Members of the public may address the City Council on any item shown on the agenda or matter of the Council's authority after completion of "Request to Address the Council Form" available in the lobby of the Council Chambers. This form must be completed 15 minutes prior to the scheduled meeting time. Pursuant to Section 54957.5 of the California Government Code, Any writings (Except for those writings which are exempt from disclosure) which are distributed to all or a majority of the members of the City Council are available for public inspection in the lobby of the City Council Chambers and in the office of the City Clerk during regular business hours.

COMPTON CITY COUNCIL
AGENDA
04/19/2022
5:30 PM

Closed Session 4:30 P.M.
Public Meeting 5:30 P.M.

CITY COUNCIL CHAMBERS
205 SOUTH WILLOWBROOK AVENUE
COMPTON, CALIFORNIA 90220

OPENING

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

ROLL CALL

PUBLIC COMMENTS ON CLOSED SESSION AGENDA ITEMS

(Persons wishing to address the City Council on the Closed Session items may do so at this time. Comments are limited to one (1) minute per speaker and shall be limited to Closed Session agenda items)

CLOSED SESSION – 4:30 p.m.

CONFERENCE WITH LEGAL COUNSEL - PENDING LITIGATION
Michael Fletcher, et al. v. City of Compton, LASC Case No. BC670866
Demense Corp. v. City of Compton, LASC Case No. BC706202
Rodney Myers, et al. v. County of Los Angeles, et al. LASC Case No. BC680294
Jerry Durant v. City of Compton, LASC Case No. 22TCV09360
Kenneth Fountain, et al. v. City of Compton, LASC Case No. 20STCV11902
Bettye McCrea v. City of Compton, LASC Case No. 19STCV17627
Daniel Salazar, et al. v. City of Compton, USDC-Central District, Case No. 2:21cv0603PA(PVCx)
Mark Smith v. City of Compton, WCAB Case No.: ADJ 9193437
Pursuant to Government Code Section 54856.9(a)

RECESS TO CLOSED SESSION

OPENING

PUBLIC MEETING – 5:30 P.M.

REPORT ON CLOSED SESSION ACTION(S)

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. MARCH 8, 2022
   MARCH 15, 2022

CITY MANAGER

2. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON SUPPORTING ASSEMBLY BILL 2120 (WARD) WHICH WILL RESTORE PREVISOULY USED FORMULA TO DISTRIBUTE DEDICATED FEDERAL BRIDGE FUNDING FROM THE INFRASTRUCTURE INVESTMENT AND JOBS ACT (IIJA) TO STATE AND LOCAL PROJECTS

GENERAL SERVICES

3. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ESTABLISH A PURCHASE ORDER TO THE DUTHIE POWER SERVICES FOR THE MONTHLY RENTAL OF AN EMERGENCY GENERATOR TEMPORARILY LOCATED AT CITY HALL

REGULAR AGENDA

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

4. REMOVAL OF OFFICERS, COUNCIL MEMBERS, BOARDS/COMMISSIONS AND COMMITTEES

   ACCEPTING THE RESIGNATIONS (PERSONNEL BOARD)

   DEIDRE M. DUHART
   JAMES LIGGINS

5. APPOINTMENT(S) OF OFFICERS, COUNCIL MEMBERS, BOARDS/COMMISSIONS AND COMMITTEES

   PERSONNEL BOARD

CITY MANAGER'S REPORT

6. A REQUEST TO SCHEDULE PUBLIC HEARINGS TO ADOPT THE ENGINEERING REPORTS FOR THE COMPTON LIGHTING AND LANDSCAPE ASSESSMENT DISTRICT NO. 1 AND THE SEWER SERVICES CHARGES FOR FISCAL YEAR 2022-2023 **(May 24, 2022 at 5:35 p.m. and 5:40 p.m.)**

7. MUNICIPAL WATER DEPARTMENT - Shut-off Presentation

NEW BUSINESS

8. AN ORDINANCE OF THE CITY OF COUNCIL OF THE CITY OF COMPTON AMENDING SECTION 7-27 OF THE COMPTON MUNICIPAL CODE RELATING TO PROHIBITING SPECTATORS AT ILLEGAL SPEED CONTESTS, EXHIBITIONS OF SPEED, STREET RACES, STREET TAKEOVERS, SIDESHOWS, MOTORCYCLES STUNTING AND RECKLESS DRIVING EXHIBITIONS **(FIRST READING)**

9. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON SUPPORTING THE EFFORTS TO RESTORE THE NAME OF EMILY HART-HOLIFIELD ON THE COMPTON COLLEGE LIBRARY

10. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ISSUE A PURCHASE ORDER TO THE COUNTY OF LOS ANGELES TO REPAY UNSPENT MONEY FROM THE CENSUS 2020 EDUCATION AND OUTREACH ACTIVITIES GRANT ($53,549.16)

11. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON DECLARING ITS INTENTION TO INITIATE PROCEEDINGS TO VACATE A PORTION OF WEST COCOA STREET (60-FEET BY APPROXIMATELY 600-FEET), LOCATED BETWEEN SOUTH ACACIA AVENUE AND FORMERLY SOUTH OLEANDER AVENUE AND LOCATED ADJACENT TO 601 SOUTH ACACIA AVENUE (COMPTON HIGH SCHOOL CAMPUS), IN COMPTON (STREET VACATION NO. 20-002), AND SETTING A CITY COUNCIL PUBLIC HEARING DATE, TIME AND LOCATION ON THE PROPOSED STREET VACATION **(May 17, 2022 at 5:35 PM)**

12. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON APPROVING THE FISCAL YEAR 2021-2022 STREET MAINTENANCE AND REHABILITATION PROGRAM AS PART OF THE CITYWIDE ROAD REPAIR SERVICES PROJECT

13. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH AND ESTABLISH A PURCHASE ORDER FOR MIG, INC. FOR PREPARATION OF A COMPREHENSIVE CITYWIDE GENERAL PLAN UPDATE AND ENVIRONMENTAL IMPACT REPORT ($979,683)

14. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE MUNICIPAL WATER DEPARTMENT'S FISCAL YEAR 2021-2022 BUDGET AND APPROPRIATING SEVEN MILLION NINE HUNDRED EIGHTY-EIGHT THOUSAND DOLLARS ($7,988,000.00) OF AMERICAN RESCUE PLAN ACT FUNDS TO THE WATER DEPARTMENT'S CAPITAL BUDGET

COUNCIL COMMENTS

ADJOURNMENT

NEXT REGULAR MEETING: 4/26/2022 @ 5:30 PM

Visit our website at http://www.comptoncity.org

MARCH 8, 2022

The Compton City Council meeting was called to order at 5:40 p.m. by Mayor Emma Sharif in the Council Chambers of City Hall. The Moment of Silence Ceremony and the Pledge of Allegiance was led by Mayor Sharif.

ROLL CALL

Council Members Present – J. Bowers, L. Darden, Mayor E. Sharif
Council Members Absent – M. Chambers *(Entered at 6:50 p.m.),* **I. Galvan** *(Entered at 5:43 p.m.)*

Other Officials Present: E. Perrodin, A. Godwin, B. Mims, M. Antwine

PUBLIC COMMENTS ON AGENDA ITEMS AND NON-AGENDA MATTERS

Tia Walker raised concerns regarding the escalating violence in the City and noted that several children were robbed of their valuables while walking to school. Ms. Walker stated that the City Council is too quiet about what is going on in the City and further stated that the Compton Unified School District representatives are apathetic to what is taking place with the youth. Ms. Walker urge the City to offer youth empowerment programs in all four districts and invite Homeland Security, the CHP, and the Sheriff's Department to the City to teach children and parents what to look for and how to combat human trafficking. Ms. Walker emphasized that the high level of crime must be addressed immediately.

Benjamin Holifield, President/Founder of the Compton Business Chamber of Commerce, indicated that the City of Compton need a local newspaper. Mr. Holifield also stated that he would like to have his wife's name, Emily Hart-Holifield, restored to the Compton Community College Library.

Kevin Monk, SEIU Local 721, thanked the City Council and the City Manager on behalf of the labor union employees for approving the Essential Worker's Hero's Pay. Mr. Monk indicated that the City of Compton has set the standard for other small cities to approve Essential Worker's pay to the dedicated employees who worked every day throughout the pandemic and consistently came to work ready to stand and deliver.

John Reekstin, Olson Company, discussed the housing development and indicated that several community meetings were conducted to address the concerns of the community and further indicated that it was determined that there are no adverse impacts or health and safety issues caused by the project. Compton Fire Department reviewed the project relative to the necessary fire apparatus needed to address any emergencies. Mr. Reekstin noted that the 34 housing units are fully supported by the State and further detailed that the Olson Company will work with Careerlink to make jobs available to Compton residents. He further detailed that the project will create substantial economic benefits to the City and increase annual tax revenue. He then noted that the project will create temporary jobs and 39 permanent jobs. Mr. Reekstin detailed the amenities for the development and concluded by stating that the Company also plans to have personnel available seven days a week to handle any customer service/warranty issues and assured the Council that the Olson Company is fully committed to providing outstanding service to the residents of the City of Compton.

Hector Gomez spoke on behalf of Connecting Compton and provided an update on the operation of the organization and spoke about the Town Hall meeting they hosted in their attempts to be transparent and provide awareness of their services to the community and create a culture for residents to uplift and improve the lives of the residents of the community. Mr. Gomez indicated that he has started a petition and obtained over 600 signatures along with letters of support from State and community leaders and added that he will submit a proposal to the City for the Council's consideration.

Mr. Diaz also addressed the City Council in support of Connecting Compton and stated that their hope is to bring together the Black and Brown communities and unify the residents.

CONSENT AGENDA

APPROVAL OF MINUTES

1. FEBRUARY 8, 2022 ***(Approved)***

PUBLIC WORKS DEPARTMENT

2. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ISSUE A PURCHASE ORDER TO THE STATE WATER RESOURCES CONTROL BOARD FOR THE ANNUAL STORM WATER PERMIT FEES ($35,333.00) ***(Approved Resolution Number 25,621)***

On motion by Galvan, seconded by Darden, the consent agenda was approved by the following vote on roll call:

AYES: **Council Members – Galvan, Bowers, Darden, Sharif**
NOES: **Council Members – None**
ABSENT: **Council Members – Chambers**

REGULAR AGENDA

CITY MANAGER'S REPORT

3. POWER POINT PRESENTATION - STREET TAKERS AND CLOSURES OF MARIJUANA DISPENSARIES - Sheriff's Department

Compton Sheriff's Captain Clark LaTanya Clark, along with Special Assignment Operations (SAO) Team members **Sgt. Andrew Laos** and Special Assignment **Sgt. Samuel Orozco** provided a power point presentation regarding the illegal street takeovers and the closures of illegal marijuana dispensaries in the City.

Sgt. Laos indicated that street takeovers are basically the next phase that happens following street racing. In the case of illegal street takeovers, the perpetrators block off the entire highway, street or intersection. In the center of the intersections, vehicles perform a stunt known as drifting, with engines revving and tires spinning as the cars rotate in tight circles ('donuts'). Members of the crowd stand dangerously close to the vehicles as they spin on the verge of going out of control.

Social media websites are fueling the illegal street takeovers. Some websites are actually making money and providing funds to individuals for filming these events online. These filmed street takeovers are getting the most views by posting any event that exhibits civil disobedience is considered a plus and will increase viewership.

Sgt. Laos indicated over the past several months data collected including traffic stops, arrests, and towing of vehicles, suggests that the great majority of participants are not from this area. The California Highway Patrol and the Los Angeles Police Department recognize that most of the local takeovers are organized by crews in the Los Angeles City area.

Captain Clark indicated that she has met with officials from the California Highway Patrol to coordinate efforts to aggressively address this problem. Detectives from the Compton Sheriff's station have been successful in writing several warrants for the confiscation of vehicles used in street takeovers. Compton Sheriff's station personnel are working with City and County officials to create lasting solutions that will minimize, if not eliminate this criminal activity.

2021 Previous Efforts to Combat Street Takeovers

Arrests Made	Driver Vehicles Impounded	Spectators Cited	Spectator Vehicles Seized
2 Felony (Firearms) **53** Misdemeanors	**12**	**35**	**30**

Illegal Marijuana Dispensaries

There are approximately 26 marijuana dispensaries illegally operating in the City of Compton. In 2021, the Compton SAO Team served 11 Marijuana Dispensary Search Warrants yielding hundreds of pounds of marijuana and several firearms.

Search Warrants	**2022 Year-to-Date**
LASD Narcotics Bureau	2
Compton SAO Team	5
Total	**7**

Captain Clark indicated that the Sheriff's Department will continue to require the City's ongoing support to address and eradicate these illegal dispensaries.

NEW BUSINESS

4. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE FISCAL 2021-2022 BUDGET AND APPROVING A SIDE LETTER AGREEMENT BETWEEN THE CITY OF COMPTON AND THE AMERICAN FEDERATION OF STATE, COUNTY AND MUNICIPAL EMPLOYEES' UNION (AFSCME), LOCAL 2325, COMPTON MANAGEMENT EMPLOYEES' ASSOCIATION (CMEA) TO AUTHORIZE ESSENTIAL WORKER PAY UTILIZING AMERICAN RESCUE PLAN ACT FUNDS

It was moved by Galvan, seconded by Bowers, that the resolution be adopted

Councilmember Darden raised concerns regarding the disbursement dates and stated that all of the Union agreements should have been presented to the Council simultaneously to be fair to all of the employees.

Assistant City Manager Michael Antwine indicated that the City and the Unions have agreed to the terms and payment schedule of the Essential Work Pay disbursements.

Councilman Galvan commented that the employees should be rewarded for their dedication and further raised concerns that employees that leave City employment will not be eligible to receive the compensation.

Attorney Perrodin indicated that per the American Rescue Plan Act, employees must be employed by the City on the dates the payments are made.

There was further discussion among the Councilmembers relative to the amendments and the disbursement dates for the payments.

Resolution Number 25,622 entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE FISCAL 2021-2022 BUDGET AND APPROVING A SIDE LETTER AGREEMENT BETWEEN THE CITY OF COMPTON AND THE AMERICAN FEDERATION OF STATE, COUNTY AND MUNICIPAL EMPLOYEES' UNION (AFSCME), LOCAL 2325, COMPTON MANAGEMENT EMPLOYEES' ASSOCIATION (CMEA) TO AUTHORIZE ESSENTIAL WORKER PAY UTILIZING AMERICAN RESCUE PLAN ACT FUNDS'** was adopted by the following vote on roll call:

AYES: **Council Members – Chambers, Galvan, Bowers, Darden, Sharif**
NOES: **Council Members – None**
ABSENT: **Council Members – None**

5. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON ADOPTING GENERAL PLAN AMENDMENT CASE NO. 2021-002 CHANGING THE EXISTING LAND USE DESIGNATION FROM MIXED USE (MU) TO GENERAL COMMERCIAL (GC) FOR A PROPERTY LOCATED AT 250 NORTH CENTRAL AVNUE

It was moved by Chambers, seconded by Galvan, that the resolution be adopted.

Councilmember Bowers commented that the item should be presented to the new City Manager, since this will be his issue once he is on board.

Councilmember Darden commented that in Section 3 of Page 2, the resolution should be amended to state the word 'resolution' in place of the word 'ordinance.'

Councilman Galvan requested that the item be brought back to the City Council next week, to allow the incoming City Manager to address the item and further noted that this would also allow for the residents to have an opportunity to raise their concerns for the project.

Councilmember Darden then indicated that the item went before the Planning Commission which held a public hearing that provided and opportunity for community input.

Resolution Number 25,623 entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON ADOPTING GENERAL PLAN AMENDMENT CASE NO. 2021-002 CHANGING THE EXISTING LAND USE DESIGNATION FROM MIXED USE (MU) TO GENERAL COMMERCIAL (GC) FOR A PROPERTY LOCATED AT 250 NORTH CENTRAL AVNUE'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Darden, Sharif
NOES: Council Members – Bowers
ABSENT: Council Members – None
ABSTAIN: Council Members – Galvan

6. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON APPROVING TENTATIVE TRACT MAP NO. 83433 TO CREATE A 57 UNIT CONDOMINIUM MAP FOR THE PROPERTY LOCATED AT 250 N. CENTRAL AVENUE

On motion by Chambers, seconded by Galvan, **Resolution Number 25,624** entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON APPROVING TENTATIVE TRACT MAP NO. 83433 TO CREATE A 57 UNIT CONDOMINIUM MAP FOR THE PROPERTY LOCATED AT 250 N. CENTRAL AVENUE'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Darden, Sharif
NOES: Council Members – Bowers
ABSENT: Council Members – None
ABSTAIN: Council Members – Galvan

COUNCIL COMMENTS

Councilmember Chambers offered the following communications/announcements:

- Thanked Candace Laos, the Compton Advocates and everyone involved with the hugely successful Resource Fair recently held in the City.

- Invited the residents to attend a community meeting at Gonzales Park scheduled for March 10, 2022, starting at 6:00 p.m.

- Announced that Dodger's baseball will soon begin and invited parents to sign their children up to participate on the Dodger's Dream Team, who is currently accepting applications for youth between the ages of 5 and 18.

Councilmember Galvan offered the following communications/announcements:

- Invited the residents to attend his District 2 Town Hall meeting on Saturday, March 12, 2022, from 12:00 noon to 2:00 p.m. which will include free food and other essential goods and services to the community along with an opportunity to address the issues and concerns of the residents.

- Requested an update from the City Attorney regarding the organization that was operating out of Lueders park and whether they are required to make repairs at the site.

City Attorney Eric Perrodin replied that any organization utilizing Leuders park has vacated the site and added that General Services has changed the door locks at the facility.

(Councilman Galvan exited the meeting at 7:50 p.m.)

Councilmember Bowers offered the following communications/announcements:

- Commented that the Council should resolve to make combating crime a priority for the City of Compton, rather than housing developments.

- Requested that the Compton family pray for the Ukrainian Nation and all of those who have been affected by violence on the local, national and global level.

- Reminded the citizens that disasters can occur at any moment and further thanked the members of the Compton Emergency Preparedness Team for their dedicated service to the City and further announced that there will be a community-wide Team emergency training session on March 26, 2022, from 10:00 a.m. to 2:00 p.m. at YAL - 700 N. Alameda –contact: Alicia Thompson at 310-605-5612 for additional information.

- Reminded the community regarding the free Covid-19 testing site at Burrell MacDonald park---the site will operate weekly on Mondays and Fridays only beginning at 9:00 a.m. until supplies are exhausted the testing lab will use rapid testing kits and you could receive results in under 15 minutes.

Councilmember Darden offered the following communications/announcements:

- Commented that she met with the 125 Historical Society regarding their relocation, and added that they would like to donate a vintage Baby Grand Piano to the City of Compton to be housed at the Dollarhide Community Center and requested the City Council's support.

- Commented on the hugely successful Community Resource Fair recently held at Gonzales Park and thanked everyone involved with this wonderful affair—particularly all the wonderful vendors that participated.

- Announced that she along with her Liaison, Dean Jones, and Street Superintendent Damien Timmons surveyed the Artesia Bridge barricade and also the District 4 street conditions and noted the areas that need improvements.

- Informed the residents that she provided a letter of support for an amendment to the American Rescue Plan Act relative to funding and the Port of Los Angeles for job opportunities in the City of Compton.

- Informed the community that she is continuing to respond to issues and concerns raised by the residents.

Mayor Sharif offered the following communications/announcements:

- Mayor Sharif announced that Compton Community College will continue to provide free Covid-19 testing on Mondays from 11:00 a.m. to 7:30 p.m. and Tuesdays through Fridays from 8:30 AM to 5:30 PM on campus at the Student Health center.

- Mayor Sharif announced that the Los Angeles County Department of Health is offering free in-home Covid-19 vaccinations---please call: 833-540-0473 for additional information.

- Mayor Sharif thanked the community and the City Council members for their support and attendance at the Compton Resource Fair and added that it was an amazing event for the community including many organizations present to provide services to the community.

- Mayor Sharif invited the residents to have "Coffee with the Mayor" in partnership with the Latino Chamber of Commerce on March 26, 2022, beginning at 9:30 am. Residents will have the opportunity to present their issues and concerns to the Mayor and also have the opportunity to get vaccinated and also receive boosters to guard against Covid-19.

ADJOURNMENT

On motion by Chambers, seconded by Darden, the meeting was adjourned in memory of **Yolanda Davis, Margarita Miller, Rickey Stubberfield** and **John Horton** at 7:53 p.m. by the following vote on roll call:

AYES: **Council Members – Chambers, Bowers, Darden, Sharif**
NOES: **Council Members – None**
ABSENT: **Council Members – Galvan**

_____ _____

CITY CLERK OF THE CITY OF COMPTON **MAYOR OF THE CITY OF COMPTON**

MARCH 15, 2022

The Closed Session Compton City Council meeting was called to order at 4:35 p.m. by Mayor Emma Sharif in the Council Chambers of City Hall. The Moment of Silence Ceremony and the Pledge of Allegiance was led by Mayor Sharif.

ROLL CALL

Council Members Present – M. Chambers, I. Galvan Mayor E. Sharif
Council Members Absent – J. Bowers, L. Darden *(Both joined during closed session)*

Other Officials Present: E. Perrodin, A. Godwin, B. Mims, T. Thomas

CLOSED SESSION AGENDA ITEM

CONFERENCE WITH LEGAL COUNSEL - PENDING LITIGATION
Briana Smith, et al. v. City of Compton, LASC Case No. 18STCV01917
George Baldwin v. City of Compton, LASC Case No. 18STCV00656
Pursuant to Government Code Section 54856.9(a)

PUBLIC COMMENTS ON CLOSED SESSION AGENDA ITEM ONLY

There were no audience comments.

City Attorney Eric Perrodin requested a closed session for a conference with legal counsel regarding pending litigation in the cases of Briana Smith, et al. v. City of Compton, LASC Case No. 18STCV01917 and George Baldwin v. City of Compton, LASC Case No. 18STCV00656, pursuant to Government Code Section 54856.9(a).

On motion by Galvan, seconded by Chambers, closed session was approved by the following vote on roll call:

AYES: Council Members – Chambers, Galvan, Sharif
NOES: Council Members – None
ABSENT: Council Members – Bowers, Darden

RECESS TO CLOSED SESSION

On motion by Galvan, seconded by Chambers, the City Council recessed to closed session at 4:39 p.m. by the following vote on roll call:

AYES: Council Members – Galvan, Bowers, Sharif
NOES: Council Members – None
ABSENT: Council Members – Chambers, Darden

RECONVENE TO OPEN SESSION

On motion by Darden, seconded by Bowers, the City Council reconvened at 5:39 p.m. by the following roll call vote:

Council Members Present: - Bowers, Darden, Sharif
Council Members Absent: - Chambers, Galvan

REPORT OUT OF CLOSED SESSION

City Attorney Perrodin reported that there was no reportable action taken by the City Council during the closed session.

COMMENDATORY RESOLUTIONS/PRESENTATIONS

1. COMMEMORATIVE RESOLUTION – "AWARD OF EXCELLENCE"
   Dr. Eugene Allen, M.D. (Mayor Emma Sharif)

The Mayor and **City Council** presented the Award of Excellence and a commendation to **Dr. Eugene Allen** for his outstanding achievements, exemplary leadership and dedication to the Compton community.

Dr. Allen thanked the City Council and the Compton community for this outstanding honor and added that he is glad to be able to assist in keeping the residents of Compton strong and doing everything possible to keep everyone as uplifted and healthy as possible.

CITY COUNCIL PFRESENTATION TO FORMER CITY MANAGER RONERICK SIMPSON

The Mayor and **City Council** offered a commendation to Fire Chief and former City Manager Ronerick Simpson for his exemplary service to the Compton community and thanked him for a tremendous job well done.

Fire Chief Simpson commented that it was an honor to stand in as City Manager for the great City of Compton.

PUBLIC COMMENTS ON AGENDA ITEMS AND NON-AGENDA MATTERS

Benjamin Holifield, President/Founder of the Compton Business Chamber of Commerce, welcomed new City Manager Thomas Thomas and stated that his hopes are that Mr. Thomas will be the City's best City Manager. Mr. Holifield repeated his request that Emily Hart-Holifield's name be restored to the Compton Community College Library. He then announced that the City now has a Compton Boulevard beautification committee and further encouraged the City Council to improve the City Hall complex as well as the entire City of Compton. Mr. Holifield requested that those individuals interested in serving on the committee to contact him at: 310-920-7986.

Jacqueline Venters stated that she and many of the residents are very concerned regarding the misuse of City funds and alleged that the Chamber of Commerce was not qualified to receive critical funds to address the pandemic. Ms. Venters requested that the City provide financial disclosure regarding the Covid-19 funding and asserted that the Chamber must return the money they received. She further commented that the City Attorney and City Manager must review the City's contracts, particularly the ones relating to the new developments in the City. Ms. Venters concluded by urging the City to provide entertainment and other amenities for the residents.

Crystal Glass commented that the traffic signals on Alameda Street must be repaired and further requested that the City Council develop a plan of action to address the crime in the City and provide opportunities for the youth. Ms. Glass indicated that she has a program called 'Bridging the Gap between Youth and Parents' and added that the parents must also have a voice. Ms. Glass encouraged everyone to work together to make a positive change.

Missy Barber addressed the City's finances and stated that she received an unaudited report, however, she requested a financial report. Ms. Barber indicated that the residents need to know how much money is coming into the City and how the funds are being disbursed. Ms. Barber further stated that the Council must first clean up the City before allowing any new developments and provide transparency for the residents.

Joyce Kelly stated she has been in Compton for over 56 years and welcomed the new City Manager to Compton. Ms. Kelly urged the new City Manager to stand on his own two feet and pull the City out of the pits. She further urged the City Treasurer to provide transparency for the citizens and make certain that City funds are protected. Ms. Kelly concluded that the people of the community are hurting, and the City Council must provide for a safe, beautiful, clean and decent City.

Lynn Boone addressed agenda item Number 4 (Letter for Emily Hart Holifield) and indicated that the item should have been in the form of a resolution, rather than just a letter. She noted that Councilman Galvan has been requesting support for Emily Hart-Holifield's name being restored to the Compton College Library on several occasions. Ms. Boone suggested that the City Council and the residents review the City Charter which gives the Council the authority to set policy and make corrections. Ms. Boone raised concerns regarding the City's finances and indicated that the City is not transparent regarding how much money has been donated to the City of Compton. Ms.

Boone asserted that the residents demand drivable streets, better street lighting, clean drinking water and community safety.

CONSENT AGENDA

APPROVAL OF MINUTES

2. FEBRUARY 15, 2022 ***(Approved)***

WATER DEPARTMENT

3. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE ISSUANCE OF A PURCHASE ORDER FOR PAYMENT OF WATER SYSTEM ANNUAL FEES TO THE STATE WATER RESOURCES CONTROL BOARD ($38,889.22) ***(*Approved *Resolution Number 25,625)***

On motion by Galvan, seconded by Darden, the consent agenda was approved by the following vote on roll call:

AYES: **Council Members – Galvan, Bowers, Darden, Sharif**
NOES: **Council Members – None**
ABSENT: **Council Members – Chambers**

REGULAR AGENDA

CITY MANAGER'S REPORT

4. A LETTER OF SUPPORT FOR THE RESTORATION OF EMILY HART HOLIFIELD NAME ON THE COMPTON COLLEGE LIBRARY

It was moved by Galvan, seconded by Bowers, that the item be approved.

Councilman Galvan indicated that Emily Hart-Holifield was the first African American to serve on the College Board. The Compton Community College received funding and built a new library; however, the College did not restore Mrs. Holifield's name on the library marquee. Councilman Galvan indicated that the City Council should adopt a resolution in support of Ms. Emily Hart Holifield's name being restored at the Compton Community College Library.

Councilman Bowers agreed with Councilman Galvan that the City Council should send a resolution to the College in support of restoring Emily Hart-Holifield's name at the Compton Community College Library.

Councilmember Chambers stated that the City Council must respect the leadership of other legislative entities. Ms. Chambers then offered that the Councilmembers may offer letters of support under their Councilmatic district's letterhead, which would be more politically appropriate.

After further discussion, Councilman Galvan offered a motion to bring back a resolution in support of restoring Emily Hart-Holifield's name on the marquee at the Compton Community College Library. The motion was seconded by Bowers and approved by the following vote on roll call:

AYES: **Council Members – Galvan, Bowers, Darden, Sharif**
NOES: **Council Members – None**
ABSENT: **Council Members – None**
ABSTAIN: **Council Members – Chambers**

5. PRESENTATION - COMPONENTS OF PENSION AND OTHER POST-EMPLOYMENT BENEFITS LONG TERM LIABILITY - (City Controller)

City Controller Sharon Rahban offered a power point presentation regarding the Pension and Other Post Employment Retirement Benefits to address an Audit Finding regarding risk assessment. Controller Rahban provided the following totals:

JUNE 30, 2020	**Governmental Activities**	**Business-Type Activities**	**TOTAL**
LIABILITIES			
Net Pension Liabilities	$136,035,557	$6,021,555	$142,057,112
Other Post Employment Benefits Payable (OPEB)	$140,363,905	$9,188,166	$149,552,071

HOW DID WE ARRIVE AT THOSE FIGURES? CAN WE CONTROL ANY OF THESE COST DRIVERS?

Costs that Cannot Controlled

- Inflation Rates - The consultant's report used 2.5% but this will likely increase in the next report because of the current rate of inflation in the economy

- Medical Cost Inflation Rates - this affects the amount of Retiree Medical Insurance premiums covered by the City - this cannot be controlled, and it has never declined in the past thirty years

- Mortality Rates

Costs that may be Controlled

- Salary Increases and Number of Employees- Controllable through Negotiations and/or Organizational Structuring
- Pension Formula & Health Insurance Coverage – Controllable thru Negotiations
- Cost of Living Adjustments that are negotiated - Controllable thru Negotiations
- Rate of Return on Investment of Funds – Controllable up to a point

Rate of Return on Investment of Funds

- This is controllable to a degree
- The City will need to decide whether current investments designated for Retirement should be kept in LAIF or not
- Funds invested in LAIF (Local Agency Investment Fund) earn minimal returns on investment
  - Returns on Investment are used to pay for future obligations so when you earn less, you have less to use to pay your obligations

- Funds placed into an Irrevocable Trust and managed by a trustee are not required to be invested in LAIF and can earn higher returns on investment

- CalPERS rate of return on investments for the City's Annually Required Contributions for Retirement is currently assumed to be 7.15% as of the June 30, 2020, Audit Report

  - The City's obligation is sensitive to the rate of return on investment

City Controller Rahban indicated that she will continue to update the City Council and residents regarding the activities and achievements of the City Controller's Department.

The complete power point display is on file and available for review in the City Clerk's Office.

6. POWER POINT PRESENTATION - HOMELESS SERVICE PROVIDER UPDATE - Homeless Outreach Program Integrated Care System (HOPICS)

Kimberly McKenzie introduced members of the Homeless Outreach Program Integrated System (HOPICS) and additional Service Groups serving the City of Compton.

Veronica Lewis-Director, Marion Sanders-Deputy Director and **John Helyar-Associate Director** provided a power point presentation detailing their services.

HOPICS and Special Services Group (SSG) maintain a Multi-Service 33-year-old Nonprofit organizations. The target area is Los Angeles County - South Central LA, Compton, Lynwood and Paramount (6th Region of LA).

▶ HOPICS Operates in Three Major Systems of Care
- Re-entry Services
- Substance Use Disorder and other Outpatient Behavioral Health Services
- Housing and Homeless Services Provider in LA County

▶ HOPICS Team Composition
- Lived Expertise (addiction, justice involvement, homelessness and or mental health)
- Paraprofessionals
- Clinical Social Workers
- Primarily People of Color
- 340+ Employees

Homeless and Housing Scope – the Street Based Engagement in SPA 6 Seven Days a week with access to special Triage Centers that provide Interim Housing (Keeping 1200+ people off the street.)

Permanent Housing and Stability Programs provide for Street Based Engagement in SPA 6 Seven Days a week with access and Triage Centers, Interim Housing (keeping 1200+ people off the street); Rapid Re-Housing, Intensive Case Management Services (with housing subsidies), eviction prevention, family reunifications, Housing Authority Contracts (LACDA and HACLA) Long Term Subsidies and other critical services operated by 25 Subcontractor agencies.

The HOPICS team members detailed the Homeless and Housing Funders:

- LAHSA- 68%
- Dept of Health Services- 15%
- Dept of Mental Health- 0.4%
- Dept of Public Health- Substance Abuse Prevention and Control (SAPC)- 4%
- DCFS through LACDA- 0.76%
- Direct Funding from Municipalities (Cities of Lynwood and Los Angeles)- 1.5%
- Foundations and Other Sources- 10%

HOPICS Homeless Programs and Services in Compton

- Homeless and Housing Support
- Street Based Engagement/Outreach Services
- Family Solutions Center (Access Center)
- HOPICS subcontracts with SHIELDS for Families
- Family Solutions Center (Access Center)
- Interim Housing locations - Tropicana, Travel Plaza and Safe Parking
- Re-entry and Diversion
- Law Enforcement Assisted Diversion (LEAD)
- Reentry Intensive Case Management Services (R-ICMS)
- SUD Support and Navigation at Compton Courthouse (CENS)

- Office in Unincorporated *Compton* Area

HOPICS Compton Programs Summary - Since July 2020 to Present

- ❖ A total of **1,718** individuals were served by HOPICS programs (Interim Housing, Outreach services, and Re-entry Programs) located In Compton between July 2020-Feburary 2022 - **1432** Adults and **286** Children
- ❖ **437** individuals were supported through Interim Housing programs in Compton
- ❖ **330** individuals engaged in Outreach services in Compton
- ❖ **1233** individuals supported through our Re-Entry and Diversion Programs in Compton
- ❖ **313** individuals provided with diversion support at Compton Courthouse for substance use
- ❖ **205** Households were Permanently Housed
- ❖ Since 2019 **169** People who were living in Compton prior to becoming homeless served at all HOPICS locations

<u>Other HOPICS Resources and Events in Compton</u>

- COVID Vaccines Hosted at Travel Plaza
- COVID for Children Book Signing/ Concert hosted by Stevie Wonder's Wife featuring saxophonist Eric Darius @ Travel Plaza
- Supervisor Holly Mitchell @ Grand Opening of Travel Plaza
- Media coverage- MSNBC – in depth look at working homeless families featuring a family from Travel Plaza who is now permanently housed
- Collaboration with Girls Inc.- Served 12 girls
- Movie Night @ Travel Plaza in the outdoor space

<u>Family Solutions Center in Compton – HOPICS Subcontractor -SHIELDS</u>

- Screening/triage for direct services for the rapid re-housing programs for families, Case Management Services, Provides linkages/referrals/resources for homeless/housing services, including Eviction Prevention Referrals,
- Substance Treatment and Mental Health Services
- COVID-19 vaccine clinics through St. John's on site at location
- Employment Services
- Happy Period Vending machine for feminine products at on site location
- Hygiene kits—catered to Male/Female essential items
- Back packs/school supplies
- Motel vouchers, upon funding availability, MTA Tap cards/Gas cards, upon availability, Food Bank Resources, Furniture Resources, upon availability/outside of our SORS
- Clothing Resources/Clothing/Shoes giveaway other items
- Assistance with applying for ERAP/Emergency Rental Assistance Program
- Triage and Linkage support provided to approximately 40 households walk ins per month (480-500 annually)
- Triage and Linkage support provided to 300 household per month via phone (3,600 annually)

Ms. Lewis then indicated that HOPICS provides several Ancillary and Supportive Services to the community members in the City of Compton.

SUCCESS STORIES

1. Woman who was sleeping in a Laundry Mat in Compton is now permanently housed.
2. Family with two children referred by Compton Sherriff now off the street and safely in housing.
3. Man who was living on outdoors near the 91 Freeway and Santa Fe is now permanently housed.
4. Woman who was living outdoors near Alondra & Long Beach Blvd is now permanently housed.

LOOKING FORWARD

- Funding from Congresswoman Barragan's Office for Compton Access Center
- Finding a location in the center of Compton
- Working even more collaboratively with the City of Compton

The complete power point display is on file and available for review in the City Clerk's Office.

7. POWER POINT PRESENTATION - GENERAL PLAN UPDATE AND MIG PROPOSAL - Community Development Department

Robert Delgadillo, Planning Division, reported that Section 65300 of the California Government Code requires the City of Compton and every other every city and county in California to adopt a General Plan, which is the local government's long-term framework or "constitution" for future growth and development. The General Plan represents the community's view of its future and expresses the community's development goals.

The General Plan contains the goals and polices upon which the City Council and Planning Commission will base future land use decisions. California State law requires that each city adopt a general plan for the physical development of the City and any land outside its boundaries that bears relation to its planning." Typically, a general plan is designed to address the issues facing the city for the next 15-20 years.

The City's current 2010 General Plan, adopted in 1991, is obsolete and eleven (11) years out-of-date, leaving the City without up-to-date land use policy guidance. The current General Plan does not reflect the City's existing conditions as of 2022. The current General Plan does not include the new laws adopted by the State over the past 30 years.

The General Plan is made up of a collection of "Elements," or "Chapters", of which Eight (8) are mandated by the State of California. The Eight (8) state-mandated elements are:

1. Land use
2. Circulation
3. Open Space
4. Conservation
5. Housing
6. Safety
7. Noise
8. Environmental Justice

The City can incorporate additional Elements or Chapters into the General Plan:

1. Economic Development
2. Urban Design

The State allows cities to organize the order of the General Plan Elements or Chapters in any way they choose, as long as the required topics are addressed.

In 2021, the City was awarded a $400,000 from the Senate Bill 2 ("SB2") and LEAP grants from the U.S. Department of Housing and Urban Development ("HCD") to prepare the next Housing and Land Use Element updates. The purpose of both grants is to facilitate and promote the development of more housing through reduced government regulation and increased administrative review. Staff determined that it would be in the best interest of the City to use the SB2 and LEAP grant funds, combined with General Fund money and prepare a comprehensive General Plan Update and Program Environmental Impact Report ("EIR"), since the existing plan was out of date.

The proposed new General Plan Update will analyze, discuss and provide goals and policies for the following areas:

Land Use: Land uses that address the various needs of the city and compatibility of increased density and larger building forms adjacent to low density and other suburban densities and intensities. Transportation: improved safety and connections for people walking, cycling, driving and taking transit Housing: addressing the need for a variety of different additional housing types and income levels.

In early 2021, the City released and posted an RFP in the Compton Bulletin, on the City's website and the National APA RFP page seeking a qualified planning firm to prepare a completely new comprehensive General Plan. The RFP release period was from February 18, 2021, to April 15, 2021, (57 days). At the conclusion of the RFP release period, MIG was the only response proposal the City received.

Mr. Delgadillo concluded that MIG is very experienced in preparing General Plans and is a well-respected firm in the planning profession. After a review of their proposal and follow up questions, The City determined that MIG was more than qualified to prepare the City of Compton's next General Plan.

The complete power point display is on file and available for review in the City Clerk's Office.

NEW BUSINESS

8. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON SUPPORTING WOMEN'S HISTORY MONTH IN MARCH

On motion by Chambers, seconded by Darden, **Resolution Number 25,626** entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON SUPPORTING WOMEN'S HISTORY MONTH IN MARCH'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Galvan, Bowers, Darden, Sharif
NOES: Council Members – None
ABSENT: Council Members – None

9. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT AND ISSUE A PURCHASE ORDER TO FIRETRUCKS UNLIMITED FOR THE PURCHASE OF ONE (1) 2021 DODGE RAM 3500 DIESEL TYPE 1 AMBULANCE REMOUNT ($124,964.00)

On motion by Bowers, seconded by Darden, **Resolution Number 25,627** entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT AND ISSUE A PURCHASE ORDER TO FIRETRUCKS UNLIMITED FOR THE PURCHASE OF ONE (1) 2021 DODGE RAM 3500 DIESEL TYPE 1 AMBULANCE REMOUNT ($124,964.00)'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Bowers, Darden, Sharif
NOES: Council Members – None
ABSENT: Council Members – Galvan

10. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO RECEIVE AND FILE A DONATIONS POLICY

It was moved by Chambers, seconded by Darden, that the resolution be adopted.

City Controller Rahban explained that the proposed resolution will help minimize risk for the City and will assist the City with achieving 5 internal control framework elements: Control

Environment, Control Activities, Information and Communication, Monitoring and Risk Assessment.

Resolution Number 25,628 entitled '**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO RECEIVE AND FILE A DONATIONS POLICY'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Bowers, Darden, Sharif
NOES: Council Members – None
ABSENT: Council Members – Galvan

11. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO ADOPT A FISCAL SUSTAINABILITY PLAN

On motion by Chambers, seconded by Darden, **Resolution Number 25,629** entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO ADOPT A FISCAL SUSTAINABILITY PLAN'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Bowers, Darden, Sharif
NOES: Council Members – None
ABSENT: Council Members – Galvan

12. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO RECEIVE AND FILE INTERNAL CONTROL POLICIES RELATING TO BUDGETING AND GRANT MANAGEMENT PRACTICES

On motion by Chambers, seconded by Darden, **Resolution Number 25,630** entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO RECEIVE AND FILE INTERNAL CONTROL POLICIES RELATING TO BUDGETING AND GRANT MANAGEMENT PRACTICES**' was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Bowers, Darden, Sharif
NOES: Council Members – None
ABSENT: Council Members – Galvan

13. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO RECEIVE AND FILE INTERNAL CONTROL POLICIES RELATING TO GENERAL ACCOUNTING, BANK RECONCILIATION, AND CAPITAL (FIXED) ASSET PRACTICES

On motion by Darden, seconded by Chambers, **Resolution Number 25,631** entitled **'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON TO RECEIVE AND FILE INTERNAL CONTROL POLICIES RELATING TO GENERAL ACCOUNTING, BANK RECONCILIATION, AND CAPITAL (FIXED) ASSET PRACTICES'** was adopted by the following vote on roll call:

AYES: Council Members – Chambers, Bowers, Darden, Sharif
NOES: Council Members – None
ABSENT: Council Members – Galvan

COUNCIL COMMENTS

Councilmember Chambers offered the following communications/announcements:

- Thanked everyone for attending her 1st District Town Hall Meeting and further thanked all the wonderful panelist and attendees at her Women's Business panel discussion.

- Announced that Dodger's baseball will soon begin and invited parents to sign their children up to participate on the Dodger's Dream Team – they are currently accepting applications for youth between the ages of 5 and 18.

- Requested that the City take advantage of the CDBG grant opportunities for the non-profits of the City of Compton.

- Requested that the City Council meeting be adjourned in memory of **Stephanie M. Johnson** and **Michael Moore.**

Councilmember Galvan offered the following communications/announcements:

- Welcomed the new City Manager Thomas Thomas, Jr. to the City of Compton and thanked Fire Chief Ronerick Simpson for temporarily serving as City Manager.

- Requested that the City adopt a resolution in support of restoring Emily Hart-Holifield's name on the marquee at the Compton Community College Library.

- Requested that the City Council meeting be adjourned in memory of **Donald Anderson.**

Councilmember Bowers offered the following communications/announcements:

- Welcomed Thomas Thomas, Jr. to the City on behalf of the citizens of the 3rd District and wished him success in his tenure as City Manager.

- Recognized March as Women's History Month and further recognized the many extraordinary achievements and contributions of Women.

- Emphasized that disasters can occur at any moment and further thanked the members of the Compton Emergency Preparedness Team for their dedicated service to the City and further announced that there will be a community-wide emergency team training session on March 26, 2022, from 10:00 a.m. to 2:00 p.m. at the YAL Center, 700 N. Alameda –contact: Alicia Thompson at 310-605-5612 for additional information.

- Reminded the community of the free Covid-19 testing site at Burrell MacDonald park---the site will on Mondays and Fridays only beginning at 9:00 a.m. until supplies are exhausted -- the testing lab will use rapid testing kits.

Councilmember Darden offered the following communications/announcements:

- Commented that she met with Compton Community College President, Dr. Keith Curry, along with other officials and received a tour of the wonderful new buildings, gaming and sports complex, cosmetology school, one-stop registration center and the track and football field at the college.

- Commented on the wonderful community meeting hosted by the Compton Advocates held at Youth Build, which focused on education, action and unity --- Ms. Darden commented that she participated in a question-and-answer session whereby she was presented with 3 issues to address: (1) Schedule a Town Hall meeting with Senator Steven Bradford to discuss Accessory Dwelling Units (ADUs); (2) Look into the matter of a Compton newspaper vs. a Newsletter; (3) Change the election date to coincide with the election of the President of the United States.

- Thanked Councilperson Chambers for her excellent Women in Business event and panel discussion with a focus on mental health, financial resources and networking.

- Commented on the wonderful Community Outreach event recently held at Wilson park which featured discussions regarding organizing block clubs and neighborhood watch organizations and noted that it was great to see everyone and further thanked Jackie Venters and Rita Belfry for their service to the community.

Mayor Sharif offered the following communications/announcements:

- Mayor Sharif announced that Compton Community College will continue to provide free Covid-19 testing on Mondays from 11:00 a.m. to 7:30 p.m. and Tuesdays through Fridays from 8:30 a.m. to 5:00 p.m. on campus at the Student Health center.

- Mayor Sharif announced that the Los Angeles County Department of Health is offering free in-home Covid-19 vaccinations 7 days a week, from 8:00 a.m. to 8:30 p.m.---please call: 833-540-0473 or visit the Los Angeles County Department of Health website for additional information.

- Mayor Sharif commented on Councilperson Chambers' Women in Business event and indicated that she really enjoyed the wonderful panel of outstanding Women and their important and informative discussions.

- Mayor Sharif invited the community to attend her Community Job Fair scheduled for March 24, 2022 from 9:30 a.m. until 12:00 p.m. at the Dollarhide Community Center, 301 N. Tamarind. There will be opportunities to be hired on-the-spot for various full-time and part-time positions with competitive pay and benefits. Please call 310-605-5597 for additional information.

- Mayor Sharif invited the residents to have "Coffee with the Mayor" in partnership with the Latino Chamber of Commerce on March 26, 2022, beginning at 9:30 a.m. Residents will have the opportunity to present their issues and concerns to the Mayor and also have the opportunity to get vaccinated and receive boosters to guard against Covid-19.

- Mayor Sharif announced that she will be hosting a Community Block Club 'Meet and Greet' in conjunction with the McMillan Connection Block Club on March 28, 2022, beginning at 6:00 p.m. at the Dollarhide Community Center, 301 N. Tamarind Avenue, Compton. There will be discussions regarding how to start up a block club and other pertinent information.

ADJOURNMENT

On motion by Chambers, seconded by Darden, the meeting was adjourned in memory of **Stephanie M. Johnson**, **Michael Moore** and **Donald Anderson** at 8:08 p.m. by the following vote on roll call:

AYES: **Council Members – Chambers, Bowers, Darden, Sharif**
NOES: **Council Members – None**
ABSENT: **Council Members – Galvan**

_____ _____

CITY CLERK OF THE CITY OF COMPTON **MAYOR OF THE CITY OF COMPTON**

April 19, 2022

TO: **HONORABLE MAYOR AND COUNCIL MEMBERS**

FROM: **CITY MANAGER**

SUBJECT: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY COMPTON SUPPORTING ASSEMBLY BILL 2120 (WARD) WHICH WILL RESTORE PREVISOULY USED FORMULA TO DISTRIBUTE DEDICATED FEDERAL BRIDGE FUNDING FROM THE INFRASTRUCTURE INVESTMENT AND JOBS ACT (IIJA) TO STATE AND LOCAL PROJECTS**

SUMMARY

Staff is requesting that the City Council express strong support of Assembly Bill 2120 (Ward) which restores a previously used formula to distribute dedicated federal bridge funding from the Infrastructure Investment and Jobs Act (IIJA) to state and local projects.

In addition, the bill will help close the funding gap for needed repairs and replacement of local bridges and prevents further deterioration and funding projects that add safe multimodal access to local bridges.

BACKGROUND

Cities and counties own and maintain 12,339 bridges across California, representing almost half of the state's bridges. Over 4,300 of these bridges need costly repairs, and 451 are irreparable and must be replaced. Despite a standard design life of 75 to 100 years, nearly one-fifth of local bridges are at least 80 years old. There is a significant disparity in the condition of our state and local bridges, with 11.5% of local bridges in poor condition versus 3.3% of state bridges.

Federal funding from the Highway Bridge Replacement and Rehabilitation Program (HBRRP) was historically the primary source of funding for local bridge projects. When federal legislation ended the HBRRP in 2012, California continued to invest a fixed annual amount of approximately $300 million of federal transportation funds for local bridge repair, replacement, and preventative maintenance projects. It ensures continued investment in local brides and flexible highway funds. At this funding level, the number of local bridges in poor condition will climb to above 50% within 20 years.

Simply maintaining the current condition of local bridges across the state would require a yearly budget of $800 million, an increase of approximately $500 million annually.

STATEMENT OF THE ISSUE

To ensure a fair allocation of funding that is responsive to significant bridge repair and replacement needs in local communities, AB 2021 would apply California's historic 55% local, 45% state formula from the federal Highway Bridge Replacement & Rehabilitation Program to the new dedicated bridge funding from The Infrastructure Investment and Jobs Act.

The City of Compton is in strong Support of AB 2120 (Ward) We agree with the author that, "In California, more than 4,300 bridges that are maintained by cities and counties are in need of serious repairs. Despite many of these bridges being designed with a life expectancy of 75 to 100 years, nearly one-fifth of local bridges in California are at least 80 years old. Millions of Californians utilize these bridges every day, and it is vitally important that local governments have the necessary tools to ensure these bridges remain safe and reliable."

ALTERNATIVE

City Council may choose to not support AB 2120 (Ward).

RECOMMENDATION

Staff requests that the City Council support AB 2120 and commends Assembly member Christopher M. Ward and the coauthors for introducing it.

