



## PUBLIC PARTICIPATION NOTICE

Public Participation Accessibility for the City of Paramount meetings scheduled for **Tuesday, June 13, 2023.**

### **In-person Attendance:**

The public may attend the City Council meeting in-person.

### **View the City Council meeting live stream:**

- YouTube Channel <https://www.youtube.com/user/cityofparamount>

### **Public Comments:**

Members of the public wanting to address the City Council, either during public comments or for a specific agenda item, or both, may do so by the following methods:

- **In-Person**

If you wish to make a statement, please complete a Speaker's Card prior to the commencement of the Public Comments period of the meeting. Speaker's Cards are located at the entrance. Give your completed card to a staff member and when your name is called, please go to the podium provided for the public.

- **E-mail: [crequest@paramountcity.com](mailto:crequest@paramountcity.com)**

E-mail public comments must be received by **5:45 p.m. on Tuesday, June 13, 2023.** The e-mail should specify the following information: 1) Full Name; 2) City of Residence; 3) Phone Number; 4) Public Comment or Agenda Item No; 5) Subject; 6) Written Comments.

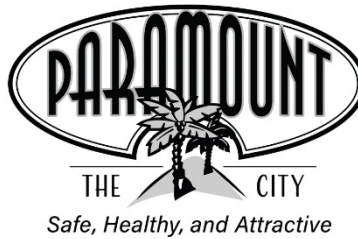
- **Teleconference: (562) 220-2225**

Participants wishing to address the City Council by teleconference should call City Hall at **(562) 220-2225** by **5:45 p.m. on Tuesday, June 13, 2023** and provide the following information: 1) Full Name; 2) City of Residence; 3) Phone Number; 4) Public Comment or Agenda Item No; 5) Subject. Teleconference participants will be logged in, placed in a queue and called back during the City Council meeting on speaker phone to provide their comments.

All public comments are limited to a maximum of three minutes unless an extension is granted. Please be mindful that the meeting will be recorded as any other person is recorded when appearing before the City Council, and all other rules of procedure and decorum will apply when addressing the City Council by teleconference.

# AGENDA

Paramount City Council  
June 13, 2023



Adjourned Meeting  
Progress Park Plaza  
15500 Downey Avenue, Paramount  
6:00 p.m.

City of Paramount

16400 Colorado Avenue ❖ Paramount, CA 90723 ❖ (562) 220-2000 ❖ [www.paramountcity.com](http://www.paramountcity.com)

**Public Comments:** If you wish to make a statement, please complete a Speaker's Card prior to the commencement of the Public Comments period of the meeting. Speaker's Cards are located at the entrance. Give your completed card to a staff member and when your name is called, please go to the podium provided for the public. Persons are limited to a maximum of three (3) minutes unless an extension of time is granted. No action may be taken on items not on the agenda except as provided by law. For additional ways to participate and provide public comments, see the preceding Public Participation Notice.

**Americans with Disabilities Act:** In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's office at (562) 220-2225 at least 48 hours prior to the meeting to enable the City to make reasonable arrangements to ensure accessibility to this meeting.

**Note:** Agenda items are on file in the City Clerk's office and are available for public inspection during normal business hours. Materials related to an item on this Agenda submitted after distribution of the agenda packet are also available for public inspection during normal business hours in the City Clerk's office. The office of the City Clerk is located at City Hall, 16400 Colorado Avenue, Paramount.

## Notes

CALL TO ORDER:	Mayor Isabel Aguayo
PLEDGE OF ALLEGIANCE	Unity in the Community
INVOCATION	Pastor Larry Jameson, Lifegate Church
ROLL CALL OF COUNCILMEMBERS:	Councilmember Peggy Lemons Councilmember Brenda Olmos Councilmember Vilma Cuellar Stallings Vice Mayor Annette C. Delgadillo Mayor Isabel Aguayo

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## PRESENTATIONS

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1. [PRESENTATION](#) Mayor's Award of Excellence
2. [CERTIFICATE OF RECOGNITION](#) Hynes D.E.S. 100<sup>th</sup> Anniversary
3. [PROCLAMATION](#) LGBTQ Pride Month
4. [PROCLAMATION](#) Juneteenth
5. [CERTIFICATE OF RECOGNITION](#) PEP Board Member Matt Knabe
6. [PRESENTATIONS](#)
  - PARAMOUNT EDUCATION PARTNERSHIP (PEP)
    - PEP Board of Directors
    - PEP Scholarship Selection Committee
    - PEP Donors
    - Recognition of PEP Scholarship Recipients
7. [PRESENTATIONS](#)
  - EDUCATION MONTH
    - Recognition of Valedictorian, Paramount High School, Class of 2023
    - Recognition of Salutatorian, Paramount High School, Class of 2023
    - Recognition of Strong Minds Awardee, Odyssey STEM Academy, Class of 2023
    - Recognition of Top 25 Paramount High School Academic Students, Class of 2023
    - Recognition of Top 5 Odyssey STEM Academy Students, Class of 2023
    - Recognition of Top 5 Paramount High School Student Volunteers, Class of 2023
    - Recognition of Top 5 Paramount High School Momentum Students, Class of 2023
    - GATES Millennium Scholar

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## CITY COUNCIL PUBLIC COMMENT UPDATES

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### PUBLIC COMMENTS

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### CONSENT CALENDAR

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All items under the Consent Calendar may be enacted by one motion. Any item may be removed from the Consent Calendar and acted upon separately by the City Council.

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|-----|--|---|
| 8.  | <a href="#"><u>APPROVAL OF MINUTES</u></a>           | May 9, May 23 (Special Meeting) and May 23, 2023  |
| 9.  | <a href="#"><u>APPROVAL</u></a>                      | Register of Demands   |
| 10. | <a href="#"><u>ORDINANCE NO. 1170 (Adoption)</u></a> | Repealing Section 15.04.020 of the Paramount Municipal Code and Amending Sections 15.04.010, 15.12.010, 15.16.010, and 15.20.010 of the Paramount Municipal Code, adopting by reference the 2022 California Building Code including Chapter 1, Division 2, Residential Code, Green Building Standards Code, Electrical Code, Mechanical Code, and Plumbing Code |
| 11. | <a href="#"><u>ORDINANCE NO. 1171 (Adoption)</u></a> | Zone Change No. 243 – Approving an amendment to Ordinance No.1072/Zoning Ordinance Text Amendment No. 3 by establishing revised development standards, including special event regulations, in the Town Center East PD-PS (Planned Development with Performance Standards) zone   |
| 12. | <a href="#"><u>RESOLUTION NO. 23:018</u></a>         | Adopting the Statement of Investment Policy for the City of Paramount for Fiscal Year 2023-2024   |
| 13. | <a href="#"><u>APPROVAL</u></a>                      | Professional Services Agreement with Moore Iacofano Goltsman, Inc. (MIG) to prepare a comprehensive update of the Clearwater East Specific Plan   |

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## NEW BUSINESS

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|-----|---|---|
| 14. | <a href="#"><u>ORAL REPORT</u></a>                                  | Economic Development Update   |
| 15. | <a href="#"><u>PUBLIC HEARING<br/>RESOLUTION NO.<br/>23:019</u></a> | Establishing and Adopting Certain Fees, Rates, and Charges for Development Application Processing Permits and Services and User Fees for Other Municipal Services |
| 16. | <a href="#"><u>PUBLIC HEARING<br/>RESOLUTION NO.<br/>23:021</u></a> | Confirming a Diagram and Assessment and Providing for Annual Assessment Levy for Landscape Maintenance Assessment District No. 81-1                               |
| 17. | <a href="#"><u>APPROVAL</u></a>                                     | Disposition and Development Agreement and Operating Covenants between City of Paramount and Paramount City Investors, LLC   |
| 18. | <a href="#"><u>RESOLUTION NO.<br/>23:020</u></a>                    | Adopting the City's Social Media Policy including the Social Media Public Disclaimer/Terms of Use   |
| 19. | <a href="#"><u>REPORT</u></a>                                       | Introduction of the Fiscal Year 2023-2024 Proposed Budget   |

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## ENVIRONMENTAL SUSTAINABILITY NEW BUSINESS

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None.

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## COMMENTS/COMMITTEE REPORTS

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- Councilmembers
- Staff

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## CLOSED SESSION

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## ADJOURNMENT

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To a meeting on June 27, 2023 at 5:00 p.m. in the Council Chamber at City Hall, 16400 Colorado Ave., Paramount, CA

JUNE 13, 2023

PRESENTATION

MAYOR'S AWARD OF EXCELLENCE

JUNE 13, 2023

CERTIFICATE OF RECOGNITION

HYNES D.E.S. 100<sup>TH</sup> ANNIVERSARY

JUNE 13, 2023

PROCLAMATION

LGBTQ PRIDE MONTH



JUNE 13, 2023

PROCLAMATION  
JUNETEENTH

JUNE 13, 2023

CERTIFICATE OF RECOGNITION

PEP BOARD MEMBER MATT KNABE

JUNE 13, 2023

PARAMOUNT EDUCATION PARTNERSHIP

- ❖ PEP BOARD OF DIRECTORS
- ❖ PEP SCHOLARSHIP SELECTION COMMITTEE
- ❖ PEP DONORS
- ❖ RECOGNITION OF PEP SCHOLARSHIP RECIPIENTS

JUNE 13, 2023

EDUCATION MONTH

- ❖ RECOGNITION OF VALEDICTORIAN, PARAMOUNT HIGH SCHOOL CLASS OF 2023
- ❖ RECOGNITION OF SALUTATORIAN, PARAMOUNT HIGH SCHOOL CLASS OF 2023
- ❖ RECOGNITION OF STRONG MINDS AWARDEE, ODYSSEY STEM ACADEMY CLASS OF 2023
- ❖ RECOGNITION OF TOP 25 PARAMOUNT HIGH SCHOOL ACADEMIC STUDENTS, CLASS OF 2023
- ❖ RECOGNITION OF TOP 5 ODYSSEY STEM ACADEMY STUDENTS, CLASS OF 2023
- ❖ RECOGNITION OF TOP 5 PARAMOUNT HIGH SCHOOL STUDENT VOLUNTEERS, CLASS OF 2023
- ❖ RECOGNITION OF TOP 5 PARAMOUNT HIGH SCHOOL MOMENTUM STUDENTS, CLASS OF 2023
- ❖ GATES MILLENNIUM SCHOLAR

JUNE 13, 2023

APPROVAL OF MINUTES

PARAMOUNT CITY COUNCIL

MOTION IN ORDER:

APPROVE THE PARAMOUNT CITY COUNCIL MINUTES OF MAY 9, 2023  
REGULAR MEETING, MAY 23, 2023 SPECIAL MEETING, AND MAY 23,  
2023 REGULAR MEETING.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_

**PARAMOUNT CITY COUNCIL  
MINUTES OF A REGULAR MEETING  
MAY 9, 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 6:02 p.m. at City Hall, Council Chambers, 16400 Colorado Avenue, Paramount, California.

**PLEDGE OF ALLEGIANCE:** Cadet Major Angel Aguilar, Paramount High School JROTC led the pledge of allegiance.

**INVOCATION:** Chaplain Nathan Hamry, Los Angeles County Sheriff's Department 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  
John E. Cavanaugh, City Attorney  
Andrew Vialpando, Assistant City Manager  
John Carver, Planning Director  
Adriana Figueroa, Public Works Director  
David Johnson, Community Services Director  
Margarita Matson, Public Safety Director  
Kim Sao, Finance Director  
Sol Bejarano, Management Analyst  
Rebecca Bojorquez, Management Analyst  
Chris Callard, Public Information Officer  
Jaime De Guzman, Senior Accountant  
Danny Elizarraras, Management Analyst  
Andres Gonzales, Community Services Supervisor  
Yecenia Guillen, Assistant Community Serv. Director  
Jocelyn Hernandez, Communications Specialist  
Sarah Ho, Assistant Public Works Director  
John King, Assistant Planning Director  
Nicole Lopez, HR Manager  
Heidi Luce, City Clerk  
Wendy Macias, Public Works Manager  
Anthony Martinez, Finance Services Manager  
Ivan Reyes, Associate Planner  
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.     **PRESENTATION**  
Mayor's Award of Excellence  
CF 39.7  
  
Mayor Aguayo, on behalf of the City Council, presented the Mayor's Award of Excellence to Colonel Robert Guild and Sergeant Dannie Brayboy, retiring Paramount High School JROTC advisors.
  
2.     **PROCLAMATION**  
National Military Appreciation Month  
CF 39.12  
  
Mayor Aguayo, on behalf of the City Council, proclaimed May as National Military Appreciation Month. The following graduating seniors from Paramount High School ROTC who will be enlisting in the military upon graduation were recognized in honor of Military Appreciation Month: Christopher Velasquez, Air Force; Dallanara Magana, Army; Jordan Menesses, Army; David Paguay, Army; Jesus Hurtado, Marines; Joshua Palomo, Marines; Emily Street, Marines; and Julthiza Camarillo, Navy.
  
3.     **PRESENTATION**  
Pride of Paramount Beautiful Property Awards  
CF 74.3  
  
Mayor Aguayo, on behalf of the City Council, presented the following Pride of Paramount Beautiful Property Awards: Outstanding Landscape, Emanuel and Kathleen London, 8526 Madison Street; Waterwise Landscape, Ric and Norma Franco, 8065 2<sup>nd</sup> Street; Beautiful Business, Starbucks, 7905 Alondra Boulevard; Model Apartment, Four Seasons Apartment Homes, 15940 Indiana Avenue; Most Beautiful Home, 3<sup>rd</sup> Place, Rebecca Guillen and Family, 8427 Ives Street; Most Beautiful Home, 2<sup>nd</sup> Place, the Carranza Family, 8057 Denbo Avenue; and Most Beautiful Home 1<sup>st</sup> Place, the Jimenez Family, 14402 Coke Avenue.
  
4.     **CERTIFICATE OF RECOGNITION**  
Edison Scholarship Recipient – Kayla Bullard, Odyssey STEM Academy  
CF 39.6  
  
Mayor Aguayo, on behalf of the City Council, presented a certificate of recognition to Edison Scholarship recipient Kayla Bullard, Odyssey STEM Academy.

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|--|--|
| 5. PROCLAMATION<br>National Police Week –<br>May 14-20, 2023<br>CF 39.12                 | Mayor Aguayo, on behalf of the City Council, proclaimed May as National Police Week – May 14-20, 2023. Lieutenant Joseph Morales and members of the Special Assignment Officers team were present to accept the proclamation.  |
| 6. PROCLAMATION<br>National Mental Health<br>Awareness Month<br>CF 39.12                 | Mayor Aguayo, on behalf of the City Council, proclaimed May as National Mental Health Awareness Month. Victor Sanchez, Director of Community and Donor Relations, Community Family Guidance Center was present to accept the award.  |
| 7. PROCLAMATION<br>National Water Safety<br>Month<br>CF 39.12                            | Mayor Aguayo, on behalf of the City Council, proclaimed May as National Water Safety Month. Haydee Mata from the Los Cerritos YMCA was present to accept the award.  |
| 8. PROCLAMATION<br>National Senior Health &<br>Fitness Day – May 31,<br>2023<br>CF 39.12 | Mayor Aguayo, on behalf of the City Council, proclaimed May 31, 2023 as National Senior Health & Fitness Day. Ron Roberson, senior fitness class leader and fitness class participants Christina Gonzalez, Ralph Guillen and Maria Vega were present to accept the proclamation. |
| 9. PROCLAMATION<br>National Public Works<br>Week<br>CF 39.12                             | Mayor Aguayo, on behalf of the City Council, proclaimed May as National Public Works Week. Rosemary Vasquez, Chair of the Public Works Commission was present to accept the proclamation.  |
| 10. VIDEOS<br>Paramount Pothole<br>Brigade and Seniors<br>Exercise Class<br>CF 39.7      | A video highlighting the City's senior exercise program was played. Due to technical difficulties, the video featuring the Paramount Pothole Brigade was not able to be played.  |

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

CF 10.4                      There were none.

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#### **PUBLIC COMMENTS**

CF 10.3                      The following individuals addressed the City Council and provided public comments: Ron Ibarra, Alejandro Yanez, and Gabriel Espinoza.



### **CONSENT CALENDAR**

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It was moved by Councilmember Lemons and seconded by Vice Mayor Delgadillo to approve Consent Calendar Items 11, 12, 13, 14, 15, 16A, 16B, 17, 18, 19, 20 and 21 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

- |  |   |
|--|---|
| 11. APPROVAL OF<br>MINUTES<br>April 11 and April 25,<br>2023   | Approved.   |
| 12. APPROVAL<br>Register of Demands<br>CF 47.2   | Approved.   |
| 13. RECEIVE AND FILE<br>Treasurer's Report for<br>the Quarter Ending<br>March 31, 2023<br>CF 47.3  | Receive and filed.  |
| 14. ACCEPTANCE OF<br>WORK<br>Replacement/Renovation<br>of Bus Shelters (City<br>Project No. 9135)<br>CIP 9135                                      | Accepted the work performed by C.S. Legacy Construction, Inc., Chino, California, for replacement/renovation of bus shelters and authorize payment of the remaining retention.  |
| 15. ACCEPTANCE OF<br>WORK<br>Arterial Street<br>Resurfacing<br>Improvements Project for<br>Fiscal Year 2022 (City<br>Project No. 9230)<br>CIP 9230 | 1) Appropriated an additional \$138,191 from Measure M funds; and 2) Accepted the work performed by Hardy and Harper Inc., Lake Forest, California, for construction of the arterial street resurfacing improvements project for Fiscal Year 2022 and authorize payment of the remaining retention. |

16. APPROVAL  
Engineer's Report and  
Declaration of Intent to  
Levy and Collect  
Assessments –  
Landscaping and  
Maintenance  
Assessment District No.  
81-1  
CF 25.3
- Read by title only and adopted Resolution No. 23:015  
and Resolution No. 23:016.
- a) RESOLUTION NO.  
23:015  
CF 25.3
- Read by title only and adopted Resolution No.  
23:015, "A RESOLUTION OF THE CITY COUNCIL  
OF THE CITY OF PARAMOUNT APPROVING THE  
ENGINEER'S "REPORT FOR CERTAIN  
LANDSCAPING IMPROVEMENTS FOR  
LANDSCAPING AND MAINTENANCE  
ASSESSMENT DISTRICT NO. 81-1."
- b) RESOLUTION NO.  
23:016  
CF 25.3
- Read by title only and adopted Resolution No.  
23:016, "A RESOLUTION OF THE CITY COUNCIL  
OF THE CITY OF PARAMOUNT DECLARING ITS  
INTENTION TO LEVY AND COLLECT  
ASSESSMENTS WITHIN LANDSCAPING AND  
MAINTENANCE ASSESSMENT DISTRICT NO. 81-1  
FOR THE FISCAL YEAR 2023-2024 AND SETTING  
A TIME AND PLACE FOR A PUBLIC HEARING  
THEREON.
17. AWARD OF CONTRACT  
Perimeter Wall on 70<sup>th</sup>  
Street (City Project No.  
9385)  
CIP 9385
- 1) Appropriated an additional \$50,100 from available  
General Fund balance; and 2) awarded the contract  
for the Perimeter Wall on 70th Street to Parsam  
Construction, Inc., Glendale, CA in the amount of  
\$175,750, authorized contingency in the amount of  
\$26,350, and authorized the Mayor or her designee  
to execute the agreement.
18. AWARD OF CONTRACT  
Paramount Pool  
Upgrades – Heater  
Replacement (City  
Project No. 9354)  
CIP 9354
- Awarded the contract for the Paramount Pool  
Upgrades - Heater Replacement to KLM HVAC and  
Refrigeration, Los Alamitos, California, in the amount  
of \$66,950, authorized contingency in the amount of  
\$10,050, and authorized the Mayor or her designee  
to execute the agreement.

19. APPROVAL  
Parade Permit  
Application for Hynes  
D.E.S. Inc. – June 25,  
2023  
CF 75.1  
Approved the parade permit application with the understanding that Hynes D.E.S. Inc. will reimburse the City for approximately \$1,650 for the cost to provide assistance for their annual parade, acquire appropriate liability insurance for the event, and contract with a third-party motorcade agency to provide eight motorcade units for their event.
20. APPROVAL  
Change Order Nos. 1, 2,  
3, and 4 in the amount of  
\$25,889 for the City Hall  
Office Furniture Upgrade  
and Replacement Project  
(City Project No. 9382)  
CF 43.1190  
1) Appropriated an additional \$25,889 from the available fund balance in the Equipment Replacement Fund; and 2) Approved Change Orders Nos. 1, 2, 3, and 4 to the contract with Interior Office Solutions, Inc., dba PeopleSpace for the purchase of office furniture and storage solutions for the City Hall Office Furniture Upgrade and Replacement Project (CIP No. 9382), for a total contract amount not to exceed \$292,852.
21. APPROVAL  
Amendment No. 1 to  
Agreement with Kosmont  
Transactions Services,  
Inc., dba Kosmont  
Municipal Treasury  
Consulting (KMTC) for  
Financial Advisory and  
Consulting Services  
CF 43.1203  
Approved Amendment No. 1 to the agreement with Kosmont Transactions Services, Inc., dba Kosmont Municipal Treasury Consulting, for financial advisory and consulting services in an amount not to exceed \$50,000 for each of the three (3) Fiscal Year terms shown in Exhibit A, and authorized the Mayor or her designee to execute the amendment.

#### **NEW BUSINESS**

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22. ORAL REPORT  
Community Service  
Organization Update –  
Paramount-Tepic Sister  
Cities  
CF 62.15  
Frank Barraza with Paramount Tepic Sister Cities provided an overview of the Paramount Tepic Sister Cities organization and the services they provide to the community.
23. PUBLIC HEARING  
ORDINANCE NO. 1170  
Repealing Section  
15.04.020 of the  
Paramount Municipal  
Code and Amending  
Sections 15.04.010,  
15.12.010, 15.16.010,  
Building and Safety Manager Rightmer gave the report and presented a PowerPoint presentation.  
  
Mayor Aguayo opened the public hearing and asked if there was anyone in the audience wishing to testify.

and 15.20.010 of the  
Paramount Municipal  
Code, adopting by  
reference the 2022  
California Building Code  
including Chapter 1,  
Division 2, Residential  
Code, Green Building  
Standards Code,  
Electrical Code,  
Mechanical Code, and  
Plumbing Code  
CF 29

There being no one in the audience wishing to testify,  
it was moved by Councilmember Lemons and  
seconded by Councilmember Olmos to close the  
public hearing. 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

It was moved by Councilmember Lemons and  
seconded by Vice Mayor Delgadillo to read by title  
only, waive further reading, introduce Ordinance No.  
1170, "AN ORDINANCE OF THE CITY COUNCIL OF  
THE CITY OF PARAMOUNT, REPEALING  
SECTION 15.04.020 OF THE PARAMOUNT  
MUNICIPAL CODE AND AMENDING SECTIONS  
15.04.010, 15.12.010, 15.16.010, AND 15.20.010 OF  
THE PARAMOUNT MUNICIPAL CODE, ADOPTING  
BY REFERENCE THE 2022 CALIFORNIA  
BUILDING STANDARDS CODE INCLUDING  
CHAPTER 1, DIVISION 2, RESIDENTIAL CODE,  
GREEN BUILDING STANDARDS CODE, ENERGY  
CODE, ELECTRICAL CODE, MECHANICAL CODE,  
AND PLUMBING CODE," and place it on the June  
13, 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

24. PUBLIC HEARING  
ORDINANCE NO. 1171  
Zone Change No. 243 –  
Approving an  
amendment to  
Ordinance  
No.1072/Zoning  
Ordinance Text  
Amendment No. 3 by

Planning Director Carver gave the report and  
presented a PowerPoint presentation.

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

establishing revised development standards, including special event regulations, in the Town Center East PD-PS (Planned Development with Performance Standards) zone CF 109 ZC 243

There being no one in the audience wishing to testify, it was moved by Councilmember Cuellar Stallings and seconded by Councilmember Lemons to close the public hearing. 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

It was moved by Councilmember Lemons and seconded by Councilmember Olmos to read by title only, waive further reading, introduce Ordinance No. 1171, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT, APPROVING ZONE CHANGE NO. 243, REPLACING ORDINANCE NO. 1072/ZONING ORDINANCE TEXT AMENDMENT NO. 3; AND ESTABLISHING REVISED DEVELOPMENT STANDARDS, INCLUDING SPECIAL EVENT REGULATIONS IN THE TOWN CENTER EAST PD-PS (PLANNED DEVELOPMENT WITH PERFORMANCE STANDARDS) ZONE IN THE CITY OF PARAMOUNT," and place it on the June 13, 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

25. PUBLIC HEARING  
Adoption of the  
Amended Five-Year  
2022-2026 Consolidated  
Plan and the Fiscal Year  
2023-2024 One-Year  
Action Plan for the  
Community Development  
Block Grant (CDBG) and  
Home Investment  
Partnerships (HOME)

Management Analyst Bejarano gave the report and presented a PowerPoint presentation.

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 Lemons and seconded by Councilmember Cuellar Stallings to close the public hearing. The motion was passed by the following roll call vote:

Programs  
CF 54.9 CDBG

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

NOES: None

ABSENT: None

ABSTAIN: None

It was moved by Councilmember Lemons and seconded by Vice Mayor Delgadillo to adopt the amended Five-Year Consolidated Plan (FY 2022-2026); adopt the One-Year Action Plan (FY 2023-2024); and authorize the City Manager, or designee, to adjust the CDBG and HOME activity budgets to conform with any change to the formula for grant allocations, and execute and submit all required documents and agreements to implement the One-Year Action Plan and amended Consolidated Plan in compliance with HUD regulations. 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

26. AWARD OF CONTRACT  
City Hall Conference  
Room Upgrade (City  
Project No. 9280)  
CIP 9280

Public Works Director Figueroa gave the report and presented a PowerPoint presentation.

It was moved by Councilmember Cuellar Stallings and seconded by Vice Mayor Delgadillo to 1) appropriate an additional \$50,850 from the available General Fund balance; and 2) award the contract for the City Hall Conference Room Upgrade to Junior's Construction, Inc., Compton, CA in the amount of \$83,690, authorize contingency in the amount of \$12,640, 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

27. APPROVAL  
Santa Train Route  
Adjustment  
CF 39.17
- Assistant Community Services Director Guillen gave the report and presented a PowerPoint presentation.
- It was moved by Councilmember Lemons and seconded by Vice Mayor Delgadillo to approve the proposed route adjustments for the 2023 Santa Train. 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
28. APPROVAL  
Proposed Restructuring  
of Volunteering Is  
Paramount (V.I.P.)  
Student Recognition  
Program and Youth and  
Young Adult Committee  
into the Paramount Teen  
Leadership Program  
CF 62.35  
CF 60.11
- 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 proposed Paramount Teen Leadership program. 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
29. ORAL REPORT  
2023 Summer Concert  
Lineup  
CF 39
- Community Services Director Johnson gave the report and presented a PowerPoint presentation providing a preview of the upcoming summer concert lineup.
30. RESOLUTION NO.  
23:017  
Adopting the Fund  
Balance Policy  
CF 47.28
- Finance Director Sao gave the report and presented a PowerPoint presentation.
- It was moved by Councilmember Cuellar Stallings and seconded by Vice Mayor Delgadillo to read by title only and adopt Resolution No. 23:017, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT ADOPTING THE FUND BALANCE POLICY." 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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31. ORAL REPORT  
Update on Community  
Outreach Campaign for  
Clean Power Alliance  
Tier Adjustment  
CF 43.1070  
CF 112.2

Public Works Manager Macias gave the report and presented a PowerPoint presentation providing an overview of the City's community outreach campaign for the upcoming Clean Power Alliance (CPA) renewable energy tier adjustment which goes into effect October of 2023. Additionally, she provided information on the methods by which the Clean Power Alliance will inform residents of the upcoming rate tier adjustment in compliance with the California Public Utilities Commission requirements.

## **COMMENTS/COMMITTEE REPORTS**

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### **Councilmembers**

Councilmember Cuellar Stallings noted that she attended the Northgate grand reopening with Mayor Aguayo. She also reported that she participated on the interview panel for the new Gateway Cities COG Executive Director who will replace the current director upon her retirement. Lastly, she reported on her attendance at SCAG conference and the WSAB Metro meeting with Supervisor Janice Hahn.

Councilmember Lemons commented that she visited Alas Kitchen & Bar on Cinco de mayo for their grand reopening and encouraged residents to try it.

Councilmember Olmos reported on her attendance at Section 6 of the Water Education for Latino Leaders (WELL) fellowship which was on finance and water and noted that she will be graduating next month. She reported that she also served as a keynote speaker at the Girls to Growing Empowerment Conference and attended the Local Government Commission meeting. She noted that she attended



several local events including the active shooter drill at Our Lady of the Rosary School and the National Day of Prayer. Lastly, she wished everyone a Happy Mother's Day.

Vice Mayor Delgadillo reported that she attended the showing of the Diary of Anne Frank at the Long Beach Playhouse sponsored by Pathways as well as the Dirty Bean, Water and Tea at Paramount High School. Lastly, she reported on her attendance at the SCAG Regional Conference and General Assembly.

Mayor Aguayo reported on her attendance at several events including the Northgate grand reopening, the press conference at World Energy with Governor Newsom and the Water Replenishment board meeting on the proposed water rate increase and the WSAB Metro meeting. She also reported on her attendance at several community functions including the National Day of Prayer, Friday Night Paramount, the STAR Principals Luncheon and Congresswoman Barragan's art contest awards ceremony. Lastly, she encouraged the community show support for the Espinoza family by sharing the missing person bulletin.

### **Staff**

City Manager Moreno wished the City Council a Happy Mother's Day.

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At 8:37 p.m., Mayor Aguayo recessed the City Council meeting to convene the meeting of the Successor Agency for the Paramount Redevelopment Agency.

Mayor Aguayo called the City Council meeting back to order at 8:39 p.m. and the City Council recessed into closed session to discuss the matter listed under the Closed Session agenda below.

### **CLOSED SESSION**

#### CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Gov't Code § 54956.8

16493 Paramount Blvd., Paramount, CA 90723

Agency negotiator: City Manager

Negotiating parties: Paramount Saw, LLC

Under negotiation: Price and Terms of Payment

Mayor Aguayo called the City Council back to order in open session at 8:52 p.m.

City Attorney Cavanaugh reported that the City Council held a duly authorized closed session to discuss the matter listed above and there was no reportable action taken.

### **ADJOURNMENT**

There being no further business to come before the City Council, Mayor Aguayo adjourned the meeting at 8:53 p.m. to a meeting on May 23, 2023 at 5:00 p.m.

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Isabel Aguayo, Mayor

ATTEST:

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Heidi Luce, City Clerk

**PARAMOUNT CITY COUNCIL  
MINUTES OF A SPECIAL MEETING  
MAY 23, 2023**

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

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**CALL TO ORDER:** The special meeting of the Paramount City Council was called to order by Mayor Isabel Aguayo at 4:30 p.m. at City Hall, Council Chambers, 16400 Colorado Avenue, Paramount, California.

**PLEDGE OF ALLEGIANCE:** Councilmember Cuellar Stallings led the pledge of allegiance.

**ROLL CALL OF COUNCIL:**

Present: Councilmember Peggy Lemons  
Councilmember Vilma Cuellar Stallings  
Vice Mayor Annette C. Delgadillo  
Mayor Isabel Aguayo

Absent: Councilmember Brenda Olmos

It was moved by Councilmember Lemons and seconded by Councilmember Cuellar Stallings to excuse Councilmember Olmos's absence. The motion was passed by the following roll call vote:

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

**NOES:** None

**ABSENT:** Councilmember Olmos

**ABSTAIN:** None

**CITY STAFF PRESENT:** John Moreno, City Manager  
John E. Cavanaugh, City Attorney  
Betsy Martyn, Assistant City Attorney  
Andrew Vialpando, Assistant City Manager  
Heidi Luce, City Clerk

**PUBLIC COMMENTS**

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There were none.

*At 4:32 p.m. the City Council recessed into closed session to discuss the matter listed below.*

### **CLOSED SESSION**

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#### CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Gov't Code § 54956.8

16493 Paramount Blvd., Paramount, CA 90723

Agency negotiator: City Manager

Negotiating parties: Paramount Saw, LLC

Under negotiation: Price and Terms of Payment

Mayor Aguayo called the meeting back to order in open session at 4:59 p.m.

City Attorney Cavanaugh reported that the City Council held a duly authorized closed session to discuss the matter listed above and there was no decision made that requires publication at this time.

### **ADJOURNMENT**

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There being no further business to come before the City Council, Mayor Aguayo adjourned the meeting at 5:00 p.m. to the regular meeting of May 23, 2023 at 5:00 p.m.

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Isabel Aguayo, Mayor

ATTEST:

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Heidi Luce, City Clerk

**PARAMOUNT CITY COUNCIL  
MINUTES OF A REGULAR MEETING  
MAY 23, 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 Aguayo at 5:04 p.m. at City Hall, Council Chambers, 16400 Colorado Avenue, Paramount, California.

**PLEDGE OF ALLEGIANCE:** Vice Mayor Delgadillo led the pledge of allegiance.

**ROLL CALL OF COUNCILMEMBERS:**

<u>Present:</u>	Councilmember Peggy Lemons Councilmember Vilma Cuellar Stallings Vice Mayor Annette C. Delgadillo Mayor Isabel Aguayo
<u>Absent:</u>	Councilmember Brenda Olmos

It was moved by Councilmember Lemons and seconded by Councilmember Cuellar Stallings to excuse Councilmember Olmos's absence. The motion was passed by the following roll call vote:

<b>AYES:</b>	Councilmembers Lemons, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo
<b>NOES:</b>	None
<b>ABSENT:</b>	Councilmember Olmos
<b>ABSTAIN:</b>	None

**STAFF PRESENT:**

John Moreno, City Manager  
John E. Cavanaugh, City Attorney  
Elizabeth Martyn, Assistant City Attorney  
Andrew Vialpando, Assistant City Manager  
John Carver, Planning Director  
Margarita Matson, Public Safety Director  
Pauline Aguayo, Management Analyst  
Clyde Alexander, Assistant Finance Director (remote)  
Rebecca Bojorquez, Management Analyst  
Chris Callard, Public Information Officer  
Kevin Chun, Special Projects Manager  
Steve Coumparoules, Community Preservation Mgr.  
Danny Elizarraras, Management Analyst  
Yecenia Guillen, Assistant Community Serv. Director  
Sarah Ho, Assistant Public Works Director  
Heidi Luce, City Clerk

Wendy Macias, Public Works Manager  
Anthony Martinez, Finance Services Manager  
Ivan Reyes, Associate Planner  
Johnnie Rightmer, Building & Safety Manager  
Celina Sanchez, Management Analyst  
Melissa Torres, Communications Specialist

## PRESENTATIONS

- |    |   |  |
|----|---|--|
| 1. | <p>PRESENTATIONS</p> <p>EDUCATION MONTH</p> <ul style="list-style-type: none"> <li>• Proclaiming June 2023 as Education Month</li> <li>• Recognition of PUSD Teachers of the Year</li> <li>• Recognition of PUSD Classified Employees and Staff of the Year</li> </ul> <p>CF 39.7</p> | <p>Mayor Aguayo, on behalf of the City Council, proclaimed June as Education Month in the City of Paramount. She noted that Education Month is being proclaimed a little early because there are so many deserving teachers, employees, and students to be recognized.</p> <p>The City Council, joined by Paramount Unified School District Board Members Yesenia Cuarenta and Alicia Anderson recognized the Paramount Unified School District Teachers, Classified Employees and Support Services Staff members of the Year.</p> |
| 2. | <p>PROCLAMATION</p> <p>National Building Safety Month</p> <p>CF 39.12</p>   | <p>Mayor Aguayo, on behalf of the City Council proclaimed, May as National Building Safety Month.</p>  |
| 3. | <p>VIDEOS</p> <p>Paramount Public Works in Action</p> <p>CF 39.7</p>  | <p>A video featuring the Public Works Department's pothole brigade in action was shown.</p>  |

## CITY COUNCIL PUBLIC COMMENT UPDATES

CF 10.4                      There were none.

## PUBLIC COMMENTS

CF 10.3                      There were none.

## CONSENT CALENDAR

It was moved Councilmember Lemons and seconded by Councilmember Cuellar Stallings to approve Consent Calendar Items 4, 5, 6, 7 and 8 as shown below. The motion was passed by the following roll call vote:

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

NOES: None

ABSENT: Councilmember Olmos

ABSTAIN: None

4. APPROVAL  
Applications for  
Fireworks Permits –  
2023  
CF 75.2  
Approved the applications to sell fireworks submitted  
by the eight eligible community groups.
5. APPROVAL  
Declaration of Surplus  
Property  
CF 82.5  
Declared the items listed as surplus property and  
authorized the Mayor or her designee to dispose of  
the property by appropriate means.
6. APPROVAL  
Amended YMCA  
Agreement to Use City  
Facilities for Youth  
Program  
CF 43.1075  
Approved the amended YMCA Agreement to Use  
City Facilities for Youth Programs.
7. AWARD OF  
CONTRACT  
City Hall Restroom  
Renovation (City Project  
No. 9373)  
CIP 9373  
Awarded the contract for the City Hall Restroom  
Renovation to Junior's Construction, Inc., Compton,  
CA in the amount of \$66,000, and authorized the  
Mayor or her designee to execute the agreement.
8. APPROVAL  
Continued Authorization  
for Emergency Repairs  
of the Clearwater  
Building  
CF 82  
1) Appropriated an additional \$18,850 from the  
available General Fund Balance; and 2) authorized  
the payment for these emergency repairs at the  
Clearwater Building to Junior's Construction, Inc.,  
Compton, California, in the amount of \$83,699.

#### **NEW BUSINESS**

9. ORAL REPORT  
Update on Al Fresco  
Restaurant Patio  
Program  
CF 62.3  
Special Projects Manager Chun gave the report and  
presented a PowerPoint presentation providing an  
update on the status of the "permanent" Al Fresco  
program and the restaurants participating in the  
program.

10. APPROVAL  
Amendment to the  
American Rescue Plan  
Act (ARPA) Project  
Expenditure Plan  
CF 47.28
- Finance Services Manager Martinez gave the report and presented a PowerPoint presentation.
- It was moved by Councilmember Lemons and seconded by Councilmember Cuellar Stallings to 1) approve the amendment of the ARPA Project Expenditure Plan, 2) reappropriate up to \$10 million in unused ARPA funds to reimburse the General Fund for Public Safety expenditures, and 3) allow the City Manager to incorporate the plan into the FY2023-24 Proposed Budget using General Fund money. The motion was passed by the following roll call vote:
- AYES: Councilmembers Lemons, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo  
NOES: None  
ABSENT: Councilmember Olmos  
ABSTAIN: None
11. APPROVAL  
World Energy  
Community Benefits  
Agreement – Year One  
Spending Plan  
CF 43.1195
- Planning Director Carver gave the report and presented a PowerPoint presentation.
- It was moved by Councilmember Cuellar Stallings and seconded by Vice Mayor Delgadillo to approve the year one spending plan for the World Energy Community Benefits Agreement. The motion was passed by the following roll call vote:
- AYES: Councilmembers Lemons, Cuellar Stallings; Vice Mayor Delgadillo; and Mayor Aguayo  
NOES: None  
ABSENT: Councilmember Olmos  
ABSTAIN: None
12. APPROVAL  
Service Agreement with  
Southwest Patrol, Inc for  
Park Supervision and  
Security Services  
CF 43.1204
- Assistant Community Services Director Guillen gave the report and presented a PowerPoint presentation.
- It was moved by Councilmember Lemons and seconded by Vice Mayor Delgadillo to approve the service agreement with Southwest Patrol, Inc. for park supervision and security services. The motion was passed by the following roll call vote:



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

13. ORAL REPORT  
Building and Safety  
Update  
CF 29

Building and Safety Manager Rightmer gave the report and presented a PowerPoint presentation providing an update on proactive services provided by the City's Building and Safety Department.

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**COMMENTS/COMMITTEE REPORTS**

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**Councilmembers**

Councilmember Lemons reported on her attendance at the CCCA Annual Conference and provided an overview of the topics discussed which included public safety, homelessness, and innovation.

Councilmember Cuellar Stallings reported on her attendance at several community events including the Community Family Guidance Center benefit dinner, the Women's Club scholarship luncheon and Tacos with the Deputies. She also reported on her attendance at the CCCA Annual Conference noting that it was very informative. Lastly, she shared positive comments she received from a resident and asked for an update on the status of the new water well.

Vice Mayor Delgadillo reported on her attendance at the Women's Club scholarship luncheon and Tacos with the Deputies. She also reported on her attendance at the CCCA Annual Conference and provided an overview of the topics discussed. Lastly, she congratulated Councilmember Olmos for being sworn-in as the CCCA Secretary/Treasurer for the coming year, embarking on the path toward CCCA presidency.

Mayor Aguayo provided an update from the recent PUSD Ad Hoc committee meeting and the Eco Rapid Transit meeting. She commented on her attendance at several community events including the

Community Family Guidance Center benefit dinner, Tacos with the Deputies, and the Lincoln School teacher appreciation lunch. She also reported on her attendance at the CCCA Annual Conference and the highlight for her was the presentation on community safety. Lastly, she expressed appreciation to all of the departments for all they do for the community.

### **Staff**

City Manager Moreno echoed Mayor Aguayo's appreciation for the talented staff. He commented on his attendance at the CCCA Annual Conference. With regard to the discussion on innovation in community safety, he noted that the City has already installed several Flock cameras and staff will look for innovative ways to better utilize the cameras. He reminded everyone that this week is Dine Paramount week noting that it is off to a great start. Lastly, he noted that City Hall and the City Yard will be closed on Monday, May 29<sup>th</sup> in observance of the Memorial Day holiday and the substation will be open with modified hours from 8:00 a.m. - 5:00 p.m.

### **CLOSED SESSION**

There was no closed session.

### **ADJOURNMENT**

There being no further business to come before the City Council, Mayor Aguayo adjourned the meeting at 6:25 p.m. to a meeting on June 13, 2023 at 6:00 p.m. at Progress Park Plaza, 15500 Downey Avenue, Paramount, CA.

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Isabel Aguayo, Mayor

ATTEST:

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Heidi Luce, City Clerk

JUNE 13, 2023

REGISTER OF DEMANDS  
PARAMOUNT CITY COUNCIL

MOTION IN ORDER:

APPROVE THE PARAMOUNT CITY COUNCIL REGISTER OF DEMANDS.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_

**CITY OF PARAMOUNT  
FINAL CHECK REGISTER  
May 31, 2023  
Pre-issue Checks**

Check Number	Vendor Name	Amount	Description
328699	A & G FENCE AND SUPPLY SALES	2,350.00	CIP - METAL PANELS (SOMERSET)
328947		10,111.50	CIP - FENCE INSTALL (JACKSON)
		3,380.00	CIP - FENCE REPAIR (JEFFERSON)
	Vendor Tota	<b>15,841.50</b>	
328975	ABOULHOSN, SIRAJ	10,000.00	RECYCLING DEP REFUND (8409 SOMERSET)
	Vendor Tota	<b>10,000.00</b>	
328700	ADMINISTRATIVE SERVICES CO-OP	2,051.00	CSR - TAXI TRANSIT SVCS (1/23)
328781		31.45	CSR - TAXI TRANSIT SVCS (1/25)
	Vendor Tota	<b>2,082.45</b>	
328756	ADVANCE ELEVATOR, INC	300.00	PW - ELEVATOR MNTC (5/23)
	Vendor Tota	<b>300.00</b>	
328825	ADVANCED AQUATIC TECHNOLOGY	2,990.00	PW - FACILITY MNTC SVCS
		975.00	PW - CIVIC CENTER FOUNTAIN MNTC (4/23)
	Vendor Tota	<b>3,965.00</b>	
328948	ADVANCED CHEMICAL TRANSPORT,	9,114.18	PW - HAZARDOUS WASTE DISPOSAL SVCS
	Vendor Tota	<b>9,114.18</b>	
328826	AIRGAS	28.10	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>28.10</b>	
328701	AKM CONSULTING ENGINEERS, INC	7,812.00	PW - WATER PERMITTING ENG SVCS (3/23)
	Vendor Tota	<b>7,812.00</b>	
328827	ALCALA, ROSALINA	300.00	CSR - SENIOR ENTERTAINMENT (5/19)
	Vendor Tota	<b>300.00</b>	
328654	ALERT CLEANERS	438.00	CSR - LAUNDRY SVCS (3/9)
328869		372.00	CSR - LAUNDRY SVCS (4/7)
		168.00	CSR - LAUNDRY SVCS (4/14)
328949		684.00	CSR - LAUNDRY SVCS (4/27)
	Vendor Tota	<b>1,662.00</b>	
328655	ALIN PARTY SUPPLY CO.	1,001.28	CSR - STAR SUPPLIES
328950		151.65	CSR - NIGHT MARKET
	Vendor Tota	<b>1,152.93</b>	
328782	ALL CITIES LOCK & SAFE	461.42	PW - FACILITY MNTC SUPPLIES
		200.00	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>661.42</b>	
328745	ALL CITY MANAGEMENT SERVICES	8,969.22	PS - CROSSING GUARD SVCS (4/2 - 4/15)
328900		17,938.44	PS - CROSSING GUARD SVCS (4/16 - 4/29)
	Vendor Tota	<b>26,907.66</b>	

**CITY OF PARAMOUNT  
FINAL CHECK REGISTER  
May 31, 2023  
Pre-issue Checks**

Check Number	Vendor Name	Amount	Description
16279	AMERICAN EXPRESS	65.28	CSR - PEP SUPPLIES
		23.98	CSR - PEP SUPPLIES
		248.38	CSR - STAR SUPPLIES
		205.16	CSR - PEP SUPPLIES
		93.67	CSR - STAR SUPPLIES
		251.80	CSR - ENP SUPPLIES
		69.53	CSR - NIGHT MARKET
		10.43	CSR - PEP SUPPLIES
		44.09	CSR - PEP SUPPLIES
		21.72	CSR - STAR SUPPLIES
		139.58	CSR - ADAPTIVE RECREATION SUPPLIES
		115.94	CSR - STAR SUPPLIES
		43.44	CSR - STAR SUPPLIES
		20.15	FIN - OFFICE SUPPLIES
		5.80	CSR - NIGHT MARKET
		203.90	CSR - ENP SUPPLIES
		39.84	PS - OFFICE SUPPLIES
		37.46	CSR - RECREATION SUPPLIES
		22.02	CSR - RECREATION SUPPLIES
		35.26	CSR - RECREATION SUPPLIES
		22.81	FIN - OFFICE SUPPLIES
		308.64	CSR - STAR SUPPLIES
		192.84	CC - OFFICE SUPPLIES
		21.96	HR - OFFICE SUPPLIES
		9.25	FIN - OFFICE SUPPLIES
		110.16	HR - OFFICE SUPPLIES
		13.22	FIN - OFFICE SUPPLIES
		27.77	FIN - OFFICE SUPPLIES
		51.63	PS - OFFICE SUPPLIES
		213.90	CSR - ENP EVENT SUPPLIES
		128.34	CSR - ENP EVENT SUPPLIES
		132.24	PS - CLUTTER FREE PARAMOUNT
		9.58	FIN - OFFICE SUPPLIES
		19.75	FIN - OFFICE SUPPLIES
		13.22	CSR - STAR SUPPLIES
		183.55	CSR - EQUIPMENT MNTC SUPPLIES
		95.89	PL - OFFICE SUPPLIES
		50.85	PS - OFFICE SUPPLIES
		59.40	PS - OFFICE SUPPLIES
		21.26	PS - OFFICE SUPPLIES
		91.05	CSR - RECREATION SUPPLIES
		40.24	PL - OFFICE SUPPLIES
		77.16	PW - FACILITY MNTC SUPPLIES
		35.88	FIN - OFFICE SUPPLIES
		63.91	FIN - OFFICE SUPPLIES
		33.47	PS - OFFICE SUPPLIES
		33.92	CSR - STAR SUPPLIES
		45.99	CM - OFFICE SUPPLIES
		11.97	PS - OFFICE SUPPLIES
		26.16	PS - OFFICE SUPPLIES
		22.04	CSR - STAR SUPPLIES
		18.35	PS - OFFICE SUPPLIES
		60.83	CSR - ENP EVENT SUPPLIES
		60.63	CSR - ENP EVENT SUPPLIES
		763.41	FIN - CSMFO CONFERENCE
16308		121.70	CSR - STAR SUPPLIES
		81.84	PS - OFFICE SUPPLIES
		62.68	CSR - ENP EVENT SUPPLIES
		385.65	CSR - STAR SUPPLIES
		14.39	FIN - OFFICE SUPPLIES

**CITY OF PARAMOUNT  
FINAL CHECK REGISTER  
May 31, 2023  
Pre-issue Checks**

Check Number	Vendor Name	Amount	Description
16308	AMERICAN EXPRESS	165.33	CSR - STAR SUPPLIES
		9.54	PS - OFFICE SUPPLIES
		11.22	PS - OFFICE SUPPLIES
		102.31	PS - OFFICE SUPPLIES
		65.23	PS - OFFICE SUPPLIES
		125.79	PS - OFFICE SUPPLIES
		9.80	PS - OFFICE SUPPLIES
		63.74	PS - OFFICE SUPPLIES
		18.99	CM - OFFICE SUPPLIES
		226.65	CSR - STAR SUPPLIES
		465.37	CSR - STAR SUPPLIES
		251.05	CSR - EASTER EVENT SUPPLIES
		187.55	CSR - EASTER EVENT SUPPLIES
		16.74	FIN - OFFICE SUPPLIES
		7.71	PS - OFFICE SUPPLIES
		219.75	CSR - EASTER EVENT SUPPLIES
		105.80	PW - FACILITY MNTC SUPPLIES
		11.00	PS - OFFICE SUPPLIES
		39.34	PS - OFFICE SUPPLIES
		372.99	CSR - ADAPTIVE RECREATION SUPPLIES
		19.82	PS - OFFICE SUPPLIES
		133.09	PS - OFFICE SUPPLIES
		12.46	PS - OFFICE SUPPLIES
		206.10	CSR - STAR SUPPLIES
		45.10	CSR - ADAPTIVE RECREATION SUPPLIES
		102.53	PL - OFFICE SUPPLIES
		36.54	PL - OFFICE SUPPLIES
		52.68	PW - FACILITY MNTC SUPPLIES
		50.48	PW - FACILITY MNTC SUPPLIES
		87.04	PS - YAL SUPPLIES
		47.58	PS - YAL SUPPLIES
		53.52	PS - YAL SUPPLIES
		49.60	PS - YAL SUPPLIES
		47.90	PS - YAL SUPPLIES
		44.09	PS - OFFICE SUPPLIES
		35.59	CM - OFFICE SUPPLIES
		40.04	PS - YAL SUPPLIES
		202.83	PS - YAL SUPPLIES
		15.42	PS - YAL SUPPLIES
		84.24	HR - OFFICE SUPPLIES
		45.19	PS - YAL SUPPLIES
		22.02	PS - YAL SUPPLIES
		20.38	PS - OFFICE SUPPLIES
		-12.59	CSR - YAL SUPPLIES (CREDIT)
		128.12	CSR - ENP EVENT SUPPLIES
		40.23	FIN - OFFICE SUPPLIES
		62.82	CSR - ENP EVENT SUPPLIES
		-8.81	PS - OFFICE SUPPLIES (CREDIT)
		11.01	PS - OFFICE SUPPLIES
		46.22	PL - OFFICE SUPPLIES
		99.18	PS - PITCH-IN PARAMOUNT SUPPLIES
		68.75	HR - OFFICE SUPPLIES
		29.40	CSR - ADAPTIVE RECREATION SUPPLIES
		57.54	CSR - EASTER EVENT SUPPLIES
		51.58	CSR - STAR SUPPLIES
		50.20	CSR - STAR SUPPLIES
		54.92	PW - FACILITY MNTC SUPPLIES
		87.68	CSR - STAR SUPPLIES
		66.00	CM - OFFICE SUPPLIES
		363.77	PS - PITCH-IN PARAMOUNT SUPPLIES

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Check Number	Vendor Name	Amount	Description
16308	AMERICAN EXPRESS	53.12	CM - OFFICE SUPPLIES
		247.50	PW - FACILITY MNTC SUPPLIES
		247.50	PW - FACILITY MNTC SUPPLIES
		144.36	CSR - EASTER EVENT SUPPLIES
		29.76	CSR - EASTER EVENT SUPPLIES
		26.45	CSR - EASTER EVENT SUPPLIES
		131.85	CSR - EASTER EVENT SUPPLIES
		29.22	CSR - EASTER EVENT SUPPLIES
		82.16	CSR - EQUIPMENT MNTC SUPPLIES
		24.26	PS - OFFICE SUPPLIES
		10.99	PS - OFFICE SUPPLIES
		103.64	CSR - EQUIPMENT MNTC SUPPLIES
		41.58	CSR - EASTER EVENT SUPPLIES
		45.71	PW - FACILITY MNTC SUPPLIES
		21.88	CSR - OFFICE SUPPLIES
		103.54	FIN - OFFICE SUPPLIES
		42.99	CSR - STAR SUPPLIES
		240.20	CSR - OFFICE SUPPLIES
		518.16	PW - LANDSCAPE MNTC SUPPLIES
		212.74	CSR - EASTER EVENT SUPPLIES
		24.17	PL - OFFICE SUPPLIES
		61.70	CSR - EASTER EVENT SUPPLIES
		138.92	CSR - EASTER EVENT SUPPLIES
		954.76	CSR - HOUSEHOLD SUPPLIES
		17.40	PL - OFFICE SUPPLIES
		23.11	CSR - EASTER EVENT SUPPLIES
		349.00	FIN - SKILLPATH TRAINING (KS)
		33.11	FIN - MEETING EXPENSE
16346		109.35	CSR - EASTER EVENT SUPPLIES
		219.58	PW - ECO-FRIENDLY FAIR SUPPLIES
		27.54	CSR - EASTER EVENT SUPPLIES
		49.44	CSR - EASTER EVENT SUPPLIES
		119.04	PW - ECO-FRIENDLY FAIR SUPPLIES
		19.78	CSR - EASTER EVENT SUPPLIES
		29.35	PS - YAL SUPPLIES
		12.58	PS - YAL SUPPLIES
		47.40	PS - YAL SUPPLIES
		17.63	PS - YAL SUPPLIES
		26.45	PS - YAL SUPPLIES
		385.73	PS - YAL SUPPLIES
		160.11	PW - ECO-FRIENDLY FAIR SUPPLIES
		99.00	PW - FACILITY MNTC SUPPLIES
		5.50	PW - ECO-FRIENDLY FAIR SUPPLIES
		148.50	PW - FACILITY MNTC SUPPLIES
		13.22	PW - ECO-FRIENDLY FAIR SUPPLIES
		51.20	PS - OFFICE SUPPLIES
		11.01	PW - ECO-FRIENDLY FAIR SUPPLIES
		198.40	CSR - FACILITY MNTC SUPPLIES
		502.60	PW - FACILITY MNTC SUPPLIES
		3.30	PW - ECO-FRIENDLY FAIR SUPPLIES
		3.30	PW - ECO-FRIENDLY FAIR SUPPLIES
		247.50	PW - FACILITY MNTC SUPPLIES
		247.50	PW - FACILITY MNTC SUPPLIES
		77.17	PS - OFFICE SUPPLIES
		67.23	CP - ECO-FRIENDLY FAIR SUPPLIES
		66.12	CP - ECO-FRIENDLY FAIR SUPPLIES
		57.64	PW - OFFICE SUPPLIES
		26.40	PS - OFFICE SUPPLIES
		19.83	PS - OFFICE SUPPLIES
		-18.99	CM - OFFICE SUPPLIES (CREDIT)

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Check Number	Vendor Name	Amount	Description
16346	AMERICAN EXPRESS	-103.54	FIN - OFFICE SUPPLIES (CREDIT)
		-10.00	FIN - OFFICE SUPPLIES (CREDIT)
		198.41	CSR - RECREATION SUPPLIES
		228.12	CSR - RECREATION SUPPLIES
		247.50	CSR - STAR SUPPLIES
		118.98	CSR - ENP SUPPLIES
		33.26	CSR - ENP EVENT SUPPLIES
		149.87	CSR - ENP EVENT SUPPLIES
		17.41	PS - OFFICE SUPPLIES
		25.34	FIN - OFFICE SUPPLIES
		1,325.91	CSR - ENP SUPPLIES
		350.28	CSR - ENP SUPPLIES
		8.37	CSR - FACILITY MNTC SUPPLIES
		135.58	CSR - FACILITY MNTC SUPPLIES
		137.38	CSR - STAR SUPPLIES
		14.82	FIN - OFFICE SUPPLIES
		10.46	FIN - OFFICE SUPPLIES
		44.36	FIN - OFFICE SUPPLIES
		97.00	CSR - FACILITY MNTC SUPPLIES
		21.04	CSR - STAR SUPPLIES
		308.66	CSR - RECREATION SUPPLIES
		44.08	CSR - RECREATION SUPPLIES
		272.15	CC - OFFICE SUPPLIES
		6.27	FIN - OFFICE SUPPLIES
		74.07	CSR - ENP SUPPLIES
		50.42	AS - OFFICE SUPPLIES
		37.47	AS - OFFICE SUPPLIES
		37.47	CSR - ENP EVENT SUPPLIES
		133.83	GEN - PAPER STOCK
		30.25	FIN - OFFICE SUPPLIES
		432.12	CSR - RECREATION SUPPLIES
		267.48	CSR - RECREATION SUPPLIES
		9.91	CSR - RECREATION SUPPLIES
		18.70	FIN - OFFICE SUPPLIES
		61.68	CSR - RECREATION SUPPLIES
		312.16	CSR - RECREATION SUPPLIES
		148.85	CSR - RECREATION SUPPLIES
		465.75	CSR - RECREATION SUPPLIES
		30.05	PS - EQUIPMENT MNTC SUPPLIES
		390.68	PS - FIREWORKS SUPPRESSION
		1,177.20	PS - FIREWORKS SUPPRESSION
		72.06	CSR - RECREATION SUPPLIES
	Vendor Tota	<b>25,003.17</b>	
328746	AMERICAN RECLAMATION, INC	2,104.48	PS - CLUTTER-FREE PARAMOUNT
	Vendor Tota	<b>2,104.48</b>	
328702	APPLE INC	2,525.30	CSR - STAR IPADS (4)
328783		13,978.43	CSR - STAR IPADS (30)
328828		2,624.74	GEN - IPADS (5)
	Vendor Tota	<b>19,128.47</b>	
328951	AQUA-METRIC SALES COMPANY	8,017.60	PW - WATER METERS (50)
	Vendor Tota	<b>8,017.60</b>	
328992	AQUARIUS CASINO RESORT	2,442.96	CSR - ENP EXCURSION (6/5 - 6/7)
	Vendor Tota	<b>2,442.96</b>	



