

NOTICE

COMPTON CITY COUNCIL AGENDA Tuesday, February 06, 2018 5:30 PM

HEARING(S)

5:35 P.M. - PUBLIC HEARING - TO APPROVE A GENERAL PLAN AMENDMENT TO AMEND THE EXISTING GENERAL PLAN LAND USE DESIGNATION FROM MEDIUM DENSITY RESIDENTIAL (MDR) TO GENERAL COMMERCIAL (GC) AT 961 S. WILMINGTON AVEUNE, (ASSESSOR'S PARCEL NUMBER 6141-013-002)

OPENING

MOMENT OF SILENCE

ROLL CALL

INTRODUCTION OF SPECIAL GUESTS

PUBLIC COMMENTS ON AGENDA ITEMS AND NON-AGENDA MATTERS

CONSENT AGENDA

Consent items are routine and expected to be non-controversial. They will be acted upon by the Council at one time without discussion unless a Council Member requests an item be removed or discussed.

APPROVAL OF MINUTES

1. JANUARY 9, 2018

REPORTS OF OFFICERS AND COMMISSIONS

CITY FIRE DEPARTMENT

2. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE ESTABLISHMENT OF A PURCHASE ORDER FOR TURNOUT MAINTENANCE COMPANY, LLC TO PROVIDE INSPECTION, CLEANING AND REPAIRS TO FIREFIGHTER SAFETY GEAR (\$8,000)

GENERAL SERVICES

3. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND SHIELDS FOR FAMILIES FOR ADDITIONAL OFFICE SPACE AT THE NEIGHBORHOOD CENTER - 600 NORTH ALAMEDA STREET
4. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND VOLUNTEERS OF AMERICA OF LOS ANGELES FOR ADDITIONAL OFFICE SPACE AT THE NEIGHBORHOOD CENTER - 600 NORTH ALAMEDA STREET
5. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO EXECUTE A MULTI-YEAR LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND THE COMPTON LOCAL HOUSING AUTHORITY FOR OFFICE SPACE AT THE CAREERLINK FACILITY

END CONSENT AGENDA

REGULAR AGENDA

REPORTS OF OFFICERS, BOARDS, COMMISSIONS AND COMMITTEES AND CITY COUNCIL

CITY MANAGER'S REPORT

6. REQUEST FOR FEE WAIVER FOR REPAST SERVICES FOR THE WIFE OF RICKEY IVEY

CITY ATTORNEY'S REPORTS

UNFINISHED BUSINESS

NEW BUSINESS

7. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE CITY MANAGER'S OFFICE FISCAL YEAR 2017-2018 BUDGET TO REDUCE THE OPERATIONS AND MAINTENANCE BUDGET AND ADD THE POSITION OF ADMINISTRATIVE ANALYST II
8. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A SIX (6) MONTH EXTENSION OF THE AGREEMENT WITH CLEANSTREET SWEEPING SERVICES FOR CITYWIDE STREET SWEEPING SERVICES (\$256,846)

APPROVAL OF WARRANTS

9. Warrant # 243292 - Date - 1/23/18 - Name - Tetra Tech Inc - Services - Implementation of a groundwater assessment work plan - Amount - \$1,631.06 - Requested by: City Manager

Warrant # 243453 - Date - 1/31/18 - Name - All Contractors West Inc - Services - Emergency repair construction services at 600 N. Alameda - Amount - \$13,821.62 - Requested by: General Services

Total Amount: 15,452.68

COUNCIL COMMENTS

ADJOURNMENT

NEXT REGULAR MEETING: Tuesday, February 13, 2018 @ 5:30 PM.

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<http://www.comptoncity.org/officials/clerk/agendas/video.asp>

JANUARY 9, 2018

The Compton City Council meeting was called to order at 5:41 p.m. in the Council Chambers of City Hall by Mayor Aja Brown. The Pledge of Allegiance and Moment of silence ceremonies were also led by Mayor Aja Brown.

ROLL CALL

Council Members Present – Zurita, McCoy, Sharif, Brown

Council Members Absent – Galvan

Other Officials Present: C. Cornwell, A. Godwin, C. Rhambo, Jr.

PUBLIC COMMENTS ON AGENDA ITEMS AND NON-AGENDA MATTERS

Leroy Guillory, Compton resident, addressed the Council and voiced his complaint regarding the Code Enforcement Department and further inquired as to what happens with the confiscated marijuana once the dispensaries are closed by the City.

Robert Ray, Compton resident, spoke before the Council and beseeched every resident to vote ‘No’ on Measures I and C and further asserted that if either Measure passes, it will decimate the City. Mr. Ray also implored each resident to acquire homeowners’ or renters’ insurance, particularly earthquake and flood insurance.

Shawntries Thompson, Compton resident, spoke regarding the need for a car wash in the City of Compton.

Diana Medel, Representative for Assemblyman Mike Gipson, introduced herself to the Council and residents and further informed everyone that she will be available for the constituents every Tuesday and Wednesday in the City of Compton.

**PUBLIC HEARING REGARDING APPEAL OF THE DENIAL OF CONDITIONAL
USE PERMIT 16-000018 FOR A PROPOSED CARWASH LOCATED AT 961 S.
WILMINGTON AVENUE (Item No. 5)**

On motion by Zurita, seconded by McCoy, the public hearing was opened at 5:51 p.m., by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown

NOES: Council Members - None

ABSENT: Council Members - Galvan

Robert Delgadillo, Planning Director, presented the staff report stating that on November 8, 2017, the Planning Commission conducted a properly noticed public hearing to consider the applicant’s request to construct and operate a 2,959-square foot self-serve carwash facility at 961 South Wilmington Avenue. After concluding the hearing, the Planning Commission denied CUP Case No. 16-000018. Mr. Kevin Park (the “Applicant”) has timely appealed the denial of the request to the City Council.

The project site is currently vacant and has been since mid-1960 and consists of approximately 21,137.62 square foot of undeveloped land with no buildings or structures thereon. No improvements have been made to the site for nearly sixty (60) years.

The areas surrounding the project site is developed both commercially and residentially. Properties to the west of the project site are zoned residential and are developed with single family homes. The properties to the north and east of the property site are zoned Limited Commercial.

The Applicant is proposing to construct a tunnel-style carwash structure with a total floor area of 2,959 square feet and will include an office, an equipment room, a restroom, and an electric room. The proposed project will have a total of fourteen (14) parking spaces; five (5) will be standard parking stalls, one (1) will be ADA accessible, and eight (8) will be reserved for

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vacuuming. Access to the project site will be provided by two (2) 30-foot wide driveways that will be located along the east side of the project site, along South Wilmington Avenue. The adjoining grocery market use will not be a part of the carwash facility. The two (2) uses will be separated by a raised planter bed.

Mr. Delgadillo further noted that in 1991, the General Plan land use designation for this area was changed from Commercial to the current designation of Medium Density Residential. The land use designation was changed to residential while the zoning remained commercial, creating an inconsistency between the General Plan and Zoning Code. The Applicant's request to develop and operate a carwash in this area will require an amendment to the General Plan.

The Planning Commission has conducted a properly noticed public hearing on a request by the Applicant to amend the General Plan and has recommended approval to the City Council of the General Plan Amendment Case No. 17-000001 to change the current land use designation from Medium Density Residential to General Commercial. The recommendation of the Planning Commission regarding the proposed amendment to the General Plan shall be presented to the City Council as a separate agenda item.

PUBLIC COMMENTS REGARDING THE HEARING

Leroy Guillory, Compton resident, noted that the property has been vacant far too long and spoke in favor of the car wash.

Robert Ray, Compton resident, agreed with the decision of the Planning Commission, asserting that the area is presently too congested.

Benjamin Holifield, President-Compton Business Chamber, stated that a car wash would be ideal for the location.

Compton resident (Did not state his name), spoke in favor of the car wash.

Craig Henry, Compton resident, questioned the number of jobs that would be allocated to the residents employed by the car wash and whether they would receive a competitive, living wage. Mr. Henry also questioned the business's graffiti removal plans.

Dr. Michael Tankersley, stated that we must create businesses through economics and further stated that he was in favor of solar engineering to provide energy.

Leeton Washington, Compton resident, stated that logistically, the area is too congested for a car wash.

Mark Smith, Compton resident, stated that he is pro-business, however, he is in opposition to the car wash at the site.

Shawntries Thompson, Compton resident, spoke in favor of the car wash.

Nicolas Alvarez, Compton resident, spoke in favor of the car wash.

Kevin Park, Applicant, stated that he has performed a traffic impact study, as well as an environmental study, and both have determined that traffic would not be impacted, and also added that the building will have 24-hour security monitoring. Mr. Park then noted that he has been working with Careerlink as well as Compton Adult Services and he will hire local residents. The site will employ 10 employees, 3 per shift, and the pay will be \$15 an hour within two years. Mr. Park further added that if graffiti is placed at the car wash, it will be eliminated within 24 hours. He further noted that this car wash is not a part of the Miracle Market adjacent to the location, although the market is in the process of making improvements and modernizing the design of the site.

There being no further public comments, Councilmember Zurita moved to close the hearing. The motion was seconded by McCoy, and the hearing was closed at 6:26 p.m. by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

Councilmember Zurita questioned why the Planning Commission denied the Conditional Use Permit and whether City Staff is recommending denial.

Mr. Delgadillo replied that the Planning Commission's vote was tied at 2-2, with one Commissioner recusing herself because of her residence's proximity to the proposed car wash. He further stated that Staff has recommended approval of the project.

Councilwoman Zurita then stated that the City must make certain that the car wash is in compliance with the run-off water regulations.

Mr. Park replied that the car wash will be using recycled/reclaimed water for the daily operation.

Councilmember McCoy stated that the car wash would enhance the location and cut down on loitering in the area.

Councilmember Sharif questioned whether the applicant had completed all of the required paperwork to open the car wash.

Mr. Delgadillo replied that the CUP was denied based on the concerns with Miracle Market.

WAIVER OF AGENDA ORDER

It was moved by McCoy, seconded by Sharif, that the agenda order be waived to consider Conditional Use Permit Number 16-000018 (Item No. 5). The motion was approved by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

5. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
REVERSING THE PLANNING COMMISSION DENIAL OF CONDITIONAL USE
PERMIT CASE NO. 16-000018 - AND APPROVING THE REQUEST BY
APPLICANT (KEVIN PARK) TO CONSTRUCT AND OPERATE A SELF- SERVE
CARWASH AT 961 SOUTH WILLMINGTON AVENUE

It was moved by Zurita, seconded by McCoy, for discussion.

Mr. Delgadillo explained that the General Plan land use designation for this area was changed from Commercial to the current designation of Medium Density Residential. The land use designation was changed to residential, while zoning remained commercial, creating an inconsistency between the General Plan and Zoning Code. The Applicant's request to develop a car wash in this area would require an amendment to the General Plan, which will be brought to the Council at a subsequent meeting.

Mayor Brown addressed the issue of ambient lighting along the wall and perimeter of the proposed car wash site, and further recommended that green foliage be placed there to provide a canopy and deter the placement of graffiti along the concrete sound wall. She also recommended that this condition be part of the CUP in the event there is a change of ownership of the property.

Mr. Delgadillo replied that the conditions of approval are with the property itself, rather than a particular property owner. Mr. Delgadillo further recommended that the requirement of green foliage along the sound wall be provided as well as ambient, security lighting at the car wash be part of Condition 11 of the Conditional Use Permit.

Mr. Park agreed that he would provide the security lighting and the green foliage for the concrete wall at the site.

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Mayor Brown emphasized the importance of having individuals on the Planning Commission with backgrounds in City Planning and municipal development, as the decisions that are made affect the City in perpetuity.

Resolution Number 24,718 entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON REVERSING THE PLANNING COMMISSION DENIAL OF CONDITIONAL USE PERMIT CASE NO. 16-000018 - AND APPROVING THE REQUEST BY APPLICANT (KEVIN PARK) TO CONSTRUCT AND OPERATE A SELF- SERVE CARWASH AT 961 SOUTH WILLMINGTON AVENUE**’ was adopted by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

After further discussion, Councilmember McCoy offered an amended motion to require a green canopy for the concrete wall and security lighting at the car wash. The motion was seconded by Sharif and approved by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

CONSENT AGENDA

APPROVAL OF MINUTES

- 1. NOVEMBER 28, 2017
DECEMBER 5, 2017

On motion by Zurita, seconded by Sharif, the Consent Agenda was approved by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

END CONSENT AGENDA

REGULAR AGENDA

REPORTS OF OFFICERS, BOARDS, COMMISSIONS AND COMMITTEES AND CITY COUNCIL

CITY ATTORNEY'S REPORTS

CLOSED SESSION

- 2. CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION Contreras v. City of Compton, USDC Case No. 2:17-cv-08834 Pursuant to California Government Code Section 54956.9(a)

On motion by Zurita, seconded by McCoy, Closed Session was approved by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

UNFINISHED BUSINESS There was no Unfinished Business.

NEW BUSINESS

3. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ISSUE A PURCHASE ORDER TO HAPPY SOFTWARE, INC. FOR CONTINUED SOFTWARE USE LICENSE AND MAINTENANCE SUPPORT FOR HAPPY SOFTWARE MODULES (\$11,798)

On motion by Zurita, seconded by Sharif, **Resolution Number 24,719** entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ISSUE A PURCHASE ORDER TO HAPPY SOFTWARE, INC. FOR CONTINUED SOFTWARE USE LICENSE AND MAINTENANCE SUPPORT FOR HAPPY SOFTWARE MODULES**’ was adopted by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

4. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A FIVE (5) YEAR SOFTWARE LICENSE, MAINTENANCE SUPPORT AND SERVICES AGREEMENT WITH HYLAND SOFTWARE, INC. FOR AGENDA DOCUMENT MANAGEMENT AND PUBLIC MEETING MANAGEMENT (\$51,570)

On motion by Zurita, seconded by McCoy, **Resolution Number 24,720** entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A FIVE (5) YEAR SOFTWARE LICENSE, MAINTENANCE SUPPORT AND SERVICES AGREEMENT WITH HYLAND SOFTWARE, INC. FOR AGENDA DOCUMENT MANAGEMENT AND PUBLIC MEETING MANAGEMENT**’ was adopted by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

6. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE COMPTON LOCAL HOUSING AUTHORITY FISCAL YEAR 2017-2018 BUDGET TO DELETE THE POSITION OF TENANT RELATIONS ASSISTANT AND ADD THE POSITION OF HOUSING SPECIALIST

On motion by Sharif, seconded by McCoy, **Resolution Number 24,721** entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE COMPTON LOCAL HOUSING AUTHORITY FISCAL YEAR 2017-2018 BUDGET TO DELETE THE POSITION OF TENANT RELATIONS ASSISTANT AND ADD THE POSITION OF HOUSING SPECIALIST**’ was adopted by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

7. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH LOS ANGELES COUNTY TO ASSIGN FEDERAL SURFACE TRANSPORTATION PROGRAM-LOCAL (STP-L) FUNDS TO THE COUNTY FOR PREVENTIVE MAINTENANCE SERVICES ON NINETEEN (19) BRIDGES WITHIN THE CITY'S JURISDICTION (\$580,000)

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On motion by Sharif, seconded by McCoy, **Resolution Number 24,722** entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH LOS ANGELES COUNTY TO ASSIGN FEDERAL SURFACE TRANSPORTATION PROGRAM-LOCAL (STP-L) FUNDS TO THE COUNTY FOR PREVENTIVE MAINTENANCE SERVICES ON NINETEEN (19) BRIDGES WITHIN THE CITY'S JURISDICTION**’ was adopted by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

8. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE 2017-2018 FISCAL YEAR BUDGET TO TRANSFER FUNDS BETWEEN ACCOUNTS AND AUTHORIZE AMENDMENTS TO THE AGREEMENTS WITH ALL CITY MANAGEMENT SERVICES, INC. AND THE COMPTON UNIFIED SCHOOL DISTRICT TO PROVIDE CROSSING GUARD SERVICES FOR AN ADDITIONAL LOCATION AND PERSONNEL (\$15,878.80)

On motion by Zurita, seconded by McCoy, **Resolution Number 24,723** entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE 2017-2018 FISCAL YEAR BUDGET TO TRANSFER FUNDS BETWEEN ACCOUNTS AND AUTHORIZE AMENDMENTS TO THE AGREEMENTS WITH ALL CITY MANAGEMENT SERVICES, INC. AND THE COMPTON UNIFIED SCHOOL DISTRICT TO PROVIDE CROSSING GUARD SERVICES FOR AN ADDITIONAL LOCATION AND PERSONNEL**’ was adopted by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

9. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH EADIE & PAYNE, LLP, FOR PROFESSIONAL INDEPENDENT AUDITING SERVICES FOR THE SINGLE AUDIT FOR FISCAL YEAR 2013-2014 AND FINANCIAL STATEMENT AUDIT/SINGLE AUDIT FOR FISCAL YEAR 2014-2015, FISCAL YEAR 2015-2016, AND FISCAL YEAR 2016-2017 (\$850,000)

It was moved by Sharif, seconded by McCoy, for discussion.

Councilmember Zurita inquired as to what financial safeguards have been put in place as a result of the recent embezzlement of funds in the Treasurer’s Office.

Nita McKay, City Controller replied that her office performs a daily reconciliation of cash that is received from the City Treasurer’s Office.

Councilmember Zurita went on to request an internal audit of the City’s payroll account.

Mayor Brown requested information as to which Staff members have access to the City’s billing system and also which Staff members are authorized to make changes to that system. Mayor Brown then urged the City Manager to expedite the process of filling the 7 vacancies that exist in the City Controller’s Office to insure that she has adequate staffing and tools to properly function.

Resolution Number 24,724 entitled ‘**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH EADIE & PAYNE, LLP, FOR PROFESSIONAL INDEPENDENT AUDITING SERVICES FOR THE SINGLE AUDIT FOR FISCAL YEAR 2013-2014 AND FINANCIAL STATEMENT AUDIT/SINGLE AUDIT FOR FISCAL YEAR 2014-2015, FISCAL YEAR 2015-2016, AND FISCAL YEAR 2016-2017**’ was adopted by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

APPROVAL OF WARRANTS

10. Warrant # 243068 - Date - 12/27/17 - Name - Mad Mac Foundation - Services - Banner & sound stage for toy giveaway event - Amount - \$2,483.02 - Requested by: City Manager

Warrant # 243086 - Date - 12/27/17 - Name - United Site Services of CA INC - Services - Deluxe sink service for Winter Wonderland event - Amount - \$2237.29 - Requested by: City Manager

Warrant # 243113 - Date - 1/4/8 - Name - Postmaster - Services - Annual Post Office box service - Amount - \$1,300.00 - Requested by: City Clerk

Total Amount: \$ 4,020.31

On motion by Sharif, seconded by McCoy, the above warrants were approved by the following vote on roll call:

AYES: Council Members - **Zurita, McCoy, Sharif, Brown**
NOES: Council Members - **None**
ABSENT: Council Members - **Galvan**

COUNCIL COMMENTS

Councilperson Zurita offered the following communications/announcements:

- Requested an update on the bridge work being performed in the City.
- Requested an update on the availability of electronic voting for the Council.
- Thanked and commended the Fire Department for assisting her Father by rendering emergency aid services.
- Adjourn in memory of **Teri Larkin** and **Brian Keith Greer**.

Councilperson McCoy offered the following communications/announcements:

- Invited the community to attend her 3rd District Town Hall meeting to be held on January 10, 2018 at the Dollarhide Community Center beginning at 6 p.m.
- Informed the community that the most frequently-violated City codes are posted on her website for the benefit of the community.
- Announced that the Sunny Cove Block Club meeting will be on January 13, 2018 at Walter Tucker Park beginning at 10 a.m. Assembly Mike Gipson will be in attendance to provide important information to the community.
- Adjourn in memory of **Lucy Walker**.

Councilperson Sharif offered the following communications/announcements:

- Encouraged everyone to attend her Community Town Hall meeting to be held at the Dollarhide Community Center on January 24, 2018 from 10 a.m. until 12 noon. Light refreshments will be served.
- Requested an update on the tree trimming contract, noting that she has received many requests for tree trimming services by the residents.

- Adjourn in memory of **Marquan Wade** and **Eddie Roberts**.