THOMAS THOMAS
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY COMPTON SUPPORTING ASSEMBLY BILL 2120 (WARD) WHICH WILL RESTORE PREVISOULY USED FORMULA TO DISTRIBUTE DEDICATED FEDERAL BRIDGE FUNDING FROM THE INFRASTRUCTURE INVESTMENT AND JOBS ACT (IIJA) TO STATE AND LOCAL PROJECTS

WHEREAS, Staff is requesting that the City Council express strong support of Assembly Bill 2120 (Ward) which restores a previously used formula to distribute dedicated federal bridge funding from the Infrastructure Investment and Jobs Act (IIJA) to state and local projects, and;

WHEREAS, In addition the bill will help close the funding gap for needed repairs and replacement of local bridges and prevents further deterioration and funding projects that add safe multimodal access to local bridges, and;

WHEREAS, Cities and counties own and maintain 12,339 bridges across California representing almost half of the state's bridges. Over 4,300 of these bridges need costly repairs and 451 are irreparable and must be replaced, and;

WHEREAS, despite a standard design life of 75 to 100 years, nearly one-fifth of local bridges are at least 80 years old, and;

WHEREAS, there is a significant disparity in the condition of our state and local bridges, with 11.5% of local bridges in poor condition versus 3.3% of state bridges, and;

WHEREAS, Federal funding from the Highway Bridge Replacement and Rehabilitation Program (HBRRP) was historically the primary source of funding for local bridge projects, and;

WHEREAS, when federal legislation ended the HBRRP in 2012, California continued to invest a fixed annual amount of approximately $300 million of federal transportation funds for local bridge repair, replacement, and preventative maintenance projects, and;

WHEREAS, it ensures continued investment vin local bridges and flexible highway funds. At this funding level, the number of local bridges in poor condition will climb to above 50% within 20 years, and;

WHEREAS simply maintaining the current condition of local bridges across the state would require a yearly budget of $800 million, an increase of approximately $500 million annually.

WHEREAS, to ensure a fair allocation of funding that is responsive to significant bridge repair and replacement needs in local communities, AB 2120 would apply California's historic 55% local, 45% state formula from the HBRRP to the new dedicated bridge funding from the IIJA.

WHEREAS, the City of Compton is in strong Support of AB 2120 (Ward) which would implement the federal Highway Infrastructure Program and require the California Transportation Commission to annually allocate, at minimum, certain amounts of federal National Highway Performance Program funds and federal Surface

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

Section 1. That the City of Compton supports AB 2120 (Ward), commends Assembly Member Christopher M. Ward and urges the passage of this Legislation.

Section 2. That certified copies of this Resolution shall be filed in the offices of the City Manager, City Attorney, City Clerk and Assembly member Richardt Bloom's office.

Section 3. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this _____ day of _____, 2022.

_____
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 _____, 2022.

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

April 19, 2022

TO: **HONORABLE MAYOR AND COUNCIL MEMBERS**

FROM: **PUBLIC WORKS STREET SUPERINTENDENT**

SUBJECT: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ESTABLISH A PURCHASE ORDER TO THE DUTHIE POWER SERVICES FOR THE MONTHLY RENTAL OF AN EMERGENCY GENERATOR TEMPORARILY LOCATED AT COMPTON CITY HALL**

SUMMARY

This resolution will authorize the City Manager to establish a purchase order in the amount of Sixteen Thousand Nine Hundred Sixty-Five Dollars ($16,965.00) to Duthie Power Services for the monthly rental of an emergency generator operated at Compton City Hall.

BACKGROUND

The City currently utilizes a backup generator to supply emergency power for Compton City Hall. This generator is used for both planned and unplanned power outages. The existing generator currently used to provide emergency power work was several years old and in need of repairs. Staff determined that it was a critical emergency to rent a backup generator for the safety of employees and community members. Duthie Power Services, Inc. provided a quote and equipment to rent a temporary generator on a monthly basis while staff reached out to other companies for the repair work. Staff took immediate action and requested an emergency generator; obtaining quotes was not an option, due to the urgent situation.

Staff researched and recommended a plan of action to management. The first step was determining the requirements and specifications needed to repair the equipment. Next, staff researched and evaluated the best, currently available companies to meet the critical requirements to repair the City's backup generator. Finally, staff evaluated procurement strategies as allowed per our City policy to identify the best value and prepared a purchase order for the repair work.

Though Duthie Power Services provided a temporary solution, they were not the lowest bidder for the repair of the generator. On October 27, 2021, a purchase order was established to Affordable Generator Services, Inc for the repair, installation of the water pump, coolant filter, and battery for the generator. The repair was completed on March 29, 2022, and the permanent generator has been restored.

STATEMENT OF THE ISSUE

The City has accumulated a total of $16,965.00 in outstanding invoices to Duthie Power Services for the period of October 6, 2021, through March 29, 2022, for the monthly rental of the emergency generator. Therefore, staff is requesting approval of an open purchase order to Duthie Power Services for a total of Sixteen Thousand Nine Hundred Sixty-Five Dollars ($16,965.00).

Date	Invoice Number	Amount
November 16, 2021	R95496	$3,705.00
December 2, 2021	R95859	$2,205.00
December 29, 2021	R96668	$2,205.00
January 26, 2022	R97535	$2,205.00
February 24, 2022	R98521	$2,205.00
March 24, 2022	R99475	$2,205.00
March 31, 2022	R99764	$2,235.00
	Grand Total	**$16,965.00**

Under Resolution No. 25,001, adopted by the City Council on April 23, 2019, the City Manager is authorized to expend up to $25,000.00 to any one single vendor in a fiscal year; however, the City has reached the threshold for Duthie Power Services for Fiscal Year 2022-2022 and City Council's approval is required for this item.

FISCAL IMPACT

Funds in the amount of Sixteen Thousand Nine Hundred Sixty-Five Dollars ($16,965.00) are allocated in the Department's Fiscal Year 2021-2022 Budget for the monthly rental of the temporary generator at Compton City Hall in Account Number 1004-610-000-4262.

RECOMMENDATION

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

**DAMION TIMMONS
PUBLIC WORKS STREET MAINTENANCE DIRECTOR**

APPROVED FOR FORWARDING:

**THOMAS THOMAS
CITY MANAGER**

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ESTABLISH A PURCHASE ORDER TO THE DUTHIE POWER SERVICES FOR THE MONTHLY RENTAL OF AN EMERGENCY GENERATOR TEMPORARILY LOCATED AT CITY HALL

WHEREAS, the Public Works Department ("Department") General Services Division is responsible for facility maintenance and repairs; and

WHEREAS, the City currently utilizes a backup generator to supply emergency power for Compton City Hall, which is used for both planned and unplanned power outages; and

WHEREAS, the generator currently used at Compton City Hall is several years old and in need of repairs, therefore, staff took immediate action and obtained a temporary generator for the safety of employees and community members from Duthie Power Services; and

WHEREAS, due to the urgent situation obtaining quotes was not an option; and

WHEREAS, the City has obtained a purchase order for the repair and installation of the water pump, coolant filter, and battery for the generator; and

WHEREAS, as of March 29, 2022, Affordable Generator Services has completed the repair and has restored the permanent generator located at Compton City Hall; and

WHEREAS, the City has accumulated a total of Sixteen Thousand Nine Hundred Sixty-Five Dollars ($16,965.00) in outstanding invoices to Duthie Power Services for the use of a temporary generator; and

WHEREAS, funds for this expenditure are allocated in the Department's Fiscal Year 2021-2022 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 Sixteen Thousand Nine Hundred Sixty-Five Dollars ($16,965.00) to the Duthie Power Services for the monthly rental of the emergency generator located at Compton City Hall.

Section 2. That funds for this expenditure are allocated in the Department's Fiscal Year 2021-2022 Budget in Account Number 1004-610-000-4262.

Section 3. That a copy of this Resolution shall be filed in the offices of the City Clerk, City Manager, City Controller and Public Works – Street Maintenance Department General Services Division.

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

ADOPTED this _____ day of _____, 2022.

_____

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 _____, 2022.

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

DUTHIE POWER SERVICES
SALES - SERVICE - RENTALS
2335 E Cherry Industrial Circle
Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

Phone (562) 790-1772 (800) 394-7697
Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R95496**
Invoice Date: **11/16/2021**
Due Date: 11/17/2021
Client: **COM270**
Site: **COM270-007**
Page: **1of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 186004
Completion Date: 11/03/2021

P.O. #: NEBRASKA JONES
Job Id: LB-R-COM270-001

Work Performed:
Partial: Generator and cable rental - Monthly (28 days) delivery and connection charge

Rental: 10/06 thru 11/3/21

Mat/Oth/Sub Charges					Ext'd Price
2378 Hours: 6029.0 - 6030.20 61kw single	QTY	1.00	@	$1,980.0000	$1,980.00
4/5 conductor cable	QTY	150.00	@	$1.5000	$225.00
4/5 MALE PIGTAIL	QTY	1.00	@	$0.0000	$0.00
delivery/ connect	QTY	1.00	@	$1,500.0000	$1,500.00

Mat/Oth/Sub Subtotal **$3,705.00**

INVOICE TOTAL **$3,705.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

DUTHIE POWER SERVICES
SALES · SERVICE · RENTALS

2335 E Cherry Industrial Circle
Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

Phone (562) 790-1772 (800) 394-7697
Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R95859**
Invoice Date: **12/02/2021**
Due Date: 12/03/2021
Client: **COM270**
Site: **COM270-007**
Page: **1of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 187635
Completion Date: 12/01/2021

P.O. #: nebraska jones
Job Id: LB-R-COM270-001

Work Performed:
partial: generator and cable rental - monthly

Rental: 11/4 thru 12/1/21

Mat/Oth/Sub Charges					Ext'd Price
2378 Hours: 6030.20 - 6030.20 61kw single	QTY	1.00	@	$1,980.0000	$1,980.00
4/5 conductor cable	QTY	150.00	@	$1.5000	$225.00
4/5 MALE PIGTAIL	QTY	1.00	@	$0.0000	$0.00
				Mat/Oth/Sub Subtotal	**$2,205.00**

INVOICE TOTAL **$2,205.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

DUTHIE POWER SERVICES
SALES · SERVICE · RENTALS

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Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

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Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R96668**
Invoice Date: **12/29/2021**
Due Date: 12/30/2021
Client: **COM270**
Site: **COM270-007**
Page: **1of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 188385
Completion Date: 12/29/2021

P.O. #: NEBRASKA JOMES
Job Id: LB-R-COM270-001

Work Performed:
Partial: Generator and cable rental - monthly

Rental: 12/2 thru 12/29/21

Mat/Oth/Sub Charges					Ext'd Price
2378 Hours: 6030.20 - 6030.20 61kw single	QTY	1.00	@	$1,980.0000	$1,980.00
4/5 conductor cable	QTY	150.00	@	$1.5000	$225.00
4/5 MALE PIGTAIL	QTY	1.00	@	$0.0000	$0.00
				Mat/Oth/Sub Subtotal	**$2,205.00**

INVOICE TOTAL **$2,205.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

DUTHIE POWER SERVICES
SALES · SERVICE · RENTALS

2335 E Cherry Industrial Circle
Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

Phone (562) 790-1772 (800) 394-7697
Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R97535**
Invoice Date: **01/26/2022**
Due Date: 01/27/2022
Client: **COM270**
Site: **COM270-007**
Page: **1of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 189244
Completion Date: 01/26/2022

P.O. #: NEBRASKA JONES
Job Id: LB-R-COM270-001

Work Performed:
partial: generator and cable rental - monthly

Rental: 12/30 thru 1/2722

Mat/Oth/Sub Charges				Ext'd Price
2378 hours: 6030.20 - 6030.20 61kw single	QTY 1.00	@	$1,980.0000	$1,980.00
4/5 conductor cable	QTY 150.00	@	$1.5000	$225.00
4/5 MALE PIGTAIL	QTY 1.00	@	$0.0000	$0.00
Mat/Oth/Sub Subtotal				**$2,205.00**

INVOICE TOTAL **$2,205.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

DUTHIE POWER SERVICES
SALES - SERVICE - RENTALS

2335 E Cherry Industrial Circle
Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

Phone (562) 790-1772 (800) 394-7697
Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R98521**
Invoice Date: **02/24/2022**
Due Date: 02/25/2022
Client: **COM270**
Site: **COM270-007**
Page: **1of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 190319
Completion Date: 02/23/2022

P.O. #: NEBRASKA JONES
Job Id: LB-R-COM270-001

Work Performed:
Partial: Generator and Cable rental - monthly

Rental: 1/28 thru 2/24/22

Mat/Oth/Sub Charges					Ext'd Price
2378 Hours: 6030.20 - 6030.20 61kw single	QTY	1.00	@	$1,980.0000	$1,980.00
4/5 conductor cable	QTY	150.00	@	$1.5000	$225.00
4/5 MALE PIGTAIL	QTY	1.00	@	$0.0000	$0.00
				Mat/Oth/Sub Subtotal	**$2,205.00**

INVOICE TOTAL **$2,205.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

DUTHIE POWER SERVICES
SALES - SERVICE - RENTALS
2335 E Cherry Industrial Circle
Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

Phone (562) 790-1772 (800) 394-7697
Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R99475**
Invoice Date: **03/24/2022**
Due Date: 03/25/2022
Client: **COM270**
Site: **COM270-007**
Page: **1 of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 191329
Completion Date: 03/24/2022

P.O. #: Nebraska Jones
Job Id: LB-R-COM270-001

Work Performed:
PARTIAL: GENERATOR AND CABLE - MONTHLY

RENTAL: 2/25 THRU 3/24/22

Mat/Oth/Sub Charges					Ext'd Price
2378 HOURS: 6030.20 - 6030.20 61KW SINGLE	QTY	1.00	@	$1,980.0000	$1,980.00
4/5 conductor cable	QTY	150.00	@	$1.5000	$225.00
4/5 MALE PIGTAIL	QTY	1.00	@	$0.0000	$0.00
				Mat/Oth/Sub Subtotal	**$2,205.00**

INVOICE TOTAL **$2,205.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

DUTHIE POWER SERVICES
SALES - SERVICE - RENTALS

2335 E Cherry Industrial Circle
Long Beach, CA 90805-4416

24 Hour Service
Generators • Fire Pumps • Transfer Switches

Phone (562) 790-1772 (800) 394-7697
Fax (562) 408-3020 Lic # 708125

INVOICE

Invoice No.: **R99764**
Invoice Date: **03/31/2022**
Due Date: 04/01/2022
Client: **COM270**
Site: **COM270-007**
Page: **1 of 1**

CITY OF COMPTON
COMPTON CONTROLLER
205 S. WILLOWBROOK
COMPTON CA 90221

Service Location
COMPTON, CITY HALL
205 S WILLOWBROOK
COMPTON CA 90220

Work Order Id: 191470
Completion Date: 03/29/2022

P.O. #: NEBRASKA JONES
Job Id: LB-R-COM270-001

Work Performed:
*** Generator and cable rental - daily (3)
pick up charges

Rental: 3/25 thru 3/29/22

Mat/Oth/Sub Charges					Ext'd Price
2378 HOURS: 6030.20 - 6030.20 61kw single	QTY	3.00	@	$220.0000	$660.00
4/5 conductor cable	QTY	150.00	@	$0.5000	$75.00
4/5 MALE PIGTAIL	QTY	1.00	@	$0.0000	$0.00
disconnect / pick up	QTY	1.00	@	$1,500.0000	$1,500.00

Mat/Oth/Sub Subtotal **$2,235.00**

INVOICE TOTAL **$2,235.00**

DUE ON RECEIPT

PLEASE PAY INVOICE BY DUE DATE. A LATE FEE OF 1.5% (18% ANNUALLY) WILL BE CHARGED ON PAST DUE AMOUNTS IF NOT PAID BY DUE DATE.

April 13, 2022

Alita Godwin
City Clerk
205 S. Willowbrook Ave.
Compton, CA 90220

Dear City Clerk Godwin,

This letter shall serve as my resignation from the Personnel Board Commission effective today, April 13, 2022. I have accepted the appointment as District 1 Councilperson for the City of Compton.

It has truly been an amazing and worthwhile experience serving on the Personnel Board.

Sincerely,

Deidre M. Duhart

April 19, 2022

TO: **MAYOR AND CITY COUNCIL**

FROM: **CITY CLERK**

SUBJECT: **REMOVAL OF COMMISSIONER**

It has come to our attention that Personnel Board Member James Liggins no longer reside in the State of California.

It is hereby requested that the City Council remove Mr. James Liggins from the Personnel Board.

ALITA L. GODWIN, MMC
CITY CLERK

April 19, 2022

TO: HONORABLE MAYOR AND CITY COUNCIL MEMBERS

FROM: CITY MANAGER

SUBJECT: A REQUEST TO SCHEDULE PUBLIC HEARINGS TO ADOPT THE ENGINEERING REPORTS FOR THE COMPTON LIGHTING AND LANDSCAPE ASSESSMENT DISTRICT NO. 1 AND THE SEWER SERVICE CHARGES FOR FISCAL YEAR 2022-2023

SUMMARY

Staff is requesting a Public Hearing to adopt the final Engineering Report for the City of Compton Lighting and Landscape Assessment District No 1. Staff requests a public hearing be set for ***Tuesday, May 24, 2022 @ 5:35 P.M.***

Staff is requesting a Public Hearing to adopt the final Engineering Report for the City of Compton Sewer Service Charges. Staff requests a public hearing be set for ***Tuesday, May 24, 2022 @ 5:40 P.M.***

The two (2) public hearings will be held in the City of Compton Council Chambers at 205 South Willowbrook Avenue, Compton, CA 90220.

THOMAS THOMAS
CITY MANAGER

APRIL 19, 2022

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

FROM: CITY ATTORNEY

SUBJECT: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING SECTION 7-27 OF THE COMPTON MUNICIPAL CODE RELATING TO PROHIBITING SPECTATORS AT ILLEGAL SPEED CONTESTS, EXHIBITIONS OF SPEED, STREET RACES, STREET TAKEOVERS, SIDESHOWS, MOTORCYCLES STUNTING AND RECKLESS DRIVING EXHIBITIONS

SUMMARY

Recently, there have been a proliferation of illegal street takeovers, sideshows, motorcycle stunting and reckless driving in the City of Compton which has resulted in deaths, injuries, accidents, blocked roadways, felony and misdemeanor crimes, chronic calls for law enforcement and a total disregard for the rule of law and a lack of respect for the citizens.

BACKGROUND

Many of the individuals who participate in illegal street takeovers, sideshows, motorcycle stunting and reckless driving, do so for the adulation of spectators who attend these events. These spectators encourage the individuals doing these illegal activities by attending these events, cheering on the participants and filming their escapades. Spectators place their collected footage on social media where the illegal activities are viewed by the masses, which in turn, encourages more illegal activity because of the popularity of the videos on social media sites and in some cases on local news channels.

STATEMENT OF ISSUE

Illegal street contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving attracts many spectators and creates an environment in which illegal activities can thrive.

California Vehicle Code sections 23103 and 23109 prohibit motor vehicle speed contests, reckless driving, and exhibitions of speed. However, the California Vehicle Code does not contain a section that specifically relates to the prohibition of **spectators** at illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions.

The City Attorney's Office recommends the City Council amend the Compton Municipal Code to make it a violation to be a **spectator** at an illegal speed contest, an exhibition of speed, street race, street takeover, sideshow, motorcycle stunting and reckless driving exhibition.

FISCAL IMPACT

There is no fiscal impact.

RECOMMENDATION

That City Council adopt the attached ordinance.

ERIC J. PERRODIN
CITY ATTORNEY

APPROVED FOR FORWARDING:

THOMAS THOMAS
CITY MANAGER

ORDINANCE NO._____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING SECTION 7-27 OF THE COMPTON MUNICIAL CODE RELATING TO PROHIBITING SPECTATORS AT ILLEGAL SPEED CONTESTS, EXHIBITIONS OF SPEED, STREET RACES, STREET TAKEOVERS, SIDESHOWS, MOTORCYCLE STUNTING AND RECKLESS DRIVING EXHIBTIONS

WHEREAS, illegal motor vehicle speed contests and exhibitions of speed are more commonly referred to as "street races", and common acts of reckless driving often occur when preparations are being made for or during, such illegal street races. This includes pre-race and post-race events referred to as "street takeovers" or "sideshows" or "stunting" in which groups of people block streets, sidewalks and parkways to form street takeovers, sideshows or motorcycle stunting in conjunction with or detached from street races; and

WHEREAS, streets, highways, and off-street parking facilities within the City have been the sites of continuing and escalation of illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions recently and over the years; and

WHEREAS, illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions pose an immediate threat to the health and safety of the public, interfere with pedestrian and vehicular traffic, create a public nuisance, and inhibit citizens and business owners from enjoying the use of their property within the City; and

WHEREAS, groups of racers, sideshow participants, stunt participants, and spectators gather on the streets, highways, sidewalks, parkways and in off-street parking facilities and among other things, block traffic, sidewalks and parkways in order to form a racetrack, sideshow area or stunt area, to participate in, observe, place bets and wages, and otherwise encourage, aid and abet the illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions; and

WHEREAS, illegal street racers, sideshow participants and motorcycle stunters accelerate to high rates of speeds without regard to pedestrians, oncoming traffic, or parked vehicles, and the racers, participants and stunters drive quickly from the street to street, race and participate in stunts and reckless driving for several hours, and then move to different locations upon the arrival of law enforcement officers; and

WHEREAS, these activities often result in an increase in traffic accidents, felony and misdemeanor crimes, and calls for law enforcement service; and

WHEREAS, illegal street contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving attract many spectators, and creates an environment in which illegal activities can thrive; and

WHEREAS, pursuant to California Vehicle Code sections 23103, et seq., and 23109, et seq., motor vehicle speed contests, reckless driving, exhibitions of speed conducted on public streets and highways, and reckless driving conducted on public streets, highways, and off-street parking facilities, as well as aiding and abetting in some of these violations, are already illegal under California law; and

WHEREAS, currently, the California Vehicle Code does not contain a section which specifically relates to the prohibition of spectators at illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions; and

WHEREAS, as such, the City Council desires to make it a violation of the Compton Municipal Code to be a spectator at an illegal speed contest, an exhibition of speed, street race, street takeover, sideshow, motorcycle stunting and reckless driving exhibition on or in a public street, public highway or off-street parking facility, or to be present during preparations for such event; and

WHEREAS, the City Council further desires to declare that specified prior acts are admissible as evidence to show the propensity of a criminal defendant to be present at or attend illegal street contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions, if the prior act(s) occurred within three (3) years of a presently charged offense; and

WHEREAS, the City Council's action seeks to prohibit spectators at illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions in order to significantly decrease this criminal activity in the City of Compton by targeting a clear, limited group, and now gives proper notice to citizens and non-citizens of the City of Compton as to which activities are unlawful;

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

SECTION 1. That Section 7-27 of the Compton Municipal Code entitled "SPECTATOR PROHIBITION AT ILLEGAL SPEED CONTEST OR EXHIBITIONS OF SPEED" is hereby amended to read as the following:

SPECTATORS PROHIBITED AT ILLEGAL SPEED CONTESTS, EXHIBITIONS OF SPEED, STREET RACES, STREET TAKEOVERS, SIDESHOWS, MOTORCYCLE STUNTING AND RECKLESS DRIVING EXHIBITIONS

SECTION 2. That **Section: 7-27.1. Purpose.**

The purpose of this section is to protect the health, safety and welfare of the citizens and business owners of the City of Compton by prohibiting spectators at illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions with the aim of significantly curbing this criminal activity. This section targets a very clear, limited population and gives proper notice to citizens and non-citizens of the City of Compton as to what activities are lawful and what activities are unlawful. In discouraging spectators, the act of organizing and participating in illegal speed contests, exhibitions of speed, street races, street takeovers, sideshows, motorcycle stunting and reckless driving exhibitions will be discouraged.

SECTION 3. That **Section: 7-27.2. Definitions.**

For the purposes of this section the following definitions shall apply:

a. **ILLEGAL MOTOR VEHICLE SPEED CONTEST OR ILLEGAL EXHIBITION OF SPEED –** Shall mean any speed contest or exhibition of speed referred to in California Vehicle Code Sections: 23109(a) and 23109(c), as may be amended from time to time.

b. **EVENT** – Shall mean any speed contest or exhibition of speed referred to in California Vehicle Code Sections: 23109(a) and 23109(c), as may be amended from time to time.

c. **PREPARATIONS FOR THE ILLEGAL MOTOR VEHICLE SPEED CONTEST OR ILLEGAL EXHIBITION OF SPEED** – Shall mean situations which include but are not limited to: (1) a group of motor vehicles or motorcycles or individuals has arrived at a location for the purpose of participation in or being spectators at the event; (2) a group of individuals has lined one or both sides of a public street or highway or off street parking facility for the purpose of participation in or being a spectator at the event; (3) a group of individuals has gathered on private property open to the general public without the consent of the owner, operator or agent thereof for the purpose of participating in or being a spectator at the event; (4) one or more individuals has impeded the free public use of a public street or highway or off street parking facility by actions, words, or physical barriers for the purpose of conducting the event; (5) one or more vehicles have lined up with motor(s) running for an illegal motor vehicle speed contest, exhibition of speed, street race,

street takeover, sideshow, motorcycle stunting or reckless driving exhibition; (6) one or more drivers are revving his/her engine or spinning his/her tires in preparation for the event; (7) an individual is stationed at or near one or more motor vehicles serving as a race starter; or (8) one or more motor vehicles are driving their vehicle(s) in a circular, semi-circular, straight or figure eight pattern.

d. **SPECTATOR** – Shall mean any individual who is within 200 feet of an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting and reckless driving exhibition, or at a location where preparations are being made for such activities, for the purpose of viewing, observing, watching, or witnessing the event without regard to whether the individual arrived at the event by driving a vehicle, riding as a passenger in a vehicle, walking, or arrived by some other means.

e. **STREET RACE** – Shall mean any motor vehicle speed contest or motor vehicle exhibition of speed referred to in California Vehicle Code Sections: 23109(a) and 23109(c), as may be amended from time to time.

f. **STREET TAKEOVER** and **SIDESHOW** – Shall mean an event in which one or more persons block or impede traffic on a street or highway for the purpose of performing motor vehicle stunts, street racing, or reckless driving for spectators referred to in California Vehicle Code Section: 23109(i)(2)(A), as may be amended from time to time.

g. **MOTORCYCLE STUNTING** – Shall mean any use of a motorcycle for the purpose of acrobatic maneuvering to perform wheelies (the front wheel of the motorcycle comes off the ground), burnouts (keeping the motorcycle stationary and spinning its wheels which results in friction causing the tires to heat up and create smoke), or front wheelies/stoppies (the rear wheel of the motorcycle is lifted by abruptly applying the front brake).

h. **RECKLESS DRIVING EXHIBITION** – Shall mean any exhibition of reckless driving referred to in California Vehicle Code Section: 23101, as may be amended from time to time.

i. **OFFSTREET PARKING FACILITY** – Shall mean any public or private parking facility open and accessible to members of the public as referred to in California Vehicle Code Section: 12500(c), as may be amended from time to time.

j. **VEHICLE** – Shall mean a device by which any person or property may be propelled, moved, or drawn upon a highway, excepting a device moved exclusively by human power or used exclusively upon stationary rails or tracks as referred to in California Vehicle Code Section: 670, as may be amended from time to time.

k. **MOTOR VEHICLE** – Shall mean a vehicle that is self-propelled as referred to in California Vehicle Code Section: 415(a), as may be amended from time to time. Note: An "All-terrain vehicle" (ATV) is a motor vehicle as referred to in California Vehicle Code Section: 111(a), as may be amended from time to time.

l. **MOTORCYCLE** – Shall mean a motor vehicle having a seat or saddle for the use of the rider, designed to travel on not more than three wheels in contact with the ground. Additionally, a motor vehicle that has four wheels in contact with the ground, two of which are a functional part of a sidecar, is a motorcycle as referred to in California Vehicle Code Section: 400(a) and 400(b), as may be amended from time to time.

SECTION 4. That **Section: 7-27.3 Spectator at Illegal Speed Contest, Exhibition of Speed, Street Race, Street Takeover, Sideshow, Motorcycle Stunting and Reckless Driving Exhibition.**

a. Any individual who is knowingly present as a spectator, either on a public street or highway, or on private property open to the general public without consent of the owner, operator, or agent thereof, at an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting and reckless driving exhibition is guilty of a misdemeanor subject to a maximum of six months in jail and a fine of $1,000.00.

b. Any individual who is knowingly present as a spectator, either on a public street or highway, or on private property open to the general public without consent of the owner, operator or agent thereof, where preparations are being made for an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting and reckless driving exhibition is guilty of a misdemeanor subject to a maximum of six months in jail and a fine of $1,000.00.

c. An individual is present at the illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition if that individual is within 200 feet of the location of the event, of within 200 feet of the location where preparations are being made for the event.

d. Exemption: Nothing in this section prohibits law enforcement officers or their agents from being spectators at an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition in the course of their duties.

SECTION 5. That **Section: 7-27.4. Relevant Factors to Prove a Spectator Ban; Violation.**

Notwithstanding any other provision of law, to prove a violation of Subsection 7-27.3, admissible evidence may include, but is not limited to, any of the following:

a. Time of day;

b. The nature and description of the scene, including the number and configuration of traffic lanes;

c. The number of people at the scene;

d. The location of the individual charged in relation to any individual or group present at the scene;

e. The number, description and type of motor vehicles at the scene;

f. That the individual charged drove or was transported to the scene;

g. That the motor vehicles at the scene have been modified or altered to increase power, handling, or visual appeal;

h. That the person charged admitted to being a spectator at an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition;

i. That the individual charged has previously participated in an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition;

j. That the individual charged has previously aided and abetted an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition;

k. That the individual charged has previously attended an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition;

l. That the individual charged previously was present at a location where preparations were being made for an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition;

SECTION 6. That **Section: 7-27.5. Admissibility of Prior Acts.**

The list of circumstances set forth in Subsection 7-27.4 is not exclusive. Evidence of prior acts may be admissible to show the propensity of the defendant to be present at, or attend an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition, if the prior act or acts occurred within three (3) years of the presently charged offense. These prior acts may always be admissible to show knowledge on the part of the defendant that an illegal motor vehicle speed contest, exhibition of speed, street race, street takeover, sideshow, motorcycle stunting or reckless driving exhibition was taking place at time of the presently charged offense. Prior acts are not limited to those that occurred within the City of Compton.

SECTION 7. That is Ordinance shall take effect thirty (30) days after its adoption.

SECTION 8. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Ordinance and shall cause the same to be published as required by law.

ADOPTED this _____ day of _____ 2022.

_____
MAYOR OF THE CITY OF COMPTON

ATTEST:

_____
CITY CLERK OF THE CITY OF COMPTON

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

I Alita Godwin, City Clerk of the City of Compton, hereby certify that the foregoing Ordinance was adopted by the City Council, signed by the Mayor and attested by the City Clerk at a regular meeting thereof held on _____ day of _____ 2022.

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

_____
CITY CLERK OF THE CITY OF COMPTON

April 19, 2022

TO: HONORABLE MAYOR AND CITY COUNCIL MEMBERS

FROM: CITY MANAGER

SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON SUPPORTING THE EFFORTS TO RESTORE THE NAME OF EMILY HART- HOLIFIELD ON THE COMPTON COLLEGE LIBRARY

SUMMARY

The item for consideration is a Letter of Support to restore Emily Hart-Holifield's name on the Compton College Library building.

Mrs. Hart-Holifield has been an active and influential member of the Compton community for over 60 years. Mrs. Hart-Holifield was responsible for establishing the first block club in Compton and the first Compton Hub City Area Republican Group. She also has served as the Educational Chair for the Compton Chapter of the NAACP. Mrs. Hart-Holifield has been an advocate for education of our youth and job development and training for all Compton residents throughout her entire life of public service.

STATEMENT OF THE ISSUE

Compton College removed Mrs. Hart-Holifield's name from the library during the college's campus-wide construction activities and projects. Mrs. Hart-Holifield and numerous members of the community, including Mr. Benjamin Holifield, have requested that her name be restored since its removal. However, those requests and attempts have been unsuccessful.

Councilman Isaac Galvan an elected member of the Compton City Council District 2, and the Compton City Council does hereby declare its support of the efforts to restore Emily Hart-Holifield's name on the Compton College Library.

FISCAL IMPACT

There is no fiscal impact associated with this item.

RECOMMENDATION

Staff has no recommendation.

THOMAS THOMAS
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON SUPPORTING THE EFFORTS TO RESTORE THE NAME OF EMILY HART HOLIFIELD ON THE COMPTON COLLEGE LIBRARY

WHEREAS, Councilman Isaac Galvan, an elected member of the Compton City Council District 2, requested a Letter of Support to the Board of Trustees to restore the name Emily Hart-Holifield on the Compton College Library building; and

WHEREAS, Mrs. Hart-Holifield has been an active and influential member of the Compton community for over 60 years. Mrs. Hart-Holifield was responsible for establishing the first block club in Compton and the first Compton Hub City Area Republican Group. She has also served as the Educational Chair for the Compton chapter of the NAACP. Mrs. Hart-Holifield has been an advocate for education of our youth and job development and training for all Compton residents throughout her entire life of public service; and

WHEREAS, Mrs. Hart-Holifield was the first woman to be elected to the Compton College Board of Trustees and served in that role for more than 20 years; and

WHEREAS, the College removed Mrs. Hart-Holifield's name from the library during the college's campus-wide construction activities and projects. Mrs. Hart-Holifield and numerous members of the community, including Mr. Holifield, have requested that her named be restored, since its removal. However, those requests and attempts have been unsuccessful; and

WHEREAS, Councilman Galvan and the City Council supports the Holifield's efforts to restore the name Emily Hart-Holifield on Compton College Library.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMPTON RESOLVES:

Section 1. That the City Council of the City of Compton does hereby declare its support of the Holifield's efforts to restore Emily Hart-Holifield's name on the Compton College Library.

Section 2. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

Section 3. That a certified copy of this Resolution shall be filed in the offices of the City Clerk, City Manager and the Holifield Family.

ADOPTED this _____ day of _____**,** 2022**.**

_____

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, do hereby certify that the foregoing Resolution was adopted by the City Council of the City of Compton, signed by the Mayor and attested to by the City Clerk at a regular meeting thereof held on the _____ day of _____, 2022.

The 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

April 19, 2022

TO: HONORABLE MAYOR AND CITY COUNCIL

FROM: GRANTS MANAGEMENT DIVISION

SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ISSUE A PURCHASE ORDER TO THE COUNTY OF LOS ANGELES TO REPAY UNSPENT MONEY FROM THE CENSUS 2020 EDUCATION AND OUTREACH ACTIVITIES GRANT ($53,549.16)

SUMMARY

Staff is requesting that the City Council authorize the City Manager to issue a payment to the County of Los Angeles in the amount of Fifty-Three Thousand Five Hundred Forty-Nine Dollars and Sixteen Cents ($53,549.16).

BACKGROUND

In November 2018, the California Complete Count Director informed the County of Los Angeles that they were eligible to receive funding in the amount of $9,393,090 to assist the county and cities within its jurisdiction with promoting participation in the 2020 Census Count. Specifically, the State funds are to be targeted to counties and cities that have "Hard to Count" (HTC) populations.

On January 29, 2019, the County Board of Supervisors authorized the Chief Executive Officer to execute agreements with public entities, community-based organizations and other entities to carry out the above activities consistent with all State requirements. The majority of the City of Compton was identified as an HTC community within Los Angeles County. As part of the designation the City of Compton was allocated a total of $143,405 to implement a strategic plan to increase participation in the 2020 Census.

On November 5, 2019, the City Council adopted Resolution No. 25,154 approving the City's 2020 Census Strategic Plan and authorized the City Manager to enter into an agreement with the County of Los Angeles for the use of grant funds. On February 25, 2020, the City Council adopted Resolution No. 25,222 for the implementation of the Compton's 2020 Census strategic plan with a performance period upon full execution of the agreement through September 30, 2021.

STATEMENT OF THE ISSUE

During the performance period the City of Compton's outreach strategies and operations were hindered due to COVID-19 making it difficult to expend the total grant amount awarded. Challenges and changes occurring outside and within our City had an impact

on the outreach work and Special Events were prohibited which consisted of a large portion of approved budget. We were extremely limited in our operations by constant changes in the Census deadline. We found ourselves having to cancel Census community events and rescheduling as the date was extended. COVID-19 and the subsequent shut down of churches, small businesses and eateries negatively impacted our outreach efforts.

Nonetheless, during the time we did have to implement the strategic plan we had tremendous participation and great feedback when able to host our pop-up events. We were able to establish connection between Compton pride and the importance of their participation in the Census which was more impactful than printed material. Some residents completed the Census for the first time because they wanted to ensure that Compton families received resources and support.

Do to these limitations and constrains, the City was unable to expend the awarded amount in its entirety of $143,405. The City received One Hundred Twenty-Nine Thousand Sixty-Four Dollars and Fifty Cents ($129,064.50) following the satisfactory completion of 1) Submittal of Strategic Implementation Plan, 2) Submittal of Progress Report. We reported an allowable expense of Seventy-Five Thousand Five Hundred Fifteen Dollars and Thirty-Four Cents ($75,515.34). Leaving an unspent amount of Fifty-three Thousand Five Hundred Forty-Nine Dollars and Sixteen Cents ($53,549.16) that is due back to the County of Los Angeles. The remaining funds is not unique to the City of Compton as several Cities encountered similar results.

ALTERNATIVES

There are no alternatives, unspent funds are required to be returned to the County of Los Angeles.

FISCAL IMPACT

There is no fiscal impact on the City or the General Fund on the repayment of the 2020 Census grant as funds are recorded in unearned revenue:

ACCOUNT NO.	DESCRIPTION	AMOUNT
2787-000-000-2093	Unearned Grants Revenue	$53,549.16

RECOMMENDATION

Staff recommends the City Council approved the attached resolution, and authorizes the City Manager to issue a purchase order to the County of Los Angeles for $53,549.16.

**THOMAS THOMAS
CITY MANAGER**

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ISSUE A PURCHASE ORDER TO THE COUNTY OF LOS ANGELES TO REPAY UNSPENT MONEY FROM THE CENSUS 2020 EDUCATION AND OUTREACH ACTIVITIES GRANT ($53,549.16)

WHEREAS, in November 2018, the California Complete Count Director informed the County of Los Angeles that they were eligible to receive funding in the amount of $9,393,090 to assist the county and cities within its jurisdiction with promoting participation in the 2020 Census Count. Specifically, the State funds are to be targeted to counties and cities that have "Hard to Count" (HTC) populations; and

WHEREAS, the majority of the City of Compton was identified as an HTC community within Los Angeles County. As part of the designation the City of Compton was allocated a total of $143,405 to implement a strategic plan to increase participation in the 2020 Census; and

WHEREAS, on November 5, 2019, the City Council adopted Resolution No. 25,154 approving the City's 2020 Census Strategic Plan and authorized the City Manager to enter into an agreement with the County of Los Angeles for the use of grant funds; and

WHEREAS, on February 25, 2020, the City Council adopted Resolution No. 25,222 for the implementation of the Compton's 2020 Census strategic plan with a performance period upon full execution of the agreement through September 30, 2021; and

WHEREAS, during the performance period the City of Compton's outreach strategies and operations were hindered due to COVID-19 making it difficult to expend the total grant amount awarded. Challenges and changes occurring outside and within our City had an impact on the outreach work; and

WHEREAS, the City was extremely limited in our operations by constant changes in the Census deadline. The City had to cancel Census community events and rescheduling as the date was extended. COVID-19 and the subsequent shut down of churches, small businesses and eateries negatively impacted the City's outreach efforts; and

WHEREAS, do to these limitations and constrains, the City was unable to expend the awarded amount in its entirety of $143,405. The City received One Hundred Twenty-Nine Thousand Sixty-Four Dollars and Fifty Cents ($129,064.50) following the satisfactory completion of: 1) Submittal of Strategic Implementation Plan; and 2) Submittal of Progress Report.

WHEREAS, the City reported an allowable expense of Seventy-Five Thousand Five Hundred Fifteen Dollars and Thirty-Four Cents ($75,515.34), leaving an unspent amount of Fifty-three Thousand Five Hundred Forty-nine and Sixteen Cents ($53,549.16) that is due back to the County of Los Angeles.

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 issue a purchase order to County of Los Angeles in the amount of Fifty-Three Thousand Five Hundred Forty-Nine Dollars and Sixteen Cents ($53,549.16) to repay unspent 2020 Census grant funds

SECTION 2. That the unexpended balance of Fifty-Three Thousand Five Hundred Forty-Nine Dollars and Sixteen Cents ($53,549.16) has no fiscal impact on the City or General Fund as funds are recorded in unearned revenue Account number 2787-000-000-2093.

SECTION 3. That a certified copy of this resolution shall be filed in the offices of the City Clerk, City Manager, Grants Division, City Attorney, and City Controller's Office.

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

ADOPTED this _____ day of _____, 2022.

_____
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 forgoing 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 _____, 2022.

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

April 19, 2022

TO: **MAYOR AND COUNCIL MEMBERS**

FROM: **CITY MANAGER**

SUBJECT: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON DECLARING ITS INTENTION TO INITIATE PROCEEDINGS TO VACATE A PORTION OF WEST COCOA STREET (60-FEET BY APPROXIMATELY 600-FEET), LOCATED BETWEEN SOUTH ACACIA AVENUE AND FORMERLY SOUTH OLEANDER AVENUE AND LOCATED ADJACENT TO 601 SOUTH ACACIA AVENUE (COMPTON HIGH SCHOOL CAMPUS), IN COMPTON (STREET VACATION NO. 20-002), AND SETTING A CITY COUNCIL PUBLIC HEARING DATE, TIME AND LOCATION ON THE PROPOSED STREET VACATION (May 17, 2022, at 5:35 PM**)

SUMMARY

The City Council will consider adoption of a resolution declaring its intention to initiate proceedings to vacate a portion of W. Cocoa Street located between S. Acacia Avenue and formerly S. Oleander Avenue south of the Compton High School campus located at 601 S. Acacia Avenue, Compton.

The Compton Unified School District (CUSD), the applicant, is requesting approval of Street Vacation No. 20-002, to facilitate the Compton High School reconstruction and expansion project. The street vacation will consist of a 60-foot by approximately 600-foot section of West Cocoa Street located between S. Acacia Avenue and formerly S. Oleander Avenue. The total area of the vacation will be approximately 36,000 square feet. The proposed street vacation (abandonment) will facilitate the Compton High School campus expansion to W. Alondra Boulevard.

STATEMENT OF THE ISSUE

The California Streets and Highways Code (Division 9, Part 3), grants the City Council authority to vacate any “street” or part of any “street that it finds is unnecessary for present or prospective public use”. There are two phases involved in “street” vacation proceedings. The first phase is adoption by the City Council of a resolution of intention to vacate, which describes the right-of-way to be vacated and sets a public hearing date before the City Council on the vacation. The second phase is the public hearing, whereby City Council hears evidence and makes a determination as to whether or not the “street” is necessary for present or prospective public use. If found to be unnecessary, a resolution of vacation may be adopted and eventually recorded.

The proposed vacation has been reviewed by the City of Compton Public Works Department which has determined that the area to be vacated is not necessary for

current or future public use and that the vacation serves the public interest and is a public benefit as it eliminates any maintenance costs and liabilities imposed on the City associated with the right-of-way area.

Pursuant to Section 65402 of the Government Code of the State of California requires the Planning Commission to review all vacations for conformity with the general plan. On February 9, 2022, the City of Compton Planning Commission adopted Resolution No. 4034, which declared that the proposed street vacation is in conformance with the goals and policies of the City of Compton's 1991 General Plan.

ALTERNATIVES

City Council may approve or reject the resolution initiating proceedings to vacate the aforementioned right-of-way.

FINANCIAL IMPACT

Approval of the requested street vacation will have no significant impact on municipal expenditures. The City will relinquish its future maintenance responsibility of an existing public right-of-way

RECOMMENDATIONS

Staff recommends that the City Council adopt the attached resolution declaring its intention to vacate the right-of-way and set a hearing on the proposed vacation for **Tuesday, May 17, 2022, at 5:35 PM**.

ROBERT DELGADILLO, SENIOR PLANNER
COMMUNITY DEVELOPMENT DEPARTMENT

APPROVED FOR FORWARDING:

THOMAS THOMAS
CITY MANAGER

Attachments:
Vacation Aerial Map
Vacation Exhibit 'A'
Vacation Exhibit 'B'
PC Resolution

CC Resolution

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON DECLARING ITS INTENTION TO INITIATE PROCEEDINGS TO VACATE A PORTION OF WEST COCOA STREET (60-FEET BY APPROXIMATELY 600-FEET), LOCATED BETWEEN SOUTH ACACIA AVENUE AND FORMERLY SOUTH OLEANDER AVENUE AND LOCATED ADJACENT TO 601 SOUTH ACACIA AVENUE (COMPTON HIGH SCHOOL CAMPUS), IN COMPTON (STREET VACATION NO. 20-002), AND SETTING A CITY COUNCIL PUBLIC HEARING DATE, TIME AND LOCATION ON THE PROPOSED STREET VACATION (May 17, 2022, at 5:35 PM)

WHEREAS, the Compton Unified School District (CUSD) has filed a request to vacate a portion of W. Cocoa Street (located adjacent to 601 S. Acacia Avenue) between S. Acacia Avenue and formerly S. Oleander Avenue, Compton. The aforementioned proposed street vacation area is legally describe on Exhibit "A" and as follows:

THAT PORTION OF COCOA STREET IN THE CITY OF COMPTON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 11, PAGE 68 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY BOUNDED AS FOLLOWS:

NORTHERLY BY THE NORTHERLY RIGHT OF WAY LINE OF COCOA STREET 60 FEET WIDE, ALSO BEING THE SOUTHERLY PROPERTY LINE OF LOTS 7-12 BLOCK 25 TOWN OF COMPTON MAP BOOK 11 PAGE 68 MISCELLANEOUS RECORDS, LOS ANGELES COUNTY.

SOUTHERLY BY THE SOUTHERLY RIGHT OF WAY LINE OF COCOA STREET 60 FEET WIDE, ALSO BEING THE NORTHERLY PROPERTY LINE OF LOTS 1-6 BLOCK 29 TOWN OF COMPTON MAP BOOK 11 PAGE 68 MISCELLANEOUS RECORDS, LOS ANGELES COUNTY.

EASTERLY BY THE WESTERLY LINE OF ACACIA AVENUE, 60 FEET WIDE PER SAID MAP.

RESERVING THEREFROM EASEMENTS FOR PUBLIC AND NON-PUBLIC UTILITIES AND ALL INCIDENTS THERETO.

CONTAINING: 36,000 SQUARE FEET, MORE OR LESS.

As shown on Exhibit "B" attached hereto and by this reference made a part hereof.

WHEREAS, provisions of Chapter 3, Part 3 of the California Streets and Highways Code grants the City Council authority to vacate any street or part of any street that it finds is unnecessary for present or prospective public use; and

WHEREAS, the proposed vacation has been reviewed by the City of Compton Public Works Department which has determined that the area to be vacated is not necessary for current or future public use and that the vacation serves the public interest and is a public benefit as it eliminates any maintenance costs and liabilities imposed on the City associated with the right-of-way area; and

WHEREAS, pursuant to Section 65402 of the Government Code of the State of California requires the Planning Commission to review all vacations for conformity with the general plan; and

WHEREAS, on February 9, 2022, the City of Compton Planning Commission adopted Resolution No. 4034, which declared that the proposed street vacation as legally described above and on Exhibit "A", is in conformance with the goals and policies of the City of Compton's 1991 General Plan.

NOW, THERFORE, THE CITY COUNCIL OF THE CITY OF COMPTON RESOLVES AS FOLLOWS:

Section 1. That the City Council declares its intention to initiate proceedings to vacate a portion of W. Cocoa Street, a public right-of-way, measuring approximately 60-feet by 600-feet, located between S. Acacia Avenue and formerly S. Oleander Avenue and located adjacent to 601 S. Acacia Avenue (Compton High School campus), in Compton (Street Vacation No. 20-002), and as legally described above and on Exhibit "A" and as shown on Exhibit "B", pursuant to provisions of the Chapter 3, Part 3 of the California Streets and Highways Code.

Section 2. That Exhibits "A" (legal description) and "B" (map of the proposed street vacation), are on file with both the City Clerk and the Community Development Department of the City of Compton.

Section 3. That notice is hereby given that the City Council of the City of Compton will hold a public hearing on **Tuesday, May 17, 2022, at 5:35 PM** in the Council Chambers located at Compton City Hall, 205 South Willowbrook Avenue, Compton, where all persons interested in the propose vacation may be heard.

Section 4. The City of Compton hereby directs the City Clerk to cause notices of public hearing to be publish pursuant to Section 8322 of the California Streets and Highway Code and to be posted conspicuously along the portion of the street propose to be vacated pursuant to Section 8323 of the California Streets and Highway Code.

Section 5. That a copy of this Resolution shall be filed in the Offices of the City Clerk, City Manager, City Attorney, the Public Works and Community Development Departments.

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

ADOPTED this _____ day of _____, 2022.

_____
MAYOR OF THE CITY OF COMPTON

ATTEST:

_____
CITY CLERK OF THE CITY OF COMPTON

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
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 _____, 2022.

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

EXHIBIT "A"

LEGAL DESCRIPTION

THAT PORTION OF COCOA STREET IN THE CITY OF COMPTON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 11, PAGE 68 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY BOUNDED AS FOLLOWS:

NORTHERLY BY THE NORTHERLY RIGHT OF WAY LINE OF COCOA STREET 60 FEET WIDE, ALSO BEING THE SOUTHERLY PROPERTY LINE OF LOTS 7-12 BLOCK 25 TOWN OF COMPTON MAP BOOK 11 PAGE 68 MISCELLANEOUS RECORDS, LOS ANGELES COUNTY.

WESTERLY BY THE EASTERLY LINE OF OLEANDER AVENUE, 60 FEET WIDE PER SAID MAP.

SOUTHERLY BY THE SOUTHERLY RIGHT OF WAY LINE OF COCOA STREET 60 FEET WIDE, ALSO BEING THE NORTHERLY PROPERTY LINE OF LOTS 1-6 BLOCK 29 TOWN OF COMPTON MAP BOOK 11 PAGE 68 MISCELLANEOUS RECORDS, LOS ANGELES COUNTY.

