



# CITY COUNCIL MEETING

April 5, 2022



**BRENDA OLMOS**  
Mayor



**VILMA CUELLAR  
STALLINGS**  
Vice Mayor



**ISABEL AGUAYO**  
Councilmember



**LAURIE GUILLEN**  
Councilmember



**PEGGY LEMONS**  
Councilmember

## Call to Order



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## Pledge of Allegiance



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**Invocation: Pastor Larry Jameson**





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Councilmember

## Roll Call of Councilmembers





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Councilmember

## Recognition of Outgoing Mayor Brenda Olmos



# CITY COUNCIL MEETING

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Councilmember



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Councilmember



**PEGGY LEMONS**  
Councilmember

## Reorganization





# Recess

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# City Council Public Comment Updates

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Public Comments

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Consent Calendar

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Paramount Youth Commission

ITEM NO. 7



CITY OF PARAMOUNT





# Proposed New Funding Maximum and Funding Criteria Values for Community Organizations

ITEM NO. 8



CITY OF PARAMOUNT



## Background

- A funding matrix for community organizations was created and approved in 2013
- This provided an objective formula to determine funding levels for the various organizations
- Maximum funding was capped at \$5,000
- Community organizations are the non-profits that provide direct benefit services that improves the physical and mental health of our residents
- Service Clubs can be funded for community events

ITEM NO.8



CITY OF PARAMOUNT





## Background

FUNDING CRITERIA (Est. 2013)	Current Value		Proposed Value	
Group Located in Paramount	\$	500	\$	500
Services Paramount Youth (17+)		500		500
Services Paramount Seniors (60+)		500		500
Services Paramount At-Risk Residents		1,000		1,000
Services Paramount Disabled Residents		1,000		1,000
Services Less than 50 Residents		1,000		1,000
Services More than 50 Residents		1,500		2,000
Markets Program in Town		500		1,000
Participates in City/PUUSD Events		500		1,000
Registered 501(c)(3)		500		500
Unique Services Not Provided by the City		500		1,000

<b>Funding Maximum</b>	\$	5,000	\$	8,000
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ITEM NO.8



CITY OF PARAMOUNT



# Current Funding For Community Organizations

## Funding Criteria Values and Max Funding would apply to Misc. Organizations

Misc Organization Funding	\$ 52,000
Calif Aquatic Therapy	5,000
Children's Clinic	5,000
Children's Dental Center	5,000
Comm Family Guidance	5,000
Helpline Youth Counsel	5,000
Little House	3,000
Pathways Hospice	5,000
Su Casa	5,000
Misc Organization Funding	14,000

## Funding for Special Event groups was established at the June 8, 2021 City Council Meeting

Special Event Funding	\$ 11,000
"999" Kids Foundation	1,000
Latinas Art Foundation (Art Show)	5,000
Tepic Sister City (Día de los Muertos & Día del Niño)	5,000



# Recommendation

- It is recommended that the City Council approve or deny the proposed funding maximum and funding criteria values for community organizations

ITEM NO.8



CITY OF PARAMOUNT





# Paramount Arts in the Community

ITEM NO. 9



CITY OF PARAMOUNT



## Background

- Support - intellectual, emotional, and creative life of the Paramount community
- Create - engaging art experiences and dynamic public spaces

ITEM NO.9



CITY OF PARAMOUNT



# Background

- Visual and Performing Arts
  - Outdoor Art Museum
  - Paramount Paints Program
  - Summer Concert Series
  - Night Under the Hay Tree
  - Paramount Art Show
  - Latinas Art Foundation and Tepic Sister City



Name: Mya Sandoval

Age: 16

School: Paramount High School

Grade: 10th

Teacher:

Artist Statement: Hello. My name is Mya Sandoval, I've been an artist for nearly all my life. Ever since I was little. When I had been attending a different school district, I was neglected by my 1st grade teacher due to my ADHD. Due to this everyday I was placed away from all the other students, and wasn't allowed to try any assignments or learn even when I had wanted to. My teacher instead placed a stack of blank paper in front of me and told me just to draw everyday. I didn't know how to read or write or do basic math at the age 6, but I



Name: JESUS ROBEDO

Age: 16

School: Paramount High School Pirates

Grade: 10th Grade

Teacher's Name: Ms.Barboza

Artist Statement: Sometimes I also play ukelele or guitar. But my favorite time is to draw.



Name: Kimberly Ruiz Alvarez

Age: 16

School: Paramount High School

Grade: 10th Grade

Teacher's Name: N/A

Artist Statement: Art can be expressed differently and that's what I love about it. There is no wrong or right answer when it comes to art. As for my painting, I've decided to keep the significance of it to myself and let you all find your own meaning to it.