City Clerk Alita Godwin offered the following communications/announcements:

- City Clerk Godwin requested that the Council adjourn in memory of **Vernon Hightower**, father of Vernell McDaniel and grandfather of Wilshonda McDaniel-Washington.

Mayor Brown offered the following communications/announcements:

- Announced that the City should post the street improvement projects, as well as the park improvement schedule so that the citizens may be able to see how their tax dollars are being allocated.
- Commented that there are several areas in the City with non-functioning street lights and further requested that consistent monitoring of the street lights begin to report and repair the outages.
- Commented that the City must provide the Planning Department and Commission with the tools they need to provide excellent service to the community.
- Noted that the City’s General Plan Amendment should be on a standard schedule.

RECESS TO CLOSED SESSION

On motion by Zurita, seconded by McCoy, Council recessed to Closed Session at 8:01 p.m. by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

The meeting reconvened at 8:52 p.m.

ROLL CALL

Council Members Present: McCoy, Sharif, Brown
Council Members Absent: Zurita, Galvan

REPORT OUT OF CLOSED SESSION

Craig Cornwell, City Attorney reported out that all Council Members were present except for Council Member Galvan. Attorney Cornwell further reported that due to a conflict of interest in the Contreras matter the law firm of Lewis Brisbois, Bisgaard & Smith LLP, will be replaced with the law firm of Richard Watson and Gershon.

ADJOURNMENT

On motion by Zurita, seconded by McCoy, the meeting was adjourned in memory of **Vernon Hightower, Teri Larkin, Marquan Wade, Brian Greer, Lucy Walker, Eddie Roberts** and **George Lynch** at 8:01 p.m. by the following vote on roll call:

AYES: Council Members - Zurita, McCoy, Sharif, Brown
NOES: Council Members - None
ABSENT: Council Members - Galvan

February 6, 2018

TO: MAYOR AND COUNCIL MEMBERS

**FROM: RONERICK SIMPSON, FIRE CHIEF
COMPTON FIRE DEPARTMENT**

**SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
AUTHORIZING THE ESTABLISHMENT OF A PURCHASE ORDER FOR
TURNOUT MAINTENANCE COMPANY, LLC TO PROVIDE
INSPECTION, CLEANING AND REPAIRS TO FIREFIGHTERS SAFETY
GEAR (\$8,000)**

SUMMARY

Adoption of the attached resolution will authorize the establishment of a purchase order in the amount of Eight Thousand Dollars (\$8,000.00) for Turnout Maintenance Company, LLC for the performing; on an as-needed basis; inspections, cleaning miscellaneous repairs and services of the Fire Department's ("Department") personnel safety gear for the remainder of the 2017-2018 Fiscal Year.

BACKGROUND

The Department is tasked with responding to and providing continuous, efficient emergency services. In responding to structure, vehicle and trash fires, firefighting personnel's turnout gear is exposed to cancer causing particles that imbed into the turnouts and need to be cleaned to remove the particles.

STATEMENT OF ISSUE

Staff solicited bids for providing inspection, cleaning and miscellaneous repairs and services (e.g. alterations, labeling, etc.) on firefighters' safety gear from three (3) vendors; to wit: Turnout Maintenance Company, LLC ("Turnout Maintenance"), ECMS and Lion Total Care Turnout Maintenance ("Lion Total Care"). Lion Total Care did not respond. In comparing the pricing per item of gear between Turnout Maintenance and ECMS, the overall pricing offered by Turnout Maintenance is generally lower than ECMS. Additionally, Turnout Maintenance will make certain repairs at no additional cost to the City.

#2.

Staff Report – Resolution Authorizing P.O. to
Turnout Maintenance Company LLC
Inspection/Cleaning of FF Safety Gear
February 6, 2018, page 2

FINANCIAL IMPACT

It is estimated that obtaining required inspection, cleaning and other miscellaneous services for Department personnel's safety gear for the remainder of the 2017-2018 Fiscal Year will be about Eight Thousand Dollars (\$8,000.00). Funds for this expenditure have been allocated in Account No. 1001-69-0000-4236.

RECOMMENDATION

It is recommended that Council approve the attached Resolution.

**RONERICK SIMPSON, FIRE CHIEF
COMPTON FIRE DEPARTMENT**

APPROVED FOR FORWARDING:

**CECIL W. RHAMBO, JR.
CITY MANAGER**

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE ESTABLISHMENT OF A PURCHASE ORDER FOR TURNOUT MAINTENANCE COMPANY, LLC TO PROVIDE INSPECTION, CLEANING AND REPAIRS TO FIREFIGHTERS SAFETY GEAR (\$8,000)

WHEREAS, the Fire Department (“Department”) is tasked with responding to and providing continuous, efficient emergency services; and

WHEREAS, Department personnel’s safety gear is worn daily while in all types of hazardous environments which produce toxic and cancer causing carcinogens which gather in the turnouts and expose the wearer repeatedly if not inspected and cleaned routinely; and

WHEREAS, Department staff solicited bids for providing inspection, cleaning and miscellaneous repairs and services (e.g. alterations, labeling, etc.) on firefighters’ safety gear from three (3) vendors; to wit: Turnout Maintenance Company, LLC (“Turnout Maintenance”), ECMS and Lion Total Care Turnout Maintenance (“Lion Total Care”); and

WHEREAS, Lion Total Care did not respond and in comparing the pricing per item of gear between Turnout Maintenance and ECMS, the overall pricing offered by Turnout Maintenance is generally lower than ECMS, additionally, Turnout Maintenance will make certain repairs at no additional cost to the City; and

WHEREAS, it is estimated that obtaining required inspection, cleaning and other miscellaneous services for Department personnel’s safety gear for the remainder of the 2017-2018 Fiscal Year will be approximately Eight Thousand Dollars (\$8,000.00); and

WHEREAS, funding for this expenditure is available in the 2017-2018 Fiscal Year budget.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. That the City Manager is hereby authorized to establish a purchase order in the amount of Eight Thousand Dollars (\$8,000.00) for Turnout Maintenance Company, LLC for inspection, cleaning and miscellaneous repairs and services.

Section 2. That the funds for this expenditure are available in the Fire Department’s 2017-18 Fiscal Year Budget, Account No. 1001-690-000-4236.

Section 3. That a copy of this Resolution shall be filed in the offices of the City Manager, City Controller, City Clerk and the Fire Department.

Section 4. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this _____ day of _____, 2018.

MAYOR OF THE CITY OF COMPTON

ATTEST:

CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
CITY OF COMPTON: ss

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Resolution was adopted by the City Council, signed by the Mayor, and attested to by the City Clerk at a regular meeting thereof held on the ____ day of _____, 2018.

That this Resolution was adopted by the following vote, to wit:

AYES: COUNCIL MEMBERS-
NOES: COUNCIL MEMBERS-
ABSTAINS: COUNCIL MEMBERS-
ABSENT: COUNCIL MEMBERS-

CITY CLERK OF THE CITY OF COMPTON

TURNOUT MAINTENANCE COMPANY
(877) 988-FIRE (3473)

REPAIRS 2018
COAT

TRIM

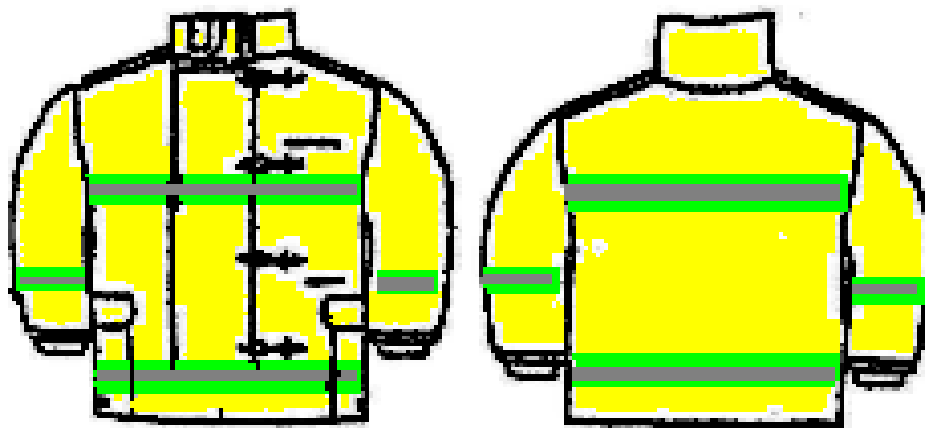
REPLACE SCOTCHLITE	\$10.00 PER FT.
TRIPLE TRIM OR REFLEXITE	\$11.00 PER FT.
REPLACE VELCRO ON STORM FLAP	\$35.00
REPLACE ZIPPER	\$35.00
REPLACE WRISTLET	\$15.00
REPLACE THUMBHOLE WRISTLET	\$20.00
REPAIR COLLAR	\$30.00
REPLACE CUFF	\$20.00
REPLACE WATERWELL	\$20.00
REPLACE ELBOW / SHOULDER PATCH	\$18.00

ALTERATIONS

SHORTEN COAT SLEEVES	\$70.00
SHORTEN COAT	\$90.00
LENGTHEN COAT OR SLEEVES	\$100.00

PATCHES

1" TO 4" PATCH	\$10.00
5" TO 9" PATCH	\$18.00



PRICES SUBJECT TO CHANGE WITHOUT NOTICE
01/15/18

TURNOUT MAINTENANCE COMPANY
(877) 988-FIRE (3473)

#2.

REPAIRS 2018
PANT

TRIM

REPLACE SCOTCHLITE	\$10.00 PER FT.
TRIPLE TRIM OR REFLEXITE	\$11.00 PER FT.

TRIM AROUND LEG

REPLACE SCOTCHLITE	\$25.00
TRIPLE TRIM OR REFLEXITE	\$30.00

REPLACE ZIPPER

\$35.00

REPLACE VELCRO ON FRONT FLAP

\$25.00

REPAIR LINER (MOISTURE OR THERMAL)

\$35.00 & UP

ADD ZIPPERS TO PANT LEGS

\$80.00

ALTERATIONS

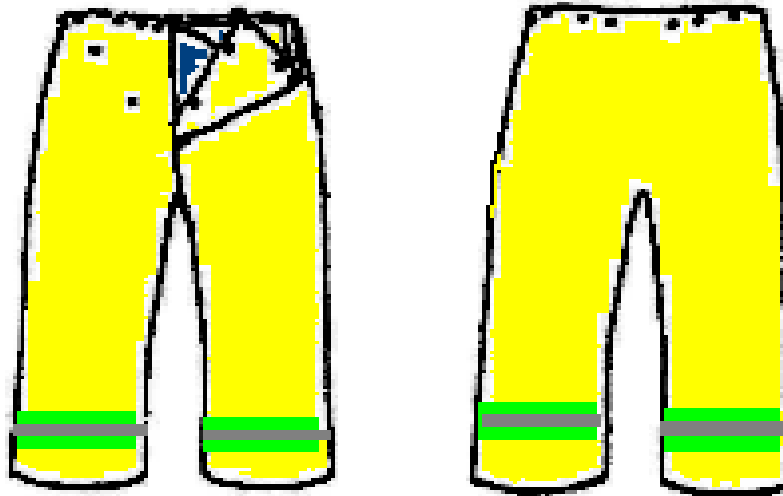
SHORTEN PANT LEGS	\$60.00
DECREASE WAIST	\$70.00
LENGTHEN OR INCREASE WAIST	\$100.00

REPLACE KNEE PATCH / CUFF

\$25.00

PATCHES

1" TO 4" PATCH	\$10.00
5" TO 9" PATCH	\$18.00

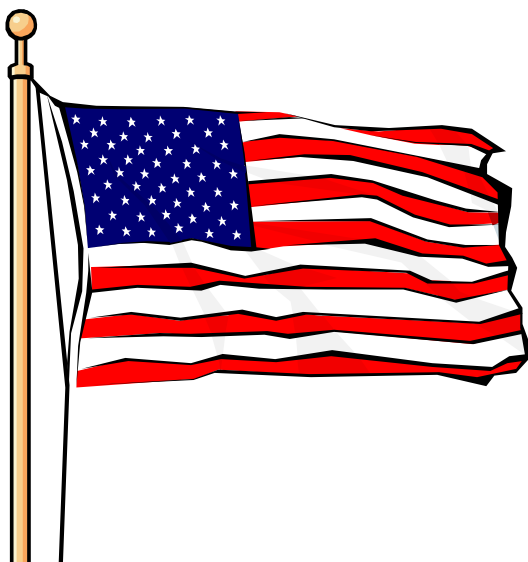


PRICES SUBJECT TO CHANGE WITHOUT NOTICE
01/15/18

TURNOUT MAINTENANCE COMPANY
(877) 988-FIRE (3473)

EXTRAS 2018

NAME PANELS	\$30.00
VELCRO –TAILPATCH	\$15.00
RADIO POCKETS	
NOMEX	\$40.00
PBI	\$45.00
CARGO POCKETS	
NOMEX	\$43.00
PBI	\$53.00
BREATHING APPARATUS POCKETS	
NOMEX	\$50.00
PBI	\$60.00
KEVLAR UTILITY BELTS	\$95.00
GLOVE HOLDERS	\$18.00
FLASHLIGHT RING	\$10.00
TOOL POUCH	\$30.00
BIG ED HOLDER	\$20.00
CHANNEL LOCK POCKET	\$23.00
MIC TAB	\$10.00



PRICES SUBJECT TO CHANGE WITHOUT NOTICE
01/15/18

TURNOUT MAINTENANCE COMPANY
(877) 988-FIRE (3473)

#2.

CLEANING 2018

TURNOUT COAT	\$30.00
TURNOUT PANT	\$30.00
TURNOUT COAT NFPA 1851 INSPECTION	\$10.00
TURNOUT PANT NFPA 1851 INSPECTION	\$10.00
ONE PIECE TURNOUT SUIT	\$70.00
WILDLAND JACKET	\$15.00
WILDLAND PANT	\$15.00
PROXIMITY COAT	\$50.00
PROXIMITY PANT	\$50.00
HELMET	\$20.00
GLOVES	\$10.00 PAIR
BOOTS	\$15.00 PAIR
HOODS	\$5.00

***CLEANING INCLUDES AT NO EXTRA CHARGE:**
**REPLACEMENT OF MISSING OR DEFECTIVE HOOKS,
D-RINGS, SNAPS, BUTTONS, SEAMS RESTITCHED, AND
SMALL PATCHES**

**REMOVAL OF HEAVY OIL, GREASE, AND TAR FOR AN
ADDITIONAL \$15.00**

**COMPLETE TURNOUT TRACKING AND DOCUMENTATION
AVAILABLE**

DISCOUNTS FOR MAINTENANCE PROGRAMS

PRICES SUBJECT TO CHANGE WITHOUT NOTICE
01/15/18



Price List January 2018

ADVANCED CLEANING & ADVANCED INSPECTION

Advanced Cleaning & Advanced Inspection per NFPA 1851, Sections 6.3 and 7.3

ELEMENT	PRICE PER ELEMENT	PRODUCT CODE
Structural Jacket	\$39.50	ACAISJ
Structural Trouser	\$39.50	ACAIST
Structural Helmet	\$23.00	ACAISH
Structural Hood	\$6.50	ACAIIH
Structural Gloves	\$9.00	ACAISG
Structural Boots, Rubber	\$24.00	ACAISBR
Structural Boots, Leather (includes refurbishment to the manufacturer's standards)	\$47.00	ACAISBL
Wildland Jacket	\$15.50	ACAIIWJ
Wildland Trouser	\$15.50	ACAIIWT
Wildland Helmet	\$13.00	ACAIIWH
Wildland Gloves	\$9.00	ACAIIWG
USAR Jacket	\$16.50	ACAIIUJ
USAR Trouser	\$16.50	ACAIIUT
EMS Jacket	\$34.00	ACAIIEMSJ
EMS Trouser	\$34.00	ACAIIEMSP
Proximity Jacket (specialized cleaning & advanced inspection)	\$57.00	ACAIIPJ
Proximity Trouser (specialized cleaning & advanced inspection)	\$57.00	ACAIIPT

ADVANCED CLEANING

Advanced Cleaning per NFPA 1851, Section 7.3

ELEMENT	PRICE PER ELEMENT	PRODUCT CODE
Structural Jacket	\$20.50	ACSJ
Structural Trouser	\$20.50	ACST
Structural Helmet	\$13.50	ACSH
Structural Hood	\$5.00	ACH
Structural Gloves	\$5.00	ACSG
Structural Boots, Rubber	\$15.00	ACSBR
Structural Boots, Leather (includes refurbishment to the manufacturer's standards)	\$37.00	ACSBL
Wildland Jacket	\$9.00	ACWJ
Wildland Trouser	\$9.00	ACWT
Wildland Helmet	\$9.00	ACWH
Wildland Gloves	\$5.00	ACWG
USAR Jacket	\$13.00	ACUJ
USAR Trouser	\$13.00	ACUT
EMS Jacket	\$16.50	ACEMSJ
EMS Trouser	\$16.50	ACEMSP
Gear Bag	\$16.50	WGB
Sleeping Bag	\$27.00	WSLPNGB

#2.

ADVANCED INSPECTION

Advanced Inspection per NFPA 1851, Section 6.3

ELEMENT	PRICE PER ELEMENT	PRODUCT CODE
Structural Jacket	\$27.50	AISJ
Structural Trouser	\$27.50	AIST
Structural Helmet	\$11.00	AISH
Structural Hood	\$3.50	AIH
Structural Gloves	\$5.50	AISG
Structural Boots, Rubber	\$11.00	AISBR
Structural Boots, Leather	\$11.00	AISBL
Wildland Jacket	\$5.50	AIWJ
Wildland Trouser	\$5.50	AIWT
Wildland Helmet	\$5.50	AIWH
Wildland Gloves	\$5.50	AIWG
USAR Jacket	\$5.50	AIUJ
USAR Trouser	\$5.50	AIUT
EMS Jacket	\$27.50	AIEMSJ
EMS Trouser	\$27.50	AIEMST
Proximity Jacket	\$27.50	AIPJ
Proximity Trouser	\$27.50	AIPT

SPECIALIZED CLEANING*

Specialized Cleaning per NFPA 1851, Section 3.3.13.3. This level of cleaning involves specific procedures & specialized cleaning agents. This process is employed prior to the Advanced Cleaning to remove liquid and solid contaminants such as oil, hydraulic fluid, fuel, tar, asphalt, grease and paint.

* Advanced Cleaning and Advanced Inspection charges are not included.

ELEMENT	PRICE PER ELEMENT	PRODUCT CODE
Structural Jacket	\$20.50	SCSJ
Structural Trouser	\$20.50	SCST
Structural Helmet	\$13.50	SCSH
Structural Hood	N/A	-----
Structural Gloves	N/A	-----
Structural Boots, Rubber	\$13.50	SCSBR
Structural Boots, Leather	\$16.50	SCSBL
Wildland Jacket	\$11.00	SCWJ
Wildland Trouser	\$11.00	SCWT
Wildland Helmet	N/A	-----
Wildland Gloves	N/A	-----
USAR Jacket	\$11.00	SCUJ
USAR Trouser	\$11.00	SCUT
EMS Jacket	\$24.00	SCEMSJ
EMS Trouser	\$24.00	SCEMSP
Proximity Jacket	\$31.00	SCPJ
Proximity Trouser	\$31.00	SCPT

COMPLETE LINER INSPECTION

Complete Liner Inspection per NFPA 1851, Section 6.4. This process is performed as part of the advanced inspection process, after the garment has been in service for 3 years and annually thereafter, or whenever advanced inspections indicate that a problem might exist.