EASTERLY BY THE WESTERLY LINE OF ACACIA AVENUE, 60 FEET WIDE PER SAID MAP.

RESERVED HEREON A 30' X 30' EASEMENT FOR STORM DRAIN, APPURTANCES, INGRESS AND EGRESS TO AREA SHOWN ON EXHIBIT "B" FOR THE BENEFIT OF COUNTY OF LOS ANGELES DEPARTMENT OF PUBLIC WORKS

ALSO RESERVED HEREON AN EASEMENT FOR THE TRANSMISSION, DISTRIBUTION, USE, MAINTENANCE, OPERATION, REPAIR, REPLACEMENT, REMOVAL, OR RENEW EXISTING ELECTRICAL FACILITIES ALONG THE SOUTHERLY RIGHT OF WAY OF COCOA STREET FOR THE BENEFIT OF SOUTHERN CALIFORNIA EDISON COMPANY.

CONTAINING: 36,000 SQUARE FEET MORE OR LESS.

EXHIBIT "B" ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF

SUBJECT TO: COVENANTS, CONDITIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY AND EASEMENTS OF RECORD, IF ANY.

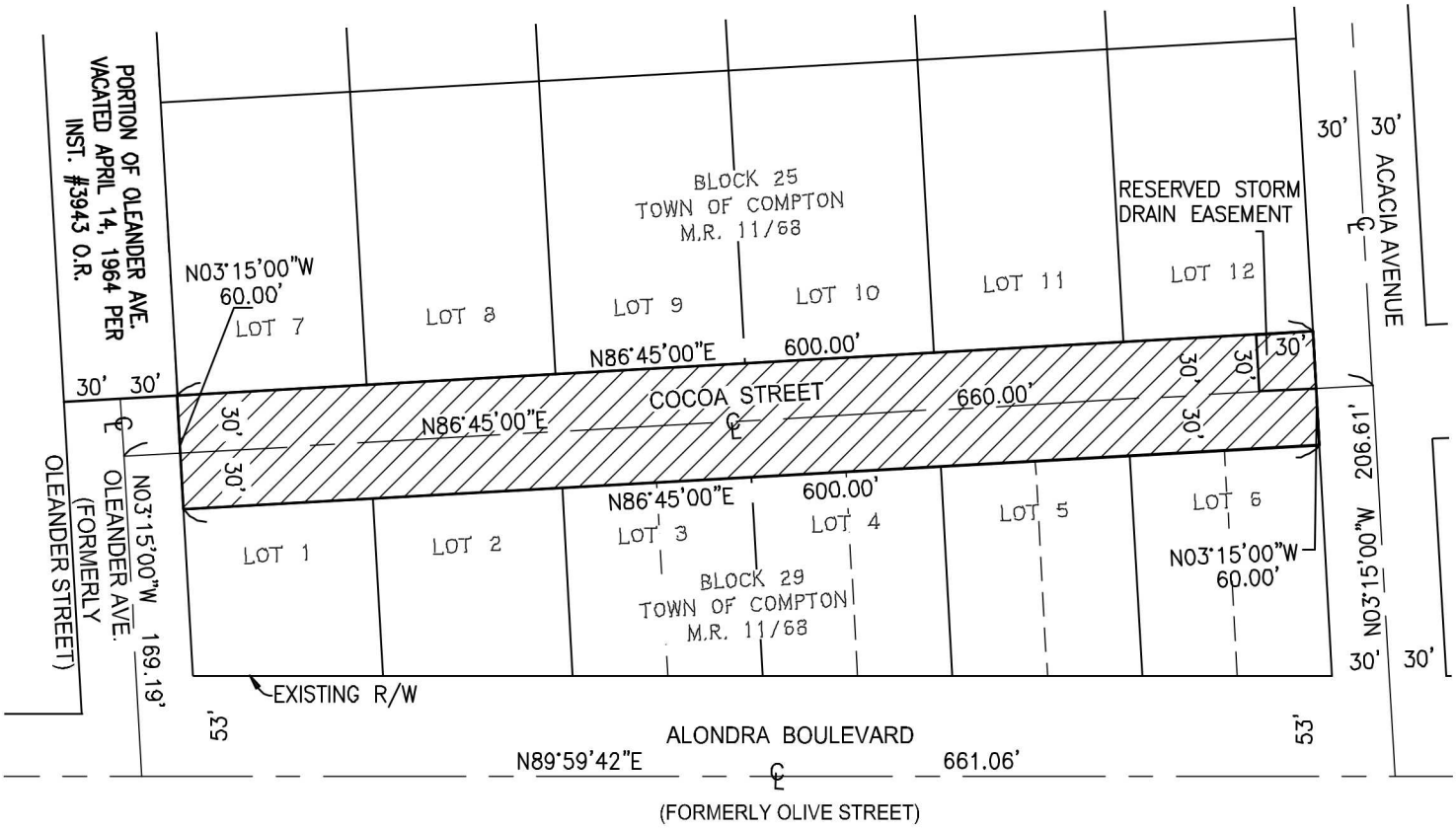
THIS DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECTION.

04-28-2021

J BRALEY — DATE
L.S. NO. 8446

EXHIBIT "B"

SHEET 1 OF 1



N

SCALE: 1"=100'

LEGEND

STREET VACATION
(36,000 SQ.FT. MORE OR LESS)

BASIS OF BEARINGS
CENTERLINE COCOA STREET BEING N86°45'00"E THE SAME AS MAP FILED IN BOOK 11 PAGE 68 MISCELLANEOUS RECORDS

J BRALEY
L.S. NO. 8446

04-28-2021
DATE

PROFESSIONAL LAND SURVEYOR
J BRALEY
LS 8446
STATE OF CALIFORNIA

Cannon

16842 VON KARMAN AVENUE SUITE 150
IRVINE, CALIFORNIA 92606 (949) 753-8111
Civil Engineering • Planning • Surveying

SKETCH TO ACCOMPANY A LEGAL DESCRIPTION

CITY OF COMPTON

STREET VACATION

SCALE:	AS-SHOWN
DRAWN BY:	JK
CHECKED BY:	JB
DATE:	04/27/2021
JOB No.	18048.10

CITY OF COMPTON

AERIAL MAP

Street Vacation (SAV) Case No. 20-002
601 S. Acacia Ave.

Legend

City Limits

parcels

N

THIS MAP IS A PUBLIC RESOURCE OF GENERAL INFORMATION. THE CITY OF COMPTON MAKES NO WARRANTY, REPRESENTATION OR GUARANTY AS TO THE CONTENT, SEQUENCE, ACCURACY, TIMELINESS OR COMPLETENESS OF ANY OF THE DATA/GIS INFORMATION PROVIDED HEREIN. THE READER SHOULD NOT RELY ON THE DATA PROVIDED HEREIN FOR ANY REASON. THE CITY OF COMPTON EXPLICITLY DISCLAIMS ANY REPRESENTATIONS AND WARRANTIES, INCLUDING, WITHOUT LIMITATION, THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE. THE CITY OF COMPTON SHALL ASSUME NO LIABILITY FOR:

1. ANY ERRORS, OMISSIONS, OR INACCURACIES IN THE INFORMATION PROVIDED REGARDLESS OF HOW CAUSED; OR
2. ANY DECISION MADE OR ACTION TAKEN OR NOT TAKEN BY READER IN RELIANCE UPON ANY INFORMATION OR DATA FURNISHED HEREUNDER.

April 19, 2022

TO: **HONORABLE MAYOR AND COUNCIL MEMBERS**

FROM: **PUBLIC WORKS STREET MAINTENANCE DEPARTMENT**

SUBJECT: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON APPROVING THE FISCAL YEAR 2021-2022 STREET MAINTENANCE AND REHABILITATION PROGRAM AS PART OF THE CITYWIDE ROAD REPAIR SERVICES PROJECT**

SUMMARY

Adoption of this resolution will approve the City's FY 2021-2022 Street Maintenance and Rehabilitation Program as part of the City-wide Road Repair Services Project.

BACKGROUND

The City has over 144 miles of streets and roads that require maintenance and rehabilitation on a regular basis. This is a significant undertaking which requires a strategic and long-term plan; such as a Capital Improvement Plan (CIP) to effectively prioritize and allocate City's resources to accomplish this goal.

A significant challenge facing the City of Compton is the maintenance, preservation and restoration of its aging public infrastructure; including streets, roads and highways. Most public agencies budget and allocate their transportation funds over 3-5-year periods as part of a Capital Improvement Program (CIP) to effectively plan and implement large scale infrastructure projects based upon local government best practices.

Every few years or so, the City updates its Pavement Management System (PMS) in order to provide an objective assessment of pavement conditions citywide. The PMS ensures the City's focus is on maintaining and preserving street pavements.

In 2021, the City of Compton ("City") performed an update to the Pavement Management System, which identified approximately 144 miles of street conditions showing results ranging from "Very Good" to "Very Poor" categories.

PCI (Pavement Condition Index)	**Condition Description**
0-40	Very Poor
41-59	Poor
60-74	Fair
75-85	Good
86-100	Very Good

The City uses the Pavement Management System document as a tool to establish recommendation criteria for selecting upcoming streets for designated road repair.

In an effort to keep in line with the City of Compton's infrastructure goals, on May 4, 2021, the City Council approved Resolution 25,464 which authorized the following:

1. Accepted the bid of Hardy & Harper, Inc., in response to the Notice Inviting Bid for Citywide Road Repair Services.

2. Authorized the City Manager to enter into a construction contract with Hardy & Harper, Inc. for work performed on the Road Repair Services Project.

3. Authorized funds for this expenditure in the amount of $2,345,200. ($2,132,000. construction costs plus $213,200. contingency) will be available in the City's Fiscal Year 2020-2021 and 2021-2022 budgets as follows:

   FY 2020-2021

Account No.	**Description**	**Amount**
1004-610-00-4300	Capital Overlay	$643,000

   FY 2021-2022

   Staff will budget the remaining balance of $1,702,200 in Fiscal Year 2021-2022 upon approval of the City's budget.

STATEMENT OF THE ISSUE

The selection, after careful evaluation of the City's Pavement Management Systems, Public Works Department staff and Hardy & Harper, Inc created a segment of streets that met the criteria for the grind and overlay rehabilitation process (grind and overlay is an alternative to total removal and replacement of a road/street),

The Public Works Street Maintenance, Public Works – Engineering and Interwest Consulting (City's Engineering Consulting firm) reviewed the list of streets that are recommended for street rehabilitation required improvements based on overall maintenance and available funding (Citywide Road Repair Services Project – Phases I-V attached) to begin the Citywide Road Repair Services Project.

FISCAL IMPACT

Funds for this expenditure in the amount of $2,345,200. ($2,132,000. construction costs plus $213,200. contingency) will be available in the City's Fiscal Year 2020-2021 and 2021-2022 budgets.

RECOMMENDATION

Staff recommends the City Council adopt the attached Resolution approving the City's FY 2021-2022 Street Maintenance and Rehabilitation Program – Phases I-V as part of the City-wide Road Repair Services Project.

DAMION TIMMONS, STREET SUPERINTENDENT
PUBLIC WORKS STREET MAINTENANCE DEPARTMENT

APPROVED FOR FORWARDING:

THOMAS THOMAS
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON APPROVING THE FISCAL YEAR 2021-2022 STREET MAINTENANCE AND REHABILITATION PROGRAM AS PART OF THE CITYWIDE ROAD REPAIR SERVICES PROJECT

WHEREAS, the City has over 144 miles of streets and roads that require maintenance and rehabilitation on a regular basis; and

WHEREAS, this is a significant undertaking which requires a strategic and long-term plan; such as a Capital Improvement Plan (CIP) to effectively prioritize and allocate City's resources to accomplish this goal; and

WHEREAS, every few years or so, the City updates its Pavement Management System (PMS) in order to provide an objective assessment of pavement conditions citywide; and

WHEREAS, the PMS ensures the City's focus is on maintaining and preserving street pavements; and

WHEREAS, in 2021, the City of Compton ("City") performed an update to the Pavement Management System, which identified approximately 144 miles of street conditions showing results ranging from "Fair" to "Very Poor" categories; and

PCI (Pavement Condition Index)	**Condition Description**
0-40	Very Poor
41-59	Poor
60-74	Fair
75-85	Good
86-100	Very Good

WHEREAS, the City uses the Pavement Management System document as a tool to establish recommendation criteria for selecting upcoming streets for designated road repair; and

WHEREAS, in an effort to keep in line with the City of Compton's infrastructure goals, on May 4, 2021, the City Council approved Resolution 25,464 which authorized the following:

1. Accepted the bid of Hardy & Harper, Inc., in response to the Notice Inviting Bid for Citywide Road Repair Services.

2. Authorized the City Manager to enter into a construction contract with Hardy & Harper, Inc. for work performed on the Road Repair Services Project.

3. Authorized funds for this expenditure in the amount of $2,345,200 ($2,132,000 construction costs plus $213,200 contingency) will be available in the City's Fiscal Year 2020-2021 and 2021-2022 budgets; and

FY 2020-2021

Account No.	**Description**	**Amount**
1004-610-000-4300	Capital Overlay	$643,000

FY 2021-2022

Staff will budget the remaining balance of $1,702,200 in Fiscal Year 2021-2022 upon approval of the City's budget.

WHEREAS, after careful evaluation of the City's Pavement Management Systems, Public Works Department staff and Hardy & Harper, Inc created a segment of streets (List Attached) that met the criteria for the grind and overlay rehabilitation process (grind and overlay is an alternative to total removal and replacement of a road/street); and

WHEREAS, the Public Works Street Maintenance, Public Works – Engineering and Interwest Consulting (City's Engineering Consulting firm) reviewed the list of streets (List Attached) that are recommended for street rehabilitation required improvements based

on overall maintenance and available funding (Citywide Road Repair Services Project – Phases I-V attached) to begin the Citywide Road Repair Services Project.

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 approve list of streets for the Citywide Road Repair Services Project – Phase I – V.

Section 2. That funds for this expenditure in the amount of $2,345,200. ($2,132,000. construction costs plus $213,200. contingency) will be available in the City's Fiscal Year 2020-2021 and 2021-2022 budgets.

Section 3. That a copy of this Resolution shall be filed in the offices of the City Clerk, City Manager, City Controller and Public Works Engineering and Public Works Street Maintenance Department.

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

ADOPTED this _____ day of _____, 2022.

_____
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 _____, 2022.

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

CITY OF COMPTON

2021-2022 STREET MAINTENANCE AND REHABILITATION PROGRAM

PHASE I - GRIND & OVERLAY

STREET NAME	FROM	TO	PCI (PAVEMENT CONDITION INDEX)	COST
BURRIS AVENUE	ELM STREET	PALMER STREET	15	$ 104,610.00
ESSEY AVENUE	COMPTON BLVD	LAUREL STREET	12	$ 93,269.00
CHESTER AVENUE	PALMER STREET	ELM STREET	17	$ 51,385.00
WILLOW AVENUE	ROSECRANS AVENUE	PALMER STREET	12	$ 79,924.00
SPRING STREET	COMPTON BOULEVARD	PALMER STREET	21	$ 88,642.00
				$ 417,830.00

PHASE II - GRIND & OVERLAY

STREET NAME	FROM	TO	PCI (PAVEMENT CONDITION INDEX)	COST
SPRUCE STREET	TAJUATA AVENUE	N. DWIGHT AVENUE	17	$ 179,471.00
133RD STREET	GRANDEE AVENUE	WILMINGTON AVENUE	9	$ 132,684.00
133RD STREET	GRANDEE AVENUE	COMPTON AVENUE	10	$ 113,848.00
134th PLACE	WILMINGTON AVENUE	GRANDEE AVENUE	18	$ 61,032.00
				$ 487,035.00

PHASE III - GRIND & OVERLAY

STREET NAME	FROM	TO	PCI (PAVEMENT CONDITION INDEX)	COST
EZMIRLIAN STREET	BRADFIELD AVENUE	BULLIS ROAD	20	**$ 125,576.00**
EZMIRLIAN STREET	PANNES AVENUE	BRADFIELD AVENUE	20	**$ 15,850.00**
BRADFIELD AVENUE	ROSECRANS AVENUE	KILLEN PLACE	22	**$ 147,722.00**
				$ 289,148.00

PHASE IV - GRIND & OVERLAY

CITY OF COMPTON

2021-2022 STREET MAINTENANCE AND REHABILITATION PROGRAM

STREET NAME	FROM	TO	PCI (PAVEMENT CONDITION INDEX)	COST
WHITEMARSH AVENUE	CALDWELL AVENUE	GREENLEAF BOULEVARD	24	$ 153,546.00
WASHINGTON AVENUE	ALONDRA BOULEVARD	CALDWELL STREET	19	$ 172,153.00
BENNETT STREET	WILLOWBROOK AVENUE	END	16	$ 78,874.00
CLAUDE STREET	WILLOWBROOK AVENUE	ACACIA STREET	19	$ 70,081.00
				$ 474,654.00

PHASE V- GRIND & OVERLAY

STREET NAME	FROM	TO	PCI (PAVEMENT CONDITION INDEX)	COST
N. SLATER AVENUE	PALMER STREET	ELM STREET	10	$ 104,391.00
KEENE AVENUE	COMPTON BOULEVARD	LAUREL STREET	19	$ 179,228.00
LINSLEY AVENUE	HARRIS AVENUE	BUTLER AVENUE	7	$ 33,873.00
ACACIA STREET	JOHNSON STREET	CALDWELL STREET	2	**$ 317,492.00**
				$ 1,986,159.00
PROJECT FUNDING				*$ 2,345,200.00*
GRAND TOTAL				**$ 1,986,159.00**
CONTINGENCY FUND/ANCILLARY FUND				*$ 359,041.00*

FINAL REPORT

UPDATE OF PAVEMENT MANAGEMENT PROGRAM

(Citywide)

2021-2026

City of Compton, CA
March 3, 2021

BUCKNAM
INFRASTRUCTURE GROUP, INC

March 3, 2021

Mr. John Strickland
Public Works Project Manager
City of Compton
205 South Willowbrook Avenue
Compton, CA 90220

Subject: **Final Report - Update of the Pavement Management Program**

Dear John:

As part of the 2021 Update of the Pavement Management Program for the City of Compton, *Bucknam Infrastructure Group, Inc. (Bucknam)* is pleased to submit the Final Report for the City's pavement network.

The information contained in this report was used to develop the recommended improvement program for the pavement network. The report covers the following categories:

- **Executive Summary (Section I)**

- **Pavement Management Program Development and Reporting (Section II)**

- **Pavement Conditions For Each Segment in the Network (PCI Report – Section III)**
  The Pavement Condition Index report shows the present condition of each street in the pavement network. In addition, the report shows the basic geometry of each street segment.

- **Forecast Maintenance Reports (Section IV)**

  - **Recommended Maintenance and Repair Strategies**
    The recommended maintenance and repair strategies were used to generate the Forecasted Maintenance & Rehabilitation Report and were based on our 2021 inspections. Additionally, we have assessed and incorporated unit cost and maintenance application practices/types with our strategies.

  - **Projected Projects based on M&R Strategies**
    The Forecasted Maintenance & Rehabilitation Report projects the street maintenance activities required for the next five years, broken down to show maintenance levels for Arterials and Collectors streets. The report included in this section is broken down by fiscal year.

BUCKNAM
INFRASTRUCTURE GROUP, INC
3548 Seagate Way, Suite 230
Oceanside, CA 92056
T: (760) 216-6529
www.bucknam-inc.com

Our thorough analysis of previous and current Compton PMP strategies enabled our staff to make proactive recommendations to the City's pavement CIP. All comments received from the City have been incorporated in the reports that follow. All of the City's issues and needs that were brought to our attention are included in the report. It has been a pleasure working with you and the City on updating your Pavement Management Program. We look forward to the continued success of this project and future teamwork with City staff.

Sincerely,

Bucknam Infrastructure Group, Inc.

Peter J. Bucknam
Project Manager
Infrastructure Management – GIS Services

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Acronym Listing

American Society for Testing and Materials (ASTM)
Army Corps of Engineers (ACOE)
Asphalt Concrete (AC)
Asphalt Rubber Hot Mix (ARHM)
Average Daily Traffic (ADT)
Capital Improvement Program (CIP)
Geographic Information System (GIS)
Government Accounting Standards Board Statement 34 (GASB 34)
Los Angeles County MTA (METRO)
Maintenance and Repair (M&R)
Master Plan of Arterial Highways (MPAH)
Pavement Condition Index (PCI)
Pavement Management Program (PMP)
Portland Cement Concrete (PCC)

SECTION I
EXECUTIVE SUMMARY

2021 UPDATE OF PAVEMENT MANAGEMENT SYSTEM

This report reflects the continued dedication and proactive management of the City's Pavement Management Program (PMP), it Public Works staff and upper management; the last major update to the City's PMP was performed in 2017. As the City of Compton continues to show limited growth with its population, demographics, infrastructure and maintenance needs, the street network has been running parallel as the system matures and capital street projects widen streets. The City developed its PMP program with the use of MicroPAVER to manage the street network. This system is essential to the City in that it assists Public Works staff to record AC/PCC conditional data, meet compliance requirements to capture funding for the arterial/collector street system as well as cost-effectively manage the local network through maintenance and scheduling. Under this project, the City has incorporated the development of a unique Pavement Management – GIS layer that will assist the City in spatially analyzing pavement conditions and other attribute information that resides in the MicroPAVER database.

The Compton PMP has been updated to assist City personnel by providing current data on the City's street network and to develop cost-effective maintenance strategies to maintain a desirable level of pavement performance on a network scale, while optimizing the expenditure of limited fiscal resources. City staff also provided key information pertaining to the ongoing maintenance that has occurred throughout the City since 2017. In doing this, we were tasked to generate an updated Capital Improvement Program report that identified recommendations and deficiencies in the current operating and maintenance efforts put forth by the City.

For the 2021 project, our staff surveyed all routes within the network to assist the City in complying with Los Angeles County MTA (METRO) PMP requirements and analyzed historical maintenance operations. Specifically, the program provides administrators and maintenance personnel with:

* *The present condition status of the pavement network (arterial, collector, and local streets), as a whole and of any grouping or individual component within the City;*
    * *A ranked list of all streets, or segments of streets, by condition within the network;*
    * *Rehabilitation/maintenance needs of each street segment by year;*
    * *An optimized priority maintenance and rehabilitation program based on cost/benefit analysis and various levels of funding;*
    * *Optimum annual budget levels for pavement maintenance for the current and the following five (5) years;*
    * *Prediction of the future performance of the City's pavement network and each individual street section;*
    * *Updated PMS data to assist the City with GASB 34 compliance; and*
    * *Pavement network and conditional data presented in* ***ArcGIS*** that is compatible with City's existing GIS Enterprise

Pavement is a dynamic structure where deterioration is constantly occurring; thus the pavement management system needs to be updated on a regular basis to reflect these changes in pavement conditions, pavement maintenance histories, and maintenance strategies based upon budgetary constraints. In our approach to develop the City's forecasted maintenance recommendations we worked with Compton staff in identifying unit costs for all maintenance practices used on an annual basis (these not only included the material costs but contingency costs for design and ADA improvements). Currently, based upon the City's maintenance practices and their associated unit costs, the total replacement value of the Compton pavement network is $281,646,400. This value clearly indicates that the City's pavement network is the most valuable and essential asset to Compton. The City's use of slurry seal, AC Overlay and R&R practices are typically applied at a five year, ten year and 25 year frequency respectively. These frequencies are typical but the City may see increases in deterioration rates due to environmental, load and high average daily traffic (ADT) volumes. For example, high ADT volumes along one of Compton's arterial/collector streets will increase deterioration rates for a previously applied AC Overlay compared to a small local street. These deterioration rates are monitored through frequent inspections and functional class deterioration analysis within the City's PMP database.

This report reflects our findings and recommendations for the PMP and the current state of the City's pavement network. Furthermore, we have recommended detailed funding and maintenance strategies for the arterial/collector and local networks for next five (5) years.

CITY'S PAVEMENT NETWORK

Within the Compton pavement management network there are approximately 81.3 miles of Arterial-Collector streets which consist of approximately 14,932,179 SF of pavement which consists of 426 pavement sections. The Local network consists of approx. 123.2 miles of streets, 19,207,990 SF of pavement which consists of 990 pavement sections. Combined, the entire network consists of 204.5 miles of streets and 34,140,169 SF of pavement and 1,339 sections.

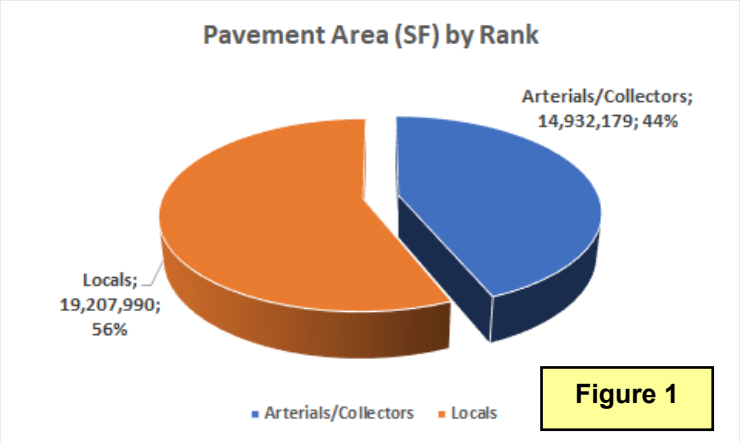

Figure 1

The City's pavement network is broken down into manageable groups that have similar characteristics, such as pavement rank, surface type and logical segmentation. Pavement segments are identified by their branch and section numbers. Pavement "branches" that have a common usage, such as Central Ave., defines a "branch" within MicroPAVER. Pavement "sections" are pavement segments within the defined branch that have consistent pavement rankings, construction/maintenance histories and use.

Representative inspection samples are then selected and visually surveyed to locate distress data. This data is used to calculate the pavement sections Pavement Condition Index (PCI) which includes distress type, extent of the distress and its severity.

The PCI is a condition rating that ranges from 100 (a new pavement section or recently overlaid or reconstructed) to 0 for a section that has structurally failed and deteriorated dramatically. Weighted average PCI of a given area/zone = pavement section PCI * its own area divided by the total square footage of the given area/zone. Table 1 summarizes the section conditions found within the City of Compton pavement network by rank.

- **The weighted average PCI for the City of Compton Arterial/Collector network is 59.0**
- **The weighted average PCI for the City of Compton Local network is 53.6**

The weighted PCI value associated with the Arterial/Collector and Local routes shown through our survey analysis is timely in that it is showing that a large amount of preventative, slurry seal, and overlay work will be needed over the next several years to increase the level of condition (PCI) to a "preventative maintenance" state.

CURRENT CITYWIDE CONDITIONS (ARTERIALS/COLLECTORS AND LOCALS)

The overall condition of the City's pavement network is "Poor" with a weighted average PCI of 56.0 based on the surface area of each segment. The distribution of the City's overall pavement network is shown in Section III of this report (Condition Distribution).

For comparison, Bucknam has performed pavement management studies for several other Los Angeles County agencies and has included their weighted PCI values (data derived from 2020 PMP reports); El Segundo (72.7), Culver City (71.3), Lomita (69.3), and Bellflower (64.1).

Rank	SF	Mi.	2020 PCI	2017 PCI	2014 PCI
Arterials/Collectors	14,932,179	81.3	59.0	67.1	62.5
Locals	19,207,990	123.2	53.6	54.2	54.6
	34,140,169	**204.5**	**56.0**	**59.4**	**58.1**

Table 1 – Historical and Summary Findings for Compton PMP Network

Condition	PCI Range	Arterials	Locals	Total Mi.	% of Network
Very Good	(86-100)	13.0	18.8	31.8	15.6%
Good	(75-85)	12.3	16.5	28.9	14.1%
Fair	(60-74)	17.8	24.1	41.9	20.5%
Poor	(41-59)	16.7	21.1	37.8	18.5%
Very Poor	(0-40)	21.5	42.7	64.1	31.3%
		81.3	**123.2**	**204.6**	

Table 2 – Condition Distribution by Mileage for All Streets

As shown above, a large majority of segments are distributed through Fair to Very Poor condition categories (70%, approximately 143.8 miles).

These findings indicate that of proper preventative and rehabilitation maintenance has not been performed on the pavement network for some time or have been limited in natural. These condition ranges are defined by the Army Corps of Engineers.

The arterial/collector network conditions show that 56% (approximately 45.8 miles) of these sections should be targeted for overlay/reconstruction. Only 23.2 miles quality for potential slurry seal maintenance (approx. 28%). The Arterial/Collector system needs to continue to see a steady, annual flow of revenue to address the large overlay deferred capital improvement need. A proactive , but limited, slurry seal maintenance program needs to be implemented and funded; this will maintain the citywide weighted PCI at its current conditions and will gradually increase the PCI to a higher condition level while reducing maintenance costs in fiscal years 2021 and beyond.

The local network conditions show that 57% (approximately 70.7 miles) of these sections should be targeted for overlay/reconstruction. Only 34.6 miles quality for potential slurry seal maintenance (approx. 28%). Due to its overall total square footage, the Local system needs to continue to see a steady, annual flow of revenue to address the large overlay deferred capital improvement need. A proactive, neighborhood based slurry seal program (tract to tract) needs to be implemented and funded; this will assist in maintaining the citywide weighted PCI at its current conditions and will gradually increase the PCI to a higher condition level while reducing maintenance costs in fiscal years 2021 and beyond.

These findings are negative due to the conditional reduction in PCI that has occurred on the network since 2017 (i.e. weighted PCI in 2017 was 59.4 and is now 56.0). Additionally, the amount of revenue to maintain the network continues to be a high annual amount and will be detrimental to the system as a whole if continuous Public Works funds are truncated and/or reduced. However, in the budgetary reports that follow, we have found that the projected FY 2021-26 expenditure levels that the City will be applying to pavement rehabilitation and maintenance will "increase the network PCI" based on the conditions found through our study.

Therefore, cost efficient preventative overlay rehabilitation should be the focus of the Arterial/Collector PMP for the next several years. The Local network needs to receive additional proactive slurry seal and overlay maintenance in the short-term (FY 2021 thru 2024).

Furthermore, as large overlay and rehabilitation projects are considered for funding, the City should also consider using sub-grade R - Values, structural design, distress severities and extents as parameters for determining whether a pavement section that lies within the Fair to Poor condition range should be overlaid or reconstructed.

PCI conditions reflect "surface" conditions; additional sub-surface data such as coring data, R-Values and asphalt depths will provide City to with a better approach to the maintenance that should be applied.

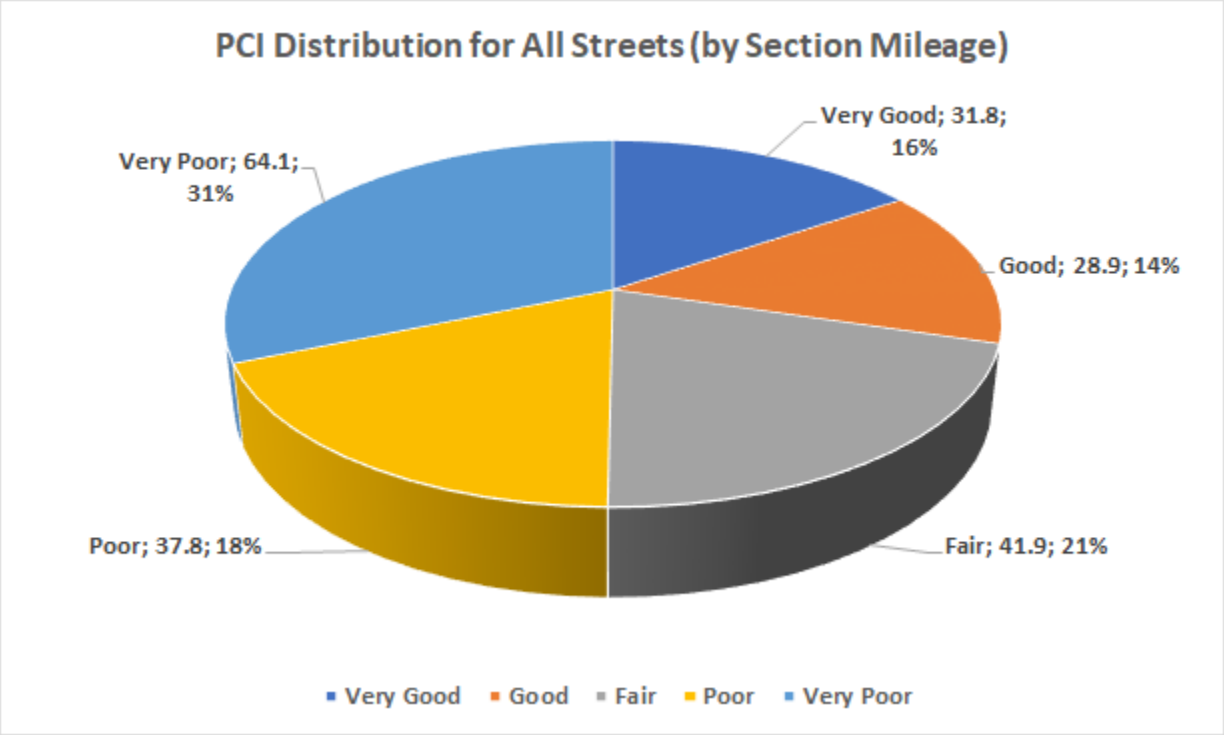

Figure 2 – PCI Condition Distribution by Miles for All Streets
Units shown above indicate total mileage (Table 1)

MAINTENANCE STRATEGY DEVELOPMENT

Based on the results of the condition survey and input from the City, pavement maintenance/rehabilitation strategies were developed. At the outset, the City and Bucknam staff identified a distribution of City maintenance funds that would be applied to the network over the next five years. This was based upon the desire to prevent the decrease in street conditions and not allow an increase in the maintenance backlog funds over the five-year program. Local/neighborhood zone schedules were also assessed and analyzed.

With this approach, Bucknam has recommended a "minimal level of service" which creates a major dividing line in determining pavement maintenance. Generally within pavement management programs, a PCI range between 55 to 70 determines the threshold of when preventative or major overlay maintenance is activated. Based on the City's weighted average PCI, condition distribution, maintenance practices, our team has identified a PCI of "65" as the minimum level of service. This means that any pavement section with a PCI greater than 65 will be recommended for preventative maintenance. This recommendation is indicated in Table 6, Section II.

Bucknam developed a multi-year Capital Improvement Program for the City based on the pavement records, yearly capital expenditures and the most recent 2021 inspections. These recommendations and results are shown in Section II of this report where we have demonstrated what level of funding is necessary to maintain the current PCI as well as how the City's current pavement budget performs against today's conditions.

As shown in Figure 2, 30% of the City's streets are in Very Good to Good condition. These sections will be targeted for "preventive" maintenance within our Capital Improvement Program (CIP) recommendations. The reasoning in doing this is to extend the life cycles of those "fair/good" pavement sections which accrues capital saving to aggressively rehabilitate those pavement sections that are below the "minimal level of service".

In order to achieve the most effective and optimum program for the City, certain strategies have been selected and/or analyzed. Below is a listing of the maintenance activities utilized in strategy development. Each activity is representative of the types of work that have been programmed as part of the long-term maintenance requirements of the City's street network.

General Repairs-Stop Gap (Localized Maintenance*); PCI range – 20 to 95

For this maintenance type, small localized surface treatments are utilized as "holding action" solutions (stop gaps) to delay the need for pavement structural strengthening. They typically include activities such as crack sealing, AC deep patching, AC skin patching, PCC slab replacement, grinding and leveling.

The City of Compton may consider an equipment such as the Asphalt Zipper to apply proactive localized surface patch repairs (R&R). In doing this, they prevent portions of pavement sections (high severity distress locations) from deteriorating at a continuously fast rate.

Microsurfacing - (Global Maintenance*); PCI range – 60 to 85

Microsurfacing is similar to slurry seal. It consists of the application of a mixture of water, asphalt emulsion, aggregate (very small crushed rock), and chemical additives to an existing asphalt concrete pavement surface. Polymer is commonly added to the asphalt emulsion to provide better mixture properties. The major difference between slurry seal and microsurfacing is in how they "break" or harden. Slurry relies on evaporation of the water in the asphalt emulsion. The asphalt emulsion used in microsurfacing contains chemical additives which allow it to break without relying on the sun or heat for evaporation to occur. Thus, microsurfacing is an application that hardens quicker than slurry seals and can be used when conditions would not allow slurry seal to be successfully placed. Streets that have a lot of shade and streets that have a lot of traffic are good candidates for microsurfacing (*source - LA County of Public Works*).

Slurry Seals (Global Maintenance*); PCI range – 60 to 85

Surface treatments applied to pavements with minimal surface distress to provide new wearing surfaces and extend pavement life. Generally consists of a mixture of conventional or latex-modified emulsified asphalt, well-graded fine aggregate, mineral filler and water placed over an existing AC surface; Slurry seal application life-cycles are averaging 4 to 5 years. Type II Slurry is recommended for Local streets.

Cape Seals (Global Maintenance*); PCI range – 40 to 65

This is an application of a single layer of asphalt binder to a road surface immediately followed by a single layer of cover aggregate (chips). The single layer chip seal is then followed with a slurry seal application; Conventional cape seal application life-cycles are averaging 6 to 7 years. For sections that have lower PCI's in this range, leveling courses should be considered. City is currently considering this application as an alternative cost-saving tool.

Overlays (Major Maintenance*); PCI range – 20 to 60

AC Overlay – Placement of a layer of hot-mixed asphalt concrete over the existing pavement surface (may include pavement fabric). Grinding (milling) is performed prior to the overlay to reduce the total height of asphalt and assure alignment with existing gutter lines. This also includes "dig-outs" and crack sealing prior to the application of an overlay. This treatment provides a new wearing surface and increased structural strength to the pavement section. A conventional overlay should be designed for a ten-year life.

Asphalt Rubber Hot-Mix Overlay - The ASTM definition is: Asphalt-Rubber is a blend of asphalt cement, reclaimed tire rubber and certain additives in which the rubber component is at least 15% by weight of the total blend and has reacted in the hot asphalt cement sufficiently to cause swelling of the rubber particles. Specifically, using crumb rubber modified binders in pavement application benefit local agencies in that cities find:

- Pavement resists cracking by being more flexible;
- Cost savings come from a longer life cycle (from Bucknam's experience typically 20% longer), decreased maintenance and the use of less material
- Improvement in skid resistance;
- Decreased noise; and
- It provides long-lasting color contrast for marking and striping
- Life cycles are averaging 8 to 12 years

Reconstruction (Major Maintenance*); PCI range – 0 to 20

Removal of the existing pavement section to a prescribed depth followed by the placement of a conventional flexible pavement section using a structural AC Hot Mix or AR Hot Mix or a full depth asphalt. Each classification of road has a typical design cross-section upon anticipation traffic loading. By performing a reconstruction the sections PCI resets at 100 and restarts the life-cycle deterioration of the section.

*Localized, Global and Major maintenance activities are default terms used within the MicroPAVER pavement software. Specific pavement repair applications are placed within each maintenance activity in order to develop multi-year maintenance forecast recommendations.

ANNUAL BUDGET PROJECTIONS

The budgeting process was approached with the following in mind; generate two unique work programs for the next five (5) years based upon actual road pavement conditions in order to:

1. Demonstrate how the City's current "Actual" budget allocation for pavement maintenance/rehabilitation performs against the conditions found through our surveys
    a. The City provided the following "Actual" historic and current annual pavement budget

FUNDING SOURCE	2021-22	2022-23	2023-24	2024-25	2025-26
SB1	$1,357,209	$1,425,069	$1,496,323	$1,571,139	$1,649,696
Proposition C	$1,380,645	$1,449,677	$1,522,161	$1,598,269	$1,678,183
Measure R	$258,898	$271,843	$285,435	$299,707	$314,692
Measure M	$1,173,548	$1,232,225	$1,293,837	$1,358,529	$1,426,455
State Gas Tax	$1,845,410	$1,937,681	$2,034,565	$2,136,293	$2,243,107
General Fund	$1,500,000	$1,575,000	$1,653,750	$1,736,438	$1,823,259
TOTAL	$7,515,710	$7,891,496	$8,286,070	$8,700,374	$9,135,392

2. Recommend a proactive annual budget that, at a minimum, **maintains** the current weighted PCI on the network after five years (FY 2026)

Based on current and future pavement maintenance needs, two annual work programs have been prepared and summarized below. Table 3 demonstrates the pavement network performs over the next five years based upon the proposed allocated maintenance/rehabilitation funds. Table 4 demonstrates the necessary annual funding that is needed to maintain the current weighted PCI on the network (each scenario addresses arterial/collector and local streets; alleys were excluded).

Plan Year	PCI Before	PCI After	Slurry Seal	Overlay / Recon	Total $	Deferred Maint.
2021-22	56.0	62.8	$354,400	$9,643,700	$9,998,100	$78,400,500
2022-23	60.8	66.1	$348,700	$9,649,100	$9,997,800	$74,916,000
2023-24	63.9	67.6	$361,300	$9,635,200	$9,996,500	$70,076,800
2024-25	65.3	69.2	$356,100	$9,642,500	$9,998,600	$64,649,000
2025-26	67.1	72.9	$351,800	$9,645,500	$9,997,300	$58,521,500
			$1,772,300	$48,216,000	$49,988,300	

Table 3 – Citywide Projection Utilizing "Actual" Budget

Plan Year	PCI Before	PCI After	Slurry Seal	Overlay / Recon	Total $	Deferred Maint.
2021-22	56.0	56.5	$354,400	$2,234,700	$2,589,100	$85,809,900
2022-23	54.8	56.9	$348,700	$2,239,100	$2,587,800	$90,411,800
2023-24	55.2	57.1	$361,300	$2,230,500	$2,591,800	$94,806,500
2024-25	55.2	57.2	$356,100	$2,241,600	$2,597,700	$98,976,900
2025-26	55.3	57.1	$351,800	$2,227,600	$2,579,400	$102,715,100
			$1,772,300	$11,173,500	$12,945,800	

Table 4 – Five-Year Projection Demonstrating Required Budget to Maintain PCI of 56

Additional detail and breakdown of budget projections are demonstrated in Section IV of this report. All work program budgets generated are presented in terms of current 2021 dollars.

All repair activities were based on distresses observed at the time of the field survey. These are recommendations and are to be used as "the best case scenario" for improving the City of Compton street network.

QUALITY CONTROL EFFORTS

As indicated in our scope of work, Bucknam performed numerous quality control checks in the field during survey efforts as well as specific site investigations requested by the City. Field check efforts were performed at the end of each week of survey.

Two major corrections were made to section SF's (Central Ave, PMP ID 3490x13) which previous showed a large width value and Pearl Ave (PMP ID 2230x1) which showed a large linear footage value. These two sections were corrected within the 2021 database. Bucknam also performed AI square footage calculations that accurately defined the "true area" of each pavement section throughout the network; this accounted for additional improvements to the total square footage of the network.

Through our internal quality control efforts, we believe we have found all the necessary publicly owned streets that needed to be reported on under this project.

FINDINGS AND RECOMMENDATIONS

Through our assessment of historical maintenance performed within the City and through our discussions with City staff the conditional data found across the network clearly shows that the City needs to implement a stronger overlay strategy in the near term. We see a moderate, annual conditional decrease within the Arterial / Collector program (12% drop in PCI value since 2017), furthermore, the Local program is showing continued signs of stagnation, not improvement. Pavement management involves frequent preventative maintenance; as pavement deteriorates through heavy traffic impacts, weathering and time, preventative maintenances (such as slurry seal, stop gap, etc.) have limited benefits. More aggressive rehabilitation applications have to be used. Our study has shown that key MPAH and local overlay projects will be needed over the next five years to maintain the network's level of condition.

Currently, the City's two major streets networks (Arterial/Collector & Local) hold low weighted PCI values; it is our recommendation that a proactive, common sense overlay program be assessed and scheduled over the next several fiscal years. This will ensure that the citywide weighted PCI will sustain itself and allow for routine slurry seal maintenance to continue. Through our analysis of the Compton PMP we have found and recommend the following items which should be considered for a proactive approach to the PMP and future management of the program:

Arterials/Collectors

The actual workload requirements identified indicate that the Arterial/Collector street network is currently in "Poor" condition (PCI = 59.0). To sustain this condition, at a minimum, it is critical that preventive maintenance and overlay rehabilitation activities are funded at the levels identified in Table 4 to maintain the network weighted average PCI value to within the "Poor" condition category. Our arterial/collector findings for conditional data and recommendations for revenue expenditures are shown below:

- The Arterial/Collector network has a weighted PCI of 59.0;
- Currently, 56% of the arterial/collector network (approx. 45.8 miles) qualify for overlay/reconstruction maintenance; 28% (approx. 23.2 miles) qualify for slurry seal maintenance;
    - With arterial/collector conditions showing 40+ miles of streets in need of major rehabilitation a continuous and proactive CIP program needs to be implemented;
- At a minimum, arterial/collector maintenance projects should focus on the maintaining the current PCI at a weighted average of 59.0 within next five years;
    - Maintain the arterial/collector revenues at an average annual level of $2,500,000/yr for the term of the CIP to generate the PCI identified within Table 4, page 8;
- Develop a proactive fiscal and planned approach to identify MPAH overlay projects based on the deterioration modeling within MicroPAVER;

- Demonstrated budgets shown on Table 3, page 8 is ample to increase the arterial/collector weighted PCI of 59.0 to 71.5 after five years, additionally, the citywide deferred backlog decreases from a level of $78.4 million to $58.5 million after five years;

- Perform pavement inspections on the arterial/collector network every three years to build a solid planning model within MicroPAVER to track PCI deterioration; also follows METRO guidelines for PMP's;

- Bucknam recommends that the City proactively budget pavement maintenance at the levels shown in Table 4 in order to improve upon the conditions found today

Locals

The actual workload requirements identified indicate that the Local street network is currently in "Poor" condition (PCI = 53.6). To increase this condition, it is critical that preventive maintenance and overlay activities are funded at the levels identified in Table 3 to increase the network weighted average PCI value to the "Fair" (PCI 60 or higher).

Our Local findings for conditional data and recommendations for revenue expenditures are shown below:

- The Local network has a weighted PCI of 53.6;

- Currently, 57% of the local network (approx. 70.7 miles) qualify for overlay/reconstruction maintenance; 28% (approx. 34.6 miles) qualify for slurry seal maintenance;

    - With Local conditions showing 70 miles of streets in need of major rehabilitation a continuous and proactive Local CIP program needs to be sustained;

- At a minimum, Local maintenance projects should focus on the maintaining the current PCI at a weighted average of 60 within next five years;

    - Maintain the Local revenues at an average annual level of $2,700,000/yr for the term of the CIP to generate the PCI identified within Table 4, page 8;

- Develop a proactive fiscal and planned approach to identify Local overlay projects based on the deterioration modeling within MicroPAVER;

    - Demonstrated budgets shown on Table 3, page 8 is ample to increase the Local weighted PCI of 53.6 to 73.9 after five years, additionally, the citywide deferred backlog decreases from a level of $78.4 million to $58.5 million after five years;

- Perform pavement inspections on the Local network every three years to build a solid planning model within MicroPAVER to track PCI deterioration; also follows METRO guidelines for PMP's;

- Bucknam recommends that the City proactively budget pavement maintenance at the levels

shown in Table 4 in order to improve upon the conditions found today

SECTION II
PAVEMENT MANAGEMENT SYSTEM

Bucknam performed the following services in accordance with the scope of services that was contracted with the City of Compton. As a quick overview, the following tasks were performed to complete the work over the past several months:

2021 Pavement Management Work Efforts:

Task 1: Project Kickoff-Data Management

Task 2: Update of Maintenance Activities

Task 3: Pavement Condition Survey (approx. 204.5 miles)

Task 4: Budgetary Analysis and Capital Improvement Reports

Task 5: Executive Summary and Final CIP Reports

Task 6: Mapping of the Pavement Network

Pavement Management Update 2021

As a part of the 2021 update of the pavement management system, a major element of work was to complete a comprehensive assessment of the existing street network and PMP database within the City. This included assessing the City's existing 2017 MicroPAVER database, GIS, street naming conventions and work history information. From there, Bucknam worked with the City to confirm public and private street listings which verified accuracy for CIP reporting. All data was then published within the City's updated MicroPAVER database.

Work history information was provided by the City in the form of completed bid documents, institutional knowledge, and previous dataset and Excel documents. This information was entered into the proper pavement segments that match the limits of those projects. From there, CIP pavement recommendations were performed (discussed and demonstrated below) where the pavement maintenance information the City provided (PMP material practices, unit costs, and capital budgets) were used to generate recommendations through the MicroPAVER system.

Table 6 demonstrates PCI ranges defaulted within MicroPAVER. Once a pavement inspection is complete, a PCI is calculated for each pavement section. Each PCI calculated falls within a defined PCI range category (Very Good, Very Poor, etc.). Furthermore, a weighted PCI was calculated for the each functional class within the network (arterials/collectors and locals).

The PCI is a condition rating that ranges from 100 (a new pavement section or recently overlaid or reconstructed) to 0 for a section that has structurally failed and deteriorated dramatically. Weighted average PCI of a given area/zone = pavement section PCI multiplied by its own area divided by the total square footage of the given area/zone. This information can also be represented through MicroPAVER to show how much square footage or percentage of area falls within a PCI range category.

PCI RANGE	CONDITION
86-100	Very Good
75-85	Good
60-74	Fair
41-59	Poor ***(Compton Network 2021 = 56.0)***
0-40	Very Poor

Table 5 - PCI Range

These condition ranges are defined by the Army Corps of Engineers and defaulted within the MicroPAVER software. The summary of all roads condition data and their representative PCI's can be seen in the Pavement Condition Report in Section III.

STRATEGY ASSIGNMENT TABLE

Once the appropriate activities from the above listings were selected by the City, a Maintenance Strategy Table was defined within the system that allocated the appropriate actions to the specific repair needs of the street. In defining the maintenance strategy list, emphasis was placed on defining pavement condition thresholds and using the PCI for the specific maintenance activities within these categories.