ITEM NO.9

 CITY OF PARAMOUNT



## Paramount Arts in the Community

- The umbrella to all arts in Paramount. The City would add and enhance programs, events, and public spaces for residents to showcase their artistic talent

ITEM NO.9



CITY OF PARAMOUNT



# Rotating Community Art Program

- The program aims to create a space for Paramount artists to enhance civic spaces with their creativity.



- ✓ Progress Plaza
- ✓ Paramount Park Community Center
- ✓ Spane Park
- ✓ Mariposa Center
- ✓ City Hall

ITEM NO.9

# Friday Night Paramount - Art Walk

- In collaboration with FNP, community members will have the opportunity to sign-up for a chance to display their art and give visitors a self-guided art experience during the event



City of Pomona Night Market/Art Walk

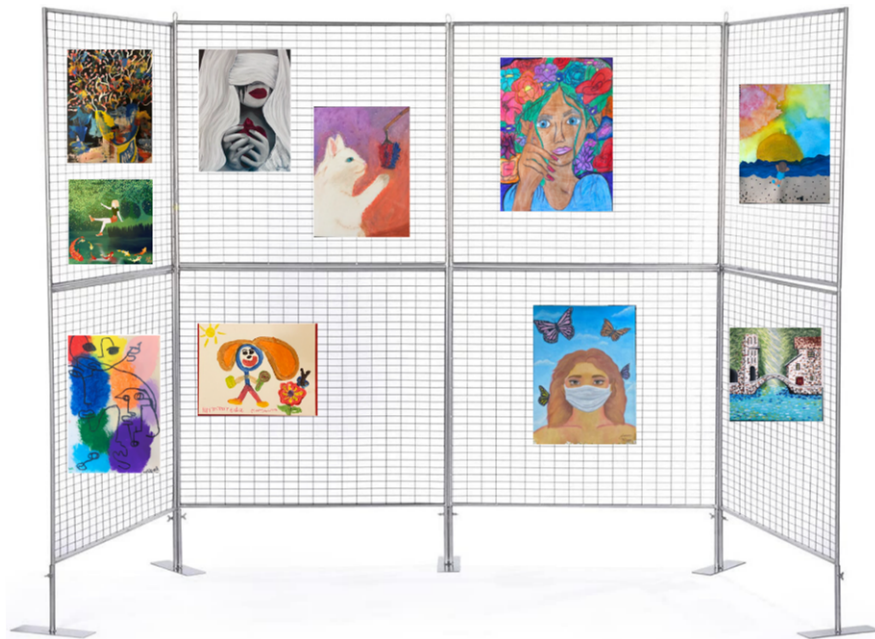


ITEM NO. 9



# Friday Night Paramount – Latinas Art Foundation

- Participants' artwork will be displayed for visitors to view local artists of all ages



ITEM NO.9

# Paint Nights

- For a reasonable cost, residents will have the opportunity to sign-up for an evening of guided painting with an artist (Miriam Bricio)



ITEM NO. 9



## Comedy at the Plaza

- An evening event for adults 21 & over to enjoy a night of performance comedy under the outdoor lights at Progress Plaza – April 22<sup>nd</sup>



ITEM NO.9

# A Night Under the Hay Tree

- A celebration of music and arts of different cultures – live art will be included at each event



ITEM NO. 9



# Paramount Arts in the Community

- Creating spaces for local Paramount artists to engage and enrich our community
- Showcase the City's cultural diversity
- Enhance various civic and public spaces



## Mission, Vision, Values

This item aligns with Strategic Outcome No. 2:  
Community Health

ITEM NO. 9

# Recommendation

- It is recommended that the City Council receive and file the proposed Paramount Arts in the Community (PAC) Program

ITEM NO.9



CITY OF PARAMOUNT





**Resolution No. 22:021/Amendment to  
Conditional Use Permit No. 757  
Resolution No. 22:022/Zone Variance No. 409  
AltAir Paramount, LLC**

April 5, 2022  
City Council

**ITEM NO. 10**





# Ordinance No. 1162

## Zoning Ordinance Text Amendment No. 23

### Condominium Conversions

April 5, 2022  
City Council

ITEM NO. 11



CITY OF PARAMOUNT





## Request

- Zoning ordinance text amendment (ZOTA) to revise regulations for condominium conversions in the R-M (Multiple-Family Residential) zone
- Planning Commission recommended approval 3/8/22



# Background

- Condominium – separately owned housing units in a larger property with common ownership in areas such as parking lots, common open space, common landscaping, common amenities
- State regulates condo conversions
- City regulates conversions – ordinance adopted in 1990
- 2005 – most recent condo conversion project completed



ITEM NO. 11



CITY OF PARAMOUNT



## Proposed Ordinance

- Accommodates conversions of substantially rehabilitated housing developments that predate the 1982 Building Code. The existing regulations only allow buildings constructed following the 1982 Code to be eligible for conversion.
- Adds tenant notice requirements.
- Evictions – No eviction shall occur as a result of conversion for at least 180 days after the approval of a tentative map (the first step in the formal subdivision process).