ELEMENT	PRICE PER ELEMENT	PRODUCT CODE
Perform a complete jacket or trouser liner inspection per NFPA 1851, current edition.	\$16.50	JCLI/TCLI

MAINTENANCE SERVICES

Material Grade 1 includes maintenance utilizing the following materials: E89, Q9, Advance, Arashield, Basofil, Caldura, Crosstech, Crusader, Fusion, Indura, Leather, Neoprene, Nomex, Omni45 and Tecasafe

Material Grade II includes maintenance utilizing the following materials: 2F3, Aluminized, Dragonhide, Gemini, Kombat, Millenia, PBI, PBI Max, and Ultra

ALTERATIONS - TURNOUT JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Enlarge Jacket - (Shell/Liner/Moisture Barrier), 4" maximum.	\$254.00	ENLRG1	\$292.00	ENLRG2
Take-In Jacket - (Shell/Liner/Moisture Barrier), 4" maximum.	\$158.00	TKIN	Same as Material Grade I	
Shorten Sleeves - (Shell/Liner/Moisture Barrier). Requires removal and reinstallation of cuffs, wristlets, waterwell, and hardware. 4" maximum.	\$112.00	JSSLEEVE		
Lengthen Sleeves - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of cuffs, wristlets, waterwell, and hardware. 4" maximum.	\$134.00	JLSLEEVE1	\$155.00	JLSLEEVE2
Shorten Hem - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of trim, pockets, and hardware. 4" maximum.	\$209.00	JSHEM	Same as Price Level I	
Lengthen Hem - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of trim, pockets, and hardware. 4" maximum.	\$209.00	JLHEM1	\$240.00	JLHEM2
Add a Wedge to Arm Shell and Liner.	\$137.00	WASL1	Same as Material Grade I	
Custom Alterations , not listed. Requires approval.	\$90.00 per hour	CAPH	Same as Material Grade I	

ALTERATIONS - TURNOUT TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Increase Waist - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of waistband, and hardware. 4" maximum.	\$130.00	TIWST1	\$150.00	TIWST2
Take-In Waist - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of waistband, and hardware. 4" maximum.	\$84.00	TTIWST	Same as Material Grade I	
Shorten Hem - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of new cuff, new trim, and new hardware. May also require removal and reinstallation of knee reinforcements and pockets, extra. 4" maximum.	\$112.00	TSHEM		
Lengthen Hem - (Shell/Liner/Moisture Barrier) Requires removal and reinstallation of new cuff, new trim, and new hardware. May also require removal and reinstallation of knee reinforcements, extra. 4" maximum.	\$134.00	TLHEM1	\$155.00	TLHEM2
Increase or Reduce Crotch gusset or panel.	\$275.00	CGP	Same as Material Grade I	
Add a Wedge to Leg Shell and Liner.	\$137.00	TWSL		
Custom Alterations , not listed. Requires approval.	\$90.00 per hour	CAPH		

#2.

LETTER, NUMBER & FLAG PATCHES	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Letter/Number Patch, Manufacture and SEW-ON.	\$18.00	LPSO1	\$23.50	LPSO2
Letter/Number Patch, Manufacture to be REMOVABLE, Includes Velcro.	\$37.50	LPR1	\$48.50	LPR2
Letter/Number Patch, Manufacture as HANGING PATCH SEW-ON.	\$31.50	LPHS1	\$41.50	LPHS2
Letter/Number Patch, Manufacture as HANGING PATCH REMOVABLE. Attached using Velcro and/or Snaps. Please indicate manufacturer and if jacket currently has Velcro and/or Snaps.	\$50.00	LPHR1	\$64.50	LPHR2
Install LETTER/NUMBER, sew-on, any size, any color, each. Patch is additional.	\$2.75	LTR	Same as Material Grade I	
Install customer provided letter/number patch with lettering.	\$11.25	LTRCP		
Install customer provided letter/number patch, without lettering. Add for lettering/numbering if requested.	\$11.25	LPSOCP		
Add two (2) Velcro strips to jacket to install a removable letter/number patch.	\$13.50	AVJLP		
Install American Flag, Nomex, NFPA compliant.	\$16.00	FLAG		
Install American Flag, Glo-Flex, NFPA compliant.	\$16.00	GFFLAG		
Remove Letter/Number, each.	\$4.50	RMVLTR		
Remove Letter/Number Patch, Flag, Insignia or like item.	\$5.75	RLPFI		
Reinforce Accessory with Hardware, includes patch if required.	\$46.00	RAHP		
Reinforce Accessory without Hardware, includes patch if required.	\$35.00	RAP		
Stitch Repair for Accessories.	\$2.25	SRFA		

PATCH, CUFF & STITCH REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Cuff, Patch or Stitch.	\$17.00	JRCUFF1	\$22.00	JRCUFF2
Install Cuff, each.	\$34.00	JICUFF1	\$44.00	JICUFF2
Repair Hole or Tear, Outer Shell (up to 6" x 6" per patch).	\$24.00	JRHTS1	\$31.00	JRHTS2
Repair Major A Seam Construction Stitching.	\$11+	JRSS	Same as Material Grade I	
Repair Trim Stitching.	\$9.50	JRTS		
Bartack (standalone, not part of additional repair)	\$1.00	BARTACK		

THERMAL LINER REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Thermal Liner.	\$30+	JRTL	Same as Material Grade I	
Install an Access Point on the Liner Hem to Facilitate the Full liner inspection.	\$32.50	JLIA		
Remove & Replace, LINER, hook/loop strip and two (2) snaps used to secure the liner.	\$19.25	LJLVLA		
Remove & Replace, LINER, hook/loop in collar/liner interface. Requires seam sealing.	\$39.00	RRLHLCLI		
Replace Liner Assembly Binding Tape.	\$35+	JRLABT		
Replace Thermal Liner.	Quoted	JRRTL		

MOISTURE BARRIER REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Moisture Barrier.	\$39.00	JRMB	Same as Material Grade I	
Install an Access Point on the Liner Hem to Facilitate the Full liner inspection.	\$32.50	JLIA		
Remove & Replace, LINER, hook/loop strip and two (2) snaps used to secure the liner.	\$19.25	LJLVLA		
Remove & Replace, LINER, hook/loop in collar/liner interface. Requires seam sealing.	\$39.00	RRLHLCLI		
Replace Moisture Barrier	Quoted	JRRMB		

TRIM REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Trim Stitching.	\$9.50	JRTS	Same as Material Grade I	
Replace Trim, Sleeve, sewn into seams, each band.	\$29.50	JRTRMS1	\$38.00	JRTRMS2
Replace Trim, Chest, sewn into seams. Extra for pocket.	\$64.50	JRTRMC1	\$84.00	JRTRMC2
Replace Trim, Hem, sewn into seams or pockets.	\$78.00	JRTRMH1	\$101.00	JRTRMH2
Replace Trim, A-Seam or Pockets. Includes remove/replace pocket.	\$21.50	JRTRMA1	\$27.50	JRTRMA2
Replace Trim, A-Seam or Pockets. Does not include remove/replace pocket.	\$17.00	JRTRMO1	\$22.25	JRTRMO2
Replace Trim, Other, per foot.	\$15.50	JRTRMFT1	\$20.25	JRTRMFT2
Patch Trim, maximum of 3" in length and no more than one patch.	\$5.00	JPTRM	Same as Material Grade I	
Repair Storm Flap Trim.	\$45.50	JRSFT1	\$59.00	JRSFT2
Install Reflective Trim on new pocket.	\$15.00	PKTTRM1	\$19.00	PKTTRM2
Install Reflective Trim on SCBA mask pocket.	\$15.00	AMPTRM1	\$19.00	AMPTRM2

#2.

VELCRO REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Remove & Replace, OUTER SHELL, hook/loop in COLLAR/LINER INTERFACE.	\$29.50	RRSHLCLI	Same as Material Grade I	
Remove & Replace, LINER, hook/loop in COLLAR/LINER INTERFACE. Requires seam sealing.	\$39.00	RRLHLCLI		
Remove & Replace, outer shell, COLLAR, hook/loop SECURING CLOSURE TAB.	\$24.00	RRSCHLCT		
Remove & Replace, outer shell, COLLAR CLOSURE TAB, hook/loop.	\$17.00	RRSCCTHL		
Remove & Replace, outer shell, STORM PANEL, hook/loop.	\$30.50	RRSSP		
Remove & Replace, outer shell, CLOSURE, hook/loop. Not required to remove hardware.	\$19.00	RRSCHL		
Remove & Replace, outer shell, CLOSURE, hook/loop. Required to remove hardware.	\$29.50	RRSCHLH		
Remove & Replace, outer shell, POCKET and FLAP, hook/loop.	\$14.50	RRSPHL		
Remove & Replace, outer shell, POCKET FLAP.	\$34.00	RRSPF		
Remove & Replace, OUTER SHELL, hook/loop strip and two (2) snaps used to secure the liner.	\$18.00	LJSVLA		
Remove & Replace, LINER, hook/loop strip and two (2) snaps used to secure the liner.	\$19.25	LJLVLA		
Remove & Replace, DRD FLAP, hook/loop.	\$14.50	RRDRDF		
Replace Velcro per Inch for repairs not listed above, hook/loop.	\$1.40	JRVI		

STORM PANEL REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Remove & Replace Complete Closure System, Replacing existing closure system with a different one. New trim, hardware, etc.	\$164.00	JCCLOSURE	Same as Material Grade I	
Replace existing Zipper on Closure.	\$38.50	JRCZPR		
Patch Storm Flap.	\$40.50	JPSF1	\$52.00	JPSF2
Replace Storm Flap System, Includes Velcro & Trim.	\$51.00	JRSF1	\$66.00	JRSF2
Add Accessories to Storm Flap (Requires Storm Flap to be opened) Accessories are additional.	\$21.50	ACCSSTF	Same as Material Grade I	
Hook/Loop, Remove & Replace, outer shell, STORM PANEL.	\$30.50	RRSSP		
Hook/Loop, Remove & Replace, outer shell, CLOSURE. Not required to remove hardware.	\$19.00	RRSCHL		
Hook/Loop, Remove & Replace, outer shell, CLOSURE. Required to remove hardware.	\$29.50	RRSCHLH		

COLLAR AREA REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Replace Throat Tab.	\$61.00	JRTT1	\$79.00	JRTT2
Patch Throat Tab.	\$45.00	JPTT	Same as Material Grade I	
Patch Shell Collar.	\$30.50	JRPC		
Install Hanger Loop. Installed in seam.	\$22.00	HGRLP		
Hook/Loop, Remove & Replace, OUTER SHELL, in COLLAR/LINER INTERFACE.	\$29.50	RRSHLCLI		
Hook/Loop, Remove & Replace, LINER, in COLLAR/LINER INTERFACE. Requires seam sealing.	\$39.00	RRLHLCLI		
Hook/Loop, Remove & Replace, outer shell, COLLAR, SECURING CLOSURE TAB.	\$24.00	RRSCHLCT		
Hook/Loop, Remove & Replace, outer shell, COLLAR CLOSURE TAB.	\$17.00	RRSCCTHL		

ARM REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Install Wristlet, Standard or Thumbhole, priced as each.	\$17.00	JIWST1	\$22.00	JIWST2
Install Nomex Loop on Wristlet	\$5.75	ITNLPW	Same as Material Grade I	
Repair Cuff, Patch or Stitch.	\$17.00	JRCUFF1	\$22.00	JRCUFF2
Install Cuff, each cuff.	\$34.00	JICUFF1	\$44.00	JICUFF2
Install Sleeve Waterwell Assembly, Globe, GXtreme. No wristlet, adjustable. Priced as each.	\$31.50	JIWWAG	Same as Material Grade I	
Install Sleeve Waterwell Assembly, with Nomex Wristlet. Priced as each.	\$28.50	JIWWA		
Install Sleeve Waterwell Assembly, with PBI Wristlet. Priced as each.	\$36.50	JIWWAPBI		
Replace/Rebuild complete lower shell Sleeve Assembly, New shell, new waterwell, new trim and new cuff. Each sleeve.	\$62.50	JRRLSA1	\$81.00	JRRLSA2
Replace/Rebuild complete shell Sleeve Assembly. This replaces the entire sleeve assembly. Each sleeve.	\$164.00	JRRSA1	\$213.00	JRRSA2
Rebuild Entire Sleeve Shell and Liner. Each sleeve.	\$124.00	RBLDSLVS HL1	\$162.00	RBLDSLVS HL2
Install Elbow Padding, 2 layers. Each elbow. Elbow reinforcement is additional.	\$20.50	JIEP1	\$26.00	JIEP2
Install Elbow Reinforcement, each elbow.	\$36.50	JIER1	\$47.00	JIER2

SHOULDER REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Install Shoulder Padding, each shoulder. 2 layers. If needed, shoulder cap additional	\$34.00	JISP	Same as Material Grade I	
Install Shoulder Cap Reinforcement, each shoulder.	\$32.75	JISCR1	\$42.50	JISCR2

HARDWARE REPAIRS - JACKET	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Replace Closure 701 Dee Ring.	\$7.00	JR701DR	Same as Material Grade I	
Install closure 701 Dee Ring w/reinforcement.	\$10.00	JR701DRN		
Install closure 701 Hook Fastener. Includes Rivets.	\$22.50	JR701H		
Replace Rivets.	\$3.75	JRRIVETS		
Install Grommet.	\$4.50	JIGROM		
Install Snap Fastener.	\$6.75	JSNAP		
Repair/Replace Take-Up Strap.	\$24.00	JRRTUPS1	\$31.00	JRRTUPS2
Reinforce Hardware with Leather or Arashield. Includes Outer Shell Patch if Required.	\$46.00	JRHP1	\$56.00	JRHP2

#2.

PATCH, CUFF & STITCH REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Cuff, Patch or Stitch.	\$17.00	TRCUFF1	\$22.00	TRCUFF2
Install Cuff, priced as each.	\$34.00	TICUFF1	\$44.00	TICUFF2
Replace Waterwell, includes new Cuff.	\$46.00	TRWC1	\$55.00	TRWC2
Repair Hole or Tear in outer shell, up to 6"x6" per patch.	\$24.00	TRHTS1	\$31.00	TRHTS2
Repair Major A Seam Construction Stitching.	\$11+	TRSS	Same as Material Grade I	
Repair Trim Stitching.	\$9.50	TRTS		
Bartack (standalone, not part of additional repair)	\$1.00	BARTACK		

THERMAL LINER REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Thermal Liner.	\$30+	TRTL	Same as Material Grade I	
Install an Access Point along the Waist to Facilitate the Full liner inspection.	\$32.50	TLIA		
Replace Liner Assembly Binding Tape.	\$35+	TRLABT		
Replace Thermal Liner.	Quoted	TRRTL		

MOISTURE BARRIER REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Moisture Barrier.	\$39.00	TRMB	Same as Material Grade I	
Install an Access Point along the Waist to Facilitate the Full liner inspection.	\$32.50	TLIA		
Replace Moisture Barrier	Quoted	TRRMB		

TRIM REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair Trim Stitching.	\$9.50	TRTS	Same as Material Grade I	
Replace Trim, priced as each band.	\$31.50	TRTRM1	\$41.00	TRTRM2
Replace Trim, Other, per foot.	\$15.50	TRTRMFT1	\$20.25	TRTRMFT2
Install Reflective Trim on New Pocket.	\$15.00	PKTTRM1	\$19.00	PKTTRM2
Patch Trim, maximum of 3" in length and no more than one patch.	\$5.00	TPTRM	Same as Material Grade I	

VELCRO REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Replace Velcro on Closure, hook/loop.	\$28.00	TRCHL	Same as Material Grade I	
Replace Velcro on Liner, hook/loop, Waist/Liner interface. Includes Moisture Barrier if necessary.	\$40.00	TRCHLWL		
Remove & Replace Velcro on Outer Shell, Pocket, hook/loop.	\$14.50	TRRSPHL		
Remove & Replace, Outer Shell, Pocket Flap. Performed when replacing hook/loop.	\$29.50	TRRSPF1	\$38.00	TRRSPF2
Remove & Replace Velcro on Waist Band, Waist/Liner interface.	\$34.00	VWB	Same as Material Grade I	
Replace Velcro per Inch for repairs not listed above, hook/loop.	\$1.40	TRVI		

FLY CLOSURE REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Replace Fly Zipper Closure.	\$32.75	TRFZC	Same as Material Grade I	
Replace Velcro on Closure, hook/loop.	\$28.00	TRCHL		
Replace Complete Fly Closure.	\$39.50	TRFRC1	\$51.00	TRFRC2

LEGS & CROTCH REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Replace/Rebuild Complete Lower Leg Assembly. New trim, new cuff and new liner attachment.	\$77.00	TRRLA1	\$100.00	TRRLA2
Repair/Replace Crotch, Outer Shell.	\$275.00	TRC	Same as Material Grade I	
Install Leg Zippers. 18 or 21 Inch. Requires modifications to all layers.	\$220.00	TILZPR		

WAIST & BACK BIB REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Repair/Replace Take-Up Strap.	\$24.00	TRRTUPS1	\$31.00	TRRTUPS2
Install Back Bib. Requires replacement of hardware.	\$55.00	TIBB1	\$72.00	TIBB2
Remove Back Bib. Requires replacement of hardware.	\$22.00	TRBB	Same as Material Grade I	
Add Harness/Belt Loops, Qty of 3-6 Loops.	\$37.00	TRHRNSLP1	\$48.00	TRHRNSLP2
Add Harness/Belt Loop, Each.	\$8.50	TRHRNSLPS1	\$11.00	TRHRNSLPS2

KNEE REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Install Shell Knee Reinforcements. Priced as a pair.	\$32.75	TIKR1	\$43.00	TIKR2
Install Knee Padding sewn onto the outer shell SANDWICHED between the outer shell and the Knee Reinforcement using 2 LAYERS of ARAMID BATT. Includes Knee Reinforcement. Priced as a pair.	\$45.00	TIKP1	\$59.00	TIKP2
Install Knee Padding sewn onto the outer shell SANDWICHED between the outer shell and the Knee Reinforcement using 4 LAYERS of ARAMID BATT. Includes Knee Reinforcement. ECMS High Cushion Knee. Priced as a pair.	\$63.00	TIKPCK1	\$82.00	TIKPCK2
Install Knee Padding, sewn onto the outer shell SANDWICHED between the outer shell and the Knee Reinforcement using 1 LAYER of SILIZONE FOAM. Includes Knee Reinforcement. Priced as a pair.	\$56.00	TIKPS1	\$82.00	TIKPS2
Install Knee Padding, inserted through an OPENING in the SIDE of the Knee Reinforcement using 1 LAYER OF SILIZONE FOAM. Includes Knee Reinforcement. Priced as a pair.	\$69.00	TIKPOS1	\$89.00	TIKPOS2
Install Knee Padding using an INTERIOR POCKET constructed of aramid fabric, positioned on the inside of the outer shell using 2 LAYERS of ARAMID BATT. Does not include Knee Reinforcement. Priced as a pair.	\$78.00	TIKPAA	Same as Material Grade I	
Install Knee Padding using an INTERIOR POCKET constructed of aramid fabric, positioned on the inside of the outer shell using 1 LAYER of SILIZONE FOAM. Does not include Knee Reinforcement. Priced as a pair.	\$78.00	TIKPAF		
Install REMOVABLE Knee Reinforcements and Padding onto outer shell, using 4 LAYERS of ARAMID BATT as the padding stitched to the Knee Reinforcements. Secured to outer shell with Velcro and snaps. Priced as pair.	\$112.00	TIRKRP1	\$145.00	TIRKRP2
Remove/Replace Trouser Knee Frame, Hook and Loop.	\$34.00	RRTKFHL	Same as Material Grade I	

HARDWARE REPAIRS - TROUSER	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Replace Closure 701 Dee Ring.	\$7.00	TR701DR	Same as Material Grade I	
Replace Closure 701 or 703 Hook Fastener.	\$11.00	TR703H		
Replace Rivets.	\$3.75	TRRIVETS		
Install Grommet.	\$4.50	TIGROM		
Install Snap Fastener.	\$6.75	TSNAP		
Replace Postman Buckle.	\$11.00	TIPBKL		
Install Suspender Button.	\$5.75	TISBTN		
Repair/Replace Take-Up Strap.	\$24.00	TRRTUPS1	\$31.00	TRRTUPS2
Reinforce Hardware with Leather or Arashield. Includes Outer Shell Patch if Required.	\$46.00	TRHP1	\$56.00	TRHP2

#2.