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Check Number	Vendor Name	Amount	Description
328656	ARAMARK UNIFORM SERVICES, INC.	239.78	CSR - LAUNDRY SVCS (4/12)
328757		239.78	CSR - LAUNDRY SVCS (3/29)
328784		211.84	CSR - LAUNDRY SVCS (4/26)
	Vendor Tota	<b>691.40</b>	
328870	ARTESIA FERTILIZER	105.00	PW - LANDSCAPE MNTC SUPPLIES
328952		200.00	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>305.00</b>	
328785	AT & T	112.35	GEN - COM CTR INTERNET (5/23)
		64.20	GEN - SPLASH PAD INTERNET (4/23)
328901		53.50	GEN - PARAMOUNT POOL INTERNET (5/23)
328774		1,415.30	GEN - TELEPHONE SERVICE (4/23)
		1,075.33	PW - WATER SYSTEM SERVICE (4/23)
	Vendor Tota	<b>2,720.68</b>	
328871	ATHENS SERVICES	105.44	PL - TRASH COLLECTION (16305 HUNSAKER)
328976		913.34	CIP - HAULING SVCS (6814 SEVERN)
	Vendor Tota	<b>1,018.78</b>	
328872	AVILA, THANIA S	55.11	PL - AIR PURIFIER/HVAC REBATE PROGRAM
	Vendor Tota	<b>55.11</b>	
16370	BANK OF NEW YORK MELLON TRUST	1,370,000.00	POB 2021 - PRINCIPAL PAYMENT (6/1)
		184,229.80	POB 2021 - INTEREST PAYMENT (6/1)
	Vendor Tota	<b>1,554,229.80</b>	
328786	BAUDVILLE	2,141.78	CSR - STAR SUPPLIES
	Vendor Tota	<b>2,141.78</b>	
328657	BEIGHTON, DAVE	2,000.00	PS - DETECTIVE SPECIALIST (4/8 - 4/21)
328829		1,950.00	PS - DETECTIVE SPECIALIST (4/22 - 5/5)
328993		1,750.00	PS - DETECTIVE SPECIALIST (5/6 - 5/19)
	Vendor Tota	<b>5,700.00</b>	
328830	BENNETT-BOWEN LIGHTHOUSE	552.06	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>552.06</b>	
328758	BIOMETRICS4ALL, INC	315.00	HR - FINGERPRINTING SVCS (4/23)
	Vendor Tota	<b>315.00</b>	
328658	BISHOP COMPANY	781.23	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>781.23</b>	
328703	BLUESPACE INTERIORS	15,690.83	CSR - STAR FURNITURE
328787		1,729.08	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>17,419.91</b>	
328929	BORJA, AUSENCIA	10.00	ENP EXCURSION REFUND (BORJA)
	Vendor Tota	<b>10.00</b>	
328930	BORRAYO, ENRIQUE	375.00	ADULT SOFTBALL LEAGUE REFUND (BORRAYO)
	Vendor Tota	<b>375.00</b>	
328953	BRAVO SIGN & DESIGN INC	12,000.00	PW - MONUMENT SIGN REPAIR (ROSECRANS)
		6,600.00	PW - WALL SIGN REPAIR
	Vendor Tota	<b>18,600.00</b>	
328902	BROWN BOLT & NUT CORP.	268.48	PW - FACILITY MNTC SUPPLIES
		31.97	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>300.45</b>	

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Check Number	Vendor Name	Amount	Description
328747	BUCKNAM & ASSOCIATES, INC	2,160.00	PW - WATER DEVELOPMENT PROGRAM (3/23)
328977		5,598.00	PW - WATER DEPT ORG REVIEW
		3,120.00	PW - WATER DEVELOPMENT PROGRAM (4/23)
	Vendor Tota	<b>10,878.00</b>	
328659	CALIFORNIA AQUATIC THERAPY	8,000.00	CP - COMMUNITY ORG FUNDING
	Vendor Tota	<b>8,000.00</b>	
328775	CALIFORNIA ASSOCIATION OF CODE	36.00	PS - CACEO TRAINING (JD)
		36.00	PS - CACEO TRAINING (ER)
		36.00	PS - CACEO TRAINING (JD)
		36.00	PS - CACEO TRAINING (ER)
	Vendor Tota	<b>144.00</b>	
16280	CALIFORNIA PUBLIC EMPLOYEES'	107,456.77	MEDICAL INSURANCE (ACTIVE) - 5/23
		9,362.00	MEDICAL INSURANCE (RETIRED) - 5/23
		572.57	MEDICAL INSURANCE (ADMIN) - 5/23
16295	CALIFORNIA PUBLIC EMPLOYEES'	40,347.67	PERS RETIREMENT - PPE 4/7
16296		17,453.99	PERS RETIREMENT - PPE 4/7
16300		39,185.16	PERS RETIREMENT - PPE 4/21
16301		17,578.51	PERS RETIREMENT - PPE 4/21
16302		2,978.36	PERS RETIREMENT (4/23)
16303		494.73	PERS RETIREMENT (4/23)
16338		38,852.84	PERS RETIEMENT - PPE 5/5
16339		17,644.24	PERS RETIREMENT - PPE 5/5
	Vendor Tota	<b>291,926.84</b>	
328831	CALIFORNIA STATE PARKS	400.00	CSR - OUTDOOR REC LEADERSHIP TRAINING
	Vendor Tota	<b>400.00</b>	
328692	CALPERS LONG-TERM CARE PROGRAM	59.42	CALPERS LTC - PPE 4/21 (AF)
328873		59.42	CALPERS LTC - PPE 5/5 (AF)
329006		59.42	CALPERS LTC - PPE 5/19
	Vendor Tota	<b>178.26</b>	
328704	CAPISTRANO, RON C	100.00	PL - AIR PURIFIER/HVAC REBATE PROGRAM
	Vendor Tota	<b>100.00</b>	
328705	CELIS, DANA	150.00	FACILITY DEPOSIT REFUND (CELIS, 7731)
	Vendor Tota	<b>150.00</b>	
328706	CENTRAL BASIN MUNI WATER DIST	221,938.71	PW - PURCHASED WATER (3/23)
	Vendor Tota	<b>221,938.71</b>	
328978	CINDY'S JUMPERS, LLC	816.00	CSR - PEP EVENT (5/26)
	Vendor Tota	<b>816.00</b>	

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Check Number	Vendor Name	Amount	Description
328931	CINTAS #053	54.58	PW - UNIFORM SVC (FACILITIES)
		38.55	PW - UNIFORM SVC (LANDSCAPE)
		26.69	PW - UNIFORM SVC (ROADS)
		21.85	PW - UNIFORM SVC (WTR PROD)
		23.59	PW - UNIFORM SVC (WTR DIST)
		22.45	PW - UNIFORM SVC (WTR CUST SVC)
		54.58	PW - UNIFORM SVC (FACILITIES)
		32.60	PW - UNIFORM SVC (LANDSCAPE)
		26.69	PW - UNIFORM SVC (ROADS)
		21.85	PW - UNIFORM SVC (WTR PROD)
		23.59	PW - UNIFORM SVC (WTR DIST)
		22.45	PW - UNIFORM SVC (WTR CUST SVC)
		54.58	PW - UNIFORM SVC (FACILITIES)
		32.60	PW - UNIFORM SVC (LANDSCAPE)
		26.69	PW - UNIFORM SVC (ROADS)
		21.85	PW - UNIFORM SVC (WTR PROD)
		23.59	PW - UNIFORM SVC (WTR DIST)
		22.45	PW - UNIFORM SVC (WTR CUST SVC)
		54.58	PW - UNIFORM SVC (FACILITIES)
		32.60	PW - UNIFORM SVC (LANDSCAPE)
		26.69	PW - UNIFORM SVC (ROADS)
		21.85	PW - UNIFORM SVC (WTR PROD)
		23.59	PW - UNIFORM SVC (WTR DIST)
		22.45	PW - UNIFORM SVC (WTR CUST SVC)
		54.58	PW - UNIFORM SVC (FACILITIES)
		32.60	PW - UNIFORM SVC (LANDSCAPE)
		26.69	PW - UNIFORM SVC (ROADS)
		21.85	PW - UNIFORM SVC (WTR PROD)
		23.59	PW - UNIFORM SVC (WTR DIST)
		22.45	PW - UNIFORM SVC (WTR CUST SVC)
	Vendor Tota	<b>732.99</b>	
328707	CINTAS FIRE PROTECTION	852.00	PW - FIRE PROTECTION SVCS (CLRWTR)
		156.00	PW - FIRE PROTECTION SVCS
	Vendor Tota	<b>1,008.00</b>	
328979	CIT TECHNOLOGY FIN SERV, INC	175.90	PW - COPIER (5/23)
	Vendor Tota	<b>175.90</b>	
328744	CITY OF IRVINE	150.00	PS - DEPUTY TRAINING (PA, ES, MD)
	Vendor Tota	<b>150.00</b>	
16278	CITY OF PARAMOUNT PAYROLL	334,968.54	NET PAYROLL - PPE 04/21
16291		322.61	NET PAYROLL - SPEC 4/21
16292		318.49	NET PAYROLL - SPEC 4/27
16297		71.70	NET PAYROLL - SPEC 4/28
16319		343,547.57	NET PAYROLL - PPE 05/05
16331		224.15	NET PAYROLL - SPEC 5/5
16334		158.06	NET PAYROLL - SPEC 5/12
16356		60.24	NET PAYROLL - SPEC 5/19
16361		351,146.33	NET PAYROLL - PPE 05/19
	Vendor Tota	<b>1,030,817.69</b>	
328660	COLORS PRINTING, INC	344.97	CSR - SENIOR NEWSLETTER (4/23)
	Vendor Tota	<b>344.97</b>	
328932	COMMERCE CASINO	1,008.29	CSR - ENP EVENT SUPPLIES
	Vendor Tota	<b>1,008.29</b>	
328832	COMMERCIAL BUILDING MANAGEMENT	12,357.33	PW - JANITORIAL SVCS (4/23)
	Vendor Tota	<b>12,357.33</b>	
328903	CONTINENTAL INTERPRETING	470.00	PS - COMMUNITY INTERPRETER (CWPC-4/27)
	Vendor Tota	<b>470.00</b>	
328874	CORDOVA, ANDREINA	73.31	PL - AIR PURIFIER/HVAC REBATE PROGRAM
	Vendor Tota	<b>73.31</b>	

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Check Number	Vendor Name	Amount	Description
328734	COST RECOVERY SYSTEM, INC.	6,750.00	FIN - STATE MANDATE PREPARATION (FY23)
	Vendor Tota	<b>6,750.00</b>	
328788	CRAFTWATER ENGINEERING, INC	6,198.83	CIP - SPANE PK STORMWATER CAPTURE(3/23)
	Vendor Tota	<b>6,198.83</b>	
329007	CROSTOWN ELECTRICAL & DATA	13,587.00	CIP - NEIGHBORHOOD STREET RESURF
	Vendor Tota	<b>13,587.00</b>	
328661	DATA TICKET, INC	11,669.11	PS - PARKING CITATION SVCS (3/23)
328759		228.00	PS - SPECIAL CITATION SVCS (3/23)
		200.00	PS - NOISE DISTURBANCE SVCS (3/23)
328833		855.26	PS - CODE ENF CITATION SVCS (2/23)
	Vendor Tota	<b>12,952.37</b>	
328789	DE LAGE LANDEN	215.34	CSR - COM CTR COPIER (5/23)
	Vendor Tota	<b>215.34</b>	
328693	DELGADILLO, ANNETTE C	500.00	FACILITY DEPOSIT REF (DELGADILLO,7811)
	Vendor Tota	<b>500.00</b>	
328776	DEPT OF CONSERVATION	4,289.01	PL - SMI FEE (1/23 - 3/23)
	Vendor Tota	<b>4,289.01</b>	
328708	DEPT OF INDUSTRIAL RELATIONS	675.00	PW - ELEVATOR INSPECTION (CLRWTR)
	Vendor Tota	<b>675.00</b>	
328748	DEPT OF JUSTICE - OJP	751.44	PS - LASD NIBRS (JAG 21) REFUND
	Vendor Tota	<b>751.44</b>	
328834	DEPT OF TRANSPORTATION	2,234.50	PW - TRAFFIC SIGNAL MNTC (1/23 - 3/23)
	Vendor Tota	<b>2,234.50</b>	
328904	DIAL M PRODUCTIONS	2,275.00	CSR - PEP EVENT (5/26)
328980		2,275.00	CSR - PEP EVENT (5/26) - FINAL
	Vendor Tota	<b>4,550.00</b>	
328875	DIAMOND ENVIRONMENTAL SERVICES	564.89	PW - DILLS PARK RESTROOM (5/23)
328954		330.68	PW - SALUD PARK RESTROOM (4/23)
	Vendor Tota	<b>895.57</b>	
328955	DIAZ, JONATHAN MARTIN	1,500.00	CIP - UTILITY BOX MURAL(JACKSON/DOWNEY
	Vendor Tota	<b>1,500.00</b>	
328835	DIRECTV	94.24	PS - EOC SATELLITE SVCS (5/23)
	Vendor Tota	<b>94.24</b>	
328760	DISABILITY ACCESS CONSULTANTS,	2,000.00	HR - DACTRAK ADA SOFTWARE (FY2019)
		2,000.00	HR - DACTRAK ADA SOFTWARE (FY2020)
		2,000.00	HR - DACTRAK ADA SOFTWARE (FY2021)
		2,000.00	HR - DACTRAK ADA SOFTWARE (FY2024)
	Vendor Tota	<b>8,000.00</b>	

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Check Number	Vendor Name	Amount	Description
328662	DISCOUNT SCHOOL SUPPLY	1,694.63	CSR - STAR SUPPLIES
		1,694.63	CSR - STAR SUPPLIES
		1,473.59	CSR - STAR SUPPLIES
		1,473.59	CSR - STAR SUPPLIES
		1,473.59	CSR - STAR SUPPLIES
		1,473.59	CSR - STAR SUPPLIES
		1,473.59	CSR - STAR SUPPLIES
		1,473.59	CSR - STAR SUPPLIES
		1,445.34	CSR - STAR SUPPLIES
		1,445.34	CSR - STAR SUPPLIES
328790		2,319.43	CSR - STAR SUPPLIES
		2,255.44	CSR - STAR SUPPLIES
		2,100.37	CSR - STAR SUPPLIES
	Vendor Tota	<b>21,796.72</b>	
328836	DOCUMENT SYSTEMS, INC	78.07	CSR - COM CTR COPIER (4/23)
	Vendor Tota	<b>78.07</b>	
328933	DONAHUE, SHARON	40.00	CSR - TAXI VOUCHER REFUND (DONAHUE)
	Vendor Tota	<b>40.00</b>	
328663	E H WACHS COMPANY	670.61	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>670.61</b>	
16305	ELAVON, INC	375.42	GEN-CS CREDIT CARD TERMINAL SVCS (4/23)
16306		378.71	GEN-PL CREDIT CARD TERMINAL SVCS (4/23)
	Vendor Tota	<b>754.13</b>	
16281	EMPLOYMENT DEVELOPMENT DEPT	13,147.15	STATE PAYROLL TAX - PPE 4/21
16322		13,184.54	STATE TAX - PPE 5/5
16362		13,412.51	STATE PAYROLL TAX - PPE 5/19
329008		575.00	UNEMPLOYMENT INSURANCE (1/23 - 3/23)
	Vendor Tota	<b>40,319.20</b>	
16283	EMPOWER TRUST COMPANY	12,293.91	FT DEF COMP 457 - PPE 4/21
16284		9,891.43	PT DEF COMP 457 - PPE 4/21
16285		1,802.08	DEF COMP 457 ROTH - PPE 4/21
16294		37.50	PT DEF COMP 457 - SPEC 4/27
16299		5.91	PT DEF COMP 457 - SPEC 4/28
16324		12,183.15	FT DEF COMP 457 - PPE 5/5
16325		11,567.95	PT DEF COMP 457 - PPE 5/5
16326		1,802.08	DEF COMP 457 ROTH - PPE 5/5
16333		18.70	PT DEF COMP 457 - SPEC 5/5
16336		13.02	PT DEF COMP 457 - SPEC 5/12
16358		4.96	PT DEF COMP 457 - SPEC 5/19
16364		12,293.91	FT DEF COMP 457 - PPE 5/19
16365		11,390.95	PT DEF COMP 457 - PPE 5/19
16366		1,802.08	DEF COMP 457 ROTH - PPE 5/19
16286		836.33	401A LOAN PAYMENT - PPE 4/21
16287		3,616.36	457 LOAN PAYMENT - PPE 4/21
16327		836.33	401A LOAN PAYMENT - PPE 5/5
16328		3,616.36	457 LOAN PAYMENT - PPE 5/5
16367		836.33	401A LOAN PAYMENT - PPE 5/19
16368		3,517.94	457 LOAN PAYMENT - PPE 5/19
16288		747.04	FT 401 QUAL COMP - PPE 4/21
16329		747.04	FT 401 QUAL COMP - PPE 5/5
16369		747.04	FT 401 QUAL COMP - PPE 5/19
	Vendor Tota	<b>90,608.40</b>	
328934	ENTERPRISE FM TRUST	9,673.08	PW - TRUCK LEASE (2555QV) - PRINCIPAL
		11,834.08	PW - TRUCK LEASE (2555QV) - OTHERS
	Vendor Tota	<b>21,507.16</b>	

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Check Number	Vendor Name	Amount	Description
328935	ESTRADA, BALTAZAR	300.00	CSR - SENIOR ENTERTAINMENT (5/18)
	Vendor Tota	<b>300.00</b>	
328837	EWING IRRIGATION PRODUCTS, INC	398.82	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>398.82</b>	
328735	FAIRBANK, MASLIN, MAULLIN,	18,007.00	CIP - COMMUNITY ENHANCEMENT PROG (8/22)
	Vendor Tota	<b>18,007.00</b>	
328736	FAMILY PROMISE OF	27,448.92	PS - HOMELESS PREVENTION SVC(1/23-3/23)
	Vendor Tota	<b>27,448.92</b>	
328791	FEDEX	389.39	GEN - POSTAGE EXPENSE
	Vendor Tota	<b>389.39</b>	
328792	FERNANDO TOURS INC	350.00	CSR - RECREATION EXCURSION (3/21)
		50.00	CSR - RECREATION EXCURSION (4/11)
		1,350.00	CSR - RECREATION EXCURSION (4/11)
		850.00	CSR - RECREATION EXCURSION (1/25)
		850.00	CSR - RECREATION EXCURSION (3/23)
		775.00	CSR - RECREATION EXCURSION (4/19)
328876		950.00	CSR - RECREATION EXCURSION (3/1)
		750.00	CSR - RECREATION EXCURSION (4/18)
328956		750.00	CSR - ADAPTIVE RECREATION EXCURSION
		100.00	CSR - ENP EXCURSION
	Vendor Tota	<b>6,775.00</b>	
328877	FILE KEEPERS, LLC	117.90	GEN - SHREDDING SVCS (4/23)
	Vendor Tota	<b>117.90</b>	
328838	FIRST VEHICLE SERVICES	28,261.58	PW - VEHICLE MNTC SVCS (4/23)
		354.50	PW - VEHICLE NON-CONTRACT MNTC (4/23)
	Vendor Tota	<b>28,616.08</b>	
328761	FLOCK SAFETY	11,400.00	PS - ALPR FLOCK SAFETY CAMERAS (4)
	Vendor Tota	<b>11,400.00</b>	
328694	FRANCHISE TAX BOARD	290.03	PAYROLL DEDUCTION - PPE 4/21
329009		290.03	PAYROLL DEDUCTION - PPE 5/19
	Vendor Tota	<b>580.06</b>	
328936	FUN EXPRESS	1,838.32	CSR - STAR SUPPLIES
		540.14	CSR - STAR SUPPLIES
		509.07	CSR - STAR SUPPLIES
	Vendor Tota	<b>2,887.53</b>	
328762	FUSION	183.33	GEN - PARAMOUNT PARK ETHERNET (5/23)
	Vendor Tota	<b>183.33</b>	
328664	GABAY, ROBERT	3,000.00	PL - DRIVEWAY REBATE (13921 FAIRLOCK)
	Vendor Tota	<b>3,000.00</b>	
328878	GAS COMPANY	5,648.06	GEN - FACILITIES NATURAL GAS (4/23)
		157.03	GEN - CLRWTR NATURAL GAS (4/23)
		287.04	PW - WELL #14 NATURAL GAS (4/23)
	Vendor Tota	<b>6,092.13</b>	
328709	GOGO TECHNOLOGIES, INC	200.00	CSR - RIDE DISPATCH SVCS (2/23)
		568.61	CSR - RIDE SHARE SVCS (2/23)
		200.00	CSR - RIDE DISPATCH SVCS (3/23)
		558.45	CSR - RIDE SHARE SVCS (3/23)
		200.00	CSR - RIDE DISPATCH SVCS (1/23)
		354.14	CSR - RIDE FARE SVCS (1/23)
	Vendor Tota	<b>2,081.20</b>	

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328749	GOMEZ, ALLEN	51.50	PARKING CITATION REFUND (GOMEZ)
	Vendor Tota	<b>51.50</b>	
329010	GONZALEZ, ANDRES	111.01	CSR - CPRS CONFERENCE (AG)
	Vendor Tota	<b>111.01</b>	
328710	GOOD SOIL INDUSTRIES	900.00	CIP - LANDSCAPING SVCS (10/22)
328793		1,050.00	CIP - LANDSCAPING SVCS (8342 WILBARN)
	Vendor Tota	<b>1,950.00</b>	
328839	GOTO COMMUNICATIONS, INC	2,115.66	GEN - VOIP TELEPHONE SVC (5/23)
	Vendor Tota	<b>2,115.66</b>	
328665	GRAINGER	2,067.51	PW - FACILITY MNTC SUPPLIES
		501.12	PW - LANDSCAPE MNTC SUPPLIES
		114.83	PW - WATER OPER MNTC SUPPLIES
328840		68.08	PW - WATER OPER MNTC SUPPLIES
		23.68	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>2,775.22</b>	
328905	GREENFIELD LANDSCAPING & MNTC	57,671.40	PW - LANDSCAPE MNTC SVCS (4/23)
		2,638.50	PW - LANDSCAPE MNTC SVCS
		1,801.00	PW - LANDSCAPE MNTC SVCS
		1,368.00	PW - LANDSCAPE MNTC SVCS
		645.00	PW - LANDSCAPE MNTC SVCS
	Vendor Tota	<b>64,123.90</b>	
328695	GUILMETTE, ROBERT	250.00	CSR - ADMIN PROF DAY (SOUND BATH)
	Vendor Tota	<b>250.00</b>	
329011	GUS'S DELI BBQ & GRILL	826.88	PW - SAFETY MEETING EXPENSE (5/23)
	Vendor Tota	<b>826.88</b>	
328957	H & H NURSERY INC.	251.05	PW - LANDSCAPE MNTC SUPPLIES
		186.18	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>437.23</b>	
328841	HAZEN AND SAWYER	1,771.00	PW - WELL PERMITTING SVCS (3/23)
	Vendor Tota	<b>1,771.00</b>	
328711	HDL COREN & CONE	3,150.00	SA - PROPERTY TAX SVCS (4/23 - 6/23)
		3,150.00	SA - PROPERTY TAX SVCS (1/23 - 3/23)
	Vendor Tota	<b>6,300.00</b>	
328777	HDL SOFTWARE LLC	1,105.92	FIN - BUSINESS LICENSE SVCS (3/23)
		3,248.64	FIN - BUSINESS LICENSE RENEWAL
	Vendor Tota	<b>4,354.56</b>	
328712	HENG, SALY	100.00	PL - AIR PURIFIER/HVAC REBATE PROGRAM
	Vendor Tota	<b>100.00</b>	
328937	HOME DEPOT CRC/GECF	24.33	CSR - EASTER EVENT SUPPLIES
		655.83	CSR - STAR SUPPLIES
		162.91	CP - ECO-FRIENDLY FAIR SUPPLIES
		145.40	CP - ECO-FRIENDLY FAIR SUPPLIES
		27.34	CSR - STAR SUPPLIES
		1,219.35	CSR - STAR SUPPLIES
		94.43	CSR - STAR SUPPLIES
		89.74	CSR - STAR SUPPLIES
		36.32	CSR - STAR SUPPLIES
		-27.34	CSR - STAR SUPPLIES (CREDIT)
		3,500.00	CP - PARAMOUNT PRIDE AWARDS
	Vendor Tota	<b>5,928.31</b>	

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328779	HOME DEPOT/GEFC	587.48	PW - FACILITY MNTC SUPPLIES
		121.21	PW - FACILITY MNTC SUPPLIES
		870.71	PW - FACILITY MNTC SUPPLIES
		52.53	PW - FACILITY MNTC SUPPLIES
		44.03	PW - FACILITY MNTC SUPPLIES
		1,730.37	PW - FACILITY MNTC SUPPLIES
		41.18	PW - FACILITY MNTC SUPPLIES
		74.47	PW - GRAFFITI REMOVAL SUPPLIES
		317.11	PW - GRAFFITI REMOVAL SUPPLIES
		363.46	PW - GENERAL SMALL TOOLS
		116.63	PS - PITCH-IN PARAMOUNT SUPPLIES
		162.63	PW - FACILITY MNTC SUPPLIES
		868.82	PS - PITCH-IN PARAMOUNT SUPPLIES
		2,009.50	PS - PITCH-IN PARAMOUNT SUPPLIES
		1,087.11	PS - PITCH-IN PARAMOUNT SUPPLIES
		922.40	PS - PITCH-IN PARAMOUNT SUPPLIES
		833.30	PS - PITCH-IN PARAMOUNT SUPPLIES
		241.14	PW - GRAFFITI REMOVAL SUPPLIES
		85.93	PW - GRAFFITI REMOVAL SUPPLIES
		154.26	PW - FACILITY MNTC SUPPLIES
		200.38	PW - FACILITY MNTC SUPPLIES
		253.51	PW - FACILITY MNTC SUPPLIES
		43.10	PW - FACILITY MNTC SUPPLIES
		29.27	PW - FACILITY MNTC SUPPLIES
		24.42	PW - FACILITY MNTC SUPPLIES
		102.37	PW - STREET MNTC SUPPLIES
		7.70	CP - CHRISTMAS TRAIN SUPPLIES
		78.63	PW - GRAFFITI REMOVAL SUPPLIES
		42.90	PW - FACILITY MNTC SUPPLIES
		264.42	PW - GRAFFITI REMOVAL SUPPLIES
		30.67	PW - FACILITY MNTC SUPPLIES
		7.68	PW - FACILITY MNTC SUPPLIES
		61.64	PW - FACILITY MNTC SUPPLIES
		177.40	PW - FACILITY MNTC SUPPLIES
		177.90	PW - GRAFFITI REMOVAL SUPPLIES
		120.04	PW - LANDSCAPE MNTC SUPPLIES
		41.42	PW - FACILITY MNTC SUPPLIES
		805.92	PW - GRAFFITI REMOVAL SUPPLIES
		220.50	PW - GRAFFITI REMOVAL SUPPLIES
		74.25	PW - LANDSCAPE MNTC SUPPLIES
		61.23	PW - FACILITY MNTC SUPPLIES
		225.90	PW - GRAFFITI REMOVAL SUPPLIES
		25.32	PW - FACILITY MNTC SUPPLIES
		30.08	PW - FACILITY MNTC SUPPLIES
		220.71	PW - FACILITY MNTC SUPPLIES
		464.37	PW - GRAFFITI REMOVAL SUPPLIES
		20.91	PW - FACILITY MNTC SUPPLIES
		305.03	PW - GRAFFITI REMOVAL SUPPLIES
		78.52	PW - FACILITY MNTC SUPPLIES
		109.03	PW - FACILITY MNTC SUPPLIES
		43.86	PW - FACILITY MNTC SUPPLIES
		100.51	PW - FACILITY MNTC SUPPLIES
		805.92	PW - FACILITY MNTC SUPPLIES
		636.69	PW - GRAFFITI REMOVAL SUPPLIES
		137.12	PW - LANDSCAPE MNTC SUPPLIES
		234.52	PW - FACILITY MNTC SUPPLIES
		354.09	PW - GRAFFITI REMOVAL SUPPLIES
		21.17	PW - FACILITY MNTC SUPPLIES
		93.55	PW - STREET MNTC SUPPLIES
		-2,009.50	PS - PITCH-IN PARAMOUNT SUPPLIES(CREDIT



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Check Number	Vendor Name	Amount	Description
	Vendor Tota	<b>15,407.42</b>	
328733	HUIZAR, ENEDINA	17.00	ENP EXCURSION REFUND (HUIZAR)
	Vendor Tota	<b>17.00</b>	
328666	HUMAN SERVICES ASSOCIATION	3,938.20	CSR - ENP MEALS (2/23)
328713		567.00	CSR - ENP SPECIAL EVENT MEALS (2/9)
		543.75	CSR - ENP SPECIAL EVENT MEALS (3/16)
		506.25	CSR - ENP SPECIAL EVENT MEALS (1/19)
328794		4,263.00	CSR - ENP MEALS (3/23)
	Vendor Tota	<b>9,818.20</b>	
328879	IMAGE 2000, INC	35.99	FIN - COPIER MNTC (5/23)
		35.99	CSR - COPIER MNTC (5/23)
	Vendor Tota	<b>71.98</b>	
328667	IML SECURITY SUPPLY	496.17	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>496.17</b>	
328880	INFINITY TECHNOLOGIES	27,840.00	GEN - IT CONSULTANT SVCS (4/23)
		2,200.00	GEN - SOFTWARE BACKUP (4/23)
328906		522.00	GEN - MS CLOUD 365 BACKUP (4/23)
	Vendor Tota	<b>30,562.00</b>	
328668	INK HEAD DESIGN & PRINTS	894.95	PW - ECO-FRIENDLY EVENT SUPPLIES
328714		5,093.55	CSR - STAFF UNIFORMS
		3,299.23	CSR - STAFF UNIFORMS
		1,736.44	CSR - STAR UNIFORMS
328763		2,064.43	CSR - ADULT SPORTS LEAGUE AWARDS
328795		487.03	PW - ECO-FRIENDLY FAIR SUPPLIES
328881		1,296.26	CSR - SUMMER CONCERT
328938		1,468.25	CSR - STAR SUPPLIES
		608.30	CSR - STAR SUPPLIES
	Vendor Tota	<b>16,948.44</b>	
16282	INTERNAL REVENUE SERVICE	34,777.22	FED PAYROLL TAX - PPE 4/21
		12,657.36	MEDICARE PAYMENT - PPE 4/21
16290		9.50	MEDICARE PAYMENT - SPEC 4/21
16293		13.56	FED PAYROLL TAX - SPEC 4/27
		10.88	MEDICARE PAYMENT - SPEC 4/27
16298		2.28	MEDICARE PAYMENT - SPEC 4/28
16323		34,828.13	FED PAYROLL TAX - PPE 5/5
		12,959.26	MEDICARE PAYMENT - PPE 5/5
16332		2.87	FED PAYROLL TAX - SPEC 5/5
		7.24	MEDICARE PAYMENT - SPEC 5/5
16335		5.04	MEDICARE PAYMENT - SPEC 5/12
16357		1.92	MEDICARE PAYMENT - SPEC 5/19
16363		36,137.43	FED PAYROLL TAX - PPE 5/19
		13,227.30	MEDICARE PAYMENT - PPE 5/19
	Vendor Tota	<b>144,639.99</b>	

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Check Number	Vendor Name	Amount	Description
328715	JANKOVICH COMPANY, LLC	1,578.45	PS - FLEET FUEL (4/15 - 4/21)
		1,306.00	PW - FLEET FUEL (4/1 - 4/7)
		1,279.94	PW - FLEET FUEL (4/8 - 4/14)
		689.40	PW - FLEET FUEL (4/1 - 4/7)
		598.94	PW - FLEET FUEL (4/8 - 4/14)
		577.92	PW - FLEET FUEL (4/1 - 4/7)
		400.49	PW - FLEET FUEL (4/8 - 4/14)
		369.50	PW - FLEET FUEL (4/1 - 4/7)
		260.02	PW - FLEET FUEL (4/8 - 4/14)
		226.56	PS - FLEET FUEL (4/15 - 4/21)
		221.72	PW - FLEET FUEL (4/8 - 4/14)
		177.63	PW - FLEET FUEL (4/1 - 4/7)
		157.06	PW - FLEET FUEL (4/8 - 4/14)
		137.78	CSR - FLEET FUEL (3/22 - 3/31)
		93.89	CSR - FLEET FUEL (4/8 - 4/14)
328842		613.89	PW - WATER OPER MNTC SUPPLIES
328939		1,655.48	PS - FLEET FUEL (4/22 - 4/30)
		1,359.26	PW - FLEET FUEL (4/15 - 4/21)
		1,268.91	PW - FLEET FUEL (4/22 - 4/30)
		1,212.67	PS - FLEET FUEL (5/1 - 5/7)
		829.49	PW - FLEET FUEL (4/22 - 4/30)
		483.99	PW - FLEET FUEL (4/15 - 4/21)
		460.58	PW - FLEET FUEL (4/15 - 4/21)
		442.22	PW - FLEET FUEL (4/22 - 4/30)
		390.29	PS - FLEET FUEL (4/22 - 4/30)
		208.70	PS - FLEET FUEL (5/1 - 5/7)
		179.13	PW - FLEET FUEL (4/15 - 4/21)
		168.20	CSR - FLEET FUEL (4/22 - 4/30)
		136.56	PW - FLEET FUEL (4/22 - 4/30)
		.00	PW - FLEET FUEL (4/22 - 4/30)
		112.86	PS - FLEET FUEL (4/22 - 4/30)
		104.25	PW - FLEET FUEL (4/22 - 4/30)
		96.09	PL - FLEET FUEL (4/8 - 4/14)
		94.77	PL - FLEET FUEL (4/22 - 4/30)
		88.16	PW - FLEET FUEL (4/15 - 4/21)
		70.77	PW - FLEET FUEL (4/22 - 4/30)
		68.17	PS - FLEET FUEL (5/1 - 5/7)
		17.63	CSR - FLEET FUEL (4/15 - 4/21)
328958		91.47	PL - FLEET FUEL (5/8 - 5/14)
	Vendor Tota	<b>18,228.84</b>	
328843	JCS AUTOMATION, LLC	1,267.60	PW - WATER OPER MNTC SVCS
	Vendor Tota	<b>1,267.60</b>	
328764	JMG SECURITY SYSTEMS, INC	422.87	PW - SECURITY SYSTEM MNTC
328882		1,416.60	PW - ALARM INSTALL (CITY HALL)
		984.26	PW - SECURITY SYSTEM MNTC
		728.60	PW - ALARM INSTALL (CITY HALL)
	Vendor Tota	<b>3,552.33</b>	
328737	JOHN L HUNTER	1,468.85	PW - NPDES CONSULTANT SVCS (3/23)
		1,072.92	PW - NPDES CONSULTANT SVCS (2/23)
328796		2,357.50	CIP - SPANE PK STORMWATER CAPTURE (2/23)
		243.75	CIP - SPANE PK STORMWATER CAPTURE(3/23)
	Vendor Tota	<b>5,143.02</b>	
328883	JOHN'S WHOLESALE ELECTRIC, INC	2,221.15	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>2,221.15</b>	
328940	JOSE TEJADA	220.00	CSR - SENIOR ENTERTAINMENT (2/25)
	Vendor Tota	<b>220.00</b>	

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328797	JUNIOR'S CONSTRUCTION, INC	24,600.00	CIP - GYM IMPROVEMENTS
	Vendor Totals	<b>24,600.00</b>	
329005	KCV ENTERPRISES, INC	1,838.83	CSR - STAR SUPPLIES
	Vendor Totals	<b>1,838.83</b>	
328716	KELTERITE CORPORATION	1,210.41	PW - STREET MNTC SUPPLIES
		784.28	PW - STREET MNTC SUPPLIES
		488.22	PW - STREET MNTC SUPPLIES
		429.00	PW - STREET MNTC SUPPLIES
328884		586.59	PW - STREET MNTC SUPPLIES
	Vendor Totals	<b>3,498.50</b>	
328738	KEN'S WELDING	1,500.00	PS - PITCH-IN PARAMOUNT SUPPLIES
328798		775.00	PW - FACILITY MNTC SVCS
		510.00	PW - FACILITY MNTC SVCS
		500.00	PW - FACILITY MNTC SVCS
		500.00	PW - FACILITY MNTC SVCS
		500.00	PW - FACILITY MNTC SVCS
		400.00	PW - FACILITY MNTC SVCS
		380.00	PW - FACILITY MNTC SVCS
		190.00	PW - FACILITY MNTC SVCS
		190.00	PW - FACILITY MNTC SVCS
	Vendor Totals	<b>5,445.00</b>	
328765	KILEY & ASSOCIATES, LLC	3,333.33	CC - FEDERAL LEGISLATIVE LOBBYIST (4/23)
	Vendor Totals	<b>3,333.33</b>	
328669	KINGDOM CAUSES BELLFLOWER	10,000.00	PS - HOMELESS PLAN SVCS
328844		10,000.00	PS - HOMELESS PLAN UPDATE
		10,000.00	PS - HOMELESS PLAN UPDATE
	Vendor Totals	<b>30,000.00</b>	
328907	KLM, INC.	2,495.00	PW - A/C SYSTEM SVCS (CONDENSER FAN)
		933.31	PW - A/C SYSTEM SVCS (STATION)
		641.34	PW - A/C SYSTEM SVCS (STATION)
		427.46	PW - A/C SYSTEM SVCS (GYM)
		358.00	PW - A/C SYSTEM SVCS (COM CTR)
		220.00	PW - KITCHEN REF MNTC
		172.50	PW - A/C SYSTEM SVCS (STATION)
	Vendor Totals	<b>5,247.61</b>	
328885	KONE, INC	2,195.00	PW - ANNUAL ELEVATOR INSPECT (CLRWTR)
	Vendor Totals	<b>2,195.00</b>	
328717	KOSMONT FINANCIAL SERVICES,	1,599.00	AS - ECONOMIC DEVELOPMENT SVCS(RE-3/23)
		1,053.00	AS - ECONOMIC DEVELOPMENT SVCS(SLA-3/23)
328886		4,163.41	FIN - INVESTMENT CONSULTANT SVCS (4/23)
	Vendor Totals	<b>6,815.41</b>	
328766	L A COUNTY DEPT OF PUBLIC WORK	4,268.40	PW - INDUSTRIAL WASTE SVCS (3/23)
328845		606.00	PW - SEWER MNTC SVCS (FY23)
328981		318.12	PW - INDUSTRIAL WASTE SVCS (3/23)
	Vendor Totals	<b>5,192.52</b>	
328799	L A COUNTY DISTRICT ATTORNEY	12,337.29	PS - D. A. LEGAL SVCS (3/23)
	Vendor Totals	<b>12,337.29</b>	

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Check Number	Vendor Name	Amount	Description
328800	L A COUNTY SHERIFF	10,495.38	PS - STREET RACING ENFORCEMENT (3/23)
		9,499.69	PS - TRANSIT ENFORCEMENT (3/23)
		9,128.13	PS - CRIME SUPPRESSION (SCOPS) - 3/23
		6,222.71	PS - TRAFFIC ENFORCEMENT (3/23)
		5,337.24	PS - SUPERVISOR OVERTIME (3/23)
		5,089.34	PS - SCHOOL TRAFFIC SAFETY (3/23)
		3,671.69	PS - PARTY PATROL (SCOPS) - 3/23
		837.65	PS - SPECIAL OPERATION (3/23)
328982		490,492.19	PS - GENERAL LAW ENFORCEMENT (4/23)
		146,311.51	PS - SPECIAL ASSIGNMENT OFFICER (4/23)
		27,609.00	PS - SWORN SUPERVISION (4/23)
		561.68	PS - VEHICLE MDC (4/23)
	Vendor Tota	<b>715,256.21</b>	
328767	L A SIGNS & BANNERS	495.50	CSR - GYM WINDOW GRAPHICS
	Vendor Tota	<b>495.50</b>	
328768	L.N. CURTIS AND SONS	632.23	PS - UNIFORM (BF)
	Vendor Tota	<b>632.23</b>	
328718	LA ESPIGA	380.36	CP - ECO-FREINDLY EVENT
	Vendor Tota	<b>380.36</b>	
328959	LATINA'S ART FOUNDATION	8,000.00	CP - COMMUNITY ORG FUNDING
	Vendor Tota	<b>8,000.00</b>	
328887	LDI COLOR TOOLBOX	71.51	PW - COPIER OVERAGE (4/23)
	Vendor Tota	<b>71.51</b>	
328960	LIKE AUTO BODY INC.	560.00	CIP - COMMUNITY EVENT
	Vendor Tota	<b>560.00</b>	
328908	LINCOLN NATIONAL LIFE INS CO	8,670.21	DENTAL INSURANCE (PPO) - 5/23
		512.60	DENTAL INSURANCE (HMO) - 5/23
		620.40	VOLUNTARY LIFE INSURANCE (5/23)
		1,472.72	LIFE INSURANCE (5/23)
		4,286.13	DISABILITY INSURANCE (5/23)
329012		8,811.43	DENTAL INSURANCE (PPO) - 6/23
		512.60	DENTAL INSURANCE (HMO) - 6/23
		692.40	VOLUNTARY LIFE INSURANCE (6/23)
		1,482.18	LIFE INSURANCE (6/23)
		4,343.92	DISABILITY INSURANCE (6/23)
		141.22	DENTAL INSURANCE (PPO) ADJ
	Vendor Tota	<b>31,545.81</b>	
328909	LINDSAY LUMBER CO., INC	4.41	PW - WATER OPER MNTC SUPPLIES
328961		163.43	CP - ECO-FRIENDLY EVENT
	Vendor Tota	<b>167.84</b>	
328670	LITTLE LIBROS, LLC	2,495.52	CSR - STAR SUPPLIES
	Vendor Tota	<b>2,495.52</b>	
328719	LOPEZ, DOLORES ALEJANDRA	150.00	FACILITY DEPOSIT REFUND (LOPEZ, 7850)
	Vendor Tota	<b>150.00</b>	
328671	LUCAMBIO, HAROLD	589.00	PS - YAL SVCS (4/8 - 4/21)
		744.00	PS - YAL SVCS (4/8 - 4/21)
328846		1,178.00	PS - YAL SVCS (4/22 - 5/5)
328994		1,178.00	PS - YAL SVCS (5/6 - 5/19)
	Vendor Tota	<b>3,689.00</b>	

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Check Number	Vendor Name	Amount	Description
328672	M. HARA LAWNMOWER CENTER	732.59	PW - LANDSCAPE MNTC SUPPLIES
		471.90	PW - LANDSCAPE MNTC SUPPLIES
		180.09	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>1,384.58</b>	
328941	MAKEITPOP_PARTY DECOR	575.00	CSR - NIGHT MARKET (5/5)
328983		700.00	CSR - PEP EVENT (5/26)
	Vendor Tota	<b>1,275.00</b>	
328910	MAMEA, NORMAN	205.00	PW - WATER OPERATOR CERTIFICATE (NM)
	Vendor Tota	<b>205.00</b>	
328847	MARQUEZ, JORGE RODRIGUEZ	300.00	CSR - SENIOR ENTERTAINMENT (5/11)
	Vendor Tota	<b>300.00</b>	
16307	MATRIX TRUST TPA 000363	48,914.98	RETIREE HEALTH TRUST (6/23)
	Vendor Tota	<b>48,914.98</b>	
328962	MDG ASSOCIATES, INC	5,748.75	PL - CDBG PROGRAM ADMIN (4/23)
		1,025.00	PL - RES ADMIN (8411 WILBARN) - 4/23
		820.00	PL - RES ADMIN (13444 JETMORE) - 4/23
		1,025.00	PL - RES ADMIN (16317 HUNSAKER) - 4/23
		820.00	PL - RES ADMIN (15340 VERDURA) - 4/23
		102.50	PL - HOME PROGRAM ADMIN (4/23)
	Vendor Tota	<b>9,541.25</b>	
328673	MEZA, MARJORIE	456.00	PS - YAL SVCS (4/8 - 4/21)
		576.00	PS - YAL SVCS (4/8 - 4/21)
328848		1,056.00	PS - YAL SVCS (4/22 - 5/5)
328995		912.00	PS - YAL SVCS (5/6 - 5/19)
	Vendor Tota	<b>3,000.00</b>	
328888	MOBILE RELAY ASSOCIATES	725.00	GEN - WIRELESS SITE RENT (4/23)
		725.00	GEN - WIRELESS SITE RENT (5/23)
	Vendor Tota	<b>1,450.00</b>	
328720	MONTEJANO, JASON	150.00	FACILITY DEPOSIT REFUND(MONTEJANO,7756)
	Vendor Tota	<b>150.00</b>	
328849	MOORE IACOFANO GOLTSMAN, INC	13,710.00	CSR - PARK MASTER PLAN SVCS (3/23)
	Vendor Tota	<b>13,710.00</b>	
328911	MRC SMART TECHNOLOGY SOLUTIONS	1,525.09	GEN - PRINTER TONER (5/23)
	Vendor Tota	<b>1,525.09</b>	
328674	MUNOZ, JOANNA G	570.00	PS - YAL SVCS (4/8 - 4/21)
		720.00	PS - YAL SVCS (4/8 - 4/21)
328850		1,320.00	PS - YAL SVCS (4/22 - 5/5)
328996		1,140.00	PS - YAL SVCS (5/6 - 5/19)
	Vendor Tota	<b>3,750.00</b>	
328851	NAPA AUTO PARTS	70.34	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>70.34</b>	
328984	NEOGOVS	9,822.40	HR - INFORMATION SYSTEMS (3/23-3/24)
	Vendor Tota	<b>9,822.40</b>	

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Check Number	Vendor Name	Amount	Description
328675	OFFICE DEPOT, INC.	520.16	CSR - STAR SUPPLIES
		278.68	CSR - STAR SUPPLIES
		190.00	CSR - STAR SUPPLIES
		166.78	CSR - STAR SUPPLIES
		61.02	CSR - STAR SUPPLIES
		17.60	CSR - STAR SUPPLIES
328942		576.02	CSR - STAR SUPPLIES
		129.46	CSR - PEP SUPPLIES
		91.78	CSR - STAR SUPPLIES
		60.58	CSR - STAR SUPPLIES
		18.29	CSR - STAR SUPPLIES
		17.31	CSR - STAR SUPPLIES
	Vendor Tota	<b>2,127.68</b>	
328676	OFFICE SOLUTIONS	607.59	PW - FACILITY MNTC SUPPLIES
		27.95	PW - FACILITY MNTC SUPPLIES
328769		1,431.10	PW - FACILITY MNTC SUPPLIES
		1,161.21	GEN - OFFICE SUPPLIES
		93.49	PW - FACILITY MNTC SUPPLIES
328801		2,391.93	GEN - PAPER STOCK
		2,391.93	GEN - PAPER STOCK
		1,369.03	PW - FACILITY MNTC SUPPLIES
		464.98	PW - FACILITY MNTC SUPPLIES
		444.79	PW - FACILITY MNTC SUPPLIES
		310.77	PW - FACILITY MNTC SUPPLIES
		309.04	GEN - PAPER STOCK
		281.36	PW - FACILITY MNTC SUPPLIES
		214.67	PW - FACILITY MNTC SUPPLIES
		209.07	PW - FACILITY MNTC SUPPLIES
		85.41	PW - FACILITY MNTC SUPPLIES
328912		597.52	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>12,391.84</b>	
16304	OPENEDGE	4,618.53	GEN - UB WEB BANK CHARGES (4/23)
	Vendor Tota	<b>4,618.53</b>	
328913	PACIFIC OFFICE PRODUCTS	40.02	PL - OFFICE SUPPLIES
	Vendor Tota	<b>40.02</b>	
328914	PACIFIC RIM AUTOMATION, INC.	1,080.00	PW - SCADA SYSTEM MNTC (5/23)
	Vendor Tota	<b>1,080.00</b>	
328739	PARAMOUNT JOURNAL	90.75	CM - PUBLISHED NOTICE (4/13)
328963		291.50	PL- PUBLISHED NOTICE (4/20)
		231.00	PL- PUBLISHED NOTICE (4/20)
		222.75	PL- PUBLISHED NOTICE (4/20)
		206.25	PL- PUBLISHED NOTICE (4/20)
		137.50	PL- PUBLISHED NOTICE (4/20)
	Vendor Tota	<b>1,179.75</b>	
328997	PARAMOUNT PET ENTERTAINMENT	350.00	CSR - STAR SUPPLIES
	Vendor Tota	<b>350.00</b>	
328802	PARAMOUNT UNIFIED SCHOOL DIST	546.00	CSR - STAR SUPPLIES
		362.00	CSR - STAR SUPPLIES
	Vendor Tota	<b>908.00</b>	
328852	PARKINS & ASSOCIATES	1,250.00	PW - PARK MNTC CONSULTANT (4/23)
	Vendor Tota	<b>1,250.00</b>	
328943	PARNESS JR, GLENN ALLAN	100.00	CSR - OFFICIAL FEE (SOFTBALL)
	Vendor Tota	<b>100.00</b>	

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Check Number	Vendor Name	Amount	Description
16321	PATH POINT MERCHANT SVCS, LLC	264.51	PL - ONLINE PERMIT SVCS (4/23)
	Vendor Tota	<b>264.51</b>	
328750	PATHWAYS VOLUNTEER HOSPICE	5,000.00	CSR - SENIOR SAFETY TRAINING
	Vendor Tota	<b>5,000.00</b>	
328915	PEOPLESPLACE	101,509.64	CIP - CITY HALL FURNITURE REPL
		11,514.51	CIP - CITY HALL FURNITURE REMOVAL
		4,510.02	CIP - CITY HALL FURNITURE REPL
328985		8,118.04	CIP - CITY HALL FURNITURE REPL
	Vendor Tota	<b>125,652.21</b>	
328803	PEREZ, DAILEEN	246.40	CSR - FOLKLORICO CLASS (4/23)
		140.80	CSR - LATIN DANCE CLASS (4/23)
		387.20	CSR - FOLKLORICO BEYOND SPECTRUM (4/23)
	Vendor Tota	<b>774.40</b>	
328804	PEREZ-LEON, DANALY	211.20	CSR - FOLKLORICO TOTS CLASS (4/23)
		492.80	CSR - FOLKLORICO BEGINNER CLASS (4/23)
		352.00	CSR - FOLKLORICO INTER/ADV CLASS (4/23)
		800.00	CSR - FOLKLORICO SENIOR CLASS (3/23)
		640.00	CSR - FOLKLORICO SENIOR CLASS(4/23)
		480.00	CSR - FOLKLORICO SENIOR CLASS (2/23)
	Vendor Tota	<b>2,976.00</b>	
328805	PETTY CASH	2,400.00	CP - TEACHER OF THE YEAR
328964		795.42	PETTY CASH REPLENISHMENT
	Vendor Tota	<b>3,195.42</b>	
328677	POLLARDWATER.COM	591.56	PW - WATER OPER MNTC SUPPLIES
		392.01	PW - WATER OPER MNTC SUPPLIES
		365.57	PW - WATER OPER MNTC SUPPLIES
		133.86	PW - WATER OPER MNTC SUPPLIES
		42.54	PW - WATER OPER MNTC SUPPLIES
		24.04	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>1,549.58</b>	
328998	POLYDOT	3,857.92	CP - AROUND TOWN (5/23)
328999		2,313.20	CP - SPRING CLUTTER-FREE MAILER
	Vendor Tota	<b>6,171.12</b>	
328986	PRO PHOTO BOOTH GROUP, LLC	975.00	CSR - PEP EVENT (5/26)
	Vendor Tota	<b>975.00</b>	
328853	Q DOXS	846.01	CSR - COPIER USAGE (5/23)
		577.50	CSR - COPIER USAGE OVERAGE (4/23)
		490.31	GEN - COLOR COPIER USAGE (5/23)
		238.05	GEN - COLOR COPIER OVERAGE (4/23)
		157.43	GEN - COPIER USAGE (5/23)
		7.66	GEN - COPIER OVERAGE (4/23)
328916		100.94	PL - COPIER USAGE (5/23)
		336.79	PL - COPIER USAGE OVERAGE (4/23)
	Vendor Tota	<b>2,754.69</b>	
328917	RAYVERN LIGHTING SUPPLY CO INC	720.11	PW - SUSTAINABILITY SUPPLIES
	Vendor Tota	<b>720.11</b>	
329000	RAZZOUK, MARC	1,350.00	CSR - PHIT INSTRUCTOR (4/23)
	Vendor Tota	<b>1,350.00</b>	
328806	READY2GO RESTROOM TRAILERS	69,900.00	CIP - SALUD PARK PORTABLE RESTROOM
	Vendor Tota	<b>69,900.00</b>	

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328721	REGISTRAR-RECORDER/L.A. COUNTY	75.00	PL - PUBLISHED NOTICE (5/4)
		75.00	PL - PUBLISHED NOTICE (5/4)
		75.00	PL - PUBLISHED NOTICE (5/4)
	Vendor Tota	<b>225.00</b>	
328722	REMMI CONSTRUCTION, INC	24,684.75	CIP - PARAMOUNT POOL UPGRADES (FILTER)
	Vendor Tota	<b>24,684.75</b>	
328770	RETAIL MARKETING SERVICES	30.00	PW - CART SERVICES (3/23)
	Vendor Tota	<b>30.00</b>	
328678	RIO VERDE NURSERY	915.75	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>915.75</b>	
328854	RISK MANAGEMENT PROFESSIONALS	378.75	PS - LOCAL HAZARD MITIGATION PLAN (CAL)
		126.25	PS - LOCAL HAZARD MITIGATION PLAN (GF)
	Vendor Tota	<b>505.00</b>	
328723	RIVERA, JULIO	200.00	CSR - SENIOR ENTERTAINMENT (5/4)
	Vendor Tota	<b>200.00</b>	
328807	ROADLINE PRODUCTS INC	1,217.16	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>1,217.16</b>	
329013	RODGER'S CATERING	5,154.19	CSR - PEP EVENT (5/26)
	Vendor Tota	<b>5,154.19</b>	
328855	ROYAL PAPER CORPORATION	1,513.00	PW - LANDSCAPE MNTC SUPPLIES
		1,513.00	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>3,026.00</b>	
328740	S & J SUPPLY CO.	12,730.17	PW - FIRE HYDRANTS (4)
328856		1,249.13	PW - WATER OPER MNTC SUPPLIES
328918		1,790.02	PW - WATER OPER MNTC SUPPLIES
		459.12	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>16,228.44</b>	
328724	S & S WORLDWIDE	2,471.93	CSR - STAR SUPPLIES
328808		734.02	CSR - STAR SUPPLIES
		641.64	CSR - STAR SUPPLIES
		176.21	CSR - STAR SUPPLIES
		122.85	CSR - STAR SUPPLIES
		111.66	CSR - STAR SUPPLIES
328944		2,301.35	CSR - STAR SUPPLIES
		911.80	CSR - STAR SUPPLIES
		134.83	CSR - STAR SUPPLIES
		117.37	CSR - STAR SUPPLIES
	Vendor Tota	<b>7,723.66</b>	
328965	SALCO GROWERS, INC.	1,010.44	PW - LANDSCAPE MNTC SUPPLIES
	Vendor Tota	<b>1,010.44</b>	
328751	SANCHEZ, ERNESTO	1,200.00	CSR - FRIDAY NIGHT CONCERT (5/5)
	Vendor Tota	<b>1,200.00</b>	
328725	SANCHEZ, RICHARD	150.00	FACILITY DEPOSIT REFUND (SANCHEZ, 7545)
	Vendor Tota	<b>150.00</b>	
328889	SCA OF CA, LLC	17,384.90	PW - STREET SWEEPING (3/23)
328919		17,384.90	PW - STREET SWEEPING (2/23)
		17,384.90	PW - STREET SWEEPING (4/23)
		17,384.90	PW - STREET SWEEPING (1/23)
	Vendor Tota	<b>69,539.60</b>	



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Check Number	Vendor Name	Amount	Description
328771	SCHOOL HEALTH CORPORATION	504.91	CSR - 1660 ADULT SPORTS SUPPLIES
	Vendor Tota	<b>504.91</b>	
328890	SECTRAN SECURITY INC	652.36	GEN - ARMORED CAR SVC (5/23)
	Vendor Tota	<b>652.36</b>	
328679	SMART & FINAL IRIS CO	240.46	CSR - STAR SUPPLIES
		197.11	CSR - STAR SUPPLIES
		151.98	CSR - ENP EVENT SUPPLIES
		48.68	CSR - STAR SUPPLIES
328680		27.31	PS - NW PROMOTION SUPPLIES
		19.99	PS - MEETING EXPENSE (4/19)
328809		521.74	CSR - STAR SUPPLIES
		205.69	CSR - PEP SUPPLIES
		189.59	CSR - EASTER EVENT SUPPLIES
		104.85	GEN - CC MEETING EXPENSE (4/11)
		90.84	CSR - STAR SUPPLIES
		.00	CSR - STAR SUPPLIES
		81.38	GEN - CC MEETING EXPENSE (4/11)
328810		24.86	PS - NW MEETING EXPENSE (5/3)
		18.77	PS - NW MEETING EXPENSE (4/26)
328966		490.17	CSR - RECREATION SUPPLIES
		405.58	CSR - STAR SUPPLIES
		261.37	CSR - HOUSEHOLD SUPPLIES
		121.55	GEN - CC MEETING EXPENSE (5/9)
		85.67	CSR - RECREATION SUPPLIES
		78.93	GEN - CC MEETING EXPENSE (5/9)
		.00	GEN - CC MEETING (5/9)
		47.97	CSR - ENP SUPPLIES
		44.06	CSR - STAR SUPPLIES
		21.56	CSR - HOUSEHOLD SUPPLIES
		7.65	GEN - CC MEETING EXPENSE (5/9)
		3.37	CSR - MEETING EXPENSE
	Vendor Tota	<b>3,491.13</b>	
328681	SMITH PAINT	466.58	PW - FACILITY MNTC SUPPLIES
		427.59	PW - FACILITY MNTC SUPPLIES
328811		890.07	PW - FACILITY MNTC SUPPLIES
		214.44	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>1,998.68</b>	
328726	SOURCE GRAPHICS	104.74	GEN - BUSINESS CARDS (PS DEPT)
	Vendor Tota	<b>104.74</b>	
328772	SOUTH COAST AIR QUALITY	468.76	PW - FY23 GENERATOR FEE (6503 SOMERSET)
328812		151.85	PW - FY23 EMISSIONS FEE (6503 SOMERSET)
	Vendor Tota	<b>620.61</b>	
328813	SOUTHERN CALIF NEWSPAPER GROUP	2,049.91	PL - CDBG/HOME CON PLAN (SPANISH)
		1,773.50	PL - CDBG/HOME CON PLAN (ENGLISH)
	Vendor Tota	<b>3,823.41</b>	
328727	SOUTHERN CALIFORNIA EDISON CO.	29,165.54	GEN - FACILITIES & PARKS (3/23)
		2,151.63	GEN - CLRWTR BLDG (3/23)
		768.27	GEN - PARAMOUNT PARK (3/23)
		33,067.34	PW - WATER PRODUCTION WELLS (3/23)
		4,891.27	PW - STREET LIGHTS & MEDIANS (3/23)
329001		20,000.00	CIP - WSAB BIKEWAY PHASE 4
	Vendor Tota	<b>90,044.05</b>	