ITEM NO. 11



CITY OF PARAMOUNT

## Proposed Ordinance

- Financial assistance.
- Clarifies outdoor common space does not include parking areas or driveways.
- Adds that the required 80 cubic feet of exterior storage space must be in an enclosed and lockable area of permanent construction.
- Clarifies that landscaping must be drought tolerant.
- Replaces requirement for trash compactor with organic waste disposal requirement.

ITEM NO. 11



CITY OF PARAMOUNT



# Recommendation

Read by title only, waive further reading, introduce Ordinance No. 1162, and place it on the next regular agenda for adoption

Vision, Mission, Values, and Strategic Outcomes  
Strategic Outcomes No. 1: Safe Community

ITEM NO. 11



CITY OF PARAMOUNT



## Award of Contract

Home Improvement Program Construction Services

A) 13444 Jetmore Ave. B) 8411 Wilbarn St.  
C) 15340 Verdura Ave. D) 16317 Hunsaker Ave.

April 5, 2022  
City Council

ITEM NO. 12



CITY OF PARAMOUNT





# Background

- Award of contract for housing rehabilitation construction services through the Home Improvement Program
  - A) 13444 Jetmore Avenue (90% City;10% owner)
  - B) 8411 Wilbarn Street (90% City;10% owner)
  - C) 15340 Verdura Avenue (90% City;10% owner)
  - D) 16317 Hunsaker Avenue (80% City;20% owner)
- Provides repairs for owner-occupied single-family detached homes
- Household must qualify as low-to-moderate income
- Federal HOME funds
- The City contributes 80% or 90% of construction cost and the property owner contributing 20% or 10%



# Award of Contract

A) 13444 Jetmore Avenue

Cal-Home Remodeling, Inc. was selected as the lowest qualified bidder

The work (\$29,765.00) to be completed at the residence includes the following:

- Bring exterior electrical into code compliance
- Install new windows
- Reroof house
- Abate & remove asbestos
- Install exterior light fixtures
- Replace carport & porch support posts

ITEM NO. 12



CITY OF PARAMOUNT



# 13444 Jetmore Avenue



ITEM NO. 12



CITY OF PARAMOUNT

## Award of Contract

B) 8411 Wilbarn Street

Cal-Home Remodeling, Inc. was selected as the lowest qualified bidder

The work (\$27,760.00) to be completed at the residence includes the following:

- Bring water heater into compliance
- Apply new stucco color coat
- Paint exterior trim
- Reroof house
- Abate & remove lead-based paint

ITEM NO. 12



CITY OF PARAMOUNT



# 8411 Wilbarn Street



ITEM NO. 12



CITY OF PARAMOUNT

## Award of Contract

### C) 15340 Verdura Avenue

VV&G Construction was selected as the lowest qualified bidder

The work (\$37,570.00) to be completed at the residence includes the following:

- Apply new stucco color coat
- Paint exterior trim
- Install new windows
- Reroof house
- Abate & remove asbestos
- Upgrade the electrical service panel

ITEM NO. 12



CITY OF PARAMOUNT

# 15340 Verdura Avenue



ITEM NO. 12



CITY OF PARAMOUNT



## Award of Contract

### D) 16317 Hunsaker Avenue

VV&G Construction was selected as the lowest qualified bidder

The work (\$34,165.00) to be completed at the residence includes the following-

- Replace electrical service panel
- Replace electrical wiring
- Replace windows
- Reroof dwelling
- Asbestos abatement & removal
- Lead abatement & removal

ITEM NO. 12



CITY OF PARAMOUNT

# 16317 Hunsaker Avenue



ITEM NO. 12



CITY OF PARAMOUNT

# Recommendation

A.

Award the contract for construction services to Cal-Home Remodeling, Inc. in the total amount of \$29,765.00 from Federal HOME Funds and property owner contributions for Home Improvement Program construction services at 13444 Jetmore Avenue

B.

Award the contract for construction services to Cal-Home Remodeling, Inc. in the total amount of \$27,760.00 from Federal HOME Funds and property owner contributions for Home Improvement Program construction services at 8411 Wilbarn Street

Vision, Mission, Values, and Strategic Outcomes

Strategic Outcomes No. 1: Safe Community; No. 4: Environmental Health

ITEM NO. 12



CITY OF PARAMOUNT



# Recommendation

C.