CARGO & PATCH POCKETS - NEW	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Flat Patch Pocket, 8"h x 8"w.	\$28.00	PP1001	\$36.50	PP1002
Flat Patch Pocket, 10"h x 10"w.	\$28.00	PP1011	\$36.50	PP1012
Full Expansion Pocket, Specify Size (10"h x 10"w x 2"d is most common size)	\$62.50	FEP1001	\$81.00	FEP1002
Semi-Expansion Pocket, Specify Size (10"h x 10"w x 2"d at leading edge is most common size)	\$56.50	SEP1001	\$73.50	SEP1002
Semi-Bellows Pocket, Specify Size.	\$39.50	MBDU1001	\$51.50	MBDU1002
Custom Bailout Pocket - Barstow Pattern.	\$130.00	CBPB1	\$169.00	CBPB2
Custom Rope Pocket - ECMS Pattern.	\$53.00	ITCRP1	\$69.00	ITCRP2
CARGO & PATCH POCKETS - OPTIONS	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Reinforce EXTERIOR of Pocket. Includes all three sides, and bottom. Up halfway. Includes lifting and removal of existing pocket, and placing pocket back to original position.	\$28.00	REPKT1	\$35.00	REPKT2
Reinforce INTERIOR of Pocket. Includes all three sides, and bottom. Top to bottom. Includes lifting and removal of existing pocket, and placing pocket back to original position.	\$33.50	RIPKT1	\$42.00	RIPKT2
Install Pocket Divider. Provide location.	\$17.50	IPDVDR	Same as Material Grade I	
Split Pocket Flap. Provide measurements.	\$32.50	SPKTFLP		
Install Pocket Tool Pouch. Built into jacket or trouser cargo pocket. Provides for 6 pockets.	\$45.00	ITPOUCH		
Install Tool Pouch, built into pocket. Hemet style.	\$45.00	ITJPOUCH		
Install Tool Pouch, built into pocket. Bellevue style.	\$45.00	BELVU		
Make Pocket Removable.	\$62.00	REMPVKT1	\$81.00	REMPVKT2
CARGO & PATCH POCKETS - REPAIRS	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Completely Remove and Re-install Existing Pocket.	\$22.50	RPKT	Same as Material Grade I	
Partially Remove and Re-install Existing Pocket.	\$10.00	PRPKT		
Completely Remove Pocket.	\$11.25	RPK		
Recover Front of Pocket Exterior.	\$24.00	RFPE1	\$31.00	RFPE2
Refurbish Cargo Pocket. Includes grommets. Includes bottom and three sides.	\$31.00	RCP1	\$39.50	RCP2
Refurbish Cargo Pocket, 3 sides, with Trim, Requires Partial Removal of Pocket, Replace Grommets, Recover with Dragonhide.	Same as Material Grade II		\$53.00	RCPMDH

RADIOS & FLASHLIGHTS - NEW HOLDERS	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Radio Pocket LINED, Specify Size & Location. Trim Extra	\$39.50	RPL1	\$51.00	RPL2
Radio Pocket UNLINED, Specify Size & Location. Trim Extra.	\$35.00	RPUL1	\$49.00	RPUL2
Install Reflective Trim on New Pocket.	\$15.00	PKTTRM1	\$19.00	PKTTRM2
Clovis Style Box Flap.	\$38.00	IPKTBF1	\$50.00	IPKTBF2
Flashlight Holder, Sleeve constructed of outer shell fabric. Suitable for D or C cell, baton or cylinder style flashlights such as a Mag-Light or SL20.	\$17.00	FLP1	\$22.25	FLP2
Flashlight Holder Constructed with a: * Outer shell strap, secured closed with hook & loop * Mounting clip, constructed of outer shell fabric Suitable for Big Ed, Little Ed, Survivor, similar style flashlights. Please indicate specific light.	\$25.00	FLPMC1	\$32.50	FLPMC2
Flashlight Holder with 701 Hook Constructed with a: * Outer shell strap, secured closed with hook & loop * 701 Hook attached to the outer shell, backed with a reinforcement fabric, riveted to the outer shell fabric Suitable for Big Ed, Little Ed, Survivor, similar style flashlights. Please indicate specific light. 701 Hook is same hook as used on jacket closures.	\$25.00	FLP7011	\$32.50	FLP7012
Flashlight Holder with 703 Hook Constructed with a: * Outer shell strap, secured closed with hook & loop * 703 Hook attached to the outer shell with a strap constructed of leather or outer shell fabric Suitable for Big Ed, Little Ed, Survivor, similar style flashlights. Please indicate specific light.	\$25.00	FLP7031	\$32.50	FLP7032
Flashlight Ring, 2", attached using self material or as specified.	\$13.50	FLRNG1	\$17.50	FLRNG2
MIC Strap.	\$8.00	MICSTP1	\$10.50	MICSTP2

RADIOS & FLASHLIGHTS - REPAIRS	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Install Reflective Trim on New Pocket.	\$15.00	PKTTRM1	\$19.00	PKTTRM2
Remove and reinstall Radio/Flashlight holder/pocket, Includes flap. May require replacement of chest trim due to stitching holes, extra.	\$22.50	RRRFP	Same as Material Grade I	

SCBA AIR MASKS - NEW POCKETS & REPAIRS	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Air Mask Pocket, LARGE OVAL, double pull zipper, ATTACHED TO JACKET, trim extra.	\$39.50	AMOA1	\$51.50	AMOA2
Air Mask Pocket, LARGE OVAL, double pull zipper, DETACHABLE, trim extra.	\$62.50	AMOD1	\$81.50	AMOD2
Air Mask Pocket, PYRAMID SHAPED, double pull zipper, ATTACHED TO JACKET, trim extra.	\$39.50	AMPA1	\$54.50	AMPA2
Air Mask Pocket, PYRAMID SHAPED, double pull zipper, DETACHABLE, trim extra.	\$62.50	AMPD1	\$81.50	AMPD2
Install Reflective Trim on Air Mask Pocket.	\$15.00	AMPTRM1	\$19.00	AMPTRM2
Remove/Replace Glove Strap on Air Mask Pocket.	\$26.00	GSAMP1	\$34.00	GSAMP2
Replace existing Zipper on Air Mask Pocket.	\$35.00	AMZR	Same as Material Grade I	

#2.

DRDs & UTILITY BELTS - NEW	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Jacket Utility Belt, 2" Kevlar Webbing, Black w/Yellow stripe, w/2ea. 2" METAL RINGS. Sewn to Jacket.	\$39.50	JUBK	Same as Material Grade I	
Jacket Utility Belt, 2" Kevlar Webbing, Black w/Yellow stripe, w/2ea. FABRIC LOOPS. Sewn to Jacket.	\$39.50	JUBK1		
Jacket Utility Belt, 2" Kevlar Webbing, Black w/Yellow stripe, w/SNAP HOOK and 2ea. D-RINGS. Santa Barbara County style.	\$47.50	JUBK2		
Trouser Belt, 2" Kevlar Webbing, Black w/Yellow stripe, w/Nexus type Buckle. Sewn to trouser w/protective cover.	\$39.50	TUBK		
DRD Drag Rescue Device, installed. Manufactured to Globe Manufacturing specifications.	\$141.50	GLBSTRP		
DRD Drag Rescue Device, installed. Manufactured to ECMS specifications. YOC Strap.	\$112.00	YOCSTRP		
DRD Drag Rescue Device, Lion Apparel FF Recovery Harness, Installed.	\$153.00	BHS012		
DRD Replacement Strap Only.	\$51.00	MFCTRDRD		

MISC. POCKETS - NEW	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
Pen/Pencil Pocket.	\$16.00	PPPKT1	\$20.50	PPPKT2
Passport Pocket.	\$12.50	PASPRT1	\$16.25	PASPRT2
Misc. Pocket. (Cell Phone, Channellock, Pliers, Tools, etc.)	\$19.25	ITCPHNP1	\$25.00	ITCPHNP2

MISC. STRAPS & CLIPS - NEW	Material Grade I	PRODUCT CODE	Material Grade II	PRODUCT CODE
MIC Strap.	\$8.00	MICSTP1	\$10.50	MICSTP2
Glove Strap, Hemet style, affixed to garment. Provide fabric type and location.	\$17.00	GSHMT1	\$22.25	GSHMT2
Repair & Replace Glove Strap	\$25.00	RRGS	Same as Material Grade I	
Utility Clip. Constructed of two layers of shell fabric encasing five layers of Arashield. Provide location.	\$17.00	UCLP1	\$22.25	UCLP2
703 Utility Hook w/Leather or Fabric Strap.	\$15.00	703HS	Same as Material Grade I	

WILDLAND JACKET - SERVICES	Material Grade I & II	PRODUCT CODE
Shorten Sleeves.	\$45.00	WLJSS
Lengthen Sleeves.	\$60.00	WLJLS
Shorten Hem.	\$85.00	WLJSHEM
Lengthen Hem.	\$85.00	WLJLHEM
Line sleeve with FR fabric, per each sleeve.	\$31.50	WLSI
Remove Pocket.	\$10.00	WLRP
Install Barcode for Recordkeeping Purposes.	\$2.25	BARCODE
Custom Alterations, not listed. Requires approval.	\$90.00 per hour	CAPH

WILDLAND TROUSER - SERVICES	Material Grade I & II	PRODUCT CODE
Shorten Hem.	\$45.00	WLTSHEM
Lengthen Hem.	\$60.00	WLTLEHEM
Take-In Waist.	\$40.00	WLTTIWST
Increase Waist.	\$58.00	WLTIWST
Remove Pocket.	\$10.00	WLRP
Replace Leg Zipper.	\$22.00	TRWLZ
Install New Leg Zipper, Requires Opening up Leg.	\$51.00	TIWLZ
Line legs with FR fabric, per each leg.	\$35.00	WLTI
Install Barcode for Recordkeeping Purposes.	\$2.25	BARCODE
Custom Alterations, not listed. Requires approval.	\$90.00 per hour	CAPH

STATION JACKET - SERVICES	Material Grade I & II	PRODUCT CODE
Install Customer Provided Patch.	\$3.25	SWCPP
Build Fleece Liner.	Quoted	NFL
Custom Alterations, not listed. Requires approval.	\$90.00 per hour	CAPH

STATION TROUSER - SERVICES	Material Grade I & II	PRODUCT CODE
Shorten Hem.	\$4.50	SWSHEM
Custom Alterations, not listed. Requires approval.	\$90.00 per hour	CAPH

HELMET REPAIRS	PRICE	PRODUCT CODE
Please contact us to discuss available repair options.	Quoted	-----

BOOT REPAIRS	PRICE	PRODUCT CODE
Please contact us to discuss available repair options.	Quoted	-----

BLUE BARREL SHIPPING PROGRAM	PRICE	PRODUCT CODE
Shipment of Blue Barrel to and from an ECMS facility, price per Barrel.	Quoted	-----

RESOLUTION SIGN-OFF FORM

DEPARTMENT: Fire Department

RESOLUTION TITLE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE ESTABLISHMENT OF A PURCHASE ORDER FOR TURNOUT MAINTENANCE COMPANY, LLC TO PROVIDE INSPECTION, CLEANING AND REPAIRS TO FIREFIGHTER SAFETY GEAR (\$8,000)

Ronerick Simpson
DEPARTMENT MANAGER’S SIGNATURE

1/17/2018 4:57:09 PM
DATE

REVIEW / APPROVAL

Ruth Rugley
CITY ATTORNEY

1/30/2018 5:31:12 PM
DATE

Nita McKay
CITY CONTROLLER

1/24/2018 12:41:14 PM
DATE

Cecil Rhambo
CITY MANAGER

1/18/2018 1:12:51 PM
DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney’s review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

February 6, 2018

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

**FROM: VAN WILSON, DIRECTOR
GENERAL SERVICES DEPARTMENT**

**SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
COMPTON AUTHORIZING THE CITY MANAGER TO AMEND
THE EXISTING LEASE AGREEMENT BETWEEN THE CITY OF
COMPTON AND SHIELDS FOR FAMILIES FOR ADDITIONAL
OFFICE SPACE AT THE NEIGHBORHOOD CENTER - 600
NORTH ALAMEDA STREET**

SUMMARY

The City Council will consider a request by the Shields for Families (“Shields”) to amend their existing five (5) year lease agreement with the City of Compton of City-owned property located at 600 North Alameda Street, Compton, to authorize the leasing of an additional 818 square feet of space in the building at the rental rate of One Dollar and Forty Cents (\$1.40) per square foot and the removal of 734 square feet of leased space from the current lease agreement for the remainder of the lease agreement term (i.e. July 31, 2022).

BACKGROUND

The City of Compton owns certain real property located at 600 North Alameda Street, Compton, commonly known as the “Neighborhood Center” facility. This property is used as a “shared occupancy” facility, offering indoor and outside space for leasing to outside agencies, organizations, and individuals. Current tenants at this location include the Volunteers of America and Shields for Families.

In November 2012, the City implemented a City-wide leasing policy which specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the tenant and that the standard leasing rate for indoor floor space in a City-owned facility shall be **at least One Dollar (\$1.00) per square foot**. Additionally, proposed lease agreements are to address the costs incurred by the City for utilities, maintenance, repairs, security, etc. At the Neighborhood Center location, staff has identified that cost to be ninety-seven cents (\$0.97) per square foot. Thus, the cost to the City will be recovered in a recommended minimal monthly rental rate based on a square footage charge of \$1.97 (i.e. \$1.00 per square foot base rental rate plus \$0.97 per square foot for utilities, maintenance, custodial and security).

#3.

**Staff Report – Resolution Authorize Amend 60 Month
Lease Agreement with Shields for Families
Neighborhood Center Facility – 600 North Alameda
February 6, 2018**

On August 1, 2017, the Council approved Resolution No. 24,632, which authorized the City Manager to enter into a sixty (60) month (i.e. August 1, 2017 through July 31, 2022) lease agreement with Shields for the exclusive use of approximately 5,808 square feet of indoor space located at the Neighborhood Center building at the monthly rental rate of One Dollar and Forty Cents (\$1.40) per square foot - \$8,131.20 per month, with Shields responsible for providing the general upkeep, janitorial, custodial, minor repairs and security for their area. Shields utilizes this space for offices for their support services staff.

STATEMENT OF THE ISSUE

Shields is a community-based 501c3 non-profit organization located in South Los Angeles serving individuals, children, and families through comprehensive and collaborative social services for child and youth development, child welfare, mental health, substance abuse treatment, and supportive services such as food, transportation, housing, legal services, and educational and vocational training.

Shields desires to provide more office space(s) for their staff and has requested that the City consider their request to amend the current lease agreement to provide an additional 818 square feet of indoor space at the current rental rate of One Dollar and Forty Cents (\$1.40) per square foot for the remainder of the lease term.

Additionally, it is requested that approximately 734 square feet of indoor space authorized for use by Shields be removed from the current lease agreement. The indoor space requested for removal from the lease is identified as Rooms 2, 4 and 5. Shields have not occupied these spaces and have agreed to relinquish authorization to lease the same to Volunteers of America of Los Angeles (a tenant within the same facility). Volunteers of America of Los Angeles' request to lease these spaces will be presented to the City Council be a separate resolution.

The current lease agreement provides Shields for Families with the exclusive use of the following indoor spaces within the Neighborhood Center facility:

LOCATION	USE	SIZE	SQUARE FEET
Room 2	Office	9'-8" x 11'-9"	114 S.F.
Room 4	Office	9'-8" x 11'-4"	110 S.F.
Room 5	Office	16'-7" x 30'-9"	510 S.F.
Room 8	Office	16'-0" x 27'-8"	443 S.F.
Room 8B	Office	12'-9" x 11'-4"	145 S.F.

**Staff Report – Resolution Authorize Amend 60 Month
Lease Agreement with Shields for Families
Neighborhood Center Facility – 600 North Alameda
February 6, 2018**

LOCATION	USE	SIZE	SQUARE FEET
Room 11	Office	16'-0" x 9'-11" 12'-9" x 6'-5"	240 S.F.
Room 12	Office	11'-8" x 16'-6"	193 S.F.
Room 13	Office	7'-6" x 16'-6"	124 S.F.
Room 14	Office	9'-6" x 16'-6"	157 S.F.
Room 15	Office	9'-6" x 16'-6"	157 S.F.
Room 16	Office	21'-6" x 16'-6"	355 S.F.
Room 17	Office	11'-6" x 16'-8"	192 S.F.
Room 18	Office	35'-9" x 16'-8"	596 S.F.
Room 19	Office	15'-6" x 16'-8"	258 S.F.
Room 20	Office	18'-2" x 16'-8"	303 S.F.
Room 21	Office	12'-4" x 16'-8"	206 S.F.
Room 22	Office	17'-11" x 16'-8"	299 S.F.
Room 23	Office	16'-7" x 16'-8"	276 S.F.
Room 28 – 31	Office	16'-0" x 38'-0"	608 S.F.
Room 29	Office	16'-0" x 19'-11"	319 S.F.
Room 30	Office	16'-0" x 12'-9"	204 S.F.

Total Current Exclusive Square Footage

5808 Square Feet

Below are the proposed square footage lease agreement changes:

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
Room 2	Office	9'-8" x 11'-9"	114 S.F.	REMOVE
Room 4	Office	9'-8" x 11'-4"	110 S.F.	REMOVE
Room 5	Office	16'-7" x 30'-9"	510 S.F.	REMOVE
Room 7	Office	15'-0" x 11'-0"	165 S.F.	ADD
Room 8	Office	16'-0" x 27'-8"	443 S.F.	
Room 8B	Office	12'-9" x 11'-4"	145 S.F.	

#3.

**Staff Report – Resolution Authorize Amend 60 Month
Lease Agreement with Shields for Families
Neighborhood Center Facility – 600 North Alameda
February 6, 2018**

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
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Room 29	Office	16'-0" x 19'-11"	319 S.F.	
Room 30	Office	16'-0" x 12'-9"	204 S.F.	
Storage 1	Storage	11'-0" x 4'-0"	44 S.F.	ADD
Storage 2	Storage	11'-0" x 4'-0"	44 S.F.	ADD
Lobby Storage	Storage	16'-0" x 6'-0"	96 S.F.	ADD
Room 32	Office	17'-0" x 13'-0"	221 S.F.	ADD
Room 32 RR	Restroom	12'-0" x 6'-0"	72 S.F.	ADD
Room 33	Office	16'-0" x 11'-0"	176 S.F.	ADD

Total Exclusive Square Footage after Lease Amendment 5893 Square Feet

**Staff Report – Resolution Authorize Amend 60 Month
Lease Agreement with Shields for Families
Neighborhood Center Facility – 600 North Alameda
February 6, 2018**

FINANCIAL IMPACT

Approval of the amendment to the current lease agreement at the requested \$1.40 per square foot for occupation of approximately 5,893 square feet of indoor office space will total \$8,250.20 per month in rental fees for use of the City's facilities.

RECOMMENDATION

Staff has no objection to Shields for Families' request to rent additional square footage and remove specific indoor space areas; however, staff is not authorized to offer to lease City-owned property wherein the terms sought by the prospective Tenant may vary from the requirements of the City's Leasing Policy; that is, waiver of City costs for utilities, etc.; thus, staff makes no recommendation concerning this request. The decision is at the discretion of the City Council.

**VAN WILSON, DIRECTOR
GENERAL SERVICES DEPARTMENT**

APPROVED FOR FORWARDING:

**CECIL W. RHAMBO, JR.
CITY MANAGER**

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING LEASE
AGREEMENT BETWEEN THE CITY OF COMPTON AND SHIELDS FOR
FAMILIES FOR ADDITIONAL OFFICE SPACE AT THE NEIGHBORHOOD
CENTER - 600 NORTH ALAMEDA STREET**

WHEREAS, the City of Compton owns certain real property located at 600 North Alameda Street, commonly known as the “Neighborhood Center” facility, which is used as a “shared occupancy” facility, offering indoor and outside space for leasing to outside agencies, organizations, and individuals; and

WHEREAS, in November 2012, the City implemented a City-wide leasing policy which specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the tenant and that the standard leasing rate for indoor floor space in a City-owned facility shall be *at least* One Dollar (\$1.00) *per square foot*; and

WHEREAS, additionally, proposed lease agreements are to address the costs incurred by the City for utilities, maintenance, repairs, security, etc. and at the Neighborhood Center location, staff has identified that cost to be ninety-seven cents (\$0.97) per square foot; thus, the cost to the City will be recovered in a recommended minimal monthly rental rate based on a square footage charge of \$1.97 for exclusive indoor spaces; and

WHEREAS, on August 1, 2017, the Council approved Resolution No. 24,632, which authorized the City Manager to enter into a sixty (60) month (i.e. August 1, 2017 through July 31, 2022) lease agreement with Shields for Families (“Shields”) for the exclusive use of approximately 5,808 square feet of indoor space located at the Neighborhood Center building at the monthly rental rate of One Dollar and Forty Cents (\$1.40) per square foot - \$8,131.20 per month, with Shields responsible for providing the general upkeep, janitorial, custodial, minor repairs and security for their areas, waiving the City’s cost recovery for shared utilities; and

WHEREAS, Shields desires to provide more office space(s) for their staff and has requested that the City consider their request to amend the existing five (5) year lease agreement with the City to authorize the leasing of an additional 818 square feet of space in the building at the rental rate of One Dollar and Forty Cents (\$1.40) per square foot and the removal of 734 square feet of leased space from the current lease agreement for the remainder of the lease agreement term.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES
HEREBY RESOLVE AS FOLLOWS:**

Section 1. That the City Manager, upon the advice and approval of the City Attorney is hereby authorized to amend the existing five (5) year lease agreement between the City of Compton and Shields for Families to authorize the leasing of an additional 818 square feet of indoor space in the building at the rental rate of One Dollar and Forty Cents (\$1.40) per square foot and the removal of 734 square feet of leased space from the current lease agreement for the remainder of the lease agreement term (i.e. August 1, 2017 through July 31, 2022).