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328857	SPECTRUM	10,622.39	GEN - INTERNET SVCS (4/23)
		244.06	GEN - CITY HALL CABLE (4/23)
		244.06	GEN - CITY YARD CABLE (4/23)
	Vendor Tota	<b>11,110.51</b>	
328858	SPORTS FACILITIES GROUP, INC	3,200.00	CSR - PARAMOUNT PARK SVCS
	Vendor Tota	<b>3,200.00</b>	
328696	STATE DISBURSEMENT UNIT	430.00	PAYROLL DEDUCTION - PPE 4/21
328891		430.00	PAYROLL DEDUCTION - PPE 5/5
329014		430.00	PAYROLL DEDUCTION - PPE 5/19
328697		115.38	PAYROLL DEDUCTION - PPE 4/21
328892		115.38	PAYROLL DEDUCTION - PPE 5/5
329015		115.38	PAYROLL DEDUCTION - PPE 5/19
	Vendor Tota	<b>1,636.14</b>	
328682	STEPHEN DORECK	5,890.58	PW- WATER LEAK REPAIR (6808 CARO)
		3,797.54	PW - WATER SVC REPAIR (8208 HOWE)
	Vendor Tota	<b>9,688.12</b>	
328859	STEVE A FILARSKY	525.00	HR - LEGAL SVCS (4/23)
	Vendor Tota	<b>525.00</b>	
328987	SUNBELT RENTALS, INC	592.61	PW - FACILITY MNTC SVCS
	Vendor Tota	<b>592.61</b>	
328728	SUPERCO SPECIALTY PRODUCTS	1,417.01	PW - GRAFFITI REMOVAL SUPPLIES
		1,417.01	PW - GRAFFITI REMOVAL SUPPLIES
		1,299.16	PW - GRAFFITI REMOVAL SUPPLIES
		1,299.16	PW - GRAFFITI REMOVAL SUPPLIES
328860		2,266.40	PW - GRAFFITI REMOVAL SUPPLIES
		290.15	PW - GRAFFITI REMOVAL SUPPLIES
	Vendor Tota	<b>7,988.89</b>	
328683	SUPERIOR COURT OF CALIFORNIA	22,477.00	PS - PARKING VIOLATIONS (3/23)
	Vendor Tota	<b>22,477.00</b>	
328893	SUPERIOR OFFICE PRODUCTS	37.44	PS - OFFICE SUPPLIES
	Vendor Tota	<b>37.44</b>	
16359	SUPERIOR PRESS	93.37	GEN - DEPOSIT SLIPS (5/23)
16360		60.01	GEN - DEPOSIT BAGS (5/23)
	Vendor Tota	<b>153.38</b>	
328729	SUPERIOR PROTECTION SERVICES	1,501.19	CSR - PK SUPERVISION SVCS(3/25-3/31)-PP
		1,110.51	CSR - PK SUPERVISION SVCS(1/28-2/3)-PP
328861		1,676.79	CSR - PK SUPERVISION SVCS (4/8-4/14)-PP
		1,492.05	CSR - PK SUPERVISION SVCS(4/15-4/21)-PP
		1,484.13	CSR - PK SUPERVISION SVCS (4/1-4/7)-PP
		1,197.00	CSR - PARK PATROL SVCS (5/23) - PP
328894		190.00	CSR-PK SUPERVISION SVCS(3/18-3/24)-PROG
328967		1,470.74	CSR - PK SUPERVISION SVCS(4/29-5/5)-PP
		1,467.39	CSR - PK SUPERVISION SVCS(4/22-4/28)-PP
	Vendor Tota	<b>11,589.80</b>	
328684	TAYLOR'S LOCK & KEY SVCS	22.15	PW - FACILITY MNTC SUPPLIES
		21.99	PW - FACILITY MNTC SUPPLIES
328814		149.19	PW - LANDSCAPE MNTC SUPPLIES
		55.04	PW - FACILITY MNTC SUPPLIES
		14.33	PW - FACILITY MNTC SUPPLIES
328920		59.20	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>321.90</b>	

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328698	TEAMSTERS LOCAL 911	556.00	UNION DUES - PPE 4/21
328895		556.00	UNION DUES - PPE 5/5
329016		556.00	UNION DUES - PPE 5/19
	Vendor Tota	<b>1,668.00</b>	
328815	TEURMAN, RAY	100.00	PW - BEE REMOVAL SVCS
328968		200.00	PW - BEE REMOVAL SVCS
	Vendor Tota	<b>300.00</b>	
328685	THE CAVANAUGH LAW GROUP, APLC	1,910.55	CA - CITY ATTORNEY LEGAL SVCS (1/23)
		562.50	CA - CITY ATTORNEY LEGAL SVCS (2/23)
328752		25,787.25	CA - CITY ATTORNEY SVCS (4/23)
		8,988.40	PS - CITY PROSECUTOR (4/23)
	Vendor Tota	<b>37,248.70</b>	
328686	THE CHILDREN'S CLINIC	8,000.00	CP - COMMUNITY ORG FUNDING
	Vendor Tota	<b>8,000.00</b>	
328773	THE SALVATION ARMY	21,204.00	PS - BELL SHELTER PROGRAM (1/23)
		21,204.00	PS - BELL SHELTER PROGRAM (10/22)
		21,204.00	PS - BELL SHELTER PROGRAM (12/22)
		21,204.00	PS - BELL SHELTER PROGRAM (3/23)
		20,520.00	PS - BELL SHELTER PROGRAM (11/22)
		20,520.00	PS - BELL SHELTER PROGRAM (9/22)
		19,152.00	PS - BELL SHELTER PROGRAM (2/23)
		20,520.00	PS - BELL SHELTER PROGRAM
328988	Vendor Tota	<b>165,528.00</b>	
328816	THE SAUCE CREATIVE SERVICES	5,808.53	CP - SPRING/SUMMER EVENT MAILER
		250.00	CSR - SPRING/SUMMER EVENT MAILER DESIGN
		156.37	CSR - SPRING/SUMMER EVENT MAILER
		125.00	CSR - ADULT SOFTBALL FLYER
		593.06	CP - PARAMOUNT PRIDE HM BEAUTIFICATION
328921		1,781.45	CSR - SUMMER EVENT BANNER
328969		296.79	CSR - ADAPTIVE RECREATION FLYERS
	Vendor Tota	<b>9,011.20</b>	
328817	THEO SIEGEL	150.00	CSR - SENIOR ENTERTAINMENT (5/26)
	Vendor Tota	<b>150.00</b>	
329017	TIMMONS, LINDA	142.32	PC - PLANNING COMMISSION ACADEMY (LT)
	Vendor Tota	<b>142.32</b>	
328922	TONY'S GLOVES & SAFETY SUPPLY	2,261.18	PW - HOUSEHOLD SUPPLIES
	Vendor Tota	<b>2,261.18</b>	
328730	TORRES, MELISSA	100.00	PL - AIR PURIFIER/HVAC REBATE PROGRAM
	Vendor Tota	<b>100.00</b>	
16309	TOTAL ADMINISTRATIVE SERVICES	961.49	FT FSA - PPE 4/21
16340		961.49	FT FSA - PPE 5/5
	Vendor Tota	<b>1,922.98</b>	
328862	TRIPEPI SMITH & ASSOCIATES	4,478.32	AS - COMMUNICATIONS CONSULTANT (4/23)
		1,802.34	AS - BROADCASTING SVCS (4/23)
	Vendor Tota	<b>6,280.66</b>	

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Check Number	Vendor Name	Amount	Description
16341	U S BANK CORPORATE PAYMENT	-850.00	CSR - ADAPTIVE RECREATION EXC (CREDIT)
		850.00	CSR - ADAPTIVE RECREATION EXCURSION
		492.50	CSR - ADAPTIVE RECREATION EXCURSION
		1,389.15	CSR - STAR SUPPLIES
		29.90	CSR - STAR SUPPLIES
		564.93	CSR - STAR SUPPLIES
		140.11	CSR - STAR SUPPLIES
		32.79	CSR - STAR SUPPLIES
		59.80	CSR - STAR SUPPLIES
		457.12	CSR - STAR SUPPLIES
		51.99	CSR - STAR SUPPLIES
		69.33	CSR - STAR SUPPLIES
		1,432.88	CSR - STAR SUPPLIES
		51.29	CSR - MEETING EXPENSE
		134.39	GEN - CC MEETING EXPENSE (4/25)
16342		123.64	CSR - MEETING EXPENSE
16343		164.53	PS - MEETING EXPENSE
16344		73.13	AS - MEETING EXPENSE
16345		79.82	PL - MEETING EXPENSE
	Vendor Tota	<b>5,347.30</b>	
328863	U S POSTAL SVC/ U S POSTMASTER	3,000.00	FIN - BULK MAIL PERMIT #3
329002		3,061.00	CP - AROUND TOWN POSTAGE (5/23)
329003		2,995.53	CP - SPRING CLUTTER-FREE POSTAGE
	Vendor Tota	<b>9,056.53</b>	
328864	UNDERGROUND SERVICE ALERT	155.25	PW - WATER OPER MNTC SVCS (12/22)
		51.76	PW - WATER OPER MNTC SVCS (12/22)
328896		200.75	PW - WATER OPER MNTC SVCS (1/23)
		183.25	PW - WATER OPER MNTC SVCS (4/23)
		51.76	PW - WATER OPER MNTC SVCS (4/23)
		51.76	PW - WATER OPER MNTC SVCS (1/23)
	Vendor Tota	<b>694.53</b>	
328945	UNION PACIFIC RAILROAD COMPANY	2,351.00	CIP - WSAB BIKEWAY PHASE 2
	Vendor Tota	<b>2,351.00</b>	
328865	UNISHIELD	227.39	PS - FIRST AID SUPPLIES (STATION)
	Vendor Tota	<b>227.39</b>	
328897	UNITED STATES TREASURY	636.00	PAYROLL DEDUCTION - PPE 5/5
	Vendor Tota	<b>636.00</b>	
328687	UNIVAR USA	2,124.14	PW - WATER OPER MNTC SUPPLIES
		1,020.47	PW - WATER OPER MNTC SUPPLIES
328866		560.87	PW - WATER OPER MNTC SUPPLIES
328923		2,724.64	PW - FACILITY MNTC SUPPLIES
		1,959.29	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>8,389.41</b>	
328924	UNIVERSITY TROPHIES	145.53	CP - MAYORS AWARD
		105.84	CC - NAMEPLATES
		85.44	CP - PLAQUE (JG)
		72.77	CP - MAYORS AWARD
		72.77	CP - MAYORS AWARD (4/23)
		66.15	CC - NAME BADGES
		44.10	CC - NAME BADGES
	Vendor Tota	<b>592.60</b>	
328818	US BANK VOYAGER FLEET	73.51	PW - CNG FUEL (4/23)
		244.48	PW - CNG FUEL (4/23)
	Vendor Tota	<b>317.99</b>	

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Check Number	Vendor Name	Amount	Description
328898	USA BLUEBOOK	788.47	PW - WATER OPER MNTC SUPPLIES
		442.77	PW - WATER OPER MNTC SUPPLIES
	Vendor Tota	<b>1,231.24</b>	
329004	V V & G CONSTRUCTION	14,134.50	PL - RES REHAB (15118 BELLOTA)
	Vendor Tota	<b>14,134.50</b>	
328731	VALDEZ, JULIAN	150.00	FACILITY DEPOSIT REFUND (VALDEZ, 7814)
	Vendor Tota	<b>150.00</b>	
328688	VALVERDE CONSTRUCTION	3,746.75	PW - SINK HOLE REPAIR (15357 HAYTER)
328970		7,377.89	PW - WATER SVC REPAIR (14920 PARAMOUNT)
	Vendor Tota	<b>11,124.64</b>	
329018	VARGAS, MARLENE	113.68	CSR - CPRS CONFERENCE (MV)
	Vendor Tota	<b>113.68</b>	
328741	VERIZON WIRELESS - LA	38.01	AS - CELLULAR SERVICE (4/23)
		52.79	CM - CELLULAR SERVICE (4/23)
		368.48	CSR - CELLULAR SERVICE (4/23)
		1,362.76	CSR - STAR CELLULAR SERVICE (4/23)
		96.87	PL - CELLULAR SERVICE (4/23)
		411.14	PL - CELLULAR EQUIPMENT (4/23)
		228.06	PS - CELLULAR SERVICE (4/23)
		620.60	PS - CELLULAR EQUIPMENT
		533.54	PS - CELLULAR SERVICE (4/23)
		381.58	PW - CELLULAR SERVICE (4/23)
		41.99	AS - SOCIA MEDIA CELLULAR SVC (4/23)
		10.02	GEN - EOC CELLULAR & P/R DEVICE(4/23)
		38.03	PW - USB AIRCARD WELL #14 (4/23)
	Vendor Tota	<b>4,183.87</b>	
328925	VIDIFLO, LLC	485.00	GEN - A/V SYSTEM MNTC
328946		1,625.81	GEN - WIRELESS PRESENTATION SYSTEM
	Vendor Tota	<b>2,110.81</b>	

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Check Number	Vendor Name	Amount	Description
16318	WALMART COMMUNITY	419.52	CSR - STAR SUPPLIES
		342.31	CSR - STAR SUPPLIES
		458.92	CSR - STAR SUPPLIES
		166.61	CSR - STAR SUPPLIES
		173.19	CSR - STAR SUPPLIES
		150.83	CSR - STAR SUPPLIES
		41.20	CSR - STAR SUPPLIES
		286.99	CSR - STAR SUPPLIES
		1,008.33	CSR - STAR SUPPLIES
		69.33	CSR - ENP EVENT SUPPLIES
		189.28	CSR - STAR SUPPLIES
		228.61	CSR - STAR SUPPLIES
		188.46	CSR - STAR SUPPLIES
		158.63	CSR - EASTER EVENT SUPPLIES
		277.81	CSR - STAR SUPPLIES
		255.82	CSR - STAR SUPPLIES
		174.07	CSR - STAR SUPPLIES
		157.72	CSR - STAR SUPPLIES
		164.66	CSR - STAR SUPPLIES
		98.81	CSR - EASTER EVENT SUPPLIES
		33.83	CSR - EASTER EVENT SUPPLIES
		295.22	CSR - STAR SUPPLIES
		431.17	CSR - STAR SUPPLIES
		226.65	CSR - STAR SUPPLIES
		118.82	CSR - STAR SUPPLIES
		128.48	CSR - STAR SUPPLIES
		222.97	CSR - STAR SUPPLIES
		233.27	CSR - ADULT SPORTS SUPPLIES
		258.46	CSR - RECREATION SUPPLIES
		83.89	CSR - STAR SUPPLIES
		94.69	CSR - STAR SUPPLIES
		128.65	CSR - STAR SUPPLIES
		602.16	CSR - STAR SUPPLIES
		151.53	CSR - STAR SUPPLIES
328989		28.87	CSR - FACILITY SUPPLIES
		15.37	CP - ECO-FRIENDLY EVENT
		53.92	CSR - ENP EVENT SUPPLIES
		336.17	CSR - STAR SUPPLIES
		75.63	CSR - MEETING EXPENSE
		13.94	CSR - FACILITY SUPPLIES
		6.72	CSR - MEETING EXPENSE
		111.79	CSR - NIGHT MARKET
		12.42	CSR - MEETING EXPENSE
		54.99	CSR - AQUATIC SUPPLIES
		43.73	CSR - RECREATION SUPPLIES
		19.92	CSR - STAR SUPPLIES
		462.04	CSR - STAR SUPPLIES
		192.79	GEN - KITCHEN SUPPLIES
		37.08	CSR - MEETING EXPENSE
		132.05	CSR - 1660 PAINT NIGHT
		6.72	CSR - 1660 PAINT NIGHT
		452.60	CSR - STAR SUPPLIES
		238.46	CSR - RECREATION SUPPLIES
		120.31	GEN - BANK CHARGES
	Vendor Tota	<b>10,436.41</b>	
328990	WATER REPLENISHMENT DISTRICT	95,931.51	PW - GROUNDWATER PRODUCTION (3/23)
	Vendor Tota	<b>95,931.51</b>	

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Check Number	Vendor Name	Amount	Description
328926	WATERLINE TECHNOLOGIES, INC	1,910.08	PW - FACILITY MNTC SUPPLIES
		1,591.13	PW - FACILITY MNTC SUPPLIES
	Vendor Tota	<b>3,501.21</b>	
328742	WECK LABORATORIES, INC.	216.00	PW - WATER CHEMICAL TESTING
328819		216.00	PW - WATER CHEMICAL TESTING
		216.00	PW - WATER CHEMICAL TESTING
		36.00	PW - WATER CHEMICAL TESTING
328927		180.00	PW - WATER CHEMICAL TESTING
		36.00	PW - WATER CHEMICAL TESTING
		36.00	PW - WATER CHEMICAL TESTING
	Vendor Tota	<b>936.00</b>	
16330	WELLS FARGO BANK	317.78	GEN - CITY BANK ANALYSIS (4/23)
	Vendor Tota	<b>317.78</b>	
328780	WELLS FARGO FINANCIAL LEASING	184.97	FIN - COPIER (5/23)
	Vendor Tota	<b>184.97</b>	

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Check Number	Vendor Name	Amount	Description
16310	WELLS ONE COMMERCIAL CARD	961.25	CP - CHRISTMAS TRAIN SUPPLIES
		1,250.00	PW - TESTER COURSE (OG)
		169.69	PW - SUSTAINABILITY SUPPLIES
		41.95	PW - ECO-FRIENDLY FAIR SUPPLIES
		35.98	PW - ECO-FRIENDLY FAIR SUPPLIES
		57.69	PW - ECO-FRIENDLY FAIR SUPPLIES
		16.53	PW - ECO-FRIENDLY FAIR SUPPLIES
		-13.60	PW - ECO-FRIENDLY FAIR SUPPLIES(CREDIT)
		78.85	PW - FACILITY MNTC SUPPLIES
		35.87	PW - ECO-FRIENDLY FAIR SUPPLIES
		17.62	PW - ECO-FRIENDLY FAIR SUPPLIES
		2,200.59	PW - FACILITY MNTC SUPPLIES
		89.21	PW - SUSTAINABILITY SUPPLIES
		-44.09	PW - ECO-FRIENDLY FAIR SUPPLIES(CREDIT)
		-14.92	PW - ECO-FRIENDLY FAIR SUPPLIES(CREDIT)
		33.03	PW - ECO-FRIENDLY FAIR SUPPLIES
16311		38.18	CSR - MEETING EXPENSE
16312		3,500.00	CC - NALEO ANNUAL CONF (VCS,IA,AD,PL,BO)
		500.00	CC - NALEO MEMBERSHIP(VCS,IA,AD,PL,BO)
		825.00	CM - CCCA ANNUAL SEMINAR (AD)
		825.00	CC - CCCA ANNUAL SEMINAR (VCS)
		825.00	CC - CCCA ANNUAL SEMINAR (IA)
		825.00	CC - CCCA ANNUAL SEMINAR (PL)
		825.00	CC - CCCA ANNUAL SEMINAR (JM)
		60.00	CC - CCCA ADVOCACY DAY (VCS)
		187.43	CP - FLOWERS
		625.00	CC - CAL CITIES SUMMIT (PL)
		625.00	CC - CAL CITIES SUMMIT (BO)
		927.80	CC - NALEO ANNUAL CONF (BO)
		883.93	CC - NALEO ANNUAL CONF (PL)
		883.93	CC - NALEO ANNUAL CONF (IA)
		818.93	CC - NALEO ANNUAL CONF (VCS)
		257.96	CC - CAL CITIES SUMMIT (VCS)
		257.96	CC - CAL CITIES SUMMIT (IA)
		257.96	CC - CAL CITIES SUMMIT (BO)
		128.98	CC - CAL CITIES SUMMIT (PL)
16313		383.75	CSR - PEP MEETING EXPENSE
		744.18	CSR - STAR SUPPLIES
		38.44	CSR - STAFF SCHEDULING APP
		310.95	CSR - MEETING EXPENSE
		249.15	CSR - STAR SUPPLIES
		685.52	CSR - STAR SUPPLIES
		15.16	CSR - NIGHT MARKET
		325.00	CSR - ENP EXCURSION
		258.00	CSR - DAY CAMP EXCURSION
		104.52	CP - MEET W/ MAYOR
		176.34	CSR - STAR SUPPLIES
		21.00	CSR - STAR SUPPLIES
		200.91	CSR - STAR SUPPLIES
		103.45	CSR - STAR SUPPLIES
		281.14	CSR - STAR SUPPLIES
		248.06	CSR - STAR SUPPLIES
		668.65	CSR - STAR SUPPLIES
		262.11	CSR - STAR SUPPLIES
		248.06	CSR - STAR SUPPLIES
		211.68	CSR - STAR SUPPLIES
		51.80	CSR - STAR SUPPLIES
		39.69	CSR - STAR SUPPLIES
		89.68	CSR - STAR SUPPLIES
		2,235.00	CSR - CPRS CONFERENCE (AG,MR,LA)



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Check Number	Vendor Name	Amount	Description
16313	WELLS ONE COMMERCIAL CARD	95.87	CSR - STAR SUPPLIES
		59.08	GEN - MEETING EXPENSE
		192.86	CSR - EASTER EVENT SUPPLIES
		19.58	CSR - EASTER EVENT SUPPLIES
		101.80	CSR - STAFF SCHEDULING APP
		89.66	CSR - MEETING EXPENSE
		36.98	CSR - SPORTS SCHEDULING APP
		123.39	CSR - EASTER EVENT SUPPLIES
		117.22	CSR - EASTER EVENT SUPPLIES
		355.05	GEN - CC MEETING (3/14)
		292.34	CSR - SPORTS AWARDS
		94.27	CSR - STAR SUPPLIES
		129.24	CSR - MEETING EXPENSE
		350.00	CP - CHRISTMAS TRAIN SUPPLIES
		704.99	CSR - STAR SUPPLIES
		57.24	CSR - STAR SUPPLIES
		17.38	CSR - ADAPTIVE RECREATION SUPPLIES
		57.24	CSR - STAR SUPPLIES
		20.35	CSR - NIGHT MARKET (3/17)
		208.00	CSR - NIGHT MARKET (3/17)
		63.69	CSR - STAR SUPPLIES
		406.00	CSR - COFFEE MACHINE
		104.69	CSR - EASTER EVENT SUPPLIES
		132.30	CSR - RECREATION SUPPLIES
		660.92	GEN - CC MEETING (3/28)
		16.06	GEN - CC MEETING (3/28)
		15.23	CSR - ENP EVENT SUPPLIES
		123.55	CSR - PEP SUPPLIES
		70.84	CSR - STAFF SCHEDULING APP
		20.26	CSR - STAR SUPPLIES
		58.94	CSR - STAR SUPPLIES
		31.28	CSR - STAR SUPPLIES
		444.38	CSR - RECREATION SUPPLIES
		48.48	CSR - STAR SUPPLIES
		68.29	CSR - EASTER EVENT SUPPLIES
		192.39	CSR - STAR SUPPLIES
		306.38	CSR - STAR SUPPLIES
		40.68	CSR - EASTER EVENT SUPPLIES
		86.72	CSR - STAR SUPPLIES
		251.84	CSR - EASTER EVENT SUPPLIES
		356.11	CSR - MEETING EXPENSE
		12.00	CSR - STAR SUPPLIES
		29.00	CSR - EASTER EVENT SUPPLIES
		159.78	CSR - MEETING EXPENSE
		98.08	CSR - EASTER EVENT SUPPLIES
		360.00	CSR - PROF/TECHNICAL SVCS
16314		825.00	AS - CCCA CONFERENCE (AV)
		165.21	HR - COVID TESTING KITS
		10.00	CP - SOCIAL MEDIA MARKETING
		29.00	CP - SOCIAL MEDIA MARKETING
16315		1,000.00	CP - ANNUAL DIRECTORY ADVERTISING
		375.00	HR - CJPIA CONFERENCE (NL)
		164.79	PC - PLANNING COMMISSION MEETING (3/1)
		500.00	PL - RADIUS MAPS & LABEL NOTIFICATION
		500.00	PL - RADIUS MAPS & LABEL NOTIFICATION
		6.54	PL - MEETING EXPENSE (3/14)
		750.00	PL - RADIUS MAPS & LABEL NOTIFICATION
		4.00	PL - MEETING EXPENSE (3/14)
		62.94	PL - MEETING EXPENSE (3/14)
		675.00	PC - CAL CITIES CONF (LT)

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Check Number	Vendor Name	Amount	Description
16315	WELLS ONE COMMERCIAL CARD	675.00	PC - CAL CITIES CONF (GW)
16316		800.00	PS - YAL EXCURSION (3/4)
		11.13	PS - YAL SUPPLIES
		66.30	PS - YAL SUPPLIES
		22.04	PS - YAL SUPPLIES
		48.37	PS - YAL SUPPLIES
		-13.22	PS - OFFICE SUPPLIES (CREDIT)
		-17.63	PS - OFFICE SUPPLIES (CREDIT)
		-26.39	PS - YAL SUPPLIES (CREDIT)
		-9.91	PS - OFFICE SUPPLIES (CREDIT)
		44.03	PS - OFFICE SUPPLIES
		8.83	PS - OFFICE SUPPLIES
		28.11	GEN - BUSINESS CARDS (SS)
		112.46	GEN - BUSINESS CARDS (RA,DD,GR,MS)
		142.22	PS - OFFICE SUPPLIES
16317		48.42	PS - FIRE EXTINGUISHER TRAINING
		28.83	PS - MEETING EXPENSE (3/7)
		150.00	PS - FIRE EXTINGUISHER TRAINING
		3,888.93	CIP - THEFT PREVENTION TRAINING
		338.37	PS - PITCH-IN PARAMOUNT SUPPLIES (3/25)
		80.00	PS - PITCH-IN PARAMOUNT SUPPLIES (3/25)
		60.04	PS - PITCH-IN PARAMOUNT SUPPLIES (3/25)
		46.50	PS - EMERGENCY PREPAREDNESS EXPENSE
16347		962.58	PS-NUISANCE ABATEMENT(7750 MONROE)-1/19
		114.95	PS-NUISANCE ABATEMENT(7750 MONROE)-2/10
		214.98	PS - OFFICE SUPPLIES
		1,097.65	PS - YAL SUPPLIES
		33.08	PS - MEETING EXPENSE
16348		401.70	CSR - EASTER EVENT SUPPLIES
		104.74	CSR - EASTER EVENT SUPPLIES
		7.47	CSR - EASTER EVENT SUPPLIES
		60.00	CSR - MEETING EXPENSE
16349		1,118.99	PS - LASD TRAINING
		1,626.19	PS - YAL SUPPLIES
16350		18.00	AS - CJPIA RISK MGMT CONF
		4.00	CP - SOCIAL MEDIA MARKETING
		119.99	CP - SOCIAL MEDIA CANVA SUBSCRIPTION
		333.90	AS-CJPIA RISK MGMT EDUCATION FORUM (PA)
		333.90	AS-CJPIA RISK MGMT EDUCATION FORUM (AV)
		400.00	AS - CCMF MEMBERSHIP (AV)
		19.99	CP - SOCIAL MEDIA GOOGLE SUBSCRIPTION
16351		96.48	CSR - MEETING EXPENSE
		132.78	CSR - RECREATION SUPPLIES
		662.82	CSR - CPRS CONFERENCE (LA)
		662.82	CSR - CPRS CONFERENCE (AG)
		662.82	CSR - CPRS CONFERENCE (AG)
		846.82	CSR - CPRS CONFERENCE (LA)
		-64.00	CSR - CPRS CONFERENCE (CREDIT) (LA)
		66.29	GEN - CC MEETING EXPENSE (4/11)
		57.24	CSR - STAR SUPPLIES
		974.69	CSR - PEP SUPPLIES
		188.24	CSR - OFFICE SUPPLIES
		355.75	GEN - CC MEETING EXPENSE (4/11)
		20.00	GEN - CC MEETING EXPENSE (4/11)
		17.07	GEN - CC MEETING EXPENSE (4/11)
		45.82	GEN - CC MEETING EXPENSE (4/11)
		250.00	CSR - ADMIN PROFESSIONAL DAY
		192.94	CSR - STAFF UNIFORMS
		684.66	CP - ECO-FRIENDLY EVENT
		156.88	CP - ECO-FRIENDLY EVENT

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May 31, 2023  
Pre-issue Checks**

Check Number	Vendor Name	Amount	Description
16351	WELLS ONE COMMERCIAL CARD	201.97	CP - ECO-FRIENDLY EVENT
		373.58	CSR - ENP EVENT SUPPLIES
		14.37	CSR - ENP EVENT SUPPLIES
		58.67	CSR - MEETING EXPENSE
16352		595.00	FIN - GFOA MEMBERSHIP (KS)
		150.00	FIN - GFOA MEMBERSHIP (AM)
		200.00	FIN - CSMFO SEMINAR (CA)
		-200.00	FIN - CSMFO SEMINAR (CA) - CREDIT
		175.00	FIN - CSMFO LUNCHEON (JDG,JC,KS,CA,AM)
		35.00	AS - CSMFO LUNCHEON (AV)
16353		386.71	PW - ECO-FRIENDLY FAIR
		854.00	PW - APWA SEMINAR (AF)
		100.00	PW - APWA SEMINAR (CS)
		43.12	PW - MEETING EXPENSE
16354		2,040.00	PL - RADIUS MAPS & LABEL NOTIFICATION
		165.36	PC - PLANNING COMMISSION MEETING
		125.00	PL - MMASC LEADERSHIP SUMMIT (SB)
		60.00	PL - ICC MEMBERSHIP (DM)
		265.00	PL - ICC MEMBERSHIP (JR)
16355		60.00	CM - CCCA ADVOCACY DAY (JM)
		60.00	CC - CCCA ADVOCACY DAY (IA)
		60.00	CC - CCCA ADVOCACY DAY (BO)
		1,194.68	CC - MS SURFACE PRO
		333.90	CM-CJPIA RISK MGMT EDUCATION FORUM (JM)
		333.90	CC-CJPIA RISK MGMT EDUCATION FORUM (AD)
		333.90	CC-CJPIA RISK MGMT EDUCATION FORUM(VCS)
		333.90	CC-CJPIA RISK MGMT EDUCATION FORUM (IA)
		24.00	CM - CCCA ADVOCACY DAY (JM)
		-39.60	CC - CAL CITIES MAYORS & COUNCIL (IA)
		38.59	CP - FLOWERS
		565.70	CC - CONFERENCE EXPENSE
		31.10	CC - CONFERENCE EXPENSE
		30.30	CC - CONFERENCE EXPENSE
		539.44	CC - CONFERENCE EXPENSE
		589.18	CC - CONFERENCE EXPENSE
		840.16	CC - CONFERENCE EXPENSE
		477.97	CC - CONFERENCE EXPENSE
		50.00	CM - CCCA CITY MANAGER'S MEETING (JM)
		825.00	CC - CCCA ANNUAL MUNICIPAL SEMINAR (BO)
		261.49	CC - CONFERENCE EXPENSE
		-625.00	CC - CAL CITIES CONF (CREDIT)
	Vendor Tota	<b>70,769.91</b>	
328971	WENGER CORPORATION	1,437.68	CSR - SPECIAL EVENT SVCS
	Vendor Tota	<b>1,437.68</b>	
328689	WEST COAST ARBORISTS, INC	28,331.05	PW - TREE MNTC SVCS (3/16 - 3/31)
		787.40	PW - LANDSCAPE MNTC SVCS (3/16 - 3/31)
328820		14,315.75	PW - TREE MNTC SVCS (4/1 - 4/15)
	Vendor Tota	<b>43,434.20</b>	
328867	WEST COAST SAND & GRAVEL INC.	523.51	PW - STREET MNTC SUPPLIES
		418.81	PW - STREET MNTC SUPPLIES
328972		422.88	PW - STREET MNTC SUPPLIES
	Vendor Tota	<b>1,365.20</b>	
328868	WESTERLY METER SERVICE COMPANY	420.00	PW - WATER OPER MNTC SVCS
	Vendor Tota	<b>420.00</b>	
328732	WESTERN OFFICE LA, INC	218.00	CIP - CONFERENCE ROOM STORAGE
	Vendor Tota	<b>218.00</b>	

**CITY OF PARAMOUNT  
FINAL CHECK REGISTER  
May 31, 2023  
Pre-issue Checks**

Check Number	Vendor Name	Amount	Description
328690	WHITE CAP, L.P.	138.78	PW - LANDSCAPE MNTC SUPPLIES
328821		334.61	PW - FACILITY MNTC SUPPLIES
		109.91	PW - FACILITY MNTC SUPPLIES
328928		337.67	PW - STREET MNTC SUPPLIES
328973		88.16	CSR - 1660 ADULT SPORTS
	Vendor Tota	<b>1,009.13</b>	
328691	WILLDAN ASSOCIATES, INC	2,580.00	CIP - ARTERIAL STREET RESURF (3/23)
		3,640.00	CIP - ARTERIAL STREET RESURF (3/23)
		600.00	CIP - ARETERIAL STREET RESURF (3/23)
		4,050.00	CIP - ARETERIAL STREET RESURF (3/23)
		150.00	CIP - NEIGBORHOOD STREET RESURF (3/23)
		1,250.00	CIP - NEIGBORHOOD STREET RESURF (3/23)
328743		800.00	CIP - TRAFFIC SIGNAL (ALONDRA/PASSAGE)
328753		6,042.00	PW - TRAFFIC ENG SVCS (1/23)
		5,687.00	PW - TRAFFIC ENG SVCS (2/23)
		1,016.00	PW - TRAFFIC STUDY UPDATE
		440.00	PW - TRAFFIC ENG SVCS (12/22)
328754		1,417.50	PL - CONTRACT PLANNING SVCS (2/23)
		426.25	PL - CONTRACT PLANNING SVCS (3/23)
328991		5,097.50	PW - GENERAL ENG SVCS (70TH ST)
	Vendor Tota	<b>33,196.25</b>	
328822	WILLIAMS, ANIYAH	144.00	CSR - K/T CHEER/DANCE/GYMNASTICS (4/23)
		160.00	CSR - K/T KIDDIE BALLET/TAP (4/23)
	Vendor Tota	<b>304.00</b>	
328823	XEROX FINANCIAL SERVICES, LLC	415.96	GEN - CITY HALL COPIER (4/23)
		162.26	GEN - CITY HALL COLOR COPIER (4/23)
		169.24	PL - COPIER (4/23)
		370.76	CSR - COPIER (4/23)
	Vendor Tota	<b>1,118.22</b>	
16320	XPRESS BILL PAY	42.55	GEN - ONLINE PERMIT CC FEES (4/23)
	Vendor Tota	<b>42.55</b>	
328899	YEPEZ, MIGUEL	50.00	PW - WATER DISTRIBUTION EXAM
		70.00	PW - WATER DISTRIBUTION CERTIFICATE
	Vendor Tota	<b>120.00</b>	
328755	YOUNG, MARIA	3,000.00	CIP - MURAL (CALIFORNIA/ALONDRA)
	Vendor Tota	<b>3,000.00</b>	
328974	Z ELECTRIC & SON OF CALIFORNIA	2,495.00	PW - FACILITY MNTC SVCS
	Vendor Tota	<b>2,495.00</b>	
328824	ZONES	3,102.32	GEN - MS OFFICE 365 SVCS (4/23)
	Vendor Tota	<b>3,102.32</b>	
<b>A total of 455 checks were issued for</b>		<b>\$6,083,705.28</b>	

JUNE 13, 2023

ORDINANCE NO. 1170

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT REPEALING SECTION 15.04.020 OF THE PARAMOUNT MUNICIPAL CODE AND AMENDING SECTIONS 15.04.010, 15.12.010, 15.16.010, AND 15.20.010 OF THE PARAMOUNT MUNICIPAL CODE, ADOPTING BY REFERENCE THE 2022 CALIFORNIA BUILDING STANDARDS CODE INCLUDING CHAPTER 1, DIVISION 2, RESIDENTIAL CODE, GREEN BUILDING STANDARDS CODE, ENERGY CODE, ELECTRICAL CODE, MECHANICAL CODE, AND PLUMBING CODE”

MOTION IN ORDER:

READ BY TITLE ONLY, WAIVE FURTHER READING, AND ADOPT ORDINANCE NO. 1170.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council  
**From:** John Moreno, City Manager  
**By:** Heidi Luce, City Clerk  
**Date:** June 13, 2023

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**Subject: ORDINANCE NO. 1170**

The City Council, at its regularly scheduled meeting on May 9, 2023, introduced Ordinance No. 1170 and placed it on the June 13, 2023 agenda for adoption.

**ORDINANCE NO. 1170**

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT REPEALING SECTION 15.04.020 OF THE PARAMOUNT MUNICIPAL CODE AND AMENDING SECTIONS 15.04.010, 15.12.010, 15.16.010, AND 15.20.010 OF THE PARAMOUNT MUNICIPAL CODE, ADOPTING BY REFERENCE THE 2022 CALIFORNIA BUILDING STANDARDS CODE INCLUDING CHAPTER 1, DIVISION 2, RESIDENTIAL CODE, GREEN BUILDING STANDARDS CODE, ENERGY CODE, ELECTRICAL CODE, MECHANICAL CODE, AND PLUMBING CODE.”

Attached is the agenda report from the May 9, 2023 meeting.

**RECOMMENDED ACTION**

It is recommended that the City Council read by title only, waive further reading, and adopt Ordinance No. 1170.



**To:** Honorable City Council

**From:** John Moreno, City Manager

**By:** John Carver, Planning Director  
Johnnie Rightmer, Building and Safety Manager

**Date:** April 11, 2023

---

**Subject: ORDINANCE NO. 1170  
REPEALING SECTION 15.04.020 OF THE PARAMOUNT MUNICIPAL  
CODE AND ADOPTING BY REFERENCE THE 2022 CALIFORNIA  
BUILDING STANDARDS CODE INCLUDING CHAPTER 1, DIVISION 2,  
RESIDENTIAL CODE, GREEN BUILDING STANDARDS CODE, ENERGY  
CODE, ELECTRICAL CODE, MECHANICAL CODE, AND PLUMBING  
CODE**

## **BACKGROUND**

The intent and purpose of the Building, Residential, Green Building Standards, Energy, Electrical, Mechanical, and Plumbing Codes are to establish the minimum requirements to safeguard the public safety, health, and general welfare. The Building and Safety Division of the Planning Department reviews construction plans and related documents. Building and Safety staff issue permits for the construction, alteration, demolition, and moving of buildings and structures. City building inspectors inspect the properties for which such permits have been issued to ensure construction is consistent with approved plans and the Municipal Code.

## **DISCUSSION**

This ordinance is a request to incorporate, by reference, the 2022 California Building Standards including Chapter 1, Division 2, Residential, Green Building Standards, Electrical, Mechanical, and Plumbing Codes into the Paramount Municipal Code. This process is necessary in order to make the Municipal Code compliant and consistent with the California Building Code (and related codes) sections as specified in Ordinance No. 1170. These codes are updated every three years.

Prior to adopting the 2022 California Codes by reference, the City Council must perform a first reading of the title of the proposed ordinance and set a date for a public hearing.

## **FISCAL IMPACT**

None.

## **VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity, and guidelines; and provide the framework for policy decisionmaking. The Strategic Outcomes were implemented to provide a pathway to achieving the Vision of a city that is safe, healthy, and attractive. This item aligns with Strategic Outcomes No. 1: Safe Community; No. 4: Environmental Health; and No. 6: Efficient, Effective, and Fiscally Responsible Government.

## **RECOMMENDED ACTION**

It is recommended that the City Council read by title only, waive further reading, introduce Ordinance No. 1170, and place it on the June 13, 2023 agenda for adoption.



CITY OF PARAMOUNT  
LOS ANGELES COUNTY, CALIFORNIA

**ORDINANCE NO. 1170**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT REPEALING SECTION 15.04.020 OF THE PARAMOUNT MUNICIPAL CODE AND AMENDING SECTIONS 15.04.010, 15.12.010, 15.16.010, AND 15.20.010 OF THE PARAMOUNT MUNICIPAL CODE, ADOPTING BY REFERENCE THE 2022 CALIFORNIA BUILDING STANDARDS CODE INCLUDING CHAPTER 1, DIVISION 2, RESIDENTIAL CODE, GREEN BUILDING STANDARDS CODE, ENERGY CODE, ELECTRICAL CODE, MECHANICAL CODE, AND PLUMBING CODE

THE CITY COUNCIL OF THE CITY OF PARAMOUNT DOES HEREBY ORDAIN AS FOLLOWS:

**SECTION 1.** Section 15.04.010 is hereby amended in its entirety as follows:

Sec. 15.04.010. 2022 California Building Code Adopted.

There is adopted by reference, except as hereinafter amended, those certain building codes known and designated as the 2022 California Building Standard Codes. Such codes shall be the Building Code including Chapter 1, Division 2, Residential Code, Green Building Standards Code, and Energy Code of the City of Paramount, regulating the erection, construction, enlargement, alteration, repair, moving, removal, demolition, conversion, occupancy, use, height, area, maintenance of all buildings, structures, and real property and certain equipment therein specifically regulated within the city and providing for the issuance of permits and the collection of fees therefore and providing justification for violation of such codes.

One copy of the 2022 California Building Code, Residential Code, and Green Building Standards Code has been deposited in the office of the city clerk, and shall be at all times maintained by the clerk for the use and examination by the public.

Said edition of the 2022 California Building Code, except as hereinafter amended, is the Building Code of the City of Paramount as set forth in this chapter.

**SECTION 2.** Section 15.04.020 (Amendments to the County Building Code) is hereby repealed.

**SECTION 3.** Section 15.12.010 is hereby amended in its entirety as follows:

**Sec. 15.12.010. 2022 California Plumbing Code Adopted.**

There is hereby adopted by reference, except as hereinafter provided, that certain Plumbing Code known and designated as the 2022 California Plumbing Code. Such code shall become the Plumbing Code of the city, regulating plumbing and drainage systems, house sewers, private sewage disposal systems, and prescribing conditions under which such work may be carried on within the city and providing for the issuance of permits and the collection of fees therefore.

One copy of said 2022 California Plumbing Code has been deposited in the office of the city clerk of the city and shall be at all times maintained by said clerk for use and examination by the public.

Said edition of the 2022 California Plumbing Code, except as hereinafter amended, is the Plumbing Code of the city as set forth in this chapter.

**SECTION 4.** Section 15.16.010 is hereby amended in its entirety as follows:

**Sec. 15.16.010. 2022 California Mechanical Code Adopted.**

There is hereby adopted by reference, except as hereinafter provided, that certain Mechanical Code known and designated as the 2022 California Mechanical Code. Such code shall be and become the Mechanical Code of the city, providing for the issuance of permits and the collection of fees therefore and providing penalties for violation of such code.

One copy of said 2022 California Mechanical Code has been deposited in the office of the city clerk of the city and shall be at all times maintained by said clerk for use and examination by the public.

Said edition of the 2022 California Mechanical Code, except as hereinafter amended, is the Mechanical Code of the City of Paramount as set forth in this chapter.

**SECTION 5.** Section 15.20.010 is hereby amended in its entirety as follows:

**Sec. 15.20.010. 2022 California Electrical Code Adopted.**

There is hereby adopted by reference, except as hereinafter provided, that certain Electrical Code known and designated as the 2022 California Electrical Code. Such code shall become the Electrical Code of the city regulating the installation, arrangement, alteration, repair, use, and operation of electrical wiring, connections, fixtures, and other electrical appliances on premises within the city and providing for the issuance of permits and the collection of fees therefore.

One copy of said 2022 California Electrical Code has been deposited in the office of the city clerk and shall be at all times maintained by the clerk for use and examination by the public.

Said edition of the 2022 California Electrical Code, except as hereinafter amended, is the Electrical Code of the city as set forth in this chapter.

**SECTION 6. California Environmental Quality Act (CEQA).** This ordinance is exempt from CEQA pursuant to CEQA Guidelines Section 15305, minor alterations in land use limitations in areas with an average slope of less than 20% that do not result in any changes in land use or density and Section 15061(b)(3) which is the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment and CEQA does not apply where it can be seen with certainty that there is no possibility that the activity may have a significant effect on the environment.

**SECTION 7. Severability.** If any section, subsection, sentence, clause or phrase in this ordinance or the application thereof to any person or circumstance is for any reason held invalid, the validity of the remainder of the ordinance or the application of such provision to other persons or circumstances shall be adopted thereby. The City Council hereby declares it would have passed this ordinance and each section, subsection, sentence, clause or phrase thereof, irrespective of the fact that one or more sections, subsections, sentences, clauses, or phrases or the application thereof to any person or circumstance be held invalid.

**SECTION 8. Effective Date.** This Ordinance shall take effect thirty days after its adoption, shall be certified as to its adoption by the City Clerk, and shall be published as required by law, together with the names and members of the City Council voting for and against the Ordinance.

PASSED, APPROVED and ADOPTED by the City Council of the City of Paramount this 13th day of June 2023.

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Isabel Aguayo, Mayor

ATTEST

---

Heidi Luce, City Clerk

JUNE 13, 2023

ORDINANCE NO. 1171

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT, APPROVING ZONE CHANGE NO. 243, REPLACING ORDINANCE NO. 1072/ZONING ORDINANCE TEXT AMENDMENT NO. 3; AND ESTABLISHING REVISED DEVELOPMENT STANDARDS, INCLUDING SPECIAL EVENT REGULATIONS IN THE TOWN CENTER EAST PD-PS (PLANNED DEVELOPMENT WITH PERFORMANCE STANDARDS) ZONE IN THE CITY OF PARAMOUNT”

MOTION IN ORDER:

READ BY TITLE ONLY, WAIVE FURTHER READING, AND ADOPT ORDINANCE NO. 1171.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council  
**From:** John Moreno, City Manager  
**By:** Heidi Luce, City Clerk  
**Date:** June 13, 2023

---

**Subject: ORDINANCE NO. 1171**

The City Council, at its regularly scheduled meeting on May 9, 2023, introduced Ordinance No. 1171 and placed it on the June 13, 2023 agenda for adoption.

**ORDINANCE NO. 1171**

“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT, APPROVING ZONE CHANGE NO. 243, REPLACING ORDINANCE NO. 1072/ZONING ORDINANCE TEXT AMENDMENT NO. 3; AND ESTABLISHING REVISED DEVELOPMENT STANDARDS, INCLUDING SPECIAL EVENT REGULATIONS IN THE TOWN CENTER EAST PD-PS (PLANNED DEVELOPMENT WITH PERFORMANCE STANDARDS) ZONE IN THE CITY OF PARAMOUNT.”

Attached is the agenda report from the May 9, 2023 meeting.

**RECOMMENDED ACTION**

It is recommended that the City Council read by title only, waive further reading, and adopt Ordinance No. 1171.



**To:** Honorable City Council

**From:** John Moreno, City Manager

**By:** John Carver, Planning Director  
Ivan Reyes, Associate Planner

**Date:** May 9, 2023

---

**Subject: ORDINANCE NO. 1171/ZONE CHANGE NO. 243  
REPLACING ORDINANCE NO. 1072/ZONING ORDINANCE TEXT  
AMENDMENT NO. 3; AND ESTABLISHING REVISED DEVELOPMENT  
STANDARDS, INCLUDING SPECIAL EVENT REGULATIONS**

## **BACKGROUND**

This item is a request for the City Council to adopt Ordinance No. 1171, approving the replacement of Ordinance No. 1072/Zoning Ordinance Text Amendment No. 3 by establishing revised development standards, including special event regulations, in the Town Center East PD-PS (Planned Development with Performance Standards) zone. The draft ordinance is included as Exhibit A.

Town Center East is on the east side of Paramount Boulevard and generally located between Alondra Boulevard and Jackson Street (with the exception of the Arco gas station at the southeast corner of Alondra Boulevard and Paramount Boulevard). The PD-PS zone was created in 1986 and revised in 1990. In 2016, the City Council repealed Ordinance No. 771/Zone Change No. 130 in its entirety and replaced them with Ordinance No. 1072/Zone Ordinance Text Amendment No. 3. The approval expanded the Town Center East PD-PS zone to include property at 15950-15954 Paramount Boulevard; and revised the permitted uses, prohibited uses, and uses subject to a conditional use permit. No other sections of the PD-PS zone regulations changed.

On April 5, 2023, the Planning Commission unanimously voted to approve Zone Change No. 243, recommending that the City Council amend Ordinance No. 1072/Zoning Ordinance Text Amendment No. 3 by establishing revised development standards, including special event regulations, in the Town Center East PD-PS zone.

## **DISCUSSION**

Generally, special event/grand opening permits were previously permitted for outdoor uses only. Since the COVID-19 pandemic, business owners had to be creative and flexible in order to attract customers. Businesses such as Horchateria Rio Luna held various indoor events such as podcasts, a clothes swap, and art exhibits. Based on the types and frequency of events, establishing revised regulations for special events would

streamline the approval process and expand capacity to accommodate the special events in this zone.

The City would not require a special event permit to conduct indoor special events. The draft ordinance has been prepared as such to protect the health, safety, and welfare of residents and promote neighborhood harmony.

### **Proposed Indoor Special Events Regulations**

The Zoning Ordinance would amend Ordinance No.1072/Zoning Ordinance Text Amendment No. 3 by establishing revised development standards, including special event regulations, in the Town Center East PD-PS (Planned Development with Performance Standards) zone. The following are the proposed changes and new regulations within the PD-PS zone text:

#### Permitted Uses:

Indoor Special Events, as specified in the Development Standards of this ordinance.

#### Prohibited Uses:

Any pop-up retail use not listed in permitted uses. Such a use may be considered with a Special Event Permit application.

### **Revised Development and Performance Standards**

In addition to the proposed event regulations, the Town Center East will include revised performance standards to be consistent with the C-3 (General Commercial) site regulations:

#### Development Standards:

1. Setbacks  
Building and landscaped setbacks for future development are subject to approval by the Development Review Board.
2. Parking  
One parking space is required for each 216 square feet of building area. Up to 50% of the required parking spaces may be designated for compact automobiles, each compact space measuring at least 8 feet in width by 16 feet in length.
3. Exterior Security Doors, Gates, and Window Coverings  
The installation of exterior security doors, gates and window coverings, including, but not limited to, bars, grilles, grates, and overhead roll-down doors, or any exterior mounted covering of any type, shall be prohibited.

4. Security Wire  
No barbed wire, concertina wire, razor wire, or cut glass shall be used as a fence or part of a fence, wall, or hedge along any property line or within any required side, rear, or front yard.
5. Sign Standards  
All signing shall comply with Chapter 17.76 (Central Business District Sign Design Standards) of the Paramount Municipal Code. All new signage installed shall be internally illuminated and shall be lighted at least until 9:00 p.m.
6. Special Event and Grand Openings  
Special Event and Grand Openings shall be conducted in accordance with Ordinance No. 581 of the City of Paramount. Rentals for private celebratory party uses (e.g. weddings, quinceañeras, etc.) are prohibited.

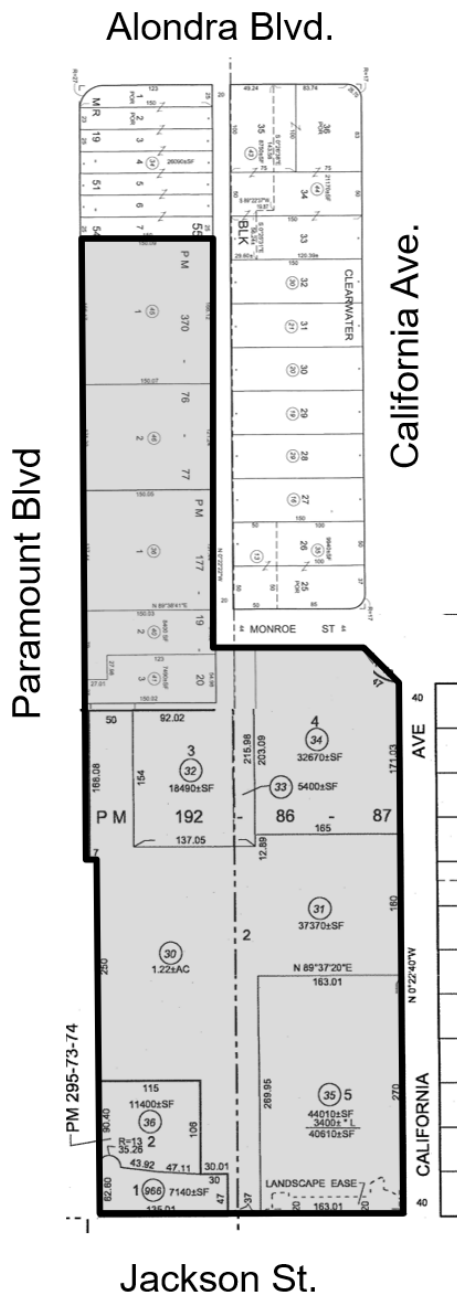
Exempt Activities. The following special event uses are exempted from the requirements for a Special Event Permit. Uses other than the following shall comply with Section 17.44.170 of the Paramount Municipal Code. Events must comply with all applicable Building Codes and Americans with Disability Act (ADA) requirements.

- a. Events that occur within the business building or suite for retail, recording, promotional events, exhibition events.
  - b. The indoor event shall be within the same hours of operation as established by the existing business.
  - c. Each indoor event shall be limited to three consecutive days and shall occur no more than 60 days per calendar year.
  - d. Seasonal sales (e.g. Halloween, Christmas, or New Year).
  - e. Similar temporary indoor uses that are compatible with the zoning district and surrounding land uses.
7. Landscape/Irrigation  
Landscaping and irrigation shall comply with Chapter 17.96 (Water-Efficient Landscape Provisions) of the Paramount Municipal Code.
  8. Development Review Board Approval  
Prior to the issuance of a building permit for any building, structure, or substantial exterior remodel in the PD-PS (Planned Development with Performance Standards) zone as specified in Chapter 17.60 (development Review Board), the application for development must be approved by the Development Review Board.



The City Attorney has reviewed and approved the proposed changes reflected in this Ordinance.

The following is a map of the Town Center East PD-PS zone area:



## **Environmental Assessment**

This ordinance is exempt from CEQA pursuant to CEQA Guidelines Section 15305, minor alterations in land use limitations in areas with an average slope of less than 20% that do not result in any changes in land use or density and Section 15061(b)(3) which is the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment and CEQA does not apply where it can be seen with certainty that there is no possibility that the activity may have a significant effect on the environment.

## **FISCAL IMPACT**

None.

## **VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity, and guidelines; and provide the framework for policy decisionmaking. The Strategic Outcomes were implemented to provide a pathway to achieving the Vision of a city that is safe, healthy, and attractive. This item aligns with Strategic Outcome No. 3: Economic Health.

## **RECOMMENDED ACTION**

It is recommended that the City Council read by title only, waive further reading, introduce Ordinance No. 1171, and place it on the June 13, 2023 agenda for adoption.

CITY OF PARAMOUNT  
LOS ANGELES COUNTY, CALIFORNIA

**ORDINANCE NO. 1171**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT, APPROVING ZONE CHANGE NO. 243, REPLACING ORDINANCE NO. 1072/ZONING ORDINANCE TEXT AMENDMENT NO. 3; AND ESTABLISHING REVISED DEVELOPMENT STANDARDS, INCLUDING SPECIAL EVENT REGULATIONS IN THE TOWN CENTER EAST PD-PS (PLANNED DEVELOPMENT WITH PERFORMANCE STANDARDS) ZONE IN THE CITY OF PARAMOUNT

**WHEREAS**, the Zoning Ordinance of the City of Paramount, including the Zoning Map, was adopted by Ordinance No. 18 on February 20, 1962 by the City Council; and

**WHEREAS**, on May 6, 1986, the City Council approved Ordinance No. 650 for Zone Change No. 130, amending the Zoning Map of the City of Paramount from C-3 (General Commercial), C-M (Commercial-Manufacturing), and M-2 (Heavy Manufacturing); and

**WHEREAS**, on June 5, 1990 the City Council approved Ordinance No. 71, amending Ordinance No. 650, regarding Zone Change 130, to allow office and professional uses, restaurants, and barber and beauty schools as permitted uses by right and pet stores as conditional uses in the Town Center East PD-PS zone; and

**WHEREAS**, on July 19, 2016, the City Council adopted Ordinance No. 1072, approving Zoning Ordinance Text Amendment No. 3, revising permitted uses, prohibited uses, and uses subject to a conditional use permit in the Town Center East PD-PS zone; and

**WHEREAS**, the City Council determines that upon applying the principles and practices of land use planning, adoption of this Ordinance No. 1171, approving Zone Change No. 243 should be made to encourage activity that will produce a desirable pattern of growth, encourage the most appropriate use of land, enhance the value of property and promote the health, safety, and general welfare of the public in the best interests of the City ; and

**WHEREAS**, the City Council finds that the proposed Zone Change No. 243 is consistent with desirable land use trends; and

THE CITY COUNCIL OF THE CITY OF PARAMOUNT DOES HEREBY ORDAIN AS FOLLOWS:

**SECTION 1. Purpose and Findings.** The City Council finds and declares as follows:

- A. California Constitution Article XI, Section 7, enables the City of Paramount ("the City") to enact local planning and land use regulations; and

- B. The authority to adopt and enforce zoning regulations is an exercise of the City's police power to protect the public health, safety, and welfare; and
- C. The authority to adopt and enforce zoning regulations is an exercise of the City's police power to protect the public health, safety, and welfare; and
- D. The City desires to ensure that development occurs in a prudently effective manner, consistent with the goals and objectives of the General Plan as updated and adopted by the City Council on August 7, 2007 and reasonable land use planning principles; and
- E. The Planning Commission held a duly noticed public hearing on April 5, 2023 at which time it considered all evidence presented, both written and oral, and at the end of the hearing voted to adopt Resolution No. PC 23:011, recommending that the City Council adopt this Ordinance; and
- F. The City Council held a duly noticed public hearing on this Ordinance on May 9, 2023, at which time it considered all evidence presented, both written and oral.