Strategy Assignment Table

All Streets		
PCI Range	**Description**	**Unit Cost**
20-100 Varies by Activity	Preventative, Stop Gap, Patching	Varies by Activity
60-85	Type II Slurry (Locals)	$0.36/SF
60-85	Type II Slurry (Arterials)	$0.36/SF
Minimal Level of Service (65)		
40-65	Cape Seal (Locals)	$1.20/SF
20-60	2" Grind / Overlay (Local)	$1.32/SF
20-60	2.5" ARHM Overlay (Arterial)	$2.25/SF
0-20	AC Remove & Replace (Locals)	$7.20/SF
0-20	AC Remove & Replace (Arterials)	$9.60/SF
0-20	PCC Reconstruction	$13.20/SF
	20% Contingency included within All Unit Costs	

Table 6 - Strategy Assignments

The Strategy Assignments List, shown in Table 6, was developed to identify the most critical segments in each of the work programs (Arterial/Collector and Local). Segment priorities were established by determining the range of PCI's requiring first attention based on the relative value of each segment's PCI, thus maximizing the annual maintenance budget.

Also, distress quantity, area extent, type and severity were critical elements in the decision process for recommending maintenance.

The assignment table is used as a guide within MicroPAVER to recommend maintenance, however, further assessment by City staff and/or outside parties can override maintenance recommendations. This can be done by reviewing and assessing distress extents and their weighted percentages.

Once the strategy assignments were set within the system, budgets and work assignments were generated for each work program on an annual basis. Using pavement deterioration curves for each type of pavement surface and class of road, both current year and future years work requirements for each pavement segment within the City were determined. In forecasting the maintenance requirements in future years, the current PCI value is reduced annually for each pavement segment based on the MicroPAVER deterioration curves within the City's database.

Likewise, maintenance activities performed in a given year increase the PCI value as they are applied to the segment. The overall program is dynamic in that each strategy consists of a cyclic series of actions that simulates the pavement anticipated life cycle.

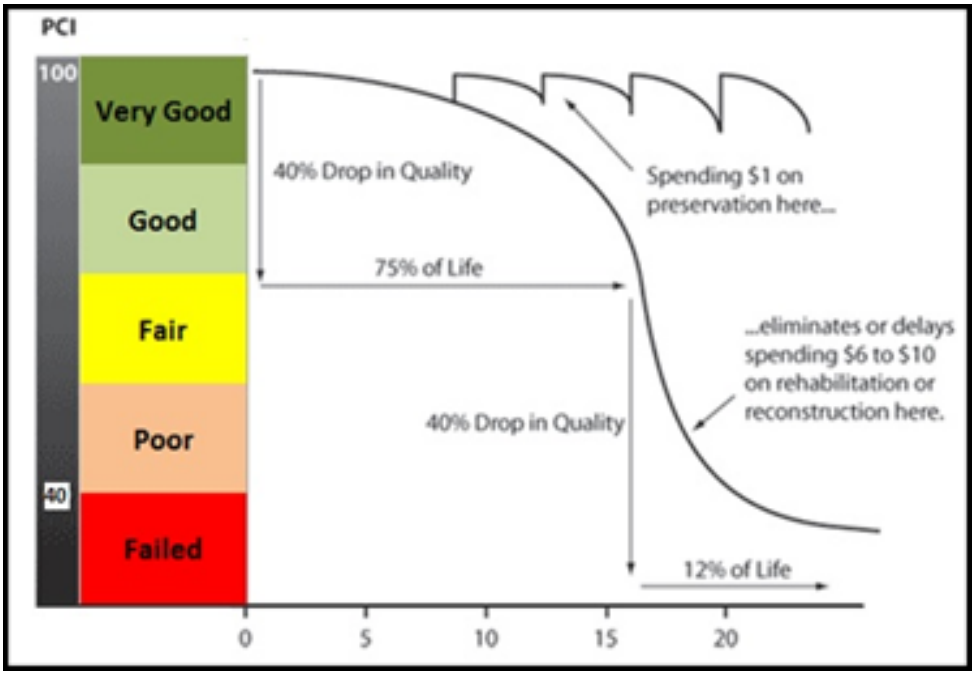

Figure 3 – Sample Pavement Life Cycle

MULTI-YEAR ANNUAL WORK PROGRAM PROJECTIONS

The goal of these projections is to assist City policy makers in utilizing the recommendations of the MicroPAVER system. By using the City of Compton' current budgets and maintenance practices the system will develop "section unique" improvements and strategies. Each segment will be tied to a specific fiscal year. As shown in the following pages, we have assessed the budgets that have been projected to meet the maintenance and rehabilitations needed to maximize the City's return on investment. The budget forecasting goal for the City network focused on:

- Establishing a proactive multi-year Maintenance & Rehabilitation Program;
- Developing a preventive maintenance program; and
- Selecting the most cost-effective repairs based on City strategies

ACTUAL BUDGET – The Actual budget model was generated for the City to demonstrate how the City's 5-Year Roadway Infrastructure funding allocation performs against the current citywide conditions.

- City's projected actual budget includes:
- Projects are funded through SB1 & Proposition C, Measure R, Measure M, Gas Tax and General Funds

FUNDING SOURCE	2021-22	2022-23	2023-24	2024-25	2025-26
SB1	$1,357,209	$1,425,069	$1,496,323	$1,571,139	$1,649,696
Proposition C	$1,380,645	$1,449,677	$1,522,161	$1,598,269	$1,678,183
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General Fund	$1,500,000	$1,575,000	$1,653,750	$1,736,438	$1,823,259
TOTAL	**$7,515,710**	**$7,891,496**	**$8,286,070**	**$8,700,374**	**$9,135,392**

MAINTAIN BUDGET – A Maintain budget was generated for the City to demonstrate the necessary funding that is required to maintain the current weighted PCI level of 56 through a five year model.

***All multi-year budget projections include a 5% inflation rate for the term of the budget forecast**.*

ARTERIAL/COLLECTOR & LOCAL FIVE-YEAR BUDGET PROJECTIONS

ACTUAL – The first key step in developing a proactive PMP is to model the City's existing conditions against the "actual" annual budget. In doing this, PCI performance, deferred maintenance and pavement application uses are able to benchmarked and demonstrated in a positive or negative result. The City's existing 5-Yr Roadway Infrastructure budget was used for this model; the City provided Bucknam with current 2021 unit costs for pavement maintenance applications. The resulting PCI conditions and maintenance distributions are shown below. Bucknam worked with the City's Public Works staff to review previous methodologies and schedules applied by the City. The City provided information on the current work schedules and yearly goals for asphalt application. With this scenario, our initial goal is to provide the City with a budgetary outlook and conditional impact report that can be used to eventually create a solid, preventative maintenance program.

ACTUAL BUDGET PROGRAM (FIVE YEAR MODEL)

Actual Budget Program incorporates pavement sections that have a functional class of Arterial (A/B), Collector (C) and Locals (E).

Plan Year	PCI Before	PCI After	Slurry Seal	Overlay / Recon	Total $	Deferred Maint.
2021-22	56.0	62.8	$354,400	$9,643,700	$9,998,100	$78,400,500
2022-23	60.8	66.1	$348,700	$9,649,100	$9,997,800	$74,916,000
2023-24	63.9	67.6	$361,300	$9,635,200	$9,996,500	$70,076,800
2024-25	65.3	69.2	$356,100	$9,642,500	$9,998,600	$64,649,000
2025-26	67.1	72.9	$351,800	$9,645,500	$9,997,300	$58,521,500
			$1,772,300	**$48,216,000**	**$49,988,300**	

Table 7 – Citywide Projection Utilizing "Actual" Budget ($10 mil/yr)

By modeling the existing pavement conditions against the City's available funding, we have found that two major positive results occur over the five year CIP. (See Figure 4 on the following page). First, the weighted PCI for the entire network increases from a level of 56.0 to a level of 72.9 over the five year CIP which meets one of our recommended goals (minimum level of service = 65). The five year model above includes pavement applications covering:

- 6.1 million SF of Arterials/Collectors, or 33 miles;
- 14.1 million SF of Locals, or 91.3 miles

Secondly, the resulting deferred maintenance backlog shows that it decreases as well from $78.4 million to $85.458.5 million after the five years program which indicates that an annual pavement budgets are ample enough to improve upon the deferred maintenance (or backlog of maintenance) on the network. The backlog that has been identified above consists of slurry/cape seals, overlays and reconstruction. Combined with the positive results found with the weighted PCI we recommended that this 5-yr maintenance schedule be followed.

DEFERRED MAINTENANCE

Delaying repairs on streets where pavement conditions indicate a need creates deferred maintenance. Deferred maintenance includes pavement maintenance, rehabilitation and reconstruction projects that are needed across the entire network, but cannot be performed due to the lack of available funding. These delayed projects are then pushed to the next budget cycle incurring higher unit costs/SF. The actual repairs that are being deferred are often referred to as a "backlog".

As maintenance is deferred, the opportunity to apply life extending preventive pavement applications is lost and the ultimate cost of rehabilitation multiples.

This situation is good for the City in that with a continued proactive slurry seal program combined with strong, well-funeded overlay schedule the City could reach a "preventative" state of condition by FY 2027-28. This equates to lower cost maintenance and proactive management of Compton streets and right-of-ways.

As shown, this projection model does meet the initial goal of maintaining or increasing the City's pavement network PCI. With today's economic issues at the Federal, State and local levels; the City should continuously monitor the management of overlay deferred maintenance (PMP studies every two to three years). The potential delay in projects and the resulting build-up of more overlay work in the five-year time frame is not a debt that City will want to accept.

Through Bucknam's analysis of the previous pavement database, work history dates and our experience with AC Overlay deterioration rates, it is important to point out that pavement sections that were overlaid in fiscal year 2008 will need proper overlay maintenance approximately around fiscal year 2021-22 and beyond.

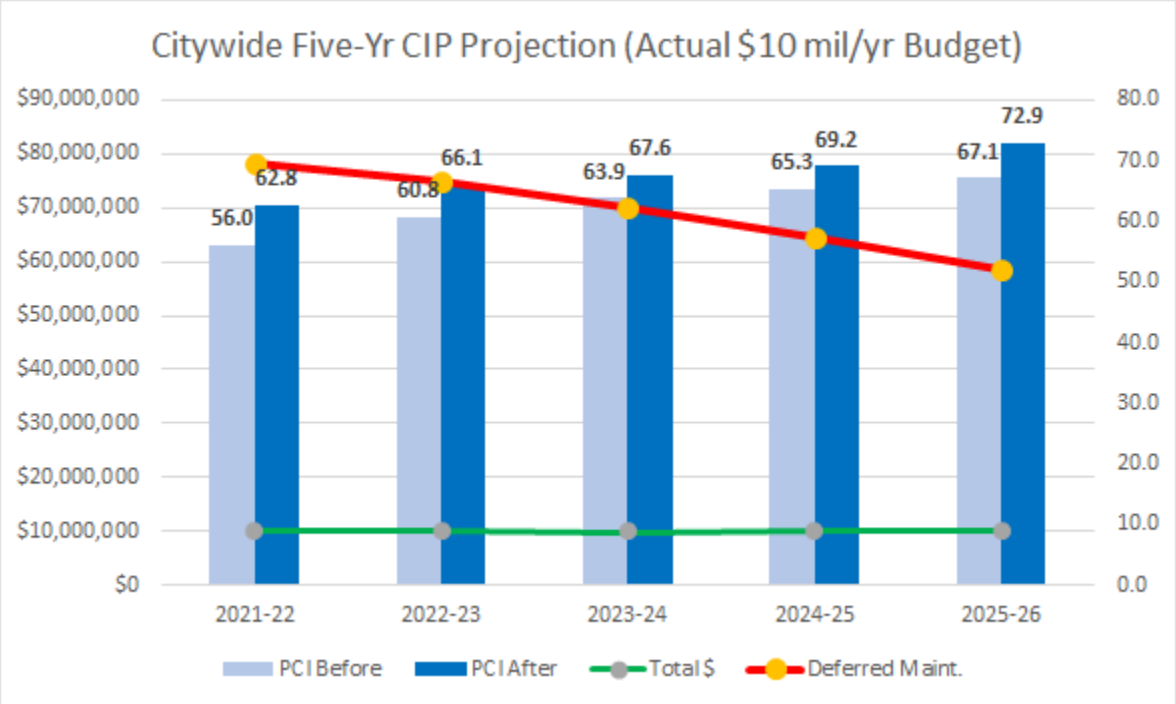

Figure 4 – Resulting Network PCI and Budget Expenditures (Actual Budget)

The resulting "increase of the weighted PCI" for the entire network demonstrates how applying proper funds to the network is preventing the City's pavement from deteriorating at a rate that is not conducive to a PMP success. Based on available funding or programmed funding identified by the City's long-term CIP, there may be an opportunity to proactively schedule or appropriate funds to areas of the City that have been annually deferred due to high maintenance costs.

Additionally, the City should continue to implement local, stop gap maintenance (i.e. deep patching, crack

sealing, etc.) prior to any major slurry / cape seal or overlay maintenance. By performing stop gap measures to individual pavement sections the overall performance of the sections condition will increase and sustain itself longer than if no preventative maintenance was performed.

As mentioned above, a local slurry/overlay maintenance "zone/area" strategy should be considered for several reasons. With the City applying a maintenance area methodology to the local network, four beneficial impacts occur:

1) Planned / Maintenance areas are addressed every seven years which creates a dedicated project schedule for City staff and constituent inquiries;
2) Deferred overlay maintenance can be addressed in a more effective manner due to accrued revenues
3) A preventative maintenance strategy is more cost-effective in a long-term PMP rather than implementing a maintenance approach that addresses only the "worst-first" streets.
4) All maintenance alternatives are available due to the increased funding and focused maintenance within one zone per year.

On the negative side, if low weighted PCI values occur within a given zone, all streets within that zone may not be able to be addressed with maintenance when that zone is scheduled for maintenance. The deferred maintenance will have to be scheduled for maintenance in future years or simply will have to wait until the zone cycle repeats.

The Local maintenance model that has been developed under the Actual budget can be used as a benchmark to monitor the City's annual budget allocations as the network continues to mature and age; the proper amount of funding for slurry seal and overlay maintenance needs to be the City's highest priority.

MAINTAIN PCI PROGRAM (FIVE YEAR MODEL)

With the City striving to show proactive maintenance across all City pavements, a budget program was generated to show the greatest return on investment through the application of slurry seal, mill & cap, and alternative overlay maintenance. Our goal under this model is to maintain the current 2021 weighted PCI of 56.0 through a five-year program. This model will demonstrate the necessary funding to achieve this goal.

Again, we used the "Actual" 5-yr PMP model (shown above) as a cornerstone for our modeling within the "maintain" program. Combining the previous reporting model with a realistic and achievable annual budget, we found positive results.

The Recommended Program incorporates pavement sections that have a functional class of Arterial (A/B), Collector (C) and Local (E).

Plan Year	PCI Before	PCI After	Slurry Seal	Overlay / Recon	Total $	Deferred Maint.
2021-22	56.0	56.5	$354,400	$2,234,700	$2,589,100	$85,809,900
2022-23	54.8	56.9	$348,700	$2,239,100	$2,587,800	$90,411,800
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2024-25	55.2	57.2	$356,100	$2,241,600	$2,597,700	$98,976,900
2025-26	55.3	57.1	$351,800	$2,227,600	$2,579,400	$102,715,100
			$1,772,300	$11,173,500	$12,945,800	

Table 8– Five-Year Projection Demonstrating Required Budget to Maintain PCI of 56

Referring to Table 8, it is noted that the weighted PCI basically remains consist through the five-year projection (56.0 to 57.1). However, the annual deferred maintenance total increases from $85.8 million to $102.7 million at the end of the five-years if the City utilizes an annual budget average of $2,589,200/yr for slurry, overlay, and reconstruction maintenance. We found that annual average square footage breakdowns of maintenance areas were consistent and well balanced.

Under this model, we recommend that a stronger focus be placed on the Local network improvements due to the fact that its network has approximately 30% more square footage compared to the arterial/collector network and has a significantly lower weighted PCI than the arterials/collectors.

We still recommend minor maintenance to the arterial/collector network, i.e. localized patching, slurry seal and the use of awarded Measure P, Measure R, Proposition A/C & Gas Tax funds. But again, with the Local network showing a higher degree of negative results, a new focus for zoned area maintenance and proactive overlays should be implemented.

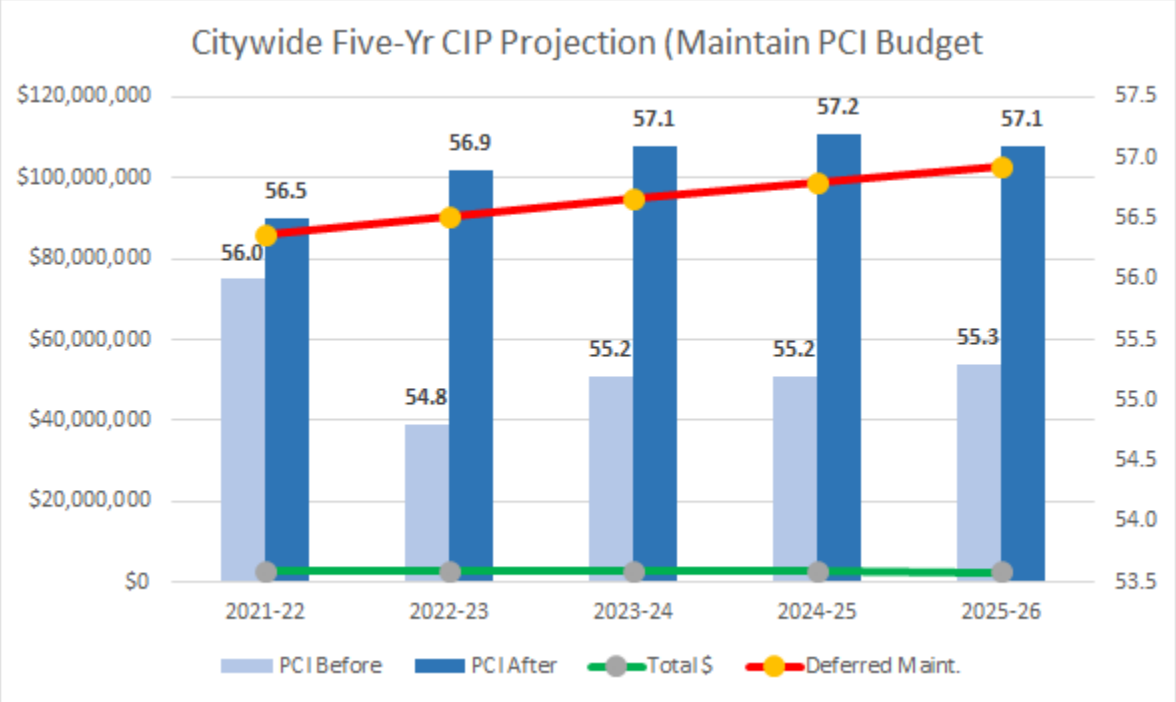


Figure 5 – Resulting Network PCI and Budget Expenditures (Maintain Budget)

Additionally, it is recommended that the City continue to monitor the application of Slurry / Cape Seal or Grind & Overlay as an asphalt application for the specific local sections. Specific sections are now qualifying for maintenance that warrants a stronger application rather than a typical slurry seal.

With a five to seven year cycle in motion, it is essential to address local sections that have PCI's less than 65 with the proper maintenance since crews will not be back within that area for five to six years.

PAVEMENT MANAGEMENT SYSTEM REPORTS

In addition to the annual budget scenario, this report contains a comprehensive and complementary assemblage of pavement management reports ranging from summary reports to annual maintenance and rehabilitation schedules (Forecasted Maintenance & Rehabilitation Report, Section IV). Collectively, as well as individually, the reports represent reasonable projections of pavement maintenance needs and performance based on visual condition assessments, unit cost estimates, and pavement deterioration models. These recommendations are for planning purposes only; City staff make all final decisions of project locations.

It is important to note that pavement segment dimensions and surface area recorded during 1999-2015, and 2020 inspections, along with the action and repair costs, as presented within the reports are accurate within tolerable limits. This is noteworthy due to the "implied" accuracy of reporting length and width to the nearest foot, surface area to the nearest square foot, and action and repair unit costs and project estimates to the nearest penny and dollar, respectively.

NEXT STEPS

As with any infrastructure management software program, time investments need to be made by key Public Works staff to maintain the integrity of the data as well as the accuracy. Bucknam can perform training sessions in the use of the MicroPAVER tools and demonstrate how to generate standard common-sense reports to assist City staff in developing yearly budgets, project level analysis, and CIP projections. This will be key to future management of the pavement program and reporting. City personnel need to maintain their commitment to the preventive maintenance system, while working toward reducing the City's present backlog of rehabilitation projects.

In order to ensure that report outputs are accurate and credible, it is essential that the integrity of all data files be maintained. This will require performing all necessary updates when changes are made to scheduling scenarios, unit cost information, historical data, etc. In addition, the entire pavement network will have to be re-inventoried at regular intervals. This typically includes surveying arterial / collectors every two years and locals every three. One recommendation the City may consider to keep the program "managed" is:

- Survey all arterials / collectors every three years; and
- Survey all locals every three years

This will not only allow work to be scheduled based on the most current condition data available, but will provide City personnel with a means to monitor actual rates of pavement deterioration so appropriate modifications can be made to the system curves. To be compliant with the METRO requirements, the City must generate a triennial Pavement Management report indicating condition ratings, inspection dates and forecasted maintenance and rehabilitation recommendations.

Bucknam will be supporting the City with staff level support to assist in the continuous updates with the MicroPAVER system. This will include work history updates, generating reports from the system, unit cost updates, and future inspections.

CONDITION DISTRIBUTION REPORT

This report depicts the distribution of the pavement condition throughout the street network by area.

The condition scheme ranges from "Very Good" to "Very Poor"; with a "Very Good" condition corresponding to a pavement at the beginning of its life cycle, and a "Very Poor" condition representing a badly deteriorated pavement with virtually no remaining life. The table below shows the general description for each pavement condition:

Condition Description – PCI Range - Description

Condition Description	PCI Range	Description
Very Good	86-100	Minor to low distress, no significant distress; Low severity distresses with expection of utility patches in good condition or slight hairline cracks; minor weathering found
Good	75-85	Slight to moderately weathered, low to moderate distress severities, utility patching commonly found; moderate distress extents
Fair	60-74	Severly weathered or moderate levels of distress, generally limited to utility patching and climate related distress
Poor	41-59	Moderate to high distresses including load related types such as alligator cracking, greater distress extents
Very Poor	0-40	Severly distresses, large quanities of distortion or alligator cracking; Failure of the pavement, distress has surpassed tolerable rehabilitation limits

2021 City of Compton weighted average PCI is 56.0 (Poor).

CALCULATION OF PCI

In order to calculate a Pavement Condition Index (PCI) value within MicroPAVER, specific street section data needs to be inputted into MicroPAVER to define the survey limits, asphalt types, pavement age and metrics. Pavement "sections" are pavement segments within the defined branch that have consistent pavement street classifications, construction/maintenance histories and use. Representative inspection samples are then selected and visually surveyed to locate distress data. This data is used to calculate the pavement sections Pavement Condition Index (PCI) which includes distress type, extent of the distress and its severity.

The PCI is a condition rating that ranges from 100 (pavement section that is in perfect condition) to 0 for a section that has structurally failed and deteriorated dramatically. The PCI is calculated from three major data entries from our inspectors:

1. Distress Type (one of 20 AC or 19 PCC types); these include alligator cracking, bleeding, block cracking, corrugations, depressions, long/trans cracking, patch/utility cut, potholes, rutting, weathering, raveling, etc.
2. Distress Quantity (the square footage, length or count of a specific distress)
3. Distress Severity (the level of severity determined for each distress found; low, medium or high)

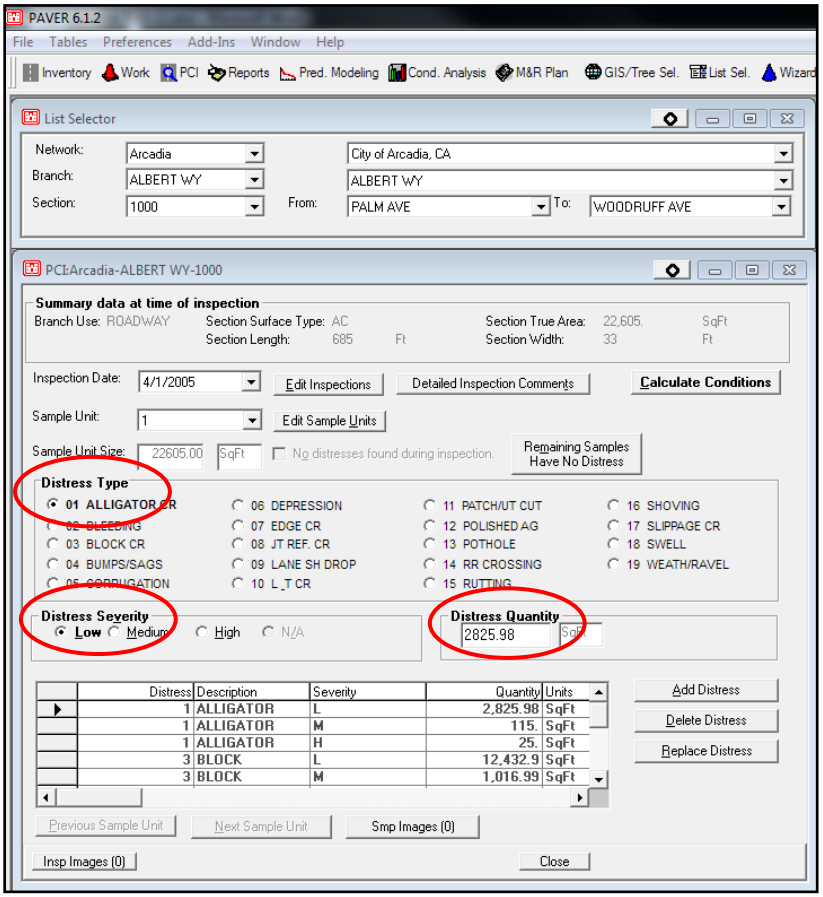


Figure 6 – PCI Calculation Worksheet

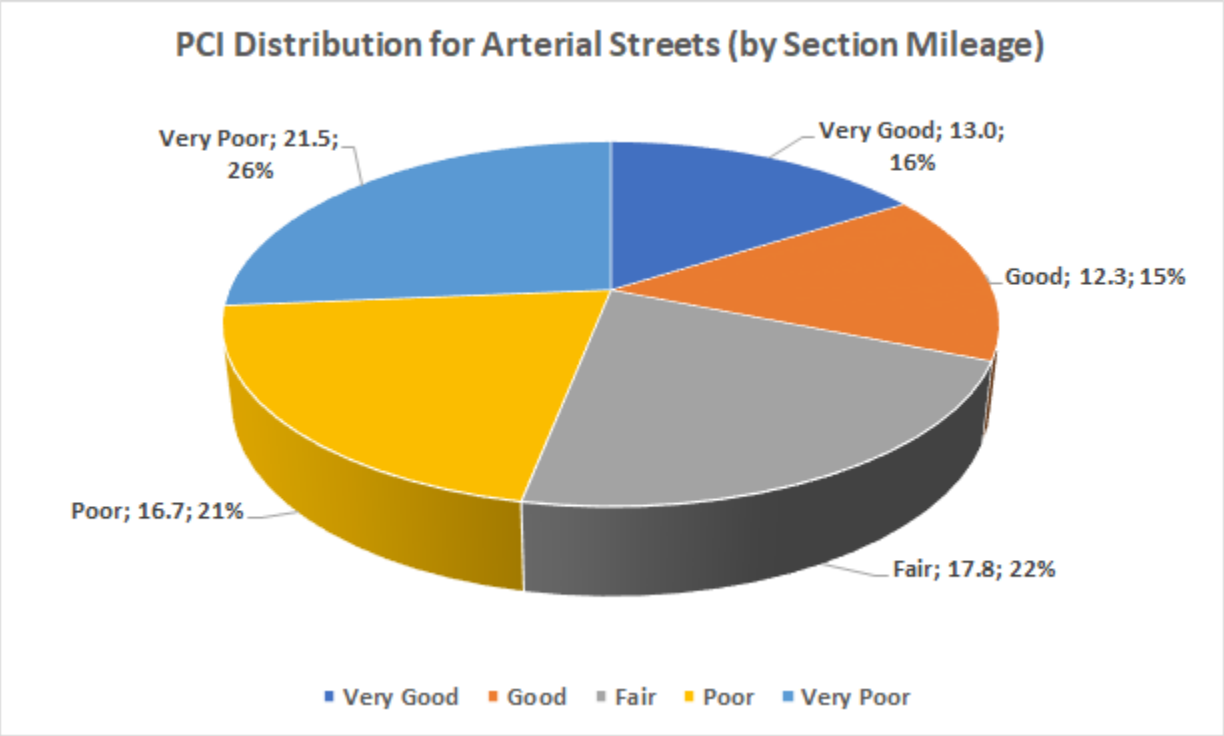


Figure 6 – Arterial / Collector Condition Distribution

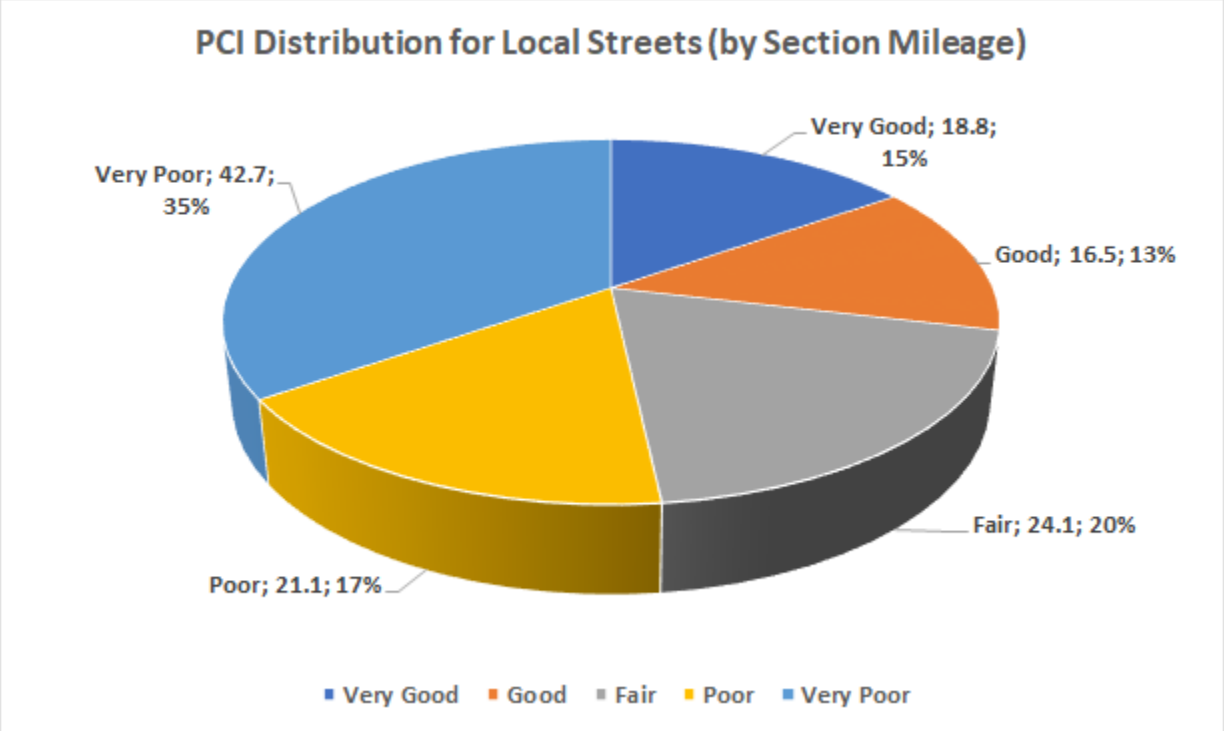


Figure 7 – Local Condition Distribution

SAMPLE DISTRESS PHOTOS – RECOMMENDED TREATMENT (FIGURE 9)

Bucknam Infrastructure Group

1. Alligator Cracking

Cracks that form a chicken wire or alligator scale like pattern.

Low Severity: Thin parallel longitudinal cracks that may come together at certain points, but full alligator pattern is not present yet.
Medium Severity: Further development of cracks into alligator pattern. Cracks are starting to spall.
High Severity: Alligator pattern is heavily developed, and cracks are spalled to the point where individual pieces may become separated.

Typical Recommendation: Low severity, R&R – Patching, crack sealing; high severity R&R-overlay

2. Bleeding

Bleeding occurs when incorrectly mixed asphalt is applied and in hot weather the asphalt or tar rises to the surface.

Severity is determined by the amount of asphalt/tar present.

Typical Recommendation: Low severity, apply coarse sand; high severity, grind or heat planer excess, resurfacing may be necessary

3. Block Cracking

Longitudinal and transverse cracks that intersect to form smaller than 10x10 ft blocks. Creates uniform blocks with straight edges.

Low Severity: Cracking is less than 3/8 inches.
Medium Severity: Cracking between 3/8 and 3 inches.

High Severity: Cracking is over 3 inches.

Typical Recommendation: Low severity, crack sealing; high severity, R&R-overlay

4. Bumps and Sags

Small, localized, and linear upward or downward displacements of pavement, which can be caused by a variety of factors.

Severity is determined by the extent to which ride quality is diminished.

Typical Recommendation: R&R - Patching

5. Corrugation

Closely spaced Bumps and or Sags that form a washboard effect in the pavement.

Severity is determined by the extent to which ride quality is diminished.

Typical Recommendation: Low severity, R&R – Patching; high severity, R&R-overlay

6. Depression

Localized area of pavement with a lower elevation than the surrounding pavement.

Low Severity: depth of ½ to 1 inch.
Medium Severity: depth of 1 to 2 Inches.
High Severity: depth greater than 2 inches.

Typical Recommendation: R&R - Patching

7. Edge Cracking

Cracks that are parallel to the edge of the pavement that may cause a break up of pavement.

Low Severity: Low or Medium cracking with no breakup.
Medium Severity: Medium cracking with some breakup.
High Severity: Considerable breakup of pavement.

Typical Recommendation: R&R -

Patching

8. Joint Reflective Cracking

Cracking that is reflected through AC pavement when it is overlaid on top of PCC pavement.

Low Severity: Cracking is less than 3/8 inches.
Medium Severity: Cracking between 3/8 and 3 inches.
High Severity: Cracking is over 3 inches.

Typical Recommendation: R&R - Overlay

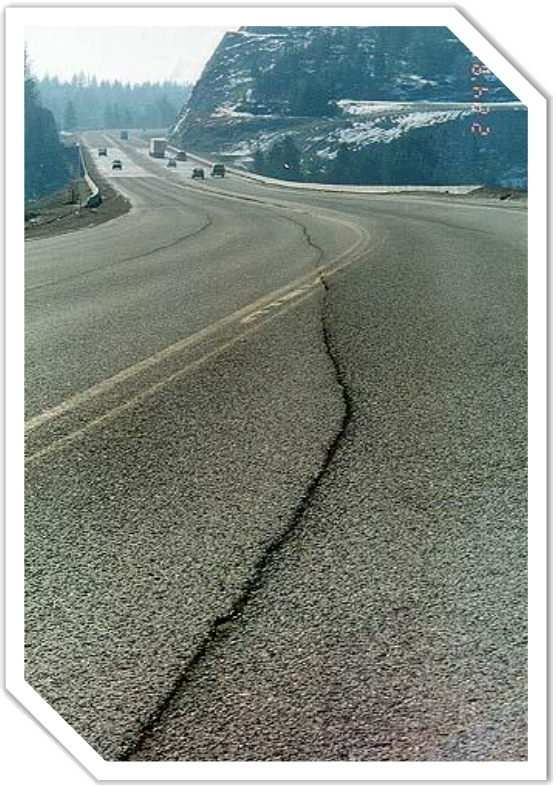
9. Lane / Shoulder Drop-off

Elevation change between pavement and shoulder.

Low Severity: Difference in elevation is between 1 and 2 inches.
Medium Severity: Difference in elevation is between 2 and 4 inches.
High Severity: Difference in elevation is over 4 inches.

Typical Recommendation: R&R – Patching or edge grinding

10. Linear & Transverse Cracking



Cracks that are generally either parallel or perpendicular to traffic.

Low Severity: Cracking is less than 3/8 inches.
Medium Severity: Cracking is between 3/8 and 3 inches.
High Severity: Cracking is over 3 inches.

Typical Recommendation: Low severity, crack sealing; high severity, R&R - Overlay

11. Patching

Area of pavement that has been replaced.

Severity is determined by the quality of the patch and the extent to which ride quality is diminished.

Typical Recommendation: R&R – structural / non-structural overlay

12. Polished Aggregate

Distress where traffic smooths the pavement surface so friction is diminished and cars can slide.

There are no Severity Levels for this distress.

13. Pothole

Severity Measured using the following Matrix.

Typical Recommendation: low severity Pothole fill or R&R – Patching, high severity should be R&R-Overlay

	Average Diameter (in.) (mm)		
Maximum Depth Of Pothole (in.) (mm)	4 to 8 in. (100 to 200 mm)	8 to 18 in. (200 to 460 mm)	18 to 30 in. (460 to 760 mm)

14. RR Crossing

Pavement distresses caused by railroad crossings.

Severity is determined by the extent to which ride quality is diminished.

Typical Recommendation: R&R - Patching

15. Rutting

Linear depressions along wheel paths caused by traffic.

Low Severity: Depth is ¼ to ½ inches.
Medium Severity: Depth is ½ to 1 inch.
High Severity: is greater than 1 inch.

Typical Recommendation: Pavement with deeper ruts should be leveled and overlaid

16. Shoving

Displacement of pavement creating a "wave" over a more solid surface.

Severity is determined by the extent to which ride quality is diminished.

Typical Recommendation: R&R - Patching

17. Slippage Cracking

Half-moon shaped cracks where wheels cause pavement to slide.

Low Severity: Average crack width is less than 3/8 inch.
Medium Severity: Crack width is between 3/8 and 3/2 inches.
High Severity: Crack width is greater than 3/2 inches.

Typical Recommendation: R&R - Patching

18. Swell

Upward Bulges creating "wave-like" patterns.

Severity is determined by the extent to which ride quality is diminished.

Typical Recommendation: Low severity, R&R – Patching; high severity, R&R-overlay

19. Weathering

The wearing away of the asphalt binder.

Low Severity: Aggregate is starting to be exposed.
Medium Severity: Aggregate is exposed up to ¼ of its width.
High Severity: Aggregate is exposed to greater than ¼ of its width.

Typical Recommendation: naturally occurring, slurry seal

20. Raveling

The further weathering of asphalt so that coarse aggregate is separating out of pavement.

Medium Severity: Considerable loss of aggregate.

High Severity: Almost complete removal of coarse aggregate.

Typical Recommendation: Low severity, R&R – Patching; high severity, R&R-overlay

PORTLAND CEMENT CONCRETE (PCC)

1. Blowup

Buckling at cracks or joints where there is not enough room for slab expansion.

Severity is determined by the extent to which ride quality is diminished.

2. Corner Break

Crack close to corner of slab that creates a corner piece.

Low Severity: Crack is less than ½ inches wide.
Medium Severity: Crack is between ½ and 2 inches wide.
High Severity: Crack is wider than 2 inches.

3. Divided Slab

Slab that is broken up into four or more pieces by cracks.

Severity is determined by the following matrix.

Severity Of Majority Of Cracks	Number Of Pieces In Cracked Slab		
	4 to 5	6 to 8	More than 8
L	L	L	M
M	L	M	H
H	M	H	H

4. Durability Cracking

Pattern of cracks parallel to joints caused by freeze-thaw expansion of large aggregate.

Low Severity: Durability cracking covers less than 15 percent of slab.
Medium Severity: Durability cracking covers more than 15 percent of the slab.
High Severity: Durability cracking covers more than 15 percent of slab and most pieces have come out.

5. Faulting

Elevation Difference between slabs.

Low Severity: Elevation difference is between 1/8 and 3/8 inch.
Medium Severity: Elevation is between 3/8 and ¾ inch.
High Severity: Elevation is greater than ¾ inch.

6. Joint Seal Damage

Damage to sealant between joints that allows soil, rock, or water infiltration.

Low Severity: Joint sealant has only minor damage.
Medium Severity: Joint sealant is in fair condition. Water can infiltrate and vegetation may be present.
High Severity: Joint sealant is in poor condition. It may be missing and rocks may be present.

7. Lane / Shoulder Drop-Off

The Elevation difference between pavement and shoulder.

Low Severity: Elevation difference is between 1 and 2 inches.
Medium Severity: Elevation difference is between 2 and 4 inches.
High Severity: Elevation difference is greater than 4 inches.

8. Linear Cracking

Cracks that divide slab into two or three pieces.

Low Severity: Crack is less than ½ inch wide.
Medium Severity: Crack is between ½ and 2 inches wide.
High Severity: Crack is wider than 2 inches.

9. Large Patch

Patch that is larger than 5.5 sq ft.

Low Severity: Patch has little or no deterioration.
Medium Severity: Patch is moderately deteriorated.
High Severity: Patch is badly deteriorated.

10. Small Patch

Patch that is smaller than 5.5 sq ft.

Low Severity: Patch has little or no deterioration.
Medium Severity: Patch is moderately deteriorated.
High Severity: Patch is badly deteriorated.

11. Polished Aggregate

Distress where traffic smooths the pavement surface so friction is diminished and cars can slide.

There are no Severity Levels for this distress.

12. Popouts

Small piece of pavement that breaks loose from surface.

There are no Severity Levels for this distress, however popouts must cover 3 per sq. meter of the slab.

13. Pumping

Ejection of material from slab foundation through joints or cracks along with water.

There are no Severity Levels for this distress.

14. Punchout

Localized area of a slab that is broken into many pieces.
Severity is determined by the following matrix.

Severity of Majority of Cracks	Number of Pieces		
	2 to 3	4 to 5	> 5
L	L	L	M
M	L	M	H
H	M	H	H

SECTION III

CITYWIDE
PAVEMENT CONDITION INDEX REPORT

A. Compton PCI Map
B. A to Z
C. PCI Order

PAVEMENT CONDITION INDEX REPORT

Listed alphabetically by street name or PCI, this report provides the City with a listing of pertinent inventory and pavement condition data for each inventory unit within the City's pavement network. The Pavement Condition Index (PCI) Report notes the names, limits, classification, dimension, surface type, and lane configuration of each inventory unit.

Detailed descriptions of the information appearing on this report are presented below:

BRANCH NAME - The name of each inventory unit appears in this column. Generally, the inventory unit name is taken directly from a street sign; however, where no street signs are posted, the name appearing on the network map is noted instead.

A sample set of street name suffix abbreviation definitions is presented below:

AV -	Avenue	CT -	Court	CIR -	Circle
DR -	Drive	LN -	Lane	RD -	Road
ST -	Street	WAY -	Way	EB -	East Bound
NB -	North Bound	SB -	South Bound	WB -	West Bound

FROM - A description of the beginning limit of each inventory unit appears in this column. If the beginning limit exists between intersections, then the beginning limit description may be an address, post mile marker, or a distance from a known point of reference (e.g., "500' N/MAIN ST").

TO - A description of the ending limit of each inventory unit appears in this column. Like BEGIN limit, the END limit description may consist of a street name, an address, or a distance from a known point of reference. In the case of cul-de-sacs, or dead-ends, the END limit consists of and address, or a directional reference, such as "NORTH END," when no address is available.

RANK - The codes for the seven functional classifications as the inventory unit appears in this column are represented below. Basically, units are classified according to traffic volume.

CODE	DESCRIPTION
A/B	Primary Arterial, Arterial
C	Collector
E	Local
I	Industrial
P	Private
O	Alley

SURFACE TYPE - A code was assigned to each inventory unit to describe surface type.

CODE	DESCRIPTION
AC	Asphalt Concrete
PCC	Concrete

LENGTH - The length of the section within each branch. The unit of measurement for the section length, typically linear feet (LF).

AREA - The area of each section within a branch. The unit of measurement for the section area, typically square feet (SF).

PCI - Pavement Condition Indices were calculated for inventory units based on severity and extent of distress manifestations observed within the inventory unit. Ranging between 0 and 100, a PCI of "100" corresponds to a pavement at the beginning of its life cycle, while a PCI of "0" corresponds to a badly deteriorated pavement which is at or near the end of its life cycle.

PCI CLIMATE, LOAD AND OTHER – reflects "Section Extrapolated Distress"; these values are shown within the Sample Distresses tab within the PCI window. Distresses are aggregated based on the type and severity level. For random samples, distress quantities are adjusted to reflect the extrapolated value based on the sections total area. Extrapolated distress deducts are classified as resulting from Climate, Load and Other distresses. The Distress Classification portion of the tab shows the "percent" of extrapolated distress deduct belonging to Climate, Load and Other (these %'s are shown within the PCI reports herein). These values are beneficial in that they support the decision whether recommend slurry seal, overlay or reconstruction project for street sections.

Asphalt Distresses	Cause Classification	PCC Distresses	Cause Classification
Alligator cracking	Load	Blow up	Climate
Bleeding	Other	Corner break	Load
Block cracking	Climate	Divided Slab	Load
Bumps/Sags	Other	Durability cracking	Climate
Corrugation	Other	Faulting	Other
Depression	Other	Joint Seal cracking	Climate
Edge cracking	Load	Lane Shoulder Drop-off	Climate
Joint Reflection cracking	Climate	Linear cracking	Load
Lane Shoulder Drop-off	Climate	Small Patching	Other
L&T cracking	Climate	Large Patching	Other
Patch/Utility cut	Other	Polished Agg	Load
Polished Agg	Other	Popouts	Other
Pothole	Climate	Pumping	Other
RR Crossing	Other	Punchout	Load
Rutting	Load	RR Crossing	Other
Shoving	Other	Scaling/crazing	Other
Slippage cracking	Other	Shrinkage cracking	Other
Swell	Other	Corner Spall	Other
Raveling	Other	Joint Spall	Other
Weathering	Climate		

INSPECTION DATE – Represents the most recent inspection date performed on a given sections. PCI shown is historical in value and may not indicate what "today's" PCI is due to variance in time. Pavement deterioration calculations can be performed on a section(s) to demonstrate a deteriorated PCI based upon a new current date.

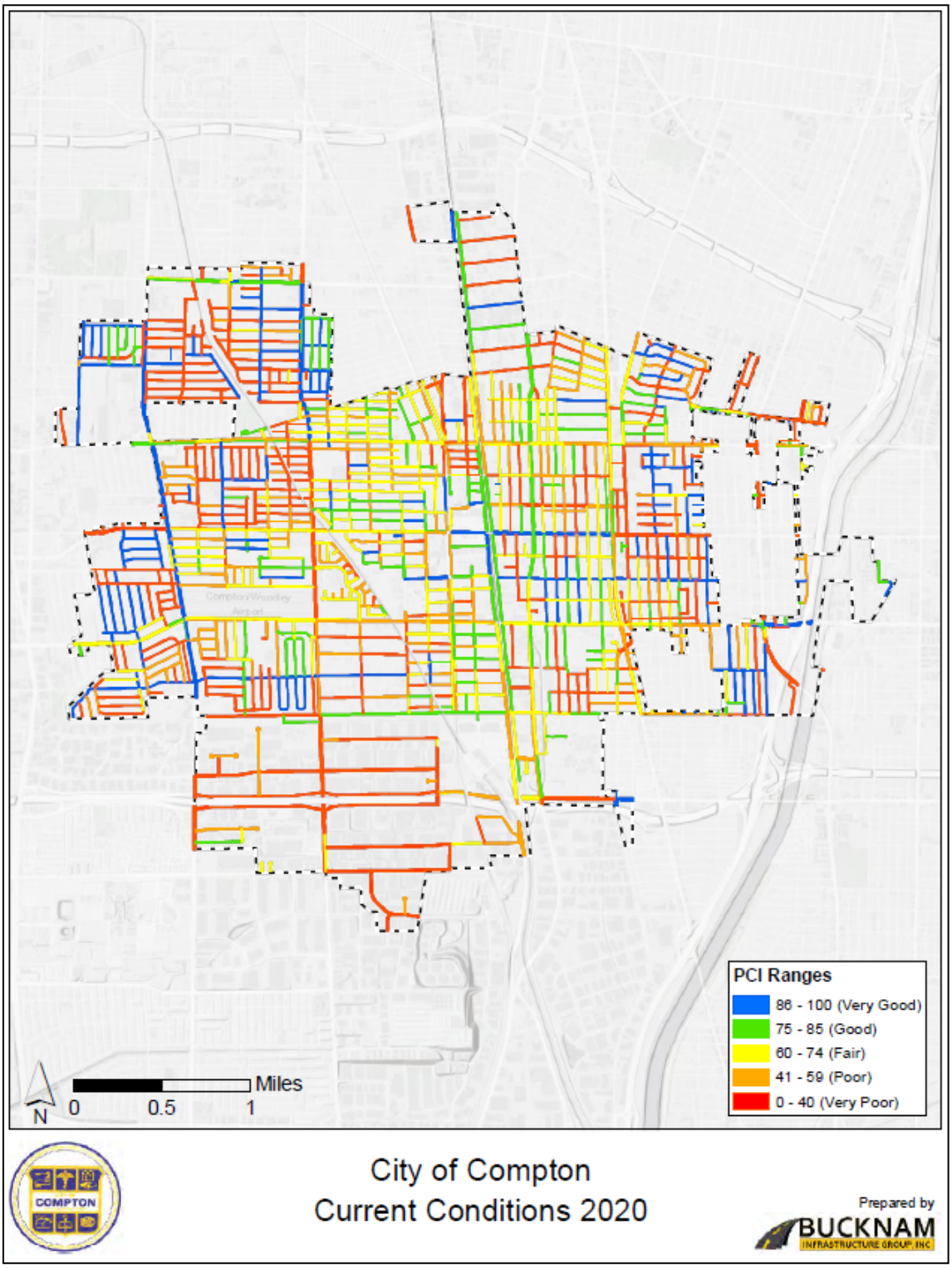


Figure 10 – 2021 Compton PCI Map

SECTION IV
FORECASTED MAINTENANCE & REHABILITATION REPORT

A. Projected Annual Budget, Five Year Plan (2021-2026)
B. Forecasted Maintenance & Rehabilitation Report Maps (by fiscal year)

FORECASTED MAINTENANCE & REHABILITATION REPORT

Listed in chronological order by plan year, rank (Arterial/Collector & Local) then alphabetically by street name, this report presents the year and action corresponding to the next scheduled work activity for each segment within the pavement network.