Section 2. That leasing of the additional 818 square feet of indoor space and deletion/removal of the specified 734 square foot of indoor space at the Neighborhood Center facility by Shields for Families is authorized to commence on February 1, 2018 and continue through July 30, 2022.

Section 3. That commencing February 1, 2018, the monthly lease rate shall be **Eight Thousand Two Hundred Fifty Dollars and Twenty Cents (\$8,250.20)** – i.e. One Dollar and Forty Cents (\$1.40) per square foot for the total 5,893 square feet in the facility leased to Shields for Families.

Section 4. That Account No. 1001-000-000-3420 has been established to receive all facility lease payments.

Section 5. That a certified copy of this Resolution shall be filed in the offices of the City Manager (Security Division), City Clerk, City Controller, General Services and the City Attorney.

Section 6. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this ____ day of _____, 2018.

MAYOR OF THE CITY OF COMPTON

ATTEST:

CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF COMPTON)

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Resolution was adopted by the City Council of the City of Compton, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on this ____ day of _____, 2018.

That said Resolution was adopted by the following vote, to wit:

AYES: **COUNCILMEMBERS-**
NOES: **COUNCILMEMBERS-**
ABSTAIN: **COUNCILMEMBERS-**
ABSENT: **COUNCILMEMBERS-**

CITY CLERK OF THE CITY OF COMPTON

**AMENDMENT TO LEASE AGREEMENT
BETWEEN
CITY OF COMPTON AND
SHIELDS FOR FAMILIES
[Neighborhood Center Facility]**

This **AMENDMENT** is entered into by and between the **CITY OF COMPTON**, a municipal corporation of the State of California (hereinafter referred to as "**LANDLORD**") and the **SHIELDS FOR FAMILIES** (hereinafter referred to as "**TENANT**"), collectively, the "Parties."

RECITALS

WHEREAS, pursuant to Resolution No. 24,631, adopted by the City Council of the City of Compton on August 2, 2017, the Landlord and Tenant entered into a Lease Agreement for the lease of approximately 5,808 square feet of indoor space located at the Neighborhood Center facility located at 600 North Alameda Street, Compton, at the monthly rental rate of One Dollar and Forty Cents (\$1.40) per square foot; and

WHEREAS, it is the desire of the Tenant to amend the existing five (5) year lease agreement with the City to authorize the leasing of an additional 818 square feet of space in the building at the rental rate of One Dollar and Forty Cents (\$1.40) per square foot and remove 992 square feet of leased space from the current lease agreement for the remainder of the lease agreement term (i.e. July 30, 2022); and

WHEREAS, by Resolution No. _____, adopted on the ____ day of _____ 2018, the City Council gave approval to amend the Lease Agreement with the Tenant add 818 square feet of indoor space, at the rental rate of One Dollar and Forty Cents (\$1.40) per square foot, and remove 734 square feet to the provisions of the current lease agreement.

NOW, THEREFORE, the parties do hereby mutually agree to amend the Lease Agreement as follows:

AMENDMENTS

1. The parties agree to amend **Section 1 – Premises** of the original Lease Agreement to provide an additional 818 square feet of indoor space for exclusive use by the Tenant and remove 734 square feet from the current lease agreement. Commencing February 1, 2018 through July 30, 2022, the Tenant shall lease the following indoor square footage within the Site:

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
Room 7	Office	15'-0" x 11'-0"	165 S.F.	ADD
Room 8	Office	16'-0" x 27'-8"	443 S.F.	
Room 8B	Office	12'-9" x 11'-4"	145 S.F.	

#3.

**Amendment to Lease Agreement – Shields for Families
Neighborhood Center Facility – 600 North Alameda Street
Resolution No. _____**

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
Room 11	Office	16'-0" x 9'-11" 12'-9" x 6'-5"	240 S.F.	
Room 12	Office	11'-8" x 16'-6"	193 S.F.	
Room 13	Office	7'-6" x 16'-6"	124 S.F.	
Room 14	Office	9'-6" x 16'-6"	157 S.F.	
Room 15	Office	9'-6" x 16'-6"	157 S.F.	
Room 16	Office	21'-6" x 16'-6"	355 S.F.	
Room 17	Office	11'-6" x 16'-8"	192 S.F.	
Room 18	Office	35'-9" x 16'-8"	596 S.F.	
Room 19	Office	15'-6" x 16'-8"	258 S.F.	
Room 20	Office	18'-2" x 16'-8"	303 S.F.	
Room 21	Office	12'-4" x 16'-8"	206 S.F.	
Room 22	Office	17'-11" x 16'-8"	299 S.F.	
Room 23	Office	16'-7" x 16'-8"	276 S.F.	
Room 28 – 31	Office	16'-0" x 38'-0"	608 S.F.	
Room 29	Office	16'-0" x 19'-11"	319 S.F.	
Room 30	Office	16'-0" x 12'-9"	204 S.F.	
Storage 1	Storage	11'-0" x 4'-0"	44 S.F.	ADD
Storage 2	Storage	11'-0" x 4'-0"	44 S.F.	ADD
Lobby Storage	Storage	16'-0" x 6'-0"	96 S.F.	ADD
Room 32	Office	17'-0" x 13'-0"	221 S.F.	ADD
Room 32 RR	Restroom	12'-0" x 6'-0"	72 S.F.	ADD
Room 33	Office	16'-0" x 11'-0"	176 S.F.	ADD

Total Exclusive Square Footage after Lease Amendment 5893 Square Feet

2. The parties agree to amend **Section 3 – Rent** of the original Lease Agreement to provide that effective February 1, 2018 through July 31, 2022, the Tenant shall pay to Landlord as rent for said Premises hereof the sum of **Eight Thousand Two Hundred Fifty Dollars and Twenty Cents (\$8,250.20)** per month, based on a rental rate of **One**

Amendment to Lease Agreement – Shields for Families
Neighborhood Center Facility – 600 North Alameda Street
Resolution No. _____

Dollar and Forty Cents (\$1.40) per square foot for each square foot of exclusive use of the above-identified indoor space. Lease payments shall be due in advance on the first day of each and every month of the term hereof. Any lease payment not received by the Landlord by the tenth (10th) day of the month will be deemed late and a late fee (penalty) in the amount of **Five Percent (5%)** will be charged.

3. Except as provided for above, all other terms and conditions of the original Lease Agreement and any amendments thereto between the Landlord and the Tenant all remain in effect.

IN WITNESS WHEREOF, the authorized representatives of the parties have executed this **AMENDMENT** to the **LEASE AGREEMENT** between the **CITY OF COMPTON** and **SHIELDS FOR FAMILIES**.

**SHIELDS FOR FAMILIES
TENANT**

By _____
Kathryn Icenhower, Ph.D., CEO

Dated: _____

**CITY OF COMPTON/LANDLORD
Recommended for Approval:**

By _____
Van Wilson, Director
General Services Department

Dated: _____

Approved by:

By _____
Cecil W. Rhambo, Jr., City Manager

Dated: _____

Approved as to form:

By _____
Craig J. Cornwell, City Attorney

Dated: _____

#3.

**Amendment to Lease Agreement – Shields for Families
Neighborhood Center Facility – 600 North Alameda Street
Resolution No. _____**

ATTEST:

Dated: _____

By _____
Alita Godwin, City Clerk

Attachmts: Resolution No. _____
 Diagram of Premises

RESOLUTION SIGN-OFF FORM

DEPARTMENT: General Services

RESOLUTION TITLE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND SHIELDS FOR FAMILIES FOR ADDITIONAL OFFICE SPACE AT THE NEIGHBORHOOD CENTER - 600 NORTH ALAMEDA STREET.

Van Wilson
DEPARTMENT MANAGER’S SIGNATURE

1/18/2018 4:25:55 PM
DATE

REVIEW / APPROVAL

Ruth Rugley
CITY ATTORNEY

2/1/2018 5:29:06 PM
DATE

Nita McKay
CITY CONTROLLER

2/1/2018 3:57:19 PM
DATE

Cecil Rhambo
CITY MANAGER

1/29/2018 12:10:44 PM
DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney’s review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

February 6, 2018

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

**FROM: VAN WILSON, DIRECTOR
GENERAL SERVICES DEPARTMENT**

**SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
COMPTON AUTHORIZING THE CITY MANAGER TO AMEND
THE EXISTING LEASE AGREEMENT BETWEEN THE CITY OF
COMPTON AND VOLUNTEERS OF AMERICA OF LOS
ANGELES FOR ADDITIONAL OFFICE SPACE AT THE
NEIGHBORHOOD CENTER - 600 NORTH ALAMEDA STREET**

SUMMARY

The City Council will consider a request by the Volunteers of America of Los Angeles ("Volunteers of America") to amend their existing three (3) year lease agreement with the City of Compton of City-owned property located at 600 North Alameda Street, Compton, to authorize the leasing of an additional 922 square feet of space in the northern end of the building at the rental rate of One Dollar (\$1.00) per square foot for the remainder of the lease agreement term (i.e. June 30, 2020).

BACKGROUND

The City of Compton owns certain real property located at 600 North Alameda Street, Compton, commonly known as the "Neighborhood Center" facility. This property is used as a "shared occupancy" facility, offering indoor and outside space for leasing to outside agencies, organizations, and individuals. Current tenants at this location include the Volunteers of America and Shields for Families.

In November 2012, the City implemented a City-wide leasing policy which specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the tenant and that the standard leasing rate for indoor floor space in a City-owned facility shall be **at least One Dollar (\$1.00) per square foot**. Additionally, proposed lease agreements are to address the costs incurred by the City for utilities, maintenance, repairs, security, etc. At the Neighborhood Center location, staff has identified that cost to be ninety-seven cents (\$0.97) per square foot. Thus, the cost to the City will be recovered in a recommended minimal monthly rental rate based on a square footage charge of \$1.97 (i.e. \$1.00 per square foot base rental rate plus \$0.97 per square foot for utilities, maintenance, custodial and security).

**Staff Report – Resolution Authorize Amend 36 Month
Lease Agreement with Volunteers of America
Neighborhood Center Facility – 600 North Alameda
February 6, 2018, page 2 of 4**

On June 20, 2017, the Council approved Resolution No. 24,590, which authorized the City Manager to enter into a thirty six (36) month (i.e. July 1, 2017 through June 30, 2020) lease agreement with Volunteers of America for the exclusive use of approximately 2,057 square feet of indoor space located at the northern end of the Neighborhood Center building at the monthly rental rate of One Dollar (\$1.00) per square foot - \$2,057.00 per month, waiving the City's cost recovery. Volunteers of America utilizes this space for offices for their support services staff.

STATEMENT OF THE ISSUE

Volunteers of America is a non-profit human services organization with a broad scope of support and services for all regardless of race, gender, age or religious preference.

Volunteers of America desires to provide more office space(s) for their staff and has requested that the City consider their request to amend the current lease agreement to provide an additional 922 square feet of indoor space at the current rental rate of One Dollar (\$1.00) per square foot for the remainder of the lease term. The current lease agreement provides the Volunteers of America with the exclusive use of the following indoor spaces within the Neighborhood Center facility (northern end of building):

LOCATION	USE	SIZE	SQUARE FEET
Room 1	Office	11' x 24'	264 S.F.
Room 3	Office	6' x 24'	144 S.F.
Room 6	Office	17' x 25'	425 S.F.
Room 7	Office	17' x 28'	476 S.F.
Room 9	Office	17' x 21'	357 S.F.
Room 10	Office	17' x 23'	391 S.F.

Total Current Exclusive Square Footage

2057 Square Feet

**Staff Report – Resolution Authorize Amend 36 Month
Lease Agreement with Volunteers of America
Neighborhood Center Facility – 600 North Alameda
February 6, 2018, page 3 of 4**

Below are the proposed square footage lease agreement changes:

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
Room 1	Office	11' x 24'	264 S.F.	
Room 2	Office	10' x 12'	120 S.F.	ADD
Room 3	Office	6' x 24'	144 S.F.	
Room 4	Office	10' x 11'	110 S.F.	ADD
Room 5	Office	17' x 31'	527 S.F.	ADD
Room 6	Office	17' x 25'	425 S.F.	
Room 7	Office	17' x 28'	476 S.F.	
Room 9	Office	17' x 21'	357 S.F.	
Room 10	Office	17' x 23'	391 S.F.	
Break Room		15' x 11'	165 S.F.	ADD

Total Exclusive Square Footage after Lease Amendment - 2979 Square Feet

It should be noted that the proposed additional square footage identified as Rooms 2, 4 and 5, above, are currently leased by tenant Shields for Families, however, Shields for Families desires to amend their current lease agreement to remove this square footage and add other spaces. Shields for Families request to the City Council will be presented by a separation resolution.

FINANCIAL IMPACT

Approval of the amendment to the current lease agreement at the requested \$1.00 per square foot for occupation of approximately 2,979 square feet of indoor office space will total \$2,979.00 per month in rental fees for use of the City's facilities.

#4.

**Staff Report – Resolution Authorize Amend 36 Month
Lease Agreement with Volunteers of America
Neighborhood Center Facility – 600 North Alameda
February 6, 2018, page 4 of 4**

RECOMMENDATION

Staff has no objection to Volunteers of America's request to rent additional square footage; however, staff is not authorized to offer to lease City-owned property wherein the terms sought by the prospective Tenant may vary from the requirements of the City's Leasing Policy; that is, waiver of City costs for maintenance, custodial, security, etc.; thus, staff makes no recommendation concerning this request. The decision is at the discretion of the City Council.

**VAN WILSON, DIRECTOR
GENERAL SERVICES DEPARTMENT**

APPROVED FOR FORWARDING:

**CECIL W. RHAMBO, JR.
CITY MANAGER**

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING LEASE
AGREEMENT BETWEEN THE CITY OF COMPTON AND VOLUNTEERS OF
AMERICA OF LOS ANGELES FOR ADDITIONAL OFFICE SPACE AT THE
NEIGHBORHOOD CENTER - 600 NORTH ALAMEDA STREET**

WHEREAS, the City of Compton owns certain real property located at 600 North Alameda Street, commonly known as the “Neighborhood Center” facility, which is used as a “shared occupancy” facility, offering indoor and outside space for leasing to outside agencies, organizations, and individuals; and

WHEREAS, in November 2012, the City implemented a City-wide leasing policy which specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the tenant and that the standard leasing rate for indoor floor space in a City-owned facility shall be *at least* One Dollar (\$1.00) *per square foot*; and

WHEREAS, additionally, proposed lease agreements are to address the costs incurred by the City for utilities, maintenance, repairs, security, etc. and at the Neighborhood Center location, staff has identified that cost to be ninety-seven cents (\$0.97) per square foot; thus, the cost to the City will be recovered in a recommended minimal monthly rental rate based on a square footage charge of \$1.97 for exclusive indoor spaces; and

WHEREAS, on June 20, 2017, the Council approved Resolution No. 24,590, which authorized the City Manager to enter into a thirty six (36) month (i.e. July 1, 2017 through June 30, 2020) lease agreement with Volunteers of America of Los Angeles (“Volunteers of America”) for the exclusive use of approximately 2,057 square feet of indoor space located at the northern end of the Neighborhood Center building at the monthly rental rate of One Dollar (\$1.00) per square foot - \$2,057.00 per month, waiving the City’s cost recovery; and

WHEREAS, Volunteers of America desires to provide more office space(s) for their staff and has requested that the City consider their request to amend the current lease agreement to provide an additional 922 square feet of indoor space at the current rental rate of One Dollar (\$1.00) per square foot for the remainder of the lease term.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. That the City Manager, upon the advice and approval of the City Attorney is hereby authorized to amend the existing three (3) year lease agreement between the City of Compton and Volunteers of America of Los Angeles to authorize the leasing of an additional 922 square feet of indoor space in the northern end of the Neighborhood Center facility (600 North Alameda Street, Compton) at the rental rate of One Dollar (\$1.00) per square foot for the remainder of the current lease agreement term (i.e. July 1, 2017 through June 30, 2020).

Section 2. That leasing of the additional 922 square feet of indoor space at the Neighborhood Center facility by Volunteers of America of Los Angeles is authorized to commence on February 1, 2018 and continue through June 30, 2020.

Section 3. That commencing February 1, 2018, the monthly lease rate shall be Two Thousand Nine Hundred Seventy Nine Dollars (\$2,979.00) – i.e. One Dollar (\$1.00) per square foot for the total 2,979 square feet in the northern end of the facility leased to Volunteers of America of Los Angeles.

Section 4. That Account No. 1001-000-000-3420 has been established to receive all facility lease payments.

Section 5. That a certified copy of this Resolution shall be filed in the offices of the City Manager (Security Division), City Clerk, City Controller, General Services and the City Attorney.

Section 6. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this ____ day of _____, 2018.

MAYOR OF THE CITY OF COMPTON

ATTEST:

CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF COMPTON)

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Resolution was adopted by the City Council of the City of Compton, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on this ____ day of _____, 2018.

That said Resolution was adopted by the following vote, to wit:

AYES: **COUNCILMEMBERS-**
NOES: **COUNCILMEMBERS-**
ABSTAIN: **COUNCILMEMBERS-**
ABSENT: **COUNCILMEMBERS-**

CITY CLERK OF THE CITY OF COMPTON

**AMENDMENT TO LEASE AGREEMENT
BETWEEN
CITY OF COMPTON AND
VOLUNTEERS OF AMERICA OF LOS ANGELES**
[Neighborhood Center Facility – Northern End]

This **AMENDMENT** is entered into by and between the **CITY OF COMPTON**, a municipal corporation of the State of California (hereinafter referred to as “**LANDLORD**”) and the **VOLUNTEERS OF AMERICA OF LOS ANGELES** (hereinafter referred to as “**TENANT**”), collectively, the “Parties.”

RECITALS

WHEREAS, pursuant to Resolution No. 23,362, adopted by the City Council of the City of Compton on June 20, 2017, the Landlord and Tenant entered into a Lease Agreement for the lease of approximately 2,057 square feet of indoor space located at the northern end of the Neighborhood Center facility located at 600 North Alameda Street, Compton, at the monthly rental rate of One Dollar (\$1.00) per square foot; and

WHEREAS, it is the desire of the Tenant to amend the current three (3) year lease agreement with the City to authorize the leasing of an additional 922 square feet of space in the northern end of the building at the rental rate of One Dollar (\$1.00) per square foot for the remainder of the lease agreement term (i.e. June 30, 2020); and

WHEREAS, by Resolution No. _____, adopted on the ____ day of _____ 2018, the City Council gave approval to amend the Lease Agreement with the Tenant add 922 square feet of indoor space, at the rental rate of One Dollar (\$1.00) per square foot, to the provisions of the current lease agreement.

NOW, THEREFORE, the parties do hereby mutually agree to amend the Lease Agreement as follows:

AMENDMENTS

1. The parties agree to amend **Section 1 – Premises** of the original Lease Agreement to provide an additional 922 square feet of indoor space for exclusive use by the Tenant. Commencing February 1, 2018 through June 30, 2020, the Tenant shall lease the following indoor square footage within the Site, located at the northern end of the building:

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
Room 1	Office	11' x 24'	264 S.F.	
Room 2	Office	10' x 12'	120 S.F.	ADD
Room 3	Office	6' x 24'	144 S.F.	
Room 4	Office	10' x 11'	110 S.F.	ADD

#4.

