SOUTH GATE CITY COUNCIL
REGULAR MEETING AGENDA

Tuesday, August 25, 2026 at 6:30 p.m.

SOUTH GATE COUNCIL CHAMBERS
8650 CALIFORNIA AVE
SOUTH GATE, CA 90280

DIAL-IN NUMBER 1 (213) 338-8477
MEETING ID: 821 3932 6639

VIEW MEETING LIVE ONLINE AT:
HTTPS://YOUTUBE.COM/@SOUTHGATECA90280

City Officials

MAYOR, Joshua Barron	**CITY CLERK,** Yodit Glaze
VICE MAYOR, Al Rios	**CITY TREASURER,** Jose De La Paz
COUNCIL MEMBER, Maria del Pilar Avalos	**CITY MANAGER,** Rob Houston
COUNCIL MEMBER, Maria Davila	**CITY ATTORNEY,** Raúl F. Salinas
COUNCIL MEMBER, Gil Hurtado	

If you would like to participate in this meeting, you can participate via the following options:

1. VIEW THE MEETING LIVE ONLINE VIA YouTube: South Gate, CA - YouTube
Please allow up to 24 hours after the meeting for the archive to be available.
2. LISTEN TO THE MEETING ONLINE VIA ZOOM:
https://us06web.zoom.us/j/82139326639
To address the City Council press *9 to raise your hand and *6 to unmute yourself when instructed.
3. PARTICIPATE BEFORE THE MEETING by emailing the City Clerk at: yglaze@sogate.org no later than 4:00 p.m. on the day of the meeting. Please write "Public Comment" in the subject line.
4. ATTEND THE MEETING IN PERSON

***The disruption in service of any alternative method does not prelude the City Council or other legislative body from taking further action and moving forward on the agenda.**

Meeting Schedule

The regular meetings of the City Council are held on the second and fourth Tuesday of each month, closed session business will usually commence at 5:30 p.m., when scheduled, and general business session will commence at 6:30 p.m.

Brown Act

Agendas are drafted to accurately state what the legislative body is being asked to consider. The legislative body can take action on "all items" listed on the agenda and be in compliance with the open meeting laws. Under the Brown Act, no action may be taken on a matter unless it is listed on the agenda, or unless certain emergency or special circumstances exist. The governing body may direct staff to investigate and/or schedule certain matters for consideration at a future meeting.

City's Vision Statement

We envision a thriving, safe and inclusive community where everyone has the opportunity to access exceptional services, education and support to be resilient and live full, vibrant lives.

Public Communications

Public Comments on agenda items are limited to three (3) minutes. All comments are to be addressed directly to the Agency Members not to the members of the public.

Emails for public comment received prior to 4:00 pm on the day of the Council Meeting will be summarized by the City Clerk, not read in its entirety. A copy of the email will be provided to the City Council and will also be available at the City Clerk's Office for public review. A copy of each email will be recorded for public record and noted on the official minutes of tonight's meeting.

Call to Order/Roll Call With Invocation & Pledge

CALL TO ORDER: Joshua Barron, Mayor

INVOCATION: Tina De La Rosa, Director of Parks & Recreation

PLEDGE OF ALLEGIANCE: Jose De La Paz, City Treasurer

ROLL CALL: Yodit Glaze, City Clerk

Public Hearings

1. Adopt Resolution for City of South Gate Participation in the Statewide Community Infrastructure Program of the California Statewide Communities Development Authority (*CONTINUANCE REQUESTED)*

Staff recommends the City Council continue the Public Hearing to September 22, 2026. (CD)

Documents:

Item 1 08252026.pdf

2. Zone Change From IF (Industrial Flex) to M3 (Heavy Manufacturing) for a Portion of the Property Located at 9313 Rayo Avenue and Intent to Adopt a Mitigated Negative Declaration Pursuant to the California Environmental Quality Act (PL25-146/ZC25-02)

Staff recommends the City Council continue the Public Hearing to September 22, 2026. (CD)

Documents:

Item 2 08252026.pdf

3. Introduction and First Reading of an Ordinance of the City Council of the City of South Gate Amending Chapter 1.54 (Purchasing System and Bidding Rules) of the South Gate Municipal Code to Modernize Procurement Procedures, Align with State and Federal Law, and Improve Operational Efficiency (*CONTINUANCE REQUESTED)*

Staff recommends the City Council continue the public hearing to September 8, 2026. (AS)

Documents:

Item 3 08252026.pdf

Reports And Presentations

4. Adopt Resolution Authorizing Submission of a City of South Gate Application for and Acceptance of a Community Resilience Centers (CRC) Program Grant Administered by the California Strategic Growth Council (SGC)

The City Council will consider: (CD)
Adopting a Resolution authorizing application for and acceptance of a Community Resilience Centers program grant administered by the California Strategic Growth Council.

Documents:

Item 4 08252026.pdf

5. Police Departments' Budget Reduction Service Impacts Update

The City Council will consider: (PD)

Receiving and filing the Police Departments' budget reduction service impact update. The

presentation will describe how the recent budget cuts are impacting services to our community.

6. Discussion Regarding Crossing Guard Services

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Comments From The Audience - Non-Agenda Items

During this time, members of the public may address the City Council regarding any items not listed on the agenda and within the subject matter jurisdiction of the City Council and not on this agenda. Comments from the audience will be limited to three (3) minutes per speaker; unless authorized by the Mayor, the time limit may not be extended by utilizing another member's time. There will be no debate or action on items not listed on the agenda unless authorized by law. The collective initial period of time for comments from the audience shall be limited to 45 minutes. Any speaker that did not get a chance to speak during this segment due to the 45-minute limitations will be able to speak at the end of the meeting prior to adjournment.

Note: The City Council desires to provide all members of the public with the opportunity to address the Council. Nevertheless, obscene language, comments intended to disrupt/interfere, other actions which disrupt the progress of the meeting or slanderous comments will not be tolerated and may result in ejection and/or may constitute a violation of South Gate Municipal Code Section1.04.110.

Reports And Comments From City Officials

During this time, members of the City Council will report on matters pertaining to their service on various intergovernmental boards and commissions as a representative of the City pursuant to Assembly Bill 1234. City Council Members will also have an opportunity to comment on matters not on the agenda.

Consent Calendar Items

Agenda Items **7, 8, 9** and **10** are Consent Calendar Items. All items including Ordinances, Resolutions and Contracts, may be approved by adoption of the Consent Calendar, individually and collectively by one (1) motion. There will be no separate discussion of these items unless Members of the City Council, the public, or staff request that specific items be removed from the Consent Calendar for separate discussion and action. Members of the public are permitted to speak on any item listed but their time period is limited to three (3) minutes in total.

Any motion to introduce or adopt an Ordinance on the Consent Calendar shall be: (1) a motion to waive the reading of the Ordinance and introduce the Ordinance or (2) a motion to waive the reading of the Ordinance and adopt the Ordinance, as appropriate.

7. Approval and Adoption of Amendment No. 1 to Memorandums of Understanding with the South Gate Municipal Employees' Association (SGMEA), the South Gate Professional Mid Management Association (SGPMMA), the South Gate Division

Manager's Association (SGDMA), the South Gate Police Officers' Association (SGPOA), and the South Gate Police Management Association (SGPMA)

The City Council will consider: (HR)
a. Adopting the Resolution approving the SGMEA MOU Amendment No.1, the SGPMMA MOU Amendment No.1, the SGDMA MOU Amendment No.1, the SGPOA MOU Amendment No.1, and the SGPMA Amendment No.1, extending the terms of the MOUs from July 1, 2025, through June 30, 2026, to July 1, 2025, through December 31, 2026; and
b. Authorizing the Mayor to execute Amendment No.1 to the Memorandums of Understanding in a form acceptable to the City Attorney.

Documents:

Item 7 08252026.pdf

8. Approval of Amendment of Contract No. 2022-53-CC Professional Services for Senior Nutrition Program Agreement with Human Services Association ("HSA")

The City Council will consider: (PARKS)

a. Amending an agreement with Human Services Association to provide Congregate Meals at the Margaret Travis Senior Center along with the Meals on Wheels; and

b. Authorizing the Mayor to sign the agreement in a form acceptable to the City Attorney; and

c. Delegating authority to the Director of Parks & Recreation, or his designee, to sign and submit any additional documents.

Documents:

Item 8 08252026.pdf

9. Resolution Approving Final Tract Map No. 84531 for the Subdivision of One Parcel Into a 54-Unit Residential Condominium Development Located at 10130 Adella Avenue

The City Council will Consider: (PW)

a. Adopting a Resolution approving Final Tract Map No. 84531 for the subdivision of one parcel into a 54-unit residential condominium development located at 10130 Adella Avenue, in accordance with the Subdivision Map Act and applicable state law; and

b. Authorizing the Mayor to execute the Resolution in a form acceptable to the City Attorney.

Documents:

Item 9 08252026.pdf

10. Approve Purchase Order for Interagency Communications Interoperability (ICI) Radio System Subscriber Fees for Fiscal Year 2026/27

The City Council will consider: (PD)

a. Authorizing the issuance of a Purchase Order to the City of Glendale in the amount of $60,900 for Fiscal Year 2026/27 for the South Gate Police Department's annual ICI radio system subscriber fees.

Documents:

Item 10 08252026.pdf

Recommendations And Requests

11. Warrant Register for August 25, 2026

The City Council will consider: (AS)

a. Approving the Warrant Register for August 25, 2026.

Total of Checks:	$14,403,803.93
Less: Employee Payroll Deductions	(444,779.46)
Grand Total:	$13,959,024.47

Cancellations: 114562, 115002, 114822, 114784

Documents:

Item 11 08252026.pdf

Adjournment

I, Yodit Glaze, City Clerk, certify that a true and correct copy of the foregoing Meeting Agenda was posted on August 20, 2026, at 7.58 p.m., as required by law.

Yodit Glaze
City Clerk

GENERAL NOTICE TO THE PUBLIC

The City Council adopted new rules relating to the conduct of the public meetings, proceedings, and business in the City of South Gate on July 12, 2022, (Resolution 2022-38-CC) and go into effect on August 1, 2022. Resolution #2022-38-CC is available at the City Clerk's Office.

MEETING SCHEDULE

Regular meetings of the City Council are held on the second and fourth Tuesday of each month, closed session meetings will commence at 5:30 p.m. unless posted otherwise on its agenda. The regular City Council meetings will commence at 6:30 p.m. Agendas are available at the following locations: City Clerk Office, Public Notice Boards at City Hall, and on the City's web page at https://www.cityofsouthgate.org

The Public can sign up to receive automatic notices of postings of agendas for the City Council or any other Commission or Board of the City of South Gate. Visit the City webpage and click on the Agenda & Minutes icon. That will take you the page where an individual can enter their email in the "Email Updates" box to register.

PUBLIC COMMENT/PARTICIPATION

Any person may request to address a legislative body during a public meeting. The Presiding Officer will call upon those present in the Council Chambers.

Speakers are limited to three (3) minutes on any item listed on the agenda, including public hearings. Under Comments from the Audience portion, speakers are also limited to a single three (3) minutes time limit. Comments from the Audience is initially limited to 45 minutes at each meeting. Any speaker still wishing to speak, that did not speak, will have an addition Comments from the Audience opportunity after the last business item is finished. The Presiding Officer may extend the time limit as long as there is no objection from the City Council as a body.

To ensure that the public is able to participate, the City provides the opportunity to submit their comments in person, email, mail. Methods of participation may be subject to change during other such times when a State of Emergency, Health Order or State Executive Order limits in-person participation.

CURFEW

In absence of a motion duly adopted by majority vote of the City Council, the Presiding Officer may adjourn the City Council meetings at 10:30 p.m. The Presiding Officer may ask the City Council if any agenda items listed should be continued or dealt with during the meeting. For those items to be continued, the City Council can direct the item be placed on the next City Council agenda or the current meeting may be adjourned to a time certain at which time the meeting shall be reconvened as an Adjourned Regular Meeting of the City Council and action upon the published agenda continued.

STAFF REPORTS

As a general rule, staff reports. or other written documentation are prepared/organized with respect to each item of business listed on the agenda. Meeting agendas and staff reports are available at least 72-hours prior to the scheduled regular City Council meeting and a minimum of 24-hours prior to a Special City Council meeting. There are times when the City Council receives written material. revised material after the posting of agendas, these materials are become a public record and will be available for public view within 72-hours after the meeting in which they were received. Those materials and any other public document can be inspected in the City Clerk's Office located at 8650 California Avenue, South Gate.

SERVICES TO FACILITATE ACCESS TO PUBLIC MEETINGS

In compliance with the American with Disabilities Act, if you need special assistance to participate in the City Council Meetings, please contact the Office of the City Clerk. Notification 48 hours prior to the City Council Meeting will enable the City to make reasonable arrangements to assure accessibility. For further information, please contact the Office of the City Clerk at (323) 563-9510 or via email at yglaze@sogate.org.

Office of the
South Gate City Clerk

AUG 20 2026

FILED

10:24 am

Item No. 1

City of South Gate

CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026 (*Continued from August 11, 2026*)**
Originating Department: **Community Development**

Department Director: Gabriel Perez *Gabriel Perez* ***City Manager:*** Rob Houston *Rob Houston*

SUBJECT: ADOPT RESOLUTION FOR CITY OF SOUTH GATE PARTICIPATION IN THE STATEWIDE COMMUNITY INFRASTRUCTURE PROGRAM OF THE CALIFORNIA STATEWIDE COMMUNITIES DEVELOPMENT AUTHORITY. *CONTINUANCE REQUESTED*

PURPOSE: To hold a public hearing to consider City of South Gate ("Agency") participation in the Statewide Community Infrastructure Program ("SCIP"), which is sponsored by the California Statewide Communities Development Authority ("CSCDA"), that will enable property owners to finance public capital improvements and/or development related fees for public capital improvements imposed on new development. Said public capital improvements, if financed, will be among the public capital improvements required in connection with a given development project. Said development related fees, if financed, will be used by the Agency to pay for public capital improvements, which will serve the Agency.

RECOMMENDED ACTION: Staff recommends that the City Council continue the public hearing to September 22, 2026.

Office of the
South Gate City Clerk

AUG 20 2026
FILED
10:26 am

Item No. 2

City of South Gate
SOUTH GATE CITY COUNCIL
AGENDA BILL

For the Regular Meeting of: **August 25, 2026**
Originating Department: **Community Development**

Department Director: Gabriel Perez *Gabriel Perez* ***City Manager:*** Rob Houston *Rob Houston*

SUBJECT: ZONE CHANGE FROM IF (INDUSTRIAL FLEX) TO M3 (HEAVY MANUFACTURING) FOR A PORTION OF THE PROPERTY LOCATED AT 9313 RAYO AVENUE AND INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (PL25-146/ZC25-02)

PURPOSE: To consider a request to change the zoning designation of a portion of the property at 9313 Rayo Avenue from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning designation of the remainder of the property ("Project"). The purpose of the request is to eliminate the split-zone condition and consolidate the entire property to M3.

RECOMMENDED ACTION: Staff recommends that the City Council:

- Continue the item to the regularly scheduled City Council meeting on September 22, 2026.

BACKGROUND: On August 18, 2026, the City received a request from the Department of Toxic Substances Control (DTSC) requesting more time to review the environmental document. DTSC indicates they are working with the United States Environmental Protection Agency (USEPA), who is the lead agency on the Cooper Drum site, and they are awaiting comments regarding the construction of an office building on the site. DTSC requested additional time to be able to comment on the project.

Planning Commission Review

On May 20, 2025, the Planning Commission reviewed a request to change the zoning designation of a portion of the property at 9313 Rayo Avenue from IF (Industrial Flex) to M3 (Heavy Manufacturing). The Planning Commission voted, 4-0, to recommend approval of the Zone Change to the City Council (Attachment B).

Project Overview

The property is located within the Rayo Industrial (Sub-area 2) District as shown in the Community Design Element of the General Plan. The property currently has a split-zone with the front portion designated M3 and the rear portion designated IF.

- Project Location: 9313 Rayo Avenue
- Assessor's Parcel Numbers: 6222-005-028 and 6222-005-030
- Applicant: Commercial Development Resources, Inc., on behalf of Mr. C's Towing of South Gate, Inc., FUBAR Properties LLC.
- General Plan Designation: Rayo Industrial District (Sub-area 2)
- Zoning: Industrial Flex (IF) and Heavy Manufacturing (M3)
- Site Characteristics: The subject site measures approximately 99,856 square feet (2.29 acres) and comprises one irregular-shaped parcel having primary frontage along Rayo Avenue. A metal building, approximately 12,550 square feet, remains on the southern portion of the site, along with a storage area, restrooms, and other spaces inside the building. The natural grade slopes towards the southeastern portion of the site. The site is partially paved and fully fenced. There was an approximately 10-foot-tall solid metal fence that spanned along the easterly frontage of the site, which has been removed and replaced with a split-face block wall. The project site is accessed from two driveway aprons on Rayo Avenue.
- Surroundings: Surrounding properties include commercial and industrial uses to the north, east, and west, and a Los Angeles Unified School District (LAUSD) facility to the south. A surface level parking lot is currently being developed directly to the north and west of the subject site and is intended for an Amazon parcel delivery vehicle operation. A metal recycling facility (ELG Metals West Coast Inc.) is located to the east across Rayo Avenue. LAUSD operates a maintenance yard, administrative office, and adult school to the south.

Project Description

The project consists of an Ordinance, amending the citywide Zoning Map of Title 11 (Zoning) of the South Gate Municipal Code ("SGMC"), to change the zoning designation of the rear portion of the property at 9313 Rayo Avenue from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning designation of the front portion of the property. The property is located within the Rayo Industrial (Sub-area 2) District as shown in the Community Design Element of the General Plan.

Site improvements were made over the past year to remove an unpermitted fence and replace it with a conforming split-face block wall. The applicant plans to make several other improvements if the Zone Change is approved by the City Council, including installation of a new vehicle storage area

(paving and striping), new site lighting, and construction of an approximately 560-square-foot office building so that the site can operate as a tow yard across the entire property. Site improvements would include approximately 52 cubic yards (CY) of soil cut, all of which is expected to be exported. Construction is expected to last approximately eight (8) months, starting in the first quarter of 2027, until the site is fully operational in the third quarter of 2027.