**SECTION 2.** The Recitals set forth hereinabove are true and correct and incorporated herein by reference as if fully set forth herein.

**SECTION 3.** Ordinance No. 1072/Zoning Text Amendment No. 3 is hereby replaced as follows with:

**Permitted Uses:**

- 1. Animal grooming shops
- 2. Apparel shops
- 3. Appliance stores
- 4. Art galleries
- 5. Art supply stores
- 6. Bakeries
- 7. Banks, credit unions, savings and loan institutions, and financial services (excluding check cashing, payday loans, and auto title loans)
- 8. Barber shops, beauty shops, or nail salons with a minimum distance of 500 feet from any existing barber shop, beauty shop, or nail salon as measured along the public right-of-way from suite entrance to suite entrance
- 9. Bicycles sales and repair shops

10. Book and stationery stores
11. Candy stores and confectioneries
12. Consumer electronics shops, including the sale of mobile phones and accessories
13. Cookware shops
14. Craft shops
15. Collectible stores
16. Dry cleaners
17. Florist shops
18. Furniture stores, excluding furniture rentals
19. Garden supply stores (excluding hydroponics stores)
20. Grocery stores and delicatessen shops
21. Hardware and home improvement stores
22. Indoor Special Events, as specified in the Development Standards of this Ordinance
23. Insurance agencies
24. Jewelry stores
25. Libraries, public
26. Linen shops
27. Locksmiths
28. Mail and shipping services
29. Musical instrument shops
30. Meat markets
31. Office and professional uses (excluding medical, dental, and optometrist uses)
32. Party supply stores
33. Pet supply stores

34. Printing and photocopy establishments
35. Real estate brokers and sales office
36. Shoe stores and shoe repair shops
37. Skateboard shops
38. Sporting goods
39. Studios (dance and fitness, recording, art and music)
40. Tailor Services
41. Toy/hobby retail shops

Prohibited Uses:

1. Adult novelty shop
2. Automotive part/accessory sales
3. Automotive repair or service of any kind whatsoever
4. Bars or cocktail lounges, where no food is served
5. Billiard parlors
6. Bingo parlors
7. Check cashing, payday loans, and auto title loans
8. Coin operated laundries
9. Day care centers (child and adult)
10. Discount grocery stores
11. Food voucher markets
12. Fraternal or social organizations
13. Gold and silver exchanges
14. Hookah lounges, hookah cafes, and hookah sales
15. Internet cafes/cyber cafes

16. Manufacturing uses of any kind
17. Massage establishments
18. Pawn shops
19. Public assemblies including religious assemblies and institutions
20. Retail sales of used merchandise, excluding antique shops
21. Swap meets
22. Tire shops, sales or service
23. Tobacco shops not dedicated to the sale of cigars
24. Vocational schools (excluding culinary schools with storefront visibility)
25. Any pop-up retail use not listed in permitted uses

Uses Subject to a Conditional Use Permit:

The following uses may be permitted, provided that a Conditional Use Permit is first obtained:

1. Alcoholic beverage sales for consumption off-premises
2. Antique shops
3. Any establishment offering alcoholic beverages for sale for consumption on the premises
4. Any exterior placement of public telephones, antennae, satellite antennae or radio, microwave or other such transmission device which is not in a fully enclosed building
5. Automobile parking structures
6. Bars or cocktail lounges with prepared food as a substantial portion of gross sales
7. Bowling alleys
8. Breweries, wineries, and/or distilleries with taproom or brewpub
9. Cigar lounge
10. Cinemas

11. Culinary schools with storefront visibility
12. Discount stores
13. Drive-through establishments of any kind
14. Drug stores/pharmacies
15. Exterior display of merchandise of any kind other than as a special event sale or grand opening
16. Freestanding automated teller machines (ATMs)
17. Game arcades
18. Gymnasiums
19. Karaoke lounge
20. Medical, dental, and optometrist uses
21. Museums
22. Outdoor farmers market
23. Pet stores with the sale of live animals
24. Restaurants (walk-in), bakeries with customer seating, coffee shops, fast food uses, take-out food service or other such retail food establishments
25. Retail kiosks (permanent and temporary)
26. Veterinary offices
27. Wine bars
28. Wine shops devoted exclusively to sales of wine

Performance Standards:

All uses shall be closely monitored to protect the integrity and privacy of the residential neighborhood adjacent to the PD-PS (Planned Development with Performance Standards) zone. To the extent possible, parking and vehicular traffic shall be directed away from the residential areas.



Any uses which creates any of the following adverse effects shall also be prohibited:

1. Any noise or vibrations other than that related to temporary construction work which is discernible without instruments at any lot line of the site.
2. Any electrical disturbance adversely affecting the operation of any equipment other than that of the creator of such disturbance.
3. The use or handling of radioactive materials shall not be permitted.
4. Any direct or reflected glass or heat which is perceptible at any point outside of any building.
5. The emission of odorous gases or matter in quantities such as to be perceptible at any lot line of the site.
6. No exterior storage of vehicles, materials, supplies, equipment, or machinery shall be permitted whether open or in tanks, bins, or other container devices.
7. Such retail or service establishments or business enterprises when determined by the Planning Commission to be in conflict with the performance standards as set forth in this section.
8. All exterior lighting shall be low-level and shall be directed away from all residentially-zoned properties.
9. All uses except parking shall be conducted within an entirely enclosed building.
10. Hours of loading and unloading shall be prohibited between the hours of 10:00 p.m. and 7:00 a.m.
11. All operations conducted on the premises shall not be objectionable by reason of noise, mud, steam, vibration, hazard, or other causes, and any use the operation of which produces odor, fumes (toxic and nontoxic), gases, airborne solids, or other atmospheric contaminants shall be allowed to locate only when conforming to limitations now or hereafter defined by law and shall have secured a permit to operate from the air pollution control district.

Development Standards:

1. Setbacks  
Building and landscaped setbacks for future development are subject to approval by the Development Review Board.
2. Parking  
One parking space is required for each 216 square feet of building area. Up to 50% of the required parking spaces may be designated for compact automobiles, each compact space measuring at least 8 feet in width by 16 feet in length.

3. Exterior Security Doors, Gates, and Window Coverings

The installation of exterior security doors, gates and window coverings, including, but not limited to, bars, grilles, grates, and overhead roll-down doors, or any exterior mounted covering of any type, shall be prohibited.

4. Security Wire

No barbed wire, concertina wire, razor wire, or cut glass shall be used as a fence or part of a fence, wall, or hedge along any property line or within any required side, rear, or front yard.

5. Sign Standards

All signing shall comply with Chapter 17.76 (Central Business District Sign Design Standards) of the Paramount Municipal Code. All new signage installed shall be internally illuminated and shall be lighted at least until 9:00 p.m.

6. Special Event and Grand Openings

Special Event and Grand Openings shall be conducted in accordance with Ordinance No. 581 of the City of Paramount. Rentals for a private celebratory party uses (e.g. weddings, quinceañeras, etc.) are prohibited. Events must comply with all applicable Building Codes and Americans with Disability Act (ADA) requirements.

Exempt Activities. The following special event uses are exempted from the requirements for a Special Event Permit. Uses other than the following shall comply with Section 17.44.170:

- a. Events that occur within the business building or suite for retail, recording, promotional events, exhibition events.
- b. The indoor event shall be within the same hours of operation as established by the existing business.
- c. Each indoor event shall be limited to three consecutive days and shall occur no more than 60 days per calendar year.
- d. Seasonal sales (e.g. Halloween, Christmas, or New Year).
- e. Similar temporary indoor uses that are compatible with the zoning district and surrounding land uses.

7. Landscape/Irrigation

Landscaping and irrigation shall comply with Chapter 17.96 (Water-Efficient Landscape Provisions) of the Paramount Municipal Code.

8. Development Review Board Approval

Prior to the issuance of a building permit for any building, structure, or substantial exterior remodel in the PD-PS (Planned Development with Performance Standards) zone, the application for development must be approved by the Development Review Board.

Any future modification to any structure within this zone shall comply with the Central Business District Architectural Guidelines.

**SECTION 4. California Environmental Quality Act (CEQA).** This ordinance is exempt from CEQA pursuant to CEQA Guidelines Section 15305, minor alterations in land use limitations in areas with an average slope of less than 20% that do not result in any changes in land use or density and Section 15061(b)(3) which is the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment and CEQA does not apply where it can be seen with certainty that there is no possibility that the activity may have a significant effect on the environment.

**SECTION 5. Severability.** If any section, subsection, sentence, clause, or phrase in this ordinance or the application thereof to any person or circumstance is for any reason held invalid, the validity of the remainder of the ordinance or the application of such provision to other persons or circumstances shall be adopted thereby. The City Council hereby declares it would have passed this ordinance and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that one or more sections, subsections, sentences, clauses, or phrases or the application thereof to any person or circumstance be held invalid.

**SECTION 6. Effective Date.** This Ordinance shall take effect thirty days after its adoption, shall be certified as to its adoption by the City Clerk, and shall be published as required by law, together with the names and members of the City Council voting for and against the Ordinance.

PASSED, APPROVED, and ADOPTED by the City Council of the City of Paramount this \_\_ day of \_\_ 2023.

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Isabel Aguayo, Mayor

ATTEST

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Heidi Luce, City Clerk

JUNE 13, 2023

RESOLUTION NO. 23:018

“A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
ADOPTING THE STATEMENT OF INVESTMENT POLICY FOR THE CITY  
OF PARAMOUNT FOR FISCAL YEAR 2023 – 2024”

MOTION IN ORDER:

READ BY TITLE ONLY AND ADOPT RESOLUTION NO. 23:018.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council  
**From:** John Moreno, City Manager  
**By:** Kim Sao, Finance Director  
**Date:** June 13, 2023

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**Subject: RESOLUTION NO. 23:018  
ADOPTING THE STATEMENT OF INVESTMENT POLICY FOR THE CITY  
OF PARAMOUNT FOR FISCAL YEAR 2023 – 2024**

## **BACKGROUND**

California Government Code Section 53646 recommends that local agencies review and approve their investment policy once a year at a public meeting. While it is not required by statute, it is in the best interest of the City to discuss the policy with the City Council and have the policy approved and adopted. A public vote signifies that the City Council shares fiduciary responsibility with the City's treasurer and increases the authority and legitimacy of the investment policy, providing for transparency and disclosure. We believe that the annual review and adoption is a financially sound organizational practice that should be maintained even if there are no changes to the policy.

The last policy adopted in June 2022 was updated from prior years to better reflect the City's objectives and priorities for safety, liquidity, and yield.

This year, the policy is further updated to reflect the addition of an authorized investment and a change in the reporting requirement per Senate Bill 1489 (Exhibit A).

Below are summaries of the changes to the policy:

1. Section 8. Authorized and Suitable Investments - In addition to the current authorized investments listed, the City is authorized to purchase Certificates of Deposits that are insured by the National Credit Union Administration (NCUA). NCUA insured Certificates of Deposits are federally insured, similar to FDIC (Section 8.4 revised).
2. Section 17. Reporting - The quarterly reporting requirement to Council is changed from 30 to 45 days, per Senate Bill 1489, effective January 1, 2023.

## **SUMMARY**

We believe that the Investment Policy (Exhibit A) provides guidelines for the prudent investment of the City's temporary idle cash and outlines the procedures for maximizing the efficiency of the City's cash management. This Investment Policy has been prepared

in conformance with the existing laws of the State of California for General Law cities and adheres to the standards set forth by the Government Finance Officers Association (GFOA), the Municipal Treasurers' Association of the United States and Canada (MTA US&C), and the California Municipal Treasurer's Association (CMTA).

### **VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity and guidelines; and provide the framework for policy decision making. The Strategic Outcomes were implemented to provide a pathway to achieving the City's Vision. This item aligns with Strategic Outcome No. 6 Efficient, Effective, and Fiscally Responsible.

### **RECOMMENDED ACTION**

It is recommended that the City Council read by title only and adopt Resolution No. 23:018.

CITY OF PARAMOUNT  
LOS ANGELES COUNTY, CALIFORNIA

**RESOLUTION NO. 23:018**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
ADOPTING THE STATEMENT OF INVESTMENT POLICY FOR THE CITY  
OF PARAMOUNT FOR FISCAL YEAR 2023-2024

WHEREAS, the California Government Code Section 53646 recommends the City Treasurer to submit a Statement of Investment Policy to the City Council each fiscal year; and

WHEREAS, the City of Paramount considers the annual submittal of the Statement of Investment Policy to the City Council for their review to be a sound organizational practice; and

WHEREAS, the Investment Policy is necessary in order to assure the City Council that the City's investment goals of safety, liquidity, yield, and safekeeping are met; and

WHEREAS, the Investment Policy attached hereto as "Exhibit A" was designed according to the specific needs of the City of Paramount in compliance with Government Code regulations.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PARAMOUNT AS FOLLOWS:

**SECTION 1.** The above recitations are true and correct.

**SECTION 2.** The City Council hereby approves the adoption of the Investment Policy attached hereto as "Exhibit A" and authorizes the City Treasurer to invest the City's idle funds in accordance with its provisions.

**SECTION 3.** This Resolution shall take effect immediately upon its adoption.

PASSED, APPROVED and ADOPTED by the Paramount City Council this 13<sup>th</sup> day of June 2023.

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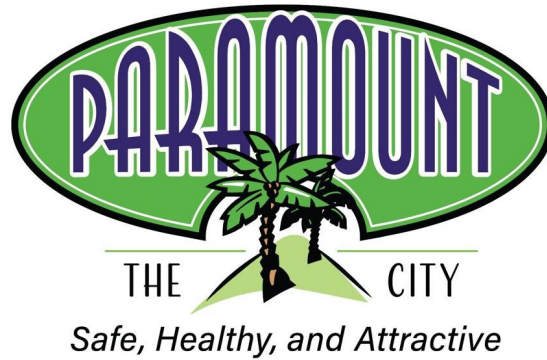
Isabel Aguayo, Mayor

Attest:

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Heidi Luce, City Clerk

**EXHIBIT A**  
**CITY OF PARAMOUNT INVESTMENT POLICY**  
**(Last Revised 6/13/2023)**



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## **1. Policy**

The City of Paramount shall invest public funds in such a manner as to comply with state and local laws; ensure prudent money management; provide for daily cash flow requirements; and meet the objectives of the Policy, in priority order of Safety, Liquidity and Return on investment. In accordance with the Municipal Code of the City of Paramount and under authority granted by the City Council, the City Finance Director is responsible for investing the unexpended cash in the City Treasury.

## **2. Scope**

The investment policy applies to all investment activities and financial assets of the City of Paramount as accounted for in the Annual Comprehensive Financial Report (ACFR). This policy is applicable, but not limited to, all funds listed below:

- General Fund
- Capital Funds
- Other Special Revenue Funds, Debt Service Funds, Internal Service Funds
- Trust and Agency Funds
- Any new fund created by the City Council unless specifically exempted.

## **3. Prudence**

The standard of prudence to be used by the designated representative shall be the “prudent investor” standard and shall be applied in the context of managing the overall portfolio. Persons authorized to make investment decisions on behalf of local agencies investing public funds are trustees and therefore fiduciaries subject to the prudent investor standard which states, “When investing, reinvesting, purchasing, acquiring, exchanging, selling, or managing public funds, a trustee shall act with care, skill, prudence, and diligence under the circumstances then prevailing, including, but not limited to, the general economic conditions and the anticipated needs of the agency, that a prudent person acting in a like capacity and familiarity with those matters would use in the conduct of funds of a like character and with like aims, to safeguard the principal and maintain the liquidity needs of the agency”.

The City Finance Director and other individuals assigned to manage the investment portfolio, acting within the intent and scope of the investment policy and other written procedures and exercising due diligence, shall be relieved of personal responsibility and liability for an individual security's credit risk or market price changes, provided deviations from expectations are reported in a timely manner and appropriate action is taken to control adverse developments.

## **4. Objectives**

The City's primary investment objectives, in order of priority, shall be:

1. Safety: Safety of principal is the foremost objective of the investment program. Investments shall be undertaken in a manner that seeks to ensure the preservation of capital in the overall portfolio. The City shall seek to preserve principal by mitigating the two types of risk: credit risk and market risk.

- a. Credit risk, defined as the risk of loss due to failure of the issuer of a security, shall be mitigated by investing in issuers that carry the direct or implied backing of the U.S. Government (including, but not limited to, the U.S. Treasury, U.S. Government Agencies, and federally insured banks). The portfolio will be diversified so that the failure of any one issuer does not unduly harm the City's capital base and cash flow.
  - b. Market risk, (aka "interest rate risk") defined as market value fluctuations due to overall changes in the general level of interest rates shall be mitigated by limiting the maximum maturity of any one security to five years, structuring the portfolio based on historic and current cash flow analysis eliminating the need to sell securities prior to maturity and avoiding the purchase of long-term securities for the sole purpose of short term speculation. Moreover, it is the City's full intent, at the time of purchase, to hold all investments until maturity to ensure the return of all invested principal dollars. Limited exceptions will be granted for security swaps that would improve the portfolio's yield and/or credit quality.
2. Liquidity: The City's investment portfolio will remain sufficiently liquid to enable the City of Paramount to meet all operating requirements which might be reasonably anticipated.
3. Return on Investments: The City's investment portfolio shall have the objective of attaining a comparative performance measurement or an acceptable rate of return throughout budgetary and economic cycles. These measurements should be commensurate with the City's investment risk constraints identified in this Investment Policy and the cash flow characteristics of the portfolio.

## **5. Delegation of Authority**

The Municipal Code of the City of Paramount and the authority granted by City Council assign the responsibility of investing unexpended cash to the City's Finance Director. Daily management responsibility of the investment program may be delegated to the Assistant Finance Director, who shall establish procedures for the operation consistent with this investment policy.

## **6. Ethics and Conflicts of Interest**

Officers and employees involved in the investment process shall refrain from personal business activity that conflicts with proper execution of the investment program or impairs their ability to make impartial investment decisions. Additionally, the Finance Director and the Assistant Finance Director are required to annually file applicable financial disclosures as required by the Fair Political Practices Commission (FPPC). Furthermore, Investment officials must refrain from undertaking personal investment transactions with the same individual(s) employed by the financial institution with whom business is conducted on behalf of the City.

## **7. Authorized Dealers and Institutions**

The Finance Director will maintain a list of approved financial institutions authorized to provide investment services to the public agency in the State of California. These may include “primary” dealers or regional dealers that qualify under Securities & Exchange Commission Rule 15C3-1 (uniform net capital rule). Best practices include the following: 1) A determination that all approved broker/dealer firms, and individuals covering the public agency, are reputable and trustworthy; 2) the broker/dealer firms should have the ability to meet all their financial obligations in dealing with the Public Agency; 3) the firms, and individuals covering the agency, should be knowledgeable and experienced in Public Agency investing and the investment products involved; 4) no public deposit shall be made except in a qualified public depository as established by the established state laws; 4) all financial institutions and broker/dealers who desire to conduct investment transactions with the public agency may supply the Finance Director with audited financial statements, proof of FINRA certification, trading resolution, proof of State of California registration, a completed broker/dealer questionnaire, certification of having read the Public Agency’s investment policy and depository contracts.

The Finance Director may conduct an annual review of the financial condition and registrations of qualified dealers & institutions.

## **8. Authorized and Suitable Investments**

Investment of City funds is governed by the California Government Code Sections 53600 et seq. Within the context of the limitations, the following investments are authorized, as further limited herein:

1. United States Treasury Bills, Bonds, and Notes or those for which the full faith and credit of the United States are pledged for payment of principal and interest. There is no percentage limitation of the portfolio that can be invested in this category, although a five-year maturity limitation is applicable.
2. Federal agency or United States government-sponsored enterprise obligations, participations, or other instruments, including those issued by or fully guaranteed as to principal and interest by federal agencies or United States government-sponsored enterprises.
3. Local Agency Investment Fund (LAIF), which is a State of California managed investment pool, and Los Angeles County Investment pool, may be used up to the maximum permitted by California State Law. A review of the pool/fund is required when part of the list of authorized investments, with the knowledge that the pool/fund may include some investments allowed by statute but not explicitly identified in this investment policy.

Additionally, shares of beneficial interest issued by a joint powers authority organized pursuant to CA Code (Section 6509.7) that invests in the securities and obligations in compliance with CA Code 53601 (subsection ‘a’ to ‘r’, inclusive) are also authorized. Each share shall represent an equal proportional interest in the

underlying pool of securities owned by the joint powers authority. To be eligible under this section, the joint powers authority issuing the shares shall have retained an investment adviser that meets all of the following criteria:

- The adviser is registered or exempt from registration with the Securities and Exchange Commission.
  - The adviser has not less than five years of experience investing in the securities and obligations authorized in CA Code (subsection 'a' to 'q', inclusive).
  - The adviser has assets under management in excess of five hundred million dollars (\$500,000,000).
4. Negotiable Certificates of Deposit issued by a nationally or state-chartered bank, a savings association or a federal association (as defined by Section 5102 of the Financial Code), or by a state or federal credit union. Purchases of negotiable certificates of deposit may not exceed 30% of total portfolio. Principal and accrued interest on these investments must not exceed the \$250,000 FDIC/NCUA insurance limit. A maturity limitation of five years is applicable.
  5. Time deposits or placement service deposits, non-negotiable and collateralized in accordance with the California Government Code, may be purchased through banks or savings and loan associations. Since time deposits are not liquid, no more than 50% of the investment portfolio may be invested in this investment type. A maturity limitation of five years is applicable. Effective January 1, 2020, no more than 50 percent of the agency's money may be invested in deposits, including certificates of deposit, through a placement service as authorized under 53601.8 (excludes negotiable certificates of deposit authorized under Section 53601(i)). On January 1, 2026, the maximum percentage of the portfolio reverts back to 30 percent. Investments made pursuant to 53635.8 remain subject to a maximum of 30 percent of the portfolio.
  6. Various daily money market funds administered for or by trustees, paying agents and custodian banks contracted by the City of Paramount may be purchased as allowed under the State of California Government Code. Only funds holding U.S. Treasury or Government agency obligations can be used.

The following summary of maximum percentage limits, by instrument, are established for the City's investment portfolio:

Authorized Investment Type	Government Code	Maximum Maturity	Minimum Credit Quality	Maximum in Portfolio	Maximum Investment in One Issuer
Treasury Obligations (bills, notes, & bonds)	53601(b)	5 Years	N/A	100%	N/A
US Government Agency and Federal Agency Securities	53601(f)	5 Years	N/A	100%	N/A
Local Agency Investment Fund (LAIF)	16429.1	Upon Demand	N/A	As permitted by LAIF (currently \$65 million per account)	N/A
Los Angeles County Investment Pool	53684	Upon Demand	N/A	As permitted by County Treasurer (currently no limit)	N/A
Joint Powers Authority Pool	53601(p)	N/A	See § 8.3 (above)	None	N/A
Negotiable Certificates of Deposit	53601(i)	5 Years	N/A	30%	N/A
Placement Service Deposits – Deposits or	53601.8 and 53635.8	5 Years	N/A	50%	N/A

## 9. Review of Investment Portfolio

The securities held by the City of Paramount must be in compliance with Section 8.0 “Authorized and Suitable Investments” at the time of purchase. The Finance Director should review the portfolio (at least annually) to identify those securities that do not comply.

The Finance Director should establish procedures to report any major and critical incidences of noncompliance identified through the review of the portfolio.

## 10. Investment Pools / Money Market Funds

A thorough investigation of the investment pool/money market fund is required prior to investing, and on a continual basis. Best efforts will be made to acquire the following information:

1. A description of eligible investment securities, and a written statement of investment policy and objectives.
2. A description of interest calculations and how it is distributed, and how gains and losses are treated.
3. A description of how the securities are safeguarded (including the settlement processes), and how often the securities are priced and the program audited.

4. A description of who may invest in the program, how often, what size deposit and withdrawal are allowed.
5. A schedule for receiving statements and portfolio listings.
6. Are reserves, retained earnings, etc. utilized by the pool/fund?
7. A fee schedule, and when and how is it assessed.
8. Is the pool/fund eligible for bond proceeds and/or will it accept such proceeds?

### **11. Collateralization**

Collateralization will be required on two types of investments: non-negotiable certificates of deposit and repurchase (and reverse repurchase) agreements. To anticipate market changes and provide a level of security for all funds, the collateralization level will be 110% of market value for non-negotiable certificate of deposit and 102% for reverse repurchase agreements of principal and accrued interest.

Collateral will always be held by an independent third party with whom the entity has a current custodial agreement. A clearly marked evidence of ownership (safekeeping receipt) must be supplied to the entity and retained.

The City may waive the collateralization requirements for any portion of the deposit that is covered by Federal Deposit Insurance.

### **12. Safekeeping and Custody**

All security transactions shall be conducted on a delivery-versus-payment (DVP) basis. Securities will be held by a third-party custodian designated by the Treasurer and evidenced by safekeeping receipts.

### **13. Diversification**

The City shall diversify the investments within the portfolio to avoid incurring unreasonable risks inherent in over-investing in specific instruments, individual financial institutions, or maturities. To promote diversification, no more than 5% of the portfolio may be invested in the securities of any one issuer, regardless of security type, excluding U.S. Treasuries, federal agencies, and pooled investments such as LAIF, money market funds, or local government investment pools.

### **14. Maximum Maturities**

To the extent possible, the City of Paramount will attempt to match its investments with anticipated cash flow requirements. Unless matched to a specific cash flow, the City will not directly invest in securities maturing more than 5 years from the date of purchase. Any investment longer than 5 years must be done with advance permission from City Council.

## **15. Internal Controls**

The Finance Director is responsible for establishing and maintaining an internal control structure designed to ensure that the assets of the City of Paramount are protected from loss, theft, fraud or misuse.

Separation of functions between the City's Finance Director or Assistant Finance Director and/or the City Senior Accountant is designed to provide an ongoing internal review to prevent the potential for converting assets or concealing transactions.

Investment decisions are made by the Finance Director, executed by the Finance Director or Assistant Finance Director, and confirmed by the Senior Accountant. All wire transfers initiated by the Finance Director or Assistant Finance Director must be reconfirmed by the appropriate financial institution to the Senior Accountant. Proper documentation obtained from confirmation and cash disbursement wire transfers is required for each investment transaction. Timely bank reconciliation is conducted to ensure proper handling of all transactions.

The investment portfolio and all related transactions are reviewed and balanced to appropriate general ledger accounts by the Senior Accountant on a monthly basis. An independent analysis by an external auditor shall be conducted annually to review and perform procedure testing on the City's cash and investments that have a material impact on the financial statements. The Finance Director shall review and assure compliance with investment process and procedures.

## **16. Performance Standards**

The investment portfolio shall be designed with the objective of obtaining a rate of return throughout budgetary and economic cycles, commensurate with the investment risk constraints and the cash flow needs.

The City intends to spread its investments relatively evenly between 0 and 5 years and hold those investments to maturity. The City is limiting its authorized investments to the safest end of the investment spectrum—debt issued by the U.S. Treasury, U.S. Government Agencies, and debt that is federally insured (see section 8.0 Authorized and Suitable Investments, above, for a complete list of authorized investments).

Therefore, an appropriate performance benchmark will be a Constant Treasury Maturity Rate consistent with the weighted average maturity of the portfolio. The City recognizes that benchmarks may change over time based on changes in market conditions or cash flow requirements.

## **17. Reporting**

The City Finance Director shall review and render quarterly reports to the City Council that include the following information:

- Investment type (e.g. U.S. Treasury Note, U.S. Government Agency Bond)
- Name of the issuer (e.g. Federal Farm Credit Bank, Federal Home Loan Bank)
- Maturity date



- Yield to maturity
- Current market value and source of market value
- Par and dollar amount for each security the City has invested in
- Par and dollar amount on any money held by the City (e.g. LAIF balance, Cash Balance).

The report shall also include a description of any of the City's funds, investments, or programs that are under the management of contracted parties, including lending programs.

The quarterly report shall state compliance of the portfolio to the investment policy, or manner in which the portfolio is not in compliance.

The quarterly report shall include a statement denoting the ability of the City to meet its expenditure requirements for the next six months or provide an explanation as to why sufficient money shall (or may not) be available.

The quarterly reports shall be placed on the City Council's meeting agenda for its review and approval no later than 45 days after the quarter ends. If there are no Council meetings within the 45-day period, the quarterly report shall be presented to the Council at the soonest possible meeting thereafter.

## **18. Investment Policy Adoption**

The City of Paramount's investment policy shall be adopted by resolution of the City Council. The policy shall be reviewed annually by the City Council and any modifications made thereto must be approved by the City Council.

The Finance Director shall establish written investment policy procedures for the operation of the investment program consistent with this policy. The procedures should include reference to: safekeeping, master repurchase agreements, wire transfer agreements, banking service contracts and collateral/depository agreements. Such procedures shall include explicit delegation of authority to persons responsible for investment transactions. No person may engage in an investment transaction except as provided under the terms of this policy and the procedures established by the City of Paramount.

## **19. Glossary of Terms in this Policy**

**Accrued Interest:** Interest earned but not yet received.

**Annual Comprehensive Financial Report (ACFR):** The official annual financial report for the City. It includes five combined statements and basic financial statements for each individual fund and account group prepared in conformity with Generally Accepted Accounting Principles (GAAP).

**Bond:** A financial obligation for which the issuer promises to pay the bondholder a specified stream of future cash flows, including periodic interest payments and a principal repayment.



**Bond Swap:** Selling one bond issue and buying another at the same time in order to create an advantage for the investor. Some benefits of swapping may include tax-deductible losses, increased yields, and an improved quality portfolio.

**Broker:** In securities, the intermediary between a buyer and a seller of securities. The broker, who usually charges a commission, must be registered with the exchange in which he or she is trading, accounting for the name registered representative.

**Certificate of Deposit:** A deposit insured up to \$250,000 by the Federal Deposit Insurance Corporation (FDIC) at a set rate for a specified period of time.

**Collateral:** Securities, evidence of deposit or pledges to secure repayment of a loan. Also refers to securities pledged by a bank to secure deposit of public moneys.

**Constant Maturity Treasury (CMT):** An average yield of a specific Treasury maturity sector for a specific time frame. This is a market index for reference of past direction of interest rates for the given Treasury maturity range.

**Custody:** A banking service that provides safekeeping for the individual securities in a customer's investment portfolio under a written agreement that also calls for the bank to collect and pay out income, to buy, sell, receive and deliver securities when ordered to do so by the principal.

**Delivery vs. Payment (DVP):** Delivery of securities with a simultaneous exchange of money for the securities.

**Diversification:** Dividing investment funds among a variety of securities offering independent returns and risk profiles.

**Federal Deposit Insurance Corporation (FDIC):** Insurance provided to customers of a subscribing bank that guarantees deposits to a set limit (currently \$250,000) per account.

**Interest Rate:** The annual yield earned on an investment, expressed as a percentage.

**Liquidity:** Refers to the ability to rapidly convert an investment into cash.

**Market Value:** The price at which a security is trading and could presumably be purchased or sold.

**Maturity:** The date upon which the principal or stated value of an investment becomes due and payable.

**Portfolio:** Collection of securities held by an investor.

**Primary Dealer:** A group of government securities dealers that submit daily reports of market activity and security positions held to the Federal Reserve Bank of New York and are subject to its informal oversight.

**Purchase Date:** The date in which a security is purchased for settlement on that or a later date.

**Rate of Return:** The yield obtainable on a security based on its purchase price or its current market price. This may be the amortized yield to maturity on a bond or the current income return.

**Risk:** Degree of uncertainty of return on an asset. Safekeeping: See Custody.

**Settlement Date:** The date on which a trade is cleared by delivery of securities against funds.

**Time Deposit:** A deposit in an interest-paying account that requires the money to remain on account for a specific length of time. While withdrawals can generally be made from a passbook account at any time, other time deposits, such as certificates of deposit, are penalized for early withdrawal.

**Treasury Obligations:** Debt obligations of the U.S. Government that are sold by the Treasury Department in the forms of bills, notes, and bonds. Bills are short-term obligations that mature in one year or less. Notes are obligations that mature between one year and ten years. Bonds are long-term obligations that generally mature in ten years or more.

**U.S. Government Agencies:** Instruments issued by various US Government Agencies most of which are secured only by the credit worthiness of the particular agency.

**Yield:** The rate of annual income return on an investment, expressed as a percentage. It is obtained by dividing the current dollar income by the current market price of the security.

**Yield to Maturity:** The rate of income return on an investment, minus any premium or plus any discount, with the adjustment spread over the period from the date of purchase to the date of maturity of the bond, expressed as a percentage.

## 20. Glossary of General Investment Terms

**Active Deposits:** Funds that are immediately required for disbursement.

**Amortization:** An accounting practice of gradually decreasing (increasing) an asset's book value by spreading its depreciation (accretion) over a period of time.

**Asked Price:** The price a broker dealer offers to sell securities. Basis Point: One basis point is one hundredth of one percent (.01). Bid Price: The price a broker / dealer offers to purchase securities.

**Book Entry Securities:** Securities, such stocks held in "street name," that are recorded in a customer's account, but are not accompanied by a certificate. The trend is toward a certificate-free society to cut down on paperwork and to diminish investors' concerns about the certificates themselves. All the large New York City banks, including those that handle the bulk of the transactions of the major government securities dealers, now clear most of their transactions with each other and with the Federal Reserve through the use of automated telecommunications and the "book-entry" custody system maintained by the

Federal Reserve Bank of New York. These banks have deposited with the Federal Reserve Bank a major portion of their government and agency securities holdings, including securities held for the accounts of their customers or in a fiduciary capacity. Virtually all transfers for the account of the banks, as well as for the government securities dealers who are their clients, are now effected solely by bookkeeping entries. The system reduces the costs and risks of physical handling and speeds the completion of transactions.

**Book Value:** The value at which a debt security is shown on the holder's balance sheet. Book value is acquisition cost less amortization of premium or accretion of discount.

**Bullet Bond:** See “*Non-callable Bond*.”

**Callable Bond:** A debt obligation where the bond issuer (i.e. borrower) has the option to *call the bond* or pay it off early (before the scheduled maturity date). For instance, a 5-year bond might be “callable quarterly”—meaning that, although the bond has a scheduled end date 5 years from now, it could end in 3 months (and every 3 months after that, until the scheduled maturity date).

**Coupon:** The annual rate of interest that a bond's issuer promises to pay the bondholder on the bond's face value.

**Credit Analysis:** A critical review and appraisal of the economic and financial conditions or of the ability to meet debt obligations.

**Current Yield:** The interest paid on an investment expressed as a percentage of the current price of the security.

**Discount:** The difference between the cost of a security and its value at maturity when quoted at lower than face value.

**Duration:** The weighted average maturity of a bond's cash flow stream, where the present value of the cash flows serve as the weights; the future point in time at which on average, an investor has received exactly half of the original investment, in present value terms; a bond's zero-coupon equivalent; the fulcrum of a bond's present value cash flow time line.

**Fannie Mae:** Trade name for the Federal National Mortgage Association (FNMA), a U.S. sponsored corporation.

**Federal Reserve System:** The central bank of the U.S. that consists of a seven member Board of Governors, 12 regional banks and approximately 8,000 commercial banks that are members.

**Fed Wire:** A wire transmission service established by the Federal Reserve Bank to facilitate the transfer of funds through debits and credits of funds between participants within the Fed system.

**Freddie Mac:** Trade name for the Federal Home Loan Mortgage Corporation (FHLMC), a U.S. sponsored corporation.

**Investment Agreements:** An agreement with a financial institution to borrow public funds subject to certain negotiated terms and conditions concerning collateral, liquidity and interest rates.

**Nationally Recognized Statistical Rating Organizations (NRSRO):** A U.S. Securities & Exchange Commission registered agency that assesses the creditworthiness of an entity or specific security. NRSRO typically refers to Standard and Poor's Ratings Services, Fitch Ratings, Inc. or Moody's Investors Services.

**New Issue:** Term used when a security is originally "brought" to market.

**Non-callable Bond:** Also known as, "*Bullet Bond*." A non-callable bond is a debt obligation where the bond issuer does not have the option to "call the bond" i.e.-end the bond before the scheduled maturity date.

**Perfected Delivery:** Refers to an investment where the actual security or collateral is held by an independent third party representing the purchasing entity.

**Repurchase Agreement (REPO):** A transaction where the seller (bank) agrees to buy back from the buyer (City) the securities at an agreed upon price after a stated period of time.

**Reverse Repurchase Agreement (REVERSE REPO):** A transaction where the seller (City) agrees to buy back from the buyer (bank) the securities at an agreed upon price after a stated period of time.

**Secondary Market:** A market made for the purchase and sale of outstanding issues following the initial distribution.

**Yield Curve:** The yield on bonds, notes or bills of the same type and credit risk at a specific date for maturities up to thirty years.

JUNE 13, 2023

PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG) TO PREPARE A COMPREHENSIVE UPDATE OF THE CLEAR WATER EAST SPECIFIC PLAN.

MOTION IN ORDER:

APPROVE THE AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG) FOR THE COMPREHENSIVE UPDATE TO THE CLEARWATER EAST SPECIFIC PLAN WITH THE TOTAL AMOUNT NOT TO EXCEED \$495,944.00 AND AUTHORIZE THE MAYOR OR DESIGNEE TO EXECUTE THE AGREEMENT.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council  
**From:** John Moreno, City Manager  
**By:** John Carver, Planning Director  
Sol Bejarano, Management Analyst  
**Date:** June 13, 2023

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**Subject: PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG) TO PREPARE A COMPREHENSIVE UPDATE OF THE CLEARWATER EAST SPECIFIC PLAN**

## **BACKGROUND**

This item is a request to approve a professional services agreement with Moore Iacofano Goltsman, Inc. (MIG) in an amount not to exceed \$495,944 to prepare an update to the Clearwater East Specific Plan ("Plan").

As a reminder, a specific plan is a regulatory tool in California for furthering a vision for a "sense of place" and implementing a jurisdiction's general plan. Title 17 of the Paramount Municipal Code includes the City's zoning regulations also known as the "Zoning Code" or "Zoning Ordinance". The City Council adopted the original Clearwater East Specific Plan by ordinance in 1987. When the City Council adopts a completed specific plan by ordinance, the plan is integrated with the Zoning Code and becomes the official land use and zoning regulatory document for a particular area.

Clearwater East is a 68-acre area south of Rosecrans Avenue, west of Paramount Boulevard, north of Somerset Boulevard, and east of the Union Pacific Railroad. This area is immediately adjacent to the proposed West Santa Ana Branch light rail station at Paramount Boulevard and Rosecrans Avenue that Metro forecasts to be completed in 2035. Given MIG's experience and expertise currently working on the City's Park Master Plan, and the recent completion of the Certified Housing Element, this will be a seamless and natural transition into updating the Plan.

While incremental amendments have been made to the Plan throughout the years, with the most recent revision on May 21, 2019 allowing for housing and meeting State requirements, a comprehensive update allows the City to examine current economic drivers and the infrastructure conditions influencing redevelopment within the specified planning area. In short, the Plan is outdated and is overdue for change.

## **DISCUSSION**

The Plan includes regulations and design guidelines for each land use and type in order to ensure quality products within the development and compatibility with adjacent land

uses and was intended to be consistent with the City's approved General Plan. The format of the original version of the plan is almost entirely text-based and requires updates to meet the City's evolving needs and desire to improve the current functionality of the plan for ease of use.

The complete examination of the Plan will focus on evaluating existing and potential land uses, and will analyze circulation, infrastructure conditions and economic/market conditions. The Plan will also develop land use regulations and implementation strategies that incorporate guidelines that support transit-oriented development within the project area.

The primary objectives to be achieved through the Plan update include:

- Meeting the objectives of the 6<sup>th</sup> Cycle Paramount Housing Element as adopted by the City Council in March 2022 and certified by the California Department of Housing and Community Development (HCD) in October 2022.
- Being informed by the Paramount/South Gate Station Area Plan of 2019 and the neighboring North Paramount Gateway Specific Plan (to be adopted in the coming months).
- Conducting demographic and economic analyses within the Specific Plan area.
- Evaluating the land use plan and policy framework of the existing plan to accommodate increased housing and transit-oriented supporting uses and environments.
- Evaluating specific opportunity sites to support increased economic activity within the project site.
- Developing an appropriate uses list and creating an inventory of properties to be rezoned.
- Informing the public about neighborhood design concepts and the Specific Plan area.
- Completing the Specific Plan process through community involvement.
- Conducting a parking analysis of existing requirements, parking demand, and inventory to address the potential increase in density in the project area.
- Development of technical/specialty studies to support the existing Clearwater East Specific Plan, such as transit center feasibility, parking management study, market study, and design performance criteria, including renderings for the future Paramount connection of the West Santa Ana Branch corridor.
- Preparing the necessary environmental documents.

## **FISCAL IMPACT**

The total contract amount will not exceed \$495,944, including taxes and fees, and is appropriated in the Restricted Fund in the Planning Department for FY 2022-2023 (\$350,000) and proposed FY 2023-2024 (\$150,000) budget.

This contract is funded in part by the Senate Bill 2 Planning Grant Program (\$110,000) and the restricted General Plan fund and will require an additional increase of \$150,000

from the restricted General Plan fund for FY 2023-2024. The term of the Agreement with MIG is from June 14, 2023, if approved by the Council.

Pursuant to Chapter 3.12 Purchasing of Supplies and Equipment of the Paramount Municipal Code, this acquisition is exempt from competitive bidding due to this being a professional service contract as specified in Section 3.12.080 of the Municipal Code.

### **VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity, and guidelines; and provide the framework for policy decisionmaking. The Strategic Outcomes were implemented to provide a pathway to achieving the City's Vision.

This item aligns with all Strategic Outcomes.

### **RECOMMENDED ACTION**

It is recommended that the City Council approve the agreement with Moore Iacofano Goltsman, Inc. (MIG) for the comprehensive update to the Clearwater East Specific Plan with the total amount not to exceed \$495,944.00 and authorize the Mayor or designee to execute the agreement.

Attachments:

Agreement

Exhibit A – Proposal to Prepare the Clearwater East Specific Plan Update



## **AGREEMENT FOR PROFESSIONAL SERVICES**

**THIS AGREEMENT** ("Agreement") is made and entered into this \_\_\_ day of June 2023, between the City of Paramount, a municipal corporation in Los Angeles County, California, (hereinafter "CITY") and Moore Iacofano Goltsman, Inc. a licensed California firm, with its primary office located at 537 S. Raymond Avenue Pasadena, CA 91105 (hereinafter "CONSULTANT") (collectively, "the Parties").

### **RECITALS**

**WHEREAS**, CITY and CONSULTANT each desire to enter into an Agreement whereby CONSULTANT will perform consulting services for CITY in order to prepare a comprehensive update for the Clearwater East Specific Plan; and

**WHEREAS**, CONSULTANT possesses unique technical expertise in this field and staff does not have the immediate resources or capacity to perform this work in-house.

**NOW, THEREFORE, BE IT RESOLVED BY AND BETWEEN THE PARTIES AS FOLLOWS:**

1.     **DESCRIPTION OF SERVICES**

CONSULTANT shall perform all required services to City as more particularly described in CONSULTANT'S proposals attached hereto as Exhibit "A" and incorporated herein by reference as if fully set forth. All Services shall be subject to, and performed in accordance with, this Agreement, the exhibits attached hereto and incorporated herein by reference, and all applicable local, state and federal laws, rules and regulations. In the event of any conflict between CONSULTANT'S Services and this Agreement, the terms of this Agreement shall apply.

2.     **COMPENSATION**

- (a)     Except as otherwise provided herein, CITY agrees to pay CONSULTANT as full compensation for all services and duties performed. The total compensation to be paid under this Agreement shall not exceed **\$495,944.00**.
  
- (b)     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.

- (c) Reimbursement for Expenses. CONSULTANT shall not be reimbursed for any expenses unless authorized in writing by City or included in Exhibit "A" of this Agreement.
- (d) Extra Work. At any time during the term of this Agreement, CITY may request that CONSULTANT perform Extra Work. As used herein, "Extra Work" means any work which is determined by CITY to be necessary for the proper completion of the Project, but which the Parties did not reasonably anticipate would be necessary at the execution of this Agreement. CONSULTANT shall not perform, nor be compensated for, Extra Work without written authorization from the City.

### 3. INDEPENDENT CONTRACTOR

- A. CITY and CONSULTANT agree and represent this Agreement is entered into with the understanding CONSULTANT is not an employee of CITY and is intended, for all purposes, to have the status of independent contractor under Labor Code Section 2776.

In the event the CITY determines a legal, judicial, or administrative determination has a material effect upon the status of CONSULTANT as an independent contractor, the CITY shall have the right, with or without notice, to automatically terminate the Agreement. In the CITY's sole discretion, the CITY may propose modification of the Agreement's terms to permit CONSULTANT's continued provision of services.

- B. CONSULTANT is and shall at all times remain as to the CITY a wholly independent contractor. CONSULTANT shall be free from control and direction of the CITY in connection with the performance of duties, and CONSULTANT retains exclusive discretion in how to perform duties, subject to other terms and conditions of this Agreement. 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.
- C. 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 whatsoever against CITY, or bind CITY in any manner.
- D. 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.

4. TERM OF AGREEMENT

The term of this Agreement shall be effective from **June 13, 2023**, or upon reaching the "not-to-exceed" compensation amount, whichever occurs first.

5. RESPONSIBILITIES OF CONSULTANT

- (a) Schedule of Services. CONSULTANT shall perform the Services expeditiously, within the term of this Agreement, and in accordance with the Schedule of Services set forth in Exhibit "A". CONSULTANT represents that it has the professional and technical personnel required to perform the Services in conformance with such conditions. In order to facilitate CONSULTANT's conformance with the Schedule, CITY shall respond to CONSULTANT's submittals in a timely manner. Upon request of CITY, CONSULTANT shall provide a more detailed schedule of anticipated performance to meet the Schedule of Services.
- (b) Substitution of Key Personnel. CONSULTANT has represented to CITY that certain key personnel will perform and coordinate the Services under this Agreement. Should one or more of such personnel become unavailable, CONSULTANT may substitute other personnel of at least equal competence upon written approval of City. In the event that CITY and CONSULTANT cannot agree as to the substitution of key personnel, CITY shall be entitled to terminate this Agreement. As discussed below, any personnel who fail or refuse to perform the Services in a manner acceptable to the City, or who are determined by the CITY to be uncooperative, incompetent, a threat to the adequate or timely completion of the Project or a threat to the safety of persons or property, shall be promptly removed from the Project by the CONSULTANT at the request of the City. The key personnel for performance of this Agreement are as follows: [INSERT NAME AND TITLE].
- (c) City's Representative. The CITY hereby designates [INSERT NAME AND TITLE], or his/her designee, to act as its representative in all matters pertaining to the administration and performance of this Agreement ("City's Representative"). City's Representative shall have the power to act on behalf of the CITY for review and approval of all services submitted by CONSULTANT but not the authority to enlarge the Scope of Work or change the total compensation due to CONSULTANT under this Agreement. The City Council or City Manager, if applicable, shall be authorized to act on City's behalf and to execute all necessary documents which enlarge the Scope of Work or change the CONSULTANT's total compensation subject to the provisions contained in Section 3. of this Agreement. CONSULTANT shall not accept direction or orders from any person other than the City Manager, City's Representative or his/her designee.
- (d) CONSULTANT's Representative. CONSULTANT hereby designates [INSERT NAME AND TITLE], or his/her designee, to act as its representative for the performance of this Agreement ("CONSULTANT's Representative").

CONSULTANT's Representative shall have full authority to represent and act on behalf of the CONSULTANT for all purposes under this Agreement. The CONSULTANT's Representative shall supervise and direct the Services, using his/her best skill and attention, and shall be responsible for all means, methods, techniques, sequences, and procedures and for the satisfactory coordination of all portions of the Services under this Agreement.

- (e) Coordination of Services. CONSULTANT agrees to work closely with CITY staff in the performance of Services and shall be available to CITY's staff, CONSULTANTs and other staff at all reasonable times.
- (f) Standard of Care; Performance of Employees. CONSULTANT shall perform all Services under this Agreement in a skillful and competent manner, consistent with the standards generally recognized as being employed by professionals in the same discipline in the State of California. CONSULTANT represents and maintains that it is skilled in the professional calling necessary to perform the Services. CONSULTANT warrants that all employees and subconsultants shall have sufficient skill and experience to perform the Services assigned to them. Finally, CONSULTANT represents that it, its employees and subconsultants have all licenses, permits, qualifications and approvals of whatever nature that are legally required to perform the Services, and that such licenses and approvals shall be maintained throughout the term of this Agreement. As provided for in the indemnification provisions of this Agreement, CONSULTANT shall perform, at its own cost and expense and without reimbursement from the City, any services necessary to correct errors or omissions which are caused by the CONSULTANT's failure to comply with the standard of care provided for herein. Any employee of the CONSULTANT or its sub-consultants who is determined by the CITY to be uncooperative, incompetent, a threat to the adequate or timely completion of the Project, a threat to the safety of persons or property, or any employee who fails or refuses to perform the Services in a manner acceptable to the City, shall be promptly removed from the Project by the CONSULTANT and shall not be re-employed to perform any of the Services or to work on the Project.

## 6. ACCOUNTING RECORDS.

CONSULTANT shall maintain complete and accurate records with respect to all costs and expenses incurred under this Agreement. All such records shall be clearly identifiable. CONSULTANT shall allow a representative of CITY during normal business hours to examine, audit, and make transcripts or copies of such records and any other documents created pursuant to this Agreement. CONSULTANT shall allow inspection of all work, data, documents, proceedings, and activities related to the Agreement for a period of four (4) years from the date of final payment under this Agreement.

7. OWNERSHIP OF DOCUMENTS

All documents prepared, developed or discovered by the CONSULTANT in the course of providing any services pursuant to this AGREEMENT shall become the sole property of the CITY.

8. TERMINATION OF AGREEMENT

- (a) Either party may terminate this Agreement, or any portion hereof, by serving upon the other party at least fifteen (15) days before the effective date of such termination. Upon receipt of said notice CONSULTANT shall immediately cease all work under this Agreement, unless the notice provides otherwise. If a portion of this Agreement is terminated, such termination shall not make void or invalidate the remainder of this Agreement. In the event the CITY terminates this Agreement, CONSULTANT shall be compensated only for those services which have been adequately rendered to City, and CONSULTANT shall be entitled to no further compensation.
- (b) Effect of Termination. If this Agreement is terminated as provided herein, CITY may require CONSULTANT to provide all finished or unfinished documents and data and other information of any kind prepared by CONSULTANT in connection with the performance of Services under this Agreement. CONSULTANT shall be required to provide such document and other information within fifteen (15) days of the request.
- (c) Additional Services. In the event this Agreement is terminated in whole or in part as provided herein, CITY may procure, upon such terms and in such manner as it may determine appropriate, services similar to those terminated.

9. ENFORCED DELAY; EXTENSION OF TIMES OF PERFORMANCE

Performance by either party hereunder shall not be deemed to be in default, and all performance and other dates specified in this Agreement shall be extended, where the party seeking the extension has acted diligently and delays or defaults are due to events beyond the reasonable control of the party, including, but not limited to: war; insurrection; strikes; lockouts; riots; floods; earthquakes; fires; casualties; acts of God; acts of the public enemy; epidemics; health pandemics; quarantine restrictions; freight embargoes; lack of transportation; governmental restrictions or priority; litigation; unusually severe weather; act of omissions of another party; or any other causes beyond the control or without the fault of the party claiming an extension of time or any such cause shall be for the period of the enforced delay and shall commence to run from the time of the commencement of the cause. Notice of such enforced delay shall be promptly given by the party claiming the benefit of such delay.

10. DEFAULT

- A. Either party's failure to comply with the provisions of this Agreement shall constitute a default. In the event that either party is in default for cause under the terms of this Agreement, the affected party shall promptly notify the deficient party of such default and following such notice shall have no obligation or duty to continue compensating or

providing any work after the date of default and can terminate this Agreement immediately by written notice to the other party. If such failure hereunder arises out of causes beyond either party's control, and without fault or negligence, it shall not be considered a default.

- B. If CITY determines the CONSULTANT is in default in the performance of any of the terms or conditions of this Agreement, the CITY shall cause to be served upon the CONSULTANT a written notice of the default. The CONSULTANT shall have ten (10) days after service of default notice to cure the default as directed by the CITY in the notice. In the event 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.

#### 11. AMENDMENT

Except as otherwise stated herein, any and all obligations of CITY and CONSULTANT are fully set forth and described in this Agreement. Any changes in this Agreement, including any increase or decrease in the amount of compensation or any change in the term, which shall be mutually agreed upon by and between CITY and CONSULTANT, shall be set forth in written amendments to this Agreement.

#### 12. NONDISCRIMINATION

(a) CONSULTANT shall not discriminate in the conduct of the work under this Agreement against any employee, applicant for employment, or volunteer on the basis of race, religious creed, color, national origin, ancestry, physical or mental disability, marital status, pregnancy, sex, age, sexual orientation or other prohibited basis.

(b) Consistent with CITY's policy that harassment and discrimination are unacceptable employer/employee conduct, CONSULTANT agrees that harassment or discrimination directed toward a job applicant, a City employee, or a citizen by CONSULTANT or CONSULTANT's employee or subcontractor on the basis of race, religious creed, color, national origin, ancestry, physical or mental disability, marital status, pregnancy, sex, age, sexual orientation or other prohibited basis will not be tolerated. CONSULTANT agrees that any and all violation of this provision shall constitute a material breach of the Agreement.

#### 13. INDEMNIFICATION

CONSULTANT shall indemnify, defend, and hold harmless the CITY, and its officers, employees, and agents ("Indemnitees"), from and against any and all causes of action, claims, liabilities, obligations, judgments, or damages, including reasonable attorney's fees and costs of litigation, arising out of the CONSULTANT's performance under this Agreement or out of the work performed by CONSULTANT, including the CITY's active or passive negligence, except for such loss or damage arising from the sole negligence or willful misconduct of the CITY. In the event the Indemnitees are made a party to any action, lawsuit, or other adversarial proceeding arising from CONSULTANT's

performance of this Agreement, the CONSULTANT shall provide a defense to the Indemnitees or at the CITY's option, reimburse the Indemnitees their costs of defense, including reasonable attorney's fees, incurred in defense of such claims.

Payment by CITY is not a condition precedent to enforcement of this indemnity. In the event of any dispute between CONSULTANT and CITY, as to whether liability arises from the sole negligence of the CITY or its officers, employees, or agents, CONSULTANT will be obligated to pay for CITY's defense until such time as a final judgment has been entered adjudicating the CITY as solely negligent. CONSULTANT will not be entitled in the absence of such a determination to any reimbursement of defense costs including but not limited to attorney's fees, expert fees, and costs of litigation.

14. CONFIDENTIAL INFORMATION; RELEASE OF INFORMATION

- (a) All information gained, or work product produced by CONSULTANT in performance of this AGREEMENT shall be considered confidential, unless such information is in the public domain or already known to CONSULTANT. CONSULTANT shall not release or disclose any such information or work product to persons or entities other than CITY without prior written authorization from the City Manager or designee, except as may be required by law.
- (b) CONSULTANT, its officers, employees, agents or subcontractors, shall not, without prior written authorization from the City Manager or unless requested by the City Attorney of CITY, voluntarily provide declarations, letters of support, testimony at depositions, response to interrogatories or other information concerning the work performed under this Agreement. Response to a subpoena or court order shall not be considered "voluntary" provided CONSULTANT gives CITY notice of such court order or subpoena.
- (c) If CONSULTANT, or any officer, employee, agent or subcontractor of CONSULTANT, provides any information or work product in violation of this AGREEMENT, then CITY shall have the right to reimbursement and indemnity from CONSULTANT for any damages, costs and fees, including attorney's fees, caused by or incurred as a result of CONSULTANT's conduct.
- (d) CONSULTANT shall promptly notify CITY should CONSULTANT, its officers, employees, agents or subcontractors 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 party regarding this Agreement and the work performed thereunder. CITY retains the right, but has no obligation, to represent CONSULTANT or be present at any deposition, hearing or similar proceeding. CONSULTANT agrees to cooperate fully with CITY and to provide CITY with the opportunity to review any response to discovery requests provided by CONSULTANT. However, this right to review any such response does not imply or mean the right by CITY to control, direct, or rewrite said response.

15. LEGAL RESPONSIBILITIES

The CONSULTANT shall keep 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 services 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.

16. INSURANCE

(a) Required Coverage. Without limiting CONSULTANT's indemnification, it is agreed that CONSULTANT shall maintain in force at all times during the term of this Agreement the following types of insurance providing coverage on an "occurrence" basis. Said insurance, with the exception of Worker's Compensation and Errors & Omissions Liability, shall name the CITY as additional insureds and evidence of said insurance shall be delivered to CITY in certificate and endorsement forms acceptable to the CITY prior to execution of this Agreement.

☒ Automobile insurance for the vehicle(s) CONSULTANT uses in connection with the performance of this Agreement. Coverage: \$1,000,000 per occurrence for bodily injury and property damage.

☒ Commercial general liability and property damage insurance. Coverage: \$1,000,000 per occurrence. The general aggregate limit shall be twice the required occurrence limit.