Amendment to Lease Agreement – Volunteer of America of Los Angeles
Neighborhood Center Facility – Northern End of Building
Resolution No. _____

LOCATION	USE	SIZE	SQUARE FEET	CHANGE
Room 6	Office	17' x 25'	425 S.F.	
Room 7	Office	17' x 28'	476 S.F.	
Room 9	Office	17' x 21'	357 S.F.	
Room 10	Office	17' x 23'	391 S.F.	
Break Room		15' x 11'	165 S.F.	ADD

Amended Total Exclusive Square Footage - 2979 Square Feet

2. The parties agree to amend **Section 3 – Rent** of the original Lease Agreement to provide that effective February 1, 2018 through June 30, 2020, the Tenant shall pay to Landlord as rent for said Premises hereof the sum of **Two Thousand Nine Hundred Seventy Nine Dollars (\$2,979.00)** per month, based on a rental rate of **One Dollar (\$1.00) per square foot** for each square foot of exclusive use of the above-identified indoor space. Lease payments shall be due in advance on the first day of each and every month of the term hereof. Any lease payment not received by the Landlord by the tenth (10th) day of the month will be deemed late and a late fee (penalty) in the amount of **Five Percent (5%)** will be charged.

3. Except as provided for above, all other terms and conditions of the original Lease Agreement and any amendments thereto between the Landlord and the Tenant all remain in effect.

IN WITNESS WHEREOF, the authorized representatives of the parties have executed this **AMENDMENT** to the **LEASE AGREEMENT** between the **CITY OF COMPTON** and **VOLUNTEERS OF AMERICA OF LOS ANGELES**.

**VOLUNTEERS OF AMERICA OF LOS ANGELES
TENANT**

By _____
Veronica Lara, Chief Operating Officer

Dated: _____

CITY OF COMPTON/LANDLORD
Recommended for Approval:

By _____
Van Wilson, Director
General Services Department

Dated: _____

Amendment to Lease Agreement – Volunteer of America of Los Angeles
Neighborhood Center Facility – Northern End of Building
Resolution No. _____

Approved by:

By _____
Cecil W. Rhambo, Jr., City Manager

Dated: _____

Approved as to form:

By _____
Craig J. Cornwell, City Attorney

Dated: _____

ATTEST:

Dated: _____

By _____
Alita Godwin, City Clerk

Attachments: Resolution No. _____
Diagram of Premises

RESOLUTION SIGN-OFF FORM

DEPARTMENT: General Services

RESOLUTION TITLE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND VOLUNTEERS OF AMERICA OF LOS ANGELES FOR ADDITIONAL OFFICE SPACE AT THE NEIGHBORHOOD CENTER - 600 NORTH ALAMEDA STREET

Van Wilson
DEPARTMENT MANAGER’S SIGNATURE

1/18/2018 4:26:06 PM
DATE

REVIEW / APPROVAL

Ruth Rugley
CITY ATTORNEY

1/30/2018 10:35:32 AM
DATE

Nita McKay
CITY CONTROLLER

1/29/2018 7:39:53 PM
DATE

Cecil Rhambo
CITY MANAGER

1/29/2018 12:29:03 PM
DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney’s review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

February 6, 2018

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

**FROM: VAN WILSON, DIRECTOR
GENERAL SERVICES DEPARTMENT**

**SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
COMPTON AUTHORIZING THE CITY MANAGER TO EXECUTE
A MULTI-YEAR LEASE AGREEMENT BETWEEN THE CITY OF
COMPTON AND THE COMPTON LOCAL HOUSING AUTHORITY
FOR OFFICE SPACE AT THE CAREERLINK FACILITY**

SUMMARY

City Council will consider a request from the Compton Local Housing Authority (“Authority”) to enter into a sixty (60) month (i.e. December 1, 2017 through November 30, 2022) lease agreement for use of approximately 3,337 square feet of dedicated indoor office space within the Compton CareerLink facility.

BACKGROUND

The City of Compton owns certain real property located at 700 North Bullis Road, commonly known as the “CareerLink” facility. This property is used as a “shared occupancy” facility in that it houses certain City administered services in addition to offering indoor spaces for leasing to outside agencies, organizations and individuals.

Pursuant to guidance of the City Council, in November 2012, the City Manager implemented a City-wide leasing policy which mandates that City-owned facilities and/or property *shall not* be leased without first obtaining proper authorization from the City Council (i.e. an adopted resolution) and execution of a written lease agreement [City of Compton Standard Operating Manual, Policy 4.17(A)]. In addition to other matters, the Policy specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the Lessee and that the standard leasing rate for indoor floor space in a City-owned facility shall be **at least One Dollar (\$1.00) per square foot.**

In addition to the base rental rate of \$1.00 per square feet, proposed lease agreements are to address the costs incurred by the City for utilities, maintenance and repairs, custodial and general security. At the CareerLink location, staff has identified that cost to be ninety-seven cents (\$0.97) per square

#5.

**Staff Report – Resolution Authorizing Lease
CareerLink Facility (3,337 Square Feet)
Compton Local Housing Authority
January 23, 2018, page 2 of 4**

foot. Thus, costs to the City will be recovered in a recommended minimal monthly rental rate based on a square footage charge of \$1.97 (i.e. \$1.00 per square foot base rental rate plus \$0.97 per square foot for utilities, maintenance, custodial and security).

STATEMENT OF THE ISSUE

The Housing Authority is responsible for providing service to residents with housing needs and ensuring that these residents are offered decent, adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.

Pursuant to Resolution No. 24,452, adopted by the City Council on October 18, 2016, the City entered into a twelve (12) month lease agreement with the Housing Authority for the lease of approximately 3,337 square feet of indoor space within the CareerLink facility at the rental rate of \$1.97 per square foot of exclusive space. The lease expired on November 30, 2017, converting the term to a month-to-month lease. The Housing Authority desires to renew the lease agreement for the same spaces within the CareerLink facility for a term of sixty (60) months, retroactive from December 1, 2017 through November 30, 2022 at the City's leasing policy recommended rental rate of \$1.97 per square feet of exclusive-use space.

Thus, the proposed lease agreement renewal will provide the Housing Authority with exclusive use of the following indoor spaces within the CareerLink facility:

Ten (10) Office Spaces	Approx. 1,560 sq. feet total
------------------------	------------------------------

Office H1	--	156 sq. feet
Office H2	--	143 sq. feet
Office H3	--	143 sq. feet
Office H4	--	182 sq. feet
Office H5	--	156 sq. feet
Office H6	--	156 sq. feet
Office H7	--	168 sq. feet
Office H8	--	156 sq. feet
Office H9	--	144 sq. feet
Office H10	--	156 sq. feet

One (1) File Room	Approx.	449 sq. feet
One (1) Break Room	Approx.	221 sq. feet

**Staff Report – Resolution Authorizing Lease
CareerLink Facility (3,337 Square Feet)
Compton Local Housing Authority
January 23, 2018, page 3 of 4**

One (1) Conference Room	Approx.	264 sq. feet
Storage Room	Approx.	84 sq. feet
Entrance/Lobby Area	Approx.	169 sq. feet
Hallways/Corridors	Approx.	590 sq. feet total

Hall 1 – 104 sq. feet
Hall 2 -- 78 sq. feet
Corridor 1 -- 276 sq. feet
Corridor 2 -- 132 sq. feet

Total Exclusive Square Footage 3,337 sq. feet

FINANCIAL IMPACT

During the Lease term, LHA shall pay the sum of **Six Thousand Five Hundred Seventy Three Dollars and Eighty-Nine Cents (\$6,573.89)** per month, based on a rental rate of **One Dollar and Ninety-Seven Cents (\$1.97) per square foot**.

ALTERNATIVE

The City Council has discretion to choose among a number of options.

1. Authorize the City Manager to enter into a lease agreement with the Compton Local Housing Authority:
 - a. For the 60 months requested or offer a lesser term.
 - b. For the recommended City policy rates (i.e. \$1.97 per square foot per month = \$6,573.89 per month) or for some other rental rate.
2. Reject the request to enter into a lease agreement for this space by the Compton Local Housing Authority.

#5.

Staff Report – Resolution Authorizing Lease
CareerLink Facility (3,337 Square Feet)
Compton Local Housing Authority
January 23, 2018, page 4 of 4

RECOMMENDATION

Staff makes no recommendation concerning this request other than compliance with the City's policy. The decision is at the discretion of the City Council.

**VAN WILSON, DIRECTOR
GENERAL SERVICES DEPARTMENT**

APPROVED FOR FORWARDING:

**CECIL W. RHAMBO, JR.
CITY MANAGER**

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
COMPTON AUTHORIZING THE CITY MANAGER TO EXECUTE A
MULTI-YEAR LEASE AGREEMENT BETWEEN THE CITY OF
COMPTON AND THE COMPTON LOCAL HOUSING AUTHORITY
FOR OFFICE SPACE AT THE CAREERLINK FACILITY**

WHEREAS, the City of Compton owns certain real property located at 700 North Bullis Road, also known as the CareerLink facility which is used as a “shared occupancy” facility in that it houses certain City administered services in addition to offering indoor spaces for leasing to outside agencies, organizations and individuals; and

WHEREAS, pursuant to guidance of the City Council, in November 2012, the City Manager implemented a City-wide leasing policy [Standard Operating Manual, Policy 4.17(A)], which mandates that City-owned facilities and/or property shall not be leased without first obtaining proper authorization from the City Council (i.e. an adopted resolution) and execution of a written lease agreement; and

WHEREAS, in addition to other matters, the Policy specifies that lease rates shall be based on the square footage of the area(s) subject to the exclusive use/occupation of the Lessee and that the standard leasing rate for indoor floor space in a City-owned facility shall be **at least One Dollar (\$1.00) per square foot**; and

WHEREAS, in addition to the base rental rate of \$1.00 per square feet, proposed lease agreements are to address the costs incurred by the City for utilities, maintenance and repairs, custodial and general security. At the CareerLink location, staff has identified that cost to be ninety-seven cents (\$0.97) per square foot, thus the cost to the City will be recovered in a recommended minimal monthly rental rate based on a square footage charge of \$1.97 (i.e. \$1.00 per square foot base rental rate plus \$0.97 per square foot for utilities, maintenance, custodial and security); and

WHEREAS, pursuant to Resolution No. 24,452, adopted by the City Council on October 18, 2016, the City entered into a twelve (12) month lease agreement with the Compton Local Housing Authority (“Housing Authority”) for the lease of approximately 3,337 square feet of indoor space within the CareerLink facility at the rental rate of \$1.97 per square foot of exclusive space; and

WHEREAS, the lease expired on November 30, 2017, converting the term to a month-to-month lease and the Housing Authority desires to renew the lease agreement for the same spaces within the CareerLink facility for a term of sixty (60) months, retroactive from December 1, 2017 through November 30, 2022 at the City’s leasing policy recommended rental rate of \$1.97 per square feet of exclusive-use space.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF
COMPTON DOES HEREBY RESOLVE AS FOLLOWS:**

Section 1. That the City Manager, upon the approval of the City Attorney is authorized to enter into a sixty (60) month lease agreement, effective retroactively from December 1, 2017 through November 30, 2022, with the Compton Local Housing Authority for the use of approximately 3,337 square feet of indoor space (as specified below) at 700 North Bullis Road, Compton (CareerLink facility), for general office use for their support services staffing.

Exclusive use of the following indoor spaces within the CareerLink facility:

Ten (10) Office Spaces Approx. 1,560 sq. feet total

- Office H1 -- 156 sq. feet
- Office H2 -- 143 sq. feet
- Office H3 -- 143 sq. feet
- Office H4 -- 182 sq. feet
- Office H5 -- 156 sq. feet
- Office H6 -- 156 sq. feet
- Office H7 -- 168 sq. feet
- Office H8 -- 156 sq. feet
- Office H9 -- 144 sq. feet
- Office H10 -- 156 sq. feet

- One (1) File Room Approx. 449 sq. feet
- One (1) Break Room Approx. 221 sq. feet
- One (1) Conference Room Approx. 264 sq. feet
- Storage Room Approx. 84 sq. feet
- Entrance/Lobby Area Approx. 169 sq. feet
- Hallways/Corridors Approx. 590 sq. feet total

- Hall 1 -- 104 sq. feet
- Hall 2 -- 78 sq. feet
- Corridor 1 -- 276 sq. feet
- Corridor 2 -- 132 sq. feet

Total Exclusive Square Footage 3,337 sq. feet

Section 2. That the monthly lease rate shall be One Dollar and Ninety- Seven Cents (\$1.97) per square foot for a total of Six Thousand Five Hundred Seventy Three Dollars and Eighty-Nine Cents (\$6,573.89) per month for the term of the Lease.

Section 3. That Account No. 1001-000-000-3420 has been established to receive all facility lease payments.

Section 4. That a certified copy of this Resolution shall be filed in the offices of the City Manager (Security Division), City Clerk, City Controller, General Services, CareerLink, Compton Local Housing Authority and the City Attorney.⁸

Section 5. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this ____ day of _____, 2018.

MAYOR OF THE CITY OF COMPTON

Resolution No. _____
Page 3

ATTEST:

CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF COMPTON)

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Resolution was adopted by the City Council of the City of Compton, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on the _____ day of _____, 2018.

That said Resolution was adopted by the following vote, to wit:

AYES: COUNCIL MEMBERS-
NOES: COUNCIL MEMBERS-
ABSTAIN: COUNCIL MEMBERS-
ABSENT: COUNCIL MEMBERS-

CITY CLERK OF THE CITY OF COMPTON

**LEASE AGREEMENT
BETWEEN
CITY OF COMPTON
AND
COMPTON LOCAL HOUSING AUTHORITY**

This **LEASE AGREEMENT** is entered into by and between the **CITY OF COMPTON**, a municipal corporation of the State of California (hereinafter referred to as "**LANDLORD**") and the **COMPTON LOCAL HOUSING AUTHORITY** (hereinafter referred to as "**TENANT**"), collectively, the "Parties."

RECITALS:

WHEREAS, the City of Compton ("Landlord"), has under its jurisdiction certain real property located at 700 North Bullis Road, Compton, California 90221, also known as the "CareerLink" facility (the "Site"); and

WHEREAS, on _____, 2018, the City Council adopted Resolution No. _____, and on _____, 2018, the Urban Community Redevelopment Commission adopted Resolution No. _____, which authorized the City Manager and the Executive Secretary, respectively, to enter into a lease agreement between the City of Compton and the Compton Local Housing Authority ("Tenant") for a period of sixty (60) months, commencing December 1, 2017 through November 30, 2022.

NOW, THEREFORE, Landlord and Tenant, for the consideration, terms and conditions herein described, mutually agree as follows:

WITNESSETH:

Section 1. Premises. The Landlord, for and in consideration of the performance of the covenants and agreements hereinafter contained to be kept and performed by the Tenant and upon the following terms and conditions, hereby leases to the Tenant, and the Tenant hereby hires and takes of and from the Landlord, those certain Premises situated in the City of Compton, County of Los Angeles, State of California, more particularly described as:

**The City of Compton CareerLink
700 North Bullis Road
Compton, California 90221**

[The "Site"]

Tenant shall lease/occupy approximately 3,337 square feet of indoor space within the building at the Site:

Ten (10) Office Spaces	Approx. 1,560 sq. feet total
------------------------	------------------------------

Office H1	--	156 sq. feet
Office H2	--	143 sq. feet
Office H3	--	143 sq. feet
Office H4	--	182 sq. feet
Office H5	--	156 sq. feet
Office H6	--	156 sq. feet
Office H7	--	168 sq. feet
Office H8	--	156 sq. feet
Office H9	--	144 sq. feet

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CareerLink Facility, 700 North Bullis Road
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Office H10 -- 156 sq. feet

One (1) File Room	Approx. 449 sq. feet
One (1) Break Room	Approx. 221 sq. feet
One (1) Conference Room	Approx. 264 sq. feet
Storage Room	Approx. 84 sq. feet
Entrance/Lobby Area	Approx. 169 sq. feet
Hallways/Corridors	Approx. 590 sq. feet total

Hall 1 -- 104 sq. feet
Hall 2 -- 78 sq. feet
Corridor 1 -- 276 sq. feet
Corridor 2 -- 132 sq. feet

Total Exclusive Square Footage 3,337 sq. feet

Tenant may also have access to and use of shared public spaces within the Site.

[The “Premises”]

Section 2. Term. This Lease shall be for a term of sixty (60) months, commencing on December 1, 2017 and shall terminate on November 30, 2022, unless extended or terminated as otherwise provided herein. This Lease shall supersede any previous Leases and/or agreements, written or oral.

Section 3. Rent. During the Lease term, the Tenant shall pay to Landlord as rent for said Premises hereof the sum of **Six Thousand Five Hundred Seventy Three Dollars and Eighty-Nine Cents (\$6,573.89)** per month, based on a rental rate of **One Dollar and Ninety-Seven Cents (\$1.97) per square foot** for each square foot of exclusive use indoor space. Lease payments shall be due in advance on the first day of each and every month of the term hereof. Any lease payment not received by the Landlord by the tenth (10th) day of the month will be deemed late and a late fee (penalty) in the amount of **Five Percent (5%)** will be charged.

Payments shall be remitted to:

General Services Department
City of Compton
205 South Willowbrook Avenue
Compton, California 90220
Attn: Director

Payable to: City of Compton
[Please identify your Lease Site on the payment]

[700 North Bullis Road/Housing Authority]

Section 4. Use of Premises. Tenant is entitled to use the Premises during normal building business hours (Mondays through Fridays, 7:00 p.m. to 6:00 p.m.), **(excepting City holidays)** for the following purpose(s) only:

Administrative Office of the Compton Local Housing Authority

Tenant shall not use the Premises for any other purposes without the prior written consent of the Landlord. Tenant shall not use the Premises for residential purposes or for any commercial purposes not stated herein. Tenant shall not use the Premises for the storage of unusable equipment or property or for the rental or storage of any type of equipment not integral

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to the purposes of the Program. Tenant shall not use the Premises in a manner so as to interfere with Landlord's use or equipment at the Site.

Use of Premises at Shared Site on City Holidays and Non-Business Hours

On those dates designated by the City Council as legal City holidays, the Site **(including the Premises)** shall be closed. If Tenant desires to use the Premises on a City holiday or during non-business building hours, Tenant shall pay the City the costs (e.g. employees' salary) of providing access to the Premises/Site and for provision of City security (if applicable).

Tenant shall provide written notification to the General Services Department a minimum of three (3) business days in advance of its desire to use the Premises on a City holiday or during non-business building hours. Tenant shall include the additional amounts owed in the next lease payment.

Section 5. Delivery of Premises. If Landlord, for any reason, cannot deliver the Premises described above to Tenant at the commencement of the term hereof, Landlord shall not be liable to Tenant for any loss or damage resulting therefrom and Tenant at Tenant's option, may declare this Agreement to be null and void.

Section 6. Utilities and Other Services. Landlord agrees to furnish the following utilities and services at Landlord's expense during normal business hours:

- a. Electricity for normal lighting and power for office use. Special or additional electrical requirements over and above the standard for general office uses will be charged directly to Tenant.
- b. Heating/Cooling.
- c. Hot and cold water.
- d. Routine maintenance.
- e. General/shared security for the Site.

Any and all other types of utilities (e.g. telephone, cable, etc.) and services shall be at the sole expense and responsibility of the Tenant. Prior written approval shall be required for the installation of any utility and/or service that will involve physical alteration of the Premises and/or Site. Tenant shall reimburse Landlord for the cost of repairing any and all damages to the Premises and/or Site caused directly or indirectly by Tenant's utility or service provider or its equipment.

Landlord shall in no way be liable or responsible for any loss, damage or expense that Tenant may sustain or incur by reason of any change, failure, interference, disruption or defect in the supply or character of the utilities and services supplied to Premises and/or Site, unless directly caused by the active negligence or willful misconduct of the Landlord.

Section 7. Assignment and Subletting. Tenant agrees not to sublet the whole or part of the Premises, assign the Lease nor permit the use of the Premises by anyone other than the Tenant, its employees, business invitees, customers and patrons without in each case first securing the written consent of the Landlord. Any attempted assignment or subletting of this Lease without the written consent of the Landlord constitutes fraud and this Agreement shall be null and void.