ACTUAL / PROJECTED BUDGET – The Actual budget model was generated for the City to demonstrate how the City's 5-Year Roadway Infrastructure funding allocation performs against the current citywide conditions.

- City's Actual budget includes:

FUNDING SOURCE	2021-22	2022-23	2023-24	2024-25	2025-26
SB1	$1,357,209	$1,425,069	$1,496,323	$1,571,139	$1,649,696
Proposition C	$1,380,645	$1,449,677	$1,522,161	$1,598,269	$1,678,183
Measure R	$258,898	$271,843	$285,435	$299,707	$314,692
Measure M	$1,173,548	$1,232,225	$1,293,837	$1,358,529	$1,426,455
State Gas Tax	$1,845,410	$1,937,681	$2,034,565	$2,136,293	$2,243,107
General Fund	$1,500,000	$1,575,000	$1,653,750	$1,736,438	$1,823,259
TOTAL	**$7,515,710**	**$7,891,496**	**$8,286,070**	**$8,700,374**	**$9,135,392**

- Projects are funded through SB1 & Proposition C, Measure R, Measure M, Gas Tax and General Funds

The following report is sorted by Fiscal Year, then by Rank (functional classification), then by street name.

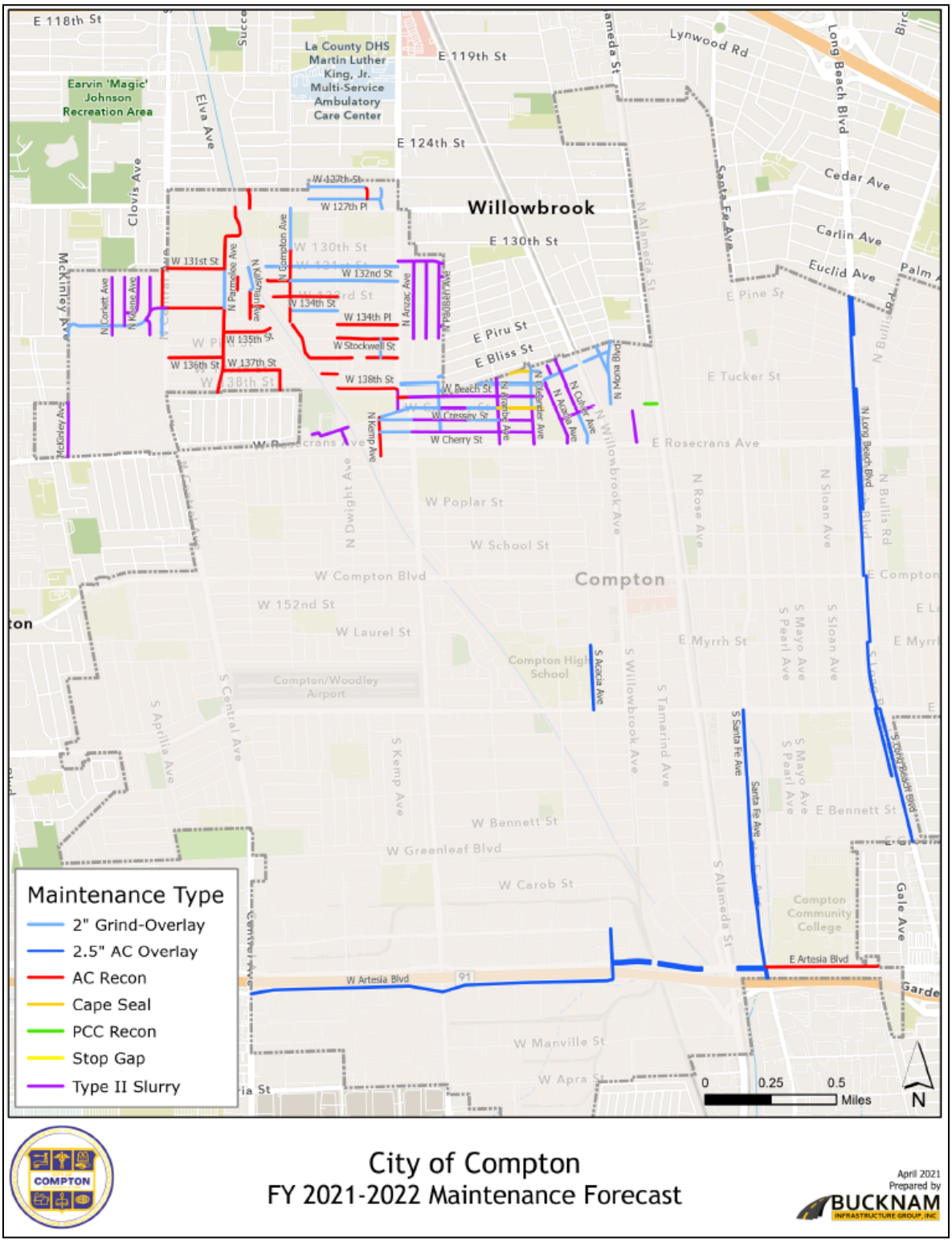


Figure 11 – FY 2021-22 M&R Recommendations

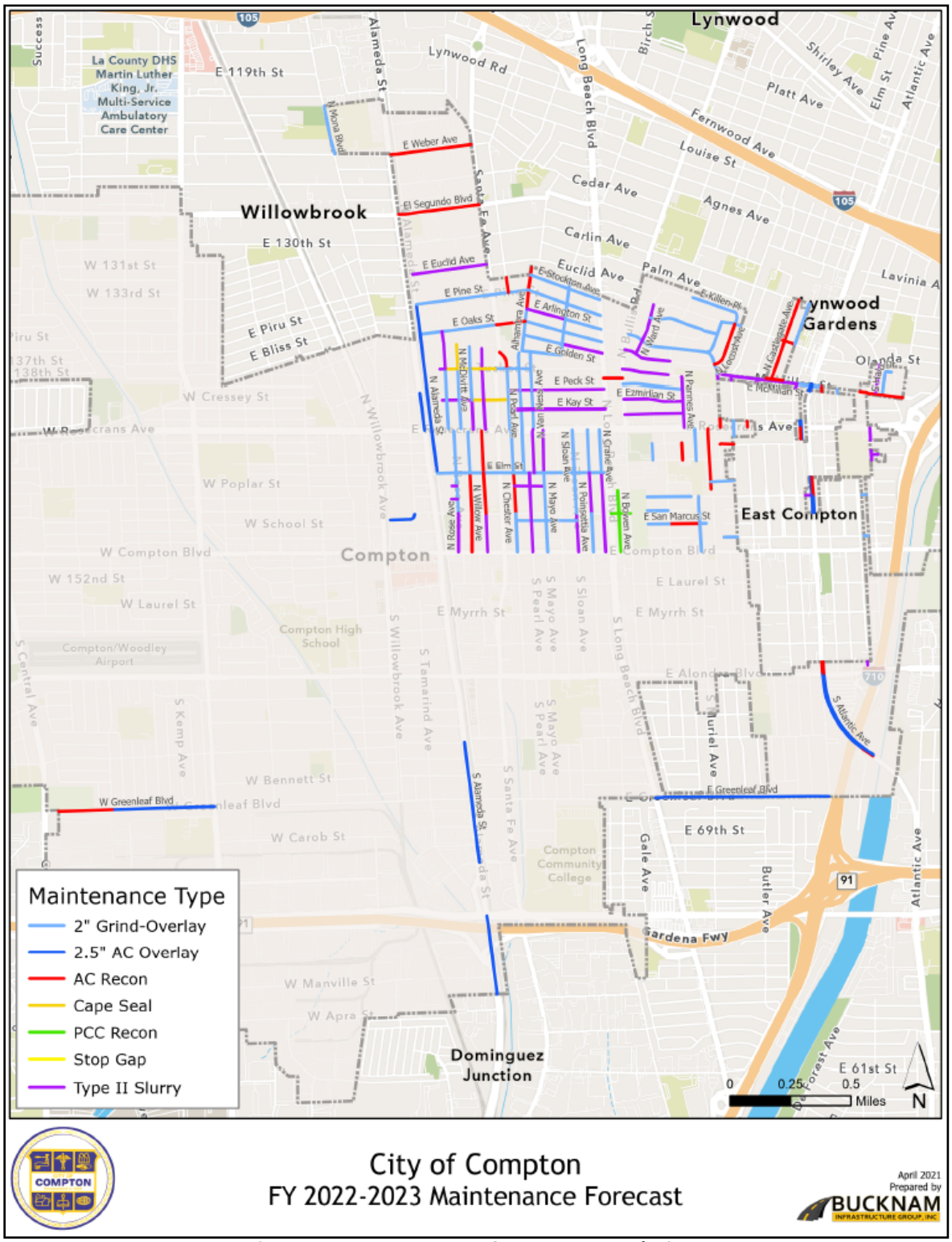


Figure 12 - FY 2022-23 M&R Recommendations

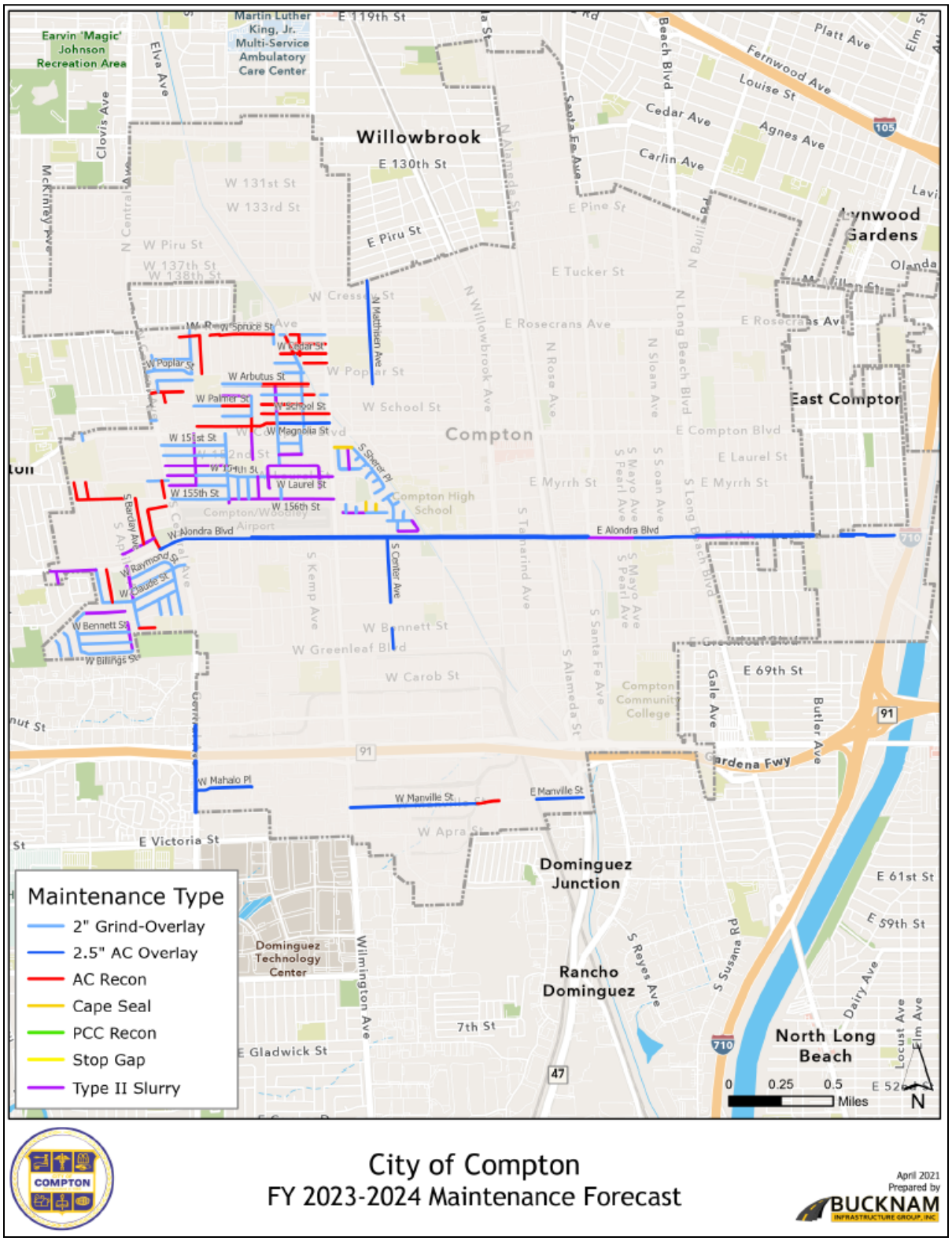


Figure 13 - FY 2023-24 M&R Recommendations

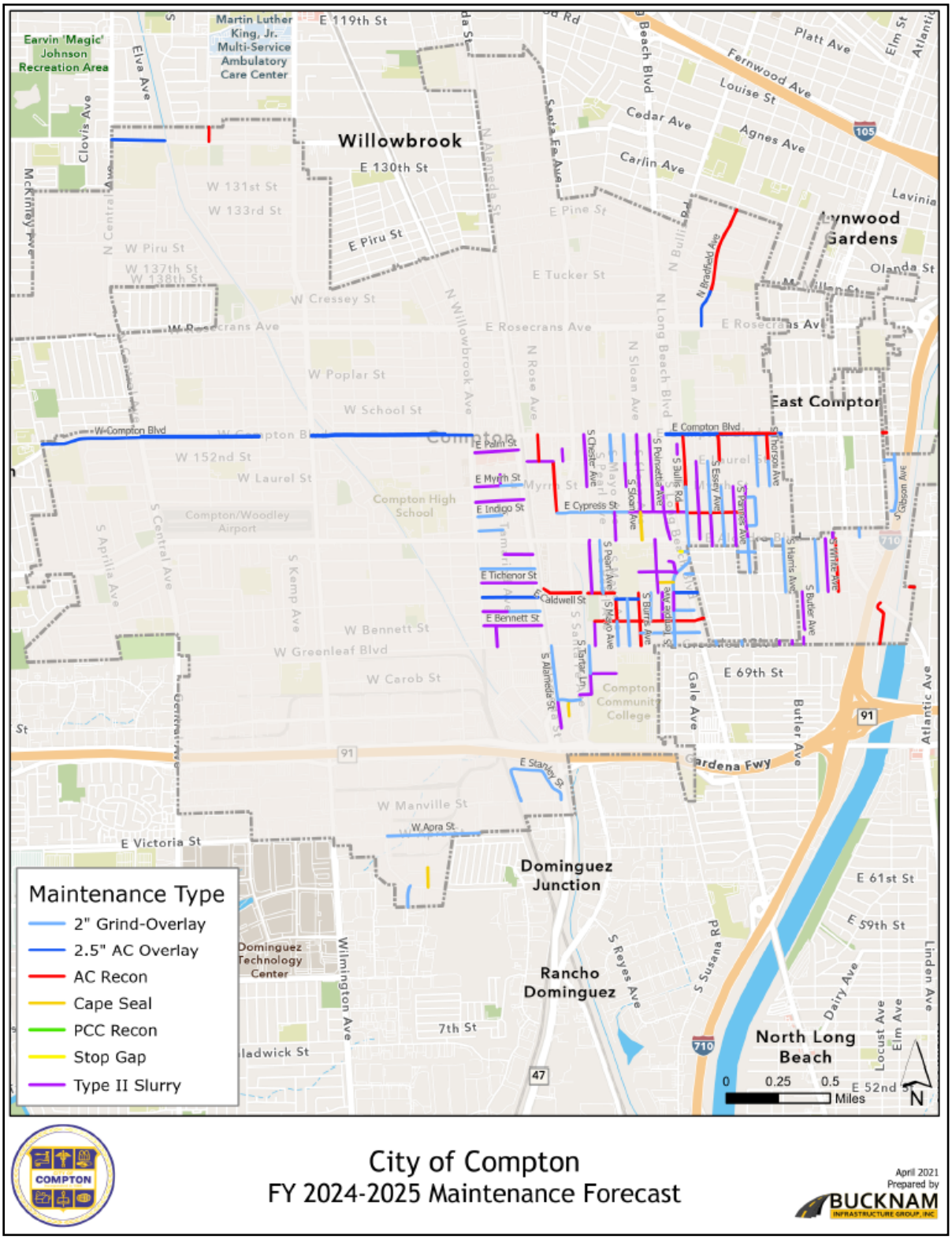


Figure 14 - FY 2024-25 M&R Recommendations

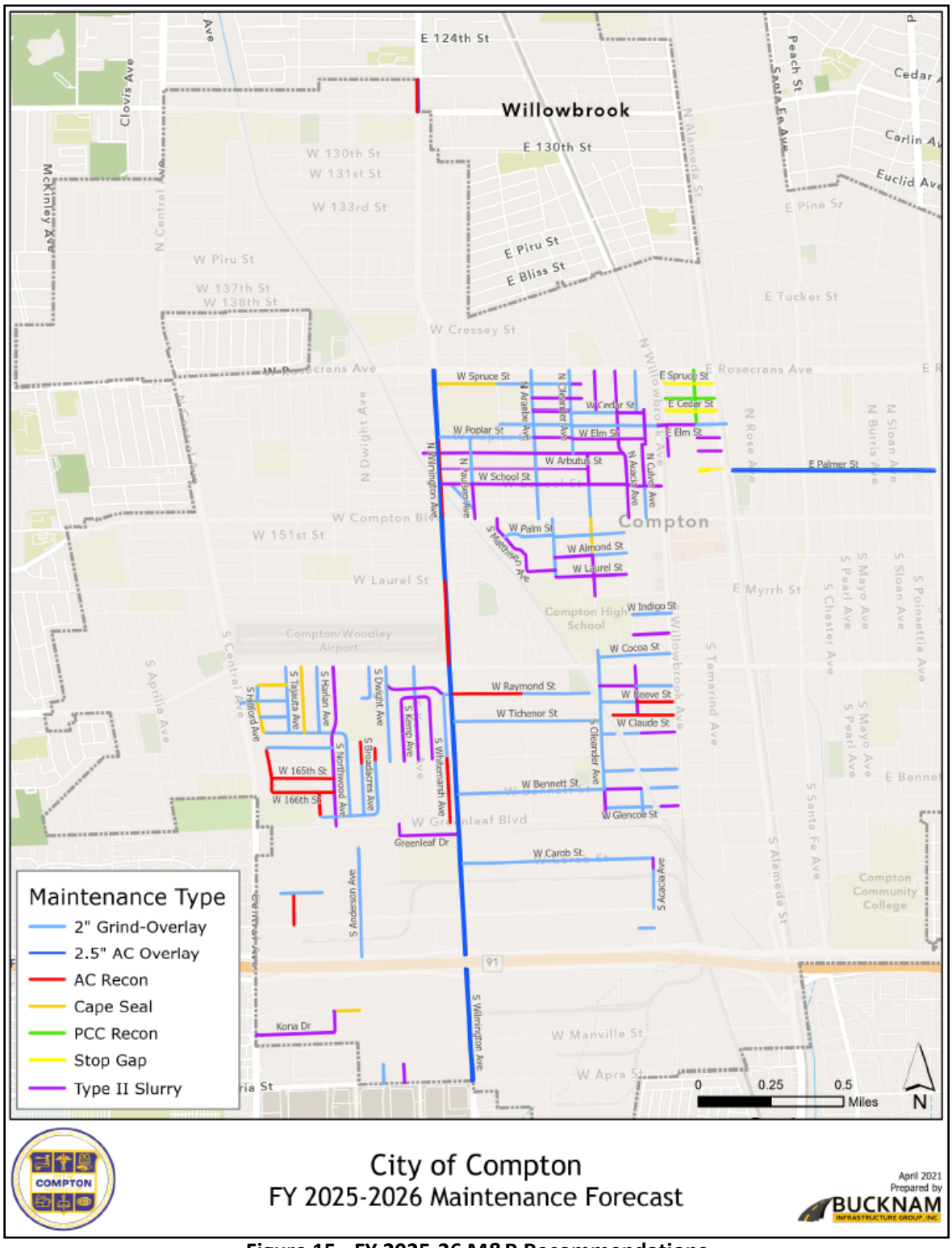


Figure 15 - FY 2025-26 M&R Recommendations

RESOLUTION NO. 25,464

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONSTRUCTION CONTRACT WITH AND ESTABLISH A PURCHASE ORDER FOR HARDY & HARPER, INC. FOR ROAD REPAIR SERVICES CITYWIDE ($2,345,200)

WHEREAS, in 2021, the City of Compton ("City") performed an update to the Pavement Management System, which identified approximately 144 miles of "Fair" to "Very Poor" condition categories of streets and these findings indicate that proper preventative maintenance is significantly overdue and presents safety and liability concerns to the City; and

WHEREAS, the Road Repair Service Project consist of providing road repair services citywide in accordance to the contract specifications and other contract documents, specifically, the Project will consist of pavement repairs such as slurry seal and grind & overlay rehabilitation methods on distressed areas; and

WHEREAS, since 2019, the City has completed approximately 54 street segments citywide under this Project; and

WHEREAS, on March 24, 2021, the Public Works Department solicited a Notice of Inviting Bids to contractors for the road repair services citywide; and

WHEREAS, the Project was advertised in the Compton Bulletin and on the City's website on March 24th and March 31st, 2021 and bids were received and opened on April 22, 2021; and

WHEREAS, four (4) bids were received from the following contractors:

Contractors	Amount
All American Asphalt	$2,325,000
EBS General Engineering	$3,147,800
Hardy & Harper, Inc.	$2,132,000
Onyx Paving Co.	$3,737,000; and

WHEREAS, based upon review of submitted bid documents, it has been determined that Hardy & Harper, Inc. submitted the lowest responsive bid; and

WHEREAS, staff recommends City Council award the construction contract to Hardy & Harper in the amount of $2,132,000.00; and

WHEREAS, staff recommends establishing a ten percent (10%) contingency in the amount of $213,200.00 for any unforeseen costs be authorized for this Project; and

WHEREAS, funds for this expenditure will be available in the City's Fiscal Year 2020-2021 and 2021-2022 budgets.

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

SECTION 1. That the bid of Hardy & Harper, Inc. in the amount of Two Million One Hundred Thirty Two Thousand Dollars ($2,132,000.00) is hereby accepted and all other bids rejected.

SECTION 2. That the City Manager, upon the advice and approval of the City Attorney is hereby authorized to enter into a construction contract with Hardy & Harper, Inc. for work performed on the Road Repair Services Project.

SECTION 3. That funds for this expenditure in the amount of $2,345,200 ($2,132,000 construction costs plus $213,200 contingency) will be available in the City's Fiscal Year 2020-2021 and 2021-2022 budgets as follows:

FY 2020-2021

Account No.	Description	Amount
1004-610-000-4300	Capital Outlay	$643,000
	TOTAL	**$643,000**

FY 2021-2022

Staff will budget the remaining balance of **$1,702,200** in Fiscal Year 2021-2022 upon approval of the City's budget.

SECTION 4. That a purchase order in the amount of $2,132,000.00 for construction costs is established for Hardy & Harper, Inc.

SECTION 5. That a project contingency amount of $213,200.00 is hereby authorized.

SECTION 6. 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 – Engineering Department.

SECTION 7. That the Mayor shall sign and the City Clerk shall attest to the adoption of this Resolution.

ADOPTED this 4th day of May, 2021.

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 4th day of May, 2021.

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

AYES: **COUNCIL MEMBERS-** Chambers, McCoy, Sharif, Brown
NOES: **COUNCIL MEMBERS-** None
ABSENT: **COUNCIL MEMBERS-** Galvan
ABSTAIN: **COUNCIL MEMBERS-** None

CITY CLERK OF THE CITY OF COMPTON

April 19, 2022

TO: **HONORABLE MAYOR AND CITY COUNCIL MEMBERS**

FROM: **COMMUNITY DEVELOPMENT DEPARTMENT**

SUBJECT: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH AND ESTABLISH A PURCHASE ORDER FOR MIG, INC. FOR PREPARATION OF A COMPREHENSIVE CITYWIDE GENERAL PLAN UPDATE AND ENVIRONMENTAL IMPACT REPORT ($979,683)**

SUMMARY

Adoption of the attached resolution will authorize the City Manager to enter into a Professional Service Agreement with MIG, Inc. for preparation of a comprehensive General Plan Update and associated Program Environmental Impact Report and establish a purchase order in the amount of Nine Hundred Seventy Nine Thousand Six Hundred Eighty Three Dollars ($979,683.00) for services to be rendered during the term of the agreement.

BACKGROUND

Section 65300 of the California Government Code requires the City of Compton to adopt and update a General Plan that contains all the required elements, describes the City's long term goals for growth and development and identifies policies and programs to achieve those goals. The City's current 2010 General Plan, adopted in 1991, is obsolete and eleven (11) years out-of-date, leaving the City without up-to-date policy guidance. The existing General Plan does not reflect the City as of the 2020's or the new laws adopted over the past 30 years.

In 2021, the City was awarded a $400,000 from the Senate Bill 2 ("SB2") and LEAP grants from the U.S. Department of Housing and Urban Development ("HCD") to prepare the next Housing and Land Use Element updates. The purpose of both grants is to facilitate and promote the development of more housing through reduced government regulation and increased administrative review. The Community Development Department ("Department") had originally intended to prepare a Request for Proposals ("RFP") to update just the Land Use and Housing Elements; however, staff has determined it to been in the best interest of the City to use the SB2 and LEAP grant funds, combined with General Fund money and prepare a comprehensive General Plan Update and Program Environmental Impact Report ("EIR") instead of just the Housing and Land Use Elements.

On February 18, 2021, staff of the Department released and posted a RFP in the Compton Bulletin, on the City's website and the National APA RFP page seeking a qualified planning firm to prepare a completely new General Plan, incorporating all of the new land uses, housing, environmental, traffic and circulation laws, policies and best

practices related to all various elements of a General Plan and a Program EIR for the City and the unincorporated areas within the City's sphere of influence. The RFP release period was from February 18, 2021, to April 15, 2021, (57 days). At the conclusion of the posting period only MIG responded to the RFP. No other proposals were received. MIG proposed to update the General Plan for a contract amount of $979,683.00.

STATEMENT OF ISSUE

The proposed new General Plan 2040 Update will analyze, discuss and provide goals and policies for the following areas:

- **Land Use**: Land uses that address the various needs of the city and compatibility of increased density and larger building forms adjacent to low density and other suburban densities and intensities.
- **Transportation**: improved safety and connections for people walking, cycling, driving, sidewalks, and taking transit
- **Housing**: addressing the need for a variety of different additional housing
- **Infrastructure**: need for water, sewer, utilities, communications and street improvements/
- Developing specific strategies for business attraction, retention, and expansion.
- **Conservation**: Parks, recreation programming, and open space needed to support differing housing types
- **Public Safety**: Noise, hazards, crime prevention, meaningful techniques to engage diverse community stakeholders
- **Historic Resources**: preserving cultural and historic building, spaces and landmarks.
- **Environmental justice**.

The Department will be responsible for fiscal oversight, program monitoring, and reporting of the preparation of the General Plan document and EIR. The proposed new General Plan will establish goals and policies for land use, housing, open space, circulation, noise, public safety, public facilities and also research and discuss historic preservation, design guidelines and market conditions for economic development.

Staff is recommending MIG, Inc. as the planning firm to prepare the City of Compton 2040 General Plan Update and EIR. The plan is to have MIG, Inc. begin the preparation process in November of 2021 through completion in January 2024. This General Plan Update effort will provide the City of Compton with current and accurate information on the state of the City from various perspectives and will enable the General Plan team, along with assistance from the general public, to prepare a document that will serve as the long term policy guiding document for the City to use in making development decisions and undertaking projects.

FISCAL IMPACT

The combination of the General Fund monies in an amount of Five Hundred Seventy Nine Thousand Six Hundred Eighty Three Dollars ($579,683.00) and the Four Hundred Thousand Dollars ($400,000.00) in SB2 and LEAP grants will be expended over a period encompassing Fiscal Years 2021-2022, 2022-2023 and 2023-2024.

That the Community Development Department Planning Division Fiscal Year 2021 – 2022 budget shall be amended as follows;

Increase Revenues in the following accounts:

Account No.	Description	Amount
1004-000-000-3109	Measure P (1% Sales Tax)	$579,683
2789-780-001-3569	SB2 Grant (Other State Grant)	$310,000
2789-780-002-3569	LEAP Grant (Other State Grant)	$90,000

Increase Expenditures in the following account:

Account No.	Description	Amount
1004-780-000-4266	Measure P - (Contract Services)	$579,683
2789-780-001-4266	SB2 Grants - (Contract Services)	$310,000
2789-780-002-4266	LEAP Grant - (Contract Services)	$90,000

RECOMMENDATION

Staff recommends that the City Council adopt the attached Resolution.

THOMAS THOMAS
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH AND ESTABLISH A PURCHASE ORDER FOR MIG, INC. FOR PREPARATION OF A COMPREHENSIVE CITYWIDE GENERAL PLAN UPDATE AND ENVIRONMENTAL IMPACT REPORT ($979,683)

WHEREAS, Government Code section 65300 requires the City of Compton to adopt and update a General Plan that contains all the required elements, describes the City's long term goals for growth and development and identifies policies and programs to achieve those goals; and

WHEREAS, the City's current 2010 General Plan, adopted in 1991, is obsolete and eleven (11) years out-of-date, leaving the City without up-to-date policy guidance; and

WHEREAS, in 2021, the City was awarded a $400,000 from the Senate Bill 2 ("SB2") and LEAP grants from the U.S. Department of Housing and Urban Development ("HCD") to prepare the next Housing and Land Use Element updates; however, Community Development Department ("Department") has determined it to been in the best interest of the City to use the SB2 and LEAP grant funds, combined with General Fund money and prepare a comprehensive General Plan Update and Program Environmental Impact Report ("EIR") instead of just the Housing and Land Use Elements; and

WHEREAS, on February 18, 2021, the Department released and posted a Request for Proposals in the Compton Bulletin, on the City's website and the National APA RFP page seeking a qualified planning firm to prepare a completely new General Plan, incorporating all of the new land uses, housing, environmental, traffic and circulation laws, policies and best practices related to all various elements of a General Plan and a Program EIR for the City and the unincorporated areas within the City's sphere of influence; and

WHEREAS, The RFP release period was from February 18, 2021, to April 15, 2021, (57 days) and no proposals other than MIG were received; and

WHEREAS, the proposal of MIG, Inc. was determined by staff to demonstrate the competence and the professional qualifications necessary for the satisfactory performance of the services required at a fair and reasonable price of $979,683.00; and

WHEREAS, the Department will manage fiscal oversight, program monitoring, reporting and preparation of the General Plan document and EIR; and

WHEREAS, funds for this expenditure are available in the Department's 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 enter into a Professional Services Agreement with MIG, Inc. for preparation of a comprehensive General Plan Update and associated Program Environmental Impact Report.

Section 2. That a purchase order is authorized to be established for MIG, Inc. in the amount of $979,683.00 for the preparation of a comprehensive General Plan Update and associated Program Environmental Impact Report.

Section 3. That a combination of the General Fund monies in an amount of Five Hundred Seventy Nine Thousand Six Hundred Eighty Three Dollars ($579,683.00) and the Four Hundred Thousand Dollars ($400,000.00) in SB2 and LEAP grants will be expended over a period encompassing Fiscal Years 2021-2022, 2022-2023 and 2023-2024. The SB2 and LEAP grants have already been accepted by the City Council and incorporated into the 2021-2022 Fiscal Year budget of the Community Development Department in Account No.

2789-780-001-3569 and 2789-780-002-3569. The remaining Measure P monies ($579,683) is available in Account No. 1004-000-000-3109.

Section 4. That the Community Development Department Planning Division Fiscal Year 2021 – 2022 budget shall be amended as follows;

Increase Revenues in the following accounts:

Account No.	Description		Amount
1004-000-000-3109	Measure P	(1% Sales Tax)	$579,683
2789-780-001-3569	SB2 Grant	(Other State Grant)	$310,000
2789-780-002-3569	LEAP Grant	(Other State Grant)	$90,000

Increase Expenditures in the following account:

Account No.	Description		Amount
1004-780-000-4266	Measure P -	(Contract Services)	$579,683
2789-780-001-4266	SB2 Grants -	(Contract Services)	$310,000
2789-780-002-4266	LEAP Grant -	(Contract Services)	$90,000

Section 5. That a copy of this Resolution shall be filed in the office of the City Manager, City Controller, City Clerk, City Attorney and Community Development Department.

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

ADOPTED this _____ day of _____, 2022.

_____
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 _____, 2022.

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

PROFESSIONAL SERVICES AGREEMENT
BETWEEN
CITY OF COMPTON
AND
MIG, INC.

This **AGREEMENT** is entered by and between the **CITY OF COMPTON**, a municipal corporation of the State of California (hereinafter referred to as **"CITY"**) located at 205 South Willowbrook Avenue, Compton, California 90220, and **MIG, INC.** (hereinafter referred to as **"CONSULTANT"**), located at 537 South Raymond Ave, Pasadena, California, 91105 (each a "Party" and collectively, the "Parties").

RECITALS:

WHEREAS, the current 2010 City of Compton General Plan, adopted in 1991, is obsolete and eleven (11) years out-of-date leaving the City without up-to-date policy guidance; and

WHEREAS, the preparation of a new comprehensive General Plan is critical to the logical long term growth and development of the City; and

WHEREAS, the City needs to employ the services of an educated, trained, experienced and resourceful consultant to prepare an updated General Plan, organized in a user friendly format and incorporating current applicable legislation, and a Program Environmental Impact Report ("Project"); and

WHEREAS, Consultant (MIG, Inc.) warrants that it is specifically trained, experienced, competent, and has the resources to provide such services which will be required by this Project and Agreement; and

WHEREAS, Consultant is willing to render such professional services subject to the terms and conditions set forth in this Agreement; and

WHEREAS, by Resolution No. _____, adopted on _____ 2021, the City Council authorized the City Manager to accept the proposal of the Consultant and enter into an agreement to provide the necessary services.

NOW, THEREFORE, Consultant and City**,** for the consideration, terms and conditions herein described, mutually agree as follows:

1. Services to Be Rendered by Consultant. It is the mutual understanding of the Parties that the Consultant shall perform and be responsible for preparation of a completely new 2040 General Plan, incorporating all of the new land use, housing, environmental, traffic and circulation laws, policies and best practices related to all various elements of a General Plan, plus an associated Program Environmental Impact Report. More specifically, Consultant shall provide and perform the following services:

Task 1: Project Initiation, Management and Coordination ($85,645)

1.1 Project Initiation. **Deliverable:** MIG will deliver to City staff a finalized scope of work, schedule and budget. **Timing:** Within 30 days of the Notice to Proceed date.

1.2: Project Management. **Deliverable:** MIG will prepare and deliver to City staff an up to date version of the scope of work, schedule, or budget within one week of any agreed upon revision. MIG will also prepare monthly invoices and status reports. **Timing:** Duration of the Project.

1.3: Coordination Meetings. **Deliverable:** MIG will prepare agendas two days prior to each meeting and deliver to City staff a meeting summary of the items discussed and follow up items in a PDF and Word format within one week of any conference call, zoom or physical meeting. **Timing:** Duration of the Project.

1.4: Document Review and Field Reconnaissance. **Deliverable:** MIG will deliver to City staff a brief summary of the results of the reconnaissance and field surveys in a PDF and Word format. **Timing:** Within 90 days of the Notice to Proceed.

Task 2: Setting the Foundation: Technical Report and Analysis ($110,720)

2.1: Compton Today; Constraints and Opportunities. **Deliverable:** MIG will deliver to the City a 2021 Constraints and Opportunities Report in a PDF and Word format in English and Spanish. **Timing:** Within 120 days of the Notice to Proceed.

2.2: Pedestrian Realm Analysis. **Deliverable:** MIG will prepare a report in a PDF and Word format that documents the Pedestrian Analysis along with recommendations for land use and circulation alternatives as well as propose new and goals and policies, addressing any problem areas. **Timing:** Within 120 days of the Notice to Proceed.

2.3: Market Demand Study. **Deliverable:** MIG will deliver to City staff a Market Study in a PDF and Word format. **Timing:** Within 120 days of the Notice to Proceed.

Task 3: Listening to Compton: Community Engagement Program ($168,885)

3.1: Public Outreach and Engagement Plan. **Deliverable:** MIG will prepare an Outreach and Social Marketing Plan in a PDF and Word format as described above. **Timing:** Within 90 days of the Notice to Proceed.

3.2: Stakeholder Meetings. **Deliverable:** MIG will prepare and submit to City staff a stakeholder meeting summary in a PDF and Word format for each interview. Each interview shall contain information regarding stakeholder concerns, the stakeholders' vision for Compton and willingness to participate further as a community representative. **Timing:** Within 90 days of the Notice to Proceed and summary within two weeks of the interview.

3.3: Compton Innovates Multi-Media Campaign.

3.3.1: Logo and Branding. **Deliverable:** MIG will submit to City staff three (3) alternative branding concepts with logo, colors, and type face to City staff for a two week review. City staff will after a two-week review transmit to MIG a preferred branding concept. MIG will then submit the logo/branding to the City in high resolution GIF, PDF and Word formats. **Timing:** Within 45 days of the Notice to Proceed.

3.3.2: Project Website. **Deliverable:** Online fully function web page with branding, links for surveys, FAQ page, documents section, Project email address and sign up page for community participation or to receive future information. MIG will translate all written and digital engagement materials into Spanish. **Timing:** Within 30 days of the Notice to Proceed.

3.3.3: Multi-Media. **Deliverable:** Written Multi-Media Plan in PDF and Word formats. **Timing:** Within 90 days of the Notice to Proceed.

3.3.4: Community Surveys. **Deliverable:** A PowerPoint presentation of the results of each survey and written summary report of the survey results in English and Spanish. **Timing:** Within two weeks of the completion of each survey.

3.4: Backyard Community Listening Sessions. **Deliverable:** A written summary of each listening session along with a sign-up sheet.

3.5: In-Community Events. **Deliverable:** Kiosk/booth along with associated sign-up sheet, handout and survey materials. A brief written summary of the discussion or survey results returned as a result of the Kiosk placement. **Timing:** Day(s) of the event.

3.6: Compton Innovates: Digital Scavenger Hunt. **Deliverable:** List of locations where outreach events will occur as identified in the final Public Outreach and Engagement Plan. **Timing:** Ongoing for the duration of the Project.

3.7: Community Advisory Committee. **Deliverable:** Meeting summary and sign-up sheet. **Timing:** At the conclusion of each meeting.

3.8: Community Meeting Series. **Deliverable:** A sign-up sheet and written summary of each meeting. **Timing:** Within one week of the conclusion of each meeting.

3.9: General Plan Vision Statement and Guiding Principles. **Deliverable:** A word format document of the Vision statement and guiding Principles. **Timing:** Within 180 days of the Notice to Proceed.

Task 4: Exploring Options for Compton's Future ($68,030)

4.1: Land Use and Transportation Alternatives and Charrette. **Deliverable:** Three land use and transportation scenarios with written descriptions. **Timing**: One month prior to the first meeting discussing the scenarios.

4.2: Pro Forma Financial Analysis. **Deliverable**: Draft and Proforma Financial Analysis in Word and PDF format. **Timing**: One month (to coincide with Task 4.1).

4.3: Citywide Fiscal Impact Model. **Deliverable**: Draft and Final Fiscal Impact Report in Word and PDF format. **Timing:** Three (3) months following selection of preferred land use plan.

Task 5: Preparing a Plan for Compton 2040 ($249,575)

5.1: Screencheck Draft General Plan. **Deliverable**: A digital Word and PDF version of the Administrative Draft Screencheck 2040 General Plan with goals, policies and objective implementing measures.

5.2: Administrative Draft and Public Review Draft General Plan. **Deliverable**: Three (3) bound hard copies and a digital Word and PDF version of the Administrative Draft 2040.

5.3: Implementation and Action Plan.

5.4: Land Use Plan and Zoning Code Consistency Analysis. **Deliverable**: A Land Use Plan and Zoning Map consistency analysis in digital GIS, Word and PDF formats.

Task 6: Understanding Impacts: Environmental Documentation ($249,841)

6.1: EIR Initiation.

6.2: Initial Study, Notice of Preparation, and Scoping Meeting. **Deliverable**: MIG will provide City staff with three (3) hardcopies in addition to a digital Word and PDF version of the draft and final IS and copies of all filed CEQA notices.

6.3: Administrative Draft Program EIR. **Deliverable:** A digital preliminary and final administrative draft of the PEIR including all technical studies, findings, mitigation measures, mitigation monitoring and

reporting program (MMRP). City staff will conduct two screencheck reviews prior to the public release of final draft 2040 General Plan for 45 day public review.

6.4: Draft EIR for Public Review. **Deliverable:** Fifteen (15) bound hard and one (1) digital copies of the PEIR to the City for internal review and copies of all State and/or County CEQA notices and agency mailing lists.

6.5 : Response to Comments/FEIR and MMRP. **Deliverable:** One (1) hard and digital copy of the Response to Comments and Final EIR (RTC/FEIR) that includes the Mitigation Monitoring and Reporting Program (MMRP) bound separately from the FEIR. **Timing**: Within 30 days of the expiration of the 45 day public review period**.**

6.6: Findings of Fact and Statement of Overriding Considerations. Deliverable: A digital Word and PDF version of the written Findings of Fact and Statement of Overriding Considerations. Timing: Prior to the 45 day public review period and incorporated into the circulated PEIR**.**

6.7: Notice of Determination (NOD). **Deliverable:** One (1) hard and one (1) digital copy of the filed Notice of Determination. **Timing:** Within five (5) days of the final City Council approval of the General Plan and Program Environmental Impact Report.

Task 7: Adopting the Plan: Public Hearings and Final Documentation ($30,460)

7.1: SB 18 and AB 52 Consultation. **Deliverable:** A digital copy of the certified letters sent requesting tribal consultation of the 2040 General Plan and Program Environmental Impact Report and mailing list. MIG, if received, will forward the letters of all tribal responses received as a result of the consultation letters sent out.

7.2: Joint PC/CC Study Sessions. (Facilitate and Conduct) **Deliverable:** PowerPoint presentation of draft general plan and PEIR and facilitation of the meeting**.**

7.3: PC/CC Public Hearings. (Facilitate can Conduct) **Deliverable:** PowerPoint presentation of draft General Plan and PEIR and facilitation of both the Planning Commission and City Council meetings**.**

7.4 Provide the City with twenty (20) bound hardcopies of the completed and adopted General Plan and five (5) bound hardcopies of the Program Environmental Impact Report.

As more fully discussed and described within the City's **"Request for Proposal – Preparation of the 2040 General Plan and Environmental Impact Report"** and the Consultant's **"Proposal to Prepare General Plan 2040 and Environmental Impact Report"** dated April 15, 2021, both of which are incorporated herein. In case of conflict(s), the provisions of this Agreement take precedence. Conflicts in the interpretation of this Agreement will be addressed through mutual written agreement between the Parties and/or mediation/arbitration services to resolve any disagreement or clarification that through good faith efforts of the Parties cannot be reached.

The terms of the above services may be revised upon mutual written agreement between the Parties and executed by authorized representatives to allow for: 1) reallocation of funds among identified tasks, 2) modification of timing of tasks, 3) modification of deliverables, and 4) substitution of a new or modified task for an existing task, provided that the overall cost of the agreed services does not exceed the amount of $979,683.00, as specified in Section 3 below.

Consultant acknowledges that in entering into this Agreement the City is relying on Consultant's special skills and experience to do and perform the services in accordance with best standards of professional practice. While performing the services, Consultant agrees to perform all the said work and furnish all the necessary materials at its own cost and expense necessary to complete said services in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances and to the reasonable satisfaction of the City**.**

Consultant services hereunder shall be performed in good, workmanlike and professional manner. Consultant shall be responsible for correcting and completing all errors and omissions related to the services provided by the Consultant for this Agreement at no additional cost to the City**.** "Errors" and "Omissions" for purposes of this paragraph are defined to mean a failure by the Consultant to meet the standards of its profession as set forth in the preceding paragraph. The acceptance of the services by City does not release Consultant from these obligations.

Consultant will be responsible for employing or engaging all persons necessary to perform the services. All of Consultant's staff will be qualified by training and experience to perform their assigned tasks. Consultant will give its personal attention to the fulfillment of the provisions of this Agreement by all of its employees and subcontractors, if any, and will keep the services under its control. On demand of City, if any employee or subcontractor of Consultant fails or refuses to carry out the provisions of this Agreement or appears to be incompetent or to act in a disorderly or improper manner, he or she shall be discharged immediately from providing services pertaining to this Agreement.

Laura Stetson, Principal-in-Charge of Consultant, shall be primarily responsible for representing Consultant in performance of this Agreement.

2. Duration of Contract. Consultant agrees to commence the services provided for herein upon written Notification to Proceed from the City and to continue in a diligent and professional manner until the Project is complete, unless terminated earlier. The parties anticipate that Consultant's services may be completed twenty-eight (28) months from issuance of the Notice to Proceed.

Consultant will generally adhere to the schedule set forth within Consultant's Proposal provided that City will grant reasonable extensions of time for the performance of the services occasioned by unusually lengthy governmental reviews of Consultant's work product or other unavoidable delays occasioned by unforeseen circumstances; provided, further, that such unavoidable delay will not include strikes, lockouts, work stoppages, or other labor disturbances conducted by, or on behalf of, Consultant's officers or employees.

Consultant acknowledges the importance to City of City's Project schedule and agrees to put forth its best professional efforts to perform the services in a manner consistent with that schedule. City understands, however, that Consultant's performance must be governed by sound practices. Consultant will work such overtime or engage such personnel and equipment as necessary to maintain the schedule, without additional compensation.

3. Compensation. The method of payment for this Contract will be on a fee-for-services, per Task, billable at the rates identified within Consultant's **"Fee Proposal,"** included with Consultant's **"Proposal,"** dated April 15, 2021, which is incorporated herein. It is understood and agreed between the Parties that the maximum compensation payable for all services to be provided by the Consultant during the term of this Agreement shall be limited to a not-to-exceed amount of **Nine Hundred Seventy Nine Thousand Six Hundred Eighty Three Dollars ($979,683.00).** The total price paid the Consultant will include compensation for all work, including materials, supplies, vendor services, expenses and subcontracted work (unless expressly agreed to be paid by the City). No additional compensation will be paid to the Consultant, unless there is a change in the scope of the work or the scope of the Project. In the instance of a change in the scope of work or scope of the Project, adjustment to the total compensation will be negotiated between the Consultant and the City. Adjustment in the total compensation will not be effective until authorized and approved in writing by the Parties**.**

Progress payments may be made in arrears based on the percentage of work and deliverables completed by the Consultant. If Consultant fails to submit the required deliverable items according to schedule or as required by the Agreement, except for those amounts that are due and not reasonably in dispute, the City shall have the right to delay payment and/or terminate this Agreement in accordance with the provisions noted herein.

Consultant shall be reimbursed within thirty (30) days, or as promptly as fiscal procedures may permit, upon receipt by the City of itemized invoices for services completed. Invoices shall be submitted no later than 45 calendar days after the performance of work for which the Consultant is billing. Invoices shall detail the work performed on each task as applicable. Invoices shall be delivered or mailed to the Community Development Department at the following address: **City of Compton, 205 South Willowbrook Avenue, Compton, California 90220.**

In the event of termination, the Consultant shall be entitled to compensation for the undisputed reasonable value of services performed to the effective date of termination, including any non-cancellable obligations incurred prior to termination; provided, however, that the City may condition payment of such compensation upon the Consultant's delivery to the City of any and all City property, documents, reports, records, materials and work product associated with the performance of this Agreement.

4. Ownership of Materials. All product produced by Consultant or its agents, employees, and subcontractors pursuant to this Agreement (the "Work Product") is the property of City upon Consultant's receipt of payment for same. In the event this Agreement is terminated, all Work Product produced by Consultant or its agents, employees and subcontractors pursuant to this Agreement will be delivered to City pursuant to the termination clause of this Agreement. Consultant will have the right to make one (1) copy of the Work Product for Consultant's records.

The Work Product may be used by City and its agents, employees, representatives, and assigns, in whole or in part, or in modified form, for all purposes City may deem advisable, without further employment of or payment of any compensation to Consultant; provided, however, that if this Agreement is terminated for any reason prior to completion of the Project and if under such circumstances City uses, or engages the services of and directs another consultant to use, the Work Product, City agrees to hold Consultant harmless from any and all liability, costs, and expenses relative to claims arising out of matters and/or events which occur subsequent to the termination of this Agreement as a result of causes other than the fault or negligence of Consultant, or anyone for whose acts it is responsible, in preparation of the Work Product. Consultant will not be responsible for deficiencies solely attributable to modifications of the Work Product performed by others, or that arise from use of the Documents in connection with a Project or site other than that shown in the Work Product.

5. Independent Contractor Status. Consultant, its officers, employees, subconsultants, subcontractors, agents and volunteers (collectively hereinafter the "Consultant"), will perform the services in Consultant's own way and pursuant to this Agreement as an independent contractor and in pursuit of Consultant's independent calling, and not as an employee of City. The persons used by Consultant to provide the services under this Agreement will not be considered employees of City for any purposes. Neither the City nor any of its officers, employees, agents or volunteers shall have any control over the conduct of the Consultant, except as expressly set forth in this Agreement. Consultant expressly warrants that while engaged in carrying out and complying with any terms and conditions of this Agreement that Consultant shall not at any time or in any manner, represent that Consultant is in any manner officers, employees, agents or volunteers of the City. Consultant shall obtain no rights to retirement, health care or any other benefit that accrue to City officials, officers, or employees. Consultant expressly waives any claim to such rights. Consultant retains the right to provide services for others during the term of this Agreement.