☒ Worker's Compensation insurance to cover its employees as required by the Labor Code of the State of California. CONSULTANT's worker's compensation insurance shall include the following language: "All rights of subrogation are hereby waived against the CITY, its officers and employees when acting within the scope of their appointment or employment." In the event any class of employees engaged in hazardous work under this Agreement is not protected under Workers' Compensation Statutes, the CONSULTANT shall provide adequate and suitable insurance for the protection of its employees not otherwise protected.

☒ Professional Liability (Errors & Omissions): Professional Liability insurance or Errors & Omissions insurance appropriate to CONSULTANT's profession with limits of not less than \$1,000,000 per claim. Covered professional services shall specifically include all work to be performed under the Agreement and delete any exclusions that may potentially affect the work to be performed (for example, any exclusions relating to lead, asbestos, pollution, testing, underground storage tanks, laboratory analysis, soil work, etc.). If coverage is written on a claims-made basis, the retroactive date shall precede the effective date of the initial Agreement and continuous coverage will be maintained or an extended reporting period will be exercised for a period of at least three (3) years from termination or expiration of this Agreement.



(b) General Provisions.

(i) CONSULTANT shall obtain insurance acceptable to the CITY in a company or companies admitted in California and with a Best rating of no less than A VII or as acceptable to the CITY. The endorsements, naming the CITY as an additional insured, are to be signed by a person authorized by CONSULTANT's insurer to bind coverage on its behalf.

(ii) It shall be a requirement under this contract that any available insurance proceeds broader than or in excess of the specified minimum insurance coverage requirements and/or limits shall be available to the Additional Insured. Furthermore, the requirements for coverage and limits shall be (1) the broader coverage and maximum limits specified in this contract; or (2) the broader coverage and maximum limits of coverage of any insurance policy or proceeds available to the named insured; whichever is greater.

(iii) The limits of insurance required in the Agreement may be satisfied by a combination of primary and umbrella or excess insurance. Any umbrella or excess insurance shall contain or be endorsed to contain a provision that such coverage shall also apply on a primary and non-contributory basis for the benefit of the CITY (if agreed to in a written contract) before the CITY's own insurance or self-insurance shall be called upon to protect it as a named insured.

(iv) Any failure to comply with reporting provisions of the policies shall not affect coverage provided to the CITY, its elected or appointed officers, officials, employees, agents, or volunteers.

(v) The insurance provided by these policies shall not be suspended, voided, canceled, or reduced in coverage or in limits except after thirty days written notice has been received by the CITY.

(c) Additional Insured. The CITY will be named as an additional insured for all liability arising out of the operations by or on behalf of the named insured, and this policy protects the additional insured, its officers, agents and employees against liability for personal and bodily injuries, deaths or property damage or destruction arising in any respect, directly or indirectly, in the performance of the contract.

(i) Each such policy shall be endorsed with the following language:  
*The City of Paramount, its elected or appointed officers, officials, employees and volunteers are included as insureds with regard to damages and defense of claims arising from: (a) activities performed by or on behalf of the Named Insured, including the insured's general supervision of the Named Insured, (b) products and completed operations of the Named Insured, or (c) premises owned, leased or used by the Named Insured.*

(ii) This policy shall be considered primary insurance as respects the CITY, its



18. ASSIGNMENT

(a) 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. Due to the personal nature of the services to be rendered pursuant to this Agreement, only CONSULTANT shall perform the services described in this Agreement.

(b) CONSULTANT may use assistants, under CONSULTANT's direct supervision, to perform some of the services under this Agreement. CONSULTANT hereby agrees to be solely responsible for any assistant used under this Agreement and each assistant is bound by the terms of this Agreement. CONSULTANT shall have each assistant confirm in writing they are familiar with the terms of this Agreement and agrees to be bound by the terms and conditions set forth herein.

19. PERMITS AND LICENSES

CONSULTANT will obtain and maintain during the term of this Agreement all necessary permits, licenses, and certificates that may be required in connection with the performance of services under this Agreement.

20. CITY BUSINESS LICENSE

In addition to any other permits or licenses, CONSULTANT shall obtain, maintain and comply with the requirements for a current City business license during the term of this Agreement.

21. 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.

22. ENTIRE AGREEMENT

This Agreement contains the entire understanding between the parties relating to the obligations of the parties described in this Agreement. All prior or contemporaneous agreement, understandings, representations, and statements, oral or written, are merged into this Agreement and shall be of no further independent 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.

23. SEVERABILITY

Any part, provision, or representation of this Agreement or any of its exhibits, including, but not limited to Exhibit "A", which is prohibited, or which is held to be void or unenforceable by a court of competent jurisdiction, shall be ineffective to the extent of such prohibition or unenforceability without invalidating the remaining provisions hereof.

24. AUTHORITY TO EXECUTE THIS AGREEMENT

The person or persons executing this Agreement on behalf of CONSULTANT warrants and represents that it 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.

25. CONSTRUCTION; REFERENCES; CAPTIONS

Since the Parties or their agents have participated fully in the preparation of this Agreement, the language of this Agreement shall be construed simply, according to its fair meaning, and not strictly for or against any Party. Any term referencing time, days or period for performance shall be deemed calendar days and not work days. All references to CONSULTANT include all personnel, employees, agents, and subconsultants of CONSULTANT, except as otherwise specified in this Agreement. All references to CITY include its elected officials, officers, employees, agents, and volunteers except as otherwise specified in this Agreement. The captions of the various articles and paragraphs are for convenience and ease of reference only, and do not define, limit, augment, or describe the scope, content, or intent of this Agreement.

26. WAIVER

No waiver of any default shall constitute a waiver of any other default or breach, whether of the same or other covenant or condition. No waiver, benefit, privilege, or service voluntarily given or performed by a Party shall give the other Party any contractual rights by custom, estoppel, or otherwise.

27. NO THIRD-PARTY BENEFICIARIES

There are no intended third-party beneficiaries of any right or obligation assumed by the Parties.

28. This Agreement shall be deemed to have been executed and entered into in the City of Paramount, County of Los Angeles, and State of California.

**IN WITNESS WHEREOF**, the undersigned execute this Agreement on the date first written above.

MOORE IACOFANO GOLTSMAN INC.

BY: \_\_\_\_\_

Title: \_\_\_\_\_

CITY OF PARAMOUNT  
A Municipal Corporation

By: \_\_\_\_\_  
Mayor

RECOMMENDED BY:

\_\_\_\_\_  
Name  
Planning Director

APPROVED AS TO FORM:

\_\_\_\_\_  
John E. Cavanaugh  
CITY ATTORNEY

# **EXHIBIT A**

# EXHIBIT A



April 21, 2023

John King, Assistant Planning Director  
City of Paramount  
16400 Colorado Avenue  
Paramount, CA 90723

**Subject: Proposal to Prepare the Clearwater East Specific Plan Update**

Dear Mr. King:

Late last year, the City of Paramount succeeded in attaining certification of its General Plan 2021-2029 Housing Element, which sets the policy foundation for encouraging needed housing production for residents of all income levels. MIG was a partner in this effort, and we are pleased to see the City moving forward with regulatory changes to facilitate new housing construction. One such initiative is a comprehensive update of the Clearwater East Specific Plan. In addition to achieving housing goals, the updated specific plan is intended to create new opportunities for business investment, particularly in anticipation of West Santa Ana Branch light rail service to Paramount. We are pleased to present this proposal to update the specific plan.

The original specific plan dates to 1987, and while amendments have been made to respond to changing market conditions, a comprehensive update will allow the City to examine more current economic drivers and the infrastructure conditions influencing redevelopment of this unique 68-acre planning area. For this assignment, MIG has partnered with:

- EPS to undertake a market analysis report
- JMDiaz, Inc. to complete a thorough infrastructure assessment
- Ganddini Group to conduct parking management plan and perform required traffic impact analysis for the CEQA document

The MIG team will be led by Jose M. Rodriguez, who served as project manager for Paramount's recent Housing Element, Safety Element, and Environmental Justice Element. MIG has completed specific plans for similar urban infill/redevelopment projects, including a transit-oriented, mixed-use village in El Monte that Jose directed, reinvention of Covina's downtown, and the reimagining of Duarte's Huntington Boulevard corridor. Jose will be supported by MIG's talented team of land use planners, urban designers, landscape architects, and CEQA specialists.

This proposal responds directly to the scope of services outlined in the Request for Proposals. However, the scope and fee proposal are flexible and can be adjusted based on the City's specific needs and available resources.



If you have questions, please contact me at (626) 744-9872 x3090 or [lstetson@migcom.com](mailto:lstetson@migcom.com), or Jose at x3050 or [joser@migcom.com](mailto:joser@migcom.com).

Regards,

A handwritten signature in blue ink that reads "Laura R. Stetson". The signature is written in a cursive style with a checkmark at the end.

Laura R. Stetson, AICP Principal

Attachments:

Exhibit A: Scope of Work

Exhibit B: Fee Proposal

Exhibit C: Qualifications and Team Chart

## **EXHIBIT A:**

### **CLEARWATER EAST SPECIFIC PLAN SCOPE OF WORK**

The following scope of work for the Clearwater East Specific Plan (CESP) is divided into eight phases:

- Phase 1: Project Initiation and Management
- Phase 2: Community Engagement
- Phase 3: Opportunities and Constraints Analysis (Technical Studies)
- Phase 4: Alternatives and Preferred Plan Selection
- Phase 5: Plan Development
- Phase 6: CESP and Zoning Land Use Text and Map Amendments
- Phase 7: Environmental Impact Report
- Phase 8: Hearings and Adoption

#### **Phase 1: Project Initiation and Management**

##### **1.1 Project Initiation**

###### **Kick-off Meeting and CESP Area Tour**

The MIG Team will meet with City staff to kick off the project and outline overall expectations and staff's desired project outcomes. This meeting will also provide an opportunity to:

- Review and confirm the draft work scope and project schedule
- Discuss project goals, opportunities, and constraint
- Discuss available and relevant background information and documents
- Discuss the components and approach for the Community Engagement Plan

The MIG Team and City staff will also tour the CESP area to document conditions and discuss opportunities. The MIG Team will have up to six staff persons attend the kick-off meeting and tour.

##### **1.2 Ongoing Team Coordination**

###### **Client Coordination Calls and Meetings (24 months)**

Key MIG staff will facilitate conference calls (online meetings) twice a month with the City to coordinate the project, discuss strategies and work products, and schedule near term items and data needs. MIG Project Manager Jose M. Rodriguez will attend each of these calls. Additional technical staff will be included related to their tasks or work products, as needed. As such, the budget assumes a reasonable level of involvement for all team members during the duration of the project. City staff will be responsible for reviewing draft agendas and participating in calls.

In addition to the bi-monthly coordination calls, the core project team will meet quarterly with City staff in Paramount (or via teleconference) to discuss the project, refine the schedule and outreach plan, and strategize about upcoming events or milestone documents. The budget assumes six of these meetings will occur during the duration of the project. City staff will be responsible for securing meeting space, reviewing draft agendas and participating in the meetings.

###### **Ongoing Project Management (18 months)**

MIG will have the lead role managing the process to ensure the project remains on budget and schedule. This task accounts for MIG's project management and coordination with both City staff and the subconsultant team, as well as regular invoicing, schedule, and budget management.

### **Ongoing Agency and Department Coordination (8)**

MIG will coordinate with other public agencies and/or City Department Directors/Staff throughout the CESP update process. This task includes up to eight meetings with other agencies and/or City Department Directors/Staff during the project. This task will allow MIG to have flexible and timely engagement with key stakeholders that may have specific issues or require in-depth conversations with the project team.

#### ***Deliverables***

- Data needs list
- Kick-off meeting agenda and summary
- Project meeting agendas, attendance, and summary notes
- Draft and Final Work Program and Schedule
- Base map template
- Document templates

## **Phase 2: Community Engagement**

### **2.1 Community Outreach and Engagement Plan**

The MIG proposal identifies specific workshops, meetings, and events. The proposal also suggests study sessions, meetings, or other events that may be enacted based on City preference. As such, MIG and appropriate City staff will meet at the project outset (in addition to the Project Kick-off Meeting) to discuss the specified and suggested community engagement events to determine the appropriate course of action. Subsequent to this meeting, MIG will prepare a detailed Community Engagement Plan outlining events and activities by phase. The Community Engagement Plan will be integrated into the final work program and schedule.

### **2.2 Stakeholder/Focus Group Interviews**

MIG will conduct two sets of Stakeholder/Focus Group Interviews, as described below.

***Stakeholder Interviews.*** To complement the statistical aspects of the baseline market analysis, and to attain a general understanding of potential challenges and opportunities, MIG and EPS will conduct up to six hours of one-on-one or group interviews with selected business and property owners, neighborhood groups, community and faith-based organizations, and other relevant stakeholders as part of the overall community outreach program. This meeting would focus on desired development interests and other practical challenges associated with development in the CESP area, and to identify the real-world incentives that would be most effective in encouraging targeted project types. MIG and EPS will coordinate with City staff to create lists of business and property owners and other stakeholders to invite to the meeting. MIG will prepare interview questions, agendas, and a meeting summary for City staff review/comment. One round of review/comment has been budgeted.

### **2.3 Community Engagement Workshop Series and Pop-Ups**

MIG will lead two community engagement workshops: Vision for the Future and Exploring Alternatives. MIG will also lead two community engagement “pop-ups” for the Preferred Alternative. All materials will be provided in both English and Spanish.

#### **Vision for the Future Workshop (1)**

The first workshop occurs after completion of the Technical Studies. The purpose is to provide a project overview and better understand the community’s vision by soliciting input on opportunities, challenges, and desired outcomes. This is the second of the three requested meeting/workshops as part of the RFP’s Task 3 description. MIG will develop a process and unique exercises to identify assets or concepts for improving the area. This workshop will provide input regarding community interests that will help in the development of the draft alternatives. MIG will prepare the meeting agenda, Power Point presentation, meeting materials, exercises/activities, and workshop summary. One round of review/comment has been budgeted. MIG will provide two English-speaking facilitators and one Spanish-speaking facilitator. City staff will assist, which may include

facilitation or recording, sign in/welcome, and minor meeting preparation, and clean up. City staff will be responsible for securing a meeting facility and meeting refreshments.

### **Exploring Opportunity Sites and Alternatives Workshop (1)**

The second citywide workshop occurs during the Alternatives phase to solicit input regarding the draft alternatives. MIG will develop an engaging, interactive workshop format to better understand community preferences. The workshop will feature Alternatives Visualization and Renderings (described below). The participants will provide input to select a preferred alternative or identify key components of the preferred plan. MIG will prepare the meeting agenda, Power Point presentation, meeting materials, exercises/activities, and workshop summary. One round of review/comment has been budgeted. MIG will provide three facilitators: two English-speaking and one Spanish-speaking. City staff will assist, which may include facilitation or recording, sign in/welcome, and minor meeting preparation, and clean up. City staff will be responsible for securing a meeting facility and meeting refreshments.

### **Preferred Land Use Alternative Pop Up (2)**

After the Exploring Opportunity Sites and Alternatives Workshop and presentations/study sessions with the Planning Commission and City Council, the draft Preferred Concept Plan Alternative will be generated. The draft Preferred Concept Plan Alternative will be presented to the community at a “Preferred Concept Plan Alternative Pop Up” engagement event. Pop Up engagement events are a more casual way of hearing from community members, especially those who do not typically attend traditional workshops or meetings. The Preferred Concept Plan Alternative Pop-Up event will be conducted in a location where people already spend time such as a popular park, farmer’s market, community event (e.g., Friday Night Paramount), or within a large parking lot of area within the Plan area. The Pop-Up event will be designed for people to interact with the material for any length of time. If the participant has five minutes or an hour, the event can accommodate the participant’s busy schedule. The Preferred Concept Plan Alternative maps, illustrations, and other visuals will be presented in a highly graphic, colorful format with participants voicing their preference through hands-on activities. Community members who have participated in previous CESP events will be notified of the Pop-Up event through email or social media. Thus, their participation will be ongoing, while the Pop-Up event attracts others who have not yet participated. MIG will provide materials in English and Spanish and will provide three Pop Up facilitators (both English and Spanish speaking).

## **2.4 Project Branding**

MIG will work with City staff to develop a project brand that includes logo design and tagline (optional), brand identity, document templates, and a color scheme to be used throughout the CESP update process. This step is important to clearly communicate the information presented as associated with the City’s efforts to facilitate development within the CESP area. MIG will develop up to three logo designs/tagline for selection by City staff. The budget assumes the selected logo, tagline, templates, and color scheme will be revised once to accommodate City staff comments, if a single preferred “look” is not initially selected.

## **2.5 Clearwater East Specific Plan Council Committee (3)**

MIG will facilitate three meetings with the CESP Council Committee. MIG will be responsible for preparing meeting materials, agenda, graphics, presentations, and brief summaries. City staff will be responsible for identifying and contacting Committee members and reserving room space. The Committee may provide input on vision, draft alternatives, opportunity sites, preferred concepts, and overall plan development, as appropriate.

## **2.6 Study Sessions**

### **Planning Commission Study Session (1)**

MIG proposes one Planning Commission Study Session to be facilitated. The Study Session is intended to be “roll up your sleeves” productive two-hour work session. MIG will present reports, technical memoranda, and community input for the Commission’s consideration. MIG will facilitate discussions allowing for the Commission to provide comments and recommendations. The Commission recommendations will be summarized and

forwarded for City Council consideration. MIG will prepare the agenda, study session materials (some of which may have been developed as part of other tasks), and a summary. One round of review has been budgeted.

### **City Council Study Session (1)**

The City Council sessions' intent and structure will be similar to those of the Commission. MIG will present the technical study key findings, community input, and Commission's recommendations for consideration. MIG will facilitate one two-hour session allowing for the City Council to provide its comments and recommendations. The City Council's recommendations may inform the vision, draft alternatives, opportunity sites, preferred concepts, and overall plan development, as appropriate. MIG will prepare the agenda, study session materials (some of which may have been developed as part of other tasks), and a summary. One round of review has been budgeted.

### ***Deliverables***

- Draft Community Engagement Meeting and Plan
- Stakeholders' Vision Focus Group Meeting, agenda, questions, and summary (1 round of review)
- Two Community Engagement Workshops including agendas, presentations, workshop materials, and summaries (1 round of review)
- Two Pop Up Engagement Events including interactive materials and summary (1 round of review)
- Study Sessions materials/summary, total of two 2-hour sessions (1 round of review)
- CESP Committee materials and summary (3 meetings)
- Graphic visuals with one round of review and comment for each

## **Phase 3: Opportunities and Constraints Analysis (Technical Studies)**

### **3.1 Area Profile - Land Use, Demographic, Economic**

MIG will comprehensively and concisely summarize existing conditions technical information to support the CESP and EIR preparation. We will examine:

- Land use trends and patterns on site and with surrounding properties, public spaces, and opportunity sites. MIG will use the City's GIS land use database with windshield survey field checks and aerial photograph review, as necessary.
- Parks, recreation, open space facilities and geographical service areas for each facility
- Key demographic characteristics of the resident population (including income levels, age distribution, racial/ethnic distributions, occupation, and educational attainment within subarea )
- Employment (i.e., jobs based in the CESP area and subarea), segmented by major industry type
- Existing industrial, retail/commercial services sales by category (Using Esri Community Analyst data for each existing business)

The Area Profile will rely heavily on maps, tables, and other graphics to supplement written text to increase readability for community members who are not familiar with documents to the Area Profile.

### **3.2 Market Analysis Study**

EPS will evaluate the economic and market dynamics influencing the CESP area as a basis for understanding current drivers and future opportunities for development of desired land uses. This will include an analysis of current demographic, economic, and real estate market trends within various over-lapping trade areas relevant to the CESP area. The Market Analysis Report will provide an overview of the supply and demand dynamics affecting the development potential of various land use product types, considering the role of future transit access, regional growth generators, competition, and other considerations.

### **3.3 Parking Management Plan**

The Ganddini Group will prepare a parking management plan for the proposed project consisting of the following tasks:

- Document existing parking requirements for existing/proposed land uses per the Paramount requirements.
- Prepare a parking demand analysis for the proposed land uses based on review of current parking requirements and preparation of a shared parking demand model for the overall CESP using the Urban Land Institute (ULI) Shared Parking model (3rd Edition, 2020). The shared parking model will identify variations in the peak accumulations of parked vehicles based on monthly, day-of-the-week, and time-of-day adjustment factors obtained from ULI and/or ITE with appropriate adjustments to account for reserved parking spaces, baseline City requirements, increased density, captive/non-captive demand, and mode share (i.e., transit reductions).
- Document existing/anticipated parking supply. This scope of work assumes the parking inventory will be provided by the City of Paramount based on approved/proposed plans and excludes field surveys of existing parking supply.
- Coordinate with the consulting team/City of Paramount staff to identify additional parking supply locations/strategies, if necessary.
- Prepare a parking management measures toolbox (e.g., carpool/transit subsidies, unbundled parking, time restrictions, rideshare programs, etc.) consisting of a description of each measure, implementation requirements, and corresponding parking demand reduction.
- Prepare a technical letter-report that incorporates the methodology, findings, and all supporting calculations and assumptions. Review one compiled set of City of Paramount comments and make minor revisions, if necessary. The final report will be signed and stamped by a Professional Engineer registered in the State of California.

#### ***Deliverables***

- Administrative Draft and Final Area Profile and Technical Studies (1 round of review)
- Draft and Final Paramount and Paramount Boulevard Today Summary/Memo (1 round of review)

### **Phase 4: Alternatives and Preferred Plan Selection**

#### **4.1 Urban Footprint Land Use Analysis and Alternatives Analysis**

MIG will analyze land use scenarios for the Plan area using UrbanFootprint. UrbanFootprint software includes analytical engines that measure the fiscal, environmental, transportation, public health, and community impacts of land use scenarios. MIG will develop two scenarios for up to four focus areas. The UrbanFootprint data will be used for discussion with City staff, Planning Commission, City Council, and the public regarding the outcomes associated with each scenario. This will allow the alternatives to be compared and those best implemented to be identified and discussed during the public engagement events. In addition to highly graphic land use alternative maps, UrbanFootprint can produce comparative tables and graphics for the various scenarios to illustrate, for example, jobs generated, relative water consumption, vehicle miles traveled, energy use, or other indicators of interest.

#### **4.2 Alternatives Design Charrette**

As part of the Opportunity Sites Analysis/Visualization and the Urban Footprint Land Use Analysis and Alternatives Analysis tasks, MIG, key consultant team members, City staff will meet for an intensive “roll-up-your sleeves” 2.5-hour Alternatives Design Charrette conducted in MIG’s Pasadena office. The land use, Urban Footprint, and other data (including community, Commission, Council preferences) will be reviewed. The Charrette participants will then propose and vet land use concepts for inclusion as alternatives. At the end of the charrette, we will have a very strong understanding of the alternatives components for further study and public vetting.

#### **4.3 Alternative Analysis/Summary**

Based on the previous technical analyses and the Alternatives Design Charrette, the proposed development concept components will be refined into up to three formal concept plan alternatives. The technical information generated earlier will be refined to reflect the formal development concept alternatives. In addition, the alternatives’ analysis will consider public realm improvements (sidewalks, public amenities, and street parking). Opportunity sites and the concept plan alternatives will be graphically depicted by visualizations and other visual

tools as determined in the Community Engagement Plan. The technical analysis and the visualizations will be summarized in a Plan Concept Alternatives Summary document for City staff review. Upon receipt of one document consolidating all comments, the Concept Plan Alternatives Summary document will be revised once and provided to City staff for distribution to the public, Planning Commission, and City Council for use in the Planning Commission Study Session, City Council Study Session, and the Exploring Opportunity Sites and Alternatives Workshop.

#### 4.4 Preferred Concept Plan Alternative

On rare occasions, the Commission's, City Council's, and the public's input points strongly to one alternative. However, most communities like something from Alternative A, something else from Alternative B, and a third component from Alternative C. If this is the case, preferred components will be combined and refined to create the Preferred Plan Alternative. Similarly, the buildout analysis will be revised to reflect the single alternative. The Preferred Plan Alternative analysis will be provided to the City electronically for City staff review and comment. The Preferred Plan Alternative will be revised upon receipt of a single comment document. The Preferred Plan Alternative and the associated refined analysis will be the subject of the Preferred Concept Plan Alternative Pop Up discussed in Task 2.

#### 4.5 Development Proforma Feasibility Analysis

Based on the findings of the Market Analysis and in consultation with the City and Consultant Team, EPS will prepare proforma cash-flow models to evaluate the economic feasibility of up to four development product types for the CESP Area. Inputs into the proforma models will be based on EPS research on achievable market rents for residential and commercial and local costs of new development, and guidance from the City and MIG Team on development heights and densities that can be accommodated in the Plan Area and are in line with City and community visions for the area. The proforma feasibility analysis will help determine the densities and mix of uses and building types that may be feasibly achieved in the CESP area and test implications of various development requirements (e.g., parking, mixed-use, open space, fees).

#### ***Deliverables***

- Alternatives Design Charrette, including concept plan materials
- Concept Plan Alternatives Summary (including visualizations and other graphics, as appropriate) (1 round of review)
- Preferred Plan Alternative Maps and refined analysis. (1 round of review)
- Infrastructure Development and Public Services Plan (1 round of review)
- Proforma Feasibility Analysis (1 round of review)

### **Phase 5: Plan Development**

MIG will explore creative, complementary land use, building types, community facilities, streetscape/landscape, parking, infrastructure and public services, and environmental strategies to increase housing, spur economic activity, and enhance the character of CESP area boundary and connections to the WSAB Transit Corridor project. The CESP update will include a mix of densities/intensities and product types appropriate for the plan area in alignment with the 2021-2029 Housing Element.

#### 5.1 CESP

Upon completion of the Alternatives Task concept alternatives will be distilled into a preferred land use concept on which to base the CESP and environmental review. Prior to crafting the new CESP, MIG will propose an outline structure, including layout and chapter organization to create a streamlined Plan. Drawing from community input, technical analysis, and stakeholder and decision-maker direction, MIG will have to produce a preferred plan. The CESP will then discuss and illustrate key elements and systems, such as near-term action items, housing, commercial revitalization, economic development measures, infrastructure assessment, and possible transportation improvements. These recommendations will focus on provisions for residential development through standards that streamline the CEQA process for infill housing projects, increasing housing supply and

affordability in an overall effort to meet housing goals. Recommendations will also focus on development standards and strategies that facilitate nonresidential and/or mixed-use development. A funding and phasing strategy will examine potential financing and implementation strategies. Core regulatory components may include sustainable development, air quality/GHG reduction, housing, transportation/mobility, and infrastructure.

Anticipated CESP chapters include:

- Introduction and Planning Process
- Vision
- Land Use/Housing Plan
- Open Space, Parks, and Community Facilities
- Site Development and Architectural Design Standards
- Infrastructure Plan and Public Services
- Mobility Plan and Parking
- Implementation and Financing Plan
  - Phasing
  - Financing
  - CESP Administration

**Introduction.** The first chapter, Introduction, will set the stage for the CESP. It will discuss the CESP’s purpose and intent, State law requirements, community engagement process, and other factors.

**Vision Plan.** This chapter comprises two primary sections: describes the Clearwater East – its “existing conditions” and describes/illustrates the vision for the plan area, sub-districts, and the catalyst and opportunity sites.

**Land Use/Housing Plan.** The Land Use/Housing Plan identifies, maps, and illustrates proposed land use patterns (including housing) and specific permitted and prohibited land uses. This chapter will identify the number of housing units, nonresidential square footage, and employment and population estimates.

**Open Space, Parks, and Community Facilities.** This chapter identifies community facilities and open space/parks needed to support the Paramount viability and livability. Again, both public and private realm opportunities will be highlighted and addressed. Given that the site is primarily built out, the identification and location for these features will need to be creative. Necessary steps to ensure the community facilities are developed, maintained, or improved will be highlighted with additional discussion occurring in the Implementation and Financing Strategy chapter.

**Site Development and Architectural Design Standards.** This chapter sets forth the design character for the plan area and its subdistricts. It will discuss design requirements for both public and private realms.

**Infrastructure and Public Services Plan.** An Infrastructure Development and Public Services Plan will be prepared in accordance with Government Code 65451. The plan shall pay particular attention to comments from the City Engineer/Public Works Department coordination meetings. The plan will analyze the following infrastructure elements: sewer; waste management; road and pavement, stormwater; public water; communications, and open space. In addition, private realm public services will be analyzed including natural gas, electricity, and telecommunications. This chapter will include high level graphics and maps to support the text. Cost and phasing estimates will be included in the Implementation and Financing Strategy chapter.

**Mobility Plan and Parking.** The Mobility Plan and Parking chapter will look to implement and supplement the City’s recent Active Transportation Plan. MIG will identify linkage improvements or other opportunities to improve parking, and pedestrian, bicycle, and motor vehicle circulation, as well as identify connections to the future WSAB Transit Corridor station. In addition, the key elements of the earlier prepared parking study will be highlighted and focus on strategies to ensure increased parking demand will be met.



**Implementation and Financing Plan.** The Implementation and Financing Plan chapter establishes the CESP’s administration, financing, and phasing. For example, it will identify procedures for CESP modifications and amendments. It will suggest possible financing sources and order of magnitude costs for key infrastructure and parks and open space. It will identify near-term, short-term, and long-term actions to fully implement the CESP. This chapter will recommend strategic public improvements and identify key catalyst projects and programs needed to make the CESP vision a reality. This task will provide a “toolbox” of potential implementation strategies and financing mechanisms available to achieve the short and long-term goals of the Plan. Particular emphasis will be given to identifying opportunities to leverage public financing with private investment. The overall implementation plan will include the following components:

- Identification and prioritization of key opportunity parcels
- Recommended timing of public improvements
- Identification of municipal incentives necessary to attract desired tenants/land uses
- Designation of lead agencies (potentially including private sector partners) for implementation of CESP actions
- Identification of potential funding sources and financing mechanisms

**Development Design Guidelines and Standards.** This chapter uses text, graphics, illustrations, and photographs identifying and depicting the required development standards, and the suggested design guidelines for both the public and private realms.

An Administrative Draft CESP will be prepared and submitted to City staff for review. Upon receipt of one consolidated comment document, MIG will revise the Administrative Draft and create the Public Review Draft CESP. The Public Review Draft CESP will be vetted with the community during the CESP Open House workshop described in Task 2. In addition, the Public Review Draft will be vetted with the Commission(s) and City Council, if City staff determines these meetings to be relevant as part of Task’s 2 Study Sessions. If necessary, the Public Review Draft will be revised to include public and decision-makers comments to create the Public Hearing Draft document. One round of staff, public, and decision-makers comments will be addressed in creating the Public Hearing Draft.

#### ***Deliverables***

- CESP Outline Structure (1 round of review)
- Administrative Draft CESP (2 rounds of review)
- Public Review Draft CESP (1 round of review)
- Public Hearing Draft CESP (1 round of review)

### **Phase 6: General Plan Land Use and Zoning Text and Map Amendments**

MIG will evaluate properties within the project boundaries to determine General Plan land use amendments and or CESP rezoning. MIG will prepare the draft General Plan and Zoning text amendments. MIG will also prepare the General Plan Land Use Map and Zoning Map in GIS format. MIG has already prepared parcel-specific maps to the General Plan Land Use Map and Zoning Map. These maps will be used for the mapping portion of this task.

#### ***Deliverables***

- General Plan Land Use Plan Update (1 round of review)
- Zoning Map Update (1 round of review)
- Draft General Plan Land Use Text (1 round of review)
- Draft Zoning Text Amendment (1 round of review)

## **Phase 7: Environmental Impact Report**

The CESP update requires compliance with the California Environmental Quality Act (CEQA). The City, as the lead agency under CEQA, will prepare a program environmental impact report (EIR) because the CESP proposes general land uses rather than specific development plans on specific sites in accordance with State CEQA Guidelines Section 15168.

### **7.1 Project Initiation/Data Collection**

A project initiation/kick-off meeting will be held online with City staff and the MIG project team to review the scope of work with respect to the project description, project tasks, objectives, and work products, including required technical studies. This meeting will also be an opportunity to discuss key project issues and concerns and establish communication protocols. During or prior to this meeting, it is anticipated that all relevant project documents and materials will be made available for our review and use.

### **7.2 Prepare Technical Studies**

To thoroughly analyze potential project impacts for certain issues, technical studies will be prepared to air quality, energy, greenhouse gas, noise, and transportation impacts. These technical studies will be used to satisfy the requirements of CEQA, will address all CEQA-required assessments, and will be supported with references and appendices containing technical information. MIG will prepare one administrative draft of each technical study for review by the City before finalizing the reports for use in the CEQA review of the project. The findings and conclusions of each study will be used to support the preparation of the Initial Study and EIR.

### **Air Quality Impact Assessment**

MIG will evaluate the proposed project's potential individual and cumulative air quality impacts in accordance with Appendix G of the CEQA Guidelines and recommended guidance from the South Coast Air Quality Management District (SCAQMD). MIG will use the California Emissions Estimator Model (CalEEMod) and project-specific data (e.g., land use and trip/mobility data) to estimate the potential net change in emissions that could occur with the CESP. The resulting emissions estimates will be compared to regional CEQA significance thresholds maintained by the SCAQMD. The air quality impact assessment will incorporate all applicable emission reduction policies included in the City's General Plan and/or the proposed CESP. If necessary, MIG will identify best management practices or mitigation measures to reduce construction and operational emissions generated by the proposed project. This subtask includes up to six (6) CalEEMod runs (existing conditions, unmitigated and mitigated plan-level conditions, and up to three specific opportunity sites) using project-specific data collected by the City and the MIG team.

### **Energy and Greenhouse Gas (GHG) Analysis**

MIG will evaluate the proposed project's potential GHG and energy impacts in accordance with Appendix G of the CEQA Guidelines and recommended guidance from the California Air Pollution Control Officer's Association (CAPCOA) and the SCAQMD. MIG will quantify the proposed project's GHG emissions and evaluate the significance of these emissions using a multi-pronged test that considers both the magnitude of the projects GHG emissions levels (e.g., metric tons per year) and the project's consistency with applicable plans, policies, and regulations adopted for the purposes of reducing GHG emissions, including the CARB Scoping Plan and the City's Climate Action Plan (CAP). The Energy/GHG technical report will be prepared in coordination with the project's Air Quality report, ensuring consistent analytical assumptions and methodologies are used across technical reports. Regarding energy resources, MIG will evaluate the proposed project's potential individual and cumulative energy use impacts, in accordance with Appendices F and G of the CEQA Guidelines and case law governing CEQA energy analysis (e.g., *Tracy First v. City of Tracy*). MIG will quantify the project's potential consumption of petroleum fuel, electricity, and natural gas during all phases of construction of operation, evaluate whether the project would result in the wasteful, inefficient, or unnecessary consumption of energy resources and determine if the proposed project could conflict with any applicable renewable energy or energy efficiency plans or policies. This subtask includes the preparation of up to six energy consumption spreadsheets (existing conditions, unmitigated and mitigated plan-level conditions, and up to three specific opportunity sites) detailing electricity, natural gas, and fuel consumption estimates based on project-specific data collected by the City and the MIG team.

### **Noise Impact Study**

MIG will evaluate the proposed project's potential noise and vibration impacts in accordance with Appendix G of the CEQA Guidelines. MIG will conduct short-term (up to 1 hour) and long-term (up to 24 hours) noise monitoring at up to four locations at and adjacent to the planning area to adequately describe the existing noise environment in the planning area. The noise analysis will quantify peak and typical construction activity noise levels, and, if necessary, identify best management practices or mitigation measures that would reduce the magnitude of potential construction noise impacts to less than significance. The noise analysis would also evaluate the potential for the CESP to expose land uses to unacceptable noise or vibration levels and/or change transportation noise levels in the City (e.g., through changes in traffic volumes or changes in mode shifts). The analysis will also focus on the potential for construction or transportation-related vibration (e.g., train traffic) to affect any existing or future vibration-sensitive structures in the planning area. MIG proposes to model existing and proposed transportation noise levels using the Federal Highway Administrations Traffic Noise Model; future light rail-related noise and vibration data will be obtained from publicly available data sources such as the WSAB Transit Corridor Project Noise and Vibration Impact Analysis Report. MIG will model traffic noise levels on up to 10 roadway segments, and rail noise levels on one railway segment under existing conditions and up to two future conditions.

#### **Programmatic Transportation Impact Analysis (Ganddini Group)**

Since the project would not result in direct construction of developments but would facilitate and provide a policy framework for future development, a programmatic-level assessment of potential impacts will be provided relative to the CEQA transportation checklist. Ganddini Group will prepare a programmatic-level transportation impact analysis for the proposed project consisting of the following subtasks:

- Review relevant documents, including the current CESP, City of Paramount Circulation Element, City of Paramount Active Transportation Plan, Paramount-South Gate Station Area Plan, and North Paramount Gateway Specific Plan.
- Coordinate with the consulting team to determine existing land uses and buildout potential for current and proposed zoning/land use plans. CEQA Impact Assessment Document the existing transportation setting, including existing regional and local roadways, bicycle and pedestrian facilities, and transit services.
- Prepare a qualitative assessment of the project relative to the CEQA Initial Study checklist questions for transportation, including:
  - Documentation of review procedures in place to ensure future development does not conflict with noted applicable programs, plans, ordinances, and/or policies.
  - Documentation of transit priority areas, other established screening criteria, and review procedures in place to ensure future development does not conflict CEQA Guidelines §15064.3, subdivision (b). Based on preliminary review, as the project the CESP boundary is located almost entirely within one-half mile of the future light rail station and would therefore satisfy the screening criteria for projects within a transit priority area.
  - Documentation of review procedures in place to ensure future development does not substantially increase hazards due to a geometric design feature or incompatible uses.
  - Documentation of review procedures in place to ensure future development does not result in inadequate emergency.
- Prepare a technical report that incorporates the methodology, findings, and all supporting calculations and assumptions. Review one compiled set of City of Paramount comments and make minor revisions, if necessary. The final report will be signed and stamped by a Registered Traffic Engineer in the State of California.

#### **Traffic Analysis Zone Analysis (Ganddini Group)**

Ganddini Group will provide Traffic Analysis Zone Analysis for the proposed project consisting of the following tasks:

- Develop a traffic analysis zone (TAZ) system for the CESP and calculate the proposed project trip generation (including existing and net new trips, if applicable) by TAZ based on weekday AM/PM peak

hour and daily trip generation rates from the Institute of Transportation Engineers (ITE) Trip Generation Manual (11th Edition, 2021).

- Coordinate with the consulting team to develop a draft internal circulation network/roadway classifications plan, including daily roadway capacities.
- Develop project trip distribution forecasts for each TAZ and assign daily project trips to the internal roadway network to verify roadway capacities. If necessary, recommend modifications to the draft circulation network.
- Review on-site bicycle and pedestrian circulation and connectivity to existing and future off-site facilities.
- Prepare a technical letter-report that incorporates the methodology, findings, and all supporting calculations and assumptions. Review one compiled set of City of Paramount comments and make minor revisions, if necessary. The final report will be signed and stamped by a Professional Engineer registered in the State of California.

### 7.3 Prepare Initial Study

MIG will prepare a comprehensive Initial Study (IS) pursuant to the California Environmental Quality Act (CEQA), including the recent revisions to the CEQA Guidelines. Our scope assumes that sufficient information concerning the local water, sewer, and storm drainage systems and local public services will be provided by City Staff or the Applicant in response to our inquiries. The Initial Study will include the key components described below.

#### **Introduction**

MIG will describe the purpose and organization of the IS, and the need for the IS pursuant to CEQA Guidelines. The intent is to provide the CEQA lead agency (the City of Paramount), responsible public agencies, and the public with detailed information about the project's environmental effects and any potential measures required to mitigate potentially significant impacts.

#### **Existing Conditions and Project Description**

The existing physical conditions of the CESP and surrounding areas will be described to establish baseline conditions for the project. The project description will then be compared to the existing conditions and serve as the basis for all subsequent analyses of environmental impacts and, thus, is an essential component of the environmental document. MIG will formulate an accurate and well-defined project description containing a comprehensive description of all aspects of the project, including activities and processes that will occur on the site, as well as any off-site improvements necessary to implement the project.

#### **Evaluation of Environmental Impacts**

MIG will describe physical changes to the environment that could result from implementation of the SPA by addressing the 80+ questions within 20 issue areas in the Initial Study Environmental Checklist. MIG will describe project impacts as appropriate. MIG will use the IS Checklist questions, project plans, relevant Thresholds of Significance, and City of Paramount policies to determine significant impacts. The IS will be used to screen out Issue Areas for further review in the Draft EIR.

### 7.4 Notice of Preparation Circulation and Scoping Meeting

MIG will prepare a Notice of Preparation (NOP), in accordance with Section 15082 of the State CEQA Guidelines, to announce the City of Paramount's determination that an EIR will be prepared, and to request comments concerning the scope and nature of issues to be addressed in the EIR. The NOP provides an opportunity for Responsible Agencies, Trustee Agencies, other governmental entities, and other interested parties to review the project, identify issues of concern, and to suggest approaches to avoid or reduce the potentially adverse effects of the proposed project. The IS will be packaged together with the NOP. MIG will produce and distribute printed copies of the NOP (up to 50 copies) using the City of Paramount distribution list. Release of the NOP will initiate a 30-day public review and comment period. MIG will address written comments related to potential environmental impacts raised through comments on the NOP in the Draft EIR. A scoping meeting will be held during the 30-day NOP public review period in accordance with 15082(c) of the CEQA Guidelines. MIG will participate in the meeting and make a PowerPoint presentation about the project and the CEQA environmental process. MIG will also assist

the City in the setup, noticing, and coordination of the NOP Scoping meeting as a remote Zoom meeting or other appropriate remote meeting application.

#### 7.5 Prepare Administrative Draft EIR (ADEIR)

MIG will prepare an Administrative Draft EIR (ADEIR) that provides a thorough and objective analysis of the potential environmental impacts identified in the IS. It is anticipated that key issues to be addressed in the ADEIR would include Aesthetics, Air Quality, Cultural Resources, Energy, Greenhouse Gas Emissions, Geological (Paleontological) Resources, Land Use Compatibility and Planning, Noise, Population and Housing, Public Services, Recreation, Transportation, Tribal Cultural Resources, and Utilities and Service Systems. However, other potential impacts identified by the Initial Study may also be addressed in the ADEIR. The Draft EIR will include the following components in accordance with CEQA requirements.

1. Introduction
2. Executive Summary
3. Project Description
4. Environmental Setting/Existing Conditions
5. Evaluation of Potential Environmental Affects (includes individual sections to review each issue area determined to be potentially significant)
6. Impacts Determined Not to be Significant
7. Significant Unavoidable Adverse Impacts
8. Significant Irreversible Environmental Changes
9. Growth Inducing Impacts
10. Cumulative Impacts
11. Alternatives to the Proposed Project
12. References and Persons Consulted

A detailed project description will be provided, as well as documentation of existing conditions. The proposed project would then be compared to existing conditions to determine project impacts for each potentially significant issue area identified in the IS. For those instances where potential impacts would be significant, effective, enforceable, and practical mitigation measures will be crafted with the City to address such impacts. Three alternatives will be developed and evaluated for the project. These alternatives would include the CEQA-required No Project Alternative. The alternatives would be compared to the proposed project to determine if they would reduce significant project impacts while still meeting most of the project objectives. The ADEIR will be submitted electronically to the City, for review and comment. MIG will address one round of consolidated comments from the City.

#### 7.6 Public Review Draft EIR, Notice of Availability, and Circulation

Following review and comment on the ADEIR, MIG will prepare the public review DEIR, incorporating the revisions resulting from City comments. Following the City's review and final revisions by MIG, the DEIR would be ready for public circulation. MIG will prepare a Notice of Completion (NOC) for submittal to the State Clearinghouse and will prepare a Notice of Availability (NOA) to be transmitted to other government and quasi-governmental agencies, special interest groups, and interested persons that have requested notification of environmental documents prepared for projects under City of Paramount review. Circulation of the DEIR will initiate a mandatory 45-day public review period as required by CEQA. This proposal assumes the City will publish the NOA in a local newspaper of general circulation and post it at the usual locations where planning actions are announced to the public. MIG will produce and distribute notices, via certified mail, identifying the location of the DEIR for public review and comment. MIG will also file the NOA with the County Clerk and submit the project to the State Clearinghouse via its electronic filing system.

#### 7.7 Response to Comments, MMRP, and Final EIR

Following the close of the 45-day public review period, the City will transmit all written comments received to MIG. MIG will prepare a screencheck Response to Comments/Final EIR (RTC/FEIR) which will include written responses to comments, addressing such comments with a reasoned analysis of issues raised. In some cases, responses may

result in revisions to the text or exhibits contained in the DEIR, and such changes would be documented in the screencheck RTC/FEIR. The Final EIR would include: the comments on the DEIR and the responses to such comments (as discussed above); a list of entities commenting on the DEIR, and an erratum to address corrections and clarifications to the DEIR. Technically under CEQA, the DEIR is also considered to be part of the Final EIR, although it would be maintained as a separate volume. A Mitigation Monitoring Reporting Program (MMRP) is also included in this task and can be provided as part of the FEIR document, or as a separate document prior to the commencement of public hearings. It is difficult to predict the number or complexity of comments there will be on the Draft EIR. We have allocated approximately 120 hours of staff time, which is our best estimate of the time needed to complete this task. In the event that the allocated budget is exceeded due to the number, length, or complexity of the comments received, additional budget authorization may be needed. The budget for this task allows for MIG to respond to one round of one consolidated set of City comments on the RTC/FEIR before finalizing the draft for public review and distribution to DEIR commenters.

#### 7.8 Findings of Fact and Statement of Overriding Considerations

Pursuant to Section 15091 of the State CEQA Guidelines, the City must make specific findings regarding project impacts. These findings relate to the significance of environmental impacts and the feasibility of mitigation and project changes. MIG will coordinate with the City's legal counsel as appropriate to prepare this document and submit a draft for one round of review and comment by City staff. MIG will prepare a Statement of Overriding Considerations (SOC) if there are any unavoidable significant impacts and if the City determines that there are specific economic, social, or other considerations that override any unmitigated environmental effects.

#### 7.9 Meetings

In addition to the kick-off meeting identified under Task 1, MIG will prepare for up to three meetings with City Staff and other members of the project team regarding the EIR.

#### 7.10 Notice of Determination

Immediately following the City's approval of the project and certification of the EIR, MIG will prepare a draft Notice of Determination (NOD) and, following City sign-off, file the NOD with the County Clerk and the State Clearinghouse. This proposal does not include the cost of any filing fees, including California Department of Fish and Wildlife fees.

#### ***Deliverables***

- Strategy Meeting with City Staff Initial Study
- Notice of Preparation/Scoping Meeting
- Draft EIR and all required technical studies
- Notice of Availability/Notice of Completion
- Response to Comments/Final EIR
- Resolution to Certify the Final EIR and adopt a Statement of Overriding Considerations (if needed)
- Notice of Determination

### **Phase 8: Hearings and Adoption**

#### 8.1 Public Hearings (4)

The MIG Team has budgeted for four public hearings for adoption: two with the Planning Commission and two with the City Council. The first set of hearings will provide an opportunity for the Planning Commission/City Council to receive formal public comments, ask questions to the MIG Team, and begin deliberations. The second set of hearings will provide an opportunity to continue the discussion and deliberations, with the Planning Commission/City Council taking formal action to adopt the updated CESP and certify the EIR.

MIG will be responsible for preparing the presentations; City staff will be responsible for preparing the public notices and staff reports, resolutions, and ordinances.

## 8.2 Adopted CESP

Upon the CESP's adoption, MIG will prepare the Adopted Paramount Boulevard CESP, which includes all changes or revisions as directed in the City Council's adopting motion. One round for a City staff "proof check" is budgeted. The Adopted CESP will be provided to the City electronically. Upon adoption, MIG will provide all final GIS data/shapefile/and geodata base to the City electronically for the City's use and files.

### ***Deliverables***

- Planning Commission public hearing attendance and PowerPoint presentation (2)
- City Council public hearing attendance and PowerPoint presentation (2)
- Adopted CESP (electronic in both Word and PDF)
- Final GIS data/shapefiles

## **OPTIONAL TASK**

### 7.2.A Intersection Level of Service (LOS) Analysis (Ganddini Group)

Under this optional task, Ganddini would evaluate weekday AM and PM peak hour intersection Level of Service (LOS) operations at up to six (6) key site access/internal intersections. This task will include obtaining new intersection turning movement counts on a typical weekday (Tuesday, Wednesday, or Thursday) during the peak commute periods (7:00 - 9:00 AM and 4:00 - 6:00 PM) at up to six (6) study intersections, developing buildout year traffic volume forecasts, analyzing study intersection LOS based on the Highway Capacity Manual (7th Edition) intersection delay methodology, and identifying recommended traffic controls/lane configurations necessary to maintain City-established performance standards.



EXHIBIT B: CLEARWATER EAST SPECIFIC PLAN UPDATE | FEE PROPOSAL

City of Paramount

		MIG, Inc.																Subconsultant						
		Laura R. Stetson <i>Principal-in-Charge</i>		Jose M. Rodriguez <i>Project Manager</i>		CJ Davis <i>Urban Designer</i>		Bob Prasse <i>Environmental Services Dictor</i>		Cameron Hile <i>Senior Environmental Analyst</i>		Phil Gleason <i>Noise and Air Quality Specialist</i>		EIR Associates <i>Environmental Analysts</i>		Project Associates <i>Engagement, GIS, Planners</i>		MIG Totals		Gandinni Group	EPS	JMD	Direct Costs	Professional Fees Totals
		Hrs@	\$140	Hrs@	\$175	Hrs@	\$145	Hrs@	\$225	Hrs@	\$140	Hrs@	\$175	Hrs@	\$110	Hrs@	\$105	Hours	Cost					
Phase 1: Project Initiation and Management																								
1.1	Project Initiation	2	\$280	4	\$700		\$0		\$0		\$0		\$0		\$0		\$0	6	\$980		\$4,230			\$5,210
1.2	Ongoing Team Coordination/Management	8	\$1,120	60	\$10,500		\$0	30	\$6,750	20	\$2,800		\$0		\$0		\$0	118	\$21,170			\$200		\$21,370
Subtotal		10	\$1,400	64	\$11,200	0	\$0	30	\$6,750	20	\$2,800	0	\$0	0	\$0	0	\$0	124	\$22,150	\$0	\$4,230	\$0	\$200	\$26,580
Phase 2: Community Engagement																								
2.1	Community Outreach and Engagement Plan		\$0	2	\$350		\$0		\$0		\$0		\$0		\$0	8	\$840	10	\$1,190					\$1,190
2.2	Stakeholder/Focus Group Interviews		\$0	16	\$2,800		\$0		\$0		\$0		\$0		\$0	32	\$3,360	48	\$6,160		\$10,610			\$16,770
2.3	Community Engagement Workshop (2) Series and Pop-Ups (2)	2	\$280	40	\$7,000		\$0		\$0		\$0		\$0		\$0	80	\$8,400	122	\$15,680			\$2,000		\$17,680
2.4	Project Branding		\$0	2	\$350		\$0		\$0		\$0		\$0		\$0	20	\$2,100	22	\$2,450					\$2,450
2.5	Clearwater East Specific Plan Council Committee (3)	2	\$280	12	\$2,100		\$0		\$0		\$0		\$0		\$0	32	\$3,360	46	\$5,740			\$50		\$5,790
2.6	Study Sessions (2)	2	\$280	16	\$2,800		\$0		\$0		\$0		\$0		\$0	20	\$4,500	38	\$7,580			\$50		\$7,630
Subtotal		6	\$840	88	\$15,400	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0	192	\$22,560	286	\$38,800	\$0	\$10,610	\$0	\$2,100	\$51,510
Phase 3: Opportunities and Constraints Analysis (Technical Studies)																								
3.1	Area Profile -- Land Use, Demographic, Economic		\$0	8	\$1,400		\$0		\$0		\$0		\$0		\$0	60	\$6,300	68	\$7,700					\$7,700
3.2	Market Analysis Study		\$0	2	\$350		\$0		\$0		\$0		\$0		\$0		\$0	2	\$350		\$20,160			\$20,510
3.3	Parking Management Plan		\$0	2	\$350		\$0		\$0		\$0		\$0		\$0		\$0	2	\$350	\$9,800				\$10,150
Subtotal		0	\$0	12	\$2,100	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0	60	\$6,300	72	\$8,400	\$9,800	\$20,160	\$0	\$0	\$38,360
Phase 4: Alternatives and Preferred Plan Selection																								
4.1	Urban Footprint Land Use Analysis and Alternatives Analysis		\$0	8	\$1,400		\$0		\$0		\$0		\$0		\$0	32	\$3,360	40	\$4,760					\$4,760
4.2	Alternatives Design Charrette	2	\$280	16	\$2,800	40	\$5,800		\$0		\$0		\$0		\$0	16	\$1,680	74	\$10,560					\$10,560
4.3	Alternative Analysis/Summary		\$0	16	\$2,800	20	\$2,900		\$0		\$0		\$0		\$0	40	\$4,200	76	\$9,900					\$9,900
4.4	Preferred Concept Plan Alternative		\$0	8	\$1,400	8	\$1,160		\$0		\$0		\$0		\$0	16	\$1,680	32	\$4,240					\$4,240
4.6	Development Proforma Feasibility Analysis		\$0	2	\$350		\$0		\$0		\$0		\$0		\$0		\$0	2	\$350		\$20,470			\$20,820
Subtotal		2	\$280	50	\$8,750	68	\$9,860	0	\$0	0	\$0	0	\$0	0	\$0	104	\$10,920	224	\$29,810	\$0	\$20,470	\$0	\$0	\$50,280
Phase 5: Specific Plan Development																								
5.1.A	Specific Plan Outline		\$0	4	\$700		\$0		\$0		\$0		\$0		\$0	16	\$1,680	20	\$2,380					\$2,380
5.1.B	Administrative Draft Specific Plan	8	\$1,120	40	\$7,000	60	\$8,700		\$0		\$0		\$0		\$0	160	\$16,800	268	\$33,620		\$11,220	\$46,472		\$91,312
5.1.C	Public Review Draft Specific Plan	4	\$560	20	\$3,500	20	\$2,900		\$0		\$0		\$0		\$0	40	\$4,200	84	\$11,160					\$11,160
5.1.D	Public Hearing Draft Specific Plan	2	\$280	8	\$1,400	8	\$1,160		\$0		\$0		\$0		\$0	20	\$2,100	38	\$4,940					\$4,940
Subtotal		14	\$1,960	72	\$12,600	88	\$12,760	0	\$0	0	\$0	0	\$0	0	\$0	236	\$24,780	410	\$52,100	\$0	\$11,220	\$46,472	\$0	\$109,792
Phase 6: General Plan Land Use and Zoning Text and Map Amendments																								
6.1.A	General Plan Land Use and Zoning Tex Amendment	2	\$280	4	\$700		\$0		\$0		\$0		\$0		\$0	8	\$840	14	\$1,820					\$1,820
6.1.B	General Plan Land Use and Zoning Map Amendment		\$0	2	\$350		\$0		\$0		\$0		\$0		\$0	8	\$840	10	\$1,190					\$1,190
Subtotal		2	\$280	6	\$1,050	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0	16	\$1,680	24	\$3,010	\$0	\$0	\$0	\$0	\$3,010
Phase 7: Environmental Impact Report																								
7.1	Project Initiation/Data Collection		\$0		\$0		\$0	6	\$1,350	16	\$2,240		\$0		\$0	4	\$420	26	\$4,010					\$4,010
7.2	Prepare Technical Studies		\$0		\$0		\$0		\$0		\$0	120	\$21,000	240	\$25,200		\$0	360	\$46,200	\$16,000				\$62,200
7.3	Prepare Initial Study		\$0		\$0		\$0	12	\$2,700	70	\$9,800	2	\$350		\$0		\$0	84	\$12,850					\$12,850
7.4	Notice of Preparation Circulation and Scoping Meeting		\$0		\$0		\$0	12	\$2,700	20	\$2,800		\$0		\$0		\$0	32	\$5,500					\$5,500
7.5	Prepare Administrative Draft EIR (ADEIR)		\$0		\$0		\$0	80	\$18,000	280	\$39,200	36	\$6,300	20	\$2,100		\$0	416	\$65,600					\$65,600
7.6	Public Review Draft EIR, Notice of Availability, and Circulation		\$0		\$0		\$0	24	\$5,400	60	\$8,400		\$0		\$0		\$0	84	\$13,800					\$13,800
7.7	Response to Comments, MMRP, and Final EIR		\$0		\$0		\$0	24	\$5,400	60	\$8,400	24	\$4,200	16	\$1,680	4	\$420	128	\$20,100	\$1,500				\$21,600
7.8	Findings of Fact and Statement of Overriding Considerations		\$0		\$0		\$0	9	\$2,025	40	\$5,600		\$0		\$0		\$0	49	\$7,625					\$7,625
7.9	Meetings		\$0		\$0		\$0	18	\$4,050	24	\$3,360		\$0		\$0		\$0	42	\$7,410					\$7,410
7.10	Notice of Determination		\$0		\$0		\$0	0	\$0	8	\$1,800		\$0		\$0		\$0	8	\$1,800					\$1,800
Subtotal		0	\$0	0	\$0	0	\$0	185	\$41,625	578	\$81,600	182	\$31,850	276	\$28,980	8	\$840	1229	\$184,895	\$17,500	\$0	\$0	\$0	\$202,395
Phase 8: Hearings and Adoption																								
8.1	Public Hearings (4)	4	\$560	36	\$6,300		\$0		\$0		\$0		\$0		\$0		\$0	40	\$6,860				\$50	\$6,910
8.2	Adopted Specific Plan	2	\$280	8	\$1,400		\$0		\$0		\$0		\$0		\$0	24	\$2,520	34	\$4,200				\$50	\$4,250
Subtotal		6	\$840	44	\$7,700	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0	24	\$2,520	74	\$11,060	\$0	\$0	\$0	\$100	\$11,160
SUBTOTAL		40	\$5,600	336	\$58,800	156	\$22,620	215	\$48,375	598	\$84,400	182	\$31,850	276	\$28,980	640	\$69,600	2,443	\$350,225	\$27,300	\$66,690	\$46,472	\$2,400	\$493,087
2% Markup (Direct Costs/Administrative)																							\$48	\$2,857
TOTAL PROJECT COSTS																							\$495,944	
Optional Task																								
7.2A	Intersection Level of Service (LOS) Analysis		\$0		\$0		\$0		\$0		\$0		\$0		\$0		\$0	0	\$0	\$8,120				\$8,120



# 1. Qualifications, Relevant Experience, and References

## About MIG

**MIG, Inc.**, improves, adapts, and creates organizations, environments, and tools for human development. We are a community of designers, planners, engineers, scientists, and storytellers who engage people in creative problem-solving and collective action. We believe that the physical and social environment around us have a profound impact on our lives, and this belief shapes the principles that guide our work:

- » Communities can plan their own futures.
- » The world needs an ecological perspective.
- » Great projects work for everyone.
- » Elegant design inspires new thinking.
- » Every project presents an opportunity to advance racial and social equity.
- » All work must be context driven.