Section 8. Alterations and Additions. Tenant shall not make any alterations or construct any additions or improvements in or on the Premises until the Landlord has approved the complete plans and specifications for the project. Once the Landlord has been provided with said

plans and specifications, Landlord shall have a review period of up to fifteen (15) business days before granting Tenant approval or disapproval of the project in writing. Landlord's approval of the project will be presumed if not provided within said fifteen (15) day period. Tenant shall, at the time of the request, specify if they desire to retain ownership and/or possession of the alteration, addition or improvement subject to plan review by Landlord at Tenant's expense.

Tenant shall have the right during the Lease Term, and any extension of renewal thereof, with Landlord's consent, which shall not be unreasonably withheld, to remodel and redecorate the Premises and to make such non-structural alterations, additions and improvements and to install personal property, trade fixtures, equipment and other temporary installations in and upon the Premises ("Alterations") as Tenant shall deem expedient or necessary for its purposes; provided that the same are made in a workmanlike manner utilizing good quality materials and provided further that such Alterations shall neither impair the structural soundness nor diminish the value of the Premises. All Alterations, whether installed by Tenant as Tenant Improvements or placed or installed on the Premises by Tenant thereafter, shall remain Tenant's property free and clear of any claim by Landlord. Landlord agrees that except for structural alterations, the Tenant may remove, during or at the expiration or other termination of the term of this Lease, or of any extension or holdover period thereof, as the case may be, personal property placed or installed in or upon the Site and/or the Premises by the Tenant or under its authority. Any personal property, improvements or additions not removed by Tenant within thirty (30) days after the end of the term, or any extension or holdover period thereof, shall automatically become the property of Landlord, subject to disposal at the discretion of the Landlord.

Tenant shall, at its sole cost and expense, be allowed to place its typical signage on the side of the Building on the Site and/or along the Site perimeter only upon the Landlord's advance written approval.

Section 9. Repairs and Maintenance.

a. Maintenance by Landlord. Landlord agrees that at all times it will maintain the structural portions of all improvements at the Site that exist on the Lease Commencement Date (collectively, the "Building"), including the foundation, floor/ceiling slabs, roof, exterior glass, parking areas, pavement, sidewalks, curbs, entrances, mechanical, electrical and telephone closets (collectively, "Buildings' Structures") and the mechanical, electrical, life safety, plumbing, and HVAC systems (collectively, "Buildings' Systems") in good working order, condition and repair. Notwithstanding anything in this Lease to the contrary, Tenant shall not be required to make any repair to, modification of, or addition to the Buildings' Structures and/or the Buildings Systems except and to the extent required because of Tenant's use of all or a portion of the Premises.

(1) Interruption of Essential Services. In the event that there is an interruption of essential building services that are supplied and maintained by the Landlord (e.g., fire and life safety, vertical transportation systems, utilities, HVAC, etc.), which materially interferes with the Tenant's use of the Premises, or any portion thereof, such that Tenant cannot reasonably conduct its business therein for a period in excess of five (5) business days, the Tenant's Rent shall be abated on a day-for-day basis proportionate to the amount of space in the Premises so affected. Tenant shall have a right to terminate this Lease in the event that such interruption continues for thirty (30) business days.

b. Maintenance by Tenant. Tenant shall maintain said Premises in good repair and tenable condition and in compliance with all health, safety and sanitation laws, ordinances and regulations of the State of California and local authorities throughout the term of the Lease. The Premises shall be kept free from any and all liens and charges on account of labor or materials used in connection to any work thereon.

Tenant shall repair any damage to the Site and/or the Premises caused by Tenant's installation and/or removal of its personal property, alterations, improvements or additions.

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(1) Tenant Repairs. Tenant agrees to repair any damages caused by Tenant, its employees, contractors, agents or invitees, negligently or otherwise, at its own expense, and maintain the Premises leased and to return said Premises to Landlord in as good order, repair and condition as the same were in at the commencement of this Lease, reasonable normal wear and tear, excepted. Tenant must obtain prior written approval from the Landlord, which approval will not be unreasonably or untimely withheld, prior to commencing any repairs to the leased Premises.

Unless otherwise required by law or expressly provided for within this Lease Agreement, Landlord shall have no liability to Tenant for any condition on the Premises leased herein and Tenant agrees that it has inspected the same, knows the condition and takes this Lease with the Premises in its present condition. Tenant agrees to hold the Landlord harmless from any and all liability arising out of or in connection with the use of the Premises leased herein by the Tenant, its agents, employees, business invitees, customers and patrons, except to the extent any such liability is attributable to Landlord's negligence or willful misconduct.

Section 10. Losses. Landlord shall not be responsible for losses or damage to personal property, equipment or materials of Tenant. Landlord will not keep improvements which are constructed or installed and owned by Tenant under the provisions of this Lease insured against fire or casualty, and Tenant will make no claim of any nature against Landlord by reason of any damage to the business or property of Tenant in the event of damage or destruction by fire or other cause, arising other than from or out of the gross negligence or willful misconduct of agents or employees of the Landlord in the course of their employment.

Section 11. Damage or Destruction. Landlord agrees that should the Site (or any portion thereof other than the Premises) be so badly damaged by earthquake or other violent action of the elements, or destroyed by fire or other casualty, so as to render them wholly unfit for Tenant's occupancy, than this Lease may be terminated immediately upon the happening of any such event, whereupon Tenant shall surrender the Premises and shall not be obligated for any further rental payment and Landlord shall refund any unearned rent paid in advance by Tenant, calculated at a daily rate based on the regular monthly rental.

In the event of any lesser damage by casualty, Landlord shall, at Landlord's cost and expense, promptly repair the same to the extent Landlord's insurance proceeds are made available to Landlord therefor and provided that (a) such repairs, in Landlord's reasonable good faith opinion, can be commenced within thirty (30) days of the event which necessitated the repair and restoration, unless it is not reasonably possible to commence repair and restoration within thirty (30) days from the date of such damage or destruction (without payment of overtime or other premiums) and (b) the cost of such repairs, in Landlord's reasonable good faith opinion, will not exceed 50% of the then replacement cost of the Site. If Landlord is not required to repair such damage or destruction, then Landlord shall, within 30 days from the date of such damage or destruction, either (i) notify Tenant in writing of Landlord's election to repair such damage or destruction, in which event Landlord shall promptly repair the same, or (ii) notify Tenant in writing of Landlord's election to immediately terminate this Lease, in which event this Lease is terminated effective as of the date of such damage or destruction. Tenant may terminate this Lease effective as of the date of any such damage or destruction if Tenant reasonably determines in its good faith opinion that such damage or destruction substantially impairs the satisfactory operation of the Tenant's operations by notifying Landlord in writing of Tenant's election to terminate not later than 30 days after the date of such damage or destruction.

Section 12. Hazard Materials. Tenant shall not use any Hazardous Materials in/on on Site or the Premises, except as necessary in the ordinary course of business and in full compliance with all Environmental Laws. Tenant will promptly notify Landlord of any release or presence of any Hazardous Material in/on the Premises of which Tenant becomes aware.

a. Remediation. If Hazardous Materials are released at the Site and/or Premises by Tenant, its agents, employees, or contractors, then Tenant is solely responsible for the removal and/or remediation of any Hazardous Materials to the extent required by governmental authorities in compliance with applicable Environmental Laws.

b. Indemnification. Tenant shall indemnify and hold Landlord harmless from and against any and all claims, actions, suits, proceedings, loss, liabilities, damages, fines, costs, or expense (including reasonable attorneys' fees, consultants' fees, investigation and laboratory fees, court costs, and litigation expenses), which arise from the presence of Hazardous Materials at the Site and/or Premises released by Tenant or its agents, employees, or contractors.

Section 13. Default. Tenant shall pay said rent to the Landlord without deduction, default or delay. In the event of the failure of Tenant to do so, or in the event of a breach of any other terms, covenants or conditions herein contained on the part of Tenant to be kept and performed and if such default continues for a period of thirty (30) days after receipt of written notice from Landlord to Tenant of such default, this Lease may be terminated. Landlord may not terminate the Lease if (a) Tenant cures the default within the thirty (30) day period after notice of default is given, or (b) the default cannot reasonably be cured within thirty (30) days after notice of default is given, but Tenant reasonably commences to cure the default within the thirty (30) day period and diligently and in good faith continues to cure the default. In the event of termination of this Lease, it shall be lawful for Landlord to reenter into and upon the Premises and every part thereof and to remove and store at Tenant's expense all property therefrom and to repossess and occupy the Premises. In addition thereto, Landlord shall have such other rights or remedies as may be provided for by law.

Section 14. Holding Over. In case Tenant holds over beyond the term herein provided with the consent, express or implied, of the Landlord, such tenancy shall be from month-to-month only, subject to the same terms and conditions of this Lease, but shall not be a renewal hereof. Such month-to-month tenancy shall be terminable on thirty (30) days written notice by either party to the other party.

Section 15. Cancellation Provision. Notwithstanding any other provisions contained herein, either party shall have the right to cancel this Lease, without cause, at anytime, upon ninety (90) days prior written notice to the other party.

Section 16. Landlord's Access. Tenant agrees to permit the Landlord or Landlord's authorized agents, upon reasonable advance notice, free access to the Premises at all reasonable times for the purpose of inspection of the Premises or for making necessary alterations, improvements or major repairs.

Section 17. Discrimination. The Tenant herein covenants by and for itself, its heirs, executors, administrator, and assigns, and all persons claiming under or through it that this Lease is made, accepted and subject to the following conditions:

That there shall be no discrimination against or segregation of any person or group of persons, on account of race, color, creed, religion, sex, marital status, national origin, or ancestry, the leasing, subleasing, transferring, use, occupancy, tenure, enjoyment of the Premises herein leased nor shall the Tenant itself, or any person claiming under or through it, establish or permit any such practice or practices of discrimination or segregation with referenced to the selection, location, number, use of occupancy, of tenants, subtenants, or vendees in the Premises herein leased.

Section 18. Indemnification. Tenant shall indemnify and save harmless the Landlord, its officials, officers, employees, agents and volunteers (collectively hereafter the "Landlord"), against any and all damages to property or injuries to or death of any person or persons, and

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shall defend, indemnify and save the Landlord from any and all liability and expense, including reasonable defense costs and legal fees, and claims, demands, suits, actions or proceedings of any kind or nature, including Workers' Compensation claims, of or by anyone whomsoever in any way resulting from or arising out of Tenant's, its employees, contractors, agents or invitees negligent or intentional acts in or on the Premises, or from conduct of Tenant, its employees, contractors, agents or invitees practice or business from any activity, work or things done.

This indemnification and hold harmless obligation does not extend to claims arising out of the sole negligence or willful misconduct of the Landlord.

Section 19. Partnership Disclaimer. Tenant and any and all agents of Tenant shall act in an independent capacity and not as officers or employees of the Landlord. Nothing herein contained shall be construed as constituting the parties herein as partners.

Section 20. Vacating Premises. Tenant shall, on the last day of said term or sooner termination of this Lease, peaceably and quietly leave, surrender and yield up to the Landlord, the Premises in good order, condition and repair, reasonable use and wear thereof and damage by acts of nature, excepted.

Section 21. Compliance with Laws. Tenant shall at its sole cost and expense, comply with all the laws and requirements of all municipal, county, state and federal authorities now in force, or which may hereafter be in force pertaining to the Premises and use of the Premises as provided by this Lease.

Section 22. Easements and Right-Of-Way. This Lease is subject to all existing easements and right of way. Landlord further reserves the right to grant additional public utility easements as may be necessary and Tenant hereby consents to the granting of any such easements. The public utility will be required to reimburse Tenant for any damages suffered by Tenant caused by the construction work on the easement area.

Section 23. Parking Access. Unless specifically provided herein, if off-street parking is provided at the Site of the Premises, Tenant, its employees and invitees may have equal access to non-restricted/non-reserved parking spaces provided to all tenants on a first-come, first-served basis.

Section 24. Relocation. Tenant acknowledges that Tenant, its employees, contractors, subordinates and assigns are not entitled to any Relocation Payment or Relocation Advisory Assistance due to their occupancy of the Premises.

Section 25. Failure to Perform. In the event of the failure, neglect or refusal of Tenant to do, or perform work, or any part thereof, of any act or thing in this Lease provided to be done and performed by Tenant, Landlord shall, at its option, have the right to do and perform the same, and Tenant hereby covenants and agrees to pay Landlord the costs thereof on demand.

Section 26. Binding on Successors. Each and all of the terms and agreements herein contained shall be binding upon and shall inure to the benefit of the successors in interest of the Landlord, and wherever the context permits or requires the successors in interest to the Tenant.

Section 27. Amendments. This Lease Agreement may be modified or amended only be written document executed by both Tenant and Landlord's City Manager and approved as to form by the City Attorney. Such document shall expressly state that it is intended by the parties to amend the terms and conditions of this Lease Agreement.

Section 28. Waivers. A waiver by either party to this Agreement of any breach of any terms, covenants or condition contained herein shall not be deemed to be a waiver of any

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subsequent breach of the same or any other term, covenant or condition contained herein, whether of the same or a different character.

Section 29. Governing Law and Severability. This Agreement shall be governed by and construed under the laws of the State of California. In the event of litigation between the parties, venue in state trial courts shall lie exclusively in the County of Los Angeles. In the event of litigation in a U.S. District Court, venue shall lie exclusively in the Central District of California, in Los Angeles.

Should any part of this Agreement be declared by a final decision by a court or tribunal of competent jurisdiction to be unconstitutional, invalid, or beyond the authority of either party to enter into or carry out, such decision shall not affect the validity of the remainder of this Agreement, which shall continue in full force and effect, provided that the remainder of this Agreement, absent the unexcised portion, can be reasonably interpreted to give effect to the intentions of the parties.

Section 30. Notices. All notices, demands or requests to be given under this Lease Agreement shall be given in writing and conclusively shall be deemed received when: (a) delivered personally, or (b) on the fifth day after the deposit thereof in the United States mail, postage prepaid, and addressed as hereinafter provided, or (c) one business day after send by facsimile transmission.

To LANDLORD:

**City of Compton
205 South Willowbrook Avenue
Compton, California 90220
Attn: Director, General Services Department
(310) 605-5553
(310) 605-1753 – fax.**

To TENANT:

**Compton Local Housing Authority
700 North Bullis Road
Compton, California 90221
Attn: Director
(310) 605-3080
(310) 605-3096**

Section 31. Entire Agreement. This Lease and any exhibits or attachments hereto and incorporated herein constitute the entire agreement of Landlord and Tenant. There are no agreements, terms, conditions or obligations other than those set forth herein. This Lease shall supersede all previous communications, representations or agreements, either verbal or written between Landlord and Tenant. This agreement may be modified only by written agreement signed by both Landlord and Tenant.

IN WITNESS WHEREOF, Tenant has executed this Lease and the Landlord, by its City Manager, who is authorized to do so, has executed this Lease.

Lease Agreement – Compton Local Housing Authority
CareerLink Facility, 700 North Bullis Road
December 1, 2017 thru November 30, 2022/[Resolution No. _____]

COMPTON LOCAL HOUSING AUTHORITY

TENANT

Recommended for Approval:

By _____
Delmonsha Green, Director
Compton Local Housing Authority

Dated: _____

Approved by:

By _____
Cecil W. Rhambo, Jr., Executive Secretary

Dated: _____

CITY OF COMPTON/LANDLORD

Recommended for Approval:

By _____
Van Wilson, Director
General Services Department

Dated: _____

Approved by:

By _____
Cecil W. Rhambo, Jr., City Manager

Dated: _____

Approved as to form:

By _____
Craig J. Cornwell, City Attorney

Dated: _____

ATTEST:

Dated: _____

By _____
Alita Godwin, City Clerk

RESOLUTION SIGN-OFF FORM

DEPARTMENT: General Services

RESOLUTION TITLE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO EXECUTE A MULTI-YEAR LEASE AGREEMENT BETWEEN THE CITY OF COMPTON AND THE COMPTON LOCAL HOUSING AUTHORITY FOR OFFICE SPACE AT THE CAREERLINK FACILITY

Van Wilson
DEPARTMENT MANAGER’S SIGNATURE

1/18/2018 4:26:12 PM
DATE

REVIEW / APPROVAL

Ruth Rugley
CITY ATTORNEY

1/30/2018 10:36:48 AM
DATE

Nita McKay
CITY CONTROLLER

1/29/2018 7:40:44 PM
DATE

Cecil Rhambo
CITY MANAGER

1/29/2018 12:48:42 PM
DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney’s review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

February 6, 2018

TO: MAYOR AND COUNCIL MEMBERS

FROM: CITY MANAGER, CECIL W. RHAMBO JR.

SUBJECT: REQUEST FOR FEE WAIVER FOR REPAST SERVICES FOR THE WIFE OF RICKEY IVEY

SUMMARY

Mr. Rickey Ivey and family has requested the use of City resources and the Dollarhide Center facilities to support the family during their time of bereavement.

BACKGROUND

June Godwin-Ivey, wife of Rickey Ivey, sister-in-law of the Compton City Clerk, and lifelong resident of Compton, passed away on January 27, 2018. The City has granted previous citizens the courtesy of using City facilities for repast services. Therefore, we are seeking the Mayor and City Council Member's approval to waive the fees for this repast.

STATEMENT OF THE ISSUE

The Ivey Family has requested the following:

- Use of the Community Center for repast services on Saturday, February 10, 2018 from 3:00 p.m. – 6:00 p.m.

FINANCIAL IMPACT

The costs to provide these requested services are \$866.12.

DEPARTMENT	COST
General Services 2 Custodian x \$30 per hour x 5 hours = \$300.00 (set-up and break-down)	\$300.00
Parks and Recreation DFD Community Center – \$125 per hour x 3 Hours = \$375.00	\$375.00
Security 1 Security Officer x \$47.78 per hour x 4 Hours = \$191.12	\$191.12
TOTAL	\$866.12

RECOMMENDATION

That Council approves the fee waiver associated with this request.

Cecil W. Rhambo Jr.
CITY MANAGER

February 6, 2018

TO: HONORABLE MAYOR AND CITY COUNCIL MEMBERS

FROM: CITY MANAGER

SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE CITY MANAGER'S OFFICE FISCAL YEAR 2017-2018 BUDGET TO REDUCE THE OPERATIONS AND MAINTENANCE BUDGET AND ADD THE POSITION OF ADMINISTRATIVE ANALYST II

SUMMARY

The City Council will consider adopting a resolution authorizing the City Manager to amend the City Manager's Office Fiscal Year 2017-2018 budget to reduce the Operations and Maintenance expenditures and add an Administrative Analyst II position for the remainder of Fiscal Year 2017-2018.

BACKGROUND

On July 5, 2017, the City Council adopted Resolution No. 24,601, which adopted the City Budget for Fiscal Year 2017-2018. During the current fiscal year, the City Manager has assessed the needs of the City Manager's Office and has determined the need for additional staff. The City Manager has identified the need to amend the City Manager's Department Fiscal Year 2017-2018 Budget.

STATEMENT OF ISSUE

There is a need for administrative and project support to the City Manager's Office. The City Manager requests the reduction of the City Manager's Department Fiscal Year 2017-2018 Operations and Maintenance Budget and the addition of an Administrative Analyst II position for the remainder of the 2017-2018 Fiscal Year. An Administrative Analyst II can handle the projects and assignments that require attention.

FINANCIAL IMPACT

The salary range for the Administrative Analyst II is Range 136E. The salary and benefits total \$31,575.00. The City Manager's Fiscal Year 2017-2018 Budget shall be amended to reduce Operations and Maintenance expenditures in the amount of \$31,575.00 as follows:

#7.

Staff Report – Resolution Amending 2017-18 FY Budget
Reduce CM Operations/Maintenance, Add Admin. Analyst II
February 6, 2018, page 2

REDUCE:

<u>Account Number</u>	<u>Object Code</u>	<u>Amount</u>
1001-510-000-4218	Other General Office	\$10,000.00
1001-510-000-4266	Contract Services	\$11,575.00
1001-510-000-4269	Other Contract Services	<u>\$10,000.00</u>
	Total	\$31,575.00

INCREASE:

<u>Account Number</u>	<u>Object Code</u>	<u>Amount</u>
1001-510-000-4101	Salary	\$28,830.00
1001-510-000-4180	FICA Contribution	\$ 488.00
1001-510-000-4190	Worker's Compensation	\$ 432.00
1001-510-000-4194	Life Insurance	\$ 111.00
1001-510-000-4195	Dental Insurance	\$ 628.00
1001-510-000-4196	Vision Insurance	\$ 192.00
1001-510-000-4197	Unemployment Insurance	\$ 217.00
1001-510-000-4198	State Disability Insurance	\$ 259.00
1001-510-000-4199	Medicare	<u>\$ 418.00</u>
	Total	\$31,575.00

There is no increase to the City Manager Fiscal Year 2017-2018 budget.