The payment made to Consultant pursuant to the Agreement will be the full and complete compensation to which Consultant is entitled. City will not make any federal or state tax withholdings on behalf of Consultant or its agents, employees or subcontractors. City will not pay any workers' compensation insurance, retirement contributions or unemployment contributions on behalf of Consultant or its employees or subcontractors. Consultant agrees to indemnify and pay City within thirty (30) days for any tax, retirement contribution, social security, overtime payment, unemployment payment or workers' compensation payment which City may be required to make on behalf of Consultant or any agent, employee, or contractor of Consultant for work done under this Agreement. At the City's election, City may deduct the amounts paid pursuant to this Section, from any balance owing to Consultant.

6. Successors, Assignment and Delegation. City and the Consultant each binds themselves, their partners, successors, assigns and legal representatives to the other hereto and to partners, successors, assigns and legal representatives of such other party in respect to all covenants, agreements and obligations contained in this Agreement.

The expertise and experience of Consultant are material considerations for this Agreement. Consultant shall not assign or transfer any interest in this Agreement or the performance of any of Consultant's obligations under this Agreement without the prior written consent of the City. Any attempted assignment or transfer of any of Consultant's rights, duties or obligations arising under this Agreement shall be null and void.

7. Nondiscriminatory Employment Practices. During the performance of this Agreement, the Consultant agrees not to discriminate against any employee or applicant for employment because of race, sex, creed, color, religion, age, sexual orientation, marital status, national origin, political affiliation, handicap or belief in accordance with requirements of City, State or Federal laws and regulations. Consultant will take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, sex, creed, color, religion, age, sexual orientation, marital status, national origin, political affiliation, handicap or belief in accordance with requirements of City, State or Federal laws and regulations. Such actions shall include, but not be limited to the following: employment, upgrading, demotion or transfer; recruitment or recruitment advertising; layoffs or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The Consultant agrees to post in conspicuous places, available to employees, applicants and subcontractors for employment, notices setting forth the provisions of this non-discrimination clause.

In the event of the Consultant's non-compliance with the non-discrimination clause of this Agreement, this Agreement may be immediately canceled, terminated or suspended in whole or in part.

8. Subcontracting. Consultant's services are unique and personal. Except as may be specified in Consultant's Proposal and agreed to by the City, Consultant will not subcontract any portion of the services without prior written approval of City Manager or his/her designee. If Consultant subcontracts any of the services, Consultant will be fully responsible to City for the acts, errors and omissions of Consultant's subcontractor and of the persons either directly or indirectly employed by the subcontractor, as Consultant is for the acts and omissions of persons directly employed by Consultant. Nothing contained in this Agreement will create any contractual relationship between any subcontractor of Consultant and City. Consultant will be responsible for payment of subcontractors. Consultant will bind every subcontractor and every subcontractor of a subcontractor by the terms of this Agreement applicable to Consultant's work unless specifically noted to the contrary in the subcontract and approved in writing by City.

9. Other Consultants. The City reserves the right to employ other consultants in connection with the services.

10. Indemnification. Consultant shall indemnify and save harmless the City, its officials, officers, employees, agents and volunteers (collectively hereinafter the "City"), against any and all damages to property or injuries to or death of any person or persons, including property and employees or agents of the City and shall indemnify and save the City from any and all liability and expense including reimbursement of 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 to the extent resulting from or arising out of the negligent, reckless or willful misconduct for the Consultant, its officers, employees, subconsultants, subcontractors or agents in the performance of the duties undertaken by Consultant pursuant to this Agreement.

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

11. Insurance. Without limiting the Consultant's indemnification of the City, Consultant shall obtain and maintain, at its cost and expense, for the duration of the Agreement and any and all amendments, insurance against claims for injuries to persons or damage to property which may arise out of or in connection with performance of the services by Consultant or Consultant's agents, representatives, employees or subcontractors. The insurance will be obtained from an insurance carrier admitted and authorized to do business in the State of California. Such evidence shall specifically identify this Agreement and shall contain express conditions that the City is to be given written notice at least thirty (30) days in advance of any termination or implementation of a reduction of limits or material change of insurance coverage as specified herein. ***Failure on the part of the Consultant to procure or maintain insurance shall constitute a material breach upon which the City may immediately terminate this Agreement.*** All insurance required hereunder shall be primary with respect to any insurance maintained by the City**.**

Coverages and Limits. Consultant will maintain the types of coverages and minimum limits indicated below, unless the City Manager, in consultation with the City Attorney approves a lower amount. These minimum amounts of coverage will not constitute any limitations or cap on Consultant's indemnification obligations under this Agreement. City, its officers, agents, volunteers and employees make no representation that the limits of the insurance specified to be carried by Consultant pursuant to this Agreement are adequate to protect Consultant. The coverage will contain no special limitations on the

scope of its protection to the above-designated insureds except for Workers Compensation and errors and omissions insurance. Consultant will obtain occurrence coverage, excluding Professional Liability, which will be written as claims-made coverage. If Consultant believes that any required insurance coverage is inadequate, Consultant will obtain such additional insurance coverage, as Consultant deems adequate, at Consultant's sole expense.

11.1 Commercial General Liability Insurance. $1,000,000 combined single-limit per occurrence for bodily injury, personal injury and property damage. If the submitted policies contain aggregate limits, general aggregate limits will apply separately to the work under this Agreement or the general aggregate will be twice the required per occurrence limit.

11.2 Automobile Liability. $1,000,000 combined single-limit per accident for bodily injury and property damage.

11.3 Workers' Compensation and Employer's Liability. Workers' Compensation limits as required by the California Labor Code and Employer's Liability limits of $1,000,000 per accident for bodily injury. Workers' Compensation and Employer's Liability insurance will not be required if Consultant has no employees and provides, to City's satisfaction, a declaration stating this.

11.4 Professional Liability. Errors and omissions liability appropriate to Consultant's profession with limits of not less than $1,000,000 per claim. The coverage shall also provide an extended two (2) year period commencing upon termination or cancellation of this Agreement.

Endorsements. For Commercial General Liability Insurance and Automobile Liability Insurance, Consultant will ensure that the policies are endorsed to name the City of Compton and its respective elected and appointed officers, officials, employees, agents and volunteers as **"additional insureds"** with respect to liability arising out of the activities of the Consultant. Any failure to comply with provisions of the policies shall not affect coverage provided to the City. ***Prior to City's execution of this Agreement, Consultant shall furnish certificates of insurance and endorsements to City.***

Waiver of Subrogation. The policies shall contain a waiver of subrogation for the benefit of City.

12. Permits and Licenses. Consultant, at its own expense, during the term of this Agreement, shall obtain and maintain all appropriate business and professional permits, licenses and certificates that may be required in connection with the performance of services by the Consultant. Upon execution of this Agreement, the Consultant shall show evidence of a business license permit in conformance with *Section 9-1.2* of the *Compton Municipal Code*.

13. Maintenance of Records. Consultant will maintain complete and accurate records with respect to costs incurred under this Agreement. All records will be clearly identifiable. Consultant will allow a representative of City during normal business hours to examine, audit, and make transcripts or copies of records and any other documents created pursuant to this Agreement. Consultant will allow inspection of all work, data, documents, proceedings, and activities related to the Agreement for a period of three (3) years, or longer if required by law, from the date of final payment under this Agreement.

14. Warranties. Consultant represents and warrants (a) that Consultant has no obligations, legal or otherwise, inconsistent with the terms of this Agreement or with Consultant's undertaking this relationship with City, (b) that the performance of the services called for by this Agreement do not and will not violate any applicable law, rule or regulation or any proprietary or other right of any third party, (c) that Consultant will not use in the performance of his responsibilities under this Agreement any confidential information or trade secrets of any other person or entity and (d) that Consultant has not knowingly entered into or will enter into any agreement (whether oral or written) in conflict with this Agreement.

15. General Compliance with Laws. Consultant will keep fully informed of federal, state and local laws and ordinances and regulations which in any manner affect those employed by Consultant, or in any way affect the performance of the services by Consultant. Consultant will at all times observe and comply with these laws, ordinances, and regulations and will be responsible for the compliance of the services with all applicable laws, ordinances and regulations. In the event the Consultant encounters any conflict between such laws and ordinances, Consultant shall notify the City in writing and the parties agree to work cooperatively to resolve the conflict.

16. Termination. In the event of the Consultant's failure to prosecute, deliver, or perform the services, after giving written notice of default and five (5) days to correct the same, then, in addition to any other remedies, City may terminate this Agreement for nonperformance by notifying Consultant in writing. Consultant has five (5) business days to deliver any documents owned by City and all work in progress to the City address contained in this Agreement. City will make a determination of fact based upon the Work Product delivered to City and of the percentage of work that Consultant has performed which is usable and of worth to City in having the Agreement completed. Based upon that finding City will determine the final payment of the Agreement. In the event City elects to terminate, City will have the right to immediate possession of all Work Product and work in progress prepared by Consultant, whether located at Consultant's place of business, or at the offices of a subconsultant.

The City's obligation is payable only from funds appropriated for the purpose of this Agreement. All funds for payments after the end of the current fiscal year are subject to the City's legislative appropriation for this purpose. In the event this Agreement extends into succeeding fiscal year periods and the City Council does not allocate sufficient funds for the next succeeding fiscal year payments, this Agreement shall terminate immediately upon written notice from the City.

Either Party, upon tendering fifteen (15) calendar days written notice to the other Party, may terminate this Agreement for convenience. In this event and upon request of City, Consultant will assemble the Work Product without charge and put it in order for proper filing and closing and deliver it to City.

On termination of this Agreement Consultant will be paid for work performed to the termination date; however, the total will not exceed the total agreed fee payable under this Agreement unless duly authorized adjustments to the agreed compensation has been approved in writing by the Parties. City will make the final determination as to the portions of tasks completed and the compensation to be made.

17. Force Majeure. In the event that performance by either party is rendered impossible (permanently or temporarily) due to acts of war, acts of terrorism, fires, floods, epidemics, quarantine restrictions, or other natural occurrences, strikes, work slowdowns, lockouts (other than lockout by Consultant), or other similar acts to those described above or other causes beyond the reasonable control of such party, and without fault or negligence, said event shall excuse performance by such party, or in the case of temporary impossibility, shall excuse performance only for a period commensurate with the period of impossibility. Notwithstanding the foregoing, City shall have the right to terminate this Agreement upon

any event that renders performance impossible. In such case, City shall be responsible for payment of compensation for the reasonable value of services rendered to the point at which this Agreement is terminated, but in no event to exceed the total lump sum fee payable under this Agreement.

18. Covenants Against Contingent Fees. Consultant warrants that Consultant has not employed or retained any company or person, other than a bona fide employee working for Consultant, to solicit or secure this Agreement, and that Consultant has not paid or agreed to pay any company or person, other than a bona fide employee, any fee, commission, percentage, brokerage fee, gift, or any other consideration contingent upon, or resulting from, the award or making of this Agreement. For breach or violation of this warranty, City will have the right to terminate this Agreement for nonperformance, or, in its discretion, to deduct from the Agreement price or consideration, or otherwise recover, the full amount of the fee, commission, percentage, brokerage fees, gift, or contingent fee.

19. Certifications. The Consultant, under penalty of perjury, certifies that, except as noted below, he/she or any other person associated therewith in the capacity of owner, partner, director, officer, manager:

a. is not currently under suspension, debarment, voluntary exclusion, or determination of ineligibility by any Federal, State or local agency; and

b. has not been suspended, debarred, voluntarily excluded or determined ineligible by any Federal, State or local agency within the past 3 years; and

c. does not have a proposed debarment pending; and

d. has not been indicted, convicted, or had a civil judgment rendered against him/her/it by a court of competent jurisdiction in any matter involving fraud or official misconduct in connection with obtaining, attempting to obtain, or performing a public (Federal, state or local) transaction or contract under a public transaction; violation of Federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property within the past 3 years; and

e. are not presently indicted or otherwise criminally or civilly charged by a governmental entity (Federal, State or local) with commission of any of the offenses enumerated in the preceding paragraph; and

f. have not had one or more public transactions (Federal, State or local) terminated for cause or default within the past 3 years.

If there are any exceptions to this certification, insert the exceptions in the following space.

[Supply exceptions on separate page]

For any exception noted above, indicate below to whom it applies, initiating agency, and dates of action.

[Attach separate page]

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction. The above certifications are part of this Agreement. Signing this Agreement on the signature portion thereof shall also constitute signature of the above Certifications.

_____ _____

Daniel S. Iacafano, President **(Date)**

20. Jurisdiction, Venue and Governing Law. Any action at law or in equity brought by either of the Parties for the purpose of enforcing a right or rights provided for by this Agreement will be tried in a court of competent jurisdiction in the County of Los Angeles, State of California, and the Parties waive all provisions of law providing for a change of venue in these proceedings to any other county. This agreement will be governed by the laws of the State of California.

21. Testimony. Consultant will testify at City's request if litigation is brought against City in connection with Consultant's services under this agreement. Unless the action is brought by Consultant, or is based upon Consultant's actual or alleged negligence or other wrongdoing, City, upon prior written agreement with Consultant will compensate Consultant for time spent in preparation for testimony, testimony, and travel at Consultant's standard hourly rates at the time of actual testimony.

22. Waivers. The waiver by either Party of any breach or violation of any term, covenant, or condition of this Agreement or of any applicable law will not be deemed to be a waiver of such term, covenant, condition or law or of any subsequent breach or violation of same or of any other term, covenant, condition or law. The acceptance by either Party of any fee or other payment which may become due under this Agreement will not be deemed to be a waiver of any preceding breach or violation by the other Party of any term, covenant, or condition of this Agreement or any applicable law.

23. Authority. The individuals executing this Agreement and the instruments referenced in it on behalf of Consultant each represent and warrant that they have the legal power, right and actual authority to bind Consultant to the terms and conditions of this Agreement.

24. Severability. If any term, provision, condition or covenant of this Agreement or its application to any party or circumstances shall be held, to any extent, invalid or unenforceable, the remainder of this Agreement, or the application of the term, provision, condition or covenant to persons or circumstances other than those as to whom or which it is held invalid or unenforceable, shall not be affected, and shall be valid and enforceable to the fullest extent permitted by law.

25. Amendments. This Agreement may be modified or amended only be written document executed by both Consultant and City'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 Agreement.

26. Confidentiality. All documents, s, information, data, and exhibits prepared or assembled by Consultant in connection with the performance of the Services pursuant to the Agreement are confidential until released by the City to the public, and the Consultant will not make any of these documents or information available to any individual or organization not employed by the Consultant or the City without the written consent of the City before any such release.

27. Entire Agreement. This Agreement, together with any other written document referred to or contemplated by it embody the entire Agreement and understanding between the parties relating to the subject matter of it. The City Manager is authorized, in consultation with the City Attorney, to agree to non-material amendments to this Agreement. Neither this Agreement nor any of its provisions may be amended, modified, waived or discharged except in a writing signed by both parties.

28. Notices. Any notices required or permitted under this Agreement shall be effective when delivered in person; and effective one (1) business day after delivery by facsimile transmission; and effective five (5) days after mailing by U.S. Mail, postage prepaid and properly addressed as follows:

To Consultant:

MIG, Inc.
537 South Raymond Avenue
Pasadena, California, 91105
Attn: Laura Stetson, Principal
(626) 744-9872
(626) 744-9873 – fax.

To City:

City of Compton
205 South Willowbrook Avenue
Compton, California 90220
Attn: Robert Delgadillo, Senior Planner
Community Development Department
(310) 605-5532
(310) 761-1488 - fax.

With copy to:

City of Compton
205 South Willowbrook Avenue
Compton, California 90220
Attn: City Manager

29. **Miscellaneous.** No provision of this Agreement is to be interpreted for or against either party because that party or that party's legal representative drafted such provision.

Should either party hereto, or any representative, successor or assign of either party hereto, resort to litigation to enforce the provisions of this Agreement, the party or parties prevailing in such litigation shall be entitled, in addition to such other relief as may be granted, to recover its or their reasonable attorney's fees and costs in such litigation from the party or parties against whom enforcement is sought.

IN WITNESS WHEREOF, CONSULTANT has executed this Agreement, and the **CITY**, by its City Manager, who is authorized to do so, has executed this Agreement.

MIG, INC., CONSULTANT

Dated: _____ **By _____**
Daniel S. Iacafano, President

CITY OF COMPTON

Approved by:

Dated: _____ **By _____**
Ronerick D. Simpson, City Manager

Approved as to form:

By _____ **Dated: _____**
Damon Brown, City Attorney

ATTEST:

Dated: _____ **By _____**
Alita Godwin, City Clerk

Compton 2040 General Plan

AND ENVIRONMENTAL IMPACT REPORT

PROPOSAL | APRIL 15, 2021

MIG

537 SOUTH RAYMOND AVENUE | PASADENA, CA 91105
(626) 744-9872 | WWW.MIGCOM.COM

In association with:
THE NATELSON DALE GROUP | VERONICA TAM & ASSOCIATES | ITERIS
BKF ENGINEERS | ARCHITECTURE+HISTORY, LLC | URBAN SEMILLAS

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www.migcom.com

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SAN ANTONIO

WASHINGTON
SEATTLE

April 15, 2021

Robert Delgadillo, Senior Planner
City of Compton, Community Development Department
205 S. Willowbrook Avenue
Compton, CA 90220

Subject: Proposal to Prepare General Plan 2040 and Environmental Impact Report

Dear Mr. Delgadillo and Selection Committee Members,

Compton is well situated geographically and culturally to elevate its status as the Hub City. With easy access to the ports and regional jobs center, together with capacity to grow the local industrial base and create productive uses surrounding the Compton and Artesia Blue Line stations, the City can attract new uses to diversify and build the local economy. Regional housing demands provide the opportunity to reinvigorate the downtown and commercial districts hit hard by retail trends and COVID-19 as new mixed-use environments. City residents represent many cultures that can be celebrated through arts, entertainment, and retail/dining destinations appealing to people of all income levels. **The new General Plan will help realize this vision.**

MIG, Inc., is pleased to submit this proposal to engage the Compton community in planning for its future and defining strategies to achieve success through a new General Plan. This planning program will provide the foundation for initiatives Mayor Aja Brown has defined as **critical for moving Compton forward**, among them economic growth, city beautification, and improved health for all Compton residents.

The **MIG Team** proposes a community-driven process to create the new General Plan. In addition to the experience and talents of MIG's planners, urban designers, and public engagement professionals, we have teamed with specialist firms to address the critical issues of economic development and fiscal stability (**The Natelson Dale Group**), affordable housing and anti-displacement (**Veronica Tam & Associates**), multimodal mobility (**Iteris**), infrastructure needs (**BKF Engineers**), historic preservation (**architecture + history, llc**), and authentic community outreach (**Urban Semillas**).

For nearly four decades, MIG has been connecting people with places through engaging, contextual, reality-based planning processes. Cities we have helped achieve success include Cudahy, La Palma, Long Beach, and Vernon, among many others. We are currently leading comprehensive General Plan updates in the cities of Santa Fe Springs, Commerce, and Whittier, as well as targeted updates in Paramount, Downey, and Baldwin Park. For Compton, our aim is to produce an **easy-to-use, actionable General Plan that will encourage investment.**

Your aspirations and approach for this program align with MIG's planning philosophy, and we welcome the opportunity to work with Compton. If you have any questions or would like additional information, please contact me at lstetson@migcom.com or by phone at (626) 744-9872.

Regards,

Laura R. Stetson, AICP
Principal, MIG

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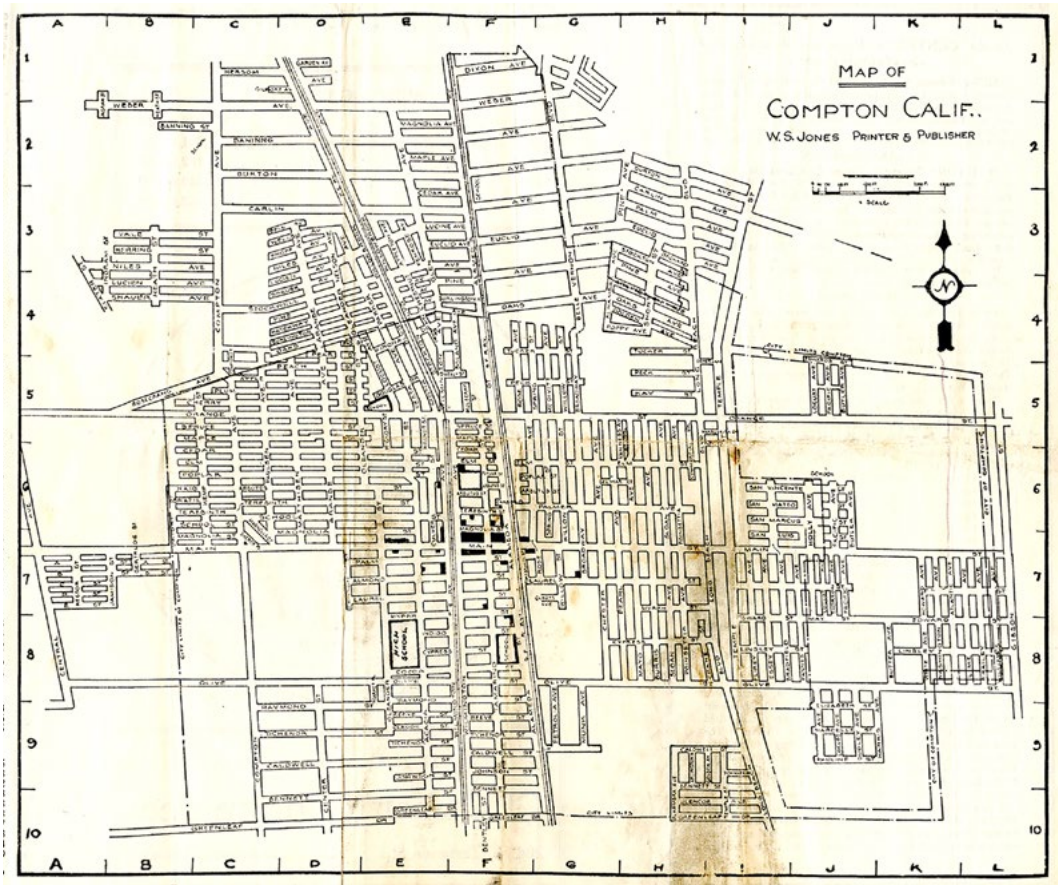
01 Understanding and Project Approach

Over the past two decades, Compton has shed a poor image stigmatized by violence portrayed in the media and by the music and film industries to one of a community focused on creating a new future. The City's strategic location, easy access, and will of its leaders to guide Compton forward create positive conditions to create a plan for the next 20+ years: the new Compton General Plan.

Understanding

The City of Compton's settlement history dates back to 1867, when a small band of pioneers from Stockton moved south, attracted by the opportunity to prosper in agriculture and found a town of their own. This well-organized and enterprising group incorporated the community in 1888, making Compton one of the oldest cities in Los Angeles County and a city that likely has experienced more economic and demographic change over the last 150 years than any other community in the region.

Today Compton's agricultural roots can still be experienced at Richland Farms, where children can learn to ride a horse and how to grow food. Richland Farms represents just a small piece of City history, with the full history told by the post-World War II growth and evolution of suburban neighborhoods, construction of freeways that connect Compton to the ports and regional destinations, establishment of a major jobs center at Walnut Industrial Park, and today, opportunities to create new transit-focused districts around two light rail stations. The community's demographic shifts over time—from majority white through the 1940s to majority Black up to 2000 and now majority Latino/Hispanic—reflect people's desire to continue to seek opportunity in Compton, from affordable housing to skilled labor jobs to easy freeway and transit access to jobs throughout the region.



Map of Compton, 1926

In her New Vision for Compton, Mayor Aja Brown has expressed the importance of pursuing a multitude of initiatives, with this new General Plan process and document providing the framework for:

- **Stabilization of City finances**
- **Economic growth**
- **Urban beautification and street improvements**
- **Improved relations with the business community**
- **More efficient City programs and service delivery**
- **Enhanced public safety and emergency response**
- **Opportunities for youth**
- **Healthy city programs**
- **Celebration and promotion of arts and culture**
- **Improved government transparency**

To forward these initiatives, the General Plan must be a community-driven plan that expresses a clear vision and is based on a foundation of solid data and insightful assumptions about economic, technological, social, and environmental trends and change. The plan must move beyond a plan for physical growth and preservation to one that shapes what Compton looks to be culturally. The plan must support fiscal goals and community health objectives. And foremost, the plan must be accessible to all—in languages they understand and platforms they can use—to provide the transparency and accountability in decision-making processes voiced by Mayor Brown. These are the overarching objectives the City sets out in the Request for Proposals.

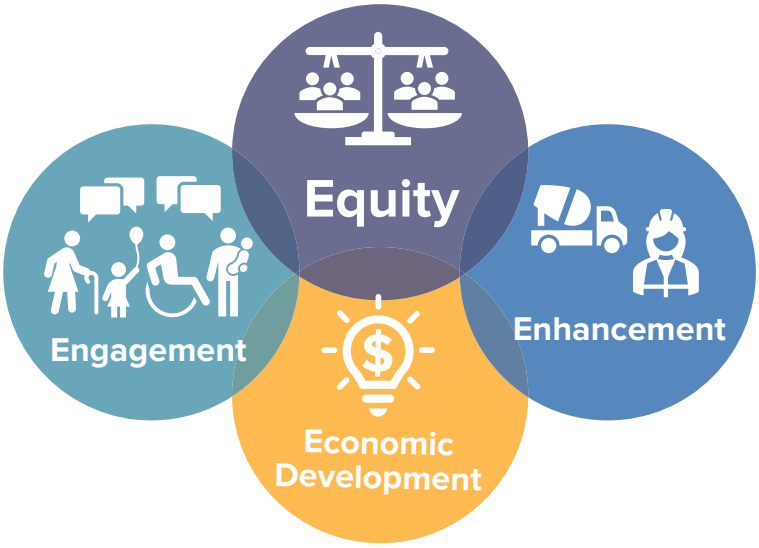
Approach

The MIG Team notes that the City's approach described in the RFP reflects a community-based planning approach that we have applied to General Plan programs for nearly four decades. MIG pioneered methods of creative and inclusive community engagement as a means to craft plans that reveal the soul of a community—and that can be readily implemented given their broad public support. The entire program, from engagement to plan implementation, will be viewed through an equity lens.

For every General Plan project MIG is invited to lead, we craft a tailored work plan that responds to that city's program objectives, available resources, and community sensibilities. Our goal is to create a unique General Plan that focuses on action.

Regarding the schedule, we recommend completing the work within 24 months to maintain community focus. The advantage about structuring a General Plan program is that no rules apply beyond ensuring the adopted General Plan addresses all State law content requirements.

One key requirement, however, is that sixth cycle Housing Elements for the Southern California Association of Governments (SCAG) region must be adopted by October 15, 2021; otherwise, a jurisdiction is subject to a four-year rather than eight-year update cycle. While Compton's Regional Housing Needs Allocation (RHNA) is a relatively modest 1,004 housing units (relative to assignments for similarly sized cities), we recommend that the City not rush to prepare an element for adoption by October 15. The process for identifying sites for new housing and the types of housing the community desires, together with appropriate housing programs, requires a thoughtful and measured community discussion. We do not believe that time will be available to have this discussion and account for the 60-day review period by the Department of Housing and Community Development (HCD) even though the City recently had its fifth cycle Housing Element certified by HCD in August 2020. Housing law does provide a grace period, but Compton is not eligible for this since the fifth cycle element was not adopted on time. However, we will write a Housing Element that sets Compton up for success during the entire eight-year planning period.



In the RFP, the City indicates that properties within its sphere of influence (SOI) need to be considered in the planning process, as required by State law. The Planning Area for the General Plan will include the SOI, with land use policy identifying community preferences should Compton ever pursue annexation actions that would benefit both the City and property owners and residents. Please note that properties within the SOI cannot be used to satisfy Housing Element requirements for adequate sites. However, the General Plan can identify priorities for annexation that might be available for the mid-cycle Housing Element update (if annexed prior to initiating the mid-cycle update).

As follows, we articulate our proposed approach to the General Plan based on our team's knowledge of Compton and based on your objectives expressed in the RFP. For Compton, we propose a General Plan program consisting of four phases: **I) Discovery and Visioning, II) Exploring Alternatives, III) A Plan for Compton 2040,** and **IV) Celebrating Our Future**.

PHASE I: DISCOVERY AND VISIONING

To provide the General Plan team and public with a common foundational understanding of conditions shaping decisions about the future, the MIG Team will undertake a series of technical studies that will be compiled in a comprehensive background report. This report will be highly graphic and will report not just existing conditions but associated policy implications. Included will be a market analysis prepared by team member The Natelson Dale Group and a detailed Pedestrian Realm Analysis to identify gaps in the system to safely connect neighborhoods to parks, schools, shopping districts, and other local destinations. We will initiate the public engagement process with Visioning: asking residents, business owners, visitors, and other stakeholders (who help support the economy) to share their ideas for making Compton the city they want it to be.

The engagement activities will be high tech and high touch, recognizing that while we live in an increasingly digital engagement world, people still want to get together in person to share ideas. And while the constraints imposed by COVID-19 may continue to limit the size of public gatherings through the summer, we also recognize that Compton residents may not have the ability or resources to participate online. Our Visioning process—and the balance of the community engagement program—will offer online and in-person options, including all-Spanish language events and activities.

The program can include a “Best Stop: Compton” (or some other branding that ties into current branding programs) series of pop-ups and backyard listening sessions to allow the community to examine and explain how the City and region have changed in the past several decades. The activities will inspire all to imagine and understand what changes can be anticipated over the next 25 years and beyond. Entertaining and inspiring speakers could provide unique insights about the region’s economy, City finances, alternative mobility modes, neighborhood equity, climate change, new types of housing choices, emerging technologies, vehicle and workplace automation, housing, and retail trends. Notably, we would want to engage former and current Compton residents in high-profile positions who want to “give back” to their hometown, as well as people steeped in the history, culture, and needs of Compton, such as Ruben Quarcoopome of Designing in Color and Ron Finley of the Ron Finley Project.

Informed by community engagement, including work with a Community Advisory Committee (CAC), we will produce a Vision and Guiding Principles booklet that will establish the General Plan foundation.

PHASE II: EXPLORING COMPTON'S FUTURE

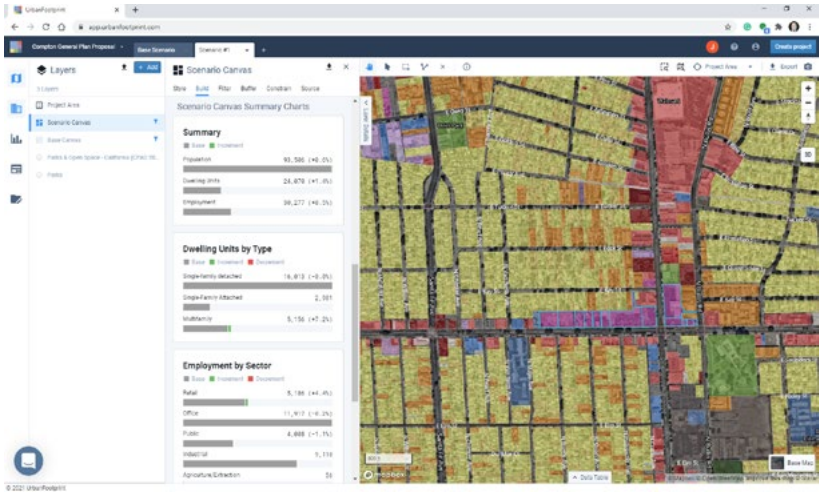
Building upon the background reports, the Vision and Guiding Principles document, and community input, the MIG Team will develop, in close coordination with City staff and the CAC formed for this program, an Options for the Future document to highlight an overall vision for Compton and for the neighborhoods and districts. Concepts will be developed to show options for mobility—and notably the pedestrian realm. This effort may include identifying specific focus areas expected to be the primary locations of change.

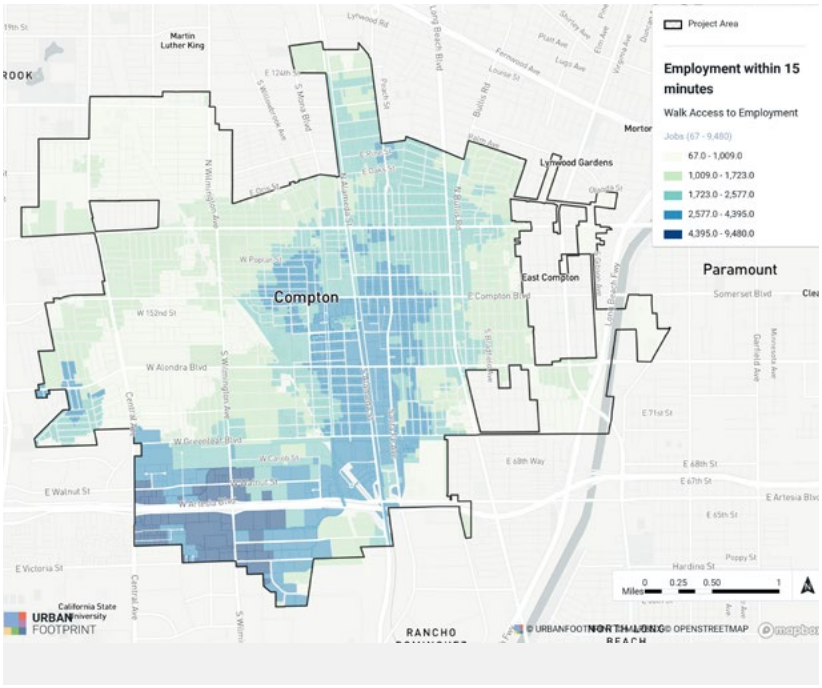
We propose to analyze and present land use and transportation scenarios using the UrbanFootprint application, which includes analytical engines that measure the environmental, transportation, public health, and community impacts of future scenarios, and output specialized indicators regarding existing conditions and future scenarios. With City staff and the CAC, we will conduct a land use/transportation alternatives charrette, with key economic, transportation, and design team leads, to allow for detailed examination and discussion of options and priorities. The key alternatives scenarios selected by the CAC and staff will be presented at a joint meeting with the Planning Commission and City Council for selection of a preferred alternative that will form the basis of the General Plan and EIR analysis.

PHASE III: A PLAN FOR COMPTON 2040

Based on decision-maker direction in Phase II, the MIG Team will prepare the new 2040 General Plan within an element structure approved by City staff. While in the RFP the City recommends a traditional General Plan element structure, we will want you to consider a structure that may better resonate with the community in non-planner language. In the scope of work we present this suggested outline:

- **Our Vision for 2040** (Vision and overview)
- **Our Community** (Land Use, Circulation, and Urban Design)





- **Economic Development** (Works in concert with land use and other policies)
- **Meeting Our Housing Needs** (Sixth cycle Housing Element consistent with land use policy in Our Community chapter)
- **Urban Systems** (Infrastructure Element)
- **Community Culture, Services, and Resources** (Open Space and Conservation Element, plus culture, education, arts, and environmental stewardship)
- **Environmental Justice** (As noted above, the entire General Plan will be written through the environmental justice lens, with this element focused on prioritized community needs related to street and safety improvements, healthy food access, open space and physical activity, reduced pollution burdens, and sustained civic engagement in public decision-making processes.)
- **Public Safety** (Safety and Noise Elements)
- **Preserving Our Heritage** (Historic Preservation Element)
- **Implementation and Action Plan**

The CAC will be asked to review the complete administrative draft General Plan to ensure it captures the spirit of Compton and its aspirations. The General Plan will be highly graphic, focused on action, and formatted for use as an online ePlan.

In Phase III, we will also prepare the Program EIR. The Program EIR will serve two functions: (1) as the document required by law to analyze project impacts, and (2) as an economic development tool to streamline CEQA review of future development projects. We will prepare a Program EIR that analyzes reasonable buildout at the horizon year, thus providing clearance for certain projects consistent with the General Plan.

During this phase we will also conduct a General Plan/Zoning Code and Map consistency analysis to identify any new zones that may need to be created, any Zoning Code amendments necessary to implement land use policies (and Housing Element programs in particular), and any required zoning map amendment. MIG will create the updated zoning map; City staff will undertake the code amendments (as discussed in the RFP).

PHASE IV: CELEBRATING OUR FUTURE

The public review and hearing process for the Compton 2040 General Plan will celebrate the community's earnest work to create a visionary, practical plan. Community workshops and Council/Commission study sessions on the draft General Plan—precedent to public hearings—will allow for interactive discussion and identification of any "tweaks" to be considered during hearings. Following final Council direction, we will produce the final Plan (with the option of converting it into an ePlan) and translate the Plan into Spanish.

Demonstrated General Plan Expertise

The MIG Team's experience preparing General Plans and comprehensive planning documents is unparalleled. Because we focus our comprehensive planning work in California, we have in-depth knowledge of the particularities of California law. For each assignment we undertake, we build from our prior work and experiences to tailor General Plan policy and development regulations for each community. In addition, MIG and our team members are national leaders in inclusive engagement and equitable economic development strategies.

This table highlights MIG's experience preparing General Plans and other relevant planning documents, including associated CEQA/EIRs, utilizing a wide variety of well-proven, interactive, in-person and virtual public engagement techniques. Detailed and additional relevant experience is provided in the following Section 02 Qualifications and Experience.

MIG RELEVANT GENERAL PLANS AND SELECT SIMILAR PLANNING DOCUMENTS

RELEVANT COMPONENTS & PLANNING ISSUES

	Community Engagement	General Plan Update	CEQA Documentation/EIR	Vision & Guiding Principles	Neighborhood Authenticity	Enhancement Strategies	Virtual & In-person Stakeholder Engagement	Multicultural Engagement	Website & Branding	Fiscal & Economic Development	Market Demand & Economic Opportunity	Growth, Intensification & Sphere of Influence	Affordable Housing & Anti-Displacement Strategy	Land Use Planning Best Practices	Multimodal Mobility & Connectivity	Public Services & Infrastructure	GHG & Climate Change	Equity & Environmental Justice	Pedestrian Public Sphere
Santa Fe Springs Comprehensive General Plan Update and Zoning Amendment	●	●		●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●
Paramount Housing, Safety, and Environmental Justice Elements	●	●		●	●		●	●				●	●	●		●		●	●
Commerce General Plan, Zoning Code, and EIR	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●
Cudahy General Plan & EIR & Long-Range Water Conservation and Parks Plan	●	●	●	●	●	●		●		●	●	●	●	●	●	●	●	●	●
Whittier General Plan and EIR	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●
Long Beach 2030 Focused General Plan - Land Use	●	●		●	●	●		●				●	●	●		●			●
Baldwin Park General Plan, Health & Sustainability Element*, and Environmental Justice Element	●	●	●	●	●			●		●	●	●	●		●	●	●	●	●
Arcadia General Plan and Development Code	●	●	●	●	●	●		●		●	●	●	●	●	●	●	●		●
Claremont General Plan*	●	●	●	●	●	●				●	●	●	●		●	●	●		●
Costa Mesa General Plan	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●		●
Desert Hot Springs General Plan	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●	●	●
La Palma General Plan	●	●	●	●	●	●		●		●	●	●	●	●	●	●			●
La Puente General Plan and Zoning Code	●	●	●	●	●	●		●		●	●	●	●	●	●	●			●
Monterey Park General Plan and EIR	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●	●	●
Rancho Cucamonga General Plan*	●	●	●	●	●	●				●	●	●	●	●	●	●	●		●
Rialto General Plan*	●	●	●	●	●	●		●		●	●	●	●	●	●	●			●
Riverside General Plan, Zoning/Subdivision Codes, and EIR*	●	●	●	●	●	●		●		●	●	●	●	●	●	●			●
Santa Ana General Plan Technical Studies		●		●	●	●			●	●	●	●		●	●	●	●	●	●
Santa Monica Land Use and Circulation Element	●	●		●	●	●		●				●	●	●	●	●			●
Torrance General Plan	●	●		●	●	●				●	●	●	●	●	●	●			●
Vernon General Plan, Zoning Ordinance, and EIR	●	●	●	●	●	●		●		●	●	●	●	●	●	●	●	●	●
Walnut General Plan, West Valley Boulevard Specific Plan, and EIR	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●		●
Burlingame 2040 General Plan, Zoning Code, and EIR	●	●	●	●	●	●			●	●	●	●	●	●	●	●	●		●
Cupertino General Plan and EIR	●	●		●	●	●		●	●	●	●	●	●	●	●	●	●	●	●
Hayward General Plan, ePlan, and EIR	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●			●
Redwood City General Plan, Mixed Use Zoning, and EIR*	●	●	●	●	●	●			●	●	●	●	●	●	●	●	●		●
Mountain View General Plan and EIR	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●	●	●
Richmond General Plan and EIR*	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●	●	●
San Carlos Focused General Plan Update and Zoning Ordinance	●	●	●	●	●	●	●		●	●	●	●	●	●	●	●	●	●	●
Santa Rosa General Plan Update	●	●		●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●
San Antonio Comprehensive and Area Plans, TX	●			●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●
Charlotte 2040 Comprehensive Plan, NC	●			●	●	●	●	●	●	●	●	●	●	●	●	●	●	●	●
Blueprint Denver, CO	●			●	●	●		●	●	●	●	●	●	●	●	●	●	●	●

* *APA Award Winner*

Commerce General Plan Update

02 Qualifications and Experience

MIG has selected a highly experienced team of firms and professionals who are ideally suited to prepare the 2040 General Plan Update and EIR. MIG has extensive and successful experience working with each of these firms on innovative general plan update projects. This team has been assembled because of their expertise, innovation, and ability to create a legally comprehensive General Plan and EIR for the City of Compton.

The MIG Team

MIG, INC.

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

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

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

THE NATELSON DALE GROUP

The Natelson Dale Group, Inc. (TNDG) is a real estate economic and financial consulting firm providing public and private sector clients with real estate market forecasts and development feasibility studies, pro forma financial analysis, economic development strategic plans, General Plan economic studies and policies, and fiscal impact analysis and modeling. Reflecting their philosophy that General Plans are most effective at transforming communities when they are based on economically feasible development concepts, TNDG combines state-of-the-art analytical capacities with the unique ability to craft an implementable vision. TNDG has prepared General Plan Economic Studies for numerous cities including Garden Grove, Long Beach, Los Angeles, Monterey Park, and Redondo Beach, among many others. TNDG also prepared an economic development strategic plan for the City of Compton in 1996 and has a substantial base of experience in surrounding Southeast Los Angeles cities, including Bell Gardens, Carson, Commerce, Huntington Park, Inglewood, Lakewood, Long Beach, Pico Rivera, Signal Hill, and South Gate.

VERONICA TAM AND ASSOCIATES, INC.

Since 2005, **Veronica Tam and Associates, Inc. (VTA)** has provided housing and community development consulting to local jurisdictions throughout California including Housing Element updates, special housing studies, Analysis of Impediments to Fair Housing Choice/Assessment of Fair Housing, Consolidated Plans and related reports, and grants administration and technical assistance.

ITERIS

With experts in the fields of transportation planning, traffic engineering, and ITS, **Iteris** has provided comprehensive services ranging from initial traffic impact studies, travel-demand modeling, planning, and systems engineering to conceptual/detailed complete streets design for over 35 years. Iteris will support MIG by providing traffic analysis and travel-demand forecasting services to evaluate the update to the General Plan and provide documentation for the environmental document. Key staff assigned to the General Plan Update are very familiar with the City of Compton, through recent planning efforts on the Compton Station TOD Plan, as well as the 501-601 East Compton Boulevard Specific Plan.

BKF ENGINEERS

For 105 years, **BKF Engineers (BKF)** has delivered inspired infrastructure to its clients. BKF's services include civil engineering, land surveying, and land planning for government agencies, institutions, developers, architects, contractors, school districts, and corporations. Their markets include transportation, public works, healthcare, education, residential, commercial, industrial, and corporate. Through their network of 15 offices throughout California, BKF has developed extensive local knowledge that provides them with a keen understanding of issues relating to municipal infrastructure and public services.

ARCHITECTURE + HISTORY, LLC

architecture + history, llc (a+h) is a woman-owned, small business focusing on historic preservation and urban planning. For almost three decades, Principal Bridget Maley has successfully managed similar, complex preservation and urban planning-related projects for many Southern California municipalities including Anaheim, Glendale, South Pasadena, Whittier, Palm Springs, Santa Monica, Los Angeles, West Hollywood, Fresno, San Diego, San Pedro, and Riverside. She has completed numerous projects related to general and specific plans for California municipalities. Her work informs local governments about the types of historic resources that might be encountered in planning for residential, commercial, industrial, and civic neighborhoods during general plan updates and amendments. Bridget is adept at all aspects of the CEQA process and how historic resources are evaluated, assessed and considered during CEQA review. Working with MIG, a+h recently updated the City of Whittier's Historic Preservation Element through the General Plan Update.

URBAN SEMILLAS

Urban Semillas is a socially conscientious and community-based consulting firm with a focus on social and environmental justice issues and a goal to empower people at the grassroots level and across sectors to participate in local and statewide issues that impact the communities they live in. Principal Miguel Luna is sought after and respected locally, regionally, and statewide for his expertise in working with diverse communities on social justice issues and advocacy, and for his ability to utilize community reconnaissance in order to develop and implement effective outreach tools and mechanisms for grass-roots coalition building and consensus.

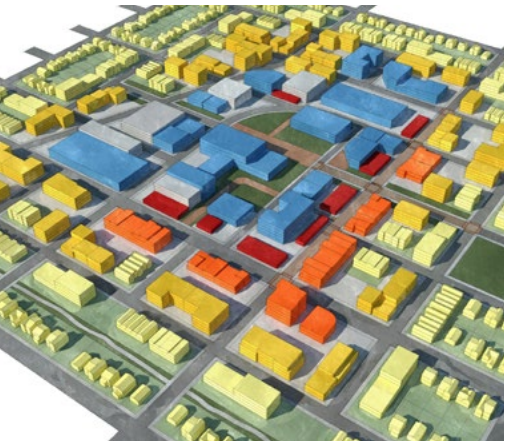
Urban Semillas specializes in cultivating relationships with and between community-based organizations, businesses, elected officials, environmental organizations, academia, governmental agencies, and individual stakeholders at the grass-roots level. The practice has a specific focus in fostering participation in planning efforts among people who might not have participated in the past, including monolingual and bilingual Spanish speakers, and moderating effectively among people who might anticipate little common ground. Miguel is particularly knowledgeable in online engagement management and digital meeting and conference facilitation. Over the last two decades, he has worked on issues and projects that have led to the augmentation of urban green space, watershed planning, and bringing resources to underserved communities, and master planning projects at the city and county level.

Team Resources

MIG has served public and private clients of every size and jurisdiction—from cities, counties, and special districts to regulatory agencies and developers—as a full-service planning and design firm. Our dedicated staff of 230+ has the background and experience to prepare plans and design documents for a wide variety of projects, including site-specific infrastructure, residential, institutional, mixed-use and transit-oriented developments; downtowns and streetscapes; and broader policy initiatives like specific, general, comprehensive, and regional plans, as well as open space and parks plans.

GENERAL PLANS AND HOUSING ELEMENTS

At MIG, every project is viewed as a new opportunity to apply our expertise and to collaborate on new approaches and techniques that advance the livability and equity of a community. MIG's experience in creating integrated, forward-thinking, and implementable general plans has resulted in noticeable, positive change for our client communities. We utilize the latest and most effective public outreach and engagement tools to build community support for the process and develop meaningful input and analysis, including informational graphics, web-based documentation, and social media. We also have extensive experience developing effective implementation strategies and have watched our projects result in actionable change.



MIG is a recognized expert in crafting effective and implementable Housing Elements; during the fourth and fifth Housing Element cycles, our staff of housing experts helped more than 25 cities throughout the State achieve certified Housing Elements. We recently helped the cities of South El Monte, Desert Hot Springs, Fresno, and Cudahy complete their HCD-certified Housing Elements. At the end of 2020, we completed sixth cycle updates for the cities of Paso Robles and Atascadero; HCD has found both these Housing Elements in compliance with State law. Our teaming partner VTA is well known for their expertise in State Housing Element law. They have prepared Housing Elements for jurisdictions throughout the State and maintain an excellent track record of receiving State certification. For the fifth cycle, they prepared close to 60 Housing Element updates in the San Diego, SCAG, ABAG, AMBAG, and FCOG regions. VTA is currently leading or advising in over 25 Housing Element updates in the SANDAG and SCAG regions that are being prepared as part of the comprehensive General Plan updates. This recent experience provides the MIG Team with a thorough understanding of new housing laws and HCD expectations.

COMMUNITY OUTREACH AND PUBLIC ENGAGEMENT

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

EXPERIENCE AND KNOWLEDGE WITH EQUITY, DIVERSITY, AND INCLUSIVENESS

Inclusive and equitable planning is a part of the DNA at MIG. For nearly four decades, MIG has developed holistic approaches to embedding and advancing equity in all our projects.

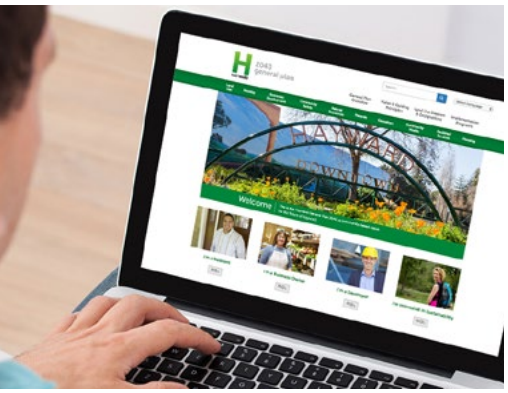
We believe in bringing diverse communities and diverse perspectives together to plan for inclusive prosperity, resiliency, and well-being. We work with people and systems to break down the profound racial inequities that persist and to address the symptoms and root causes of the problem. We challenge ourselves to think critically about equity, diversity, and inclusion, with the goal of creating better outcomes for everyone.