**MIG is at the forefront of innovation.** We are leading local, regional, and national planning and design initiatives to ensure accessibility and equity; engage, educate, and empower people through participatory processes; facilitate strategy development for social change; create playful and inclusive communities; reimagine streets and repurpose infrastructure; revitalize cities and restore ecosystems; and promote environmental stewardship by recognizing that the health of the natural and built world is mutually dependent.

For four decades, MIG has served public and private clients of every size and jurisdiction—from cities, counties, and special districts to regulatory agencies and developers—as a full-service planning and design firm. Our dedicated staff has the background and experience to prepare plans and design documents for a wide variety of projects, including site-specific infrastructure, residential, institutional, mixed-use, and transit-oriented developments; downtowns, corridors, and streetscapes; and broader policy initiatives like specific, general, and regional plans.

## FIRM INFORMATION

**Year Founded:** 1982

**Form of Organization:** Corporation

**14 Offices:** Berkeley (Headquarters), Fullerton, Los Angeles, Pasadena, Riverside, Sacramento, San Diego, San Jose, Sonoma, CA; Denver, CO; Brooklyn, NY; Portland, OR; San Antonio, TX; Seattle, WA

**Employees:** 260+

**Financial Strength and Stability:** MIG has no debt and has current assets 3.6 times over current liabilities. MIG has no bankruptcy filings, pending litigation, planned office closures, or impending mergers.

## AREAS OF EXPERTISE

- » Specific Plan and General Plan Update Process Strategy, Policy Development, and Legal Adequacy
- » Zoning/Development Codes and Design Guidelines, and Development Standards
- » Visioning and Community-Based Planning
- » Urban Design, Complete Streets, and Placemaking
- » Sustainability and Healthy Community Planning
- » Community Engagement and Public Outreach
- » Landscape Architecture and Green Infrastructure
- » Environmental Planning and Analysis
- » Web Design and Technology
- » Mapping, GIS Analysis, and Graphic Design

## PARTICIPATORY PLANNING

MIG offers a unique combination of community planning, urban design, and public engagement expertise that brings community interests together to frame land use, transportation, and urban design issues. We have a successful track record in preparing General and Comprehensive Plans and developing subsequent efforts like Specific Plans and Zoning Codes that can advance the sustainability, livability, and economic vibrancy of a community. We strive to conduct land use planning in a highly interactive process involving key constituent groups. This process generates a clear and collective vision of development and growth that serves as an inspirational expression of future possibilities, as well as an overarching framework for implementation. Our approach is based on a thorough understanding of existing conditions and guiding regulations; efficiency and accuracy in information gathering and analysis; and creativity and innovation in collaborative problem-solving and strategic development.

## COMMUNITY OUTREACH AND PUBLIC ENGAGEMENT

MIG designs and implements multileveled, well-documented community engagement programs aimed at increasing public confidence in decision-making. MIG uses proven facilitation techniques and succinct, easily understood information to ensure that the community and stakeholders understand pertinent issues and that agencies receive meaningful community input. Our public engagement approach enables the community to contribute ideas, solutions, and strategies for addressing issues, which results in supported and successful projects. Prior to COVID-19 constraints on in-person engagement activities, MIG pioneered the use of digital tools to extend the reach of public participation.



## ENVIRONMENTAL DOCUMENTATION

MIG's environmental team consists of experienced planners with expertise in the preparation and management of environmental impact assessments pursuant to CEQA and NEPA. We have a proven record of quickly becoming familiar with, and adhering to, local jurisdictional requirements. We ensure that all environmental documents are prepared to meet legal requirements and withstand public scrutiny. MIG staff has managed and prepared all types of CEQA environmental documents, from simple Categorical Exemptions, Initial Studies, and Addendums to complex, multiphase EIRs and EIRs for many of our general plan updates.

## INNOVATIVE SKILL SETS

### GIS Analysis and Mapping

MIG has the technical and analytical capability to perform a variety of GIS analyses, including land use modeling, site suitability analysis, holding capacity and buildout analysis, data collection and conversion, database creation, and natural resource mapping. We have extensive experience using the ArcGIS family of software products, including ArcMap, Spatial Analyst, and 3D Analyst, and maintain an extensive database of up-to-date geospatial information. We incorporate GIS mapping and analysis into all of the services we provide, such as analyzing GIS data for baseline studies and alternatives analysis. We prepare small maps for documents and reports and large-scale maps for use in our public participation efforts.

### UrbanFootprint Scenario Planning

MIG analyzes land use scenarios for identified focus areas using UrbanFootprint to measure the fiscal, environmental, transportation, public health, and community impacts of future scenarios, and output specialized indicators regarding existing conditions and future scenarios. The UrbanFootprint data can be used for discussion with stakeholders and decision-makers regarding the outcomes associated with each scenario. This allows decision-

makers to compare the alternatives and select those that best implement a Community Vision and adhere to General Plan Guiding Principles. UrbanFootprint data can be integrated into GIS and using the GIS output data, we can then create a Preferred Land Use Plan.

### Illustrator Mapping

Easy-to-understand and attractive graphics lead to informed decision-making. We use Illustrator to produce easily understood maps that “talk” to not just the technical experts but also the community member and stakeholder. One single base file in Illustrator contains all the different layers of assets, issues, opportunities, and alternative improvements, and will generate multiple maps such as land use, pedestrian activity, edge conditions, etc. Feedback received from staff, stakeholder, and subcommittee members can be iteratively accommodated in all the maps, with minimum use of time and resources.

### In-House Customized “Tool Box” Photo Simulations

We have an extensive in-house tool box of development scenarios and streetscape improvements in Photoshop that can be used to create customized photo simulations in an extremely cost-effective manner. Similar to maps, the photo simulations have multiple layers to show how these changes can be phased over time and how different approaches to development and placemaking can be achieved in different ways.

### Visualization Tools

Visualization tools can be a valuable aspect of a design process to help members of the public, stakeholders, and City staff compare development concepts to existing conditions. We employ SketchUp to create high-resolution image files that can be used in a PowerPoint presentation, in print materials, or on websites. Using SketchUp, we can create a base model that shows the existing project area buildings, open spaces, and major transit corridors. The model includes limited portions of the surrounding neighborhoods to provide context.

The program can also create alternatives that test variations in building use, height, massing, and location. Each alternative can be placed within the site using the Existing Conditions Model so that viewers can see the relationship between potential design solutions and the existing context of the site. The model can create views for each alternative that highlight key features of, and differences between, the designs.

### **Interactive Community and Stakeholder Engagement and Outreach**

We use social media tools such as Twitter, Instagram, Facebook, and blogs to engage audiences, build relationships, and deliver messages to a broad spectrum of individuals. Use of Survey Monkey, Lime Survey, or Mapita for surveys can help provide important feedback in a well-organized manner from stakeholders and community members who are connected to the internet. We employ electronic polling software for land use and design charrettes.

Polling pads help get feedback when we are testing different ideas for various land use alternatives relating to development scenarios, mobility, placemaking, commerce, social gathering, etc. The use of polling pads provides immediate quantifiable feedback and clearly shows which ideas have immediate and maximum buy-in, which ideas and opportunities have potential for further discussion and improvement, and which land use and urban design concepts are priorities, creating momentum for future implementation. We own all the software needed to successfully implement the polling pads.

### **Virtual Capabilities**

MIG is skilled in the use of virtual project management tools that promote team and client collaboration when in-person meetings are not feasible. We often combine the use of video conferencing (e.g., Zoom and Zoom Webinar) with a digital white board (e.g., Mural) to manage project activities and team member contributions in virtual settings. Multiple digital white boards with managed access can be created to reveal and demonstrate the full array of technical assistance activities being provided. The ability to create a PDF snapshot of the results of each work session provides transparency and documentation while reducing the effort spent on interim summaries and meeting notes. Additional virtual tools, such as Loom, allows for the quick and easy creation of short video files, which can be shared with technical assistance recipients to provide direction and explanation as needed.

## **Relevant Experience**

The following pages highlight the MIG Team's relevant range of services, recent successes and past performance, and references for project experience dedicated to creating healthy, vibrant, walkable, and sustainable downtowns, town centers, and mixed-use commercial corridors across California and the country. These projects demonstrate our ability to prepare innovative, community-based, and context-sensitive Specific Plans, development and design standards, and other relevant planning, design, and implementation documents, including a range of community engagement, graphic visualization, and CEQA compliance.





## Arrow Highway Specific Plan and EIR

### GLENDORA, CA

The Arrow Highway Specific Plan focuses on a two and one-half mile stretch of Arrow Highway within the jurisdiction of the City of Glendora in the San Gabriel Valley, which also travels through the cities of Covina, San Dimas and portions of unincorporated Los Angeles County. The Plan aims to transform the Arrow Highway corridor into a vibrant, attractive and revitalized area that serves the community and the region through a variety of land uses and activities.

The process for developing a specific plan creates a framework that facilitates collaboration between public and private entities, and residents, to direct the future of the corridor. By pairing stakeholders' input with studies completed by technical experts, the approach is to develop standards that reshape the corridor to better reflect the community's needs and vision.

This plan facilitates the development of streetscape and urban design features aimed at improving pedestrian and bicycle mobility and creating more dynamic and inviting spaces for the community. Development of this specific plan will also promote collaboration and coordination among the jurisdictions served by Arrow Highway, as the split jurisdictional nature of the corridor requires. **MIG** also prepared the EIR.

**See the Plan online at:** <https://www.cityofglendora.org/home/showdocument?id=24649>

**Reference:** Emily Stadnicki, former City Planner, City of Glendora, currently at City of La Canada Flintridge (818) 790-8881 | [estadnicki@lcf.ca.gov](mailto:estadnicki@lcf.ca.gov)

**Project Personnel:** Lisa Brownfield, Laura Stetson, Jose Rodriguez, Bob Prasse, Chris Dugan, Phil Gleason

## Covina Town Center Specific Plan and EIR

### COVINA, CA

The Covina Town Center Specific Plan identifies the long-term vision and objectives for private development and public improvements within the Downtown area. Encompassing approximately 236 acres, the Specific Plan establishes land use, transportation, infrastructure, economic development, and urban design strategies to promote TOD, provide increased opportunities for rail ridership, improve first/last mile opportunities, and revitalize and reinvigorate Covina's Downtown.

The Town Center Specific Plan provides new development standards and incentives for high density/transit-oriented housing, and for the redevelopment/rehabilitation of existing structures, particularly regarding underutilized buildings and properties. Streetscape featuring pedestrian and bicycle enhancements will link the Metrolink station to Covina's historic shopping district, the local hospital/medical area, and the envisioned maker district known as the FAIR district. These will further the vision of the Specific Plan.

**MIG** also prepared the Program EIR that streamlines the processing of future development proposals in the Downtown area including transit-oriented development and improvements to the pedestrian and bicycle facilities.

**See the Specific Plan online at:** [https://covina.ca.gov/sites/default/files/fileattachments/planning\\_commission/page/7231/ctcsp\\_adopted\\_11-19-19\\_with\\_metro\\_logo\\_4-10-20.pdf](https://covina.ca.gov/sites/default/files/fileattachments/planning_commission/page/7231/ctcsp_adopted_11-19-19_with_metro_logo_4-10-20.pdf)

**Reference:** Brian Lee, Community Development Director (626) 384-5460 | [blee@covina.ca.gov](mailto:blee@covina.ca.gov)

**Project Personnel:** Lisa Brownfield, Jose Rodriguez, Bob Prasse, Chris Dugan, Phil Gleason





## Duarte Town Center Specific Plan

### DUARTE, CA

With no historic town center or central gathering spot, the City of Duarte lacked “sense of place.” Residents desired a pedestrian-oriented place to comfortably shop or stroll along storefronts, relax with friends in a plaza, or come together for community events. In response, the City initiated work on a Town Center Concept Plan with **MIG** to foster the eventual development of such a place in the early 2000s. Adopted by the City Council in 2003, the Town Center Concept Plan envisioned a community-oriented, walkable, mixed-use activity center in the heart of Duarte. In 2012, the City hired MIG to prepare a specific plan to implement that Vision.

The specific plan was envisioned as the mechanism to encourage and promote mixed-use development and set forth a plan for streetscape improvements along an approximate one-mile stretch of Huntington Drive creating Duarte’s core town center area. This area will be enhanced and activated through a variety of public and private sector improvements.

The Duarte Town Center Specific Plan is an action-oriented plan that sets standards and guidelines for new building forms, as well as land use and mobility regulations for activities within the Town Center. The Plan seeks to create a memorable, accessible and economically vibrant Town Center. The Specific Plan is the result of extensive community engagement, planning and design efforts. It builds upon community desires and aspirations from residents, businesses, property owners, stakeholders, City staff, the Planning Commission and City Council.

Resulting from our successful completion of the Specific Plan, MIG was recently selected to prepare the Duarte Town Center Greening and Traffic Calming Plan. The Greening and Traffic Calming Plan represents a critical step toward implementing the Specific Plan with landscape design details needed for the City to contract for roadway construction plans and achieve its goals for attractive multimodal travel corridors, economic vitality, and placemaking. Additional resulting work includes the Duarte Station Specific Plan Amendment and Subsequent EIR.

**See the Specific Plan online at:** [duartetowncenter.com/app\\_pages/view/94](http://duartetowncenter.com/app_pages/view/94)

**Reference:** Craig Hensley, Community Development Director City of Duarte; (626) 386-6817  
[chensley@accessduarte.com](mailto:chensley@accessduarte.com)

**Project Personnel:** Laura Stetson, Jose Rodriguez, CJ Davis

## Poway Road Complete Streets & Specific Plan

### POWAY, CA

**MIG** completed the Poway Road Complete Streets and Specific Plan, a study area of approximately 235 acres. Today the 3 ½ mile corridor is noted for an abundance of under-performing commercial centers. In addition, Poway Road is noted for high traffic volumes and high speeds, and single-story shopping centers with large parking lots facing Poway Road. Most people use the corridor to get to destinations outside the study area. Also underpinning the project is a desire to introduce higher density housing into the corridor and to boost the economic strength of the businesses and reverse the sales leakage to other parts of Poway and northern San Diego County.

The project included an extensive assessment of existing conditions, including economics and market conditions, traffic and mobility, land uses, and connectivity within the study area and to adjacent neighborhoods. MIG worked closely with the community, a 12-person Ad Hoc committee, city staff and the City Council to craft a vision that will transform the corridor into walkable pedestrian neighborhoods over the next 25 years. The project included three community workshops, 10 Ad-Hoc committee meetings, and two City Council sessions.

The MIG Team identified square footages of existing commercial space, determination of which buildings should remain, and a phased plan for eventual replacement of over 50% of the commercial businesses within the 25-year planning horizon of the project. The APA award-winning final plan includes identification of over 1,300 residential units in smart walkable neighborhoods, and 200,000 square foot of new commercial land uses.

**See the Plan online at:** [poway.org/DocumentCenter/View/5245/-Poway-Road-Specific-Plan-?bidId=](http://poway.org/DocumentCenter/View/5245/-Poway-Road-Specific-Plan-?bidId=)

**Reference:** Joe Lim, former Planning Manager with City of Poway; (858) 720-2400 | [jlim@cosb.org](mailto:jlim@cosb.org)

**Project Personnel:** Laura Stetson, Jose Rodriguez, CJ Davis





	POLICY/PLANNING BEST PRACTICES	INNOVATIVE & CREATIVE APPROACH	INTEGRATED COMMUNITY OUTREACH	COMMUNICATING COMPLEX PLANNING & DESIGN CONCEPTS	ASSOCIATED CEQA/EIR	DOWNTOWN DEVELOPMENT	TRANSIT-ORIENTED DEVELOPMENT	NEIGHBORHOOD PRESERVATION	PLACEMAKING AND URBAN DESIGN	ECONOMIC DEVELOPMENT	MULTIMODAL TRANSPORTATION	ACTIVE TRANSPORTATION AND COMPLETE STREETS	SUSTAINABILITY
<b>ADDITIONAL MIG PLANNING PROJECTS</b>													
Los Angeles Great Streets Planning Initiative		●	●	●		●	●	●	●	●	●	●	●
Commerce Green Zones and General Plan and Zoning Ordinance Update, Corridor Specific Plans, and EIR	●	●	●	●	●	●	●	●	●	●	●	●	●
Downtown Santa Monica Community Plan	●	●	●	●		●	●	●	●	●	●	●	●
Santa Monica Land Use and Circulation Element	●	●	●	●		●	●	●	●	●	●	●	●
Whittier General Plan and Zoning Code Update	●	●	●	●		●	●	●	●	●	●	●	●
Long Beach Land Use Element and Placetypes	●	●	●	●		●	●	●	●	●			
Santa Ana General Plan Technical Studies	●	●		●		●	●	●	●	●	●	●	●
Monrovia TOD Development Specific Plans	●	●	●	●	●	●	●		●	●	●	●	●
Washington-National Boulevard Streetscape Master Plan, Culver City		●	●	●		●	●		●	●	●	●	●
Arcadia General Plan, Downtown Plan, and Development Code	●	●	●	●	●	●	●	●	●	●	●	●	●
Baldwin Park General Plan Health and Sustainability Element	●	●	●	●	●			●			●	●	●
Redwood City General Plan, Inner Harbor Specific Plan, and Mixed-Use Zoning	●	●	●	●	●	●	●	●	●	●	●	●	●
Hayward General Plan ePlan	●	●	●	●	●	●	●	●			●	●	●
Lincoln Avenue Specific Plan, Pasadena	●	●	●	●				●	●	●	●	●	
San Pablo Avenue Specific Plan, El Cerrito	●	●	●	●	●	●	●	●	●	●	●	●	●
Heart of Fairfield Specific Plan & EIR, Fairfield	●	●	●	●	●	●	●	●	●	●	●	●	●
Downtown Hawthorne Specific Plan, Hawthorne	●	●	●	●	●	●	●	●	●	●	●	●	●
Metro Gold Line Boyle Heights Transit-Oriented Urban Design Plan, Los Angeles	●	●	●	●		●	●	●	●	●	●	●	
Freedom Circle & Patrick Henry Dr. Specific Plans, Santa Clara	●	●	●	●	●	●	●	●	●	●	●	●	●
Laguna Beach Downtown Plan	●	●	●	●		●	●	●	●	●	●	●	●
El Monte Spectrum Centre Specific Plan	●	●	●	●	●			●	●	●			
Urban Village Corridors Plan, San Jose	●	●	●	●		●	●	●	●	●	●	●	●
Euclid and National Avenues Master Plan, San Diego	●	●	●	●		●	●	●	●	●	●	●	●
Downtown Dallas 360 & TOD Plan, Dallas, TX	●	●	●	●		●	●		●	●	●	●	
Desert Fashion Plaza Redevelopment, Palm Springs	●	●	●	●		●	●		●	●	●	●	●
Blueprint Denver, CO	●	●	●	●		●	●	●	●	●	●	●	●
R Street Urban Design and Development Plan, Sacramento	●	●	●	●		●	●	●	●	●	●	●	●
Downtown San Antonio Hemisfair District, TX		●	●	●		●	●	●	●	●	●	●	●
San Antonio Tomorrow Comprehensive Plan and Neighborhood Area Plans, San Antonio, TX	●	●	●	●		●	●	●	●	●	●	●	●
Charlotte Center City 2020 Vision Plan, 2040 Comprehensive Plan, and North Tryon Visioning Plan, NC	●	●	●	●		●	●	●	●	●	●	●	●
re:Streets Planning Initiative, US Cities	●	●	●	●		●	●	●	●	●	●	●	●

## 2. Proposed Project Team

### Key Personnel and Organization

MIG is proud to present an experienced and motivated team for the Clearwater East Specific Plan Update. Our team members presented in the adjacent organization chart have been selected based on their expertise in their fields of work and their passion for this project. All proposed key personnel are committed to this project for its duration and will not be removed or replaced without the prior written concurrence of the City of Paramount

#### PROJECT MANAGEMENT

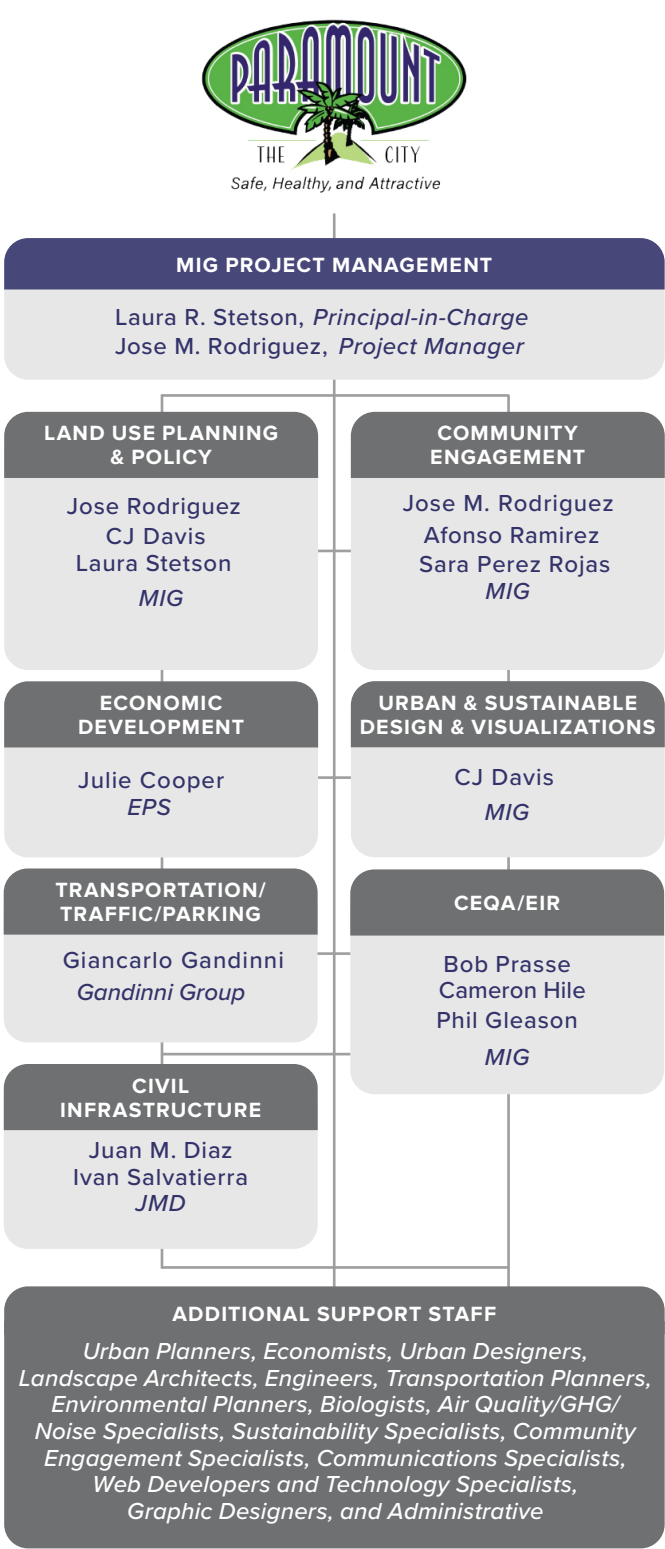
**Laura R. Stetson** will serve as Principal-in-Charge. Laura will provide strategic direction and guidance to the team. She will also be reviewing all deliverables, ensuring quality materials are submitted.

**Jose M. Rodriguez** will serve as Project Manager and will provide planning and design expertise, team oversight, strategic direction, and quality control for the entire project. Jose will support facilitation of workshops, charrettes, and other community forums. She will oversee the development of the Specific Plan Update and all technical analyses. Jose will also serve as the day-to-day client and subconsultant contact and be responsible for overseeing subconsultant deliverables, reviewing draft work products, and allocating project resources, ensuring that the process remains on schedule and within budget. With over 20 years of experience planning for distinctive places, Jose leads clients, stakeholders, and community members in defining a common vision and detailing how that vision can be achieved.

#### KEY TECHNICAL SUPPORT

Our project management team will be supported by a deep bench of highly qualified MIG and subconsultant professionals in specific plans, community engagement, urban design, downtown and town center planning, economic development, transportation planning, parking, civil infrastructure, and environmental planning.

### ORGANIZATION CHART



JUNE 13, 2023

ORAL REPORT

ECONOMIC DEVELOPMENT UPDATE





**To:** Honorable City Council  
**From:** John Moreno, City Manager  
**By:** Andrew Vialpando, Assistant City Manager  
**Date:** June 13, 2023

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**Subject: ORAL REPORT – ECONOMIC DEVELOPMENT UPDATE**

Staff will present in collaboration with a guest presenter an oral presentation to the City Council about the state of economic development in Paramount, including information on the City's retail profile, economic strengths and challenges, opportunities, and new metric tools to analyze regional development trends.

JUNE 13, 2023

PUBLIC HEARING

RESOLUTION NO. 23:019

“A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT ESTABLISHING AND ADOPTING CERTAIN FEES, RATES, AND CHARGES FOR DEVELOPMENT APPLICATION PROCESSING PERMITS AND SERVICES AND USER FEES FOR OTHER MUNICIPAL SERVICES”

- A. HEAR STAFF REPORT.
- B. OPEN THE PUBLIC HEARING.
- C. HEAR TESTIMONY IN THE FOLLOWING ORDER:
  - (1) THOSE IN FAVOR
  - (2) THOSE OPPOSED
- D. MOTION TO CLOSE THE PUBLIC HEARING.

<u>MOTION:</u>	<u>ROLL CALL VOTE:</u>
MOVED BY: _____	AYES: _____
SECONDED BY: _____	NOES: _____
[ ] APPROVED	ABSENT: _____
[ ] DENIED	ABSTAIN: _____

CONTINUED... PLEASE TURN PAGE

E. MOTION IN ORDER:

READ BY TITLE ONLY AND ADOPT RESOLUTION NO. 23:019.

<u>MOTION:</u>	<u>ROLL CALL VOTE:</u>
MOVED BY: _____	AYES: _____
SECONDED BY: _____	NOES: _____
[ ] APPROVED	ABSENT: _____
[ ] DENIED	ABSTAIN: _____



**To:** Honorable City Council

**From:** John Moreno, City Manager

**By:** Kim Sao, Finance Director  
Anthony Martinez, Financial Services Manager

**Date:** June 13, 2023

---

**Subject: RESOLUTION NO. 23:019  
ESTABLISHING AND ADOPTING CERTAIN FEES, RATES, AND  
CHARGES FOR DEVELOPMENT APPLICATION PROCESSING PERMITS  
AND SERVICES AND USER FEES FOR OTHER MUNICIPAL SERVICES**

## **BACKGROUND**

In 2018, Willdan Financial Services conducted a comprehensive analysis of the City's User Fees. An in-depth analysis of the City's User Fees had not been done in recent history and, therefore, was considered a multi-year project. The objective of the User Fee Study was to identify the full cost of fee-related activities and determine the level to which related fee revenue recovers those costs. At the time, the current fee schedule did not reflect the actual costs of certain public services primarily benefiting specific users. In consideration of that, the City uses general tax monies to provide individuals with private benefits and does not require them to pay the full cost of the services.

In May 2021, the City Council held a public hearing for the Final User Fee and adopted Resolution No. 21:026, which adopted new fees, rates, and charges for development application processing permits and services and user fees for other municipal services. By law, the new fees and increased fees could go into effect 60 days after the City Council adoption; however, staff recommended that the new fees and increases take effect on January 1, 2022.

## **DISCUSSION**

A user fee is paid by users to gain access to a particular service or facility. As part of a general cost recovery strategy, the City has adopted user fees to fund programs and services that provide limited or no direct benefit to the community as a whole. To the extent that fee revenues do not cover the full cost of providing services, the difference is subsidized by tax dollars from the City's General Fund.

The basic concept of a User Fee Study is to determine the "reasonable cost" of each service provided by the City for which it charges a fee to the user. During the in-depth analysis, Willdan Financial Services analyzed a series of allowable costs to arrive at the current fees, rates, and charges that were adopted by the City Council in 2021. When combined, these allowable costs constitute the fully burdened cost of a service. The fully burdened cost considers direct labor (salaries and benefits), central services overhead,

and departmental overhead, including supplies and materials required for each department to function.

### **User Fee Adjustments over Current Fees**

The analysis conducted by Willdan Financial Services of the City's user fees was based on data between 2018-2021. By the time the new fees took effect in 2022, direct labor costs, central services overhead, and department overhead costs with reference to the current fees had increased, resulting in the user fees being outdated or under charged. Without doing another User Fee Study, increasing the City's user fees by the Consumer Price Index (CPI) will align the City's user fee schedule to keep up with an inflationary factor or increased cost of providing the service.

In addition to adjusting to the CPI increase, staff has proposed an adjustment to some of the fees to incorporate a higher rate of cost recovery compared to the cost of providing the services. Prior to doing this, Finance staff met and discussed with departmental staff and surveys were conducted of surrounding cities. Suggested fee increases outside of the CPI adjustment have been compared to ensure that our fees are comparable and do not exceed the average fees charged by our neighboring cities. Even with some of these increases, many of the fees are less than full cost recovery as achieving a 100% cost recovery are deemed not feasible, desirable, or appropriate at this time, particularly in a single year.

A public hearing for the increases in the City's User Fee schedule will be held at tonight's City Council meeting. The purpose of the public hearing is to provide community members an opportunity to comment on the proposed increases in development fees, rates, and charges in accordance with Government Code Sections 66010, et seq. By law, the development related fees can only take effect 60 days after the City Council adoption. As a result, staff recommends that all City Council adopted fees and increases take effect on Monday, September 4, 2023.

The fee adjustments are outlined in the attachment A and contains the following information:

1. The description of the fees
2. The full cost of providing the services based on the Fee Study performed between 2018 to 2021
3. The Current Fee
4. The Suggested Fee
5. The % of the increase from the Current Fee to the Suggested Fee
6. The % of the cost recovery

#### **Community Services Department**

- 131 Total fees
- 14 Fee increases
- 16 New fees
- 8 Eliminated fees

Planning Department – Building Permit Fees

- 129 Total fees
- 112 Fee increases
- 0 New fees

Planning Department – Planning Permit Fees

- 48 Total fees
- 41 Fee increases
- 1 New fee

Public Works Department

- 27 Total fees
- 14 Fee increases
- 0 New fees

Public Safety Department

- 2 Total fees
- 2 Fee increases
- 0 New fees

**FISCAL IMPACT**

No budgetary impact is available at this time.

**VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity, and guidelines; and provide the framework for policy decision making. The Strategic Outcomes were implemented to provide a pathway to achieving the City's Vision. This item aligns with *Strategic Outcome No. 6: Efficient, Effective, and Fiscally Responsible*.

**RECOMMENDED ACTION**

It is recommended that the City Council conduct a public hearing, read by title only and adopt Resolution No. 23:019, establishing and adopting certain fees, rates, and charges for development application processing permits and services and users fees for other municipal services.

**Attachment A** – Proposed User Fee Schedule Effective September 4, 2023

CITY OF PARAMOUNT  
LOS ANGELES COUNTY, CALIFORNIA

**RESOLUTION NO. 23:019**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
ESTABLISHING AND ADOPTING CERTAIN FEES, RATES, AND  
CHARGES FOR DEVELOPMENT APPLICATION PROCESSING  
PERMITS AND SERVICE AND USER FEES FOR OTHER MUNICIPAL  
SERVICES

WHEREAS, pursuant to the provisions of the California Constitution and the laws of the State of California, the City of Paramount is authorized to adopt and implement fees, rates and charges for municipal services, hereinafter referred to as "User Fees"; provided that such User Fees do not exceed the estimated reasonable cost of providing such services; and

WHEREAS, California Government Code Section 66018 requires notice to be published in accordance with California Government Code Section 6062a and data made available concerning User Fees prior to conducting a public hearing with respect to the adoption of increases in User Fees or the adoption of new fees, rates and charges; and

WHEREAS, pursuant to California Government Code Section 66016, the City Council of the City of Paramount has held at least one (1) public meeting and received oral and written presentations thereat, with respect to User Fees prior to the adoption of this Resolution; and

WHEREAS, pursuant to California Government Code Section 66018, the City Council of the City of Paramount has conducted and concluded a duly noticed public hearing with respect to the User Fees described above, prior to the adoption of this Resolution; and

WHEREAS, the City Council of the City of Paramount desires to adjust the User Fees and to implement new fees, rates and charges for various municipal services provided by the City of Paramount and set forth herein as Exhibit "A"; and

WHEREAS, all legal prerequisites to the adoption of this Resolution have occurred; and

WHEREAS, the actions implemented through the adoption of this Resolution are statutorily exempt under the California Environmental Act per Section 15273 and Section 21080(b)(8) of the Public Resources Code.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PARAMOUNT AS FOLLOWS:

**SECTION 1.** The above recitations are true and correct.

**SECTION 2.** In all respect as set forth, the City Council of the City of Paramount hereby finds and determines that, based upon the analysis conducted with respect to the increased User Fees, and by this reference is made a part hereof and incorporated herein that:

1. The fees, rates and charges set forth in said Exhibit "A" do not exceed the estimated reasonable cost of providing the service for which the User Fee is levied.
2. The User Fees set forth in Exhibit "A" shall be effective and shall be implemented commencing September 4, 2023.
3. Immediately upon the effective date of the User Fees set forth in Exhibit "A" inclusive of any previously established User Fees shall be, and the same hereby is, superseded by the User Fees established in said Exhibit "A".

**SECTION 3. Severability.** If any fee adopted or increased by this Resolution is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such fee shall not be deemed a separate, distinct and independent provision of this Resolution, and such holding shall not affect the validity of the remaining User Fees adopted or revised herein. The City Council hereby declares that it would have adopted this Resolution and each section, subsection, subdivision, sentence, clause, phrase or portion thereof, irrespective of the fact that any one (1) or more sections, subsection, subdivision, sentence, clause, phrase or portions thereof be declared invalid or unconstitutional.

**SECTION 4.** This Resolution shall take effect immediately upon its adoption.

PASSED, APPROVED, and ADOPTED by the City Council of the City of Paramount this 13<sup>th</sup> day of June 2023.

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Isabel Aguayo, Mayor

ATTEST:

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Heidi Luce, City Clerk





**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Community Services</b>						
<b>Orange Splash Pad</b>						
1	Deposit	N/A	500.00	500.00	0%	N/A
2	Set up Fee	N/A	N/A	N/A	N/A	N/A
3	Hourly Rates	N/A	75.00	75.00	0%	N/A
4	Site Supervision Hourly Rate Per Staff	N/A	20.00	25.00	25%	N/A
5	Unauthorized Use	N/A	150.00	150.00	0%	N/A
6	Property Damage Insurance	N/A	N/A	N/A	N/A	N/A
7	Special Event Liability Insurance	N/A	81.00	Published Rates by Insurance Provider	N/A	N/A
8	Lighting Fee	N/A	N/A	N/A	N/A	N/A
<b>Clearwater Building</b>						
9	Retainer Fee	N/A	100.00	100.00	0%	N/A
10	Deposit - No Alcohol at Event	N/A	500.00	500.00	0%	N/A
11	Deposit - Alcohol at Event	N/A	1,000.00	1,000.00	0%	N/A
12	Set up Fee	N/A	350.00	350.00	0%	N/A
13	Hourly Rates - No Alcohol at Event	N/A	600.00	600.00	0%	N/A
14	Hourly Rates - Alcohol at Event	N/A	1,000.00	1,000.00	0%	N/A
15	Linen Rental	N/A	N/A	N/A	N/A	N/A
16	Admin Meeting	N/A	40.00	40.00	0%	N/A
17	Admin Hourly Rate	N/A	N/A	N/A	N/A	N/A
18	Unauthorized Use	N/A	300.00	300.00	0%	N/A
19	Property Damage Insurance (Auditorium Only)	N/A	50.00	Published Rates by Insurance Provider	N/A	N/A
20	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
21	Lighting Fee	N/A	N/A	N/A	N/A	N/A
<b>Mariposa Auditorium</b>						
22	Retainer Fee	N/A	50.00	50.00	0%	N/A
23	Deposit	N/A	200.00	500.00	150%	N/A
24	Set up Fee	134.53	40.00	40.00	0%	30%
25	Hourly Rates	N/A	40.00	40.00	0%	N/A
26	Admin Hourly Rate	N/A	N/A	N/A	N/A	N/A
27	Unauthorized Use	N/A	100.00	100.00	0%	N/A
28	Property Damage Insurance (Auditorium Only)	N/A	N/A	Published Rates by Insurance Provider	N/A	N/A
29	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
30	Lighting Fee	N/A	N/A	N/A	N/A	N/A
<b>Paramount Park Community Center Auditorium</b>						
31	Retainer Fee	N/A	100.00	100.00	0%	N/A
32	Deposit - No Alcohol at Event	N/A	500.00	500.00	0%	N/A
33	Deposit - Alcohol at Event	N/A	1,000.00	1,000.00	0%	N/A
34	Set up Fee	N/A	150.00	150.00	0%	N/A
35	Hourly Rates - Day Event - No Alcohol at Event (Resident)	N/A	500.00	500.00	0%	N/A
36	Hourly Rates - Day Event - No Alcohol at Event (Non-Resident)	N/A	500.00	N/A	N/A	N/A
37	Hourly Rates - Day Event - Alcohol at Event (Resident)	N/A	700.00	700.00	0%	N/A
38	Hourly Rates - Day Event - Alcohol at Event (Non-Resident)	N/A	900.00	N/A	N/A	N/A
39	Hourly Rates - Night Event - No Alcohol at Event (Resident)	N/A	900.00	900.00	0%	N/A

\* Full cost is based on Willdan fee study in 2018-2021



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Community Services</b>						
40	Hourly Rates - Night Event - No Alcohol at Event (Non-Resident)	N/A	1,300.00	N/A	N/A	N/A
41	Hourly Rates - Night Event - Alcohol at Event (Resident)	N/A	1,200.00	1,200.00	0%	N/A
42	Hourly Rates - Night Event - Alcohol at Event (Non-Resident)	N/A	1,200.00	N/A	N/A	N/A
43	Admin Hourly Rate	N/A	N/A	N/A	N/A	N/A
44	Unauthorized Use	N/A	300.00	300.00	0%	N/A
45	Property Damage Insurance (Auditorium Only)	N/A	N/A	Published Rates by Insurance Provider	N/A	N/A
46	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
47	Lighting Fee	N/A	N/A	N/A	N/A	N/A
<b>Paramount Park Community Center Meeting Rooms</b>						
48	Retainer Fee	N/A	100.00	100.00	0%	N/A
49	Deposit - No Alcohol at Event	N/A	200.00	200.00	0%	N/A
50	Deposit - Alcohol at Event	N/A	500.00	500.00	0%	N/A
51	Set up Fee	134.53	40.00	40.00	0%	30%
52	Hourly Rate (Resident)	N/A	40.00	40.00	0%	N/A
53	Hourly Rates	N/A	40.00	40.00	0%	N/A
54	Admin Hourly Rate	N/A	N/A	N/A	N/A	N/A
55	Unauthorized Use	N/A	N/A	N/A	N/A	N/A
56	Property Damage Insurance (Auditorium Only)	N/A	N/A	N/A	N/A	N/A
57	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
58	Lighting Fee	N/A	N/A	N/A	N/A	N/A
<b>Plaza Auditorium</b>						
59	Retainer Fee	N/A	100.00	100.00	0%	N/A
60	Deposit - No Alcohol at Event	N/A	500.00	500.00	0%	N/A
61	Deposit - Alcohol at Event	N/A	1,000.00	1,000.00	0%	N/A
62	Set up Fee	N/A	350.00	350.00	0%	N/A
63	Hourly Rates - No Alcohol at Event	N/A	840.00	840.00	0%	N/A
64	Hourly Rates - Alcohol at Event	N/A	1,200.00	1,200.00	0%	N/A
65	Admin Hourly Rate	N/A	N/A	N/A	N/A	N/A
66	Unauthorized Use	N/A	300.00	300.00	0%	N/A
67	Property Damage Insurance (Auditorium Only)	N/A	50.00	Published Rates by Insurance Provider	N/A	N/A
68	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
<b>Park Shelters</b>						
69	Deposit	N/A	150.00	200.00	33%	N/A
70	Day Use Fee	134.53	50.00	50.00	0%	37%
<b>Paramount Park Pool</b>						
71	Deposit	N/A	N/A	N/A - Eliminate	N/A	N/A
72	Set up Fee	N/A	N/A	N/A - Eliminate	N/A	N/A
73	Hourly Rates	N/A	250.00	N/A - Eliminate	N/A	N/A
74	Admin Hourly Rate	N/A	N/A	N/A - Eliminate	N/A	N/A
75	Unauthorized Use	N/A	N/A	N/A - Eliminate	N/A	N/A
76	Property Damage Insurance	N/A	N/A	N/A - Eliminate	N/A	N/A
77	Special Event Liability Insurance	N/A	N/A	N/A - Eliminate	N/A	N/A
78	Lighting Fee	N/A	N/A	N/A - Eliminate	N/A	N/A
<b>Ballfields</b>						
79	Deposit	N/A	N/A	N/A	N/A	N/A

\* Full cost is based on Willdan fee study in 2018-2021



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Community Services</b>						
80	Set up Fee	134.53	20.00	25.00	25%	19%
81	Hourly Rates	N/A	30.00	30.00	0%	N/A
82	Admin Hourly Rate	N/A	N/A	N/A	N/A	N/A
83	Unauthorized Use	N/A	N/A	N/A	N/A	N/A
84	Property Damage Insurance	N/A	N/A	N/A	N/A	N/A
85	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
86	Lighting Fee (per hour)	N/A	15.00	15.00	0%	N/A
<b>Basketball Courts</b>						
NEW	Deposit	N/A	-	N/A	New	N/A
NEW	Set Up Fee	N/A	-	25.00	New	N/A
NEW	Hourly Rates	N/A	-	25.00	New	N/A
NEW	Admin Hourly Rate	N/A	-	25.00	New	N/A
NEW	Unauthorized Use	N/A	-	N/A	New	N/A
NEW	Property Damage Insurance	N/A	-	N/A	New	N/A
NEW	Special Event Liability Insurance	N/A	-	Published Rates by Insurance Provider	New	N/A
NEW	Lighting Fee (per hour)	N/A	-	15.00	New	N/A
<b>Paramount Park Gym</b>						
87	Deposit	N/A	100.00	100.00	0%	N/A
88	Set up Fee	134.53	20.00	25.00	25%	19%
89	Hourly Rates	N/A	50.00	50.00	0%	N/A
90	Admin Hourly Rate	N/A	20.00	25.00	25%	N/A
91	Unauthorized Use	N/A	N/A	N/A	N/A	N/A
92	Property Damage Insurance	N/A	N/A	N/A	N/A	N/A
93	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
94	Lighting Fee	N/A	N/A	N/A	N/A	N/A
<b>Futsal Courts</b>						
95	Deposit	N/A	100.00	100.00	0%	N/A
96	Set up Fee	134.53	20.00	25.00	25%	19%
97	Hourly Rates	N/A	50.00	50.00	0%	N/A
98	Admin Hourly Rate	N/A	N/A	25.00	N/A	N/A
99	Unauthorized Use	N/A	N/A	N/A	N/A	N/A
100	Property Damage Insurance	N/A	N/A	N/A	N/A	N/A
101	Special Event Liability Insurance	N/A	81.00-353.00	Published Rates by Insurance Provider	N/A	N/A
102	Lighting Fee (per hour)	N/A	15.00	15.00	0%	N/A
<b>Activity</b>						
103	Community Garden (per parcel per year)	N/A	15.00	25.00	67%	N/A
104	STAR Registration	N/A	10.00	N/A	N/A	N/A
105	Medical Taxi Program	N/A	1.00	1.00	0%	N/A
106	Dial-A-Ride Taxi Program	N/A	1.00	1.00	0%	N/A
107	Day Camp - Residents	520.37	90.00	110.00	22%	21%
108	Day Camp - Non-Residents	520.37	120.00	N/A	N/A	N/A
109	Admin Fee (Refund Fee)	N/A	5.00	5.00	0%	N/A
110	Family / Teen Excursions	N/A	5.00-50.00	5.00-50.00	0%	N/A
111	Adult Sports	N/A	100.00-300.00	100.00-375.00	N/A	N/A
NEW	Youth Sports	N/A	-	25.00	New	N/A
NEW	Swim Lessons - Weekday (Residents)	N/A	-	75.00	New	N/A
NEW	Swim Lessons - Weekday (Non-Residents)	N/A	-	100.00	New	N/A
NEW	Swim Lessons - Saturday (Residents)	N/A	-	45.00	New	N/A

\* Full cost is based on Willdan fee study in 2018-2021



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Community Services</b>						
NEW	Swim Lessons - Saturday (Non-Residents)	N/A	-	70.00	New	N/A
NEW	Recreation Swim Entrance - Child 17 & Under (Residents)	N/A	-	1.00	New	N/A
NEW	Recreation Swim Entrance - Adults 18 & Over (Residents)	N/A	-	2.00	New	N/A
NEW	Recreation Swim Entrance (Non-Residents)	N/A	-	5.00	New	N/A
112	Jumpers Permit	N/A	10.00	20.00	100%	N/A
113	Senior Excursions	N/A	5.00-112.00	5.00-Actual Cost	N/A	N/A
114	Senior Bingo - Membership	N/A	5.00	5.00	0%	N/A
115	Senior Bingo - Per Game	N/A	2.00	2.00	0%	N/A
116	1st Time Lost Transit Card	N/A	5.00	5.00	0%	N/A
117	2nd Time Lost Transit Card	N/A	10.00	10.00	0%	N/A
118	3rd Time Lost Transit Card	N/A	15.00	15.00	0%	N/A
<b>Dog Licensing Fees</b>						
119	Unaltered	N/A	40.00	42.00	5%	N/A
120	Altered	N/A	20.00	21.00	5%	N/A
121	Senior/Altered	N/A	10.00	10.50	5%	N/A
122	New Tags	N/A	5.00	5.25	5%	N/A
123	Penalty for late payments	N/A	50%	50%	0%	N/A



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Building &amp; Safety</b>						
<b>Building Permit Fees</b>						
1	Issuance of each inspection application receipt	181.37	38.00	40.00	5%	22%
2	Site inspection not otherwise covered by a fee	363.81	300.00	364.00	21%	100%
	Inspection of any use, occupancy, or charge in either:					
3	Group R or M	363.81	250.00	364.00	46%	100%
	Other than R or M, where affected floor area is:					
4	Less than 5,000 sq. ft	363.81	300.00	364.00	21%	100%
5	5,001 to 10,000 sq. ft	423.00	360.00	423.00	18%	100%
6	10,001 to 100,000 sq. ft	453.49	400.00	453.00	13%	100%
7	Above 100,00 sq. ft	543.17	480.00	543.00	13%	100%
8	Minimum charge for inspection of the repair or rehabilitation of a building or structure declared substandard	586.54	500.00	587.00	17%	100%
9	Inspection of the demolition of building or structure	363.81	250.00	364.00	46%	100%
10	Inspection of Group A, Division 4, structures, each	363.81	327.13	364.00	11%	100%
11	Inspection of structures of devices regulated by Chapter 66, for the first structure of device	363.81	327.13	364.00	11%	100%
12	Each additional structure or device	363.81	140.00	364.00	160%	100%
	Application and investigation fee for relocation building permits, as required by Chapter 68:					
13	Floor area less than 5,000 sq. ft	318.97	286.00	319.00	12%	100%
14	5,000 sq. ft and above	500.87	400.00	501.00	25%	100%
15	Rehearing required before the Building Rehabilitation Appeals Board	619.76	525.00	620.00	18%	100%
	Building Code Table No. 99-A:					
16	Investigation and processing	593.09	300.00	315.00	5%	53%
17	Preparation of job specifications	685.31	500.00	525.00	5%	77%
18	Board of Appeal	548.25	492.00	517.00	5%	94%
19	Contract performance inspection	730.15	600.00	730.00	22%	100%
20	Billing	368.88	300.00	315.00	5%	85%
21	Record special assessments	368.88	330.00	347.00	5%	94%
22	Filing of special assessments	368.88	330.00	347.00	5%	94%
	Investigation Fee:					
23	Work without a permit - penalty	N/A	equal to permit fee required by code, but not exceed 931.43	Equal to permit fee required by code, but not less than \$439.20. Exception: One or two family dwellings, when work is performed by owner-builder	N/A	N/A
<b>Electrical Permit Fees</b>						
24	Issuing permit	180.92	38.00	40.00	5%	22%
	New residential building:					
25	Multi-residential, per sq ft	0.09	0.15	0.15	0%	166%
26	Single and two-family buildings, per sq ft	0.25	0.17	0.25	47%	100%
	Private swimming pools:					
27	New private, in-ground, swimming pools, each	318.97	96.00	101.00	5%	32%
28	Other types (spas, etc) and alterations to pool	318.97	55.00	58.00	5%	18%
	Carnivals and circuses:					
29	Electronic generators and rides, each	453.49	400.00	420.00	5%	93%
30	Mechanically driven rides and walk-through attractions or displays having electric light, each	453.49	360.00	378.00	5%	83%
31	System or area lighting, each	363.81	24.00	43.00	79%	12%
	Temporary power service:					
32	Temporary service power pole or pedestal, each	274.12	52.00	114.00	119%	42%
33	Temporary distribution system (Christmas tree sales lot, firework stand, etc.) each	274.12	42.00	56.00	33%	20%
	Receptacle, switch, and lighting or other outlets:					
34	First 20, each	15.95	2.65	6.00	126%	38%
35	Additional outlets, each	15.95	1.60	4.00	150%	25%

\* Full cost is based on Willdan fee study in 2018-2021



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Building &amp; Safety</b>						
	Lighting fixtures, sockets, or other lamp holding devices:					
36	First 20, each	15.95	2.65	6.00	126%	38%
37	Additional fixtures, each	15.95	1.60	4.00	150%	25%
38	Pole or platform mounted lighting fixtures, each	318.97	2.65	7.00	164%	2%
39	Theatrical-type lighting fixtures, each	363.81	3.00	7.00	133%	2%
	Residential appliances (not exceeding one horsepower):					
40	Fixed residential appliances (i.e. wall-mounted ovens, dishwashers, water heaters), each	318.97	13.20	28.00	112%	9%
	Non-residential appliances (not exceeding one horsepower):					
41	Each	363.81	16.80	40.00	138%	11%
	Power apparatus (rating in horsepower, kilowatts, kilovolt, amperes):					
42	1 or less, each	318.97	16.80	40.00	138%	13%
43	Over 1 and less than 10, each	318.97	21.60	52.00	141%	16%
44	Over 10 and less than 50, each	318.97	51.00	120.00	135%	38%
45	Over 50 and less than 100, each	318.97	116.50	225.00	93%	71%
46	Over 100, each	318.97	171.50	320.00	87%	100%
	Busaways (Trolley and plug-in type):					
47	Each 100 feet or fraction thereof	318.97	33.70	68.00	102%	21%
	Signs, outline lighting, and marquees:					
48	Signs, outline lighting systems supplied from one branch circuit, each	318.97	52.00	102.00	96%	32%
49	Additional branch circuits, each	92.15	18.21	34.00	87%	37%
	Services:					
50	Services of 600 volts or less, and not over 200 amperes, each	318.97	54.14	102.00	88%	32%
51	Services of 600 volts or less, and over 200 amperes to 1,000 amperes, each	363.81	105.22	364.00	246%	100%
52	Services over 600 volts or over 1,000 amperes, each	453.49	245.13	453.00	85%	100%
	Miscellaneous apparatus conduits and conductors:					
53	Electrical apparatus, conduits, and conductors for which a permit is required but for which no fee is herein set forth	318.97	52.00	171.00	229%	54%
	Other Inspections:					
54	Extra inspections resulting from defective workmanship or materials, each	453.49	35.13	86.00	145%	19%
55	Inspection of electrical equipment for which no fee is set and for emergency inspections per hour	363.81	327.13	343.00	5%	94%
56	With a minimum charge for 1/2 hour or less	274.12	163.53	172.00	5%	63%
	Investigation Fee:					
57	Work without a permit - penalty	N/A	equal to permit fee required by code, but not exceed 931.43	Equal to permit fee required by code, but not less than \$439.20. Exception: One or two family dwellings, when work is performed by owner-builder	N/A	N/A
<b>Plumbing Permit Fees</b>						
58	Issuing permit	182.15	38.00	40.00	5%	22%
59	Plumbing fixture or trap or set of fixtures on one trap, each	318.97	21.33	43.00	102%	13%
60	Permanent type dishwasher trapped or not, each	318.97	21.33	43.00	102%	13%
61	Industrial waste pretreatment interceptor, each	318.97	25.00	43.00	72%	13%
62	Swimming pool drainage trap and receptor, each	318.97	21.33	43.00	102%	13%
	Gas piping systems (new, alterations, retests):					



**Attachment A**  
**City of Paramount**  
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**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Building &amp; Safety</b>						
63	1 to 5 outlets, each	63.79	21.33	43.00	102%	67%
64	Over 5 outlets, each	63.79	5.68	11.00	94%	17%
65	Gas pressure regulator, each	318.97	21.33	43.00	102%	13%
66	Water heater and/or vent, each	318.97	21.33	43.00	102%	13%
67	Repair or alteration of drainage and/or vent piping	318.97	21.33	43.00	102%	13%
68	Water treating equipment and/or water piping installed without accompanying plumbing, each	318.97	21.33	43.00	102%	13%
69	Lawn sprinkler systems on any one meter, including backflow prevention devices each	318.97	21.33	43.00	102%	13%
	Backflow prevention device on unprotected water supplies, pools, vats, etc:					
70	1 to 5 devices	318.97	21.33	43.00	102%	13%
71	Over 5 devices, each	63.79	5.68	11.00	94%	17%
	Investigation Fee:					
72	Work without a permit - penalty	N/A	equal to permit fee required by code, but not exceed 931.43	Equal to permit fee required by code, but not less than \$439.20. Exception: One or two family dwellings, when work is performed by owner-builder	N/A	N/A
<b>Mechanical Permit Fees</b>						
73	Issuing permit	180.92	38.00	40.00	5%	22%
	Installation, alteration, or relocation of each refrigeration compressor or absorption unit:					
74	Up to including 100,000 BTU	318.97	52.06	71.00	36%	22%
75	100,001 to 1,000,000 BTU	363.81	70.33	364.00	418%	100%
76	1,000,001 to 2,000,000 BTU	393.70	175.56	394.00	124%	100%
77	More than 2,000,000 BTU	453.49	350.55	453.00	29%	100%
78	Installation, relocation, or replacement of appliance vent not included in appliance permit, each	363.81	18.21	34.00	87%	9%
	Installation of alternation of each air handling unit for air conditioning:					
	Up to including 2,000 CFM:					
79	Each unit up to 10	318.97	18.21	34.00	87%	11%
80	Each unit over 10	318.97	5.68	10.00	76%	3%
81	2,001 CFM to 10,000 CFM	363.81	52.06	102.00	96%	28%
82	More than 10,000 CFM	408.65	87.85	171.00	95%	42%
83	Evaporative cooler other than portable type, each	363.81	28.11	57.00	103%	16%
	Required ventilation fans which serve a single register:					
84	Each fan up to 10	27.41	21.33	27.00	27%	98%
85	Each fan over 10	36.38	7.35	15.00	104%	41%
86	Each required ventilation system not a part of any air conditioning system for which a permit is required elsewhere in this Code	363.81	42.67	88.00	106%	24%
87	Installation of each commercial kitchen hood or spray booth served by mechanical exhaust	453.49	87.85	453.00	416%	100%
88	Alteration of an existing duct system for which a permit is not required elsewhere in this Code	363.81	35.13	71.00	102%	20%
	Investigation Fee:					



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**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Building &amp; Safety</b>						
89	Work without a permit - penalty	N/A	equal to permit fee required by code, but not exceed 931.43	Equal to permit fee required by code, but not less than \$439.20. Exception: One or two family dwellings, when work is performed by owner-builder	N/A	N/A
<b>Sewer Permit Fees</b>						
90	Issuing permit	180.92	38.00	40.00	5%	22%
91	Connection of house sewer to public sewer, each	274.12	59.73	122.00	104%	45%
92	House sewer manhole, each	274.12	59.73	122.00	104%	45%
93	Installation of a section of house sewer, each	274.12	38.96	79.00	103%	29%
94	Connection of additional building or additional work to a house sewer, each	274.12	38.96	79.00	103%	29%
95	Connection of a house sewer to a private sewage disposal system, each	274.12	38.96	79.00	103%	29%
96	Private sewage disposal system, each	274.12	120.87	251.00	108%	92%
97	Cesspool, overflow seepage pit, percolation test kit, swimming pool drywell, or drain field extension	274.12	59.73	122.00	104%	45%
98	Disconnection, abandonment, alteration or repair of any house sewer or private sewage disposal system	274.12	38.96	79.00	103%	29%
99	Single building containing more than 216 drainage unit	N/A	25% of plumbing permit	25% of plumbing permit fee	0%	N/A
Potable water line serving one or more buildings:						
100	1 building	318.97	84.26	88.00	4%	28%
101	Each additional building	318.97	7.35	8.00	9%	3%
Fuel gas line serving one or more buildings:						
102	1 building	363.81	84.26	88.00	4%	24%
103	Each additional building	363.81	7.35	8.00	9%	2%
Sewer collection system serving more than one buildings:						
104	1 building	318.97	42.67	45.00	5%	14%
105	Each additional building	318.97	7.35	8.00	9%	3%
Investigation Fee:						
106	Work without a permit - penalty	N/A	equal to permit fee required by code, but not exceed 931.43	Equal to permit fee required by code, but not less than \$439.20. Exception: One or two family dwellings, when work is performed by owner-builder	N/A	N/A
<b>Grading Permit Fees</b>						
107	1 to 50 cubic yards	274.12	140.67	148.00	5%	54%
108	51 to 100	318.97	233.18	245.00	5%	77%
109	101 to 1,000	363.81	\$233.18 plus \$15.25 per 100 cubic yards or fraction thereof greater than 100	\$245 plus \$16.01 per 100 cubic yards or fraction thereof greater than 100	N/A	N/A
110	1,001 to 10,000	408.65	\$367.45 plus \$4.48 per 1,000 cubic yards or fraction thereof greater than 1,000	\$386 plus \$4.7 per 1,000 cubic yards or fraction thereof greater than 1,000	N/A	N/A
111	10,001 to 100,000	453.49	\$407.77 plus \$0.45 per 1,000 cubic yards or fraction thereof greater than 10,000	\$428 plus \$0.47 per 1,000 cubic yards or fraction thereof greater than 10,000	N/A	N/A

\* Full cost is based on Willdan fee study in 2018-2021





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No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Building &amp; Safety</b>						
112	100,001 to 500,000	498.33	\$448.09 plus \$1.01 per 1,000 cubic yards or fraction thereof greater than 100,000	\$512 plus \$1.06 per 1,000 cubic yards or fraction thereof greater than 100,000	N/A	N/A
113	More than 500,000	543.17	\$488.42 plus \$0.63 per 1,000 cubic yards or fraction thereof greater than 500,000	\$513 plus \$0.66 per 1,000 cubic yards or fraction thereof greater than 500,000	N/A	N/A
	Investigation Fee:					
114	Work without a permit - penalty	N/A	equal to permit fee required by code, but not exceed 931.43	Equal to permit fee required by code, but not less than \$439.20. Exception: One or two family dwellings, when work is performed by owner-builder	N/A	N/A
115	Over-the-counter plan review	435.87	195.00	205.00	5%	47%
116	Search of office records	507.93	65.00	68.00	5%	13%
117	Response to public records requests	391.03	0.10	0.10	0%	0%
118	Issuance of certificate of occupancy	175.35	35.00	132.00	277%	75%
119	Issuance of temporary certificate of occupancy	175.35	35.00	175.00	400%	100%
120	Preliminary plan review for conceptual approval, code application/interpretation prior to submittal of permit application	391.03	92.00	286.00	211%	73%
121	Records management and retention fee (permits/plans digitizing)	802.72	0.1% of building permit fee (based on valuation) but not less than \$10.00	0.2% of building permit fee (based on valuation) but not less than \$12.90 minimum, \$549.40 maximum	N/A	N/A
122	Job card replacement	214.93	23.00	24.00	4%	11%
123	Expedited plan review fee	418.25	125% rate of plan check fee	125% rate of plan check fee	0%	N/A
124	Re-Inspection fee	301.10	270.74	284.00	5%	94%
	Potable Water Pipe/Main Line:					
125	1 ½" and Under	180.92	21.33	43.00	102%	24%
126	2" to 3"	180.92	54.00	132.00	144%	73%
127	3" or Greater	180.92	110.00	180.00	64%	99%
128	Trap Primer	180.92	21.33	43.00	102%	24%
129	Technology Fee	7.5% of building permits	7.5% of building permits	7.5% of building permits	0%	100%



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A permit issuance fee of \$40 shall be added to all permit fees.