- Municipal Code Requirements for a Zone Change: Pursuant to Table 11.50-1 (Initiation of Amendments) of SGMC Chapter 11.50.050(B), the City Council, Planning Commission, or Applicant may initiate a Zoning Map Amendment. In this project, the proposed Zone Change was requested by the Applicant.

  Furthermore, pursuant to SGMC Chapter 11.51.030, Table 11.51-1 (Application and Review Authority), the proposed zone change must first be reviewed at a scheduled public hearing before the Planning Commission. Following the hearing, the Planning Commission shall adopt a Resolution recommending to the City Council approval or denial. The City Council shall then conduct its own public hearing to consider the recommendation. If the amendment is approved, the City Council must adopt an Ordinance to finalize the zone change.

History of Land Use and Zoning of Subject Property

From 1941 to 1992, the site was occupied by the Cooper Drum Company, which reconditioned steel drums containing industrial chemicals. The property remained vacant for many years due to contamination and has been deemed a Superfund site by the United States Environmental Protection Agency (EPA). Throughout the years, the site has been partially treated with the installation of test wells and extraction of some chemicals. EPA has continued to oversee cleanup operations conducted by the prior and current property owners. Due to the site's contamination, EPA imposed certain limitations in conducting site improvements and type of land uses/activities permitted within the site. The EPA restrictions in combination with the City's Zoning Code have limited the uses/activities and improvements that may be permitted within the subject site.

In 2013, the property lot lines were adjusted to create the current lot configuration consisting of two Assessor parcel numbers. Although it consists of two parcel numbers, the site is identified as one legal parcel. At the time, the entire property's zoning designation was "M3" (light manufacturing). Subsequently, the Zoning Code was comprehensively updated in 2015, which resulted in amendments to the Zoning Map. As part of the update, an "IF" zoning district was introduced; however, it was not aligned with the property lines of the subject site. As a result, the property was divided into two zones: the landlocked westerly portion designated IF, and the easterly portion zoned M3.

On December 19, 2024, the City issued a Temporary Certificate of Occupancy (TCO), allowing the applicant to operate a vehicle towing/impounding lot only within the front (easterly) portion of the subject site currently designated M3. The TCO was issued with the understanding the applicant would submit a site plan for review and approval by staff soon after. The TCO was subsequently extended while the Zone Change application was being processed. Pursuant to Table 11.21-4 (Commercial Industrial Zones Allowed Land Uses) of SGMC Section 11.21.030 (Land Use Permission Tables), "vehicle towing/impounding" uses are permitted by-right. The applicant is

seeking to expand the business operations and occupy the entire site; however, the rear portion must be re-zoned to M3 to allow the proposed operations. Currently, the rear portion is cordoned off and only the front portion along Rayo Avenue is being utilized for towing and impound operations.

DISCUSSION/ANALYSIS:

Zoning Map Amendment

The applicant is requesting to change the zoning of the rear portion of the property from IF to M3, to match the current M3 zoning designation of the front portion of the property, with the intention to expand the current vehicle towing and impound operations to the remainder of the site. If a zone change is approved, a separate application for Design Review will be required prior to the approval and completion of any site improvements necessary to accommodate the business expansion. The Design Review process must be completed before the issuance of a business license or Certificate of Occupancy for the expanded operations. Design Review is an administrative (staff level) process that does not require a public hearing.

Pursuant to SGMC Section 11.22.060, the purpose of the IF zone is to continue the industrial job base in the area, while allowing flexibility to incorporate a mix of uses and job options, supporting innovative industry and living options in close proximity to transit, existing employment centers, and major corridors. Furthermore, pursuant to SGMC Section 11.24.060, light and heavy manufacturing (M2 and M3) zones are intended to implement the manufacturing/distribution place type designation of the General Plan. These zones include uses such as industrial, manufacturing, large-scale warehouse, distribution, or logistics facilities. The M3 zone provides dedicated locations for the preservation and development of commercial and industrial activities.

Properties along Rayo Avenue, between Firestone Boulevard and Southern Avenue, are currently designated M3 and predominantly occupied by industrial uses, with the exception of the LAUSD facility to the south of the project site at 5115 Southern Avenue, which is designated IF. The front portion of the subject site, which abuts Rayo Avenue, is also designated M3, aligning with the zoning of most properties along the street. Therefore, maintaining this M3 zoning designation is appropriate to ensure continued compatibility with existing and future industrial uses on adjacent properties. The rear portion of the site is designated IF and shares boundaries with other IF-designated parcels that front Atlantic Avenue. The proposed zone change for the rear portion of the site supports this zoning pattern and reinforces consistency along Atlantic Avenue. Furthermore, the change would facilitate future development that aligns with surrounding uses.

Environmental Review

The proposed Zone Change constitutes a "project" under the California Environmental Quality Act (CEQA). The City of South Gate is the Lead Agency, and an Initial Study (IS) was prepared by EcoTierra Consulting, Inc. in July 2026 to determine whether the Zone Change and the related site improvements could result in significant effects on the environment. The Initial Study evaluated all twenty CEQA environmental topic areas, including aesthetics, air quality, biological and cultural resources, energy, geology and soils, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, noise, public services, transportation, tribal cultural resources, utilities, and wildfire (Attachment C).

The analysis considered not only the map amendment itself but also the physical improvements the applicant proposes if the Zone Change is approved — paving and striping of a new vehicle storage area, new site lighting, and construction of an approximately 560-square-foot office building — along with approximately 52 cubic yards of soil cut, all of which would be exported, and roughly eight months of construction activity beginning in the first quarter of 2027.

Basis for Environmental Concern.
As described in the Background section above, the site was used for drum recycling and reconditioning operations from the 1940s until 2003 and has been listed by the United States Environmental Protection Agency (EPA) on the Superfund National Priorities List. Known soil and groundwater contamination remains, and EPA continues to oversee cleanup activities at the site. The Initial Study therefore focused on whether ground-disturbing activities associated with the proposed site improvements could expose workers, the public, or the environment to hazardous materials, or degrade water quality.

Findings.
The Initial Study determined that the project would result in no impact or a less-than-significant impact in all environmental topic areas except Hazards and Hazardous Materials and Hydrology and Water Quality, which were found to be potentially significant unless mitigated. Because these two areas could be reduced to a less-than-significant level through mitigation, the corresponding Mandatory Findings of Significance were likewise identified as potentially significant unless mitigated. No mitigation was required in any other topic area.

Mitigation Measure.
One mitigation measure was identified, which addresses both areas of potential impact:

- MM-HAZ-1: Prior to commencement of any on-site grading, a Focused Soil Management Plan ("SMP") shall be approved in accordance with the requirements of the Department of Toxic Substances Control (DTSC), U.S. EPA, the South Coast Air Quality Management District (SCAQMD), and the Los Angeles Regional Water Quality Control Board (LARWQCB). The SMP shall establish procedures for managing soil disturbance activities associated with the proposed site improvements based on existing soil data, and shall define protocols for addressing previously unknown soil impacts encountered during construction. The SMP shall provide guidance for work in areas of known contamination and outline contingency measures if previously unidentified hazardous materials or subsurface features (such as underground storage tanks, sumps, clarifiers, or septic tanks) are encountered. The SMP shall also address soil management, movement, temporary storage, and disposal associated with site improvement activities.

Conclusion of Environmental Review.
With incorporation of MM-HAZ-1, all potentially significant impacts would be reduced to less-than-significant levels. Accordingly, a Mitigated Negative Declaration (MND) was prepared rather than an Environmental Impact Report, consistent with Section 15070 of the State CEQA Guidelines.

The IS/MND was circulated for a public review and comment period beginning July 24, 2026, and ending August 24, 2026, and notice was published online and in the South Gate Press. Prior to taking action on the Zone Change, the City Council must first consider and adopt the IS/MND.

CONCLUSION:

Based on the above analysis, staff has determined the proposed Zone Change will maintain consistency with the General Plan. The amendment supports the community's long-term vision by promoting orderly development, aligning land use designations with current needs, and ensuring compatibility with surrounding uses. Therefore, staff recommends approval of the Zone Change request.

ATTACHMENTS:

A. Ordinance No. 2026-__
B. Planning Commission Resolution No. 2025-06 (Executed)
C. Initial Study and Mitigated Negative Declaration *
D. Existing Zoning Map
E. Proposed Zoning Map
F. Public Correspondence
G. Letter approving front wall, gates, and landscaping dated December 18, 2025
H. Development Plans, including approval for front wall, gates, and landscaping

* All pages 1-1409 available to view at City Clerk's Office

ORDINANCE NO. ___

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA, ADOPTING A MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA), AND AMENDING THE ZONING MAP AS SET FORTH IN TITLE 11 (ZONING) OF THE SOUTH GATE MUNICIPAL CODE TO CHANGE THE ZONING DESIGNATION OF ASSESSOR'S PARCEL NUMBERS 6222-005-028 AND 6222-005-030 FOR 9313 RAYO AVENUE FROM IF (INDUSTRIAL FLEX) TO M3 (HEAVY MANUFACTURING).

WHEREAS, Commercial Development Resources, Inc., on behalf of Mr. C's Towing of South Gate, Inc./FUBAR Properties LLC ("the Applicant"), filed a complete application requesting the approval of a Zone Change (PL25-146/ZC25-02) described herein ("Application"); and

WHEREAS, the Application pertains to an approximately 99,856 square-foot (2.29 acres) property with Los Angeles County Assessor's Parcel Numbers ("APNs") 6222-005-028 and 6222-005-030, more commonly known as 9313 Rayo Avenue, South Gate, California ("Property"); and

WHEREAS, the Property is located within the Rayo Industrial (Sub-area 2) District as shown in the Community Design Element of the General Plan; and

WHEREAS, the Property currently has a split-zone with the front portion designated M3 and the rear portion designated IF; and

WHEREAS, the Applicant requests to change the zoning designation of the rear portion of the Property from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning designation of the front portion of the Property; and

WHEREAS, pursuant to the South Gate Municipal Code ("SGMC") Chapter 11.51.030, Table 11.51-1 (Application and Review Authority), a proposed zone change is required to be reviewed at a duly noticed public hearing before the Planning Commission; and

WHEREAS, on May 20, 2025, the Planning Commission held a public hearing to receive public testimony and other evidence regarding the Zone Change application, including, without limitation, information provided to the Planning Commission by City staff and public testimony; and

WHEREAS, the Planning Commission reviewed and evaluated the proposed Zone Change and, following the public hearing, adopted Resolution No. 2025-06, recommending that the City Council approve the requested Zone Change and adopt an Ordinance amending the City's Zoning Map; and

WHEREAS, the City has prepared an Initial Study (IS) and determined that the Project may have a significant effect on the environment, but by implementing the identified mitigation measures, the Project's impact would be reduced to less than significant levels. Accordingly, a Mitigated Negative Declaration (MND) was prepared and circulated for a thirty (30)-day public review and comment period beginning on July 24, 2026, and ending on August 24, 2026. Notice of the IS/MND was published online and in the South Gate Press newspaper in accordance with applicable requirements; and

WHEREAS, on August 25, 2026, the City Council held a duly noticed public hearing on the proposed Zone Change, at which time all interested persons were given an opportunity to be heard, and the City Council considered the IS/MND, the Planning Commission's recommendation, the staff report, and all written and oral testimony received; and

WHEREAS, the City Council finds that the proposed Zone Change is consistent with the General Plan and supports the goals and policies for the Rayo Industrial area by promoting industrial land uses and eliminating regulatory inconsistencies caused by split zoning; and

WHEREAS, the City Council has reviewed the proposed Zone Change and finds that all legal prerequisites for adoption of this Ordinance have been met, and the action is in the best interest of the City of South Gate.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA DOES ORDAIN AS FOLLOWS:

SECTION 1. The City Council reviewed the Project's IS/MND and finds that, although the Project may have a significant effect on the environment, implementation of the identified mitigation measures would reduce that impact to a less-than-significant level. The Zone Change consists of a map amendment to apply a uniform zoning designation to a previously split-zoned parcel consistent with the General Plan.

SECTION 2. The City Council of the City of South Gate hereby adopts the IS/MND and approves the Zone Change, changing the zoning designation of the rear portion of the Property located at 9313 Rayo Avenue (APNs: 6222-005-028 and 6222-005-030) from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning designation of the front portion of the Property. Accordingly, the Citywide Zoning Map of Title 11 (Zoning) of the South Gate Municipal Code is hereby amended to reflect the revised zoning designation for the Property, as shown in the amended Zoning Map attached hereto as Exhibit "1" and incorporated herein by this reference.

SECTION 3. If any Section, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid or unconstitutional by a decision of any court of any competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have passed this Ordinance, and each and every Section, subsection, sentence, clause, and phrase thereof not declared invalid or unconstitutional without regard to whether any portion of the Ordinance would be subsequently declared invalid or unconstitutional.

SECTION 4. The City Clerk shall certify the adoption of this Ordinance and shall cause a copy of the same to be published in a manner prescribed by law.

SECTION 5. This Ordinance shall be in full force and effect thirty (30) days after its final passage and adoption.

ADOPTED this _____ day of _____, 2026

CITY OF SOUTH GATE:

_____
Joshua Barron, Mayor

ATTEST:

_____
Yodit Glaze, City Clerk

(Seal)

APPROVED AS TO FORM:

DRAFT

_____
Raúl F. Salinas, City Attorney

RESOLUTION NO. 2025-06

A RESOLUTION OF THE CITY OF SOUTH GATE PLANNING COMMISSION RECOMMENDING CITY COUNCIL APPROVAL OF A REQUEST TO CHANGE THE ZONING DESIGNATION OF A PORTION OF THE PROPERTY AT 9313 RAYO AVENUE FROM IF (INDUSTRIAL FLEX) TO M3 (HEAVY MANUFACTURING), ADOPT AN ORDINANCE AMENDING THE CITY'S ZONING MAP, AND FIND THE ACTIONS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT.

WHEREAS, Tom Wong, on behalf of Mr. C's Towing of South Gate, Inc / FUBAR Properties LLC ("the Applicant"), filed a complete application requesting the approval of a Zone Change (PL25-146) described herein ("Application"); and

WHEREAS, the Application pertains to an approximately 99,856 square-foot (2.29 acres) property with Los Angeles County Assessor's Parcel Numbers 6222-005-028 and 6222-005-030, more commonly known as 9313 Rayo Avenue, South Gate, California ("Property"); and

WHEREAS, the property is located within the Rayo Industrial (Sub-area 2) District as shown in the Community Design Element of the General Plan; and

WHEREAS, the property currently has a split-zone with the front portion designated M3 and the rear portion designated IF; and

WHEREAS, the Applicant requests to change the zoning designation of the rear portion of the property from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning of the front portion of the property; and

WHEREAS, pursuant to SGMC Chapter 11.51.030, Table 11.51-1 (Application and Review Authority), a proposed zone change is required to be reviewed at a duly noticed public hearing before the Planning Commission; and

WHEREAS, following said public hearing, the Planning Commission is required to adopt a Resolution recommending that the City Council approve or deny the proposed amendment; and

WHEREAS, notice of the Planning Commission public hearing, was published in compliance with State law in a local newspaper of general circulation. In addition, a public notice was mailed 20 days in advance of the hearing to each property owner, occupants and resident within a 1,000-foot radius of the project site, indicating the date and time of the public hearing in accordance with California Government Code 65091; and

WHEREAS, on May 20, 2025, the Planning Commission held a public hearing to receive public testimony and other evidence regarding the Zone Change application, including without limitation, information provided to the Planning Commission by City staff and public testimony; and

WHEREAS, this Resolution and its findings are made based upon evidence presented to the Commission at its public hearing including, without limitation, the staff report submitted by the Community Development Department; and

WHEREAS, all legal prerequisites to the adoption of this Resolution have been met.

NOW, THEREFORE, THE PLANNING COMMISSION DOES HEREBY FIND, DETERMINE AND DECLARE AS FOLLOWS:

SECTION 1. All of the facts set forth in the recitals are true and correct and are incorporated herein by reference.

SECTION 2. Based on substantial evidence, both written and oral, from the public hearing, the Planning Commission makes the following findings:

Zone Change

A. The proposed zone change from IF (Industrial Flex) to M3 (Heavy Manufacturing) is appropriate based on the land use pattern of the surrounding area and the existing operations on the subject property. The zone change will eliminate the current split-zoning condition and apply a uniform zoning designation across the entire property. This action will clean up the zoning map to follow the actual property boundaries, promoting consistent and orderly land use regulation.

B. The proposed zone change is consistent with the City of South Gate General Plan, including the policies and goals outlined in the Community Design Element. The property is located within the Rayo Industrial (Sub-area 2) District, which encourages heavy industrial uses. Aligning the entire parcel under the M3 designation will support the intended industrial character of the area and ensure land use compatibility in accordance with the General Plan.

SECTION 3. The Planning Commission reviewed the project's environmental impacts under the California Environmental Quality Act (California Public Resources Code Section 21000, et seq., "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations Section 15000, et seq., the "CEQA Guidelines") and finds it is not an "approval" as defined in California Code of Regulations, Title 14, Section 15352, but rather a recommendation, and therefore does not commit the City to any definite course of action regarding the Zoning Code Amendment.

SECTION 4. The Planning Commission hereby recommends City Council approval of a Zone Change to adopt the proposed Ordinance (Exhibit "A"), amending the citywide Zoning Map of Title 11 (Zoning) of the SGMC.

This recommendation was adopted by the following vote at the Planning Commission meeting of May 20, 2025.

AYES: Castaneda, Prieto, Ruiz, Ozaeta

NOES:

Approved and ADOPTED this 20th of May 2025.

John F. Signo, AICP
Planning Manager

APPROVED:

Jimmy Ozaeta
Chairperson
City Planning Commission

Exhibit "A"

ORDINANCE NO. ___

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA, APPROVING A ZONE CHANGE FOR A PORTION OF THE PROPERTY LOCATED AT 9313 RAYO AVENUE FROM IF (INDUSTRIAL FLEX) TO M3 (HEAVY MANUFACTURING), AMENDING THE CITYWIDE ZONING MAP AS SET FORTH IN TITLE 11 (ZONING) OF THE SOUTH GATE MUNICIPAL CODE, AND FINDING THE ACTIONS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT.