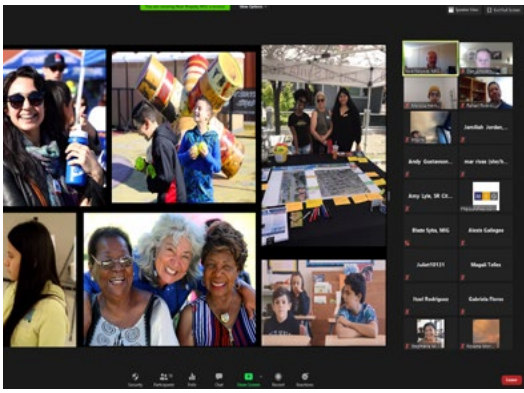
In 2018, we officially established our MIG Equity Studio, an extension of MIG's deep commitment to creating healthy and thriving communities for everyone. The Equity Studio is a cross-firm collaborative of MIG team members committed to advancing cross-discipline approaches to embed equity in our projects and planning processes, and to infuse equity across all MIG service areas. Our goal is impact: transformative change that creates equitable outcomes.

Our team's proven diversity, equity, and inclusiveness capabilities are demonstrated through our recent work with Santa Clara County, California Institute of Behavioral Health Solutions, Oregon's Metro Regional Government, and KUOW Puget Sound National Public Radio, among many others.

ENVIRONMENTAL DOCUMENTATION

MIG's environmental team consists of experienced planners with expertise in the preparation and management of environmental impact assessments pursuant to CEQA and NEPA. We have a proven record of quickly becoming familiar with, and adhering to, local jurisdictional requirements. We ensure that all environmental documents are prepared to meet legal requirements and withstand public scrutiny.





MIG staff has managed and prepared all types of CEQA environmental documents, from simple Categorical Exemptions, Initial Studies, and Addendums to complex, multiphase EIRs and specifically EIRs for many of our general plan updates.

INNOVATIVE SKILL SETS

GIS Analysis and Mapping

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

UrbanFootprint Scenario Planning

We analyze land use scenarios for identified focus areas using UrbanFootprint. UrbanFootprint software includes analytical engines that measure the fiscal, environmental, transportation, public health, and community impacts of future scenarios, and that output specialized indicators regarding existing conditions and future scenarios. The UrbanFootprint data can be used for discussion with stakeholders and decisionmakers regarding the outcomes associated with each scenario. This allows decisionmakers to compare the alternatives and select those that best implement a Community Vision and adhere to General Plan Guiding Principles. UrbanFootprint data can be integrated into GIS. Using the GIS output data, we can then create a Preferred Land Use Plan.

In-House Customized "Tool Box" Photo Simulations

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

Visualization Tools

Visualization tools can be a valuable aspect of a design process to help members of the public, stakeholders, and City staff compare development concepts to existing conditions. We employ SketchUp to create high-resolution image files that can be used in a PowerPoint show, in print materials, or on websites. Using SketchUp, we can create a base model that shows the existing project area buildings, open spaces, and major transit corridors. The model includes limited portions of the surrounding neighborhoods to provide context. The program can also create alternatives that test variations in building use, height, massing, and location. Each alternative can be placed in context of the site using the Existing Conditions Model so that viewers can see the relationship between potential design solutions and the existing context of the site. The model can create views for each alternative that highlight key features of, and differences between, the designs.

Interactive Engagement and Outreach

We use social media tools such as Twitter, Facebook, blogs, Foursquare, and Tumblr to engage audiences, build relationships, and deliver messages to a broad spectrum of individuals. Use of Survey Monkey, Lime Survey, or Mapita for surveyscan help provide important feedback in a well-organized manner from stakeholders and community members who are connected to the internet. We employ electronic polling software for land use and design charrettes. The polling pads help get feedback when we are testing different ideas for various land use alternatives relating to development scenarios, mobility, placemaking, commerce, social gathering, etc.

The use of polling pads provide immediate quantifiable feedback and clearly show which ideas have immediate and maximum buy-in and which ideas and opportunities have potential for further discussion and improvement, as well as help prioritize certain land use and urban design concepts and create momentum for future implementation.

Virtual Capabilities

As the situation around COVID-19 continues to evolve, the MIG Team recognizes that it is essential to adapt and move forward with community engagement efforts for our projects. Although in-person meetings and events are temporarily postponed, our team members are also skilled in the use of virtual project management tools that promote team and client collaboration when in-person meetings are not feasible.

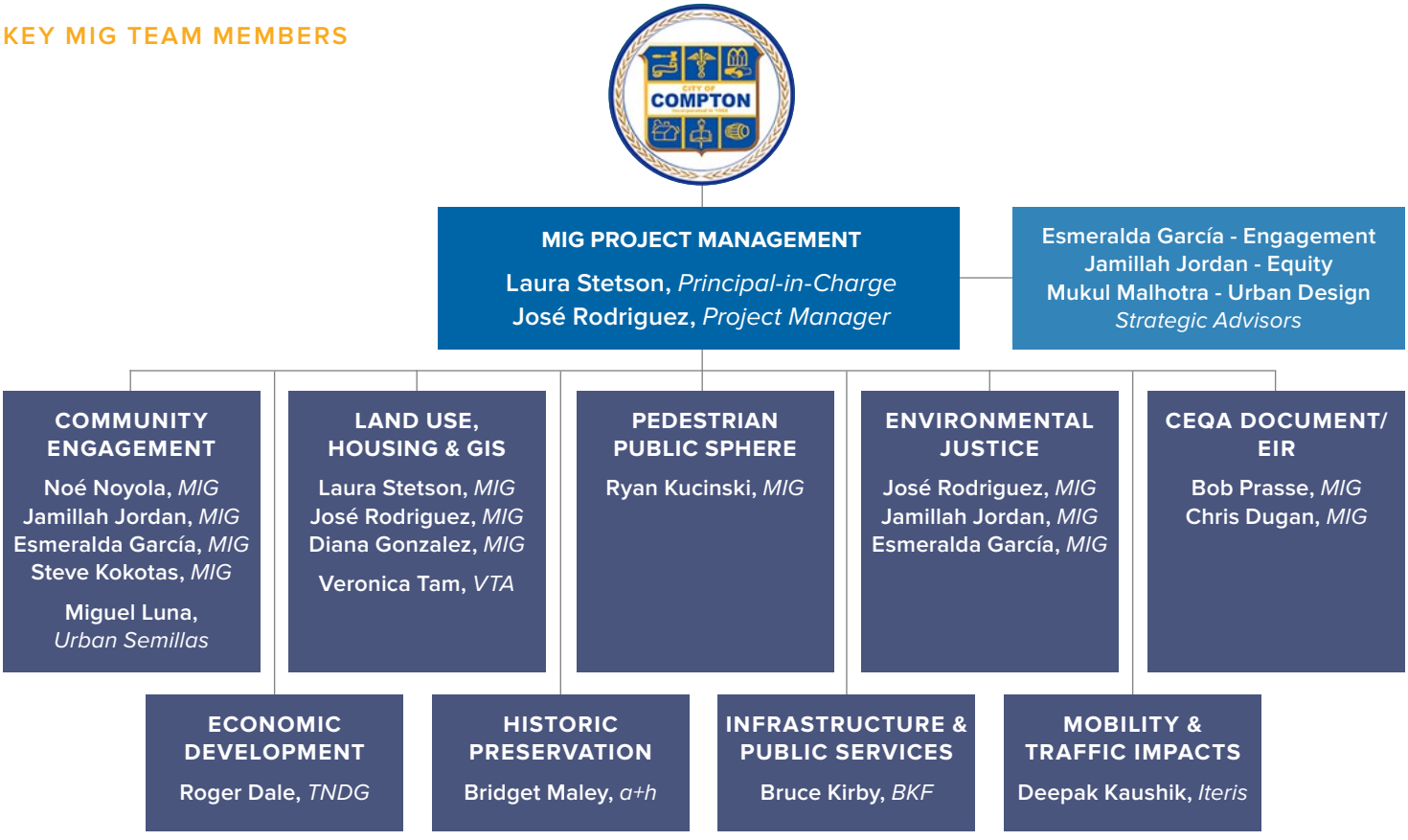
MIG is skilled in a wide range of platforms to respond to client needs and preferences. MIG often combines the use of video conferencing (e.g., Zoom and Zoom Webinar) with a digital white board (e.g., Mural) to manage project activities and team member contributions in virtual settings. Multiple digital white boards with managed access can be created to reveal and demonstrate the full array of technical assistance activities being provided.

The ability to create a pdf snapshot of the results of each work session provides transparency and documentation while reducing the effort spent on interim summaries and meeting notes. Additional virtual tools, such as Loom, allows for the quick and easy creation of short video files, which can be shared with technical assistance recipients to provide direction and explanation as needed.

Key Personnel

The MIG Team will be led by Principal-in-Charge **Laura Stetson, AICP** and Senior Project Manager **José Rodriguez**. Laura and José have spent the last 20 years working together to prepare innovative, meaningful plans and durable solutions that have been implemented in a wide range of communities including Long Beach, Monterey Park, Brea, Claremont, Rancho Cucamonga, Rialto, Colton, Torrance, Costa Mesa, and Walnut, and currently in Santa Fe Springs, Commerce, Paramount, and Whittier. Supporting our team is a deep bench of experienced and dedicated technical team members made up of MIG staff and subconsultants. These key team members are identified in the graphic below with qualifications provided in the summarized resumes beginning on the following page.

KEY MIG TEAM MEMBERS



RESUMES

MIG Team Staff/Role	*Credentials*	*Relevant Experience*
Laura R. Stetson, AICP Principal-in-Charge ***Areas of Expertise:*** Land Use Planning, General Plans, Zoning Codes, Specific Plans, Meeting Facilitation, Project Management	» BS, Environmental Earth Science, Stanford University » Graduate Coursework, Public Administration, American University » Member, AICP » Member, California Planning Roundtable	» Over 30 years of experience preparing general plans and other community planning studies; housing elements; zoning codes and other regulatory documents; and CEQA documentation, programmatic- and project-level » General Plan updates in Arcadia, Baldwin Park, Brea, Burlingame, Costa Mesa, Cudahy, La Puente, La Palma, Rancho Cucamonga, Rialto, Colton, Long Beach, Monterey Park, Santa Fe Springs, Paramount, Downey, Torrance, Redwood City, Walnut, Whittier, Vernon, and Commerce, as well as zoning code updates for Arcadia, Baldwin Park, Burlingame, La Palma, La Puente, La Mirada, Duarte, Garden Grove, and San Luis Obispo
José M. Rodriguez Project Manager ***Areas of Expertise:*** Land Use Planning, GIS, General Plans, Zoning Codes, Meeting Facilitation, Project Management	» MA, Urban Planning, UCLA » BS, Urban and Regional Planning, Cal Poly Pomona » AICP, 2002	» Over 20 years of experience managing and preparing general plan elements and comprehensive general plan updates for cities throughout California » Projects include Santa Fe Springs, Garden Grove, Santa Ana, Monterey Park, Claremont, Desert Hot Springs, Manhattan Beach, Paramount, Long Beach, Redwood City, Torrance, Costa Mesa, Walnut, and Whittier, as well as the Los Alamitos Zoning and Subdivision Code
Esmeralda García Strategic Advisor - Community Engagement ***Areas of Expertise***: Community Engagement, Diverse Communities, Environmental Justice, Strategic Communications	» BA, Art History, California State University, Los Angeles » Member, Transportation Research Board, Environmental Justice Committee » Bilingual Spanish Speaker » Member of MIG Equity Studio	» Over 30 years of experience managing complex planning projects addressing a wide range of issues, from land use and transportation to social equity, health, and environmental justice » Extensive public engagement experience with disadvantaged communities with projects such as Commerce General Plan Update, Our LA 2040 General Plan Community Engagement, Whittier General Plan Update, and Metro I-710 Livability Initiative, and Manchester/Broadway Streetscape Improvements
Jamillah Jordan Strategic Advisor - Equity ***Areas of Expertise***: Equity, Environmental Justice, Community Engagement, Diverse Communities, Community Planning	» MA, Urban Planning, UCLA » BA, Psychology and Community Studies, University of California, Santa Cruz » Bilingual Spanish Speaker » Director of MIG Equity Studio	» As Director of MIG Equity Studio, works with a wide range of public and private sector partners to apply an equity lens to social policies, community development projects and public health initiatives » Projects include Baldwin Park Health and Sustainability Element; Charlotte Future 2040 Comprehensive Plan, NC; Engage Moval Disadvantaged Communities Outreach Toolkit, Moreno Valley; Santa Rosa 2050 General Plan
Mukul Malhotra Strategic Advisor - Pedestrian Public Sphere ***Areas of Expertise***: Urban Design, Placemaking, Urban Greening, Complete Streets, Neighborhood Revitalization, Downtowns, TOD	» MUD, University of California, Berkeley » Diploma in Architecture, Sushant School of Art and Architecture, Gurgaon, India » Board of Directors, America Walks	» Award-winning urban designer and nationally recognized expert and innovator in complete streets with over 20 years of experience » Projects include the Los Angeles Great Streets Corridors; Manchester Broadway Streetscape Plan, Los Angeles; Gold Line TOD Plans and Market Studies, East Los Angeles; El Cerrito Urban Greening Plan; San Antonio Tomorrow Comprehensive Plan and Sub-Area Plans, TX; Richmond General Plan Update
Ryan Kucinski, LFA Pedestrian Public Sphere Lead ***Areas of Expertise***: Urban Design, Urban Planning, Placemaking, Urban Greening, Community Development; Neighborhood Revitalization	» MUP, University of Southern California » BA, Environmental Design, State University of New York at Buffalo » Living Future Accreditation (LFA)	» Leverages his understanding of the most ambitious, advanced, and holistic design standards to help communities reimagine how to plan systems and rebuild cities by addressing the defining issues of the 21st century » Projects include Los Angeles MRCA River Center; Barrio Logan Community Plan Update, San Diego; County of San Diego Twin Oaks Community Plan Update; Clairemont Community Plan Update, San Diego

RESUMES

MIG Team Staff/Role	*Credentials*	*Relevant Experience*
Noé Noyola Community Engagement Lead ***Areas of Expertise:*** Community Engagement, Diverse Communities, Equity, Environmental Justice, Community Planning	» MCP, University of California, Berkeley » BA, Political Science and Spanish, Sonoma State University » Bilingual Spanish Speaker » Member of MIG Equity Studio	» For 15 years, Noé's cultural competency, fluency in Spanish, and mastery of process and meeting facilitation has enabled him to effectively bridge technical content with impacted, and often under-served, stakeholder communities » Projects include Salinas Housing and Community Development Needs Assessment; Franklin Boulevard Complete Streets and CADA O Street Corridor Streetscape Activation and Connectivity Plan in Sacramento; Iron Triangle Streetscape Transformation, Richmond; Union City General Plan Update
Steve Kokotas Website Lead ***Areas of Expertise:*** Web Development and Technology, General Plan ePlans	» MUP, University of Illinois, Chicago » BA, Social Sciences, University of California, Berkeley » Undergraduate Studies, Economics, Northwestern University	» Over 20 years experience synthesizing, analyzing, and communicating complex multidisciplinary urban planning data and developing innovative information management, communication and visualization web tools, and services » Project websites include the San Antonio Tomorrow Comprehensive Plan; City of Hayward General Plan; OurLA2040 General Plan; and the Santa Ana General Plan web design and development
Diana Gonzalez Land Use and GIS Lead ***Areas of Expertise***: General Plans, Housing Elements and Plans, GIS	» MA, Urban Planning, and BA, Political Science and Communications, University of California, Los Angeles, CA » Bilingual Spanish Speaker	» Over 20 years of experience with a broad range of land use planning, graphic, and GIS mapping » Experience includes General Plans for Whittier, Monterey Park, and Torrance and Housing Elements for Desert Hot Springs, South El Monte, San Juan Capistrano, Fresno, Loma Linda, San Marcos, La Mesa, Alhambra, and Garden Grove
Bob Prasse CEQA/EIR Lead ***Areas of Expertise***: CEQA/NEPA, General Plans	» MURP and BA, Public Affairs (Urban Planning), University of Southern California	» Over 30 years of urban planning and environmental analysis experience providing planning and project management services for EIRs, general plans, specific plans, and zoning ordinances throughout Southern California » Projects include EIRs for the Cudahy, Whittier, Monterey Park, and Santa Fe Springs General Plans
Chris Dugan Air Quality, GHG, Noise ***Areas of Expertise***: CEQA/NEPA, Air Quality, GHG, Noise Analysis	» BS, Natural Resource Management, Rutgers University	» 12 years of CEQA clearance experience with particular skill in noise, air quality, and GHG impact analyses » Experience includes the Burlingame 2040 General Plan Update, Program EIR, and Climate Action Plan Update; Cudahy 2040 General Plan and Program EIR; and Smoky Hollow Specific Plan Program EIR in El Segundo
Miguel Luna Community Engagement, *Urban Semillas* ***Areas of Expertise***: Community Outreach and Engagement, Facilitation, Constituency Building, Stakeholder Education	» CicLAvia - Boardmember » Community Nature Connections, Boardmember, Chair » LA Development Fund Advisory Board Member » Bilingual Spanish Speaker	» Expertise working with diverse communities on social justice issues and advocacy, and utilizing community reconnaissance in order to develop and implement effective outreach tools and mechanisms for grass-roots coalition building and consensus » Experience includes HACLA Vision Strategy Plan, Whittier Narrows Recreation Area Master Plan Public Outreach, Lower LA River Master Plan, Engaging Disadvantaged Communities in Resource Management, Southeast LA Arts Festival, and Boyle Heights Metro Property Development Design Guidelines
Veronica Tam, AICP Affordable Housing and Anti-Displacement, *VTA* ***Areas of Expertise***: Housing Policy, Community Development	» MA, Urban Planning, University of California, Los Angeles, CA » BES, Urban and Regional Planning, University of Waterloo, Canada » Member, AICP	» 30 years of experience as a housing specialist and a recognized expert in California Housing Element updates » Prepared close to 60 fifth cycle Housing Element updates in the San Diego, SCAG, ABAG, AMBAG, and FCOG regions and currently participating in 25 sixth cycle Housing Element updates in the SANDAG and SCAG regions » Served on SCAG's Panel of Housing Experts and provided consultation for staff regarding criteria for identifying infill sites and Housing Element requirements for adequate sites analysis

RESUMES

MIG Team Staff/Role	*Credentials*	*Relevant Experience*
Roger Dale Fiscal Impact and Market Analysis Lead | TNDG ***Areas of Expertise:*** Real Estate Market Forecasting, Pro Forma Financial Analysis, Fiscal Impact Analysis, Cost/Benefit Assessment, Redevelopment/Revitalization Strategies, Business Retention/ Attraction, Workforce Development Program Assessments, and Economic Development Strategic Plans	» MA, Resource and Environmental Economics, UC Riverside » BA, Economics, Claremont McKenna College	» Over 33 years of experience in real estate development, economic development, regional economic analysis, and financial forecasting » Projects include the 1996 City of Compton Economic Development Strategic Plan; Market and fiscal impact studies for proposed big box retail centers in Commerce, Carson, Huntington Park, Lakewood, and Long Beach; Market opportunities study for Compass Blueprint Demonstration Project for Florence/La Brea TID in Inglewood; Case study profile for Los Jardines shopping center in Bell Gardens; Ventura County 2040 General Plan Fiscal Analysis; Calabasas General Plan Update Market and Pro Forma Financial Analysis; Monterey Park General Plan Update Market and Fiscal Impact Analysis; Alhambra Update Market and Pro Forma Financial Analysis; Los Angeles General Plan Framework Study Land Use and Cost/Benefit Forecasts
Bridget Maley Historic Preservation Lead a+h ***Areas of Expertise:*** Architectural History, Historic Preservation, Environmental Review, and Urban Planning	» MA, Architectural History, University of Virginia, School of Architecture, Charlottesville » BA, History, Salem College, Winston-Salem, NC	» Over 25-years of experience developing award-winning solutions to the historic and cultural preservation of unique community resources » Projects include the Whittier General Plan Update Historic Preservation Element; San Francisco Civic Center Plaza and Historic District Cultural Landscape Inventory; Oakland Downtown Specific Plan and EIR; South Van Ness Industrial Area Historic Resources Survey, Fresno
Bruce Kirby, PE, QSD/QSP Infrastructure Lead | BKF ***Areas of Expertise***: Public Infrastructure Systems, Civil Engineering, Master Planning	» BS, Civil Engineering, Cal Poly Pomona » Civil Engineer, CA No. 42393 » QSD/QSP, CA, No. 20900 » ENV SP	» Over 35 years of experience in preliminary engineering and backbone engineering design for the grading, roadway, storm drain, sewer and water infrastructure systems for master planned community, industrial, institutional, educational, retail, commercial, and recreational projects throughout southern California » Projects include the Riverside City College Master Plan Update; Orange Coast College Campus Master Plan, Costa Mesa; and Vanguard University Student Union Master Plan, Costa Mesa
Deepak Kaushik, PE Mobility and Traffic Impact Analysis Lead | Iteris ***Areas of Expertise***: Transportation and Multimodal Planning, Travel Demand Modeling, Transit	» BS, Civil Engineering, University of California, Irvine » Professional Civil Engineer, CA #72838	» Over 17 years of transportation planning and engineering experience, which includes transportation systems analysis, multimodal mobility planning, highway operations, traffic safety, and travel-demand modeling » Projects include the Compton Boulevard Complete Streets Planning and KBK Site Traffic Impact Analysis; Murrieta Focused General Plan; and Thousand Oaks General Plan and PEIR

Detailed Experience

Experience is key. The MIG Team has unparalleled experience leading General Plan update projects for a variety of cities and counties throughout California. Our deep community engagement, technical, legal, and environmental experience will be critical on this project, and can be leveraged by the City of Compton during all phases of the General Plan Update.

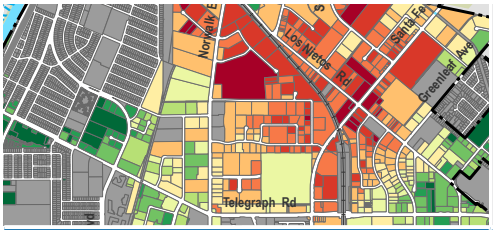
MIG KEY RELEVANT EXPERIENCE

Long Beach Land Use Element

» Comprehensive update of Land Use Element with the introduction of PlaceTypes designations, which provides collaborative direction on land uses and physical design characteristics of neighborhoods, districts and corridors
» Developed goals and policies related to environmental justice and resiliency and recovery
» Prepared an expansive build-out model that recognizes that each PlaceType designation allows for a range of uses, from residential to non-residential uses

Reference:
Christopher Koontz, Deputy Director; 562-570-6288
christopher.koontz@longbeach.gov

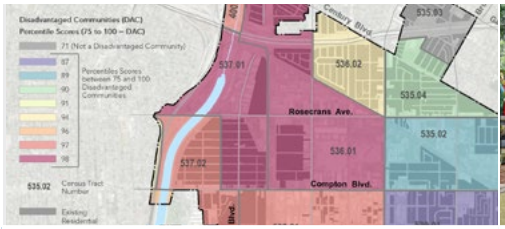
MIG KEY RELEVANT EXPERIENCE



Santa Fe Springs Comprehensive General Plan Update and Zoning Amendment

- General Plan Update and Zoning Code amendments to implement land use policy
- Housing Element Update to accommodate over 900 new housing units
- Environmental Justice Element incorporates strategies to improve neighborhoods conditions and mitigate pollution burdens associated with large manufacturing industries, soil contamination, years of oil extraction activity, transportation corridors, and trucking traffic
- Robust engagement program facilitated during the COVID-19 pandemic; retooled from in-person meetings to digital, social media, project website, online surveys, and Zoom meetings
- Additional outreach to disadvantaged community residents through door-to-door paper survey and flyer distribution and collection

Reference:
Wayne Morrell, Director of Planning
562-868-0511 | waynemorrell@santafesprings.org



Paramount General Plan Housing, Safety, and Environmental Justice Elements

- Update of the Housing Element and Safety Element to comply with state laws
- New Environmental Justice Element will address the pollution burdens associated with large and diverse industrial businesses in the community and recognizes socioeconomic challenges related to lower educational attainment levels, housing burden costs, poverty rates, low birth weight, and linguistic isolation
- Engagement and extensive mapping analysis have contributed to identifying disadvantaged community needs at the neighborhood level, including areas lacking ready access to parks and healthy foods
- Community engagement program includes extensive stakeholder interviews, community surveys, focus group meetings, and community workshops, as well as use of social media and digital and print flyers both in English and Spanish

Reference:
John King, Assistant Planning Director
562-220-2049 | JKing@paramountcity.com

Commerce General Plan and Zoning Update, Corridor Specific Plans, and EIR

- Goals and policies and implementation measures will balance opportunities to attract new business to the City, re-envision new and different business sectors, and identify planning tools to realize a transitioning economy with neighborhood preservation/compatibility, equity, environmental justice, climate change/resiliency, and health and wellness
- The Specific Plans, with the General Plan and Zoning Ordinance Update, create a development framework and identify pedestrian realm, street infrastructure and urban design opportunities
- Robust community engagement process included pop-up demonstrations designed as an interactive environment aimed to attract and engage participants of all ages and backgrounds with all materials translated to Spanish.

Reference:
Jose Jimenez, Economic Development & Planning Director; 323-722-4805
JJimenez@ci.commerce.ca.us

Cudahy General Plan and Focused Zoning Code Update, and EIR

- Built around the land use and urban design concepts of neighborhoods and districts
- Provided clear implementation plans for Atlantic Boulevard, the innovative industrial district, and re-invigorating neighborhoods
- Looked to establish a distinctive "town center," providing governmental and civic uses, public space, office, and residential uses all in a mixed-use concept
- Focused on environmental justice issues and improving health and sustainability
- Prepared Program EIR that addressed SB 743
- Prepared Focused Update to the Zoning Code and Water Conservation and Parks Plan to implement General Plan goals and policies

Reference:
Sal Lopez, Community Development Director
323-773-5413 | slopez@cityofcudahyca.gov

Whittier General Plan Update and EIR

- Ongoing comprehensive update to General Plan and preparation of EIR
- Updated General Plan will define City's vision, guiding principles, and options for a successful future
- Extensive community engagement program to keep residents informed and engaged throughout the process that includes traditional outreach techniques, such as stakeholder interviews and community workshops, as well as innovative techniques, such as a multimedia campaign
- Updated General Plan will establish new policies to address sustainability, climate change, environmental justice, and community health

Reference:
Jeff Adams, Director of Community Development; 562-567-9320
jadams@cityofwhittier.org

Baldwin Park General Plan, Zoning Code and Health and Sustainability Element

- Comprehensive General Plan Update and subsequent overhaul of City's 1950s-era Zoning Code addressing strategies to establish a pedestrian core for Downtown and a new mixed-use district to complement the Metrolink station
- Prepared subsequent APA award-winning, new General Plan element for healthy communities and environmental sustainability strategies based on extensive health and environmental research
- Focused opportunities for healthy living, creating active built environment, improving air/water quality, and conserving energy and natural resources
- Comprehensive bilingual community engagement program

Reference:
Ron Garcia, City Planner
626-813-5261 | rgarcia@baldwinpark.com

MIG KEY RELEVANT EXPERIENCE

I-710 Livability Initiative - Complete Streets and Active Transportation Plan

- Worked with Metro and the Gateway Council of Governments to develop a set of recommendations that focus on opportunities for enhancing livability of street corridors by balancing the needs for Complete Streets and Active Transportation
- Key focus on access to parks open space and recreation, inclusion of public art, connections to the Los Angeles River, improved public health through fitness and well-being, and opportunities for sustainable improvements and green infrastructure
- Developed a set of alternatives that included recommendations for geometric improvements and urban design interventions, including streetscape amenities, and safety improvements
- Received the 2019 Los Angeles Section APA award for Transportation Planning

Reference:
Ernesto Chaves, Director, Highway Program, Metro; 213-922-7343 | chavese@metro.net

Manchester/Broadway Corridors Revitalization, City of Los Angeles

- Developed a design framework for the Manchester/Broadway corridors to greatly improve access, a sense of safer connection, and visibility to the Manchester Metro Silver Line BRT Station, thereby fulfilling its potential as a community friendly, gateway street
- Developed a community-led and community based vision that will ultimately result in traffic calming that maintains vehicle flow, includes public art, and provides pedestrian and bicycle connections
- Worked with CD8 and community partners to develop key project messaging, educational materials, and a variety of graphics and illustrations to encourage meaningful community input
- Final conceptual designs were used to obtain grant funding that will take the project into its next phase

Reference:
Kristen Gordon, Economic Development Deputy, City of Los Angeles Council District 8 213-473-7008 | kristen.gordon@lacity.org

Compton Public Realm: Compton Creek Natural Park and Greenleaf Parkway Parks

- **Compton Creek Natural Park** is the result of a collaborative effort between the Mountain Recreation Conservation Authority (MRCA) and Compton Unified School District to develop a natural park integrated with an outdoor learning environment to serve both Washington Elementary School adjacent to Compton Creek and the surrounding community; multi-use trail along Compton Creek with interpretive signs; a community plaza and picnic area as well as a small amphitheater; exercise stations, and a multi-use lawn
- Planned and designed two new parks for the City of Compton—Walton Park and the Mayo Park—under the **Greenleaf Parkway** electric utility easement; parks feature decomposed granite and rubberized public trails, fitness stations, drought-tolerant plantings, benches, water fountains, bike racks, and pet care stations

Reference:
Liz Jennings, MRCA (Compton Creek Natural Park); 323-221-9944

ADDITIONAL MIG TEAM EXPERIENCE

Economic Development Analysis Prepared by TNDG

- **Costa Mesa General Plan Update Fiscal Impact Model and Real Estate Market Forecasts:** working with MIG staff, TNDG developed a user-friendly Fiscal Impact Model to evaluate the potential fiscal impacts of various General Plan alternatives/scenarios
- **Antioch Economic Baseline Analysis and Economic Development Strategic Plan:** citywide economic development policies, as well as marketing materials focused on leveraging key developable areas
- **Vista Economic Development Strategic Plan:** focused on opportunities for Vista to more fully leverage strong growth in San Diego County's IT and biotech clusters, as well as expanding its Downtown as an entertainment/arts destination

Mobility Planning and Traffic Impact Analysis Prepared by Iteris

- **Compton Station TOD Specific Plan and EIR:** providing transportation planning services; preparing a traffic impact analysis in support of the TOD's CEQA documentation, utilizing the SCAG model to estimate future traffic growth, mode split, and VMT for the TOD area; and Preliminary Parking Study and Parking Management Plan, focused on the current and anticipated parking conditions in the area, as well as policies that support TOD and encourage active transportation
- **Compton Complete Streets Planning and 501-601 East Compton Boulevard Traffic Impact Analysis:** prepared complete streets planning and design services, as well as a traffic impact analysis, to re-imagine the Compton Boulevard corridor between Alameda Street and Santa Fe Avenue

Fifth and Sixth Cycle Housing Elements Prepared by VTA

- Nearly 60 **Fifth Cycle Housing Element updates** in the San Diego, SCAG, ABAG, AMBAG, and FCOG regions, particularly: Alhambra; Buena Park; Burbank; Chino; Costa Mesa; El Segundo; Hawthorne; Lawndale; Lomita; Long Beach; Redondo Beach; South Gate; West Hollywood
- **Sixth Cycle Housing Elements** in the SANDAG and SCAG regions include: Camarillo*; Corona*; Culver City; El Cajon; Escondido; Gardena; Imperial Beach; La Mesa; Long Beach*; Los Angeles County*; National City*; Oceanside; Palmdale; Port Hueneme*; Rancho Cucamonga; Riverside*; San Clemente; San Diego County*; Santee; Simi Valley; Thousand Oaks; Ventura; Vista*; Walnut

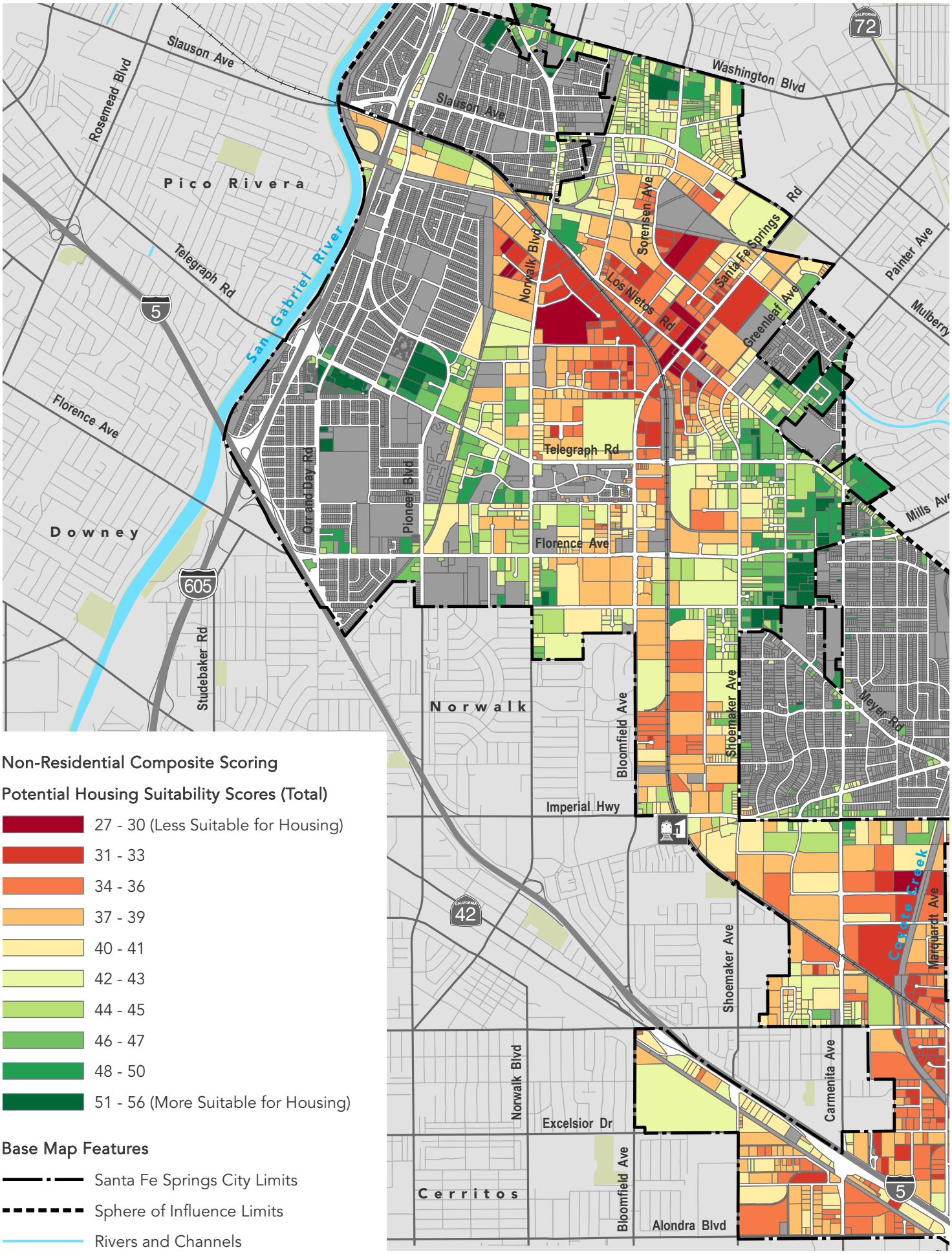
**serving as a strategic advisor*

03 Team Commitment

Any project's success is determined directly by the caliber, orientation, and dedication of the people working on it. MIG is pleased to present a strategic, dynamic, and client-focused team to engage with and lead this important project.

The MIG Team's proposed key personnel and, in particular, our Project Management Team of Principal-in-Charge Laura Stetson and Project Manager José Rodriguez will remain in place for the duration of the General Plan Update Program.

Compton Creek Natural Park (designed by MIG)



Non-Residential Composite Scoring

Potential Housing Suitability Scores (Total)

- 27 - 30 (Less Suitable for Housing)
- 31 - 33
- 34 - 36
- 37 - 39
- 40 - 41
- 42 - 43
- 44 - 45
- 46 - 47
- 48 - 50
- 51 - 56 (More Suitable for Housing)

Base Map Features

- Santa Fe Springs City Limits
- Sphere of Influence Limits
- Rivers and Channels

Santa Fe Springs General Plan Update Housing Sites Opportunity Total Scoring

04 Assumptions

MIG has assumed the following in crafting our proposed scope and assumes the following will occur throughout the course of the work program:

- **Reference Materials.** The City will provide to MIG all reference materials needed to prepare the General Plan, such as GIS files, crime data from the Los Angeles County Sheriff's' Department, recently prepared CEQA documents, and other printed documents and electronic files that we can readily use to ensure completion of all work program components.
- **Coordination Teleconferences.** Bi-weekly check-in calls are assumed to be 30 minutes.
- **Monthly Meetings.** The budget assumes 20 monthly meetings.
- **Deliverables.** The budget assumes digital copies unless a specific number of printed copies is stated.
- **City Review of Materials.** One round of review is budgeted for all products, except for the Administrative Draft General Plan, which are budgeted for two rounds of review. All comments from City staff will be consolidated into a single set of comments in a single document using Word track-changes function. This will allow MIG to clearly understand direction from City staff.
- **Spanish-language Translation.** All engagement notices and interactive materials will be translated into Spanish once final English versions have been approved by the City. These costs are incorporated into the line items for each task. Regarding background reports for the General Plan and the General Plan document, an allowance for translation to Spanish has been provided, as these costs cannot be known until the English versions have been prepared. Translation will occur only after the final English versions have been approved by the City. Regarding translation of CEQA-related documents, only the EIR Executive Summary will be translated into Spanish. Any additional translation will be provided as additional services charged on a time-and-materials basis.

Deliverables

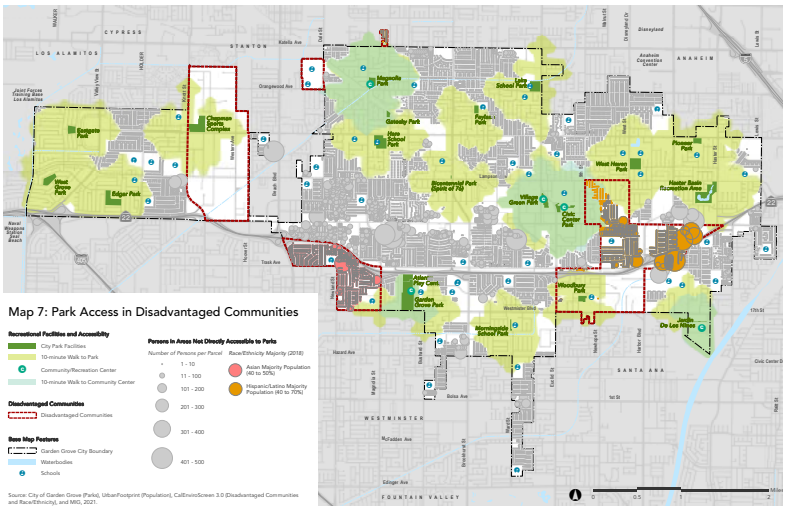
EXISTING CONDITIONS TECHNICAL REPORT

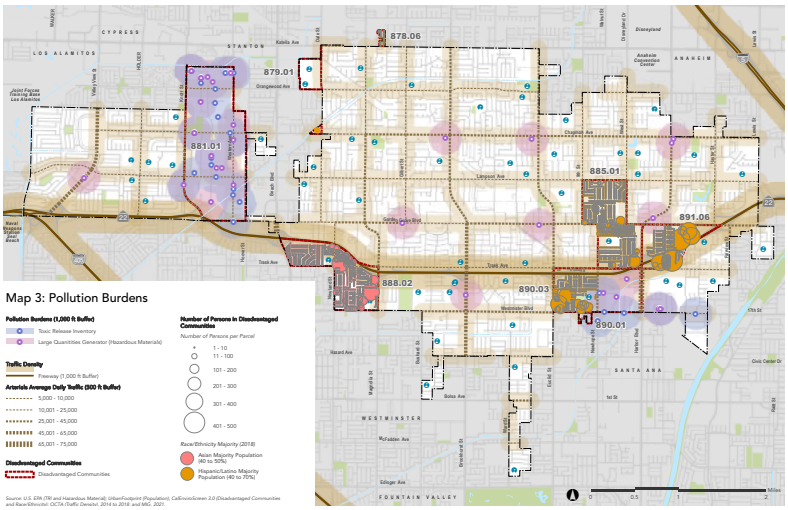
The Existing Conditions Technical Report will consist of one compiled report (Word/PDF format) including the following components.

- **Existing Conditions Study** – all relevant General Plan topics
- **Circulation Study**
- **Market Study**

COMMUNITY ENGAGEMENT

- **Public Outreach and Engagement Plan** will identify key audiences, communication methods, types and numbers of meetings, and work products that will be produced (Word/ PDF format).
- **Logo and Branding** will include 3 logo/ brand concepts, 1 final brand.
- **Print Materials** will include 2 posters, 2 fact sheets, 3 press releases, and 1 FAQ (all materials to be translated in Spanish).
- **Social Media Campaign** will utilize existing City social media accounts and work with the City's Public Information Department. MIG will provide content for up to six posts per month over a 24-month program. MIG will identify the objectives, tone, and content strategy for social media posts, including editorial beats, which is a calendar that outlines timing of posts to advertise upcoming events, release of deliverables, and other General Plan activities.





Garden Grove Safety and Environmental Justice Elements Update

» **Website** includes a stand-alone project website for the duration of the project. The website will serve as one portal for community comments and provide scheduling information through an events calendar for all engagement activities. It will include a document library and informational descriptions on all key General Plan activities and deliverables. Translation to Spanish will be available on the website. MIG has budgeted an allowance for bi-monthly updates.

» **Survey** consists of two digital community surveys using either Lime Survey or Survey Monkey. MIG will create text versions for the survey and provide up to 200 print copies of each survey. Data entry for print surveys is assumed to include up to 200 for each survey.

» **Facilitation, Participation, and Preparation of Materials** for two days of stakeholder interviews and an allowance for digital interviews; four In-Community Meetings; six Community Advisory Committee meetings; four Backyard Community Listening Sessions; three Community Meetings Series (workshops); two City Council/Planning Commission Study Session meetings, and four public hearings (Word and PowerPoint format). We will plan for up to four MIG or subconsultant staff persons at each community event. Subconsultants may attend certain meetings related to their topic of expertise. Development of all displays and related materials for each workshop within the budgeted allowance. We will prepare summaries for each community meeting and for a cumulative summary to be included in the General Plan document.

GENERAL PLAN

» **Alternatives Development:** 3 scenarios of 8 focus areas (Maps and Summary Memorandum in Word/PDF format); One Land Use/Transportation Alternatives Charrette meeting and Scenario Summary (Word/PDF format)

» **Screencheck and Administrative Draft General Plan** (5 copies and digital version in Word/PDF format)

» **Public Review Draft General Plan** (5 copies and digital version in Word/PDF format)

» **Pre-press Final General Plan** (1 copy and digital version in Word/PDF format)

» **Final Adopted General Plan** (5 copies and digital version in Word/PDF format)

» The Housing Element budget allows for **Department of Housing & Community Development (HCD) consultation**

ENVIRONMENTAL IMPACT REPORT

» **Templates for SB 18 and AB 52 consultation** (Word format)

» **Administrative Draft EIR** (5 copies and digital version in Word/PDF format)

» **Draft EIR** for Public Review and Comment (5 copies and digital version in Word/PDF format)

» **Administrative Final EIR** for staff review, including Statement of Overriding Considerations, Findings of Fact, Responses to Comments, and Mitigation Monitoring and Reporting Program (Word/PDF format)

» **Final EIR** for public hearings (5 copies and digital version in Word/PDF format)

05 Scope of Services

Scope of Work

TASK 1: PROJECT INITIATION, MANAGEMENT, AND COORDINATION

1.1: Project Initiation

The MIG Team and City staff will meet to refine the scope of work, schedule, and budget to align with City objectives. As part of the meeting, City staff will lead the MIG Team on a driving or digital tour highlighting Compton's key areas (dependent upon COVID-19 restrictions). In particular, we will want to identify areas for focused attention and community discussion.

1.2: Project Management

MIG will manage the updated program to ensure the project remains on schedule and within budget. This task includes project management and coordination (emails, calls, data transfers, etc.) with City staff and the internal team, as well as regular invoicing, schedule, and budget management. MIG will prepare monthly status reports to identify work completed and upcoming tasks.

1.3: Coordination Meetings

The MIG Project Management Team will meet monthly/ conduct calls at least monthly with City staff to review work products, plan upcoming workshops and meetings, discuss strategies, and otherwise coordinate project activities. The MIG project manager will conduct a bi-weekly teleconference with the City's project manager to discuss progress, confirm upcoming milestones, and plan upcoming tasks. Task leaders and other team member will join meetings and calls as need.

1.4: Document Review and Field Reconnaissance

MIG will review all available background materials to understand city context and identify a preliminary list of key issues. Additionally, MIG will conduct field reconnaissance trip to experience and document streetscapes, landmarks, neighborhoods, and commercial and industrial districts, and identify to physical assets, issues, and opportunities.

TASK 2: SETTING THE FOUNDATION: TECHNICAL REPORT AND ANALYSIS

2.1: Compton Today; Constraints and Opportunities

The MIG Team will analyze existing conditions and prepare a highly graphic, easy-to-read report to summarize key community constraints and opportunities. The report will be comprehensive and structured using three overarching themes: Built Environment, City Culture, and Green Spaces. These include the following topics: **1) Built Environment** will address neighborhoods, business districts, cultural landmarks, land use, housing needs, public facilities, urban form and community character, infrastructure, utilities, transportation, community assets, and local hazards; **2) City Culture** will incorporate long-established and emerging culture, demographics, public art, healthy communities, equity and environmental justice, public services, schools and libraries, fire safety, and law enforcement; and **3) Green Spaces** will report on parks and open space, creeks and rivers, storm drains, urban forestry and tree coverage, sustainability, and climate change. In addition to reporting existing conditions that will create a common community understanding of the planning environment, this document will provide a basis for preliminary policy and implementation recommendations.

2.2: Pedestrian Realm Analysis

MIG will analyze the accessibility of Compton's neighborhoods, corridors, and districts. This analysis will focus on the physical environment and street conditions that affect walkability and bikeability within neighborhoods. MIG and Iteris will inventory trails, bicycle routes, transit routes and access, tree canopy coverage, block length, intersection density, and vehicle speeds and daily trips. Anecdotally, we will document select sidewalk and trail conditions, building frontage activity, and walking and biking barriers. The analysis will also investigate the accessibility of residential neighborhoods to local services, goods, and amenities using a 10-minute walk service area to understand the pedestrian connectivity to parks, grocery stores, transit stop and stations, commercial centers, and community facilities. A memorandum will be prepared that documents the findings to inform land use and circulation alternatives and goals and policies.

2.3: Market Demand Study

The Natelson Dale Group (TNDG) will prepare a Market Demand Study to quantify immediate and longer-term development opportunities in Compton, and to identify policy measures necessary to achieve these potentials. Given that the City is largely built out, TNDG's market analysis will focus on opportunities for infill development and/or redevelopment, emphasizing the intensification and revitalization of older commercial/industrial corridors. TNDG's market analysis will include the following land use categories: residential (with an emphasis on housing types appropriate for anticipated infill development/redevelopment areas), retail/restaurant, office, and industrial.

TASK 3: LISTENING TO COMPTON: COMMUNITY ENGAGEMENT PROGRAM

3.1: Public Outreach and Engagement Plan

MIG will develop an Outreach and Social Marketing Plan that describes a set of strategies to create awareness of the General Plan Update program, promote participation in planned activities, and elicit input into the plan. The Plan will describe the goals and objectives for the community engagement program and outline key audiences, messaging, and communication outlets. This Plan will also outline proposed activities, informational materials, collaterals, and other communication tools.

Backyard Community Listening Session

3.2: Stakeholder Meetings

MIG will conduct one-on-one interviews with key community stakeholders. Interviews can be conducted through a combination of in-person meetings or digital format such as Zoom. City staff will be responsible for contacting the interviewees, coordinating interview times, and securing a meeting room to hold the interviews. MIG assumes interviews with individuals and/or groups will be conducted over two full days at a location in the City and/or digital interviews not to exceed the budgeted allowance. Following the conclusion of all interviews, MIG will prepare a summary memorandum of findings.

3.3: Compton Innovates Multi-Media Campaign

MIG's communications team will roll out a multi-media campaign purposed to keep the community interested and engaged throughout the General Plan Update program. MIG will translate all written and digital engagement materials into Spanish (see our assumptions page for the number of deliverables for each campaign element). The following subtasks are the key elements to the campaign:

- **3.3.1: Logo and Branding.** MIG will develop a logo and a document branding approach for the new General Plan. We will produce three draft logo/brand concepts for your review and will develop one final brand based on City staff input. Our budget provides an allowance for this task. MIG will apply the brand to a document template for communication materials and summary reports.
- **3.3.2: Project Website.** MIG will create and host a stand-alone website for the project. The website will include schedule and process information, ways to get involved, upcoming meetings, how to provide input, and public documents. MIG will work with City staff and the project team to determine final website design and content. All webpages will translate into Spanish.

- **3.3.3: Multi-Media.** To keep the community abreast of General Plan update activities and milestones, the MIG Team will launch and maintain a multi-media campaign. Throughout the 24-month work program, MIG will provide updates and information via social media and other web-based platforms, the General Plan's dedicated website (see Subtask 3.3.2), and print media (posters, fact sheets, and press releases; see assumptions for deliverables). MIG will translate all written and digital engagement materials into Spanish.
- **3.3.4: Community Surveys.** MIG will prepare two surveys that are bilingual and highly graphic designed for in-person distribution and for an online platform, such as Lime Survey. The first survey will elicit input on community challenges and identify visioning elements. The second survey will focus on land use options and future strategies to improve the City. MIG will compile the results for each and create a summary of findings in a PowerPoint format with charts and graphic elements.