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution.

CECIL W. RHAMBO, JR.
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
AMENDING THE CITY MANAGER’S OFFICE FISCAL YEAR 2017-2018
BUDGET TO REDUCE THE OPERATIONS AND MAINTENANCE BUDGET
AND ADD THE POSITION OF ADMINISTRATIVE ANALYST II

WHEREAS, on July 5, 2017, the City Council adopted Resolution No. 24,601, which adopted the City Budget for Fiscal Year 2017-2018; and

WHEREAS, the City Manager has assessed the needs of the City Manager’s Office and has determined the need for additional staff; and

WHEREAS, there is a need for administrative and project support to the City Manager’s Office; thus, the City Manager requests a reduction of the City Manager’s Department Fiscal Year 2017-2018 Operations and Maintenance Budget and the addition of an Administrative Analyst II position for the remainder of the 2017-2018 Fiscal Year, which can handle the projects and assignments that require attention; and

WHEREAS, the salary range for the Administrative Analyst II shall be 136E and while there is no increase to the 2017-2018 Fiscal Year budget, there is a need to amend the City Manager’s Department Fiscal Year 2017-2018 budget.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES HEREBY RESOLVE:

Section 1. That the City Manager’s Fiscal Year 2017-2018 Budget shall be amended to reduce Operations and Maintenance expenditures and the addition of an Administrative Analyst II position.

Section 2. That the City Manager’s Fiscal Year 2017-2018 Budget shall be amended as follows:

REDUCE:

<u>Account Number</u>	<u>Object Code</u>	<u>Amount</u>
1001-510-000-4218	Other General Office	\$10,000.00
1001-510-000-4266	Contract Services	\$11,575.00
1001-510-000-4269	Other Contract Services	\$10,000.00
	Total	\$31,575.00

INCREASE:

<u>Account Number</u>	<u>Object Code</u>	<u>Amount</u>
1001-510-000-4101	Salary	\$28,830.00
1001-510-000-4180	FICA Contribution	\$ 488.00
1001-510-000-4190	Worker’s Compensation	\$ 432.00
1001-510-000-4194	Life Insurance	\$ 111.00
1001-510-000-4195	Dental Insurance	\$ 628.00
1001-510-000-4196	Vision Insurance	\$ 192.00
1001-510-000-4197	Unemployment Insurance	\$ 217.00
1001-510-000-4198	State Disability Insurance	\$ 259.00
1001-510-000-4199	Medicare	\$ 418.00
	Total	\$31,575.00

Section 3. That the salary range for the Administrative Analyst II shall be 136E.

Section 4. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

Section 5. That a certified copy of this Resolution shall be filed in the offices of the City Clerk, City Manager, City Controller and the Human Resources Department.

ADOPTED this ____ day of _____, 2018.

MAYOR OF THE CITY OF COMPTON

ATTEST:

CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF COMPTON)

I, Alita Godwin, City Clerk of the City of Compton hereby certify that the foregoing Resolution was adopted by the City Council of the City of Compton, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on this ____ day of _____, 2018.

That said Resolution was adopted by the following vote, to wit:

AYES: COUNCIL MEMBERS-
NOES: COUNCIL MEMBERS-
ABSTAIN: COUNCIL MEMBERS-
ABSENT: COUNCIL MEMBERS-

CITY CLERK OF THE CITY OF COMPTON

RESOLUTION SIGN-OFF FORM

DEPARTMENT: City Management

RESOLUTION TITLE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE CITY MANAGER'S OFFICE FISCAL YEAR 2017-2018 BUDGET TO REDUCE THE OPERATIONS AND MAINTENANCE BUDGET AND ADD THE POSITION OF ADMINISTRATIVE ANALYST II

Laurence Adams
DEPARTMENT MANAGER’S SIGNATURE

1/24/2018 12:33:37 PM
DATE

REVIEW / APPROVAL

Ruth Rugley
CITY ATTORNEY

1/29/2018 6:46:14 PM
DATE

Nita McKay
CITY CONTROLLER

1/24/2018 12:36:18 PM
DATE

Laurence Adams
CITY MANAGER

1/24/2018 12:34:22 PM
DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney’s review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

RESOLUTION SIGN-OFF FORM

DEPARTMENT: Public Works-Engineering

RESOLUTION TITLE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A SIX (6) MONTH EXTENSION OF THE AGREEMENT WITH CLEANSTREET SWEEPING SERVICES FOR CITYWIDE STREET SWEEPING SERVICES (\$256,846)

Wendell Johnson
DEPARTMENT MANAGER’S SIGNATURE

1/25/2018 5:37:05 PM
DATE

REVIEW / APPROVAL

Ruth Rugley
CITY ATTORNEY

2/1/201 5:19:17 PM
DATE

Nita McKay
CITY CONTROLLER

2/1/2018 8:16:05 AM
DATE

Cecil Rhambo
CITY MANAGER

1/29/2018 1:54:58 PM
DATE

Use when:	
Public Works:	When contracting for Engineering Services.
City Attorney:	When contracting for legal services; contracts that require City Attorney’s review.
Controller/Budget Officer:	Amending Budget; appropriating and/or transferring funds; adding and/or deleting positions; any resolution having account numbers.
Asst. City Manager/OAS:	All personnel actions.

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
AUTHORIZING THE CITY MANAGER TO ENTER INTO A SIX (6) MONTH
EXTENSION OF THE AGREEMENT WITH CLEANSTREET SWEEPING
SERVICES FOR CITYWIDE STREET SWEEPING SERVICES (\$256,846)**

WHEREAS, the City desires to remain compliant with the National Pollution Discharge Elimination System permit for trash removal compliance from the storm water system, which will alleviate the need for sweeper maintenance and ensures street sweeping is provided in a timely manner; and

WHEREAS, the City currently contracts with CleanStreet Sweeping Services (“CleanStreet”) to provide full-time City-wide street sweeping services; and

WHEREAS, prior to advertising for the solicitation of Request for Proposals for these required services, Department staff is currently conducting an overall service analysis of the City’s street sweeping service needs; and

WHEREAS, the contract with CleanStreet expired December 31, 2017, so in order to ensure that street sweeping services are not interrupted while the service analysis and advertisement occurs, staff recommends that Council authorize the City Manager to amend the contract with CleanStreet to retroactively extend the term of the agreement for a period of six (6) months (i.e. January 1, 2018 through June 30, 2018), and provide additional compensation in the amount of \$256,846.00; and

WHEREAS, funds for this expenditure are available in the Public Works Department’s Fiscal Year 2017- 2018 budget.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON DOES
HEREBY RESOLVE AS FOLLOWS:**

SECTION 1. That the City Manager, on the advice and approval of the City Attorney is hereby authorized to amend the street sweeping services agreement with CleanStreet Sweeping Services to extend the term for a period of six (6) months (i.e. retroactively from January 1, 2018 through June 30, 2018) and provide additional compensation in the amount of Two Hundred Fifty Six Thousand Eight Hundred Forty Six Dollars (\$256,846.00).

SECTION 2. That funds in the amount of \$256,846.00 are available in the Public Works Department’s 2017-2018 Fiscal Year budget in Account No. 2502-720-000-4269.

SECTION 3. That a purchase order is authorized to be established for CleanStreet Sweeping Services in the amount of \$256,846.00 for provision of full-time City-wide street sweeping services.

SECTION 4. That a copy of this Resolution shall be filed in the offices of the City Manager, City Controller, City Clerk, City Attorney and Public Works Department.

SECTION 5. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this _____ day of _____, 2018.

MAYOR OF THE CITY OF COMPTON

ATTEST:

CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
CITY OF COMPTON: ss

I, Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Resolution was adopted by the City Council, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on the _____ day of _____, 2018.

That said Resolution was adopted by the following vote to wit:

AYES: COUNCIL MEMBERS-
NOES: COUNCIL MEMBERS-
ABSENT: COUNCIL MEMBERS-
ABSTAIN: COUNCIL MEMBERS-

CITY CLERK OF THE CITY OF COMPTON

February 6, 2018

TO: MAYOR AND CITY COUNCIL MEMBERS

**FROM: WENDELL E. JOHNSON, P.E., (INTERIM) DIRECTOR
PUBLIC WORKS DEPARTMENT**

**SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON
AUTHORIZING THE CITY MANAGER TO ENTER INTO A SIX (6)
MONTH EXTENSION OF THE AGREEMENT WITH CLEANSTREET
SWEEPING SERVICES FOR CITYWIDE STREET SWEEPING
SERVICES (\$256,846)**

SUMMARY

Adoption of this resolution will authorize the City Manager to amend the street sweeping services agreement with CleanStreet Sweeping Services ("CleanStreet") to (retroactively) extend the term of the contract for a period of six (6) months (i.e. January 1, 2018 through June 30, 2018) and establish a purchase order in the amount of Two Hundred Fifty Six Thousand Eight Hundred Forty Six Dollars (\$256,846.00).

BACKGROUND

On September 24, 2013, pursuant to Resolution No. 23,833, City Council authorized the City Manager to enter into a three (3) year agreement, from October 1, 2013-September 30, 2016, with CleanStreet for full-time City-wide street sweeping services.

On July 6, 2016, Public Works Department ("Department") staff solicited Request for Proposals ("RFP") for full-time City-wide street sweeping services, with only one proposal/bid received. Since the City only received one bid, staff recommended, pursuant to Section 4.11.5 of the Compton Municipal Code, that the City Council reject the one bid submitted and re-advertise the services in order to obtain additional proposals for competitive bidding purposes. Due to the need for additional time to solicit RFP's for these services, on October 4, 2016, pursuant to Resolution No. 24,442, City Council authorized the City Manager to amend the original agreement with CleanStreet to extend the contract term for a period of six (6) months beginning October 1, 2016 through March 31, 2017 (i.e. 1st contract amendment) and provide additional compensation in the amount of \$256,846.00.

To ensure that street sweeping services continue uninterrupted until the end of the fiscal year, on April 19, 2017, pursuant to Resolution No. 24,557, City Council authorized the City Manager to amend the original agreement to further extend the contract term for a period of three (3) months, beginning April 1, 2017 through June 30, 2017 (2nd contract amendment) and provide additional compensation in the amount of \$128,422.88.

#8.

**Staff Report – Resolution Authorizing Contract
Extension (6 Mos.)/CleanStreet Sweeping Services
February 6, 2018, page 2**

In December 2016, Department staff solicited RFP's for the needed services, with three (3) bids received. However, at the July 6, 2017 meeting, staff requested that the Council reject the bids received and authorize the re-advertisement of the RFP package to require qualified street sweeping companies who desire to participate in the upcoming solicitation process to include in their proposal the cost of providing the use of new street sweeping equipment. Pursuant to Resolution No. 24,606, on July 6, 2017, Council rejected the bids received, authorized re-advertisement of the RFP and approved an amendment (3rd contract amendment) to the contract with CleanStreet to extend the term for a period of six (6) months (i.e. July 1, 2017 through December 31, 2017), and provide additional compensation in the amount of \$256,848.00.

STATEMENT OF ISSUE

Currently, Department staff is conducting an overall service analysis of the City's street sweeping service needs. In the meantime, staff is recommending that the City Council authorize the City Manager to amend the agreement to further extend the contract term for a period of six (6) months, effective retroactively from January 1, 2018 through June 30, 2018 (4th contract amendment) and provide additional compensation in the amount of \$256,846.00. This action would ensure that street sweeping services are not interrupted.

FISCAL IMPACT

Funds in the amount of \$256,846.00 are available in the Department's 2017-2018 Fiscal Year budget in Account No. 2502-720-000-4269.

ALTERNATIVE

The alternative is the inability to utilize CleanStreet services on a full-time basis. The City will be unable to provide current levels of service for Compton residents and stay in compliance with the National Pollution Discharge Elimination System permit.

RECOMMENDATION

Staff recommends the adoption of the attached Resolution.

**WENDELL E. JOHNSON, P.E., (INTERIM) DIRECTOR
PUBLIC WORKS DEPARTMENT**

APPROVED FOR FORWARDING:

**CECIL W. RHAMBO, JR.
CITY MANAGER**

**FOURTH AMENDMENT
TO
CITY-WIDE STREET SWEEPING SERVICES AGREEMENT
BETWEEN
CITY OF COMPTON
AND
CLEANSTREET SWEEPING SERVICES**

This **FOURTH AMENDMENT** to the Sweeping Services Agreement is made by and between the **CITY OF COMPTON**, a municipal corporation of the State of California (hereinafter referred to as "**CITY**") and **CLEANSTREET SWEEPING SERVICES** (hereinafter referred to as "**CONTRACTOR**").

RECITALS:

WHEREAS, the City desires to remain compliant with the NPDES permit for trash removal compliance from the storm water system which will alleviate the need for sweeper maintenance and ensures street sweeping is provided in a timely manner; and

WHEREAS, the City currently contracts with CleanStreet Sweeping Services ("CleanStreet") to provide full-time City-wide street sweeping services; however, the contract expired December 31, 2017, so in order to ensure that street sweeping services are not interrupted while the City staff conducts a service analysis of sweeping service needs and solicitation of bids for the service, the parties desire to amend the contract with CleanStreet to extend the term of the agreement for a period of six (6) months (i.e. January 1, 2018 through June 30, 2018) and provide additional compensation in the amount of \$256,846.00; and

WHEREAS, by Resolution No. _____, adopted on the ____ day of _____, 2017, the City Council gave approval to amend the original Agreement to extend the contract term for a period of six (6) months and provide additional compensation in the amount of \$256,846.00.

NOW, THEREFORE, Contractor and City, for the consideration, terms and conditions herein described, do hereby mutually agree to amend the original Agreement as follows:

AMENDMENTS:

1. The parties agree to amend **Section 2 – Compensation** of the original Agreement (and any amendments thereto) to provide compensation for full-time City-wide street sweeping services; as specified in the original Agreement; to be performed during this six (6) month extension period (i.e. January 1, 2018 through June 30, 2018) in the not-to-exceed amount of **Two Hundred Fifty Six Thousand Eight Hundred Forty Six Dollars (\$256,846.00)**.

2. The parties agree to amend **Section 3 – Term of Agreement** of the original Agreement (and any amendments thereto) to extend the term of the Agreement for a period of six (6) months, beginning retroactively from January 1, 2018 through June 30, 2018, unless terminated earlier as provided therein.

3. Except as provided for above, all other terms and conditions of the original Agreement and any amendments thereto between the City and the Contractor all remain in effect.

IN WITNESS WHEREOF, the authorized representatives of the parties have executed this **FOURTH AMENDMENT** to the above-identified **STREET SWEEPING SERVICES AGREEMENT**.

**CLEANSTREET SWEEPING SERVICES
CONTRACTOR**

Dated: _____

By _____
Jere Costello, Chief Executive Officer

**CITY OF COMPTON
Recommended for Approval:**

By _____
Wendell E. Johnson, P.E., (Interim) Director
Public Works Department

Dated: _____

Approved by:

Dated: _____

By _____
Cecil W. Rhambo, Jr., City Manager

Approved as to form:

By _____
Craig J. Cornwell, City Attorney

Dated: _____

ATTEST:

Dated: _____

By _____
Alita Godwin, City Clerk

WARRANTS APPROVED BY COUNCIL

<u>Warrant #</u>	<u>Date</u>	<u>Name</u>	<u>Services Provided</u>	<u>Amount</u>	<u>Amount Paid Year to Date</u>
243292	1/23/18	Tetra Tech Inc	Implementation of groundwater assessment work plan	\$1,631.06	\$23,942.54
Requested by City Manager					
243453	1/31/18	All Contractors West Inc	Emergency repair construction services at 600 N Alameda	\$13,821.62	\$13,821.62
Requested by General Services					

I hereby certify that the above demands in the amount of **\$15,452.68** were approved at a regular meeting of the City Council or reject _____ as of February 6, 2018.

Council Member

Council Member

City Manager

I hereby certify that the Finance Committee at a regular meeting of the City Council on February 6, 2018 allowed the above demands.

Alita Godwin
City Clerk



TETRA TECH BAS

CUSTOMER NO:

64226

2017 DEC 18 PM 4:08

BILL TO: CITY OF COMPTON
ATTN: ATTN: ACCOUNTS PAYABLE
205 SOUTH WILLOWBROOK AVENUE
COMPTON, CA 90220

INVOICE NUMBER: 51260575
INVOICE DATE: 12/12/2017
SERVICES THROUGH: 12/08/2017
FEDERAL TAX ID#: 95-3983702
TERMS: NET 30
CLIENT REF:

PROFESSIONAL SERVICES:

INVOICE

PROJECT NUMBER	197-2017-0008	MLKTC GW ASSESSMENT
TASK#	DESCRIPTION	
100	GW ASSESSMENT	\$1,631.06
		\$1,631.06

TOTAL AMOUNT DUE THIS INVOICE: **\$1,631.06**

Okay to Pay

I hereby certify that the amount due is correct and just and
that payment therefore has not been received.

REMIT PAYMENT TO:
PO BOX 912235
DENVER, CO 80291-2235

Please note the invoice number on your payment. Interest will be charged on all past-due amounts per contract terms.

1360 VALLEY VISTA DRIVE, DIAMOND BAR, CA 91765 - (909)860-7777 FAX (909) 860-8017 197-TTBAS TASK SUM (TOP TASK)

#9.

ALL CONTRACTORS WEST INC.

September 5, 2017

INVOICE # CC-90517600

FROM		TO	
Contractor	All Contractors West Inc.	Recipient	City of Compton
Contrc. Lic. B	1001676	Address	205 S. Willowbrook Ave Compton, CA 90220
Address	PO Box 257 Compton, CA 90223	Phone	310-605-5519
Phone	909-938-1445	PO#	
Email	Maria.rosario.acw@aol.com	Fax	310-609-1753
Contact Person	Maria Rosario	Email	vwilson@comptoncity.org
		Contact Person	Van Wilson

Qty	Date	Description	Unit	Unit Price	Line Total
3	8/24/17	Laborers	24	\$55.08	\$1,321.92
3	8/25/17	Laborers	24	\$55.08	\$1,321.92
3	8/28/17	Laborers	24	\$55.08	\$1,321.92
2	8/29/17	Laborers	16	\$55.08	\$881.28
2	8/30/17	Laborers	16	\$55.08	\$881.28
2	8/31/17	Laborers	16	\$55.08	\$881.28
1	8/29/17	Carpenter	8	\$58.05	\$464.40
2	8/30/17	Carpenter	16	\$58.05	\$928.80
2	8/31/17	Carpenter	16	\$58.05	\$928.80
2	9/1/17	Carpenter	16	\$58.05	\$928.80
1	9/4/17	Carpenter	8	\$58.05	\$464.40
3	9/1/17	Painter	24	\$30.25	\$726.00
4	9/4/17	Painter	32	\$30.25	\$968.00

Qty.	Date	Description	Unit	Unit Price	Line Total
		15% Profit/Overhead			\$1,802.82
				Subtotal	\$13,821.62
Total					\$13,821.62

Work includes the following:

- Cleanup, removal of trash, and relocation of furniture to the "Blue Room" in rooms 17, 18, 19, 20, 21, 22, 23, 25, 26, 27, 28, 29, 30, 31, 32, Utility Room, Lobby, Lunch Room, Small Kitchen, Kitchen Prep Area, Commercial Kitchen, Utility Room, Men and Women Rest Rooms, Storage Rooms, Telephone Rooms, Security Office. Also included is sanitizing of all surfaces.
- Demo and reinstallation of hard lid ceilings in rooms 12, 13, 14, 15, and security office. Miscellaneous patching, taping, coating and floating of walls and ceilings.
- Painting in rooms 8, 11, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, and Corridors 1, 2, and 3

Thank you for your business!

Okay to Pay Invoice

General Services Director

ALL CONTRACTORS WEST INC.

PO Box 257 Compton, CA 90223

Contrc. Lic. B# 1001676

Tel: 909-938-1445

Email: acw.inc@aol.com