WHEREAS, Tom Wong, on behalf of Mr. C's Towing of South Gate, Inc / FUBAR Properties LLC ("the Applicant"), filed a complete application requesting the approval of a Zone Change (PL25-146) described herein ("Application"); and

WHEREAS, the Application pertains to an approximately 99,856 square-foot (2.29 acres) property with Los Angeles County Assessor's Parcel Numbers 6222-005-028 and 6222-005-030, more commonly known as 9313 Rayo Avenue, South Gate, California ("Property"); and

WHEREAS, the Property is located within the Rayo Industrial (Sub-area 2) District as shown in the Community Design Element of the General Plan; and

WHEREAS, the Property currently has a split-zone with the front portion designated M3 and the rear portion designated IF; and

WHEREAS, the Applicant requests to change the zoning designation of the rear portion of the Property from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning of the front portion of the Property; and

WHEREAS, pursuant to SGMC Chapter 11.51.030, Table 11.51-1 (Application and Review Authority), a proposed zone change is required to be reviewed at a duly noticed public hearing before the Planning Commission; and

WHEREAS, on May 20, 2025 the Planning Commission held a public hearing to receive public testimony and other evidence regarding the Zone Change application, including without limitation, information provided to the Planning Commission by City staff and public testimony; and

WHEREAS, the Planning Commission reviewed and evaluated the proposed Zone Change and, following the public hearing, adopted Resolution No. 2025-06, recommending that

the City Council approve the requested Zone Change and adopt an Ordinance amending the City's Zoning Map; and

WHEREAS, the City Council finds that the proposed Zone Change is consistent with the General Plan and supports the goals and policies for the Rayo Industrial area by promoting industrial land uses and eliminating regulatory inconsistencies caused by split zoning; and

WHEREAS, the City Council has reviewed the proposed Zone Change and finds that all legal prerequisites for adoption of this Ordinance have been met, and the action is in the best interest of the City of South Gate.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA DOES ORDAIN AS FOLLOWS:

SECTION 1. The City Council of the City of South Gate hereby approves a Zone Change for the rear portion of the property located at 9313 Rayo Avenue (APNs: 6222-005-028 and 6222-005-030), changing the zoning designation of the rear portion of the property from IF (Industrial Flex) to M3 (Heavy Manufacturing), to match the current M3 zoning designation of the front portion of the property. Accordingly, the Citywide Zoning Map of Title 11 (Zoning) of the South Gate Municipal Code is hereby amended to reflect the revised zoning designation for the subject property, as shown in the amended Zoning Map attached hereto as Exhibit "1" and incorporated herein by this reference.

SECTION 2. This Ordinance is exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) of the CEQA Guidelines because it can be seen with certainty that there is no possibility the approval may have a significant effect on the environment. The Zone Change consists of a map amendment to apply a uniform zoning designation to a previously split-zoned parcel consistent with the General Plan and does not involve any new development at this time.

SECTION 3. If any Section, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid or unconstitutional by a decision of any court of any competent jurisdiction, such decision shall not affect the validity of the remaining portions of this ordinance. The City Council hereby declares that it would have passed this Ordinance, and each and every Section, subsection, sentence, clause and phrase thereof not declared invalid or unconstitutional without regard to whether any portion of the ordinance would be subsequently declared invalid or unconstitutional.

SECTION 4. The City Clerk shall certify the adoption of this Ordinance and shall cause a copy of the same to be published in a manner prescribed by law.

SECTION 5. This Ordinance shall be in full force and effect thirty (30) days after its final passage and adoption.

ADOPTED this _____ day of _____, 2025

CITY OF SOUTH GATE:

_____
Maria Davila, Mayor

ATTEST:

_____
Yodit Glaze, City Clerk

(Seal)

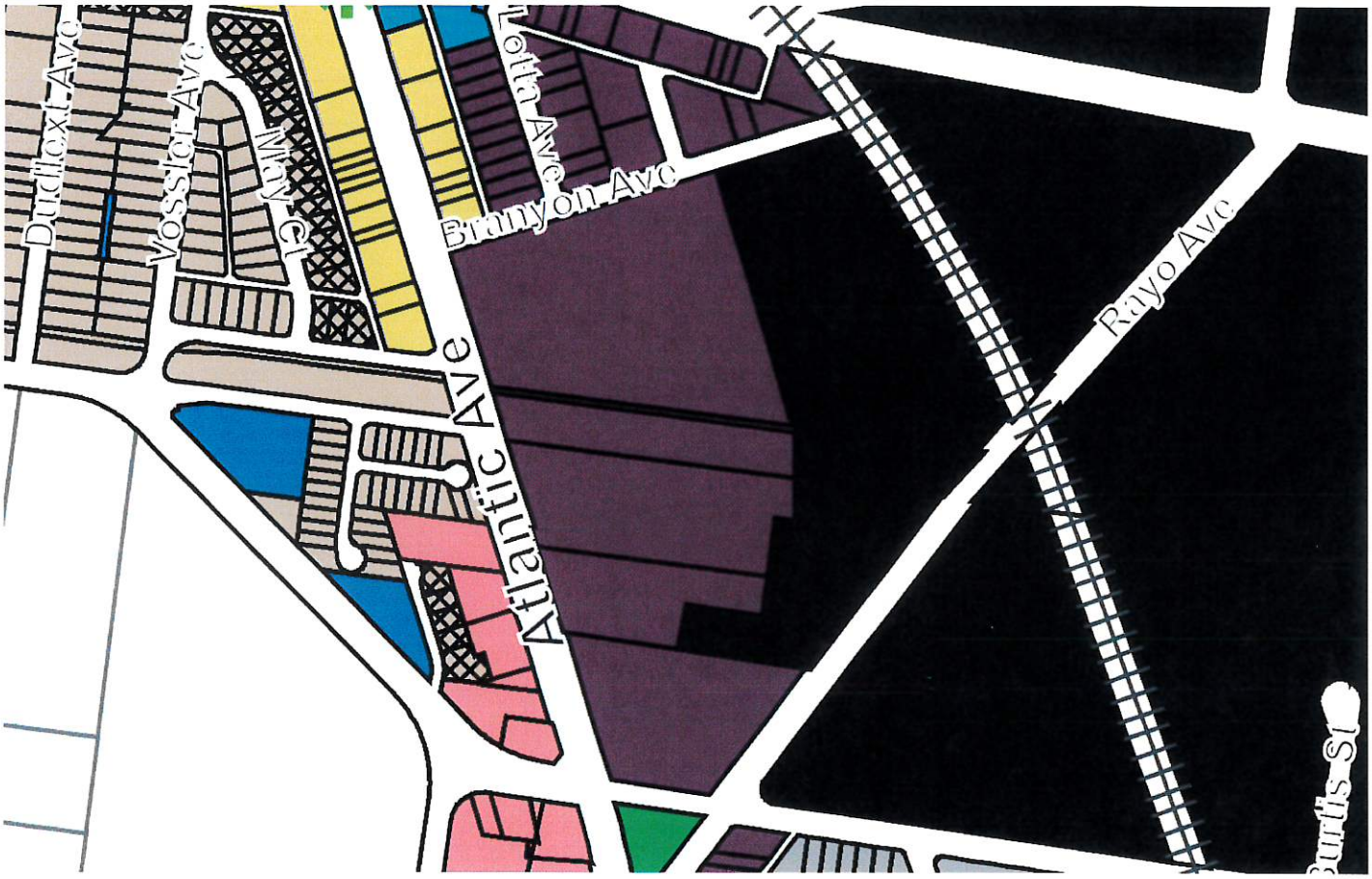
APPROVED AS TO FORM:

_____
Raúl F. Salinas, City Attorney

Exhibit "1"

(Amended Zoning Map)

EXHIBIT "1"



City of South Gate Boundary

Specific Plan Areas

- Hollydale Specific Plan Area
- Tweedy Boulevard Specific Plan Area

Urban Mixed-Use Zones

- CC - Civic Center
- TV - Transit Village
- IF - Industrial Flex
- CDR1 - Corridor 1
- CDR2 - Corridor 2
- UN - Urban Neighborhood
- MS - Main Street

Residential Neighborhood Zones

- NL - Neighborhood Low
- NM - Neighborhood Medium
- MH - Mobile Home Park
- CV - Civic
- OS - Open Space

Commercial Industrial Zones

- RC - Regional Commercial
- LI - Light Industrial
- M2 - Light Manufacturing
- M3 - Heavy Manufacturing

Special Requirements & Applicable Overlays

- Corridor Transition Overlay
  See Chapter 11.26
- Firestone Pedestrian Frontage Overlay
  See Section 11.22.060
- Residential Permitted
  See Section 11.24.040 (D) 1
- Light Industrial Overlay
  See Section 11.40.240
- Industrial Flex Transitional Overlay
  See Chapter 11.27

Special Treatment Areas

- Firestone & Otis Mixed-Use
  See Section 11.22.060
- Firestone & Atlantic Gateway
  See Section 11.22.060

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South Gate Tow Yard Project

CEQA Initial Study / Mitigated Negative Declaration

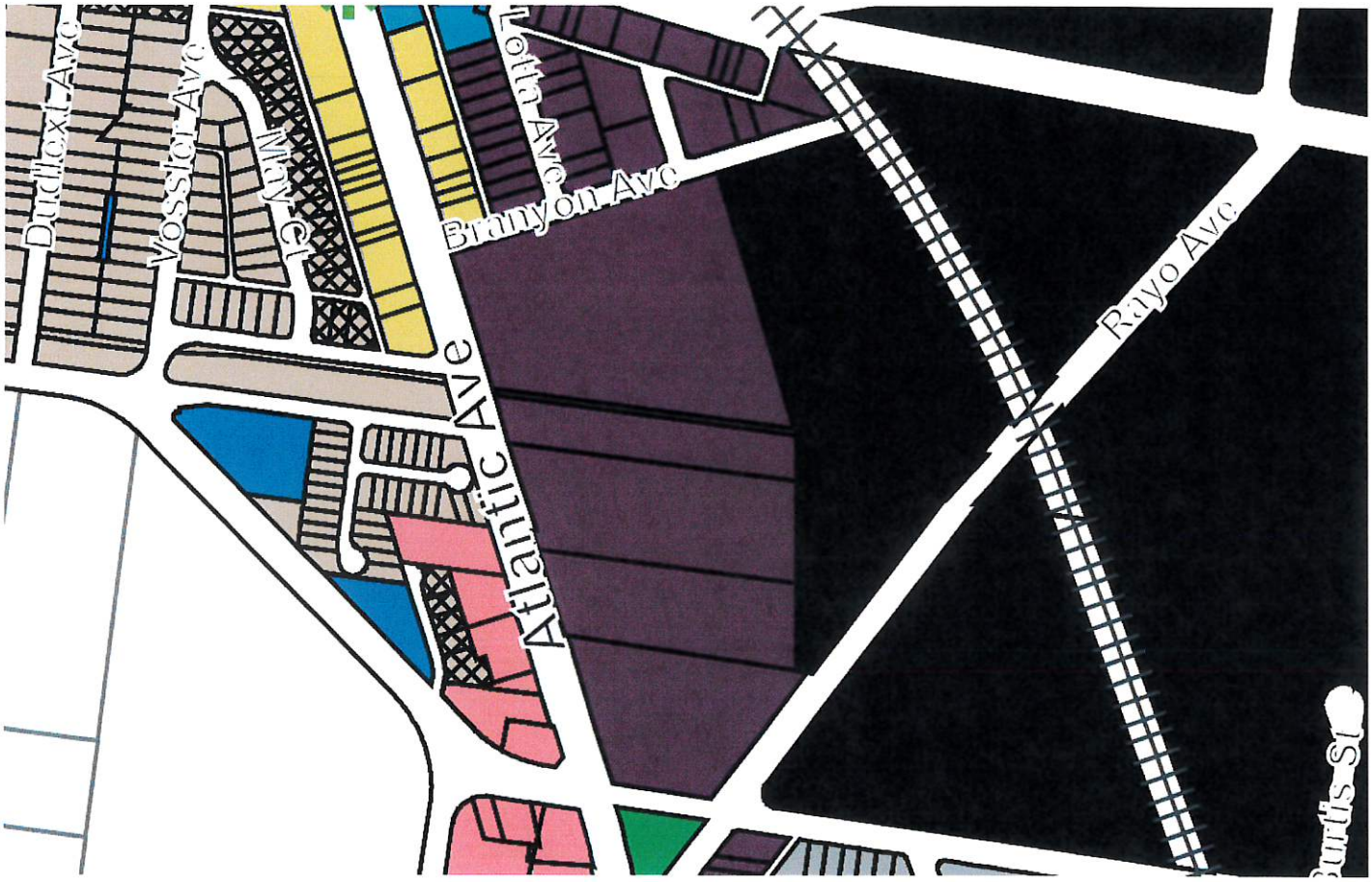
LEAD AGENCY: CITY OF SOUTH GATE
Community Development
Department 8650 California Avenue
South Gate, CA 90280
Contact: John Signo
jsigno@sogate.org

CONSULTANT: ECOTIERRA CONSULTING, INC
633 W 5th Street, 26th Floor
Los Angeles, CA 90071

July 2026

*All pages 1-1409 available to view at City Clerk's Office

ATTACHMENT 3
EXISTING ZONING MAP



City of South Gate Boundary

Specific Plan Areas
- Hollydale Specific Plan Area
- Tweedy Boulevard Specific Plan Area

Urban Mixed-Use Zones
- CC - Civic Center
- TV - Transit Village
- IF - Industrial Flex
- CDR1 - Corridor 1
- CDR2 - Corridor 2
- UN - Urban Neighborhood
- MS - Main Street

Residential Neighborhood Zones
- NL - Neighborhood Low
- NM - Neighborhood Medium
- MH - Mobile Home Park
- CV - Civic
- OS - Open Space

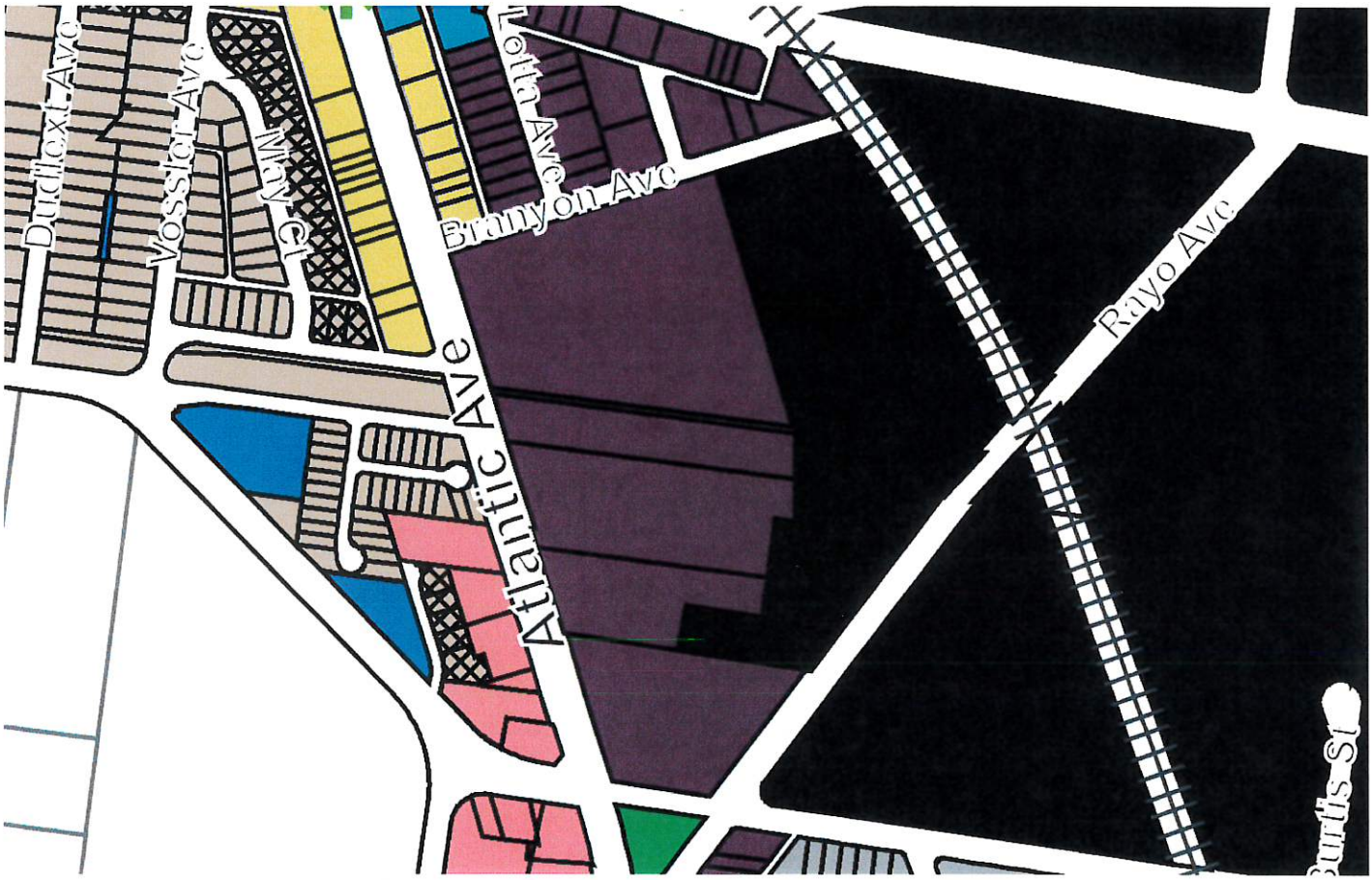
Commercial Industrial Zones
- RC - Regional Commercial
- LI - Light Industrial
- M2 - Light Manufacturing
- M3 - Heavy Manufacturing

Special Requirements & Applicable Overlays
- Corridor Transition Overlay
  See Chapter 11.26
- Firestone Pedestrian Frontage Overlay
  See Section 11.22.060
- Residential Permitted
  See Section 11.24.040 (D) 1
- Light Industrial Overlay
  See Section 11.40.240
- Industrial Flex Transitional Overlay
  See Chapter 11.27

Special Treatment Areas
- Firestone & Otis Mixed-Use
  See Section 11.22.060
- Firestone & Atlantic Gateway
  See Section 11.22.060

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ATTACHMENT 4
AMENDED ZONING MAP



City of South Gate Boundary

Specific Plan Areas
- Hollydale Specific Plan Area
- Tweedy Boulevard Specific Plan Area

Urban Mixed-Use Zones
- CC - Civic Center
- TV - Transit Village
- IF - Industrial Flex
- CDR1 - Corridor 1
- CDR2 - Corridor 2
- UN - Urban Neighborhood
- MS - Main Street

Residential Neighborhood Zones
- NL - Neighborhood Low
- NM - Neighborhood Medium
- MH - Mobile Home Park
- CV - Civic
- OS - Open Space

Commercial Industrial Zones
- RC - Regional Commercial
- LI - Light Industrial
- M2 - Light Manufacturing
- M3 - Heavy Manufacturing

Special Requirements & Applicable Overlays
- Corridor Transition Overlay
  See Chapter 11.26
- Firestone Pedestrian Frontage Overlay
  See Section 11.22.060
- Residential Permitted
  See Section 11.24.040 (D) 1
- Light Industrial Overlay
  See Section 11.40.240
- Industrial Flex Transitional Overlay
  See Chapter 11.27

Special Treatment Areas
- Firestone & Otis Mixed-Use
  See Section 11.22.060
- Firestone & Atlantic Gateway
  See Section 11.22.060

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From:	CEQAReview
To:	John Signo; CEQAReview
Cc:	Aboughaida, Ahmad@DTSC; Purvis, Tamara@DTSC; Kereazis, Dave@DTSC; Gabriel Perez
Subject:	RE: South Gate Tow Yard Project
Date:	Tuesday, August 18, 2026 3:39:48 PM
Attachments:	image004.png image001.png

Hi John,

Thank you for the prompt response.