3.4: Backyard Community Listening Sessions

MIG and Urban Semillas will conduct six small-group meetings within neighborhoods to foster participation with individuals who do not typically participate at public meetings. These meetings, which can be conducted in both English and Spanish, are intended to encourage public dialogue through facilitated discussions so that we can understand local challenges and community needs firsthand. Through our relationships with community-based organizations and faith-based groups to build awareness, we will go into the community and conduct these meetings at local businesses, churches, residents' backyards, on the sidewalks, and other comfortable spaces. We will prepare brief overview presentation through display boards and conduct instant polling.

3.5: In-Community Events

Going to meet with the community is a key approach to our engagement strategy. MIG proposes to set up booths or kiosks at existing, well-attended events, and/or festivals. We will work the City to identify the most well-attended events, including events within each Council District or connect with local religious institutions for neighborhoods events. We recognize the COVID-19 pandemic is limiting community events, but we anticipate events to start up again over the summer and fall in 2021, and potentially more in 2022.

3.6: Compton Innovates: Digital Scavenger Hunt

MIG proposes conducting an innovative and experiential activity that engages with all segments of the community. Through a month-long digital interactive event, MIG will identify locations throughout Compton that showcases innovation, street art, cultural landmarks, and other place-base locations where participants can experience local life and culture. Using social media, hash tags, and coordinate points, we will create an interactive, outdoor scavenger hunt game (geocaching) by using smartphone technology (e.g., GPS and Google Maps). Geocache locations can align with In-Community Events (Task 3.5), where we can setup booths to distribute General Plan materials and invite local artists or guest speakers to engage with participants. Information can be rolled out on a schedule and participants can play along at their own pace. We can set up QR codes or geocaches (cache of handout materials) at these locations for participants to interact with and/or collect "treasures" or tokens that could earn a prize (such as a "Made in Compton" prize to highlight local entrepreneurs) during a final celebratory event.

3.7: Community Advisory Committee

The MIG Team will facilitate six Community Advisory Committee (CAC) meetings to confirm community challenges, identify economic development opportunities, affirm a community vision, develop land use and circulation alternatives, and receive input on goals and policies. For all CAC meetings, MIG will prepare an agenda, meeting materials, and a post-meeting action summary for City staff distribution to CAC members.

3.8: Community Meeting Series

MIG will facilitate three informative, engaging, and interactive community-wide workshops that could be conducted digitally, in-person, or through a hybrid approach. Our meeting facilitators are bilingual, and all materials will be translated into Spanish. The topics for each workshop are as follows:

- **3.8.1: Meeting 1 - Discovery and Visioning.** The first workshop informs the community on the General Plan process and sets the foundation for the Compton Vision.
- **3.8.2: Meeting 2 - Exploring Options for Compton's Future.** At the second workshop, MIG will facilitate a community meeting to present options for Exploring Compton's Future. This workshop will be interactive, using break out groups (in-person or digitally) to elicit specific input on land use, design, and circulation options.

» **3.8.3: Meeting 3 - Celebrating Our Future.** The third workshop will allow the community to comment on the proposed land use and circulation plan and the General Plan's big ideas.

3.9: General Plan Vision Statement and Guiding Principles

Based on the findings from earlier tasks, MIG will develop a vision statement, along with draft General Plan Guiding Principles that will set forth the City's long-term identity and vision for growth.

TASK 4: EXPLORING OPTIONS FOR COMPTON'S FUTURE

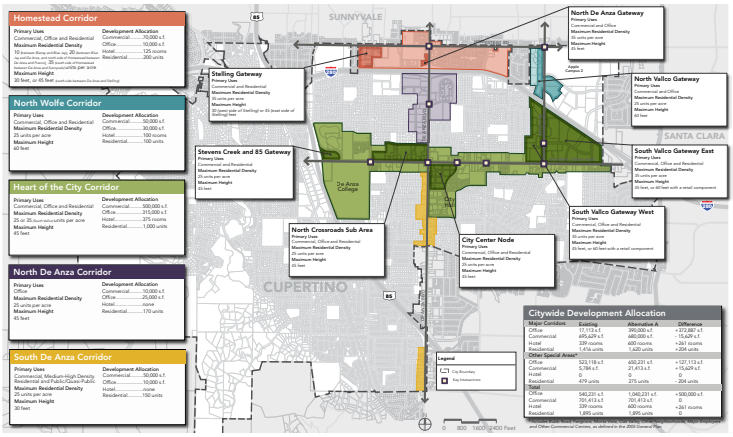
4.1: Land Use and Transportation Alternatives and Charrette

MIG will develop up to three scenarios for up to eight focus areas (excluding transit stations specific plan areas since those planning processes are well underway) to analyze potential land use and transportation options that could include mixed-use development, reinventing existing corridors, and revitalizing a new downtown. We propose to analyze land use and transportation scenarios using the UrbanFootprint application, which includes analytical engines that measure the environmental, transportation, public health, and community impacts of future scenarios, and output specialized indicators regarding existing conditions and future scenarios.

This subtask includes a land use/transportation alternatives charrette, with key economic, transportation, and design team leads, along with City staff. The alternatives scenarios will be presented at a joint meeting with the Planning Commission and City Council for selection of a preferred alternative that will form the basis of the General Plan analyzed in the EIR.

4.2: Pro Forma Financial Analysis

TNDG will prepare pro forma financial analyses to define feasible development densities/intensities for targeted land use types in the identified focus areas (including affordable housing). This information regarding "developer feasible" densities will inform the MIG Team's recommendations regarding development standards and allowable densities and can also potentially be used to facilitate discussions with community groups regarding the "tradeoffs" inherent in intensification of development (i.e., higher densities could allow for revitalization of areas/corridors that might otherwise stagnate due to the infeasibility of reinvestment at lower density levels).



Cupertino General Plan Land Use Alternative

4.3: Citywide Fiscal Impact Model

To facilitate an analysis of the fiscal implications of the preferred General Plan land use/circulation plan, TNDG will develop a customized fiscal impact model based on the City's current budget. The fiscal impact model will allow the consulting team to define the "optimal" land use mix from a fiscal perspective and to identify related strategies for revenue enhancement. Various alternatives can then be tested to identify their relative attractiveness from the City's cost/revenue perspective.

TASK 5: PREPARING A PLAN FOR COMPTON 2040

5.1: Screencheck Draft General Plan

MIG will prepare the General Plan outline and format for each element. Upon approval of the outline and format, the MIG Team will prepare the screencheck Draft General Plan, creating a new General Plan with goals and policies that reflect input received during earlier tasks and respond to State legal requirements. The General Plan will be concise, user-friendly, easy to comprehend, and highly graphic, with photos, maps, tables, charts, and illustrations. Translation into Spanish will not occur until adoption of the final plan, but we will provide Spanish-language summaries of key proposals and implementation strategies.

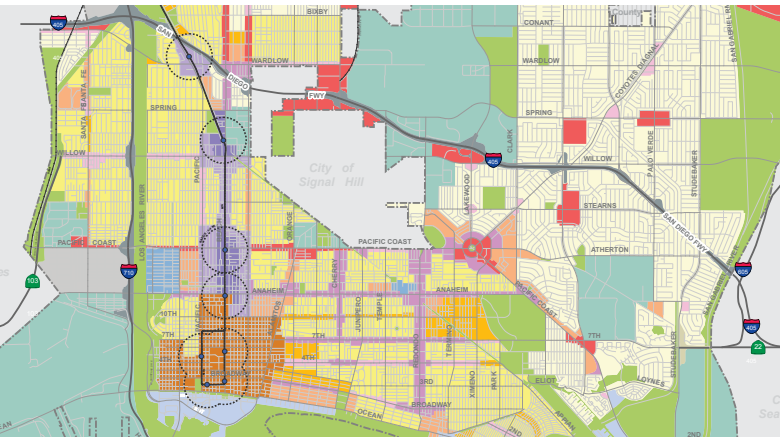
As noted in the Approach section of this proposal, we recommend that the new plan have a structure that resonates with the community—one that does not reflect the traditional eight elements required by law (although does address all required components). MIG suggests the following:

1. **Our Vision for 2040.** Sets the tone and vision for the entire General Plan, provides a graphic snapshot of the Compton community in 2020, identifies community priorities, and provides guidance on how to use the Plan to accomplish the Vision.

2. **Our Community.** This element serves as the Land Use and Circulation elements, knitting together land use, urban design, and mobility strategies to create a complete community through equitable distribution of community services, enhanced neighborhoods, intertwined land use and transportation decisions, a revitalized downtown and corridors, and the City's ability to attract quality businesses and jobs to commercial and industrial districts. Public realm urban design improvements will be defined, as will design expectations for private investments. The element will define the plan for safe multimodal mobility, with the goal of creating pleasant travel ways for pedestrians and cyclists and encouraging transit use.
3. **Economic Development.** Working in tandem with Our Community land use goals, this element will renew Compton's position as the Hub City and define strategies for business retention, expansion, and attraction, with the complementary aims of providing quality jobs for Compton residents and achieving long-term fiscal stability. The element will outline specific strategies for attracting targeted land uses, leveraging public and private investments, and sustaining economic development.
4. **Meeting Our Housing Needs.** Team member VTA will prepare the sixth cycle Housing Element focused on creating an environment to accommodate not just the current RHNA of 1,004 units but longer-term needs identified through community conversations. The element will be consistent with State law requirements and include a Housing Assessment and Needs Analysis; Housing Constraints Analysis; Current Housing Element Review; Housing Sites Inventory and Resources; and Goals, Policies, Programs, and Quantified Objectives. In particular, this element will define affordable housing anti-displacement strategies.
5. **Urban Systems.** The element will satisfy the requirements for the Infrastructure Element and will define/prioritize community improvements for green infrastructure, water and sewer capacity, utilities, communications, and sidewalk and street improvements.
6. **Community Culture, Services, and Resources.** The foundational components of this element will focus on the cultural, social, and community services that define Compton: parks, recreation programming, open spaces, education, the arts, and environmental stewardship.
7. **Environmental Justice.** The entire General Plan will be written through the environmental justice lens, with this element focused on prioritized community needs related to street and safety improvements, healthy food access, open space and physical activity, reduced pollution burdens, and sustained civic engagement in public decision-making processes.
8. **Public Safety.** This element will satisfy the requirements for the Safety and Noise Elements, addressing climate adaption and resiliency strategies, natural and human-caused hazards, noise concerns, equitable law enforcement practices, and crime prevention.
9. **Preserving Our Heritage.** This element will provide the framework for recognizing, celebrating, and preserving cultural and historic buildings, spaces, landmarks, and events.

5.2: Administrative Draft and Public Review Draft General Plan

City staff will provide comments to MIG on the Screencheck Draft, consolidating all comments into a single document using MS Word's track change function. MIG will then prepare an Administrative Draft for City review.



Long Beach PlaceTypes

We will incorporate those comments to produce the Public Review Draft General Plan for release to the public for review and to the MIG environmental team for the environmental analysis.

5.3: Implementation and Action Plan

The Implementation and Action Plan will provide clear action-oriented measures to guide City staff, decision-makers, and the public toward achieving the Vision and goals. The Implementation and Action Plan will be in a format that allows it to be readily used in the annual City budgeting process and to create transparency in decision-making processes.

5.4: Land Use Plan and Zoning Code Consistency Analysis

Upon completion of the Public Review General Plan, MIG will perform a Land Use Plan and Zoning Map consistency analysis. First, we will prepare a consistency matrix to identify which Land Use categories align with Zone Designations. We will then conduct a mapping analysis to determine which parcels are consistent and/or inconsistent. MIG will prepare a brief memorandum identifying which Zoning Code amendments are required and approaches to address inconsistencies. Our budget provides an allowance to consult with City staff on any amendments prepared by City staff.

TASK 6: UNDERSTANDING IMPACTS: ENVIRONMENTAL DOCUMENTATION

6.1: EIR Initiation

MIG CEQA staff will meet with City staff to review City requirements for CEQA documents and specific thresholds of significance.

6.2: Initial Study, Notice of Preparation, and Scoping Meeting

Once a stable Project Description has been developed, a Notice of Preparation (NOP) and Initial Study (IS) will be prepared for the purposes of informing the public as required by CEQA. The IS will identify all issue areas in the checklist to be addressed in the EIR. City staff will provide the NOP mailing list (MIG will review and suggest revisions), secure the scoping meeting location, and provide appropriate public notice related to the meeting.

6.3: Administrative Draft Program EIR

The Draft Program EIR will consider all aspects of General Plan implementation and will specifically reference zoning code amendments prepared to implement the plan. Environmental topic areas and potential CEQA-defined impacts will be aligned with potential policies, implementation programs, and other components of the General Plan. The EIR will include all CEQA-required components, including existing conditions, project description, cumulative impacts, growth inducting impacts, and project alternatives. Where necessary to address potentially significant impacts, practical, implementable, and enforceable mitigation measures will be developed. Technical studies include:

- **Traffic Study and Impact Analysis** – Iteris' approach for traffic analysis includes using the latest SCAG Regional Model. The proposed land use designation changes will be incorporated as a new scenario to develop "With Project" traffic forecast data. Improvement recommendations as well as policies will be developed to reduce the effects to both Citywide VMT and intersection/roadway level of service (LOS). Only VMT impacts will be reported in the EIR, consistent with State law.
- **Air Quality Technical Analysis** – Includes up to eight CalEEMod runs.
- **Greenhouse Gas/Energy Technical Analysis** – Includes up to four energy consumption spreadsheets but does not include a Climate Action Plan.
- **Noise and Vibration Technical Analyses** – Includes four long-term and six short-term monitoring locations, and up to 120 roadway segments.

6.4: Draft EIR for Public Review

The City will provide MIG with a single set of consolidated comments on the administrative draft. MIG will revise the document based on City comments. MIG will circulate the Draft EIR to public agencies and interested parties for the 45-day public review period.

6.5: Response to Comments/FEIR and MMRP

MIG will prepare a Response to Comments/Final EIR (RTC/FEIR) that includes responses to public and agency comments received during the 45-day public review period and, as necessary, revisions to the text or exhibits contained in the DEIR. This task will also include a Mitigation Monitoring and Reporting Program (MMRP) bound separately from the FEIR. The budget assumes up to 80 individual comments will require a response (note: each comment letter may include multiple comments).

6.6: Findings of Fact and Statement of Overriding Considerations

MIG will prepare the CEQA-required findings and statement of overriding considerations.

6.7: Notice of Determination (NOD)

MIG will prepare all CEQA-required notices, including State Clearinghouse forms and file as necessary with the County Clerk and State Clearinghouse. The City will be responsible for paying all filing fees.

TASK 7: ADOPTING THE PLAN: PUBLIC HEARINGS AND FINAL DOCUMENTATION

7.1: SB 18 and AB 52 Consultation

The General Plan update will require formal government-to-government consultation between the City of Compton and Native American Heritage Commission-listed tribes pursuant to Senate Bill 18 and Assembly Bill 52. MIG will provide the City a letter template, detailed instructions, and a communications log to ensure the City complies with SB 18 and AB 52.

7.2: Joint Study Sessions

MIG proposes meeting with the Planning Commission and City Council at key points in the work program to test ideas and concepts, and to confirm decision-maker direction before proceeding to a subsequent phase. MIG proposes that some of these meetings be conducted as joint City Council/Planning Commission study sessions.

7.3: Public Hearings

The MIG project manager will conduct presentations at two Planning Commission public hearings and two City Council hearings. Regarding changes to the Draft General Plan recommended by the Planning Commission during the public hearing process, we do not plan to revise either document for City Council hearings. Instead, we will incorporate those revisions into the staff report in either matrix form or other method that clearly identifies the Commission's recommended changes. Our experience shows that this approach facilitates review and direction by the Council.

MIG will prepare the final General Plan based on the outcome of the City Council adoption hearing. Following adoption, MIG will submit all project files to the City, including all GIS files developed during the process. Because the extent of any revisions based on City Council direction cannot be known at this time, our budget includes an allowance for this task.

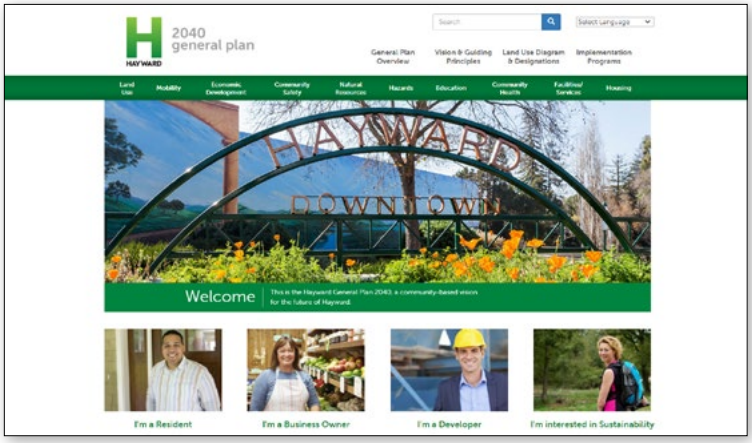
OPTIONAL TASKS

A: CEQA Transportation Impact Analysis Guidelines Update (SB 743)

Iteris will provide analysis and support in the development of updates to the City's transportation impact analysis process, which will incorporate changes in CEQA impact analysis resulting from SB 743. Iteris will provide guidance on transportation metrics that are applicable to developing the new City guidelines for evaluating environmental impacts of transportation and land development projects.

B: ePlan

As an optional task, MIG will set up and customize Tangerine™ software for single click website creation using the MS Word template, including the implementation of the personalization features. Tangerine™ will convert the General Plan into a searchable, interactive ePlan that works well on both desktop computers and mobile phones. Visit www.hayward2040generalplan.com to see an ePlan example prepared by MIG.



241B
Downtown LA

2040 General Plan and Environmental Impact Report

	PHASE 1: DISCOVERY AND VISIONING	PHASE 2: EXPLORING COMPTON'S FUTURE	PHASE 3: THE PLAN FOR COMPTON	PHASE 4: CELEBRATING OUR FUTURE
MEETINGS AND MANAGEMENT	Initiation Meeting/Tour; Ongoing Coordination and Biweekly City Staff/MIG Calls			
LISTENING TO THE COMMUNITY: ENGAGEMENT PROGRAM	Project Website; Compton Innovates Campaign; Survey #1; Survey #2; Public Outreach and Engagement Plan; Listening Sessions; Digital Scavenger Hunt; Stakeholder Meetings; Scavenger Hunt: Celebratory Event/ Prize Giveaway; Logo and Branding; In-Community Events (4 events); #1 *Discovery & Visioning*; #2 *Exploring Compton's Future (Alternatives)*; #3 *Celebrate Our Future (Draft General Plan)*; Community Meeting Series (3 Workshops); Planning Commission Adoption Hearing; City Council Adoption Hearing			
	Discovery: Introduction and Challenges; *Vision*; *Economic Development*; *Equity; Community Needs*; *Land Use/ Transportation Options*; *Goals and Policies*; Community Advisory Committee (6 Meetings)			
PREPARING COMPTON'S 2040 GENERAL PLAN	Market Demand Study; Pedestrian Realm Anlaysis; Compton Today: Constraints and Opportunities	Preliminary Land Use and Transportation Alternatives; Pro Forma Financial Analysis; Preferred Land Use Plan and Transportation Strategies; Fiscal Impact Model	General Plan Outline; Land Use Plan and Zoning Consistency Analysis; Screencheck Draft General Plan; Administrative Draft General Plan; Public Review Draft General Plan	Finall General Plan
ENVIRONMENTAL ANALYSIS			Initial Study/ NOP; Scoping Meeting	Draft Public Review EIR; Public Comment Period; Final EIR
MONTHS:	1 2 3 4 5 6	7 8 9 10 11 12	13 14 15 16 17 18	19 20 21 22 23 24 25
	JUN 2021	DEC 2021	JUN 2022	DEC 2022 MAY 2023

Fee Proposal

COMPTON 2040 GENERAL PLAN AND ENVIRONMENTAL IMPACT REPORT

		MIG, Inc.																												Subconsultants									
		L. Stetson Principal-in-Charge		J. Rodriguez Project Manager		N. Noyola Engagement Lead		E. Garcia Engagement Strategic Advisor		J. Jordan Equity Strategic Advisor		B. Prasse Environmental Lead		K. Norton Senior Project Manager		C. Dugan Environmental Air/GHG/Noise		M. Mulhotra Design Strategic Advisor		R. Kucinski Design Lead		D. Gonzalez Land Use and GIS Lead		S. Kokotas Website Lead		Associates Planning/ Engagement		Associates Environmental/ Air Quality/ Noise		Administrative & Word Processing		MIG Totals		Iteris	The Natelson Dale Group	Urban Semillas	BFK Engineers	Architecture + History	Veronica Tam Associates	Subconsultant Totals	Direct Costs	Professional Fees Totals
		Hrs@	$225	Hrs@	$145	Hrs@	$140	Hrs@	$205	Hrs@	$165	Hrs@	$200	Hrs@	$165	Hrs@	$205	Hrs@	$295	Hrs@	$205	Hrs@	$160	Hrs@	$175	Hrs@	$110	Hrs@	$120	Hrs@	$90											
Task 1	Project Initiation, Management, and Coordination																																								
1.1	Project Initiation	8	$1,800	8	$1,160	8	$1,120	8	$1,640	4	$660	4	$800	4	$660	4	$820						$0				$0		$0	2	$180	*50*	*$8,840*							*$0*	$50	$8,890
1.2	Project Management	24	$5,400	100	$14,500		$0		$0		$0	12	$2,400	36	$5,940		$0		$0		$0		$0		$0		$0		$0	36	$3,240	*208*	*$31,480*					$3,000	*$3,000*		$34,480
1.3	Coordination Meetings (Allowance)	40	$9,000	120	$17,400		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	*160*	*$26,400*				$2,500		$6,240	*$8,740*	$200	$35,340
1.4	Document Review and Field Reconnaissance		$0	12	$1,740		$0		$0		$0		$0		$0		$0		$0	8	$1,640	8	$1,280		$0	20	$2,200		$0		$0	*48*	*$6,860*							*$0*	$75	$6,935
	Subtotal	*72*	*$16,200*	*240*	*$34,800*	*8*	*$1,120*	*8*	*$1,640*	*4*	*$660*	*16*	*$3,200*	*40*	*$6,600*	*4*	*$820*	*0*	*$0*	*8*	*$1,640*	*8*	*$1,280*	*0*	*$0*	*20*	*$2,200*	*0*	*$0*	*38*	*$3,420*	*466*	*$73,580*	*$0*	*$0*	*$0*	*$2,500*	*$0*	*$9,240*	*$11,740*	*$325*	*$85,645*
Task 2:	**Setting the Foundation: Technical Report and Analysis**																																								
2.1	Compton Today: Constraints and Opportunities	8	$1,800	40	$5,800		$0		$0	8	$1,320		$0		$0		$0		$0	16	$3,280	60	$9,600		$0	120	$13,200		$0	8	$720	*260*	*$35,720*	$14,280			$4,900	$5,000		*$24,180*	$50	$59,950
2.2	Pedestrian Realm Anlaysis	2	$450	16	$2,320		$0		$0		$0		$0		$0		$0	4	$1,180	20	$4,100	16	$2,560		$0	40	$4,400		$0		$0	*98*	*$15,010*							*$0*	$50	$15,060
2.3	Market Demand Study	2	$450	8	$1,160		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	*10*	*$1,610*		$34,100					*$34,100*		$35,710
	Subtotal	*12*	*$2,700*	*64*	*$9,280*	*0*	*$0*	*0*	*$0*	*8*	*$1,320*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*4*	*$1,180*	*36*	*$7,380*	*76*	*$12,160*	*0*	*$0*	*160*	*$17,600*	*0*	*$0*	*8*	*$720*	*368*	*$52,340*	*$14,280*	*$34,100*	*$0*	*$4,900*	*$5,000*	*$0*	*$58,280*	*$100*	*$110,720*
Task 3:	**Listening to the Community: Community Engagement Program**																																								
3.1	Public Outreach and Engagement Plan		$0	2	$290	4	$560	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	12	$1,320		$0		$0	*20*	*$2,580*							*$0*		$2,580
3.2	Stakeholder Meetings		$0	12	$1,740	12	$1,680	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	24	$2,640		$0		$0	*50*	*$6,470*							*$0*	$100	$6,570
3.3	Compton Innovates Campaign																																								
3.3.1	Logo and Branding		$0	2	$290	1	$140		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*43*	*$4,830*							*$0*		$4,830
3.3.2	Project Website (Development and Curation)		$0	4	$580	8	$1,120	2	$410		$0		$0		$0		$0		$0		$0		$0	20	$3,500	80	$8,800		$0		$0	*114*	*$14,410*							*$0*		$14,410
3.3.3	Multi-Media		$0	8	$1,160	24	$3,360	8	$1,640		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*80*	*$10,560*							*$0*		$10,560
3.3.4	Community Surveys (2 surveys)		$0	8	$1,160		$0	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	60	$6,600		$0		$0	*70*	*$8,170*							*$0*		$8,170
3.4	Backyard Community Listening Sessions		$0	20	$2,900	20	$2,800	4	$820	4	$660		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*88*	*$11,580*			$5,000				*$5,000*	$1,000	$17,580
3.5	In-Community Events - 4 events		$0	8	$1,160	36	$5,040	4	$820		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*88*	*$11,420*			$5,000				*$5,000*	$1,000	$17,420
3.6	Compton Innovates: Digital Scavenger Hunt		$0	4	$580	20	$2,800	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	36	$3,960		$0		$0	*62*	*$7,750*			$2,500				*$2,500*	$1,000	$11,250
3.7	Community Advisory Committee (CAC) - 6 meetings	8	$1,800	36	$5,220	36	$5,040		$0	8	$1,320		$0		$0		$0		$0		$0	8	$1,280		$0	48	$5,280		$0		$0	*144*	*$19,940*	$3,390	$2,450				$2,260	*$8,100*		$28,040
3.8	Community Meeting Series																																								
3.8.1	Meeting 1: Discovery and Visioning	2	$450	12	$1,740	30	$4,200	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	36	$3,960		$0		$0	*82*	*$10,760*	$3,390		$2,500				*$5,890*	$1,000	$17,650
3.8.2	Meeting 2: Exploring Compton's Future	2	$450	12	$1,740	30	$4,200	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	36	$3,960		$0		$0	*82*	*$10,760*			$2,500				*$2,500*	$1,000	$14,260
3.8.3	Meeting 3: Celebrating Our Future	2	$450	21	$3,045	30	$4,200	2	$410		$0		$0		$0		$0		$0		$0		$0		$0	36	$3,960		$0		$0	*91*	*$12,065*			$2,500				*$2,500*	$1,000	$15,565
	Subtotal	*14*	*$3,150*	*149*	*$21,605*	*251*	*$35,140*	*32*	*$6,560*	*12*	*$1,980*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*8*	*$1,280*	*20*	*$3,500*	*528*	*$58,080*	*0*	*$0*	*0*	*$0*	*1014*	*$131,295*	*$6,780*	*$2,450*	*$20,000*	*$0*	*$0*	*$2,260*	*$31,490*	*$6,100*	*$168,885*
Task 4:	**Exploring Compton's Future**																																								
4.1	Land Use and Transportation Alternatives and Charrette	10	$2,250	40	$5,800		$0		$0		$0		$0		$0		$0		$0		$0	40	$6,400		$0	60	$6,600		$0		$0	*150*	*$21,050*	$16,460						*$16,460*	$2,500	$40,010
4.2	Pro Forma Financial Anlaysis	2	$450	8	$1,160		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	*10*	*$1,610*		$12,400					*$12,400*		$14,010
4.3	Citywide Fiscal Impact Model	2	$450	8	$1,160		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	*10*	*$1,610*		$12,400					*$12,400*		$14,010
	Subtotal	*14*	*$3,150*	*56*	*$8,120*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*40*	*$6,400*	*0*	*$0*	*60*	*$6,600*	*0*	*$0*	*0*	*$0*	*170*	*$24,270*	*$16,460*	*$24,800*	*$0*	*$0*	*$0*	*$0*	*$41,260*	*$2,500*	*$68,030*
Task 5:	**Preparing Compton's 2040 General Plan**																																								
5.1	Screencheck Draft General Plan																																								
5.1.1	Our Vision for 2040	1	$225	16	$2,320		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*57*	*$6,945*							*$0*		$6,945
5.1.2	Our Community	2	$450	36	$5,220		$0		$0		$0		$0		$0		$0	4	$1,180	16	$3,280	36	$5,760		$0	180	$19,800		$0		$0	*274*	*$35,690*	*$10,820*						*$10,820*		$46,510
5.1.3	Economic Development	2	$450	8	$1,160		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*50*	*$6,010*		$6,680					*$6,680*		$12,690
5.1.4	Meeting Our Housing Needs	2	$450	8	$1,160		$0		$0		$0		$0		$0		$0		$0		$0	36	$5,760		$0		$0		$0		$0	*46*	*$7,370*						$66,180	*$66,180*		$73,550
5.1.5	Urban Systems	1	$225	16	$2,320		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*57*	*$6,945*				$14,500			*$14,500*		$21,445
5.1.6	Community Culture, Services, and Resources	2	$450	16	$2,320		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	60	$6,600		$0		$0	*78*	*$9,370*							*$0*		$9,370
5.1.7	Environmental Justice	2	$450	24	$3,480		$0		$0	16	$2,640		$0		$0		$0		$0		$0		$0		$0	60	$6,600		$0		$0	*102*	*$13,170*							*$0*		$13,170
5.1.8	Public Safety	2	$450	24	$3,480		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	60	$6,600		$0		$0	*86*	*$10,530*							*$0*		$10,530
5.1.9	Preserving Our Heritage	1	$225	8	$1,160		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	32	$3,520		$0		$0	*41*	*$4,905*					$15,000		*$15,000*		$19,905
5.2	Administrative Draft and Public Review Draft General Plan	8	$1,800	36	$5,220		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	80	$8,800		$0		$0	*124*	*$15,820*				$2,900			*$2,900*		$18,720
5.3	Implementation and Action Plan	8	$1,800	24	$3,480		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*72*	*$9,680*							*$0*		$9,680
5.4	Land Use Plan and Zoning Code Consistency Analysis (Allowance)	4	$900	16	$2,320		$0		$0		$0		$0		$0		$0		$0		$0	24	$3,840		$0		$0		$0		$0	*44*	*$7,060*							*$0*		$7,060
	Subtotal	*35*	*$7,875*	*232*	*$33,640*	*0*	*$0*	*0*	*$0*	*16*	*$2,640*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*4*	*$1,180*	*16*	*$3,280*	*96*	*$15,360*	*0*	*$0*	*632*	*$69,520*	*0*	*$0*	*0*	*$0*	*1031*	*$133,495*	*$10,820*	*$6,680*	*$0*	*$17,400*	*$15,000*	*$66,180*	*$116,080*	*$0*	*$249,575*
Task 6:	**Understanding Impacts: Environmental Documentation**																																								
6.1	EIR Initiation	2	$450	8	$1,160		$0		$0		$0	4	$800	4	$660	2	$410		$0		$0		$0		$0		$0	8	$960	4	$360	*32*	*$4,800*							*$0*	$150	$4,950
6.2	Brief Initial Study, Notice of Preparation, Scoping Meeting		$0	8	$1,160		$0		$0		$0	12	$2,400	12	$1,980		$0		$0		$0		$0		$0		$0	80	$9,600	8	$720	*120*	*$15,860*							*$0*		$15,860
6.3	Administrative Draft Program Environmental Impact Report (EIR)		$0	2	$290		$0		$0		$0	48	$9,600	120	$19,800	4	$820		$0		$0		$0		$0		$0	250	$30,000	40	$3,600	*464*	*$64,110*							*$0*	$500	$64,610
6.3.1	Traffic Modeling and VMT Impact Analysis		$0		$0		$0		$0		$0		$0		$0	4	$820		$0		$0		$0		$0		$0		$0	0	$0	*4*	*$820*	$61,506						*$61,506*		$62,326
6.3.2	Air Quality Technical Analysis		$0		$0		$0		$0		$0		$0	44	$7,260	22	$4,510		$0		$0		$0		$0		$0		$0	72	$8,640		$0	*138*	*$20,410*							*$0*		$20,410
6.3.3	Greenhouse Gas/Energy Technical Analysis		$0		$0		$0		$0		$0		$0		$0	21	$4,305		$0		$0		$0		$0		$0		$0	120	$14,400		$0	*141*	*$18,705*							*$0*		$18,705
6.3.4	Noise and Vibration Technical Analysis		$0		$0		$0		$0		$0		$0		$0	62	$12,710		$0		$0		$0		$0		$0		$0	40	$4,800		$0	*102*	*$17,510*							*$0*		$17,510
6.4	Draft EIR for Public Review		$0	4	$580		$0		$0		$0	20	$4,000	32	$5,280	4	$820		$0		$0		$0		$0		$0		$0	48	$5,760	12	$1,080	*120*	*$17,520*							*$0*	$500	$18,020
6.5	Response to Comments/FEIR and MMRP		$0	4	$580		$0		$0		$0	16	$3,200	28	$4,620	8	$1,640		$0		$0		$0		$0		$0		$0	60	$7,200	10	$900	*126*	*$18,140*							*$0*		$18,140
6.6	Findings of Fact and Statement of Overriding Considerations		$0	4	$580		$0		$0		$0	2	$400	8	$1,320		$0		$0		$0		$0		$0		$0		$0	40	$4,800	4	$360	*58*	*$7,460*							*$0*		$7,460
6.7	Notice of Determination (NOD)		$0		$0		$0		$0		$0	1	$200	2	$330		$0		$0		$0		$0		$0		$0		$0	8	$960	4	$360	*15*	*$1,850*							*$0*		$1,850
	Subtotal	*2*	*$450*	*30*	*$4,350*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*103*	*$20,600*	*250*	*$41,250*	*127*	*$26,035*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*726*	*$87,120*	*82*	*$7,380*	*1320*	*$187,185*	*$61,506*	*$0*	*$0*	*$0*	*$0*	*$0*	*$61,506*	*$1,150*	*$249,841*
Task 7:	**Adopting the Plan: Public Hearings and Final Documentation**																																								
7.1	SB 18 and AB 52 Consultation		$0	4	$580		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	20	$2,200		$0		$0	*24*	*$2,780*							*$0*		$2,780
7.2	CC/PC Study Sessions - 2 meetings	8	$1,800	24	$3,480		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*72*	*$9,680*							*$0*		$9,680
7.3	Public Hearings (4)	16	$3,600	36	$5,220		$0		$0		$0		$0	4	$660		$0		$0		$0		$0		$0		$0		$0		$0	*56*	*$9,480*							*$0*		$9,480
7.4	Final Documents (General Plan)	8	$1,800	16	$2,320		$0		$0		$0		$0		$0		$0		$0		$0		$0		$0	40	$4,400		$0		$0	*64*	*$8,520*							*$0*		$8,520
	Subtotal	*32*	*$7,200*	*80*	*$11,600*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*4*	*$660*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*0*	*$0*	*100*	*$11,000*	*0*	*$0*	*0*	*$0*	*216*	*$30,460*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$30,460*
SUBTOTAL		**181**	**$40,725**	**851**	**$123,395**	**259**	**$36,260**	**40**	**$8,200**	**40**	**$6,600**	**119**	**$23,800**	**294**	**$48,510**	**131**	**$26,855**	**8**	**$2,360**	**60**	**$12,300**	**228**	**$36,480**	**20**	**$3,500**	**1,500**	**$165,000**	**726**	**$87,120**	**128**	**$11,520**	**4,585**	**$632,625**	**$109,846**	**$68,030**	**$20,000**	**$24,800**	**$20,000**	**$77,680**	**$320,356**	**$10,175**	**$963,156**
Subconsultant Direct and Administration Costs																																								$16,527
FINAL TOTAL																																								**$979,683**

Optional Tasks		
A	SB 743 Analysis Guidelines Development Update (SB 743)	$10,390
B	ePlan	$30,000 to $50,000

April 19, 2022

TO: HONORABLE MAYOR AND COUNCIL MEMBERS

FROM: WATER DEPARTMENT

SUBJECT: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE MUNICPAL WATER DEPARTMENT'S FISCAL YEAR 2021-2022 BUDGET AND APPROPRIATING SEVEN MILLION NINE HUNDRED EIGHTY-EIGHT THOUSAND DOLLARS ($7,988,00.00) OF AMERICAN RESCUE PLAN ACT FUNDS TO THE WATER DEPARTMENT CAPITAL BUDGET

SUMMARY

The City Council will consider a resolution amending the Municipal Water Department's Fiscal Year 2021-2022 budget and appropriating Seven Million Nine Hundred Eighty-Eight Thousand Dollars ($7,988,000.00) of American Rescue Plan Act Funds to Water Department Capital Budget.

BACKGROUND

On March 11, 2021, the President of the United States signed into law the American Rescue Plan Act (ARPA) of 2021. The legislation provides $1.9 trillion in funding to address the economic impacts of the Coronavirus (COVID-19) pandemic, which included $350 billion in federal fiscal recovery aid to state and local governments.

The City of Compton expects to receive approximately $34 million in aid as a result of the ARPA. On June 10, 2021, the City received ARPA funds from the U.S. Department of the Treasury in the amount of $17 million dollars for the first half of the allocation.

The U.S. Department of the Treasury has adopted guidance regarding the use of ARPA funds. According to the guidance, recipients may use ARPA funds to invest in necessary improvements to their water infrastructure, including areas that address the impacts of climate change. Recipients may also use this funding to invest in an array of drinking water infrastructure projects, such as building, repairing or upgrading facilities and transmission, distributing and storage systems. Recipients retain flexibility to identify those water infrastructure investments that are of the highest priority for their own communities.

STATEMENT OF THE ISSUE

As the City Council considers the appropriation of ARPA funds, the Municipal Water Department ("Department") is requesting to allocate Seven Million Nine Hundred Eighty-Eight Thousand Dollars ($7,988,000.00) to the Department's Fiscal Year 2021-2022 Capital budget.

The Department will dedicate these funds to improving the water systems infrastructure that services approximately eighty percent (80%) of the land within city limits and maintains a total of eight (8) active wells for extracting groundwater, 156 miles of water distribution lines and two (2) reservoir locations (including booster stations) with four (4) 3 million gallon elevated storage tanks. The water systems infrastructure requires updated software, routine maintenance, repairs or rehabilitation to assure an adequate potable water supply, sufficient pressure for fire protection and optimal water quality.

The following is the Department's ARPA expenditure recommendation:

Administration:

- $925,000.00
- To fulfill current contract obligations and acquire services for improvements to the city's water infrastructure (Water Master Plan, Urban Water Management Plan, Water Loss Audit, SCADA)

Customer Service:

- $600,000.00
- Upgrade software and acquire vendors to streamline payment processing to ensure continuity of vital government services to prevent further budget shortfalls

Pump, Transmission & Distribution:

- $6,463,000.00
- Upgrade water facilities and 8 wells to improve drinking water quality to comply with Safe Drinking Water Act regulations
- Upgrade 4 water storage tanks to prevent microbiological contamination from entering the distribution system
- Upgrade transmission and distribution water system infrastructure

Total amount $7,988,000.00

The proposed use of ARPA funds is consistent with the Department of Treasury's funding objectives.

FISCAL IMPACT

The fiscal impact of the proposed use of the federal fiscal recovery aid will be paid directly from the ARPA funds the City received in June 2021. Staff is requesting that the Fiscal Year 2021-2022 budget be amended as follows:

Allocating funds from:

INCREASE REVENUE	DESCRIPTION	AMOUNT
2810-860-000-3565	Other Federal Grants	$4,663,000.00
2810-880-000-3565	Other Federal Grants	$1,800,000.00
2810-890-000-3565	Other Federal Grants	$600,000.00
2810-900-000-3565	Other Federal Grants	$925,000.00
		Total $7,988,000.00

INCREASE EXPENDITURE	DESCRIPTION	AMOUNT
2810-900-000-4249	Special Department Expense	$125,000.00
2810-900-000-4262	Other Professional Services	$200,000.00
2810-900-000-4266	Contract Services	$600,000.00
2810-890-000-4249	Special Department Expense	$300,000.00
2810-890-000-4266	Contract Services	$150,000.00
2810-890-000-4222	Computer Software	$150,000.00
2810-860-000-4266	Contract Services	$4,000,000.00
2810-860-000-4269	Other Contract Services	$663,000.00
2810-880-000-4249	Special Department Expense	$1,800,000.00
		Total $7,988,000.00

ALTERNATIVES

The City Council has the following alternatives to consider:

1. Adopt this resolution and appropriate stated funds of the American Rescue Plan Act (ARPA) to the Municipal Water Department's Fiscal Year 2021-2022 budget and invest in the city's water infrastructure improvements that will increase its reliability, resiliency and efficiency to ensure an adequate potable water supply, efficient pressure for fire protection and optimal water quality; or
2. If City Council chooses not to adopt this resolution this will upsurge the potential impacts of an aging water system infrastructure including, an increased cost to the city for purchasing imported water from the Metropolitan Water District (MWD), increased water quality issues (e.g. brown water, low water pressure), loss of service and service interruptions, the city's inability to properly fight large scale fires, possible fines and revocation of required permits as a result of continual water quality issues; or
3. Provide alternate direction.

RECOMMENDATIONS

Staff recommends that the City Council adopt the attached Resolution amending the Municipal Water Department's Fiscal Year 2021-2022 budget and appropriate Seven Million Nine Hundred Eighty-Eight Thousand Dollars ($7,988,000.00) of ARPA funds to improve the City's water systems infrastructure.

DON NGUYEN
WATER DEPARTMENT GENERAL MANAGER

APPROVED FOR FORWARDING:

THOMAS THOMAS
CITY MANAGER

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMPTON AMENDING THE MUNICPAL WATER DEPARTMENT'S FISCAL YEAR 2021-2022 BUDGET AND APPROPRIATING SEVEN MILLION NINE HUNDRED EIGHTY-EIGHT THOUSAND DOLLARS ($7,988,000.00) OF AMERICAN RESCUE PLAN ACT FUNDS TO THE WATER DEPARTMENT CAPITAL BUDGET

WHEREAS, the Municipal Water Department ("Department") is recommending to amend the Fiscal Year 2021-2022 budget and appropriating Seven Million Nine Hundred Eighty-Eight Thousand Dollars ($7,988,000.00) of American Rescue Plan Act Funds to the Water Department Capital Budget; and

WHEREAS, on March 11, 2021, the President of the United States signed into law the American Rescue Plan Act (ARPA) that provides funding to address the economic impacts of the COVID-19 pandemic and includes $350 billion in federal fiscal recovery aid to state and local governments; and

WHEREAS, on June 10, 2021, the City received $17 million of the expected $34 million of ARPA funds from the U.S. Department of the Treasury; and

WHEREAS, according to the Department of Treasury's adopted guidance for the use of ARPA funds, recipients may use funding to invest in necessary improvements of their water infrastructure, including building, repairing or upgrading facilities and transmission, distributing and storage systems; and

WHEREAS, the Department is requesting to amend the Fiscal Year 2021-2022 budget and allocate Seven Million Nine Hundred Eighty-Eight Thousand Dollars ($7,988,000.00) of ARPA funds to improving the water systems infrastructure that services approximately eighty percent (80%) of the land within City limits and maintains a total of eight (8) active wells for extracting groundwater, 156 miles of water distribution lines and two (2) reservoir locations (including booster stations) with four (4) 3 million gallon elevated storage tanks. The water systems infrastructure requires updated software, routine maintenance, repairs or rehabilitation to assure an adequate potable water supply, sufficient pressure for fire protection and optimal water quality.

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 make the following budget amendments to the Municipal Water Department's Fiscal Year 2021-2022 adopted budget:

INCREASE REVENUE	DESCRIPTION	AMOUNT
2810-860-000-3565	Other Federal Grants	$4,663,000.00
2810-880-000-3565	Other Federal Grants	$1,800,000.00
2810-890-000-3565	Other Federal Grants	$600,000.00
2810-900-000-3565	Other Federal Grants	$925,000.00
		Total $7,988,000.00

INCREASE EXPENDITURE	**DESCRIPTION**	**AMOUNT**
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2810-860-000-4269	Other Contract Services	$663,000.00
2810-880-000-4249	Special Department Expense	$1,800,000.00
		Total $7,988,000.00

SECTION 2. The fiscal impact of the proposed use of the federal fiscal recovery aid will be paid directly from the ARPA funds the City received in June 2021.

SECTION 3. That a certified copy of this Resolution shall be filed in the office of the City Manager, City Clerk, City Controller, City Attorney and Compton Municipal Water Department.

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

ADOPTED this _____ day of _____, 2022.

_____
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 _____, 2022.

That said Resolution was adopted by the following vote:

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

_____
CITY CLERK OF THE CITY OF COMPTON

U.S. DEPARTMENT OF THE TREASURY

Example Uses of Funds

Support Public Health Response

- **Services to contain and mitigate the spread of COVID-19,** including vaccination, medical expenses, testing, contact tracing, quarantine costs, capacity enhancements, and many related activities
- **Behavioral healthcare services,** including mental health or substance misuse treatment, crisis intervention, and related services
- **Payroll and covered benefits** for public health, healthcare, human services, and public safety staff to the extent that they work on the COVID-19 response

Address Negative Economic Impacts

- **Deliver assistance to workers and families,** including support for unemployed workers, aid to households, and survivor's benefits for families of COVID-19 victims
- **Support small businesses** with loans, grants, in-kind assistance, and counseling programs
- **Speed the recovery of impacted industries,** including the tourism, travel, and hospitality sectors
- **Rebuild public sector capacity** by rehiring staff, replenishing state unemployment insurance funds, and implementing economic relief programs

Replace Public Sector Revenue Loss

- **Ensure continuity of vital government services** by filling budget shortfalls
- **Revenue loss is calculated** relative to the expected trend, beginning with the last full fiscal year pre-pandemic and adjusted annually for growth
- **Recipients may re-calculate revenue loss** at multiple points during the program, supporting those entities that experience revenue loss with a lag

Premium Pay for Essential Workers

- **Provide premium pay to essential workers,** both directly and through grants to third-party employers
- **Prioritize low- and moderate-income workers,** who face the greatest mismatch between employment-related health risks and compensation
- **Key sectors include** healthcare, grocery and food services, education, childcare, sanitation, and transit
- **Must be fully additive** to a worker's wages

Water & Sewer Infrastructure

- **Includes improvements to infrastructure,** such as building or upgrading facilities and transmission, distribution, and storage systems
- **Eligible uses aligned to Environmental Protection Agency project categories** for the Clean Water State Revolving Fund and Drinking Water State Revolving Fund

Broadband Infrastructure

- **Focus on households and businesses** without access to broadband and those with connections that do not provide minimally acceptable speeds
- **Fund projects that deliver reliable service** with minimum 100 Mbps download / 100 Mbps upload speeds unless impracticable
- **Complement broadband investments** made through the Capital Projects Fund

Equity-Focused Services

- **Additional flexibility for the hardest-hit communities and families** to address health disparities, invest in housing, address educational disparities, and promote healthy childhood environments
- **Broadly applicable** to Qualified Census Tracts, other disproportionately impacted areas, and when provided by Tribal governments

Ineligible Uses

- **Changes that reduce net tax revenue** must not be offset with American Rescue Plan funds
- **Extraordinary payments into a pension fund** are a prohibited use of this funding
- **Other restrictions apply** to eligible uses

The examples listed in this document are non-exhaustive, do not describe all terms and conditions associated with the use of this funding, and do not describe all the restrictions on use that may apply. The U.S. Department of the Treasury provides this document, the State and Local contact channels, and other resources for informational purposes. Although efforts have been made to ensure the accuracy of the information provided, the information is subject to change or correction. Any Coronavirus State and Local Fiscal Recovery Funds received will be subject to the terms and conditions of the agreement entered into by Treasury and the respective jurisdiction, which shall incorporate the provisions of the Interim Final Rule and/or Final Rule that implements this program.

U.S. DEPARTMENT OF THE TREASURY

Coronavirus State and Local Fiscal Recovery Funds

The American Rescue Plan will deliver $350 billion for state, local, territorial, and Tribal governments to respond to the COVID-19 emergency and bring back jobs.

The Coronavirus State and Local Fiscal Recovery Funds provide a substantial infusion of resources to help turn the tide on the pandemic, address its economic fallout, and lay the foundation for a strong and equitable recovery.

Funding Objectives

- **Support urgent COVID-19 response efforts** to continue to decrease spread of the virus and bring the pandemic under control
- **Replace lost public sector revenue** to strengthen support for vital public services and help retain jobs
- **Support immediate economic stabilization** for households and businesses
- **Address systemic public health and economic challenges** that have contributed to the inequal impact of the pandemic

Eligible Jurisdictions & Allocations

Direct Recipients

- States and District of Columbia ($195.3 billion)
- Counties ($65.1 billion)
- Metropolitan cities ($45.6 billion)
- Tribal governments ($20.0 billion)
- Territories ($4.5 billion)

Indirect Recipients

- Non-entitlement units ($19.5 billion)

Support Public Health Response

Fund COVID-19 mitigation efforts, medical expenses, behavioral healthcare, and certain public health and safety staff

Address Negative Economic Impacts

Respond to economic harms to workers, families, small businesses, impacted industries, and the public sector

Replace Public Sector Revenue Loss

Use funds to provide government services to the extent of the reduction in revenue experienced due to the pandemic

Premium Pay for Essential Workers

Offer additional support to those who have and will bear the greatest health risks because of their service in critical infrastructure sectors

Water and Sewer Infrastructure

Make necessary investments to improve access to clean drinking water and invest in wastewater and stormwater infrastructure

Broadband Infrastructure

Make necessary investments to provide unserved or underserved locations with new or expanded broadband access

For More Information: Please visit www.treasury.gov/SLFRP
For Media Inquiries: Please contact the U.S. Treasury Press Office at (202) 622-2960
For General Inquiries: Please email SLFRP@treasury.gov for additional information