Award the contract for construction services to VV&G Construction in the total amount of \$37,570.00 from Federal HOME Funds and property owner contributions for Home Improvement Program construction services at 15340 Verdura Avenue

D.

Award the contract for construction services to VV&G Construction in the total amount of \$34,165.00 from Federal HOME Funds and property owner contributions for Home Improvement Program construction services at 16317 Hunsaker Avenue

Vision, Mission, Values, and Strategic Outcomes

Strategic Outcomes No. 1: Safe Community; No. 4: Environmental Health

ITEM NO. 12



CITY OF PARAMOUNT



# Award of Contract for The Paramount Park Picnic Shelter Renovation (CIP 9257)

ITEM NO. 13



CITY OF PARAMOUNT



# Paramount Park Picnic Improvements



ITEM NO.13



CITY OF PARAMOUNT



# Bid Opening and Results

- Bids opened on March 10, 2022
- 5 bids received:  
Apparent Low Bid -  
Junior's Construction, Inc. – \$92,941.94
- Bids ranged from \$92,941.94 to \$150,000
- Funding from General Fund

ITEM NO.13



CITY OF PARAMOUNT

# Recommendation

- It is recommended that the City Council award the contract for the Paramount Park Picnic Shelter Renovation (CIP 9257)) to Junior's Construction, Inc., Santa Fe Springs, California, in the amount of \$92,941.94 and authorize the Mayor or her designee to execute the agreement.

This item aligns with Strategic Outcome  
No. 5: Attractive and Well Maintained Infrastructure

ITEM NO.13



CITY OF PARAMOUNT



# Award of Contract for Snack Shack Renovations (City Project No. 9262)

ITEM NO.14



# Snack Shack Renovations

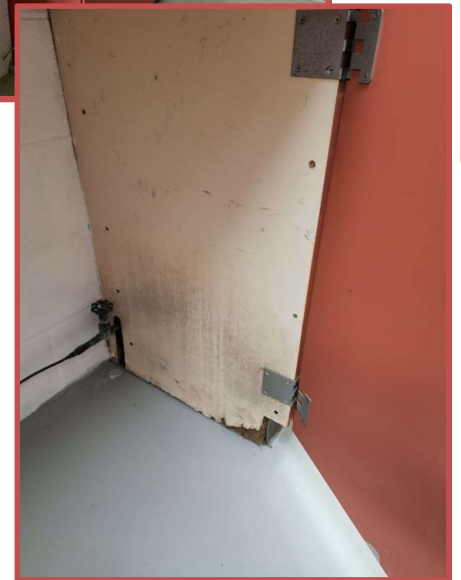
## Paramount Park



## Progress Park



## Alondra Ballfields



ITEM NO.14

# Bid Opening and Results

- Bids opened on March 10, 2022
- 4 bids received:
  - Lowest –
  - Silverlake Construction – \$34,298
- Bids ranged from \$34,297 to \$48,599
- Funding from General Fund

ITEM NO.14

# Recommendation

It is recommended that the City Council award the contract for Sport Court Repairs (City Project No. 9262) to Silverlake Construction, Bell, California, in the amount of \$34,298.

*This item aligns with Strategic Outcome  
No. 5: Attractive and Well Maintained Infrastructure*

ITEM NO.14



CITY OF PARAMOUNT





# Authorization for Purchase and Installation of Security Equipment for City Yard and City Hall

ITEM NO. 15



CITY OF PARAMOUNT





# Environmental Sustainability

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Authorization to Purchase and Install Catch Basin Connector Pipe Screen Inserts

ITEM NO.16



CITY OF PARAMOUNT



# Catch Basin Inserts



ITEM NO.16

# Catch Basin Inserts



ITEM NO.16

# Recommendation

It is recommended that the City Council authorize the purchase and installation of catch basin connector pipe screen inserts by G2 Construction, Inc., in the amount of \$104,099.

ITEM NO.16



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# Comments/Committee Reports

April 5, 2022  
City Council

ITEM NO.



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# Adjournment

April 5, 2022  
City Council

ITEM NO.



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# Successor Agency for the Paramount Redevelopment Agency

April 5, 2022  
City Council

ITEM NO.



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# Paramount Housing Authority

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Paramount Industrial Development Authority

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Paramount Parking Authority

April 5, 2022  
City Council

ITEM NO.



CITY OF PARAMOUNT





# Paramount Public Financing Authority

April 5, 2022  
City Council

ITEM NO.



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