Just a little more context to our extension request, we are working with USEPA who the lead agency on the Cooper Drum Site and waiting to see if they have any comments regarding the construction of an Office Building onsite.

Thank you,

CEQA Unit
HWMP-Permitting
Department of Toxic Substances Control
California Environmental Protection Agency
CEQAReview@dtsc.ca.gov

From: John Signo <jsigno@sogate.org>
Sent: Tuesday, August 18, 2026 3:19 PM
To: CEQAReview <ceqareview@dtsc.ca.gov>
Cc: Aboughaida, Ahmad@DTSC <Ahmad.Aboughaida@dtsc.ca.gov>; Purvis, Tamara@DTSC <Tamara.Purvis@dtsc.ca.gov>; Kereazis, Dave@DTSC <Dave.Kereazis@dtsc.ca.gov>; Gabriel Perez <gperez@sogate.org>
Subject: RE: South Gate Tow Yard Project

Hello. Thank you for your email. We will forward it to the City Council for consideration, but the meeting notice has already been published. The agenda will go out this Thursday, August 20, 2026. You are welcome to attend in person or remotely.

Regards,

John F. Signo, AICP
Planning Manager
City of South Gate | Community Development Department
8650 California Avenue, South Gate, CA 90280
P: (323) 563-9569
E: jsigno@sogate.org
W: cityofsouthgate.org

PLEASE NOTE THAT CITY HALL IS CLOSED ON FRIDAYS.

From: CEQAReview <ceqareview@dtsc.ca.gov>
Sent: Tuesday, August 18, 2026 2:11 PM
To: John Signo <jsigno@sogate.org>
Cc: Aboughaida, Ahmad@DTSC <Ahmad.Aboughaida@dtsc.ca.gov>; Purvis, Tamara@DTSC <Tamara.Purvis@dtsc.ca.gov>; Kereazis, Dave@DTSC <Dave.Kereazis@dtsc.ca.gov>
Subject: South Gate Tow Yard Project

This message is from an EXTERNAL SENDER - be CAUTIOUS, particularly with links and attachments

Good afternoon John,

The Department of Toxic Substances Control is in the process of reviewing the South Gate Tow Yard Project and is requesting a time extension on the comment period. If possible, an additional 2-3 weeks would be much appreciated.

Please let us know if this is feasible.

Thank you,

CEQA Unit
HWMP-Permitting
Department of Toxic Substances Control
California Environmental Protection Agency
CEQAReview@dtsc.ca.gov

Rodrigo Pelayo

From: Yodit Glaze
Sent: Monday, May 19, 2025 2:35 PM
To: Gabriel Perez; John Signo; Rodrigo Pelayo; Kimberly Hernandez
Subject: Fw: Public Comment For Planning Commission Meeting May 20, 2025 - Open Session Item

Good afternoon,

Below you will find a comment for tomorrow's Panning Commission Meeting.

Please let me know if you have any questions.

~Yodit Glaze

Get Outlook for iOS

From: Mario Dominguez, Jr. <majorblood80@gmail.com>
Sent: Monday, May 19, 2025 2:23:34 PM
To: Yodit Glaze <yglaze@sogate.org>
Subject: Public Comment For Planning Commission Meeting May 20, 2025 - Open Session Item

This message is from an EXTERNAL SENDER - be CAUTIOUS, particularly with links and attachments

Item 1) I'd like to recommend to the Commissioners that they vote to approve the request to change the zoning designation for the Rayo property from IF (Industrial Flex) to M3 (Heavy Manufacturing). And adopt an Ordinance amending the citywide zoning map to match the current M3 zoning designation of the remainder of the property. This property is currently a split-zone. The property owner is merely asking to have the rear of his property be in alignment with the rest of his property. So he can make full use of it and be in compliance. This to me is a fair and reasonable request. No harm or negative impact will fall onto the surrounding businesses as a result of this change. For me this is a no brainer. Commissioners you should vote yes and approve this request for a zone change. I do have some questions : 1) What is the maximum capacity of vehicles this location will be able to have on it, if the zone change is approved? 2) Does Mr. C's Towing provide towing services for other cities? 3) What does the "C" in Mr. C's Towing stand for? 4) For how long does Mr. C's keep impounded vehicles? 5) How much is the impound fee for residents to pay and claim their vehicles and get them back from Mr. C's?

Rodrigo Pelayo

From: Yodit Glaze
Sent: Tuesday, May 20, 2025 5:31 PM
To: Kimberly Hernandez; Gabriel Perez; John Signo; Rodrigo Pelayo
Subject: FW: Planning Commission Meeting 5/20/25 | Comment for Zone change item

Good afternoon, my apologies for forwarding this public comment so late.

Please let me know if you have any questions.

Yodit Glaze
City Clerk

City of South Gate / City Clerk's Office
8650 California Avenue, South Gate, CA 90280
P: (323) 563-9511
E: yglaze@sogate.org
W: cityofsouthgate.org

PLEASE NOTE THAT CITY HALL IS CLOSED ON FRIDAYS.

From: Maria Chavez <maria.elna.chavez@gmail.com>
Sent: Tuesday, May 20, 2025 3:37 PM
To: Yodit Glaze <yglaze@sogate.org>
Subject: Planning Commission Meeting 5/20/25 | Comment for Zone change item

This message is from an EXTERNAL SENDER - be CAUTIOUS, particularly with links and attachments

Hello,
This is my comment for the zoning change item on the agenda for the planning commission on 5/20/25.

I'd like the planning commission to take the community into consideration before making a decision on this matter.

Things have been going on in SG in a way that is not taking the residents into consideration, only the businesses and their needs, and It's time to listen to the residents.

This business popped up from one day to another and I'd like to know how they can do this so quickly and without any issues from code enforcement and city staff.

These changes will increase noise pollution, traffic, not to mention the wall that was built is horrendous, it looks like the Mex/US border wall. Is this wall design in compliance, who approved it? Doesn't South Gate have any standards regarding what a wall, or structures that are built on a property should look like?

The property in question has a history of pollution and contamination, and to change zoning to allow manufacturing, it means South Gate has not learned from the past.

Please remember that the elementary school that was located next to this property was closed due to contamination, and many students from that elementary school were affected by that contamination and ultimately paid a sum of money (damages) because of that pollution and contamination.

This property is a superfund site according to the EPA, and has been a superfund site for quite some time. This means it is polluted/contaminated with hazardous waste. Why would we want people in and around that kind of contamination?

Why would we want to expose residents, employees, and students who currently attend the LAUSD school to this contamination?

Please consider the residents before you make this decision.

Maria Chavez
SG Resident

City of South Gate

Planning Division

December 18, 2025

Commercial Development Resources, Inc.
Attn: Tom Wong
695 Town Center Drive, Suite 110
Costa Mesa, CA 92626

Via email: twong@cdrwest.com

RE: PL 25-0482 – CONCEPTUAL PLANNING APPROVAL FOR 9313 RAYO AVENUE
DESIGN REVIEW FOR FRONT WALL, GATES, AND LANDSCAPING
ADMINISTRATIVE PLAN REVIEW FOR AN EIGHT-FOOT-HIGH SECURITY WALL

Dear Mr. Wong,

Planning staff has reviewed your application for a **new eight-foot-high split-face wall, entry gates, and landscaping** located in the front yard of a 2.3-acre site at **9313 Rayo Avenue** in the M3 (Heavy Manufacturing) and IF (Industrial Flex) zones. The new front wall, gates, and landscaping are entirely in the M3 zone along Rayo Avenue.

The site plan shows improvements to the entire lot; however, for the purpose of this review, only the new front wall, entry gates, and landscaping along Rayo Avenue will be considered to replace an existing metal fence constructed in the front yard setback in late 2024 without a permit. Metal fences shown along the property line and parking lot are not part of this review, nor are any structures or parking area behind the front wall. The new wall and entry gates will replace the unpermitted fence, but will be constructed to meet the City's setback, height, screening, and other requirements. As required under South Gate Municipal Code (SGMC) Section 11.24.060, landscaping is needed in front of the wall to provide screening.

Pursuant to Section 11.51.060, **Design Review** is required for development on parcels of land 15,000 square feet (0.34 acre) or larger, which is subject to administrative review. Pursuant to Section 11.30.070, **Administrative Plan Review** is required for a security wall up to eight feet in height.

Pursuant to SGMC Table 11.24-3 and Section 11.24.060(I), any outdoor activity or storage use not contained wholly within a building shall be screened by a solid wall with landscape screening between the wall and the street. A solid wall is defined as a solid concrete masonry wall or other material (i.e., stucco or brick). Additional height may be permitted for security purposes, subject to Administrative Plan Review.

The Planning Division reviewed the project's environmental impacts under the California Environmental Quality Act (California Public Resources Code Section 21000, et seq., "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations Section 15000, et seq., the "CEQA Guidelines") and finds the project to be exempt under a Class 1, 2, and 3 Categorical Exemption pursuant to sections 15301 (Existing Facilities), 15302 (Replacement of Reconstruction), and 15303 (New Construction or Conversion of Small Structures) of the CEQA Guidelines (Title 14, Chapter 3 of the California Code of Regulations). Further, no exceptions to the exemption apply; there is no reasonable possibility that the activity will have a significant effect on the environment due to unusual circumstances. Construction of a new front wall to replace an unpermitted fence is consistent with development in the M3 zone.

Staff finds the proposed eight-foot-high split-face wall, entry gates, and landscaping meet the City's design and development standards, and hereby grants **CONCEPTUAL APPROVAL** subject to the following conditions:

1. The permittee shall agree to defend, indemnify and hold harmless the City of South Gate, its agents, officers, and employees from any claim, action, or proceeding against the City of South Gate or its agents, officers or employees to attach, set aside, void or annul, an approval of the City of South Gate, its legislative body, advisory agencies, or administrative officers concerning the issuance of the permit to which these conditions are attached. The City of South Gate will promptly notify the permittee of any such claim, action, or proceeding against the City of South Gate and the permittee will either undertake the defense of the matter and pay the City's associated legal or other consultant costs or will advance funds to pay for the defense of the matter by the City Attorney. If the City of South Gate fails to promptly notify the permittee of any such claim, action, or proceeding or fails to cooperate fully in the defense, the permittee shall not, thereafter, be responsible for defending, indemnifying or hold harmless the City of South Gate. Notwithstanding the foregoing, the City retains the right to settle or abandon the matter without the permittee's consent, but should it do so, the City shall waive the indemnification herein, except the City's decision to settle or abandon a matter following an adverse judgment or failure to appeal, shall not cause a waiver of the indemnification rights herein.
2. The proposed project shall comply with all Federal, State, County, and Local laws and ordinances that may apply to this permit, stated herein or not.
3. The proposed use shall be conducted, and the property be maintained in a clean, neat, quiet, and orderly manner at all times pursuant to South Gate Municipal Code Section 5.08.020(A).
4. The approval of this permit, and the permit itself, shall expire if the entitlement is not exercised within one (1) year from the date of approval, unless an extension has been granted prior to expiration.
5. The permittee shall obtain the approvals, clearances, permits, and/or licenses required from City departments (i.e., Building & Safety, Public Works) and outside agencies (i.e., U.S. Environmental Protection Agency) prior to the expiration of this entitlement.
6. Prior to issuance of a building permit, the permittee shall secure clearance from the U.S. Environmental Protection Agency for any excavation, soil disturbance, and landscape planting occurring on the property.
7. Permittee shall obtain its City of South Gate Business License prior to commencing business operations.
8. Violation of, or noncompliance with, any of these conditions shall constitute grounds for revocation of this permit.
9. Permittee shall agree to maintain (and/or cause its landlord to maintain, if the permittee is a tenant) the property and all related on-site improvements and landscaping thereon, free of rubbish, debris and other hazards to persons using the same, and in accordance with all applicable laws, rules, ordinances and regulations of all Federal, State, County and local bodies and agencies having jurisdiction, at permittee's sole cost and expense. Such maintenance and repair shall include, but not be limited to the following: (i) power washing, sweeping and the removal of trash and debris as soon as possible but at least within 24 hours; (ii) the care of all shrubbery, plantings and other landscaping in a healthy condition and replacement of diseased or dead plant material with new material at an age similar to the material being replaced; (iii) maintenance of all irrigation systems in properly operating condition; (iv) the removal of graffiti within 24 hours; and (v) the repair, replacement and

restriping of asphalt or concrete paving using the same type of material originally installed, to the end that such paving at all times be kept in a level and smooth condition. This condition shall apply to the adjacent sidewalks, landscape planters, and adjacent areas.

10. Plant materials and irrigation design shall comply with the Model Water Efficient Landscape Ordinance (MWELO) referenced in SGMC Chapter 6.64 and Section 14.06.08.020. Trees shall be a minimum of 24" box. The landscape plan shall be subject to review and approval by the Public Works Director pursuant to SGMC Section 5.33.040.5(a). MWELO calculations shall be prepared by a landscape architect or qualified professional, and planting shall occur as shown on the plan.
11. If the application for this permit, or any conditions of the permit, violates the Zoning Code or does not fulfill the intent of the Code, the Community Development Director shall be authorized to take the following actions:
    a. Revoke the permit, revoke and reissue the permit with new or modified conditions, or modify the conditions of the existing permit as may be appropriate under the circumstances.
    b. Impose, as a condition of the continuation, reinstatement, or reissuance of the permit, a requirement that the permittee reimburse the City for all costs and expenses reasonably incurred in investigating, identifying, and documenting the violation, and in processing information concerning the violation for presentation to the Community Development Director, and, upon any appeal, to the Planning Commission and/or City Council.
    c. This permit shall be revocable if the exercises of rights granted by the permit are discontinued for 6 consecutive months. The use subject to the permit may not be resumed if the permit is revoked; a new permit, including processing and public notification, shall be required.
12. Design, colors, and materials of the building shall be in substantial conformance with the plans on file at the Community Development Department.
13. The Community Development Director is authorized to make minor modifications to the approved plans or any of the conditions if such modifications achieve substantially the same results, as with strict compliance with said plans and conditions.
14. The permittee shall agree in writing to all conditions contained herein.

Plans have been stamped and we will continue to work with you to facilitate your project. If you have any questions, please contact me at 323-563-9569 or via email at jsigno@sogate.org

Sincerely,

John F. Signo, AICP
Planning Manager
Planning Division - Community Development Department

Attachments:

A. Acceptance of Conditions
B. Memo from Public Works dated December 8, 2025
C. Approved Development Plan

ATTACHMENT A

CONDITIONS OF APPROVAL ACCEPTANCE AFFIDAVIT

I/We hereby accept and agree to comply with all the conditions of approval contained herein.

