconded by Vice Mayor Delgadillo to close the public hearing. The motion was passed by the following roll call vote:
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| AYES:    | Councilmembers Lemons, Olmos, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo |
| NOES:    | None   |
| ABSENT:  | None   |
| ABSTAIN: | None   |
- It was moved by Councilmember Cuellar Stallings and seconded by Councilmember Lemons to read by title only, waive further reading, introduce Ordinance No. 1178, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT, REPEALING INTERIM URGENCY ORDINANCE NO. 1157, APPROVING ZONING ORDINANCE TEXT AMENDMENT NO. 32, AMENDING SECTION 17.04.010 (DEFINITIONS), ADDING SECTION 17.08.020(I), AND ADDING SECTION 17.08.140 TO TITLE 17 (ZONING) OF THE PARAMOUNT MUNICIPAL CODE, IMPLEMENTING THE PROVISIONS OF SENATE BILL 9 FOR THE CITY OF PARAMOUNT," and place it on the November 14, 2023 agenda for adoption. The motion was passed by the following roll call vote:

AYES: Councilmembers Lemons, Olmos,  
Cuellar Stallings; Vice Mayor Delgadillo;  
and Mayor Aguayo

NOES: None

ABSENT: None

ABSTAIN: None

23. REPORT  
Citywide Landscaped  
Median Enhancements  
(City Project No. 9453)

Public Works Director Figueroa gave the report.

a) APPROVAL  
Professional Services  
Agreement with  
Michael Baker  
International for  
Landscape Design  
Services for Median  
Enhancements (City  
Project No. 9453)  
CF 43.1218

It was moved by Councilmember Lemons and seconded by Councilmember Cuellar Stallings to: 1) Appropriate an additional \$43,750 from the available general fund balance and; 2) approve the professional services agreement with Michael Baker International for landscape design services for Median Enhancements (City Project No. 9453) and Authorize the Mayor or her designee to execute the agreement. The motion was passed by the following roll call vote:

AYES: Councilmembers Lemons, Olmos,  
Cuellar Stallings; Vice Mayor Delgadillo;  
and Mayor Aguayo

NOES: None

ABSENT: None

ABSTAIN: None

b) APPROVAL  
Creation of and  
Appointments to a  
City Council Ad Hoc  
Committee on  
Median  
Enhancements  
CF 27.33

Mayor Aguayo recommended the appointment of Councilmember Lemons and Councilmember Cuellar Stallings to the Ad Hoc Committee on Median Enhancements.

It was moved by Councilmember Olmos and seconded by Vice Mayor Delgadillo to approve the Mayor's recommendation to appoint Councilmember Lemons and Councilmember Cuellar Stallings to the Ad Hoc Committee on Median Enhancements. The motion was passed by the following roll call vote:

AYES: Councilmembers Lemons, Olmos,  
Cuellar Stallings; Vice Mayor Delgadillo;  
and Mayor Aguayo

NOES: None

ABSENT: None

ABSTAIN: None



24. APPROVAL  
Professional Services  
Agreement with Ambient  
Pro for Sound and Stage  
Production Services for  
the Holiday Tree Lighting  
Event  
CF 43.1219

Community Services Director Johnson gave the report and presented a PowerPoint presentation.

It was moved by Councilmember Olmos and seconded by Councilmember Lemons to approve the agreement with Ambient Pro in the amount not to exceed \$43,200 for sound and stage production services at the Holiday Tree Lighting event and authorize the City Manager or his designee to execute the agreement. The motion was passed by the following roll call vote:

AYES: Councilmembers Lemons, Olmos,  
Cuellar Stallings; Vice Mayor Delgadillo;  
and Mayor Aguayo  
NOES: None  
ABSENT: None  
ABSTAIN: None

#### **ENVIRONMENTAL SUSTAINABILITY NEW BUSINESS**

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None.

#### **COMMENTS/COMMITTEE REPORTS**

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##### **Councilmembers**

Councilmember Cuellar Stallings reported on her attendance at the Gateway Cities Council of Governments board meeting where Supervisor Janice Hahn gave an update on her upcoming budget and the West Santa Ana Branch Railway naming contest. She also reported that she attended the Our Lady of the Rosary parade and procession, the Elks Club barbeque and the Latina Caucuses 50<sup>th</sup> Gala. Lastly, she reported that she has received complaints about people riding e-bikes and not obeying traffic laws and asked if they are subject to traffic laws. Public Safety Director encouraged residents to report such activity.