<b>Building &amp; Safety</b>								
<b>Valuation Table for Building Permit, Plan Check, Strong Motion, Storm Drain Master Plan, General Plan, &amp; Public Art Fees</b>								
<b>Valuation (1,000's) Not Over</b>	<b>Plan Check (1)</b>	<b>Bldg. Permit</b>	<b>Strong Motion/ Seismic Hazard (2)</b>		<b>Storm Drain</b>	<b>General Plan</b>	<b>0.01 Public Art</b>	<b>SD, GP, PA fees (3)</b>
<b>Cat. 1</b>	<b>Cat. 2</b>							
0.4	76.33	42.28	0.50	0.50				3.00
0.7	76.33	52.84	0.50	0.50				3.00
1	76.33	70.45	0.50	0.50	13.42	9.54	0.00	22.96
2	78.61	92.50	0.50	0.56	15.64	11.12	0.00	26.76
3	97.36	114.54	0.50	0.84	19.37	13.77	0.00	33.14
4	116.11	136.59	0.52	1.12	23.10	16.43	0.00	39.52
5	134.83	158.63	0.65	1.40	26.82	19.08	0.00	45.90
6	153.58	180.68	0.78	1.68	30.55	21.73	0.00	52.28
7	172.32	202.73	0.91	1.96	34.28	24.38	0.00	58.66
8	191.06	224.77	1.04	2.24	38.01	27.03	0.00	65.04
9	209.80	246.82	1.17	2.52	41.74	29.68	0.00	71.42
10	228.53	268.86	1.30	2.80	45.46	32.33	0.00	77.79
11	247.27	290.91	1.43	3.08	49.19	34.98	0.00	84.17
12	266.01	312.95	1.56	3.36	52.92	37.63	0.00	90.55
13	284.75	335.00	1.69	3.64	56.65	40.28	0.00	96.93
14	303.50	357.05	1.82	3.92	60.37	42.94	0.00	103.31
15	322.22	379.09	1.95	4.20	64.10	45.59	0.00	109.69
16	340.97	401.14	2.08	4.48	67.83	48.24	0.00	116.07
17	359.71	423.18	2.21	4.76	71.56	50.89	0.00	122.45
18	378.45	445.23	2.34	5.04	75.29	53.54	0.00	128.82
19	397.19	467.27	2.47	5.32	79.01	56.19	0.00	135.20
20	415.92	489.32	2.60	5.60	82.74	58.84	0.00	141.58
21	434.66	511.37	2.73	5.88	86.47	61.49	0.00	147.96
22	453.40	533.41	2.86	6.16	90.20	64.14	0.00	154.34
23	472.14	555.46	2.99	6.44	93.92	66.79	0.00	160.72
24	490.88	577.50	3.12	6.72	97.65	69.45	0.00	167.10
25	509.61	599.55	3.25	7.00	101.38	72.10	0.00	173.48
26	526.07	618.91	3.38	7.28	104.65	74.42	0.00	179.08
27	542.53	638.27	3.51	7.56	107.93	76.75	0.00	184.68
28	558.99	657.63	3.64	7.84	111.20	79.08	0.00	190.28
29	575.44	676.99	3.77	8.12	114.47	81.41	0.00	195.88
30	591.89	696.35	3.90	8.40	117.75	83.74	0.00	201.48
31	608.35	715.71	4.03	8.68	121.02	86.06	0.00	207.09
32	624.81	735.07	4.16	8.96	124.30	88.39	0.00	212.69
33	641.26	754.42	4.29	9.24	127.57	90.72	0.00	218.29
34	657.72	773.78	4.42	9.52	130.84	93.05	0.00	223.89
35	674.17	793.14	4.55	9.80	134.12	95.38	0.00	229.49
36	690.63	812.50	4.68	10.08	137.39	97.70	0.00	235.09
37	707.08	831.86	4.81	10.36	140.66	100.03	0.00	240.69
38	723.54	851.22	4.94	10.64	143.94	102.36	0.00	246.30
39	740.00	870.58	5.07	10.92	147.21	104.69	0.00	251.90

\* Full cost is based on Willdan fee study in 2018-2021 10 of 17



**Attachment A**  
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A permit issuance fee of \$40 shall be added to all permit fees.

Building & Safety								
Valuation Table for Building Permit, Plan Check, Strong Motion, Storm Drain Master Plan, General Plan, & Public Art Fees								
Valuation (1,000's) Not Over	Plan Check (1)	Bldg. Permit	Strong Motion/ Seismic Hazard (2)		Storm Drain	General Plan	0.01 Public Art	SD, GP, PA fees (3)
			Cat. 1	Cat. 2				
40	756.46	889.94	5.20	11.20	150.48	107.02	0.00	257.50
41	772.90	909.30	5.33	11.48	153.76	109.34	0.00	263.10
42	789.36	928.66	5.46	11.76	157.03	111.67	0.00	268.70
43	805.82	948.02	5.59	12.04	160.30	114.00	0.00	274.30
44	822.28	967.38	5.72	12.32	163.58	116.33	0.00	279.91
45	838.72	986.74	5.85	12.60	166.85	118.65	0.00	285.51
46	855.18	1,006.10	5.98	12.88	170.12	120.98	0.00	291.11
47	871.64	1,025.46	6.11	13.16	173.40	123.31	0.00	296.71
48	888.10	1,044.82	6.24	13.44	176.67	125.64	0.00	302.31
49	904.55	1,064.18	6.37	13.72	179.95	127.97	0.00	307.91
50	921.00	1,083.53	6.50	14.00	183.22	130.30	0.00	313.51
51	934.49	1,099.39	6.63	14.28	185.90	132.20	0.00	318.10
52	947.96	1,115.24	6.76	14.56	188.58	134.11	0.00	322.69
53	961.43	1,131.09	6.89	14.84	191.26	136.01	0.00	327.27
54	974.91	1,146.95	7.02	15.12	193.94	137.92	0.00	331.86
55	988.38	1,162.80	7.15	15.40	196.62	139.83	0.00	336.45
56	1,001.86	1,178.65	7.28	15.68	199.30	141.73	0.00	341.04
57	1,015.33	1,194.51	7.41	15.96	201.98	143.64	0.00	345.62
58	1,028.81	1,210.36	7.54	16.24	204.67	145.55	0.00	350.21
59	1,042.28	1,226.21	7.67	16.52	207.35	147.45	0.00	354.80
60	1,055.76	1,242.07	7.80	16.80	210.03	149.36	0.00	359.39
61	1,069.23	1,257.92	7.93	17.08	212.71	151.26	0.00	363.97
62	1,082.70	1,273.77	8.06	17.36	215.39	153.17	0.00	368.56
63	1,096.18	1,289.63	8.19	17.64	218.07	155.08	0.00	373.15
64	1,109.65	1,305.48	8.32	17.92	220.75	156.98	0.00	377.73
65	1,123.14	1,321.33	8.45	18.20	223.43	158.89	0.00	382.32
66	1,136.61	1,337.19	8.58	18.48	226.11	160.80	0.00	386.91
67	1,150.09	1,353.04	8.71	18.76	228.79	162.70	0.00	391.49
68	1,163.56	1,368.89	8.84	19.04	231.47	164.61	0.00	396.08
69	1,177.04	1,384.75	8.97	19.32	234.15	166.52	0.00	400.67
70	1,190.51	1,400.60	9.10	19.60	236.83	168.42	0.00	405.26
71	1,203.99	1,416.45	9.23	19.88	239.51	170.33	0.00	409.84
72	1,217.46	1,432.31	9.36	20.16	242.19	172.23	0.00	414.43
73	1,230.93	1,448.16	9.49	20.44	244.87	174.14	0.00	419.02
74	1,244.41	1,464.01	9.62	20.72	247.56	176.05	0.00	423.60
75	1,257.88	1,479.87	9.75	21.00	250.24	177.95	0.00	428.19
76	1,271.37	1,495.72	9.88	21.28	252.92	179.86	0.00	432.78
77	1,284.83	1,511.57	10.01	21.56	255.60	181.77	0.00	437.36
78	1,298.32	1,527.43	10.14	21.84	258.28	183.67	0.00	441.95
79	1,311.79	1,543.28	10.27	22.12	260.96	185.58	0.00	446.54
80	1,325.27	1,559.13	10.40	22.40	263.64	187.49	0.00	451.13
81	1,338.74	1,574.99	10.53	22.68	266.32	189.39	0.00	455.71
82	1,352.21	1,590.84	10.66	22.96	269.00	191.30	0.00	460.30
83	1,365.69	1,606.69	10.79	23.24	271.68	193.20	0.00	464.89
84	1,379.16	1,622.55	10.92	23.52	274.36	195.11	0.00	469.47

\* Full cost is based on Willdan fee study in 2018-2021 11 of 17



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<b>Building &amp; Safety</b>								
<b>Valuation Table for Building Permit, Plan Check, Strong Motion, Storm Drain Master Plan, General Plan, &amp; Public Art Fees</b>								
<b>Valuation (1,000's) Not Over</b>	<b>Plan Check (1)</b>	<b>Bldg. Permit</b>	<b>Strong Motion/ Seismic Hazard (2)</b>		<b>Storm Drain</b>	<b>General Plan</b>	<b>0.01 Public Art</b>	<b>SD, GP, PA fees (3)</b>
<b>Cat. 1</b>	<b>Cat. 2</b>							
85	1,392.64	1,638.40	11.05	23.80	277.04	197.02	0.00	474.06
86	1,406.11	1,654.25	11.18	24.08	279.72	198.92	0.00	478.65
87	1,419.59	1,670.11	11.31	24.36	282.41	200.83	0.00	483.24
88	1,433.06	1,685.96	11.44	24.64	285.09	202.74	0.00	487.82
89	1,446.55	1,701.81	11.57	24.92	287.77	204.64	0.00	492.41
90	1,460.02	1,717.67	11.70	25.20	290.45	206.55	0.00	497.00
91	1,473.50	1,733.52	11.83	25.48	293.13	208.46	0.00	501.58
92	1,486.97	1,749.37	11.96	25.76	295.81	210.36	0.00	506.17
93	1,500.44	1,765.23	12.09	26.04	298.49	212.27	0.00	510.76
94	1,513.92	1,781.08	12.22	26.32	301.17	214.17	0.00	515.34
95	1,527.39	1,796.93	12.35	26.60	303.85	216.08	0.00	519.93
96	1,540.87	1,812.79	12.48	26.88	306.53	217.99	0.00	524.52
97	1,554.34	1,828.64	12.61	27.16	309.21	219.89	0.00	529.11
98	1,567.82	1,844.49	12.74	27.44	311.89	221.80	0.00	533.69
99	1,581.29	1,860.35	12.87	27.72	314.57	223.71	0.00	538.28
100	1,594.77	1,876.20	13.00	28.00	317.25	225.61	1,000.00	1,542.87
101	1,603.75	1,886.77	13.13	28.28	319.04	226.88	1,010.00	1,555.93
102	1,612.73	1,897.34	13.26	28.56	320.83	228.15	1,020.00	1,568.98
103	1,621.71	1,907.91	13.39	28.84	322.61	229.43	1,030.00	1,582.04
104	1,630.71	1,918.47	13.52	29.12	324.40	230.70	1,040.00	1,595.10
105	1,639.69	1,929.04	13.65	29.40	326.19	231.97	1,050.00	1,608.16
106	1,648.67	1,939.61	13.78	29.68	327.98	233.24	1,060.00	1,621.21
107	1,657.66	1,950.18	13.91	29.96	329.76	234.51	1,070.00	1,634.27
108	1,666.64	1,960.75	14.04	30.24	331.55	235.78	1,080.00	1,647.33
109	1,675.62	1,971.32	14.17	30.52	333.34	237.05	1,090.00	1,660.39
110	1,684.61	1,981.89	14.30	30.80	335.13	238.32	1,100.00	1,673.45
111	1,693.59	1,992.46	14.43	31.08	336.91	239.59	1,110.00	1,686.51
112	1,702.57	2,003.03	14.56	31.36	338.70	240.86	1,120.00	1,699.56
113	1,711.55	2,013.59	14.69	31.64	340.49	242.13	1,130.00	1,712.62
114	1,720.54	2,024.16	14.82	31.92	342.27	243.41	1,140.00	1,725.68
115	1,729.52	2,034.73	14.95	32.20	344.06	244.68	1,150.00	1,738.74
116	1,738.50	2,045.30	15.08	32.48	345.85	245.95	1,160.00	1,751.79
117	1,747.49	2,055.87	15.21	32.76	347.64	247.22	1,170.00	1,764.85
118	1,756.47	2,066.44	15.34	33.04	349.42	248.49	1,180.00	1,777.91
119	1,765.45	2,077.01	15.47	33.32	351.21	249.76	1,190.00	1,790.97
120	1,774.45	2,087.58	15.60	33.60	353.00	251.03	1,200.00	1,804.03
121	1,783.43	2,098.14	15.73	33.88	354.78	252.30	1,210.00	1,817.09
122	1,792.40	2,108.71	15.86	34.16	356.57	253.57	1,220.00	1,830.14
123	1,801.38	2,119.28	15.99	34.44	358.36	254.84	1,230.00	1,843.20
124	1,810.38	2,129.85	16.12	34.72	360.15	256.11	1,240.00	1,856.26
125	1,819.36	2,140.42	16.25	35.00	361.93	257.39	1,250.00	1,869.32
126	1,828.34	2,150.99	16.38	35.28	363.72	258.66	1,260.00	1,882.38
127	1,837.33	2,161.56	16.51	35.56	365.51	259.93	1,270.00	1,895.43
128	1,846.31	2,172.13	16.64	35.84	367.29	261.20	1,280.00	1,908.49
129	1,855.29	2,182.70	16.77	36.12	369.08	262.47	1,290.00	1,921.55

\* Full cost is based on Willdan fee study in 2018-2021 12 of 17



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

A permit issuance fee of \$40 shall be added to all permit fees.

<b>Building &amp; Safety</b>								
<b>Valuation Table for Building Permit, Plan Check, Strong Motion, Storm Drain Master Plan, General Plan, &amp; Public Art Fees</b>								
<b>Valuation (1,000's) Not Over</b>	<b>Plan Check (1)</b>	<b>Bldg. Permit</b>	<b>Strong Motion/ Seismic Hazard (2)</b>		<b>Storm Drain</b>	<b>General Plan</b>	<b>0.01 Public Art</b>	<b>SD, GP, PA fees (3)</b>
<b>Cat. 1</b>	<b>Cat. 2</b>							
130	1,864.28	2,193.26	16.90	36.40	370.87	263.74	1,300.00	1,934.61
131	1,873.26	2,203.83	17.03	36.68	372.66	265.01	1,310.00	1,947.67
132	1,882.24	2,214.40	17.16	36.96	374.44	266.28	1,320.00	1,960.72
133	1,891.22	2,224.97	17.29	37.24	376.23	267.55	1,330.00	1,973.78
134	1,900.21	2,235.54	17.42	37.52	378.02	268.82	1,340.00	1,986.84
135	1,909.19	2,246.11	17.55	37.80	379.80	270.09	1,350.00	1,999.90
136	1,918.17	2,256.68	17.68	38.08	381.59	271.37	1,360.00	2,012.96
137	1,927.16	2,267.25	17.81	38.36	383.38	272.64	1,370.00	2,026.01
138	1,936.14	2,277.82	17.94	38.64	385.16	273.91	1,380.00	2,039.07
139	1,945.12	2,288.38	18.07	38.92	386.95	275.18	1,390.00	2,052.13
140	1,954.12	2,298.95	18.20	39.20	388.74	276.45	1,400.00	2,065.19
141	1,963.10	2,309.52	18.33	39.48	390.53	277.72	1,410.00	2,078.25
142	1,972.08	2,320.09	18.46	39.76	392.31	278.99	1,420.00	2,091.30
143	1,981.06	2,330.66	18.59	40.04	394.10	280.26	1,430.00	2,104.36
144	1,990.05	2,341.23	18.72	40.32	395.89	281.53	1,440.00	2,117.42
145	1,999.03	2,351.80	18.85	40.60	397.67	282.80	1,450.00	2,130.48
146	2,008.01	2,362.37	18.98	40.88	399.46	284.07	1,460.00	2,143.54
147	2,017.00	2,372.94	19.11	41.16	401.25	285.35	1,470.00	2,156.60
148	2,025.98	2,383.50	19.24	41.44	403.04	286.62	1,480.00	2,169.65
149	2,034.96	2,394.07	19.37	41.72	404.82	287.89	1,490.00	2,182.71
150	2,043.95	2,404.64	19.50	42.00	406.61	289.16	1,500.00	2,195.77
151	2,052.93	2,415.21	19.63	42.28	408.40	290.43	1,510.00	2,208.83
152	2,061.91	2,425.78	19.76	42.56	410.18	291.70	1,520.00	2,221.88
153	2,070.89	2,436.35	19.89	42.84	411.97	292.97	1,530.00	2,234.94
154	2,079.88	2,446.92	20.02	43.12	413.76	294.24	1,540.00	2,248.00
155	2,088.86	2,457.49	20.15	43.40	415.55	295.51	1,550.00	2,261.06
156	2,097.84	2,468.05	20.28	43.68	417.33	296.78	1,560.00	2,274.12
157	2,106.83	2,478.62	20.41	43.96	419.12	298.05	1,570.00	2,287.18
158	2,115.81	2,489.19	20.54	44.24	420.91	299.33	1,580.00	2,300.23
159	2,124.79	2,499.76	20.67	44.52	422.69	300.60	1,590.00	2,313.29
160	2,133.79	2,510.33	20.80	44.80	424.48	301.87	1,600.00	2,326.35
161	2,142.77	2,520.90	20.93	45.08	426.27	303.14	1,610.00	2,339.41
162	2,151.75	2,531.47	21.06	45.36	428.06	304.41	1,620.00	2,352.46
163	2,160.73	2,542.04	21.19	45.64	429.84	305.68	1,630.00	2,365.52
164	2,169.72	2,552.61	21.32	45.92	431.63	306.95	1,640.00	2,378.58
165	2,178.70	2,563.17	21.45	46.20	433.42	308.22	1,650.00	2,391.64
166	2,187.68	2,573.74	21.58	46.48	435.20	309.49	1,660.00	2,404.70
167	2,196.67	2,584.31	21.71	46.76	436.99	310.76	1,670.00	2,417.76
168	2,205.65	2,594.88	21.84	47.04	438.78	312.03	1,680.00	2,430.81
169	2,214.63	2,605.45	21.97	47.32	440.57	313.31	1,690.00	2,443.87
170	2,223.62	2,616.02	22.10	47.60	442.35	314.58	1,700.00	2,456.93
171	2,232.60	2,626.59	22.23	47.88	444.14	315.85	1,710.00	2,469.99
172	2,241.58	2,637.16	22.36	48.16	445.93	317.12	1,720.00	2,483.05
173	2,250.56	2,647.73	22.49	48.44	447.71	318.39	1,730.00	2,496.10
174	2,259.55	2,658.29	22.62	48.72	449.50	319.66	1,740.00	2,509.16

\* Full cost is based on Willdan fee study in 2018-2021 13 of 17



**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

A permit issuance fee of \$40 shall be added to all permit fees.

<b>Building &amp; Safety</b>								
<b>Valuation Table for Building Permit, Plan Check, Strong Motion, Storm Drain Master Plan, General Plan, &amp; Public Art Fees</b>								
<b>Valuation (1,000's) Not Over</b>	<b>Plan Check (1)</b>	<b>Bldg. Permit</b>	<b>Strong Motion/ Seismic Hazard (2)</b>		<b>Storm Drain</b>	<b>General Plan</b>	<b>0.01 Public Art</b>	<b>SD, GP, PA fees (3)</b>
<b>Cat. 1</b>	<b>Cat. 2</b>							
175	2,268.53	2,668.86	22.75	49.00	451.29	320.93	1,750.00	2,522.22
176	2,277.51	2,679.43	22.88	49.28	453.08	322.20	1,760.00	2,535.28
177	2,286.51	2,690.00	23.01	49.56	454.86	323.47	1,770.00	2,548.34
178	2,295.48	2,700.57	23.14	49.84	456.65	324.74	1,780.00	2,561.39
179	2,304.46	2,711.14	23.27	50.12	458.44	326.01	1,790.00	2,574.45
180	2,313.46	2,721.71	23.40	50.40	460.22	327.29	1,800.00	2,587.51
181	2,322.44	2,732.28	23.53	50.68	462.01	328.56	1,810.00	2,600.57
182	2,331.42	2,742.85	23.66	50.96	463.80	329.83	1,820.00	2,613.63
183	2,340.40	2,753.41	23.79	51.24	465.59	331.10	1,830.00	2,626.68
184	2,349.39	2,763.98	23.92	51.52	467.37	332.37	1,840.00	2,639.74
185	2,358.37	2,774.55	24.05	51.80	469.16	333.64	1,850.00	2,652.80
186	2,367.35	2,785.12	24.18	52.08	470.95	334.91	1,860.00	2,665.86
187	2,376.34	2,795.69	24.31	52.36	472.73	336.18	1,870.00	2,678.92
188	2,385.32	2,806.26	24.44	52.64	474.52	337.45	1,880.00	2,691.97
189	2,394.30	2,816.83	24.57	52.92	476.31	338.72	1,890.00	2,705.03
190	2,403.29	2,827.40	24.70	53.20	478.10	339.99	1,900.00	2,718.09

**(1) When plans are required. (See Building Code Section 301-C and 303-B)**

**(2) Strong Motion Instrumentation & Seismic Hazard Mapping Fee - paid to state**

Category 1 = residential buildings 1 to 3 stories in height (single family houses, duplexes and quadruplexes)  
 Category 2 = residential buildings > 3 stories, office buildings, warehouses, factories, restaurants, etc.

**Plan Check & Building Permit Fees**

FOR EACH ADDITIONAL \$1,000 or fraction thereof OVER \$190,000 (use the next full thousand or fractions), add \$11.10 to the Building Permit Fee and add \$9.00 to the Plan Check Fee.

NOTE: DO NOT add \$40 issuance fee to permit amount when calculating Plan Check Fee

**(3) Storm Drain, General Plan & Public Art Fees**

FOR EACH ADDITIONAL \$1,000 or fraction thereof OVER \$190,000 (use the next full thousand or fractions), use the following calculation:  
 Public Art Fee: Total Project Valuation multiplied by 1.00%





**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Planning</b>						
1	Zone Change	4,803.68	1,437.50	2,000.00	39%	42%
2	Zone Variance	3,062.72	1,062.50	1,500.00	41%	49%
3	Conditional Use Permit	2,808.28	1,062.50	1,500.00	41%	53%
4	Unclassified Use Permit	2,509.58	1,062.50	1,500.00	41%	60%
5	General Plan Amendment	3,787.63	1,437.50	2,000.00	39%	53%
6	Zoning Ordinance Text Amendment	4,953.04	1,437.50	2,000.00	39%	40%
7	Development Review Application	2,509.58	581.25	1,000.00	72%	40%
8	Condo Conversion	3,383.56	1,437.50	2,000.00	39%	59%
9	Merger	845.20	531.25	845.00	59%	100%
10	Tentative Parcel Tract Maps & Urban Lot Splits - up to five parcels	2,787.45	562.50	2,000.00	256%	72%
11	Tentative Parcel Tract Maps - each additional parcel over five	3,482.00	6.25	200.00	3100%	6%
12	Lot Line Adjustments	845.20	790.00	830.00	5%	98%
13	Final Parcel Maps - Up to four parcels	792.99	406.25	500.00	23%	63%
14	Final Parcel Maps - each additional parcel over four	546.49	25.00	200.00	700%	37%
15	Final Tract Maps - Up to 19 parcels	792.99	743.29	780.00	5%	98%
16	Final Tract Maps - each additional parcel over 19	546.49	25.00	200.00	700%	37%
17	Sign permit	298.71	200.00	210.00	5%	70%
18	Banner permit	149.35	50.00	53.00	6%	35%
19	Feather flag permit	149.35	50.00	53.00	6%	35%
20	Special event/grand opening permit	149.35	50.00	53.00	6%	35%
21	Administrative action (ministerial review/report of projects, including additions and ADUs)	746.76	500.00	600.00	20%	80%
22	Preliminary project/plan review or consultation	149.35	-	-	0%	0%
23	Determination of public convenience or necessity letter (for ABC)	149.35	100.00	105.00	5%	70%
24	Wireless communications administrative review	298.71	200.00	300.00	50%	100%
25	Rebuild letter	149.35	100.00	105.00	5%	70%
26	Zoning verification and legal nonconforming verification letter	149.35	100.00	105.00	5%	70%
27	DMV verification	149.35	100.00	105.00	5%	70%
28	Landscape/irrigation plan review – commercial/industrial	492.99	100.00	200.00	100%	41%
29	Reasonable accommodation review	298.71	50.00	53.00	6%	18%
30	Development agreement	2,062.18	1,850.00	1,943.00	5%	94%
31	Request for Planning Commission interpretation (of use compatible with zone)	1,366.97	1,000.00	1,350.00	35%	99%
32	Sidewalk Vendor Review	421.95	200.00	350.00	75%	83%
33	Mobile food vendor and ice cream truck review	421.95	200.00	350.00	75%	83%
34	Newsrack Review	421.95	200.00	350.00	75%	83%
35	Environmental Analysis (Negative Declaration, EIR, etc.).	N/A	Actual Cost	Actual Cost	0%	N/A
36	Specific Plan (document copy)	0.10	0.10	0.10	0%	100%
37	Zoning Ordinance & Supplements (document copy)	16.00	16.00	16.00	0%	100%
38	Municipal Code/Ordinances	10.00	10.00	10.00	0%	100%
39	County of Los Angeles Environmental Document Posting	75.00	75.00	75.00	0%	100%
40	Newspaper of general circulation for required public hearing notification	275.00	275.00	289.00	5%	105%
41	Filming Permit - commercial	1,009.84	-	250.00	N/A	25%
<b>City Council Permits</b>						
42	Live entertainment	2,308.68	500.00	1,000.00	100%	43%
43	Security guard business	1,016.05	500.00	1,000.00	100%	98%
44	Massage business	2,039.39	500.00	1,000.00	100%	49%
45	Game arcade (four or more machines)	1,217.62	500.00	1,000.00	100%	82%
46	Taxis	971.12	500.00	971.00	94%	100%
47	Billiards	971.12	500.00	971.00	94%	100%
48	Dances/dance halls	1,785.61	500.00	1,000.00	100%	56%



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**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Public Works</b>						
<b>Admin</b>						
1	Disabled Parking	629.67	125.00	131.00	5%	21%
2	Bulky Waste	132.01	62.50	65.50	5%	50%
3	Damage Reports	130.75	Labor, Equip, Material + 15% Admin Fee	Labor, Equip, Material + 15% Admin Fee	0%	N/A
4	Green Curb	629.67	150.00	158.00	5%	25%
5	Stormwater Inspection	N/A	Per Contractor Rate	Per Contractor Rate	0%	N/A
6	Stormwater Plan Review	N/A	Per Contractor Rate	Per Contractor Rate	0%	N/A
<b>Engineers</b>						
7	Easements	600.00	600.00	631.00	5%	105%
8	Encroachments	150.00	150.00	158.00	5%	105%
9	Excavations	300.00	300.00	315.00	5%	105%
<b>Roads</b>						
10	Residential Driveway	395.19	81.25	85.00	5%	22%
11	Residential Wheelchair Ramp	395.19	81.25	85.00	5%	22%
12	Commercial Driveway	395.19	150.00	158.00	5%	40%
13	Curb & Gutter	395.19	Lineal ft (Times) \$10 (Times) 4 Percent (Plus) \$75	Lineal ft (Times) \$10 (Times) 4 Percent (Plus) \$75	0%	N/A
14	Sidewalk	395.19	Square ft (Times) \$3 (Times) 4 Percent (Plus) \$75	Square ft (Times) \$3 (Times) 4 Percent (Plus) \$75	0%	N/A
<b>Water</b>						
15	Fire Hydrant Fire Flow (Single)	1,317.78	131.25	138.00	5%	10%
16	Fire Hydrant Fire Flow (Dual)	1,997.78	262.50	276.00	5%	14%
17	New Fire Hydrant	842.12	Contractors Cost	Contractors Cost	0%	N/A
18	New Water Meter Installation	842.12	Contractors Cost + 15% Admin Fee	Contractors Cost + 15% Admin Fee	0%	N/A
19	Water Meter Relocation	842.12	Contractors Cost + 15% Admin Fee	Contractors Cost + 15% Admin Fee	0%	N/A
20	New Fire Service	842.12	Contractors Cost + 15% Admin Fee	Contractors Cost + 15% Admin Fee	0%	N/A
21	Shut off Reconnection Fee	102.17	37.50	39.50	5%	39%
22	Small Meter Testing	125.00	43.75	46.00	5%	37%
23	Land	N/A	No Charge	No Charge	0%	N/A
24	Facility	N/A	No Charge	No Charge	0%	N/A
25	Water - After Hours Turn On	153.25	50.00	52.50	5%	34%
<b>Landscape</b>						
26	Tree Trimming	N/A	Contractor range 63-250.65 based on size of tree	Contractor range 63-250.65 based on size of tree	0%	N/A
27	Tree Planting for New Development	464.16	371.03 plus 15% Admin Fee	371.03 plus 15% Admin Fee	0%	N/A





**Attachment A**  
**City of Paramount**  
**Proposed User Fee Schedule**  
**Effective September 4, 2023**

No.	Description	Full Cost *	Current Fee	Suggested Fee	% Increase	% Recovery
<b>Public Safety</b>						
1	Street Closure	1,919.62	1,237.00	1,500.00	21%	78%
2	Newspaper Rack Removal	1,827.24	1,167.00	1,225.00	5%	67%

\* Full cost is based on Willdan fee study in 2018-2021

JUNE 13, 2023

PUBLIC HEARING

RESOLUTION NO. 23:021

LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT NO. 81-1

“A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
CONFIRMING A DIAGRAM AND ASSESSMENT AND PROVIDING FOR  
ANNUAL ASSESSMENT LEVY”

- A. **MAYOR** TO OPEN THE PUBLIC HEARING BY ANNOUNCING THAT THIS IS THE TIME AND PLACE FOR THE HEARING OF PROTESTS OR OBJECTIONS TO THE ANNUAL LEVY OF ASSESSMENTS FOR LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT NO. 81-1 FOR THE FISCAL YEAR 2023-2024.
- B. **CITY CLERK** TO ANNOUNCE THAT NOTICE OF THIS HEARING HAS BEEN GIVEN PURSUANT TO THE PROVISIONS OF THE “LANDSCAPING AND LIGHTING ACT OF 1972,” BEING DIVISION 15 OF THE STREETS AND HIGHWAYS CODE OF THE STATE OF CALIFORNIA AND THAT THE AFFIDAVITS OF PUBLICATION AND POSTING ARE ON FILE IN THE CITY CLERK’S OFFICE.
- C. **CITY CLERK** TO ANNOUNCE THE NUMBER OF WRITTEN PROTESTS RECEIVED. IF ANY, THEN ANNOUNCE THAT COPIES HAVE BEEN DELIVERED TO EACH MEMBER OF THE COUNCIL, OR SUMMARIZE THE CONTENTS THEREOF.
- D. **MAYOR** TO ASK TO HEAR FROM THOSE WHO HAVE FILED A

CONTINUED... PLEASE TURN PAGE

WRITTEN PROTEST.

- (1) ASK TO HEAR FROM THOSE IN FAVOR
- (2) ASK TO HEAR FROM THOSE OPPOSED
- (3) ALLOW TIME FOR REBUTTAL

E. **CITY CLERK** TO REPORT AS TO PERCENTAGE OF WRITTEN PROTESTS FILED.

F. **AFTER DISCUSSION, MOTION TO CLOSE THE PUBLIC HEARING.**

<u>MOTION:</u>	<u>ROLL CALL VOTE:</u>
MOVED BY: _____	AYES: _____
SECONDED BY: _____	NOES: _____
<input type="checkbox"/> APPROVED	ABSENT: _____
<input type="checkbox"/> DENIED	ABSTAIN: _____

G. **MOTION IN ORDER:**

OVERRIDE AND DENY ALL PROTESTS, READ BY TITLE ONLY AND ADOPT RESOLUTION NO. 23:021.

<u>MOTION:</u>	<u>ROLL CALL VOTE:</u>
MOVED BY: _____	AYES: _____
SECONDED BY: _____	NOES: _____
<input type="checkbox"/> APPROVED	ABSENT: _____
<input type="checkbox"/> DENIED	ABSTAIN: _____



**To:** Honorable City Council

**From:** John Moreno, City Manager

**By:** Adriana Figueroa, Public Works Director  
Rafael Casillas, City Engineer

**Date:** June 13, 2023

---

**Subject: RESOLUTION NO. 23:021  
PUBLIC HEARING TO LEVY AND COLLECT ASSESSMENTS FOR  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT NO. 81-1  
ORANGE AVENUE INDUSTRIAL PARK**

On May 9, 2023, the City Council adopted Resolution No. 23:015 approving the Engineer's Report and Resolution No. 23:016 declaring the Council's intention to form, levy and collect assessments for Landscape Maintenance Assessment District No. 81-1. The City Council also set June 13, 2023, at 6:00 p.m., as the public hearing date for comments by affected property owners.

Pursuant to the Landscaping and Lighting Act of 1972, the City Clerk has given notice of the public hearing by causing a Resolution of Intention to be published and posted at least 10 days prior to the hearing date.

Two procedural steps are necessary at this meeting. The first is to hold the public hearing to receive protests or objections in reference to the assessment and diagram and any other matters contained in the Resolution of Intention. Following the public hearing, the City Council will consider adopting Resolution No. 23:021 confirming the diagram and assessment and providing for the annual assessment levy on Landscape Maintenance District No. 81-1. The Resolution will be adopted if written protests filed and not withdrawn, do not represent property owners owning more than fifty percent (50%) of the area of assessable lands within the District, and all protests are overruled and denied.

### **RECOMMENDED ACTION**

It is recommended that the City Council read by title only and adopt Resolution No. 23:021.

CITY OF PARAMOUNT  
LOS ANGELES COUNTY, CALIFORNIA

**RESOLUTION NO. 23:021**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
CONFIRMING A DIAGRAM AND ASSESSMENT AND PROVIDING FOR  
ANNUAL ASSESSMENT LEVY

LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT NO. 81-1

WHEREAS, the City Council has initiated proceedings for the annual levy of the assessments for a maintenance district pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972", being Part 2 of Division 15 of the Streets and Highways Code of the State of California, in a landscaping and lighting maintenance district known and designated as: LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT NO. 81-1 (hereinafter referred to as the "District"); and

WHEREAS, the City Council has ordered the preparation of a report and the City Engineer has prepared and filed with this City Council a report pursuant to for its consideration and subsequently thereto this City Council did adopt its Resolution of Intention to Levy and Collect Assessments for the Next Ensuing Fiscal Year relating to the above referenced District, and further did proceed to give notice of the time and place for a Public Hearing on all matters relating to said annual levy of the proposed assessment; and

WHEREAS, at this time, the City Council has heard all testimony and evidence and is desirous of proceeding with the annual levy of assessments.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PARAMOUNT AS FOLLOWS:

**SECTION 1.** The above recitations are all true and correct.

**SECTION 2.** Upon the conclusion of the Public Hearing, written protests filed, and not withdrawn, did not represent property owners owning more than fifty percent (50%) of the area of assessable lands within the District, and all protests are overruled and denied.

**SECTION 3.** This City Council hereby confirms the diagram and assessment as submitted and orders the annual levy of the assessment for the fiscal year and in the amounts as set forth in the Engineer's Report and as referred to in the Resolution of Intention as previously adopted relating to said annual assessment levy.

**SECTION 4.** The diagram and assessment as set forth and contained in said Report are hereby confirmed and adopted by this City Council.

**SECTION 5.** The adoption of this Resolution constitutes the levy of the maintenance assessment for the fiscal year July 1, 2023 - June 30, 2024.

**SECTION 6.** The estimates of costs, the assessment diagram, the assessments and all other matters, as set forth in the Engineer's Report, pursuant to said "Landscaping and Lighting Act of 1972", as submitted, are hereby approved, adopted by this City Council and hereby confirmed.

**SECTION 7.** The maintenance works of improvements contemplated by the Resolution of Intention shall be performed pursuant to law and the County Auditor shall enter on the County Assessment Roll, the amount of the assessment and said assessment shall then be collected at the same time and in the same manner as the County taxes are collected. After collection by said County, the net amount of the assessment shall be paid to the City Treasurer of said City.

**SECTION 8.** The City Treasurer has previously established a special fund known as:

CITY OF PARAMOUNT  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT NO. 81-1

into which the City Treasurer shall place all monies collected by the Tax Collector pursuant to the provisions of this Resolution and law, and said transfer shall be made and accomplished as soon as said monies have been made available to said City Treasurer.

**SECTION 9.** The City Clerk is hereby ordered and directed to file a certified copy of the diagram and assessment roll with the County Auditor, together with a certified copy of this Resolution upon its adoption.

**SECTION 10.** A certified copy of the assessment and diagram shall be filed in the Office of the City Engineer, with a duplicate copy on file in the Office of the City Clerk and open for public inspection.

**SECTION 11.** This Resolution shall take effect immediately upon its adoption.

PASSED, APPROVED, and ADOPTED by the City Council of the City of Paramount this 13th day of June 2023.

---

Isabel Aguayo, Mayor

ATTEST:

---

Heidi Luce, City Clerk

APPROVED AS TO FORM:

---

John E. Cavanaugh, City Attorney

I HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 23:021 passed and adopted by the City Council of the City of Paramount at a regular meeting held on the 13th day of June 2023.

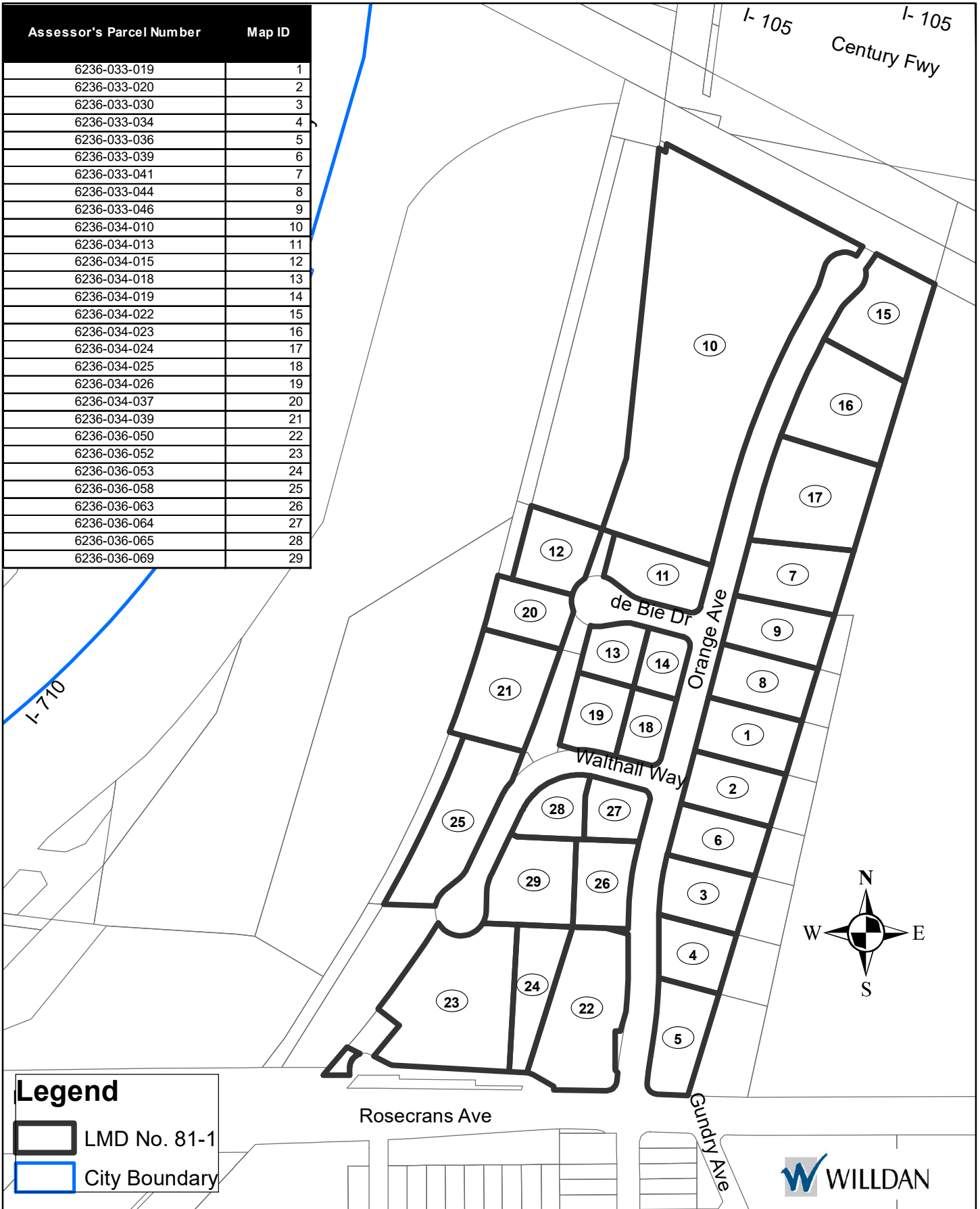
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Heidi Luce, City Clerk

# City of Paramount

## Landscape Maintenance District No. 81-1

### ATTACHMENT A







# City of Paramount

## Landscape and Maintenance Assessment District No. 81-1

### 2023/2024 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: May 9, 2023

Public Hearing: June 13, 2023

27368 Via Industria  
Suite 200

Temecula, CA 92590

T 951.587.3500 | 800.755.6864

F 951.587.3510 | 888.326.6864

Property Tax Information Line  
T. 866.807.6864

[www.willdan.com](http://www.willdan.com)



**ENGINEER'S REPORT AFFIDAVIT**  
**Landscape and Maintenance Assessment**  
**District No. 81-1**

**City of Paramount**  
**Los Angeles County, State of California**

This Report describes the District including the improvements, budgets, parcels and assessments to be levied for fiscal year 2023/2024, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Los Angeles County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District. The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of April, 2023.

Willdan Financial Services  
Assessment Engineer  
On Behalf of the City of Paramount



By: \_\_\_\_\_

Chonney Gano  
Project Manager, District Administration Services



By: \_\_\_\_\_

Rafael O. Casillas  
PE #68234

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## ***I. INTRODUCTION***

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This Report is prepared pursuant to action taken by the City Council of the City of Paramount (the “City Council”) at their regular meeting ordering a Report for the levy of assessments for the fiscal year commencing July 1, 2023 and ending June 30, 2024. The Report is prepared in recognition with the requirements of the California Constitution Article XIID, and the provisions of the Landscaping and Lighting Act of 1972, being Part 2 of Division 15 of the California Streets and Highways Code. The District is known as:

### **City of Paramount Landscape and Maintenance Assessment District No. 81-1**

This District, by special benefit assessments, will provide funding for the operation and maintenance of public landscaping facilities within the public rights-of-way in the City of Paramount (the “City”). The items funded by the District are exempt from the procedural and approval requirements set forth in Section 5a & 5b of Article XIID of the California Constitution that states: “*the following assessments existing on the effective date of this Article shall be exempt from the procedures and approval process set forth in Section 4:*

*(a) any assessment imposed exclusively to finance the capital costs or maintenance and operation expenses for sidewalks, streets, sewers, water, flood control, drainage systems or vector control...*

*(b) any assessment imposed pursuant to a petition signed by the persons owning all of the parcels subject to the assessment at the time the assessment is initially imposed...*

The assessments for the District were petitioned by 100 percent of the owners at the time of formation and are used exclusively to fund the maintenance and operation expenses for Landscape Improvements that are considered part of the Street Maintenance. Furthermore, the assessments for the District have not been increased since prior to July 1, 1997. Therefore, the District is exempt from the procedural and approval requirements of Article XIID.

## ***II. BOUNDARIES***

---

Boundaries of the District consist of all properties fronting Orange Avenue or fronting streets that connect to Orange Avenue between Rosecrans Avenue on the south and the Los Angeles Department of Water and Power land rights-of-way on the north. The westerly boundary is the Los Angeles County Flood Control District right-of-way for the Los Angeles River. All parcels of land identified in the latest Los Angeles County (the "County") Assessor's parcel maps within the above boundaries so designated are included in the District except those assessments not levied within that area upon public streets, other public properties, properties encumbered by easements so as to preclude development and properties of such small size or irregular shape that buildings or development could not occur upon them in a manner in which the majority of the area has been redeveloped.

## ***III. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT***

---

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.
- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the Report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;

- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.
- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

#### ***IV. IMPROVEMENTS***

---

The improvements consist of maintaining the landscaping within the public rights-of-way at the entranceway to the Orange Avenue Redevelopment Project. Maintenance shall include but not be limited to watering, fertilizing, mowing, weed control, shrubbery and tree pruning, removal and replacement of dead growth, maintenance of irrigation facilities, and other necessary work. Labor, equipment and materials shall be furnished by the City.

#### ***V. COST ESTIMATE***

---

The costs shown below are estimated for fiscal year 2023/2024 and consist of the total cost for maintaining the improvements, including any surplus or deficit in funds from the previous year for these proceedings. The maintenance costs are determined by evaluating the prior year maintenance costs. The costs for fiscal year 2023/2024 are shown below.

<b>Maintenance and Improvements</b>	<b>Cost</b>
Personnel Cost	\$7,000.00
Supplies, Equipment and Replacement	4,100.00
Incidentals	3,100.00
<b>Total Assessment District Costs FY 2023/2024</b>	<b>\$14,200.00</b>

## VI. METHOD OF ASSESSMENT

The District was developed for the special and direct benefit of all the properties included within the District's boundaries, and all parcels benefit from the improvements. Public properties and utility properties have not been assessed. When the District was formed, each of the benefiting properties within the District was assigned a proportional benefit factor.

The following is a list of parcels and their proportional allocation originally established.

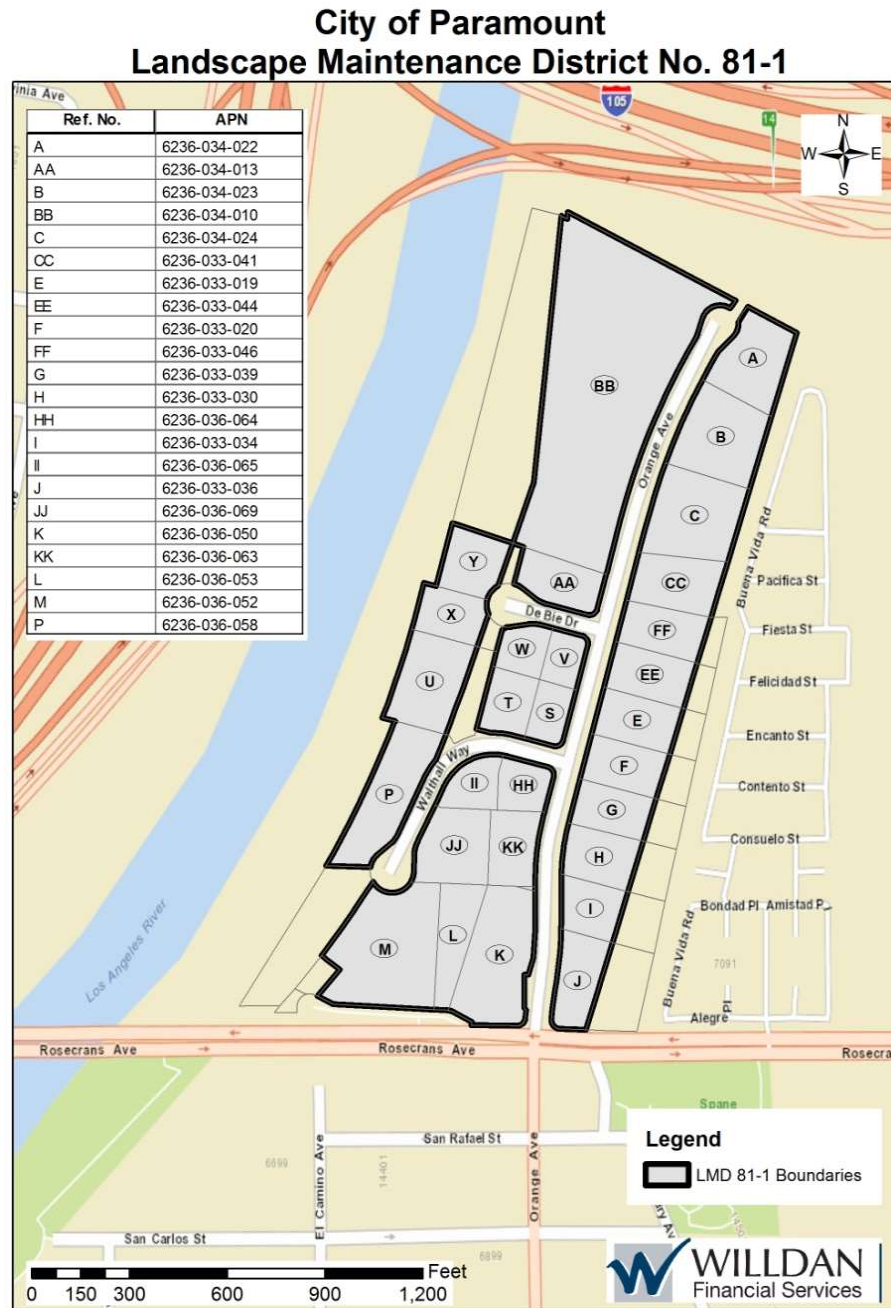
Assessment Number	Assessor's Parcel Number	Area Percent Allocation (%)	Assessment Number	Assessor's Parcel Number	Area Percent Allocation (%)
A	6236-034-022	2.66	S	6236-034-025	1.35
B	6236-034-023	3.29	T	6236-034-026	1.47
C	6236-034-024	3.57	U	6236-034-039	3.38
E	6236-033-019	2.39	U*	6236-034-038	0.00
E*	6236-033-011	0.00	V	6236-034-019	1.16
F	6236-033-020	2.41	W	6236-034-018	1.12
F*	6236-033-015	0.00	X	6236-034-037	1.51
G	6236-033-039	4.30	X*	6236-034-036	0.00
G*	6236-033-038	0.00	Y	6236-034-015	2.04
H	6236-033-030	2.79	Y*	6236-034-014	0.00
H*	6236-033-031	0.00	AA	6236-034-013	1.82
I	6236-033-034	2.52	BB	6236-034-010	26.16
I*	6236-033-033	0.00	BB*	6236-034-009	0.00
I*	6236-033-035	0.00	CC	6236-033-041	2.22
J	6236-033-036	3.80	EE	6236-033-044	2.17
J*	6236-033-037	0.00	EE*	6236-033-045	0.00
K	6236-036-050	4.20	FF	6236-033-046	2.42
L	6236-036-053	1.82	FF*	6236-033-047	0.00
M	6236-036-052	9.12	HH	6236-036-064	1.18
M*	6236-036-051	0.00	II	6236-036-065	1.19
M*	6236-036-049	0.00	JJ	6236-036-069	2.66
P	6236-036-058	3.54	KK	6236-036-063	1.74
<b>Total:</b>					<b>100.00%</b>
<b>Parcel Count:</b>					<b>44</b>

\* Portion of Bifurcated Lots that are not assessed.



## VII. BOUNDARY MAP

The following diagram shows the boundaries of the District.





## VIII. ASSESSMENT ROLL FISCAL YEAR 2023/2024

Parcel identification, for each lot or parcel within the District, shall be the parcel as shown on the County Assessor Parcel Maps and/or the County Secured Roll for the year in which this Report is prepared. A listing of parcels assessed within this District along with the assessment amounts are listed below.

Assessor's Parcel Number	Situs	Address	Area Percent	2023/2024 Assessment
6236-033-019	14050	ORANGE AVE	2.39%	\$339.38
6236-033-020	14066	ORANGE AVE	2.41%	342.22
6236-033-030	14100	ORANGE AVE	2.79%	396.18
6236-033-034	14100	ORANGE AVE	2.52%	357.84
6236-033-036	7003	ROSECRANS AVE	3.80%	539.60
6236-033-039	14080	ORANGE AVE	4.30%	610.60
6236-033-041	14010	ORANGE AVE	2.22%	315.24
6236-033-044	14030	ORANGE AVE	2.17%	308.14
6236-033-046	14020	ORANGE AVE	2.42%	343.64
6236-034-010	14001	ORANGE AVE	26.16%	3,714.72
6236-034-013	14005	ORANGE AVE	1.82%	258.44
6236-034-015	6801	DE BIE DR	2.04%	289.68
6236-034-018	6840	DE BIE DR	1.12%	159.04
6236-034-019	14019	ORANGE AVE	1.16%	164.72
6236-034-022	13900	ORANGE AVE	2.66%	377.72
6236-034-023	13942	ORANGE AVE	3.29%	467.18
6236-034-024	13984	ORANGE AVE	3.57%	506.94
6236-034-025	14053	ORANGE AVE	1.35%	191.70
6236-034-026	6859	WALTHALL WAY	1.47%	208.74
6236-034-037	6800	DE BIE DR	1.51%	214.42
6236-034-039	6851	WALTHALL WAY	3.38%	479.96
6236-036-050	6837	ROSECRANS AVE	4.20%	596.40
6236-036-052	6825	ROSECRANS AVE	9.12%	1,295.04
6236-036-053	6833	ROSECRANS AVE	1.82%	258.44
6236-036-058	6825	WALTHALL WAY	3.54%	502.68
6236-036-063	14101	ORANGE AVE	1.74%	247.08
6236-036-064	6850	WALTHALL WAY	1.18%	167.56
6236-036-065	6840	WALTHALL WAY	1.19%	168.98
6236-036-069	6830	WALTHALL WAY	2.66%	377.72
<b>Total</b>			<b>100.00%</b>	<b>\$14,200.00</b>
<b>Parcel Count</b>				<b>29</b>

If the parcels or assessment numbers within the District and referenced in this Report, are re-numbered, re-apportioned or changed by the County Assessor's Office after approval of the Report, the new parcel or assessment numbers with the proportional assessment amount will be submitted to the County Auditor/Controller. If the parcel change made by the County includes a parcel split, parcel merger or tax status change, the assessment amount submitted on the new parcels or assessment numbers will be based on the method of apportionment and levy amount approved in this Report by the City Council.

JUNE 13, 2023

CONSIDERATION OF APPROVAL OF DISPOSITION AND  
DEVELOPMENT AGREEMENT AND OPERATING COVENANTS  
BETWEEN CITY OF PARAMOUNT AND PARAMOUNT CITY INVESTORS,  
LLC

MOTION IN ORDER:

APPROVE THE DISPOSITION AND DEVELOPMENT AGREEMENT WITH  
PARAMOUNT CITY INVESTORS, LLC IN AN AMOUNT NOT TO EXCEED  
\$2,063,000.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council  
**From:** John Moreno, City Manager  
**By:** Andrew Vialpando, Assistant City Manager  
**Date:** June 13, 2023

---

**Subject: CONSIDERATION OF APPROVAL OF DISPOSITION AND DEVELOPMENT AGREEMENT AND OPERATING COVENANTS BETWEEN CITY OF PARAMOUNT AND PARAMOUNT CITY INVESTORS, LLC**

## **BACKGROUND**

The City of Paramount's efforts to reduce blight and invest in local redevelopment have been among its highest priorities for decades. Through its ongoing revitalization efforts, namely through commercial redevelopment in the Downtown District, the City has demonstrated its commitment to long-term growth and economic sustainability. Since the early 2000's, there has been a concerted effort focusing on the Downtown Paramount Revitalization that has culminated in the transformation of a community. Projects included redevelopment of the Town Centers West and East (Northgate Market and Ross, respectively), the Pond (former Starbucks), the Downtown Streetscape Revitalization, the Clearwater Crossing (The Habit, Chipotle, Smoke and Fire, etc.) and the Civic Center Gardens Campus. Today, the City is characterized as a dynamic, burgeoning community with a thriving local economy.