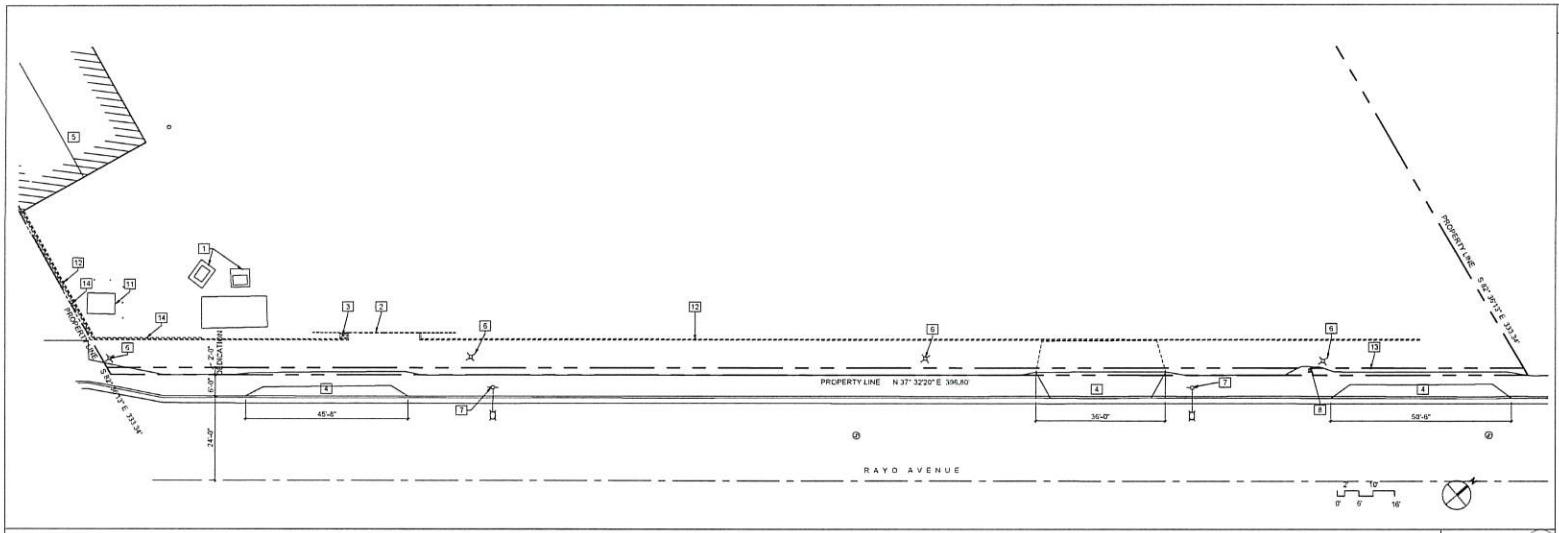
PROPERTY OWNER

Mike Walsh		12.19.25
PRINT NAME	SIGNATURE	DATE

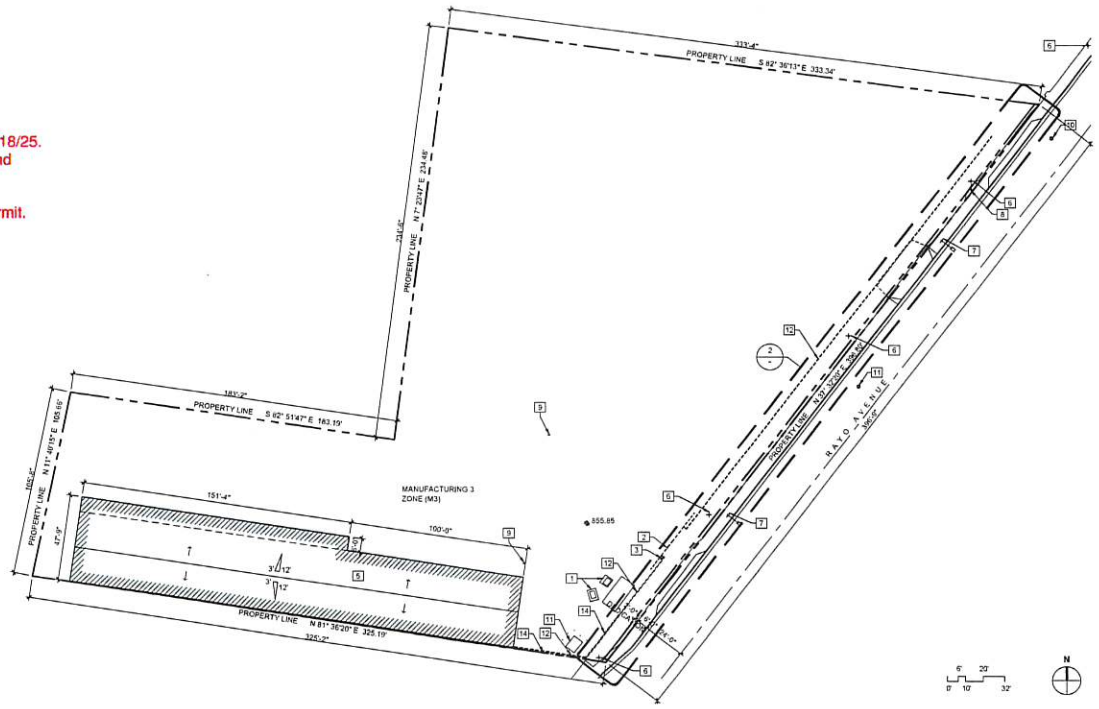
APPLICANT

Thomas Wong--CDR Consultant for Mr. C's Towing of South Gate, Inc.		12/19/25
PRINT NAME	SIGNATURE	DATE

Scanned with CamScanner



ENLARGED SITE DEMOLITION PLAN — SCALE: 1/8"=1'-0" — 2



SITE DEMOLITION PLAN — SCALE: 1/32"=1'-0" — 1

Dept. of Community Development
Planning Division
FINAL APPROVAL

BY:
DATE: 1/5/26
APPLICATION NO: PL 25-0482
APPROVAL VALID FOR ONE YEAR ONLY

Subject to conditions of approval in letter dated 12/18/25.
Approval for Design Review for front wall, gates, and landscaping only.
Admin. Approval for 8'-high security wall.
*Must receive EPA clearance prior to a building permit.

***Approval for front wall, gates, and landscaping ONLY.**

KEY NOTES

1. (E) EPA WELL TO REMAIN
2. (E) STEEL GATE TO BE REMOVED
3. (E) GATE OPENER TO BE REMOVED
4. (E) DRIVE APRON TO REMAIN
5. (E) CANOPY TO REMAIN, NO PROPOSED IMPROVEMENTS. NO INTENDED USE
6. (E) POWER POLE TO REMAIN
7. (E) LIGHT STANDARD TO REMAIN
8. (E) FIRE HYDRANT
9. (E) WOOD POST TO REMAIN
10. (E) SEWER MANHOLE
11. (E) TRANSFORMER TO REMAIN
12. (E) STEEL FENCE TO BE REMOVED
13. (E) 2' DEDICATION
14. (E) BLOCK WALL TO BE REMOVED

LEGEND

- ---------- ITEM TO BE REMOVED
- — — — PROPERTY LINE

CORSINI STARK ARCHITECTS
323.255.9100
CORSINISTARK.COM

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PROFESSIONAL SEAL:



ARCHITECT:
CORSINI STARK ARCHITECTS
3630 TYBURN STREET
LOS ANGELES, CA 90065
P: 323.255.9100
CONTACT: RICK CORSINI, AIA, PARTNER

STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

	SUBMISSIONS / REVISIONS	DATE
	PLANNING SUBMITTAL	

PROJECT TITLE
SOUTH GATE TOW YARD

APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

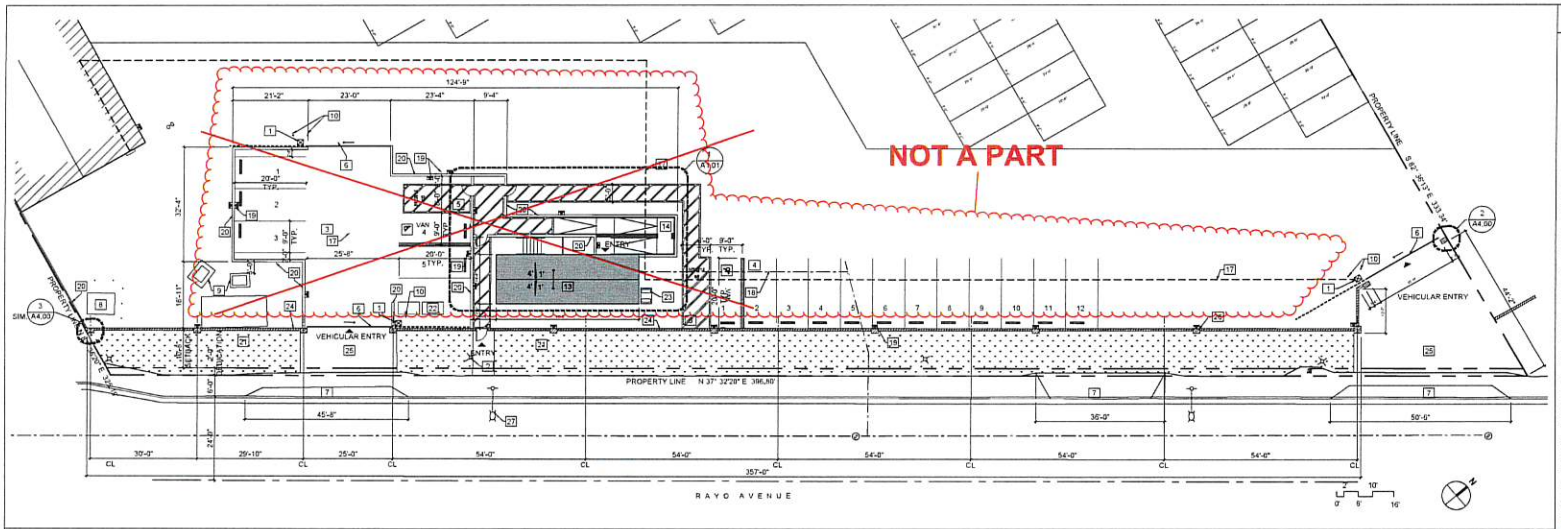
PROJECT 24.003.00

DRAWING TITLE:
SITE DEMOLITION PLAN/ ENLARGED SITE DEMOLITON PLAN

DRAWING NUMBER
A0.10

PROJECT 23.003.00

Attachment H
Agenda Bill 8/25/26



ENLARGED SITE PLAN — SCALE: 1/16"=1'-0" — 2

KEY NOTES

1. (N) GATE OPENER
2. (E) POWER POLE TO REMAIN
3. (N) GATED CUSTOMER PARKING (5) STALLS
4. (N) EMPLOYEE PARKING (12) STALLS
5. ADA VAN ACCESSIBLE STALL
6. (N) 23'-0" W x 8'-0" H STEEL GATE, WELDED, PAINTED BLACK
7. (E) APRON TO REMAIN
8. (E) TRANSFORMER TO REMAIN
9. (E) EPA TESTING WELL TO REMAIN
10. (N) BOLLARD, 4"x4"x36"H STEEL POST, PAINTED YELLOW
11. 6'-0" CHAINLINK FENCE WITH VISIBILITY SLATS, CORE POST FOOTINGS
12. (E) ELECTRICAL PANEL
13. (N) PRE-FABRICATED PERMANENT OFFICE UNIT 40'-0" x 14'-0" W/ SHALLOW FOOTING. SPOILS WILL REMAIN ONSITE
14. (N) ADA ACCESSIBLE RAMP
15. (E) CANOPY TO REMAIN, NO PROPOSED IMPROVEMENTS, NO INTENDED USE
16. 2" OVERLAY SLURRY SEALED ON ENTIRE SITE
17. (N) ELECTRICAL CONDUIT RUN FOR (N) MOBILE UNIT, GATE CONTROLLER
18. (N) PLUMBING CONNECT FOR (N) MOBILE UNIT TO (E) SEWER AND WATER
19. (N) WALL PACKS ALONG PERIMITER WALL AND STEEL FENCE
20. (N) 5'-0" H STEEL FENCE, SEE SHEET A4.00 DETAIL #6
21. (N) IRRIGATED LANDCAPE AREA ALONG RAY AVENUE, MWELO LOWATER SPECIES
22. (N) TRASH ENCLOSURE 40 SF
23. (N) AIR HANDLER UNITS x2 ON (N) 3'x4' CONCRETE SLAB
24. (N) 8" H SPLIT FACE CONCRETE BLOCK WALL W/ 1" CAP TO MATCH NEIGHBORING WALL, SEE STRUCTURAL
25. (E) DRIVEWAY 2" SLURRY SEALED
26. (N) 1'-4"x2'-0"x5'-0" H SPLIT-FACE BLOCK PILASTER W/ 1" CAP
27. (N) POWER POLE TO REMAIN

LEGEND

- (N) 8' H STEEL FENCE
- PROPERTY LINE
- (N) ELECTRICAL CONDUIT RUN FOR (N) MOBILE
- (N) WALL PACK, SEE SHEET A9.00 FOR LIGHT SPECIFICATIONS, SEE DETAIL #3 FOR LIGHTING SCHEDULE.
- VEHICLE STORAGE AREA
- (E) POWER POLE

SOUTH GATE TOW YARD

Contact Aaron Holzwarth with Commercial Lighting Industries, 760 431-4810, Farrell@CommercialLighting.net for pricing
Contact Anna Romero with Commercial Lighting Industries, 706-280-4404, AR@CommercialLighting.net for design related inquiries

Fixture Type	Reference Images	Description	Mounting	Manufacturer / Product Number / Registration #	Lamps, CCT, Lumens, Optics, CRI	Input Voltage	Fixture Wattage	Mounting, Finishes, Remarks & Other Notes
WP		Wall Pack	Surface	EW Mini WP2, Type 4	3,000K, 1,277lm, Type 4	120V VAC	10	Verify final lumens for ordering.
WP1		Wall Sconce	Surface	2.75 HOUR UNIV WP4	4000K, 1,277lm, Type 4	120V VAC	10	Verify final lumens for ordering. Mounted at 12' AFF.

Notes, Exceptions, Clarifications:

PURCHASING: All lighting to supplied by E.L. Cornell, with the above listed MFG's for pricing. Comparable products must show pricing. The complete package is approved and available as one additional document. Inquiry from Commercial Lighting Industries, 41316 Vista Blvd, Indio, CA 92203, 877-724-4295 / 760-921-1825, Contact Farrell Holzwarth, Farrell@CommercialLighting.net, for purchase order placement, and installed up to forty-eight (48) hours after purchase.

SPECIFIC SUBSTITUTIONS: Purchaser assumes responsibility for, and must verify with CLI the following prior to purchasing: voltage, specific mounting details (including recessed mounting for specific ceiling grid), if not standard from the MFG, A/TC or Design Series, IC Rating, wet/damp/dry/outdoor ratings, gasket, custom reflector malfunctions, Failure to request acc., finish/color, emergency use and dimming method. The above wording in most not be interpreted to relieve all or almost all present & potential for construction.

PHOTOMETRIC COMPLIANCE: A complete Photometric showing the lites picked accurately (count and specified), has been submitted to engineering and found to be acceptable, any substitutions or changes may void the report and compliance and are strictly locked without written approval from the owner, architect or lighting designer. SEE SUBSTITUTIONS ABOVE

ALIGNED

ENERGY COMPLIANCE: The purchasing party is responsible for verification, the lighting specified is in compliance with the State Energy Code, (ex's with respect to Lighting Power Density (LPD), and the use of mandated controls (dimmers, all controls, occupancy sensors, etc.). Cross check with Interior Design, Sr. Lighting Designer of Commercial Lighting Industries 323-854-2100 to ensure compliance prior to ordering.

CONCRETE: The contractor is to verify that the concrete being used has been observed per industry standards, and engineered to the exact specifications of the luminaires in this schedule, and in compliance with the State Energy Code. Any changes to the above would affect the chemicals, engineering and thus would require consultation to all parties, Owner, Architect, Lighting Designer, Consultants, Manufacturers and the State Energy Compliance Department.

WARNING: The method of dowing, such as cast type concrete or hollow core, (ex. 2"x 6"x 24"), is the responsibility of the contractor, and the use of unknowns specified in cast applications, hollow core applications may be inadvisable with different dowing than is indicated - see the spirit & intent of the specifications. Where concerning questions, and ordering, the purchaser must verify the dowing method, and type of dowing that will safely support the fixture weight specified. If in doubt or not sure, the dowing method must be verified by the MFG or the manufacturer. Note: the overall dimming specifications are set to 1%, but this reference is made for ordering control current ranges. Typical, not limiting, but examples that is set to 1% or under 1 watt may be specified as 0.01 instead of zero, as zero is a safer bet.

NOTICE: 120V standard Edge dimmers sold for Holiday Farm mostly incandescent fixtures also fine 120V dimming, and 120V Leading Edge dimmers also ELV dimming following standard 3 wire (Black/Red) and are not to unrecognizable with the 120V dimming which has two additional wires including white for Neutral/Ground for analog control signal, using one will not work, the 120V dimming like LED fixtures down to 10% or even 5%. Each fixture must be ordered with the appropriate 120V or the 0-10V driver depending on which method is used, they are NOT interchangeable. Do not assume a fixture with 0-10V is "switchable" and will thus only connect to 1 wire 120V dimming is available.

VOLTAGE: Not spec or be verified. See both columns. 3V means Dual-Volt - fixtures come compatible for either 120 or 277V. 10 means Multi-Volt - fixtures come compatible for either 120/208/240/277/347 volts. TBD means the fixtures comes in 120 or 277 but not both and that the voltage for these fixtures must be verified prior to ordering.

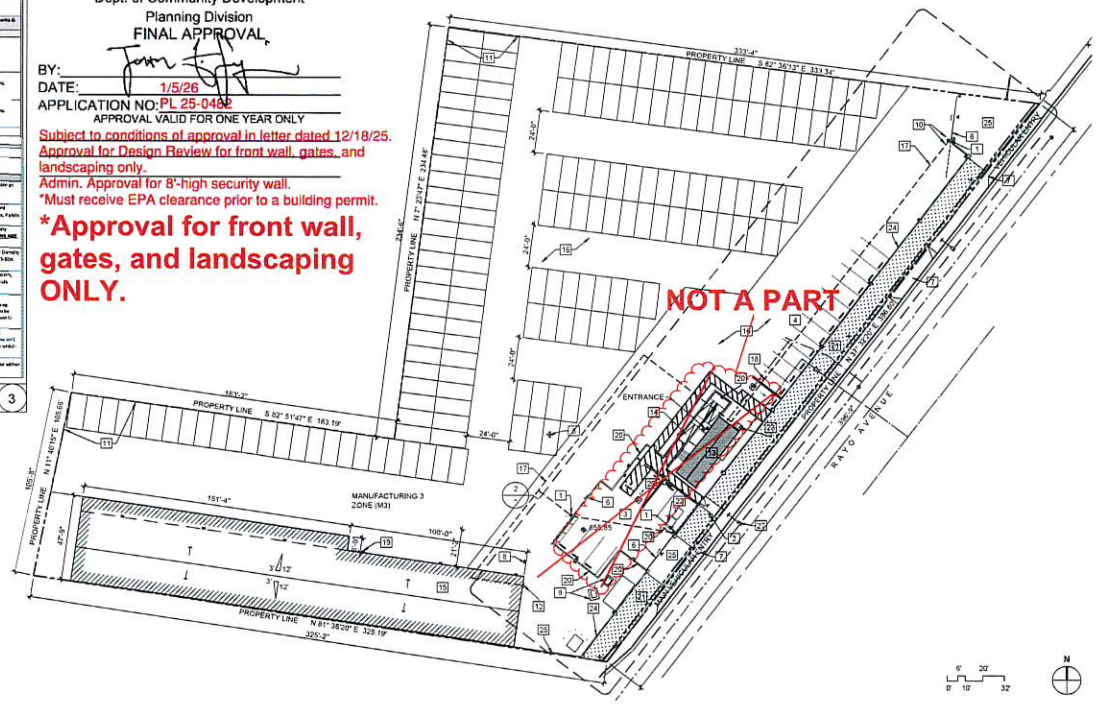
LIGHTING SCHEDULE — SCALE: N.T.S. — 3

Dept. of Community Development
Planning Division
FINAL APPROVAL

BY:
DATE: 1/5/26
APPLICATION NO: PL 25-0400
APPROVAL VALID FOR ONE YEAR ONLY

Subject to conditions of approval in letter dated 12/18/25.
Approval for Design Review for front wall, gates, and landscaping only.
Admin. Approval for 8'-high security wall.
*Must receive EPA clearance prior to a building permit.