Councilmember Lemons responded to recent social media posts about reported odor and explained AQMD's policy and process for responding to odor complaints. She reported that the Homeless Ad Hoc

Committee met recently and is exploring options for additional temporary housing and mental health services. Lastly, she reminded the public about the upcoming Public Safety Expo and apologized that she won't be able to make it because she will be celebrating a family milestone event.

Councilmember Olmos commended staff for their quick action in addressing the recent social media posts related to the odor issue. She expressed appreciation to her colleagues for attending the SELACO 40<sup>th</sup> Anniversary Luncheon. She also noted that SELACO will be hosting a regional job fair on October 20<sup>th</sup> at Apollo Park in Downey. She reported on her attendance at the Coffee with a Cop event at Horchateria Rio Luna and Chats & Snacks with the Mayor near Roosevelt School. Lastly, she asked for an update on the street racing incidents that occurred over the past weekend. Lieutenant Morales provided an update on the LASD response to the recent incidents and provided statistics on recent arrests made and citations issued.

Vice Mayor Delgadillo reported on her attendance at the PUSD College and Career Fair, the Elks Lodge Barbeque and the Our Lady of the Rosary Annual Fiesta and procession.

Mayor Aguayo commented that she observed a street racing incident this past weekend in Buena Park as well and thanked the Sheriff's Department for the quick response to the incidents in Paramount and for keeping Paramount residents safe. She also thanked staff for their diligence in responding to the odor complaints that were circulating on social media. She commented that at the Chats & Snack with the Mayor held near Roosevelt School, residents expressed concern about cars speeding in the neighborhood, and suggested returning to the larger, red apples for the Santa Train. Lastly, she thanked Congresswoman Barragan Diaz for hosting a job fair in the City.

### **Staff**

City Manager Moreno thanked the City Council for recognizing Breast Cancer Awareness month.

*Mayor Aguayo recessed the City Council meeting at 7:53 p.m. to convene the meeting of the Successor Agency for the Paramount Redevelopment Agency.*

*The City Council meeting was called back to order at 7:54 p.m. and the City Council recessed into closed session to discuss the matter listed below on the closed session agenda.*

### **CLOSED SESSION**

#### **CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION**

Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Section 54956.9: One (1) case

*The City Council voted to join the litigation challenging Los Angeles zero bail schedule and contribute up to \$10,000 to support litigation. The title of the litigation is City of Whittier, Artesia, Covina, Downey, et al vs. Los Angeles County Superior Court and a number of named judges.*

#### **CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION**

(Paragraph (1) of subdivision (d) of Section 54956.9)  
Name of case: *SHADOWOOD DEVELOPMENT v. CITY OF PARAMOUNT*; Case No. 22STCV09407.

*The City Council considered a variety of approaches and at this time there is no reportable action.*

Mayor Aguayo called the City Council meeting back to order in open session at 8:49 p.m. and Assistant City Attorney Martyn reported the actions listed above.

### **ADJOURNMENT**

There being no further business to come before the City Council, Mayor Aguayo adjourned the meeting at 8:50 p.m. to a meeting on October 24, 2023 at 5:00 p.m.

*/s/ Isabel Aguayo*

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Isabel Aguayo, Mayor

ATTEST:

*/s/ Heidi Luce*

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Heidi Luce, City Clerk

APPROVED; November 14, 2023

[HTTPS://PARAMOUNTCITY1957.SHAREPOINT.COM/SITES/CITYMANAGERS/SHARED DOCUMENTS/CITY CLERK/AGENDA/MINUTES/2023 MINUTES/10-10-2023 MINUTES.DOCX](https://PARAMOUNTCITY1957.SHAREPOINT.COM/SITES/CITYMANAGERS/SHARED%20DOCUMENTS/CITY%20CLERK/AGENDA/MINUTES/2023%20MINUTES/10-10-2023%20MINUTES.DOCX); 11/15/2023 11:50 AM