However, despite ongoing revitalization efforts, the elimination of Redevelopment Agencies in 2013 created a vacuum of critical economic development tools and incentives to attract new developments. Consequently, new development opportunities in the Downtown district are rare and left mostly in the constraints of unmotivated private property owners.

## **DISCUSSION**

Staff was informed of the pending sale of the Paramount Saw facility located at 16493 Paramount Blvd, Paramount, CA 90723 (Property) between Paramount City Investors, LLC (Developers) and its current owner, Duane Thompson (Owner). The Developers are composed of a reputable, well-known group of investors who are affiliated with Northgate Gonzalez Markets and have demonstrated a shared vision for the Paramount Downtown District. The Developers have offered to purchase, rehabilitate and preserve this historic Property. A majority of the Property will be renovated into a food hall-style concept comprised of a sprawling market that showcases a variety of local mini-restaurants/food vendors in one central indoor location.

Given its location adjacent to the Civic Center Campus and the Hay Tree historical landmark, the City has long been interested in repurposing the Property into a community asset. The City envisions the creation of a City historical museum to complement the historic site it sits on, which once served as the location for the world's largest receiving point of hay.

Staff approached the Developers to inquire about a partnership in hopes to fulfill the City's vision for a community museum and events space at the Property. In exchange for a contribution like that provided to the other redevelopment projects mentioned above, the City will occupy one third (1/3) of the Property for a historical museum and community events center. The City and Developer will also collaborate on shared parking.

Among other provisions, the following are a list of terms (covenants) included in the proposed Disposition and Development Agreement (DDA) (Attachment A):

- City will contribute approximately \$2,063,000 in one-time funds.
- City occupancy of 1/3 of the building for 20 years, for purposes of a museum and events space, with improvements agreed upon by the parties.
- The City has a right to purchase the property and a right of first refusal if the developer wishes to sell or change its use within the term of the Agreement.
- In the event the Developers terminate or breach the DDA, the Developers will repay the City that portion of the City Contribution still outstanding, which amount may be credited to any amounts due from City to the Operator or Developer in the City's purchase of the property. The City Contribution will be based on a monthly pro rata of total City Contribution starting from the date the Project opens to the public as identified in a 20-year amortization schedule.
- In the event the purchase or construction does not proceed, the funds will be repaid in whole. In the event construction is delayed beyond 24 months, the City's occupancy period will be extended.
- The developer covenants to rehabilitate the Property to historical standards as determined by the City.
- The developer covenants to continue a retail, restaurant and/or commercial service uses, or any other plans as may be approved by the City. The covenant will be recorded against the property.

By providing one-time funding, the City mitigates substantial financial liability in obtaining access to a City historical museum and event space for 20 years, as purchasing or leasing a comparable space for an equivalent duration would certainly exceed \$2 Million. For example, a 20-year lease amortization schedule indicates that the City would pay approximately \$2,500,000 under a standard 20-year lease agreement.

Escrow between the Developer and the Owner is set to close on July 5, 2023, and will not be extended, which will require that the City provides its contribution to the Developer prior to then. The City will not be party to the purchase or sale of the property.

### **FISCAL IMPACT**

If approved, a one-time contribution of \$2,063,000 under a Disposition and Development Agreement would be made to Paramount City Investors, LLC. This amount is included in the proposed FY 2023-2024 Budget that will be presented to the City Council at its meeting on June 13, 2023.

### **VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity and guidelines; and provide the framework for policy decision making. The Strategic Outcomes were implemented to provide a pathway to achieving the City's Vision. This item aligns with all Strategic Outcomes.

### **RECOMMENDED ACTION**

It is recommended that the City Council approve the Disposition and Development Agreement with Paramount City Investors, LLC in an amount not to exceed \$2,063,000.

Attachments:

A – Disposition and Development Agreement with Paramount City Investors, LLC

# **ATTACHMENT A**

## **DISPOSITION AND DEVELOPMENT AGREEMENT WITH OPERATING COVENANTS**

by and between the

**CITY OF PARAMOUNT and  
PARAMOUNT CITY INVESTORS, LLC**

City Historical Museum  
and Event Center with  
Restaurant/retail/commercial use

Recording Requested by  
and When Recorded Mail to:

Name: City of Paramount  
Attention: Heidi Luce  
Address: 16400 Colorado St.  
City/State/Zip: Paramount, CA

Recorded fee exempt pursuant to Govt. Code  
Section 6103

**SPACE ABOVE THIS LINE FOR  
RECORDER'S USE**

APN:

**DISPOSITION AND DEVELOPMENT AGREEMENT  
With Operating Covenants**

This Agreement is entered into by and between the City of Paramount, a California municipal corporation ("City") and Paramount City Investors, LLC, a California limited liability company ("Developer") as of \_\_\_\_\_ ("Effective Date."). City and Developer each may be referred to as a "Party" and collectively as the "Parties."

**RECITALS**

The following Recitals are a substantive part of this Agreement. Capitalized terms used in these Recitals and not otherwise defined shall have the meanings set forth in Section 1 below.

A. WHEREAS, Paramount's City Hall is located at 16400 Colorado Ave. Adjacent to the City Hall is a parcel owned by a private third party which is a historical building known as the Paramount Saw (the "Saw Property" or "Property") legally described as set out in Exhibit 1, attached and incorporated.

B. WHEREAS, Adjacent to the Saw Property is an area owned by Kindred Hospital on which stands the historic Hay Tree. Also adjacent to the Saw Property is a parking area also owned by Kindred Hospital

C. WHEREAS, Near the Saw Property are a City parking area which includes an open space area. All such area are set out on Exhibit 2, attached and incorporated, and showing the site.

D. WHEREAS, a critical part of the vision of the City's Downtown Revitalization Project, it is the City's goal to attract business opportunities and enhance the City's history and sense of community; and

E. WHEREAS, consistent with the City's vision of the Downtown Revitalization Project, the City seeks to preserve and utilize historic structures which also are part of the

City's history and culture. Because the Saw Property is not a registered historic landmark, it is particularly important for the City to preserve its historical value and meaning for the community.

F. WHEREAS, for some time, the City has researched ways in which to rehabilitate and preserve the Saw Property for a City historical museum and event center as well as commercial restaurant purposes, where each use will support the other and create a vibrant community gathering space along with a historical museum.

G. WHEREAS, Developer is a known developer and business operator within the City and has made a proposal to the City for Developer to acquire the Saw Property, rehabilitate and preserve it, and use it for restaurant/retail/commercial uses with space reserved for City's occupancy for a historical museum and event space.

H. WHEREAS, the City is authorized and empowered under its police powers to enter into agreements in order to improve the economic conditions and engage in business retention and development activities within the City as well as to provide for historic preservation.

I. WHEREAS, City and Developer now have determined as follows:

- a. Developer will purchase the Saw Property from the current owner and thereafter will rehabilitate and preserve it for the uses set out with the City assistance on the terms and conditions in this Agreement.
- b. City shall be entitled to occupy a portion of the Saw Property for the development of a City Historical museum and event area.
- c. Developer shall utilize the remainder of the Saw Property to construct and thereafter, as the Operator, to operate and maintain a restaurant/retail/commercial use open to the public.

J. WHEREAS, in order to assist the Developer in moving forward with the Project, City and the Developer desire to enter into this Agreement in order to provide commercial assistance pursuant to the Program in exchange for certain uses and covenants provided to the City.

**NOW, THEREFORE,** City and Developer hereby agree as follows:

## **1. DEFINITIONS**

"Agreement" means this Disposition and Development Agreement with Operating Covenant with all attachments, executed by and between City and Operator.

"City" means the City of Paramount, a general municipal corporation, exercising governmental functions and powers and organized and existing under the laws of the State of California, and any assignee of or successor to its rights, powers and responsibilities.



“Date of Agreement” means the date first written above.

“Developer” and Operator means Paramount City Investors, LLC and any successor thereto, including any purchaser of the Property other than City.

“Parties” means the City and Developer, collectively.

“City Contribution” means the City’s monetary contribution as provided in Section 6 hereof.

“City Manager” means the City Manager of the City or designee.

“Day” means calendar days unless otherwise provided.

“Restaurant/retail/commercial use” means predominantly restaurants and possibly other commercial uses in a shared indoor facility with a common theme and typically with a common seating area.

“Historic rehabilitation and preservation “ means maintenance of the current building without exterior alteration (except as may be required by governing bodies), rehabilitation of the exterior and interior using like materials to the extent possible, and other conditions provided by the City Planning Department.

“Operator” means the Developer upon completion of the rehabilitation of the Saw Property and operation of the Restaurant/retail/commercial use.

“Project” means the acquisition of the Saw Property by Developer and thereafter its rehabilitation and rehabilitation so that two-thirds of the interior shall be used as predominantly Restaurant/retail/commercial uses or possible ancillary retail and/or commercial uses; and, one-third will be available for City occupancy for use a historical museum and event space.

“Saw Property” or “Property” means that commercial property located at 16493 Paramount Blvd. in the City of Paramount, which currently is vacant and which Developer is in the process of purchasing

## **2. REPRESENTATIONS OF THE PARTIES**

### **2.1 Representations by the Developer**

Developer hereby represents and warrants to City as follows:

#### **2.1.1 Organization**

Paramount City Investors LLC is duly organized in the State of California, is validly existing and in good standing under the laws of the State of California and has the power and authority to own and purchase property and carry on the actions proposed in this Agreement.

### 2.1.2 Authority

Paramount City Investors LLC has the legal power, right and authority to execute, deliver and enter into this Agreement and any and all other agreements and documents required to be executed and delivered by it in order to carry out, give effect to, and consummate the transactions contemplated by this Agreement, and to perform and observe the terms and provisions of all of the above. The parties who have executed this Agreement and all other documents executed and delivered, or to be executed and delivered, pursuant to this Agreement are authorized to execute and deliver the same on behalf of Developer.

### 2.1.3 Valid and Binding Agreements

This Agreement and all other documents which have been executed and delivered pursuant to or in connection with this Agreement constitute or, if not yet executed or delivered, will constitute when so executed and delivered, legal, valid and binding obligations of Developer enforceable against it in accordance with their respective terms, except as enforcement may be limited by applicable bankruptcy, insolvency, reorganization, moratorium or other similar laws and court decisions or general principles of equity.

### 2.1.4 Litigation

No action, suit or proceedings are pending or threatened to which Developer is or may be made a party or to which any of its property is or may become subject, which have not been fully disclosed to the City and which could materially adversely affect the ability of Developer or to carry out its obligations hereunder.

### 2.1.5 No Conflict

Developer's execution and delivery of this Agreement and any other documents executed and delivered, or to be executed or delivered, pursuant to this Agreement, and the performance of any provision, condition, covenant or other term thereof, do not or will not conflict with or result in a breach of any statute, rule or regulation, or any judgment, decree or order of any court, board, commission or agency whatsoever binding on Developer or any provision of the organizational documents of Developer or will conflict with or constitute a breach of or a default under any agreement to which Developer is a party, or will result in the creation or imposition of any lien upon any assets or property of Developer or other than liens established pursuant hereto.

### 2.1.6 No Developer Bankruptcy

No attachments, execution proceedings, assignments for the benefit of creditors, insolvency, bankruptcy, reorganization, receivership or other proceedings are pending or threatened against the Developer, nor are any of such proceedings contemplated by Developer. Developer is able to pay its debts when they come due.

Each of the foregoing representations shall be deemed to be a representation and warranty as of the date of execution of this Agreement and as of the date of closing.

## 2.2 Representations by City

City hereby represents and warrants to Developer as follows:

### 2.2.1 Organization

City is duly organized in the State of California, and validly existing and in good standing under the laws of the State of California and has the power and authority to purchase, own and sell property and carry on its business as now being conducted.

### 2.2.2 Authority

City has the legal power, right and authority to execute, deliver and enter into this Agreement and any and all other agreements and documents required to be executed and delivered by the City in order to carry out, give effect to, and consummate the transactions contemplated by this Agreement, and to perform and observe the terms and provisions of all of the above. The parties who have executed this Agreement and all other documents executed and delivered, or to be executed and delivered pursuant to this Agreement are authorized to execute and deliver the same on behalf of the City and all actions required under City's organizational documents and applicable governing law for the authorization, execution, delivery and performance of this Agreement and all other documents or instruments executed and delivered, or to be executed and delivered pursuant hereto, have been duly taken.

### 2.2.3 Valid and Binding Agreements

This Agreement and all other documents or instruments which have been executed and delivered pursuant to or in connection with this Agreement constitute or, if not yet executed or delivered, will constitute when so executed and delivered, legal, valid and binding obligations of City enforceable against it in accordance with their respective terms, except as enforcement may be limited by applicable bankruptcy, insolvency, reorganization, moratorium or other similar laws and court decisions or general principles of equity.

## **3. OBLIGATIONS OF THE DEVELOPER**

The Developer is willing to enter into this Agreement and abide by the conditions contained here in consideration of the City providing the financial and other assistance described herein.

3.1. Purchase of Saw Property: Developer has determined that the Saw Property is suitable for the purposes of the Agreement. On or before July 5, 2023, Developer shall purchase the Property on the terms and conditions set out in separate purchase and sale documents with the current property owner.

3.1.2 Developer shall utilize the City Contribution only for purchase of the Property. In the event that Developer does not or cannot close escrow to purchase the Property by July 5, 2023, the City Contribution shall be returned to the City, without interest, and this Agreement shall be

of no further force and effect, unless Parties mutually agree in writing to extend the date of this provision.

3.2 Rehabilitation, Construction, and Preservation of Property: Following the closing, Developer promptly shall pursue all required approvals and permits, and subsequently begin and thereafter diligently prosecute to completion the construction of the Project. For each calendar day after 24 months in which the construction of the Property is not complete (as shown by a final certificate of occupancy), the City will be credited with cash in an amount equivalent to days beyond the 24 months based on a daily pro rata of repayment of the City Contribution. For purposes of this provision, “construction” shall mean the start of construction of the development, not including permit and entitlement applications.

3.2.1 All uses conducted on the Property, including, without limitation, all activities undertaken by the Developer pursuant to this Agreement, shall conform to all applicable laws. Developer shall comply with any and all City terms and conditions of development, including but not limited to permits, entitlements, local building codes and historic preservation.

The Developer has been advised that under the Agreement, prevailing wages may be applicable to the rehabilitation and preservation of the Property.

3.2.2 Developer shall prepare and provide to City for its approval a plan for the historic preservation of the Property.

3.2.3 The Property shall be rehabilitated to contain two distinct internal spaces: two-thirds shall be provided for Restaurant/retail/commercial uses; one-third shall be available to the City for use as a historical museum and events space. Those distinct internal spaces are more particularly described graphically on Exhibit 2. All construction shall comply with applicable City ordinances and other requirements.

3.2.4 The Property shall have a shared roof and HVAC. The City portion of the Property may have separate utility connections depending on City’s needs and as determined by City. City and Developer will determine other City Improvements as part of the terms of occupancy set out in Section 6.3.2 below.

#### **4. OPERATOR OBLIGATIONS AND OPERATING COVENANTS**

Upon issuance of a final certificate of occupancy, the Developer shall become the Operator. The Operator shall comply, or cause to comply with each of the following covenants and conditions.

4.1 Business License. The Operator shall obtain and maintain, at all times, an active City of Paramount business license.

4.2 Term and Occupancy of the Property. The Operator shall provide for City occupancy of the one-third portion of the Property as set out in Section 3.2.3 above and Article 6 below and shown on Exhibit 2. The Operator shall either operate or enter into one or more leases or similar agreement for the Property to provide for the operation of the Restaurant/Retail/Commercial Use.

4.3 Maintenance and Repair. The Operator shall, at Operator's sole cost and expense, and at all times during the term of this Agreement, keep in good condition, maintenance and repair, and shall promptly replace when and as necessary, the Property and every part thereof, including without limitation, the store front doors, entrances, exterior tables, chairs and equipment owned by the Operator. The Operator shall ensure cleanliness of the areas immediately surrounding the Property, including picking up trash and debris left by the Operator's employees and customers, and washing exterior surfaces that are stained during the course of operation.

4.4 Hiring Preferences. The Operator shall endeavor, and in good faith efforts, hire employees who are residents of the City.

4.5 Marketing and Advertising. The Operator shall provide space for City to market and advertise community and cultural events approved by the City and its partners.

4.6 Use Covenant. Developer, as the Operator, shall operate and maintain its designated portion of the building for Restaurant/retail/commercial use subject to the provisions of this Agreement. Developer covenants and agrees for itself, its successors, its assigns, and every successor in interest to the Property or any part thereof, that upon the acquisition of the Property and during the development of the Project and thereafter, Developer shall devote the Property solely to the uses specified in, and otherwise comply with the terms and conditions of this Agreement.

4.6.1 This Agreement shall run with the land and shall be recorded against the Property. This Agreement may be subordinated only to construction financing.

4.7 City Occupancy. As repayment for the City Contribution, and in addition to the operating covenants contained in this Agreement, Developer shall provide the City with occupancy of one-third of the building for its use a historical museum and event space or such other use determined by the City which is consistent with Developer's operations. Upon request, Developer shall provide City with an amortization schedule showing the value of the use of the property as repayment of the City contribution.

4.8 Nondiscrimination in Employment. Developer certifies and agrees that all persons employed or applying for employment by it, its affiliates, subsidiaries, or holding companies, and all subcontractors, bidders and vendors, are and will be treated equally by it without regard to, or because of race, color, religion, ancestry, national origin, sex, age, pregnancy, childbirth or related medical condition, medical condition (cancer related) or physical or mental disability, and in compliance with Title VII of the Civil Rights Act of 1964, 42 U.S.C. § 2000, *et seq.*, the Federal Equal Pay Act of 1963, 29

U.S.C. § 206(d), the Age Discrimination in Employment Act of 1967, 29 U.S.C. § 621, *et seq.*, the Immigration Reform and Control Act of 1986, 8 U.S.C. § 1324b, *et seq.*, 42 U.S.C. § 1981, the California Fair Employment and Housing Act, Government Code § 12900, *et seq.*, the California Equal Pay Law, Labor Code § 1197.5, Government Code § 11135, the Americans with Disabilities Act, 42 U.S.C. § 12101, *et seq.*, and all other applicable anti-discrimination laws and

regulations of the United States and the State of California as they now exist or may hereafter be amended.

## **5. LIMITATION UPON CHANGE IN OWNERSHIP, MANAGEMENT AND CONTROL OF DEVELOPER**

The identity and qualification of Developer as an experienced and successful developer are of particular concern to the City. It is because of this identity and these qualifications that City has entered into this Agreement with the Developer. No voluntary or involuntary successor in interest of Developer shall acquire any rights or powers under this Agreement by assignment, operation of law or otherwise, nor shall Developer make any total or partial sale, transfer, conveyance, distribution, assignment or lease of the whole or any part of the Property or any material change in the management or control of Developer (including, without limitation, a change in the identity of the Developer, or a change in the management or control of Developer) except as expressly set forth herein. Notwithstanding, the Developer may enter into an encumbrance to secure financing (including, without limitation, the grant of a deed of trust to secure funds necessary for construction or permanent financing of the Project). A conveyance of the Site to any entity which is owned or controlled by Developer, or any entity owned and controlled by any one of Developers or their respective members, partners, managers general partners or principals (each a "Developer Affiliate"). As used here, "Developer Affiliate" means an entity with 70% of the same ownership as the Operator.

### **5.2 Option to Purchase**

5.2.1 If Operator determines to sell all or any portion of the Saw Property, before Operator solicits or considers any offers from any third party to purchase the Property, Operator shall notify City in writing of the availability of the Property for purchase and its proposed price and terms. Within the next 45 day period, City may notify Operator that it wishes to purchase the Property and the price and terms of such purchase. If the Parties reach agreement within the next 30-day period on such purchase price and terms for the sale, they will enter into the appropriate agreement and this agreement shall be of no force or effect as of the date of transfer of ownership to the City. If the Parties do not reach such an agreement, then the Property may be sold and the terms and conditions in this Agreement shall continue to bind the purchaser.

5.2.2 Repayment to City: In the event the City purchases the Property pursuant to this Section 5.2 Operator shall repay to City that portion of the City Contribution still outstanding, which amount may be credited to any amounts still due from City to the Operator or Developer as repayment for the City's Contribution.

## **6. OBLIGATIONS AND RIGHTS OF THE CITY**

6.1 Upon execution of this Agreement, City shall contribute \$2,063,000 to Developer to assist with the purchase of the Property (the "City Contribution"). Such payment shall be made as agreed between the Parties. The City Contribution has been calculated by the Parties based upon

their agreed value of the benefits to the City of the provisions of this Agreement.

6.2 The provisions of Sections 3.1 through Section 3.3 shall apply.

6.3 City Occupation of Premises

As repayment for the City Contribution, City shall have the total and complete access to and the right to occupy its designated portion of the Property for up to 20 consecutive years from the date of final occupancy, as that may be extended pursuant to the terms and condition of this Agreement. City shall have full control of and responsibility for such portion of the Property. In the event of a Developer's default under this Agreement, the remaining amount of the repayment of the City Contribution shall be repaid to the City without interest.

6.3.1 City at its cost shall provide all tenant improvements for its use of the property as a City Historical Museum and event center.

6.3.2 City and Developer shall develop and abide by written terms and conditions of occupancy. City shall pay for all utility connections directly related to that area designated for use as a historical museum and events space. City will not pay for property taxes, insurance, or common area maintenance (CAM), collectively known as Triple Net (NNN).

6.3.3 City shall maintain adjacent City properties, including the City-owned parking, and hospital parking and easements (currently Kindred Hospital) and Hay Tree parcels.

6.3.4 As provided below, City shall maintain self-insurance for commercial general liability coverage and upon request shall provide Developer with a memorandum of coverage.

6.4 City Access to the Saw Property: At its sole risk and expense, and without notice to the Operator, the City may enter other portions of the Property or any part thereof at reasonable times and with as little interference as possible, for the purpose of assessing the Developer's compliance with this Agreement. The representatives of City entering the Property may be identified in writing in advance by the City Manager.

6.5 Access to City-owned Parking: City shall use its best effort to provide the following shared parking to serve the Saw Property:

6.5.1 City will modify the small open space adjacent to City Hall parking (as shown on Exhibit 1) to provide additional parking which may be utilized for the Saw Property during its operating hours (the "additional City Hall Parking").

6.5.2 Developer will contribute an amount not to exceed \$400,000 or 33.333%, whichever amount is less, of the total cost of construction for the additional City Hall parking (as determined by the City), which payment terms will be negotiated at a later time under a separate reimbursement agreement.

**7. INDEMNIFICATION AND INSURANCE**

7.1 By Developer: Developer shall indemnify, defend and hold harmless City (with counsel acceptable to City), its officers, agents and employees, from and against any and all liabilities, claims or demands arising from Developer's purchase of the Property, construction on the Property, operation or failure to operate the Food Court, or performance or failure to perform hereunder.

7.2 By City. City shall indemnify, defend and hold harmless Developer, its officers, agents and employees, from and against any and all liabilities, claims or demands arising from the City's occupancy and use of the Property as set out under this Agreement.

7.3 Developer and City each shall provide its own commercial general liability coverage (or the equivalent provided by City's Joint Powers Insurance Authority) in amounts agreed upon by the Parties. Each party shall be an additional insured as to the other.

## **8. DEFAULTS, REMEDIES AND TERMINATION**

8.1 Failure by either party to perform or cause to perform any condition or obligation of this Agreement under constitutes a default under this Agreement. The defaulting party must immediately commence to cure, correct or remedy such failure and shall complete such cure, correction or remedy with reasonable diligence and during any period of curing shall not be in default.

8.2 Legal Actions. In the event any default by the Developer/Operator under this Agreement is not cured within sixty (60) days after written notice by the City, the Developer/Operator shall repay to City any and all amounts still due to City as repayment for the City Contribution, along with the maximum interest rate allowed by law.

8.3 Institution of Legal Actions. In addition to any other rights or remedies, the City may institute legal action to cure, correct or remedy any default, or recover damages for any default, or to obtain any other remedy consistent with the purpose of this Agreement.

8.4 Any legal action related to or arising out of this Agreement must be instituted in the Superior Court of the County of Los Angeles, State of California, or, if federal jurisdiction exists, in the Federal District Court in the Central District of California.

8.5 Termination by Developer. In the event that after reasonable diligence, the Developer fails to acquire the Property or commence or complete construction, or the Developer otherwise defaults, the remedies set out in Sections 3.1.2, 3.2 and 6.3 shall apply.

8.6 Limitation on Liability. Notwithstanding the foregoing, neither Developer nor City shall in any event be entitled to, and each hereby waives and releases, any right to seek loss of profits or any special, incidental or consequential damages of any kind or nature from the other Party arising out of or in connection with this Agreement or the termination hereof, and in connection with such waiver each Party is familiar with and hereby waives the provision of Section 1542 of the California Civil Code which provides as follows:



“A GENERAL RELEASE DOES NOT EXTEND TO CLAIMS WHICH THE CREDITOR DOES NOT KNOW OR SUSPECT TO EXIST IN HIS OR HER FAVOR AT THE TIME OF EXECUTING THE RELEASE WHICH IF KNOWN BY HIM OR HER MUST HAVE MATERIALLY AFFECTED HIS OR HER SETTLEMENT WITH THE DEBTOR.

8.8.2 Applicable Law. The laws of the State of California shall govern the enforcement of this Agreement.

8.8.3 Acceptance of Service of Process. In the event that any legal action is commenced by Developer against City service of process on the City shall be made by personal service upon the City Manager, or in such other manner as may be provided by law.

In the event that any legal action is commenced by City against Developer, service of process on Developer shall be made by personal service upon the President or Executive Director of Developer or in such other manner as may be provided by law, whether made within or without the State of California.

8.9 Rights and Remedies are Cumulative. To the extent permitted by law and except with respect to rights and remedies expressly declared to be exclusive in this Agreement, the rights and remedies of the parties are cumulative, and the exercise by either party of one or more of such rights or remedies shall not preclude the exercise by it, at the same time or different times, of any other rights or remedies for the same Event of Default or any other Event of Default by the other party.

8.10 Inaction Not a Waiver of Default. Any failure or delay by either party in asserting any of its rights and remedies as to any default shall not operate as a waiver of any default or of any such rights or remedies, or deprive either such party of its right to institute and maintain any actions or proceedings which it may deem necessary to protect, assert or enforce any such rights or remedies.

8.11 Attorneys' Fees. In any action between the Parties to interpret, enforce, reform, modify, rescind or otherwise in connection with any of the terms or provisions of this Agreement, the prevailing Party in the action or other proceeding shall be entitled, in addition to damages, injunctive relief or any other relief to which it might be entitled, reasonable costs and expenses including, without limitation, litigation costs, expert witness fees and reasonable attorneys' fees and costs.

As used herein, the terms “attorneys' fees” or “attorneys' fees and costs” means the reasonable fees and expenses of counsel to the parties hereto (including, without limitation, in-house or other counsel employed by City or Developer) which may include printing, duplicating and other expenses, air freight charges, and fees billed for law clerks, paralegals and others not admitted to the bar but performing services under the supervision of an attorney. The terms “attorneys' fees” or “attorneys' fees and costs” shall also include, without limitation, all such reasonable fees and expenses incurred with respect to appeals, arbitrations and bankruptcy proceedings, and whether or

not any action or proceeding is brought with respect to the matter for which said fees and expenses were incurred.

## **9. GENERAL PROVISIONS**

9.1 Notices, Demands and Communications Between the Parties. All notices, demands, requests, elections, approvals, disapprovals, consents or other communications given under this Agreement shall be in writing (“**Notice**”) and shall be given by personal delivery, certified mail, return receipt requested, or overnight guaranteed delivery service and addressed as follows:

To City:                      City of Paramount  
   City Manager

To Developer:              Steve Boss

Any Notice shall be deemed received upon receipt if delivered by hand or messenger, and shall be deemed received on the third day from the date it is postmarked if delivered by registered or certified mail, return receipt requested.

9.2 Conflicts of Interest. No member, official or employee of the City shall have any direct or indirect interest in this Agreement, nor participate in any decision relating to the Agreement which is prohibited by law.

9.3 Warranty Against Payment of Consideration for Agreement. Developer warrants that it has not paid or given and will not pay or give, any third person any money or other consideration for obtaining this Agreement, other than normal costs of conducting business and costs of professional services such as project managers, architects, engineers, attorneys, and public relations consultants.

9.4 Nonliability of Developer and City Officials and Employees. No member, partner, director, official, employee, representative or agent of the Developer shall be personally liable to City, or any successor in interest thereof, in the event of any default or breach by Developer under the terms of this Agreement.

No member, official, employee, representative or agent of City shall be personally liable to Developer, or any successor in interest thereof, in the event of any default or breach by City under the terms of this Agreement.

9.5 Approvals by City and Developer. Approvals required of the parties shall be given

within the time set forth in this Agreement, the Schedule of Performance or, if no time is given, within a reasonable time. Wherever this Agreement requires the City or Developer to approve any contract, document, plan, proposal, specification, drawing or other matter, such approval shall not be unreasonably withheld or delayed, unless expressly provided to the contrary.

9.6 Force Majeure; Extension of Times of Performance. Failure by either Party to perform shall not be deemed a default hereunder and times for performance shall be extended as provided herein where delays are due to war; insurrection; strikes; lockouts; riots; floods; earthquakes; fires; casualties; acts of God; acts of the public enemy; epidemics; quarantine restrictions; freight embargoes; lack of transportation; governmental restrictions or priority; litigation; unusually severe weather; inability to secure necessary labor, materials or tools; delays of any contractor or supplier; acts of the other party; acts of failure to act of any public or governmental agency or entity or similar causes beyond the control and without the fault of the Party claiming an extension of time to perform (collectively, a “**Force Majeure**” delay); provided, however, that the Party claiming the existence of a Force Majeure delay and an extension of its obligation to perform shall notify the other Party in writing of the nature of the matter causing the delay within thirty five (35) Business Days of the occurrence thereof (including a description of the Force Majeure event causing such conditions and Developer’s efforts to complete the development of the Project in spite of such conditions).

Provided that written Notice is given by the Party seeking an extension of time pursuant to this provision, the extension of time to perform shall commence to run from the time of the commencement of the cause and shall continue only for the period of the Force Majeure delay; provided, however, in no event shall performance be excused pursuant to this Section for any Force Majeure delay for a cumulative period of more than six (6) months. If said Force Majeure delay extends for more than six (6) months, either Party may terminate this Agreement upon fifteen (15) days written notice to the other Party.

Notwithstanding the foregoing, provided that written Notice of the Force Majeure event was given in a timely manner, Developer shall be entitled to an extension of its obligation to complete development of the Project on the Property for up to three (3) additional months (for a total of up to nine (9) consecutive months, but provided that any extension shall only be for the period of the Force Majeure delay if the period of such delay is less than three (3) months) if Developer demonstrates that as a result of a Force Majeure event, conditions are such that no commercially reasonable person or entity exercising timely and consistent commercially reasonable best efforts could obtain financing or complete construction of the Project. Developer shall notify City in writing of its exercise of such additional three (3) month period (including a description of the Force Majeure event causing such conditions and Developer’s efforts to complete the development of the Project in spite of such conditions) not later than thirty (30) days prior to the expiration of the six (6) month period specified above.

Times of performance under this Agreement may also be extended in writing by mutual agreement of City and Developer.

9.7 Applicable Law; Interpretation. The laws of the State of California shall govern the interpretation of this Agreement. This Agreement shall be construed as a whole and in accordance with its fair meaning and as though both of the parties participated equally in its

drafting.

9.8 Administration. This Agreement shall be administered by the City Manager. Whenever a reference is made in this Agreement to an action, finding or approval to be undertaken by the City, the City Manager is authorized to act unless specifically provided otherwise or the context should require otherwise. The City Manager shall have the authority to issue interpretations, waive provisions and enter into amendments of this Agreement. Notwithstanding the foregoing, the City Manager may in his or her sole and absolute discretion refer any matter to the board, for action, direction or approval.

9.9 Mutual Cooperation. Each party agrees to cooperate with the other in this transaction and, in that regard, to sign any and all documents which may be reasonably necessary, helpful or appropriate to carry out the purposes and intent of this Agreement.

9.10 Ground Breaking and Grand Openings. City and Developer shall cooperate in the organization of any Project-related ground breaking, grand openings or any other such inaugural events/ceremonies celebrating the development which is the subject of this Agreement.

9.11 Independent Contractor. The parties agree that the Developer, in the performance of this Agreement shall act as and be an independent contractor and shall not act in the capacity of an agent, employee or partner of the City.

9.12 Third Party Beneficiaries. This Agreement is made and entered into for the sole protection and benefit of the City, and its successors and assigns, and Developer, and its permitted successors and assigns, and no other person or persons shall have any right of action hereon, or any right to be considered a third party Beneficiary.

## **10. ENTIRE AGREEMENT, WAIVERS AND AMENDMENTS**

This Agreement with exhibits constitutes the entire understanding and agreement of the Parties. Duplicate originals of this Agreement may be executed, each of which shall be deemed to be an original. This Agreement may be executed in counterparts, each of which shall be deemed to be an original, and such counterparts shall constitute one and the same instrument.

Except as otherwise provided herein, this Agreement integrates all of the terms and conditions mentioned herein or incidental hereto, and supersedes all negotiations or previous agreements between the parties with respect to all or any part of the subject matter hereof. All waivers of the provisions of this Agreement must be in writing and signed by the appropriate authorities of City or Developer, and all amendments hereto must be in writing and signed by the appropriate authorities of the City and Developer.

IN WITNESS WHEREOF, City and Developer have signed this Disposition and Development Agreement with Operating Covenants as of the date set forth above.

“City”

CITY OF PARAMOUNT, a California municipal corporation

By: \_\_\_\_\_  
Its: \_\_\_\_\_

APPROVED AS TO FORM:

CITY ATTORNEY

By: \_\_\_\_\_

“Developer”

Paramount City Investors, LLC

By: \_\_\_\_\_  
Its: \_\_\_\_\_

Exhibit 1  
Map of Property

Exhibit 2  
Legal Description

Real Property in the City of Paramount, County of LOS ANGELES, State of California,  
described as follows:

PROPERTY ADDRESS:

ASSESSOR'S PARCEL NUMBER:

Exhibit 3  
Memorandum of Terms and Conditions



JUNE 13, 2023

RESOLUTION NO. 23:020

“A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
ADOPTING THE CITY’S SOCIAL MEDIA POLICY INCLUDING THE SOCIAL  
MEDIA PUBLIC DISCLAIMER/TERMS OF USE”

MOTION IN ORDER:

READ BY TITLE ONLY AND ADOPT RESOLUTION NO. 23:020.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council

**From:** John Moreno, City Manager

**By:** Andrew Vialpando, Assistant City Manager  
Pauline Aguayo, Management Analyst

**Date:** June 13, 2023

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**Subject: RESOLUTION NO. 23:020**  
**ADOPTING THE UPDATED SOCIAL MEDIA POLICY INCLUDING THE**  
**SOCIAL MEDIA PUBLIC DISCLAIMER/TERMS OF USE**

## **BACKGROUND**

Staff has updated the existing Social Media Policy to establish necessary guidelines for the use of official City Social Media Sites. The revised policy establishes standards for the creation, governance, and closure of official sites, as well as procedures for responding to posts, comments, and messages. The policy also includes a new Social Media Public Disclaimer/Terms of Use that will be published on all City digital platforms to ensure uniform content moderation for social media users.

## **DISCUSSION**

The Social Media Policy is intended to guide its efforts when engaging with the public on the various digital platforms. Staff reviewed policies and best practices from several other local cities to update the Social Media Policy and establish the City's Social Media Public Disclaimer/Terms of Use, and consulted with the California Joint Powers Insurance Authority for legal review.

Visitors and followers place a high value on receiving accurate and timely information from City social media sites rather than seeking information on websites. While social media sites are not solely intended to replace the City's website or public information outlets, they can serve as a valuable means to promote and market City events, disseminate non-emergency information, and engage with the public. Where appropriate, the City encourages the use of social media to further the goals of the Paramount City Council and City leadership.

With this policy in place, all City social media platforms will align with governance best practices in content quality control, roles and responsibilities of staff, response standards, and appropriate comment moderation.

## **Social Media Public Disclaimer/Terms of Use**

Absent an adopted Social Media Public Disclaimer/Terms of Use, the City is exposed to the potential for inappropriate comments that may lead to the spread of misinformation, and in some cases, defamation against City employees. The establishment of a public disclaimer will provide much needed structure and guidance for staff to approve, conceal, or remove comments that are, but not limited to:

- Profane
- Obscene
- Pornographic
- Threatening
- Derogatory
- Defamatory
- Discriminatory

The Public Disclaimer must be displayed or linked on all City social media platforms. Any moderation or deletion of social media site content, including comments, must be in accordance with this policy.

Comments are monitored daily with the assistance of the City's Communications Consultant, Tripepi Smith, and fully reviewed by City staff who prepare accurate and timely responses. Any comments that require removal will be archived according to the City's record retention policy. The updated Social Media Policy including the Social Media Public Disclaimer/Terms of Use is attached.

## **FISCAL IMPACT**

No fiscal impact.

## **VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity, and guidelines; and provide the framework for policy decision making. The Strategic Outcomes were implemented to provide a pathway to achieving the City's Vision. This item aligns with all Strategic Outcomes.

## **RECOMMENDED ACTION**

It is recommended that the City Council read by title only and adopt Resolution No. 23:020 updating the current Social Media Policy and establishing the new Social Media Public Disclaimer/Terms of Use.

Attachments:

- Resolution No. 23:020
- Exhibit A – Social Media Policy including the Social Media Public Disclaimer/Terms of Use

CITY OF PARAMOUNT  
LOS ANGELES COUNTY, CALIFORNIA

**RESOLUTION NO. 23:020**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PARAMOUNT  
ADOPTING THE UPDATED SOCIAL MEDIA POLICY INCLUDING THE  
SOCIAL MEDIA PUBLIC DISCLAIMER/TERMS OF USE

WHEREAS, the CITY OF PARAMOUNT ("City") recognizes the value in using social media sites to broaden communication regarding government services and facilitate greater citizen engagement; and

WHEREAS, the City encourages the use of social media to further the goals of the City and its departments through the dissemination of information about the City's mission, activities, programs, policies, and services for members of the public; and

WHEREAS, the purpose of the City's Social Media Policy is to establish procedures of City's presence on social media sites; and

WHEREAS, public input is encouraged on the City's social media sites, provided users of the sites adhere to the Social Media Public Disclaimer/Terms of Use;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PARAMOUNT AS FOLLOWS:

**SECTION 1.** The above recitations are true and correct.

**SECTION 2.** The City Council Hereby adopts the City's Social Media Policy including the Social Media Public Disclaimer/Terms of Use, attached as Exhibit A.

**SECTION 3.** This Resolution shall take effect immediately upon its adoption.

PASSED, APPROVED, and ADOPTED by the City Council of the City of Paramount this 13<sup>th</sup> day of June 2023.

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Isabel Aguayo, Mayor

ATTEST:

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Heidi Luce, City Clerk

## **EXHIBIT A**



### **CITY OF PARAMOUNT**

### **SOCIAL MEDIA POLICY**

**Policy Adopted:**

**Policy Amended:**

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#### **PURPOSE**

Social media, which includes (but is not limited to) the City's Facebook, Instagram, YouTube and Paramount Works App, is a primary means of communication for the City. The City recognizes the vital importance of these platforms for public engagement and staff is committed to providing timely responses, accurate information, and engaging content. This Social Media Policy has been developed to help navigate this fast-moving and complex environment in order to represent our City and share necessary information while demonstrating the positive impacts of our work.

This policy is intended to help employees understand best practice guidelines and legal parameters using social media as a means of conveying City information to its residents, businesses, and visitors, as well as maximizing visibility for City services, programs, events, and community engagement.

The City's social media platforms are for the exclusive use of disseminating official information about the City to residents, businesses, and visitors. The City supports the use of social media as an additional communication tool that informs and engages the public and promotes the City and its departments. The City's primary use of any social media site is to relay matters of City business and public information. The City has a primary interest and expectation in protecting the integrity of information posted on its social media sites and deciding what is communicated on these platforms.

## 1. RESPONSIBILITY

- a. The Public Information Officer (PIO) will act as Administrator of all City Social Media accounts for every department. Additionally, the PIO is responsible for enforcing this Social Media Policy, and will serve as a social media point of contact.
- b. Department Directors have the authority to determine the development of social media content related to their respective departments. Department Heads must communicate with the Communications Office for the development of content posted on behalf of their department. Department Heads may appoint a delegate from their department to work directly with the Communications Office to post on behalf of their department. PIO will grant or approve specific administrative access and rights for City departments to post or share important content in a timely manner.
- c. Social Media Administrators (Communication Specialists or Designated Employee(s)) shall be responsible for developing, posting, and monitoring content on behalf of the City for all approved social media sites. The Social Media Administrator shall review department-submitted content and ensure all posts meet the City's branding guidelines.
- d. Authorized consultants will review and monitor comments, guiding message requests that require urgent response from the City to the appropriate department. They will also recommend best practices when handling sensitive information and/or crisis response.

## 2. GOVERNANCE

- a. The City's official website at <https://www.paramountcity.com> will remain the City's primary source and means of internet communication.
- b. Wherever possible, content posted to the City's social media sites will also be made available on the City's website.
- c. To the extent possible, City social media pages should link back to the official City of Paramount website for forms, documents, online services, and other information necessary to conduct business with the City of Paramount.
- d. Information posted by the City on social media pages will supplement (not replace) required official City notices and standard methods of communication.

- e. The official City presence on social media sites constitutes an expansion of the City's information networks and are governed by City policies.
- f. All City social media pages shall adhere to applicable federal, state, and local laws, regulations, and policies.
- g. City social media pages are subject to the California Public Records Act and Proposition 59, amending Article 1, Section 3 of the California Constitution. Any content maintained in a social media format that is related to City business, including a list of subscribers, posted communication, and communication submitted for posting may be a public record, with exceptions, subject to public disclosure. Content and comments are not to be deleted unless reviewed by Public Information Team for violation of policy or the Terms of Service required by the social media platform.
- h. City social media site content shall be retained in accordance with the City's current record retention schedule.
- i. The City Clerk is responsible for responding to any public records request for social media; such requests shall be handled in collaboration with the Public Information Team and City Attorney's Office. Content related to City business shall be maintained in an accessible format so that it can be produced in response to a request. Wherever possible, sites shall clearly indicate that any articles and any other content posted or submitted for posting may be or are subject to public disclosure upon request. Users shall be notified that public disclosure requests must be directed to the City Clerk's Office.
- j. California law and relevant City records retention schedules apply to social media formats and social media content.
- k. The Administrative Services Department will monitor content on City social media sites to ensure adherence to City's Social Media Policy and the interests and goals of the City of Paramount.
- l. Employees posting content on behalf of the City on its social media pages must conduct themselves, at all times, as representative of the City and in accordance with all City policies.
- m. Employees identifiable by uniform, even when using personal social media, are representatives of the City.
- n. Employees representing the City may not use the City's social media efforts/content for personal gain.



- o. Any employee authorized to post on the City's social media pages shall review, be familiar with, and comply with this policy.

### **3. SITE MANAGEMENT AND CONTENT**

- a. Social media sites approved for official use by the City include but are not limited to: Facebook, Instagram, YouTube and the Paramount Works app. On January 1, 2023, the City deactivated its Twitter Account and will no longer be monitoring or posting on that platform.
- b. City social media pages should make clear that they are maintained by the City and state that they follow the City's Social Media Policy.
- c. The main image or "profile picture" shall be the City logo, seal or an appropriate photo as determined by the City Manager or designee.
- d. Use of the City's official logo and/or brand for social media must be consistent with the City's policies governing the use of the City's logo, seals, badges and other identifiable markings (i.e. Branding Guide).
- e. Not all forms of social media may be appropriate for use by the City and any social media page established on behalf of the City must be approved by the City Manager. Consideration shall be given to the overall nature, theme, and suitability for use for City purposes.
- f. The City's social media sites are to be used for informational purposes and all content must pertain to the City and/or City business, programs, services, or events.
- g. Acceptable content includes but is not limited to text, graphics, hyperlinks, photos, and videos.
- h. Posts must contain information that is freely available to the public and not be confidential as defined by any City policy or state or federal law.
- i. Posts by the City or City departments must reflect the views and positions of the City. There shall be no posting of personal views or concerns.

## Public Terms and Conditions

- a. Each social media platform must include a link somewhere that directs visitors to the City's website and "Public Disclaimer/Terms of Use" (**Attachment A**).
- b. In the social media tool's "background" or "biography" section, the following must be included: "This is the official [social media title] account of the City of Paramount administered by the Public Information Officer."

- 1) If space permits, include the following language:

"This is an official [social media title] page of the City of Paramount administered by the Public Information Officer. This social media site is designated as a limited public forum. For more information about the City of Paramount, please visit <https://www.paramountcity.com>. This site is intended to serve as a mechanism for communication between the public and the department on the listed topics and as a limited forum to further the mission of the City. Any comment submitted to this page and its list of followers may be considered a public record, which is subject to disclosure pursuant to the California Public Records Act. Public information requests must be directed to the City Clerk's Office."

## Responding to Posts, Comments, and Messages

- a. Similar to someone visiting City Hall to ask for help or inquire about a City program or policy, our goal is to provide good customer service to our community. The City is generally interested in:
  - General questions – an opportunity to lead someone to factual information or a City staff person who can help.
  - Misinformation – an opportunity to correct misperceptions or rumors.
  - Disinformation – an opportunity to correct deliberate misleading.
  - Complaints – an opportunity to take a conversation offline for follow-up, response, and/or funnel a complaint to a proper channel.
  - Emergency Response Announcements – Public safety, hazards, etc.
- b. Responses to posts or comments must be relevant, timely, accurate, and informative.

## **Prohibited Activity**

- a. As a neutral party, the City will not “follow,” “subscribe to,” or “like” the social media sites of any active members of the City Council. Paramount’s Congressional and Legislative representatives are excluded from this provision.
- b. Content in any post made on behalf of the City shall not specifically endorse or mention any City vendor, supplier, customer, contractor, employee, official, or resident, without the approval of the Public Information Officer. “Following” or “liking” a social media page is not a form of City endorsement.

## **Video Posting Standard**

- The City’s Public Information Officer or designee will be responsible for approving all video content.
- Video quality must be comparable to DVD resolution quality 640x480.
- Low-quality video will be considered as long as the audio portion is clear and the content is compelling and informative.
- The City must secure a disclaimer from the author or owner or the right to use all or part of a video if the video was not produced by the City or related entity.
- Videos streamed from other sources may not be posted to the City’s website. Links to external videos are permitted, but it must only be used when content is relevant and necessary approvals are received.

## **Submitting Videos to Hosting Sites**

- Videos may be submitted to hosting sites such as YouTube and Vimeo as well as Facebook and Instagram on a case-by-case basis under the direction of the City’s Public Information Officer or designee.
- Comments posted to these sites must be monitored or the ability to post a comment shall be turned off. Comments must adhere to the guidelines stated in the Social Media Public Disclaimer/Terms of Use.

# **ATTACHMENT A**



## **SOCIAL MEDIA PUBLIC DISCLAIMER / TERMS OF USE**

The following Public Disclaimer/Terms of Use must be displayed or linked on any City social media site. Any moderation or deletion of social media site content, including comments, must follow this policy. Comments may not be deleted solely for being critical of the City or based on viewpoints expressed, unless the comment violates any provision in this policy.

**THIS SOCIAL MEDIA SITE IS DESIGNATED AS A LIMITED PUBLIC FORUM.**

The purpose of the City of Paramount's social media sites is to share news, public information, and updates regarding the activities, policies and programs of the City. However, the information and content contained on our social media site are only intended to supplement, not to replace, the information available through official City channels, in general, on the City's official website at <https://www.paramountcity.com>.

Under no circumstance should an individual report an emergency through a direct message or comment on a City social media site. In cases of an emergency or immediate danger, please dial 9-1-1.

If you are a reporter, please direct your inquiries to the Public Information Officer at (562) 220-2000. We do not post nor respond to media inquiries on our social media sites.

The City is not responsible for comments, remarks, messages, or other material posted to its social media sites and does not, in any way, guarantee or warrant the content, accuracy, or use of social media content from members of the public. The City specifically disclaims all liability for claims or damages that may result from any posting on its social media sites. Opinions expressed on our social media sites are those of the person posting and do not necessarily reflect the opinions, practices, or policies of the City. In no event shall the City be liable to you or anyone else for any decision made or action taken in reliance on information on our social media sites.

By accessing, viewing and/or posting content to our social media sites, you accept, without limitation or qualification, these terms and conditions of use, as well as any other terms of use required by the companies that own and operate the social media sites. Your use of our social media sites is deemed acceptance of these terms and conditions and to have the same effect as if you had physically signed an agreement.

These terms and conditions are in addition to the third-party policies, terms, and conditions of any social media provider (i.e., Facebook, Instagram, Twitter, YouTube, etc.). The City is subject to the terms of use for this site by the provider. The City does not control the terms and conditions of the social media provider.

#### Your Comments Are Public and Reviewed

Our social media sites are public and viewable by everyone. Comments and shared information also become part of a public record and may be archived in order to abide with applicable laws, e-discovery requirements, and document retention policies. Information shared through our social media sites may be subject to release to those who request it through the California Public Records Act or other public information statutes. Your use of our social media sites and the posting of any content is deemed a waiver by you of any rights to privacy or confidentiality.

Please be aware that we review all comments after you post them. Because the site is visible to all ages, we expect persons who leave comments to do so with respect, good manners, and careful thought of who might be seeing them.

Consistent with the purpose of this Limited Public Forum, we reserve the right to moderate, monitor, remove, prohibit, restrict, block, suspend, terminate, delete, discontinue, or reject comments and access to comments if they are:

- Profane, obscene, pornographic, abusive, threatening, racist, defamatory, offensive or contains violent language
- Trolling (posts that are deliberately offensive, provocative, or disruptive and intended to hijack our content, deflect our information off-track)
- Messages that are a violation of existing law or regulation
- Violations of the intellectual property rights of others
- Spam (unsolicited messages that are usually intended as advertising or messages that are repeatedly posted on the same site)
- Attacks or calls-to-action for attacks on specific groups or individuals
- Intended to harass, threaten or abuse an individual or are defamatory, derogatory, or are personal attacks on any City official, employee, resident, or business
- Hateful or discriminatory comments regarding or comments that promote, foster, or perpetuate discrimination of harassment on the basis of race, ethnicity, religion, gender, disability, sexual orientation, political beliefs, or a protected class under local, state, or federal law
- Links or comments containing sexually explicit content or material
- Links to malicious software or sites
- Cyber-stalking or threats to an individual or organization, or intended to collect or post private information and data without disclosure (e.g., doxxing)

- Messages that relate to confidential, private, or proprietary information
- Messages that are inappropriate, in poor taste, or otherwise contrary to the purposes of our site or the business of the City.
- Self-promotion
- Solicitation of funds
- Unsolicited business proposals and inquiries
- Reports of criminal or suspicious activity
- Encouragement of illegal or unlawful activity
- Posts not in compliance with our social media host's own terms and conditions
- Posts that attempt to or do take over a thread in ways that are contrary to these terms and conditions (including off-topic, random, or unintelligible posts)

The above list is not necessarily exhaustive, and the City reserves the right to remove or restrict any post or comment that violates the purpose or spirit of these terms and conditions.

Individuals who comment or post to our social media sites and who repeatedly violate these terms and conditions may, among other actions, be banned, prohibited from posting future comments, or be reported to the social media provider.

We do not edit comments for the purpose of removing objectionable or inappropriate content and leaving non-objectionable or appropriate content. If you want your comments to remain posted, please ensure that you comply with this policy.

While comments and direct messages may be posted or sent at any time because of the nature of social media, comments and messages will be routinely reviewed during regular business hours.

Information contained on our social media sites may be intercepted, recorded, read, copied, and disclosed by and to authorized personnel for any official purpose, including criminal investigations. Unauthorized access or use of our social media sites, including attempting unauthorized copying, altering, destroying, or damaging site content, may violate the Federal Computer Fraud and Abuse Act of 1986 and may subject violators to criminal, civil, and/or administrative action.

### Privacy

Do not include personally identifiable information in the body of your social media comments. This is for your own protection and privacy.

### Endorsements

The City does not endorse commercial entities, products, services, or other non-governmental organizations or individuals through social media. Any references to commercial entities, products, services, or non-governmental organizations or individuals are solely for informational purposes or posted by the social media provider.

Our Comments Are Not Legal Advice and Your Comments Are Not Official Notice

Postings, interactions, and messages made through social media sites do not constitute legal advice. Likewise, anything you post is not considered an official notice or comment to the City or to any official or to any of our employees for any purpose. The City disclaims all warranties, expressed or implied, for any of the information and content provided on its social media site.

You May Own Your Comments, but We Can Use Them

You may own all the comments, content, messages, and similar information that you post on our social media sites (subject to any terms or conditions of the social media provider). You are responsible for how you control the sharing of that content through the privacy and application settings of the social media provider.

By posting on our social media sites, you grant the City a non-exclusive, transferable, sub-licensable, royalty-free, worldwide license to use that content. That means the City can reproduce, distribute, publish, display, and otherwise use your content. If you do not wish to have the content you have posted used, published, copied and/or reprinted, it should not be posted on our social media sites.

Advertisement and Link Disclaimer

The information provided on our social media sites and any links or references thereon are provided as a courtesy to site visitors. The City does not endorse, recommend, nor approve of any person, any product, or any service mentioned on the City's social media sites nor referenced or contained on any other website or social media page.

The City does not endorse nor support any advertising that may be contained on its social media site nor on any of the pages of any linked or referenced sites. The City does not generally link to the following:

- Candidate or nominee sites nor sites advocating a position on City or ballot issues
- Corporate commercial sites (Please note that non-profit organizations may include links to member or sponsor organizations. However, such links are not an endorsement or recommendation by the City.)
- Personal home pages

External links may be provided at times and are posted only as additional information or resource material. The City does not attest to the accuracy of information provided



by any links. Should you access another site through a link, you are subject to that destination site's own privacy policy and terms of use.

#### Intellectual Property Use

Images, photographs, written works, and graphics used by us on our social media sites, unless otherwise noted, are the property of the City and are protected under both United States and International Copyright Laws. Our images, photographs, written works and graphics may not be reproduced, copied, transmitted or manipulated without the written permission of the City. Use of any image or content from our social media sites as the basis for any other, literary writing, photograph, or illustration (in any format) is a violation of the United States and International Copyright laws.

For questions pertaining to our intellectual property rights or for permission to reproduce our social media please contact the City's Public Information Officer at (562) 220-2000.

#### Indemnification

By using our social media sites, you agree to defend, indemnify, and hold the City and its officers, directors, employees, contractors, representatives, agents, successors and assigns harmless from and against any and all losses, claims, damages, settlements, costs, and liabilities of any nature whatsoever (including reasonable attorneys' fees) to which they may become subject and which arise out of, are based upon, are as a result of, or are in any way connected with your use of our social media sites, including any third party claims of infringement or any breach of these terms and conditions.

#### Jurisdiction

By using our social media sites, you agree that any claim or dispute relating to the posting of any content on our social media sites shall be construed in accordance with the laws of the State of California without regard to its conflict of law provisions, and you agree to be bound and shall be subject to the exclusive jurisdiction of the state and federal courts located in Los Angeles County, California.

#### This Policy Is Subject to Amendment

This policy may be updated or amended at any time without notice. Each time you access or use our social media sites, the policy then in place at the time of such access or use will govern your usage and posting.

JUNE 13, 2023

INTRODUCTION OF THE FISCAL YEAR 2023 – 2024 PROPOSED  
BUDGET

MOTION IN ORDER:

ESTABLISH JUNE 27<sup>TH</sup> FOR FURTHER REVIEW AND ADOPTION OF  
THE FISCAL YEAR 2023 – 2024 PROPOSED BUDGET.

MOTION:

MOVED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

[ ] APPROVED

[ ] DENIED

ROLL CALL VOTE:

AYES: \_\_\_\_\_

NOES: \_\_\_\_\_

ABSENT: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_



**To:** Honorable City Council

**From:** John Moreno, City Manager

**By:** Kim Sao, Finance Director  
Clyde Alexander, Assistant Finance Director

**Date:** June 13, 2023

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**Subject: INTRODUCTION OF THE FISCAL YEAR 2023 – 2024 PROPOSED BUDGET**

A copy of the City's Fiscal Year 2023-24 Proposed Budget is included with this agenda. Overall, we are presenting a budget which maintains our many programs and services. We will present a general overview of the FY 2023-24 Budget at tonight's City Council meeting.

A detailed budget review and the adoption of the budget will be held at the budget study session, which is scheduled for Tuesday, June 27, 2023.

**VISION, MISSION, VALUES, AND STRATEGIC OUTCOMES**

The City's Vision, Mission, and Values set the standard for the organization; establish priorities, uniformity and guidelines; and provide the framework for policy decision making. The Strategic Outcomes were implemented to provide a pathway to achieving the City's Vision. This item aligns with Strategic Outcome No. 6 Efficient, Effective, and Fiscally Responsible.

**RECOMMENDED ACTION**

It is recommended that the City Council meet on Tuesday, June 27, 2023, for further review and adoption of the Fiscal Year 2023 – 2024 Proposed Budget.

CITY OF PARAMOUNT

# ATTACHMENT



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THE FISCAL YEAR 2023-2024 PROPOSED BUDGET IS  
AVAILABLE FOR REVIEW IN THE CITY CLERK'S OFFICE  
OR ON THE CITY'S WEBSITE AT THE FOLLOWING LINK:

<https://www.paramountcity.com/government/departments/finance>