***Approval for front wall, gates, and landscaping ONLY.**



SITE PLAN — SCALE: 1/32"=1'-0" — 1

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PROFESSIONAL SEAL:
RICHARD CORSINI — C22160 — Exp. 5-30-25 — STATE OF CALIFORNIA

ARCHITECT:
CORSINI STARK ARCHITECTS
3638 TYBURN STREET
LOS ANGELES, CA 90065
P. 323.255.9100
*CONTACT: RICK CORSINI, AIA, PARTNER

STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

SUBMISSIONS / REVISIONS	DATE
PLANNING SUBMITTAL	

PROJECT TITLE:
SOUTH GATE TOW YARD

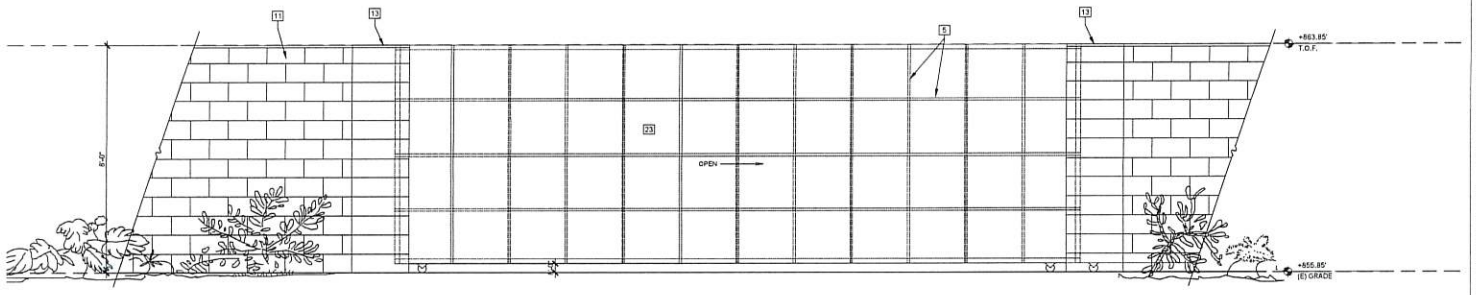
APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

PROJECT 24.022.00

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SITE PLAN/ENLARGED SITE PLAN

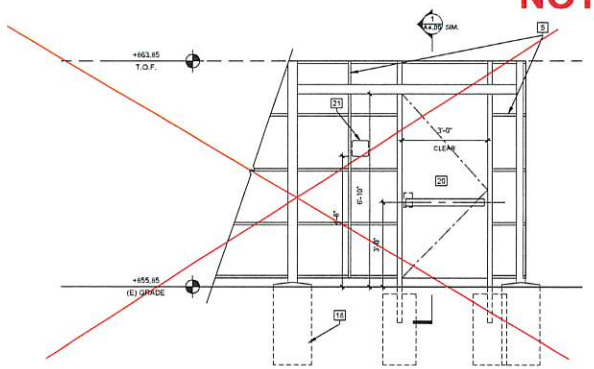
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PROJECT 23.003.00

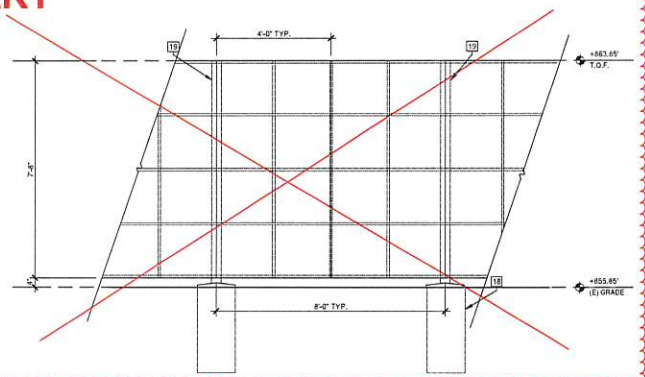


STEEL VEHICULAR GATE ELEVATION, TYP. — SCALE: 1/2"=1'-0" — 3

NOT A PART

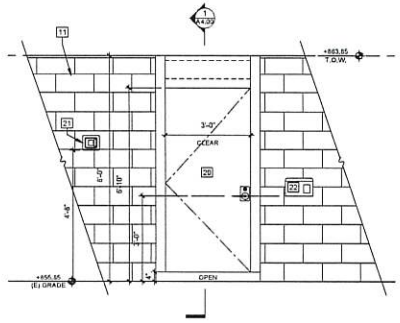


STEEL FRAME SWING GATE (PUSH SIDE) - ELEVATION — SCALE: 1/2"=1'-0" — 5

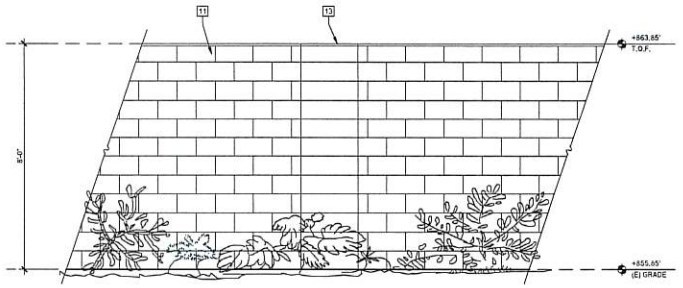


STEEL FENCE ELEVATION TYP. — SCALE: 1/2"=1'-0" — 2

NOT A PART



PEDESTRIAN GATE @ BLOCK WALL ELEVATION, TYP. — SCALE: 1/2"=1'-0" — 4



BLOCK WALL ELEVATION, TYP. — SCALE: 1/2"=1'-0" — 1

KEY NOTES

1. (N) PRE-FABRICATED, PERMANENT OFFICE UNIT 40'-0" x 14'-0"
2. 3'-4" W x 5'-0" L SLIDING WINDOW
3. 2'-10" W x 1'-0" L SLIDING WINDOW
4. 3'-0" W x 8'-0" H EXTERIOR DOOR
5. 1" STEEL TUBE HORIZONTAL AND VERTICAL @24" O.C., WELDED, PAINTED BLACK
6. CLASS-A ASPHALT SHINGLE ROOF
7. VERTICAL WOOD SIDING
8. (N) AIR CONDITIONING/HEATER UNIT
9. (N) 5' H STEEL FENCE, PAINTED BLACK
10. (N) STEM WALL W/ SHALLOW FOOTING, SPOILS WILL REMAIN ONSITE
11. (N) 8' H SPLIT FACE CONCRETE BLOCK WALL W/ 1" CAP TO MATCH NEIGHBORING WALL. VERTICAL EXPANSION JOINT @ EVERY 12'-0" MIN, SEE STRUCTURAL
12. (N) AIR HANDLER UNITS x2 ON (N) 3'x4' CONCRETE SLAB
13. 24" x 16" CONCRETE SPLIT FACE BLOCK PILASTER W/ 1" CAP
14. VERTICAL WOOD SIDING
15. C.I.P. CONCRETE ADA RAMP
16. 42" H GUARD
17. C.I.P. CONCRETE STAIR
18. EMBEDMENT UNDER PAVING PER STRUCTURAL DRAWINGS
19. 4" SQ. STEEL POST @ 8'-0" O.C.
20. 6'-10" H x 3'-0" STEEL HOLLOW DOOR, PAINTED, BLACK. DOOR HARDWARE/SIGNAGE/CALL BUTTONS MUST BE ADA COMPLIANT.
21. KNOX BOX 3280 UL LISTED, RECESSED MOUNTED IN BLOCK WALL
22. Security Brands Advantage DK - 1,000-Code Keypad with Intercom (Post Mount) | SEC-ADV-1000I Write a review
23. (N) 23'-0" W x 8'-0" H STEEL VEHICULAR GATE, WELDED, PAINTED BLACK

LEGEND

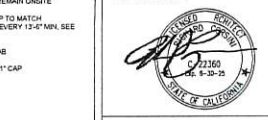
(N) WALL
(N) 8' H STEEL FENCE, PAINTED, BLACK
(N) 8' H SP FENCE, PAINTED, BLACK

Dept. of Community Development
Planning Division
FINAL APPROVAL
BY:
DATE: 1/5/26
APPLICATION NO: PL 25-0402
APPROVAL VALID FOR ONE YEAR ONLY
Subject to conditions of approval in letter dated 12/18/25.
Approval for Design Review for front wall, gates, and landscaping only.
Admin. Approval for 8'-high security wall.
*Must receive EPA clearance prior to a building permit.

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PROFESSIONAL SEAL:



ARCHITECT:
CORSINI STARK ARCHITECTS
3532 TYBURN STREET
LOS ANGELES, CA 90065
P: 323.255.9100
*CONTACT: RICK CORSINI, AIA, PARTNER

STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

SUBMISSIONS / REVISIONS	DATE
PLANNING SUBMITTAL	

PROJECT TITLE:
SOUTH GATE TOW YARD

APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

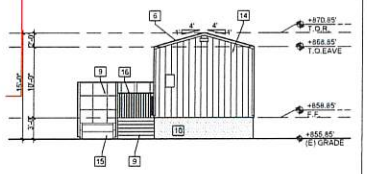
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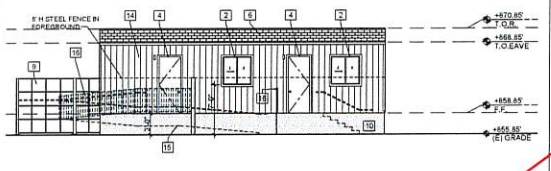
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PROJECT 23.003.00

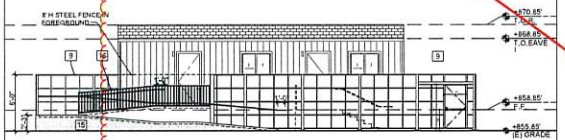
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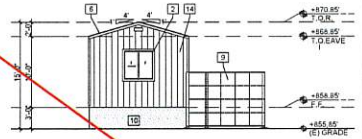
EXTERIOR ELEVATION - NORTH — SCALE: 1/8"=1'-0" — 5



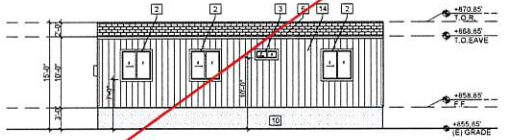
EXTERIOR ELEVATION - WEST — SCALE: 1/8"=1'-0" — 3



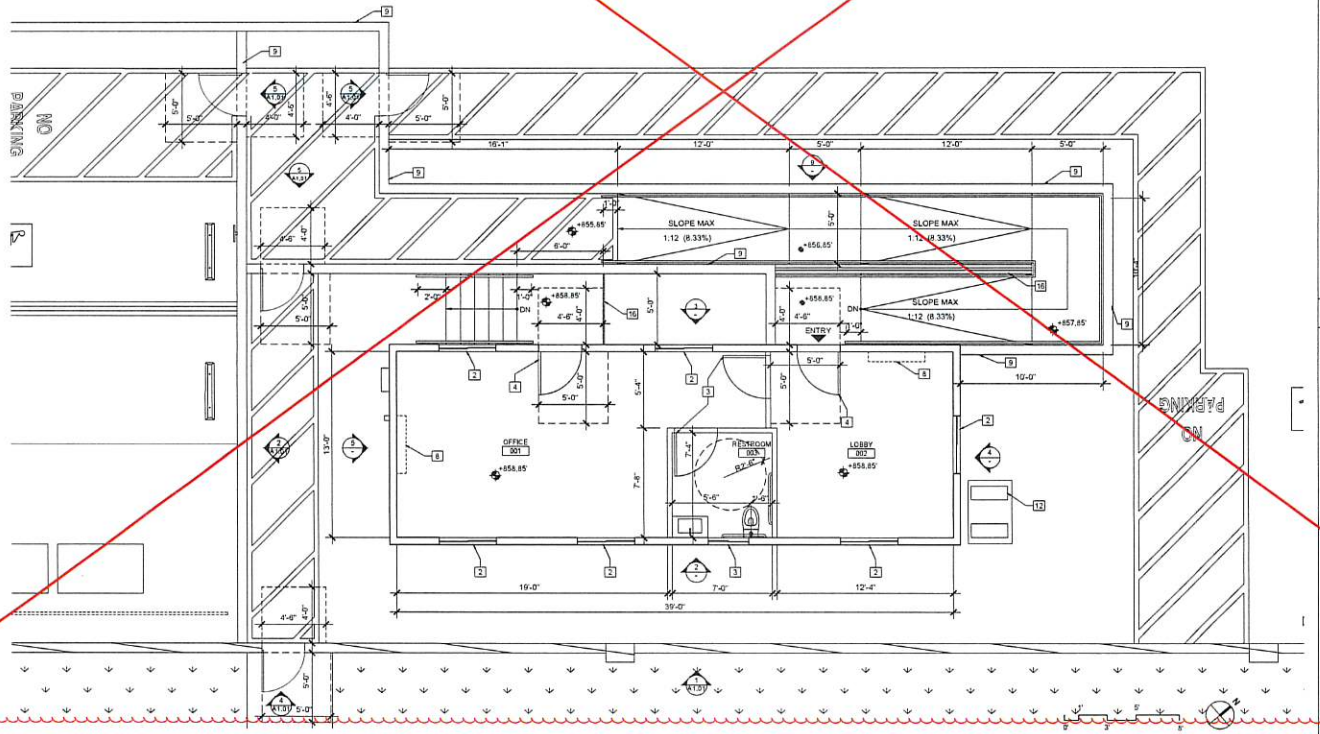
ADA RAMP EXTERIOR ELEVATION - SOUTH — SCALE: 1/8"=1'-0" — 9



EXTERIOR ELEVATION - SOUTH — SCALE: 1/8"=1'-0" — 4



EXTERIOR ELEVATION - EAST — SCALE: 1/8"=1'-0" — 2



ENLARGED FLOOR PLAN — SCALE: 1/4"=1'-0" — 1

KEY NOTES

1. (N) PREFABRICATED PERMANENT CANOPY, 8'-0" x 14'-0"
2. 3'-4" W x 5'-0" L SLIDING WINDOW
3. 2'-10" W x 1'-0" L SLIDING WINDOW
4. 3'-0" W x 8'-0" H EXTERIOR DOOR
5. 1" STEEL TUBE HORIZONTAL AND VERTICAL @24" O.C., WELDED, PAINTED BLACK
6. CLASS-A ASPHALT SHINGLE ROOF
7. VERTICAL WOOD SIDING
8. (N) AIR CONDITIONING/HEATER UNIT
9. (N) 6'-0" STEEL FENCE, PAINTED BLACK
10. (N) STEM WALL W/ SHALLOW FOOTING, SPOILS WILL REMAIN ONSITE
11. (N) 8' H SPLIT FACE CONCRETE BLOCK WALL W/ 1" CAP TO MATCH NEIGHBORING WALL, SEE STRUCTURAL
12. (N) AIR HANDLER UNITS x2 ON (N) 3'x4' CONCRETE SLAB
13. 24" x 16" CONCRETE SPLIT FACE BLOCK PILASTER W/ 1" CAP
14. VERTICAL WOOD SIDING
15. C.I.P. CONCRETE ADA RAMP
16. 42" H GUARD
17. C.I.P. CONCRETE STAIR
18. CONCRETE FOOTING, SEE STRUCTURAL
19. 4" SQ. STEEL POST @ 5'-0" O.C.
20. (E-10" H x 3'-0" STEEL HOLLOW DOOR, PAINTED, BLACK, DOOR HARDWARE/SIGNAGE/CALL BUTTONS MUST BE ADA COMPLIANT.

LEGEND

- (N) WALL
- (N) 6' H STEEL FENCE, PAINTED, BLACK
- (N) 8' H SPLIT-FACE CONCRETE BLOCK WALL

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STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

SUBMISSIONS / REVISIONS	DATE
PLANNING SUBMITTAL	

PROJECT TITLE
SOUTH GATE TOW YARD

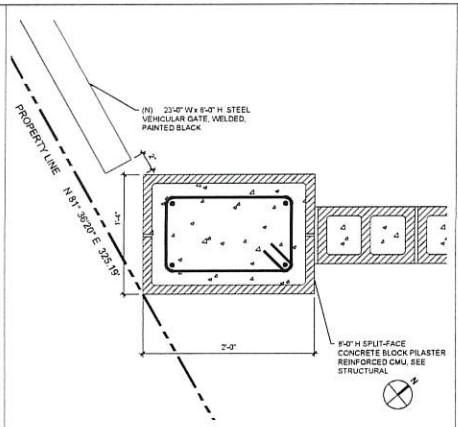
APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

PROJECT #2302(#)

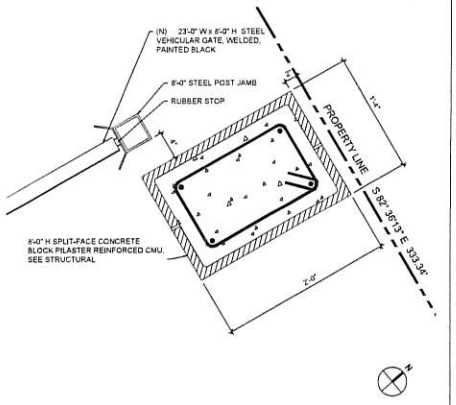
DRAWING TITLE
OFFICE ENLARGED FLOOR PLAN/OFFICE EXTERIOR ELEVATIONS

DRAWING NUMBER
A2.01

PROJECT 23.003.00



PILASTER DETAIL @ SOUTHEAST CORNER — SCALE: 1 1/2"=1'-0" — 3

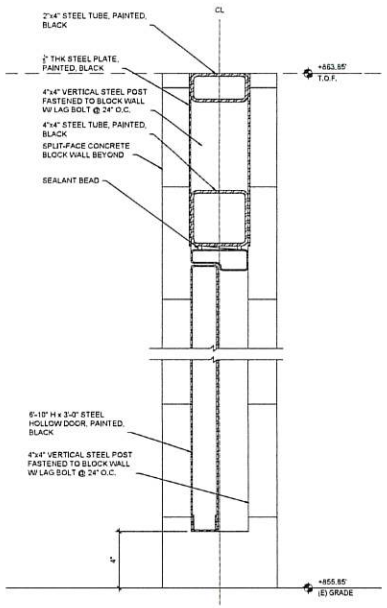


PILASTER DETAIL @ NORTH EAST ENTRANCE — SCALE: 1 1/2"=1'-0" — 1

Dept. of Community Development
Planning Division
FINAL APPROVAL

BY: _____
DATE: 1/5/26
APPLICATION NO: PL 25-0482
APPROVAL VALID FOR ONE YEAR ONLY

Subject to conditions of approval in letter dated 12/18/25.
Approval for Design Review for front wall, gates, and landscaping only.
Admin. Approval for 8'-high security wall.
*Must receive EPA clearance prior to a building permit.



DOOR SECTION @ BLOCK WALL — SCALE: 3"=1'-0" — 1

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STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

SUBMISSIONS / REVISIONS	DATE
PLANNING SUBMITTAL	

PROJECT TITLE:
SOUTH GATE TOW YARD

APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

PROJECT 24.022.00

DRAWING TITLE:
DETAILS

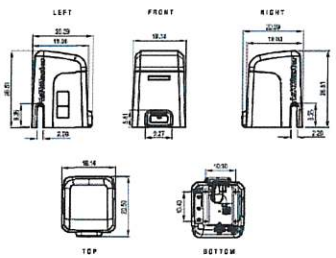
DRAWING NUMBER:
A4.00

PROJECT 23.003.00

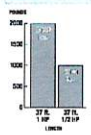
SL3000UL SLIDE GATE OPERATOR

SECTION 32 31 00

DIMENSIONS



CAPACITY



LiftMaster

SL3000UL SLIDE GATE OPERATOR

SECTION 32 31 00



KEY FEATURES

REMOTE CONTROL ACCESS	Security+ 2.0® 3 channel receiver w/ Passport up to 50 remote controls (an initial remotes with 811LMXBTSLVW)
INTERNET CONNECTIVITY	myQ® technology monitors and controls the operator through the myQ app
MONITORED SAFETY INPUTS	6 inputs (main and expansion board)
DIAGNOSTIC DISPLAY	LED diagnostic display
WIRELESS DUAL-GATE COMMUNICATION	Eliminates expensive conduit costs and unsightly driveway scars
LIMIT SETTING	Mechanical
PROGRAMMABLE AUXILIARY RELAYS	Easily add additional features, such as warning lights/alarms
UNAUTHORIZED ACCESS PREVENTION	Can be programmed with anti-tailgate or quick close capabilities
HOMELINK® COMPATIBLE	Version 4 and higher

SPECIFICATIONS

OPERATOR SPEED	12 in. per second
POWER	120VAC single phase
ACCESSORY POWER	24VDC 500mA output
OPERATOR WEIGHT	140 lbs
WARRANTY	5 years commercial, 7 years residential
TEMPERATURE SPECIFICATIONS	Without heater: -4°F (-20°C) to +122°F (50°C); with optional heater: -40°F (-40°C) to 122°F (50°C)
UL USAGE CLASSIFICATION	UL 325 Class I, Group A, B, C, and D

CONSTRUCTION

MOTOR	High-temperature 0.75 HP or 1 HP AC motor with class F insulation for high cycle, high-temperature applications
OPERATOR DUTY RATING	Continuous duty
CHASSIS/FRAME	Constructed with 3/16 in. black powder coated steel for rust prevention
GEAR REDUCTION	30:1 worm gear reducer in synthetic oil bath
CHAIN	#41 black oxide (50 ft. included)
COVER	High-density UV resistant and heat polyethylene plastic for excellent heat and corrosion resistance
RECOMMENDED CAPACITIES	1/2 HP rated for gates up to 50 ft. in length or weighing up to 1,000 lbs. 1 HP rated for gates up to 50 ft. in length or weighing up to 2,000 lbs.

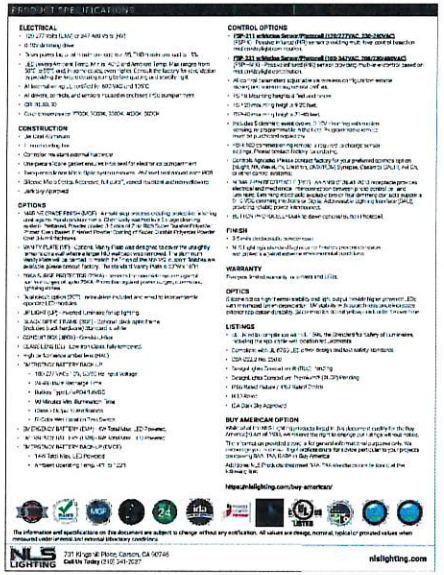
ACCESSORIES



DATA SHEET
SLIDE GATE OPERATOR

LiftMaster

LIFTMASTER SL3000UL GATE OPENER



PRODUCT SPECIFICATIONS

ELECTRICAL
- 120-277 Volts (VAC or 347-480 Volts (VAC
- 6-10A dedicated circuit
- 3-wire power cable with minimum size 14/3 THHN conductors rated to 75°C
- -40 (extreme Arctic temp) to +40°C and Ambient Temp Max ranges from 50°C to 55°C and Humidity max 95% non-condensing
- All terminations UL and CSA listed, 600 Volt and 105°C
- All electrical connections made with connectors that meet UL compliant
- CSA 22.2 No. 60335-1
- Color temperature: 2700K, 3000K, 3500K, 4000K, 5000K

CONSTRUCTION
- Die Cast Aluminum
- Powder coating
- Corrosion resistant external hardware
- One piece silicone gasket seal, with hold seal for electrical connection
- Swing arm is reversible for right hand mount and left hand mount applications
- Silicone Wire Entry Protection, NEMA 4X, IP66, rated for wet and humid locations
- Junction box approved

OPTIONS
- MOD-VZ (Metal Finish) (MOD): Alternate vapor corrosion protection finishing used against harsh conditions and is Class B salt spray rated for 1,000 hours. Textured, Powder coated, 3 Colors (4 Pre-Built Color Standard Matte Black, Textured Powder Coating, Metallic Coated Polyester Powder Coat, Sand Textured
- MNTPLATE (OP): Optional Mounting Plate used designed to cover the unsightly anchor bolts and where the gate may be damaged by the use of "stuck" mounting plates up to 3/16 in. Height for Pre-set Bolts. Mounting Plates are available powder coated Factory. Not to be installed Factory Plate is CSTMPLATE
- HOLD OPEN TIMER (TIME): Allows the operator to remain open for an adjustable length of time from 5 to 60 seconds. Provides regulated power to gate accessories, lighting and fans
- Solar Assist Option (SOT): Inverter included and wired to accommodate operation from solar panels
- AP LIGHT (LP): Inverter Luminaire Pole Lighting
- BLACK GATE HANDLE (BGH): Optional black gate frame (includes black hardware) Standard is white
- CONCRETE (MOD): Concrete Mix
- LEAD-ACID BULK: Solar Inverters Valve Regulated
- High Air Temperature Inverter (HAT)
- BATTERY BACKUP (BBU): Inverter Input Voltage
  - 180-277 VAC +/- 2%, 50/60 Hz Input Voltage
  - 10 ms Max Interruption Time
  - Battery Type: LiFePO4 (LiFe)
  - 90 Minutes Min Illumination Time
  - Class 1 UL 1310 Inverters
  - 10 Class Watt Capacity Max Power
- 3V ENERGY BATTERY (EXP): 4W Total Max, 2D Powered
- 6V SOLAR PANEL (SP): 6W Max Total Max, 1D Powered
- BATTERY BACKUP (BBU/EXP):
  - 144 Total Max, LED Powered
  - Ambient Operating Temp -4°F to 122°F

CONTROL OPTIONS
- FSP-211 wireless Sensor (Photocell (120/277VAC, 330-240VAC)
- FSP-311 Photocell and PIR Sensor (Day/Night Multi-use control). Based on motion/daylight combination
- All control parameters adjustable via remote control. Adjustable delay time, ambient daylight level, and more
- 15 ft Mounting height at 1 fc at roadway
- 15-120 mounting height at 0.2 fc
- 750 mA Current Draw
- Includes 5 dimming level options: 1 - 5% (non-programmable with 0.5% Program adjustments must be performed separately
- 10 V NEC Compliant programmable, adjustable and flexible sensor for High Power Smart Battery and Lighting
- Controls Agnostic. Please contact factory for your preferred controls option (Bright, Wi-Max, ALC, Lutron, LSI/CSI, Dynalite, Casambi, DALI, Hubbell, or other control systems)
- 14 Watt (PWRSTRIP14): 277 VAC or 347 VAC, 2 receptacle power via electrical and mechanical interconnection between up and down fixtures. Each fixture must be capable and/or switch to provide power to the next fixture. Each fixture must be capable of supplying a 0 - 10 V dimming interface or Zigbee Addressable Lighting Interface (ZALI), providing 15 VDC power and receptacle.
- 15, 11 OR 7 Pin Photocell Quick Disconnect, not included

FINISH
- 3 Powder coat finish options, select from
- 14 Gauge galvanized steel housing
- Textured, durable, and corrosion resistant powder coat paint, available in black, white, and natural aluminum

WARRANTY
- Five years limited warranty, see warranty and terms.

OPTICS
- Extruded aluminum heat sink with high efficiency, multi-layer optical lens
- Precision-engineered optics for uniform light distribution and minimal glare

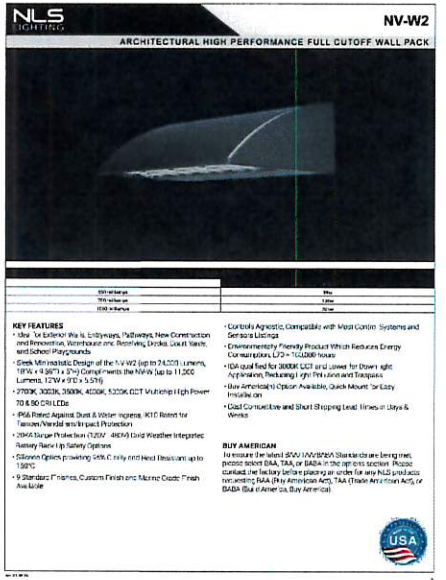
LISTINGS
- UL 8750 Listed for wet locations
- Complies with ANSI/IES RP-33-99 for safe lighting practices
- Complies with IES LM-79-08 and IES LM-80-08 for photometric testing
- Complies with ANSI C136.31-2010 for 3G vibration standard
- Suitable for use in ambient temperatures from -40°C to 40°C (-40°F to 104°F)
- Rated for 50,000 hours at L70 per IES TM-21-11

BUY AMERICAN OPTION
- Made in the USA or Made in Canada

The information and specifications on this document are subject to change without any notification. All values are design, nominal, typical or provided values when measured under ambient and external laboratory conditions.

NLS LIGHTING 231 Kingshill Place, Carson, CA 90746 Call Us Today (310) 349-2027 nlslighting.com

3



NLS LIGHTING

NV-W2

ARCHITECTURAL HIGH PERFORMANCE FULL CUTOFF WALL PACK

1000 lm/sq ft	1Fc
750 lm/sq ft	1.5Fc
1500 lm/sq ft	3Fc

KEY FEATURES
- Ideal for Exterior Walls, Entryways, Pathways, New Construction and Renovation, Warehouse and Receiving Docks, Court Yards, and School Playgrounds
- Sleek Minimalistic Design of the NV-W2 (up to 24,000 Lumens, 18"W x 9.98"L x 5"H) Compliments the NWW (up to 11,000 Lumens, 12"W x 9"D x 5.5"H)
- 2700K, 3000K, 3500K, 4000K, 5000K CCT Multichip High Power 70 & 90 CRI LEDs
- IP66 Rated Against Dust & Water Ingress, IK10 Rated for Tamper/Vandal and Impact Protection
- 20kA Surge Protection (T2/3)* -40ºF/ Cold Weather Integrated Battery Back Up Safety Options
- Silicone Optics providing 94% Clarity and Heat Resistant up to 180ºC
- 9 Standard Finishes, Custom Finish and Marine Grade Finish Available
- Controls Agnostic, Compatible with Most Control Systems and Sensors Listings
- Environmentally Friendly Product Which Reduces Energy Consumption, LED > 100,000 hours
- IDA qualified for 3000K CCT and Lower for Down-light Application, Reducing Light Pollution and Trespass
- Buy American(n) Option Available, Quick Mount or Easy Installation
- Cost Competitive and Short Shipping Lead Times in Days & Weeks

BUY AMERICAN

To ensure the latest BAA / WTO/BAA Standards are being met, please select BAA, TAA, or BABA in the options section. Please contact the factory before placing an order for any NLS product concerning BAA (Buy American Act), TAA (Trade Agreement Act), or BABA (Build America, Buy America).

USA

3

NV-W2 - WALL PACK

CORSINI STARK ARCHITECTS

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STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

	SUBMISSIONS / REVISIONS	DATE
	PLANNING SUBMITTAL	

PROJECT TITLE
SOUTH GATE TOW YARD

APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

PROJECT 23.003.00

DRAWING TITLE:
EXTERIOR LIGHTING/GATE OPENER SPECIFICATIONS

DRAWING NUMBER
A9.00

PROJECT 23.003.00

ARCHITECTURAL ABBREVIATIONS

&	BY	EST.	ESTIMATE	MFR.	MANUFACTURER	SPL.	SPLASH
&	AND	E.W.	EACH WAY	MH.	MANHOLE	SQ.	SQUARE
%	PERCENT	E.W.C.	ELECTRIC WATER COOLER	MIR.	MIRROR	SR.	SEMI-RECESSED
[	CHANNEL	EXCH.	EXCHANGE	MISC.	MISCELLANEOUS	S.SK.	SERVICE SINK
∠	ANGLE	EXH.	EXHAUST	MIN.	MINIMUM	S.S.	STAINLESS STEEL
@	AT	EXP.	EXPANSION	M.O.	MASONRY OPENING	STA.	STATION
℄	CENTERLINE	EXPO.	EXPOSED	M.S.	MACHINE SCREW	STD.	STANDARD
⌀	DIAMETER OR ROUND	EXST.	EXISTING	MTD.	MOUNTED	STL.	STEEL
⊥	PERPENDICULAR	EXT.	EXTERIOR	MTR.	MONITOR	ST.TLT.	STAFF TOILET
#	POUND OR NUMBER			MUL.	MULLION	STOR.	STORAGE
		F.A.	FIRE ALARM			STRS.	STRUCTURAL
A.B.	ANCHOR BOLT	F.A.U.	FORCED AIR UNIT	N	NORTH	SUSP.	SUSPENDED
A/C	AIR CONDITIONING	F.B.	FLAT BAR	(N)	NEW	SW.	SWITCH
ACOUS.	ACOUSTICAL	F.C.	FURRING CHANNEL	N.A.T.V.	NOT A TRUE VIEW	SWK.	SIDEWALK
A.D.	AREA DRAIN	F.D.	FLOOR DRAIN	N.I.C.	NOT IN CONTRACT	SYM.	SYMMETRICAL
ADJ.	ADJUSTABLE	FDN.	FOUNDATION	NO.	NUMBER		
AGGR.	AGGREGATE	F.E.	FIRE EXTINGUISHER	NOM.	NOMINAL	T.C.	TOP OF CURB/CONCRETE
AL.	ALUMINUM	F.E.C.	FIRE EXTINGUISHER CABINET	N.R.	NON-RATED	TEL.	TELEPHONE
A.P.	ACCESS PANEL	F.F.	FINISH FLOOR	N.T.S.	NOT TO SCALE	TEMP.	TEMPORARY
APPROX.	APPROXIMATE	F.G.	FINISH GRADE			TER.	TERRAZZO
ARCH.	ARCHITECTURAL/ARCHITECT			OA.	OVERALL	T.G.	TOP OF GRATE
ASPH.	ASPHALT	F.H.	FIRE HYDRANT	OBSC.	OBSCURE	THER.	THERMOSTAT
ASPH. CONC.	ASPHALTIC CONCRETE	F.H.C.	FIRE HOSE CABINET	O.C.	ON CENTER	THK.	THICK
ASSN.	ASSOCIATION	FH.M.S.	FLATHEAD MACHINE SCREW	O.D.	OUTSIDE DIAMETER	THRU.	THROUGH
ASST.	ASSISTANT	FH.S.M.S.	FLATHEAD SHEET MTL. SCREW	O.DS.	OVERFLOW DOWNSPOUT	TKBD.	TACKBOARD
ASSY.	ASSEMBLY	FH.W.S.	FLATHEAD WOOD SCREW	OFF.	OFFICE	T.LT.	TOILET
A.V.	AUDIO VISUAL	FIG.	FIGURE	O.F.C.I.	OWNER-FURNISHED, CONTRACTOR-INSTALLED	T.P.	TOP OF PAVEMENT
AVE.	AVENUE	FIN.	FINISH			T.P.D.	TOILET PAPER DISPENSER
		FIXT.	FIXTURE	O.F.O.I.	OWNER-FURNISH,INSTALL.	TRANSF.	TRANSFORMER
B. C.	BEGINNING OF CURVE	FL.	FLOOR	O.H.	OVERHEAD	TRD. OR T.	TREAD
B. BD.	BLACK BOARD	FL.	FLOW LINE	OPNG.	OPENING	T.S.	TOP OF SLAB
BD.	BOARD	FLG.	FLOORING	OPP. H.	OPPOSITE HAND	T.S.C.D.	TOILET SEAT COVER DISPENSER
BETW.	BETWEEN	FLASH.	FLASHING			T.ST.	TOP OF STEEL
BITUM.	BITUMINOUS	FLUOR.	FLUORESCENT	P.BD.	PARTICLE BOARD	TV.	TELEVISION
BK.	BACKING	F.O.	FACE OF	PART.	PARTIAL	T.W.	TOP OF WALL
BLDG.	BUILDING	F.O.C.	FACE OF CONCRETE	P.A.	PUBLIC ADDRESS	TYP.	TYPICAL
BLK.	BLOCK	F.O.F.	FACE OF FINISH	PC.	PIECE		
BLKG.	BLOCKING	F.O.M.	FACE OF MASONRY	P.C.	PERSONAL COMPUTER	UC.	UNDERCOUNTER
BM.	BEAM	F.O.S.	FACE OF STUD	PERF.	PERFORATED	UC. L.F.	UNDERCOUNTER LIGHT FIXTURE
BOT.	BOTTOM	F.R.	FIRE RETARDANT	PERM.	PERMANENET	UNFIN.	UNFINISHED
		F.R.D.	FIRE RATED	PL.	PLATE	U.N.O.	UNLESS NOTED OTHERWISE
CAB.	CABINET	FP.	FIREPROOFING	P. LAM.	PLASTIC LAMINATE	UR.	URINAL
C.B.	CATCH BASIN	FPZ.	FREEZER	PLAS.	PLASTER		
C. TO C.	CENTER TO CENTER	F.S.	FINISH SURFACE	PLCS.	PLACES	V.C.T.	VINYL COMPOSITION TILE
C.C.TV.	CLOSED CIRCUIT TELEVISION	F/S	FLOOR SINK	PLUMB.	PLUMBING	VERT.	VERTICAL
C.D.	CLARIFICATION DRAWING	FT. OR (')	FOOT OR FEET	PLYWD.	PLYWOOD	VEST.	VESTIBULE
CEM.	CEMENT	FTG.	FOOTING	P.O.C.	POINT OF CONNECTION		
CER.	CERAMIC	FURN.	FURNITURE	PORC.	PORCELAIN	W	WEST
C. F.	CUBIC FEET	FURR.	FURRING	POS.	POSITION	W/	WITH
C.F.C.I.	CONTRACTOR-FURNISHED, CONTRACTOR INSTALLED	FUT.	FUTURE	PR.	PAIR	W.C.	WATER CLOSET
C. F. M.	CUBIC FEET PER MINUTE	GA.	GAUGE	PRCST.	PRE-CAST	WD.	WOOD
C.I.	CAST IRON OR CUBIC INCH	GAL.	GALLON	PREFAB.	PREFABRICATED	WDO.	WINDOW
CKT. BKR.	CIRCUIT BREAKER	GALV.	GALVANIZED	PREP.	PREPARATION	W. G.	WIRE GLASS
CLG.	CEILING	G.B.	GRAB BAR	PROC.	PROCESSOR	W.H.	WATER HEATER
CLOS.	CLOSET	GL.	GLASS	PRTR.	PRINTER	W.H.C.	WHEELCHAIR
CLR.	CLEAR	GND.	GROUND	PR.TR.	PRESSURE TREATED	W.L.CH.	WITHOUT
CNTR.	COUNTER	GR.	GRADE	P.S.F.	POUNDS PER SQUARE FOOT	W/O	WATERPROOF
C. O.	CLEAN OUT	GYP.	GYPSUM	P.S.I.	POUNDS PER SQUARE INCH	WP.	WASTE RECEPTACLE
COL.	COLUMN			P.R.V.	PRESURE REDUCING VALVE	W. R.	WOOD SCREW
COMB.	COMBINATION	H.	HIGH	PT.	POINT	W.S.	WAINSCOT
COMM.	COMMUNICATION	H.B.	HOSE BIB	PTN.	PARTITION	WSCT.	WEIGHT
COMP.	COMPACTOR OR COMPOSITION	HC.	HANDICAPPED	P.T.R.	PAPER TOWEL RECEPTACLE	WT.	
CONC.	CONCRETE	H.C.	HOLLOW CORE	PUB.	PUBLIC		
COND.	CONDITIONED	HDWD.	HARDWOOD	P.V.C.	POLYVINYL CHLORIDE	YD.	YARD
CONN.	CONNECTION	HDWE.	HARDWARE	PVMT.	PAVEMENT		
CONSTR.	CONSTRUCTION	HGT.	HEIGHT			Z.V.	ZONE VALVE
CONT.	CONTINUOUS	H.M.	HOLLOW METAL	R.	RISER		
CONTR.	CONTRACTOR	HORIZ.	HORIZONTAL	RAD.	RADIUS		
CORP.	CORPORATION	H.P.	HORSE POWER	R.D.	ROOF DRAIN		
CORR.	CORRIDOR	HTR.	HEATER	RDWD.	REDWOOD		
CRT.	COMPUTER TERMINAL	H.V.A.C.	HEATING, VENTILATING, AIR CONDITIONING	RECESS'D	RECESSED OR RECEPTACLE		
C.SP.	COMBINATION STANDPIPE			RECEP.	RECEPTION		
CTR.	CENTER			REF.	REFERENCE		
CTSK.	COUNTERSUNK	I.B.	INSTRUCTION BULLETIN	REFR.	REFRIGERATOR		
C.T.	CERAMIC TILE	I.D.	INSIDE DIAMETER	REG.	REGISTER		
C.W.	COLD WATER	IN. OR (")	INCH	REINF.	REINFORCED		
C.YD.	CUBIC YARD	INFO.	INFORMATION	REQ.	REQUIRED		
C.IN.	CUBIC INCH	INSUL.	INSULATION	RESIL.	RESILIENT		
		INT.	INTERIOR	RET.	RETURN		
d	PENNY	INV.	INVERT	RM.	ROOM		
D.	DEEP	JAN.	JANITOR	R.O.	ROUGH OPENING		
DBL.	DOUBLE	JT.	JOINT	RT.	RIGHT		
DEL.	DELETE	J. BOX	JUNCTION BOX	R.W.L.	RAIN WATER LEADER		
DET.	DETAIL	KIT.	KITCHEN				
D.F.	DRINKING FOUNTAIN	KEYBD.	KEYBOARD	S	SOUTH		
DIA.	DIAMETER			S.C.	SOLID CORE		
DIM.	DIMENSION			S.C.D.	SEAT COVER DISPENSER		
DISP.	DISPENSER			SCHED.	SCHEDULE		
DN.	DOWN	LAM.	LAMINATE	S.C.R.	SHOWER CURTAIN ROD		
DO.	DOOR OPENING	LAT.	LATERAL	S.D.	STORM DRAIN		
DR.	DOOR	LAV.	LAVATORY	S.DIS.	SOAP DISPENSER		
DS.	DOWNSPOUT	LB.	POUND	SECT.	SECTION		
D.SP.	DRY STANDPIPE	LIN.	LINEAR	SH.(S).	SHELF (SHELVES)		
DWG.	DRAWING	LKR.	LOCKER	SHT.	SHEET		
DWR.	DRAWER	LOC.	LOCATION	SIM.	SIMILAR		
		L.P.	LOW POINT	S.J.	SCORE JOINT		
E.	EAST	LS.	LANDSCAPING	SK.	SINK		
(E)	EXISTING	LT.	LIGHT	SM.	SURFACE-MOUNTED		
EA.	EACH			S.M.S.	SHEET METAL SCREW		
E.F.	EACH FACE	MACH.	MACHINE	SM.D.	SMOKE DETECTOR		
E.J.	EXPANSION JOINT	MARK. BD.	MARKER BOARD	S.O.V.	SHUT-OFF VALVES		
EL.	ELEVATION	MAX.	MAXIMUM	SP.	SPACE		
ELEC.	ELECTRICAL	M.B.	MACHINE BOLT	SPEC.	SPECIFICATION		
ENCL.	ENCLOSURE	MCW.	MICROWAVE OVEN				
ENGR.	ENGINEER	MECH.	MECHANICAL				
EQ.	EQUAL	MEMB.	MEMBRANE				
EQUIP.	EQUIPMENT	MET.	METAL				

GENERAL NOTES AND CONDITIONS

1. THE WORD "CONTRACTOR" MEANS THE GENERAL CONTRACTOR AND, WHERE APPLICABLE BY TRADE, SUBCONTRACTORS.
2. CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE REQUIREMENTS CONTAINED WITHIN THE LATEST EDITION OF THE LOS ANGELES WORLD AIRPORTS DESIGN AND CONSTRUCTION HANDBOOK.
3. CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE CODES INCLUDING BUT NOT LIMITED TO THE LATEST EDITIONS OF THE LOCAL BUILDING CODE, NATIONAL ELECTRICAL CODE, UNIFORM PLUMBING AND MECHANICAL CODES AND ANY APPLICABLE STATE AND LOCAL CODES. THE GENERAL CONTRACTOR SHALL MAINTAIN AT THE SITE ONE RECORD COPY OF THE DRAWINGS, SPECIFICATION, ADDENDA, CHANGE ORDERS AND OTHER MODIFICATION IN GOOD ORDER AND MARKED CURRENT TO RECORD CHANGES AND SELECTIONS MADE DURING CONSTRUCTION, AND IN ADDITION APPROVED SHOP DRAWINGS, PRODUCT DATA, SAMPLES AND SIMILAR REQUIRED MATERIALS.
4. CONTRACTOR SHALL VERIFY ALL WORK, DIMENSIONS AND DETAILS AND REPORT ANY DISCREPANCIES TO THE OWNER AND ARCHITECT PRIOR TO COMMENCING WORK. DURING CONSTRUCTION THE ARCHITECT IS ALSO TO BE ADVISED REGARDING ANY DISCREPANCIES IN MEASUREMENT, DIMENSIONS, LOCATIONS OR DETAILS PRIOR TO CONTRACTOR'S PROCEEDING WITH THAT PORTION OF WORK. ALL EXISTING CONSTRUCTION TO REMAIN SHALL BE VERIFIED FOR SQUARE IN LAYOUT AND PLUMB IN VERTICAL CONSTRUCTION. ERRORS, INCONSISTENCIES OR OMISSIONS DISCOVERED SHALL BE REPORTED TO THE ARCHITECT AT ONCE.
5. WRITTEN DIMENSIONS SHALL PREVAIL OVER SCALED DIMENSIONS ON DRAWINGS. IN NO EVENT IS A DIMENSION TO BE SCALED OFF A DRAWINGS WITHOUT FIRST ADVISING THE ARCHITECT.
6. PRIOR TO FINALIZING CONTRACT PRICES, CONTRACTOR SHALL BE RESPONSIBLE FOR REVIEWING AND COORDINATING ALL NOTES AND DRAWINGS TO INCLUDE ANY SUBCONTRACT REQUIREMENTS OR INFORMATION WHICH MAY NOT BE INDICATED ON SUBCONTRACTOR'S SHEETS OR NOTES, BUT WHICH ARE INDICATED ELSEWHERE IN THE CONSTRUCTION DOCUMENTS.
7. DETAILS ARE INTENDED TO SHOW THE FINAL EFFECT OF PARTS OF CONSTRUCTION. MINOR MODIFICATIONS MAYBE REQUIRED TO SUIT PARTICULAR JOB SITE DIMENSIONS OR CONDITIONS AND SHALL BE INCLUDED WITHIN THE SCOPE OF THE WORK. ANY MODIFICATIONS REQUIRED ARE TO BE FIRST REVIEWED AND CONFIRMED WITH THE ARCHITECT PRIOR TO CONSTRUCTION.
8. CONTRACTOR SHALL KEEP PREMISES SECURE, CLEAN AND HAZARD FREE. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING HIS EQUIPMENT, MATERIALS, AND WORK IN NEAT, CLEAN, ORDERLY, AND SAFE CONDITION AT ALL TIMES.
9. CONTRACTOR SHALL ERECT AND MAINTAIN TEMPORARY BARRICADES AND DUST-PROOF PARTITIONS AS NEEDED FOR PROTECTION AGAINST ACCIDENT, AND SHALL CONTINUOUSLY MAINTAIN ADEQUATE PROTECTION OF HIS WORK AND THE OWNER'S PROPERTY FROM DAMAGE OR LOSS ARISING IN CONNECTION WITH CONSTRUCTION.
10. CONTRACTOR SHALL DEMOLISH EXISTING CONSTRUCTION AS NECESSARY TO INSTALL NEW WORK, AND REMOVE ALL EXCESS DEBRIS AND MATERIALS, NOT REQUIRED BY CONSTRUCTION OR REQUESTED BY OWNER.
11. CONTRACTOR SHALL REVIEW ALL ITEMS NOTED "VERIFY" WHICH MIGHT AFFECT COSTS PRIOR TO FINALIZING CONSTRUCTION CONTRACT AND SUBCONTRACTS, AND SHALL CONFIRM FINAL DECISIONS REGARDING SELECTION, MATERIALS, COLOR, FINISH, OR OTHER SPECIFICATIONS NOT YET DECIDED REGARDING THESE ITEMS. CONTRACTOR SHALL INCLUDE THE COSTS OF THESE ITEMS WITHIN THE FINAL CONTRACT PRICE.
12. UNLESS ITEMS ARE SPECIFICALLY ITEMIZED AS NOT INCLUDED IN CONTRACT PRICE, THEY WILL BE ASSUMED TO BE INCLUDED IN THE ESTIMATE OR CONTRACT PRICE.
13. ALL ALLOWANCE ITEMS SHALL BE SPECIFICALLY IDENTIFIED AS ALLOWANCES AND INCLUDED IN THE CONTRACT PRICE.
14. CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OWNER AND THE ARCHITECT OF ANY EXTRA COSTS ARISING FROM THE EXECUTION OF HIS CONTRACT OR SUBCONTRACTS AND SHALL RECEIVE OWNER'S WRITTEN APPROVAL OF EXTRA COSTS PRIOR TO COMMENCING THE WORK.
15. CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OWNER AND ARCHITECT IN WRITING OF ANY DELAYS OR CHANGES IN SCHEDULE AND RECEIVE OWNER'S WRITTEN APPROVAL OF SAME.
16. CONTRACTOR SHALL BE RESPONSIBLE FOR SUPERVISING THAT ALL GENERAL AND SUBCONTRACT WORK IS BEING ACCOMPLISHED ACCORDING TO THE MOST CURRENT CONSTRUCTION DOCUMENTS, INCLUDING REVISIONS.
17. UNLESS OTHER ARRANGEMENTS ARE MADE, OWNER SHALL PROVIDE ADEQUATE PROPERTY AND LIABILITY INSURANCE IN ADDITION TO CONTRACTOR'S INSURANCE TO COVER ALL NEW WORK. THIS INSURANCE SHALL INCLUDE THE INTERESTS OF THE OWNER AND CONTRACTOR IN THE WORK, BUT SHALL NOT RELIEVE CONTRACTOR OF HIS RESPONSIBILITIES UNDER THE CONTRACT OR AS ITEMIZED ABOVE.
18. CONTRACTOR TO NOTIFY OWNER AND ARCHITECT AT TIME OF ARRIVAL OF ANY DAMAGED OWNER-SUPPLIED MATERIALS.
19. THE WORKING DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED PROJECT AND DO NOT INDICATE METHODS OF CONSTRUCTION. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND SHALL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES AND SHORING. OBSERVATION VISITS TO THE SITE BY FIELD REPRESENTATIVES OF THE ARCHITECT SHALL NOT INCLUDE INSPECTIONS OF THE PROTECTIVE MEASURES OR THE CONSTRUCTION PROCEDURES. ANY SUPPORT SERVICES PERFORMED BY THE ARCHITECTS DURING THE CONSTRUCTION SHALL BE DISTINGUISHED FROM CONTINUOUS AND DETAILED INSPECTION SERVICES WHICH IS FURNISHED BY OTHERS. THESE SUPPORT SERVICES PERFORMED BY THE ARCHITECTS, WHETHER OF MATERIAL WORK, AND WHETHER PERFORMED PRIOR TO, DURING OR AFTER COMPLETION OF CONSTRUCTION, ARE PERFORMED SOLELY FOR THE PURPOSE OF ASSISTING IN QUALITY CONTROL AND IN ACHIEVING GENERAL CONFORMITY WITH THE CONSTRUCTION DOCUMENTS. BUT DO NOT GUARANTEE THE CONTRACTOR'S PERFORMANCE AND SHALL NOT BE CONSTRUCTED AS SUPERVISION OF CONSTRUCTION.
20. CONTRACTOR SHALL REVIEW, APPROVE AND SUBMIT TO THE ARCHITECTS SHOP DRAWINGS, PRODUCT DATA, SAMPLES AND SIMILAR SUBMITTALS REQUIRED BY THE CONSTRUCTION DOCUMENTS WITH REASONABLE PROMPTNESS AND VIN SUCH SEQUENCE AS TO CAUSE NO DELAY IN THE WORK OR ACTIVITIES OF THE OWNER OR OF SEPARATE CONTRACTORS.
21. SUBMITTALS AND/OR SHOP DRAWINGS ARE REQUIRED FOR THE FOLLOWING: ALL DESIGN-BUILD PLUMBING, MECHANICAL, AND ELECTRICAL WORK, INCLUDING PRODUCT DATA FOR EQUIPMENT AND FIXTURES. ROOFING, CONCRETE BLOCK, INTEGRALLY-COLORED CONCRETE, EXTERIOR PLASTER, PAINT, SEALERS AND COATINGS, PLASTIC LAMINATE, FINISH MILLWORK, CERAMIC TILE, ALUMINUM STOREFRONT, CUSTOM NEON SIGNAGE, ALLEY GATES, AND DOOR HARDWARE.
22. CONTRACTOR SHALL CONFINE OPERATIONS AT THE SITE TO AREAS PERMITTED BY LAW, ORDINANCES, PERMITS AND THE CONSTRUCTION DOCUMENTS AND SHALL NOT UNREASONABLY ENCUMBER THE SITE WITH MATERIAL OR EQUIPMENT.
23. CONTRACTOR SHALL KEEP THE PREMISES AND SURROUNDING AREA FREE FROM ACCUMULATION OF WASTE MATERIALS OR RUBBISH CAUSED BY OPERATIONS UNDER THE CONTRACT. AT COMPLETION OF THE WORK THE CONTRACTOR SHALL REMOVE FROM AND ABOUT THE PROJECT WASTE MATERIALS, RUBBISH, THE CONTRACTOR'S TOOLS, CONSTRUCTION EQUIPMENT, MACHINERY AND SURPLUS MATERIALS.
24. CONTRACTOR SHALL PROVIDE THE OWNER AND THE ARCHITECTS ACCESS TO THE WORK IN PREPARATION AND PROGRESS WHEREVER LOCATED.
25. CONTRACTOR SHALL BE RESPONSIBLE FOR INITIATING, MAINTAINING AND SUPERVISING ALL SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE PERFORMANCE OF THE CONTRACT.
26. CONTRACTOR SHALL TAKE REASONABLE PRECAUTIONS FOR SAFETY OF, AND SHALL PROVIDE REASONABLE PROTECTION TO PREVENT DAMAGE, INJURY OR LOSS TO:
    A. EMPLOYEES ON THE WORK AND OTHER PERSONS WHO MIGHT BE AFFECTED THEREBY.
    B. THE WORK AND MATERIALS AND EQUIPMENT TO BE INCORPORATED THEREIN.
    C. OTHER PROPERTY AT THE SITE OR ADJACENT THERETO, SUCH AS TREES, SHRUBS, LAWNS, WALKS, PAVEMENTS, ROADWAYS, STRUCTURES AND UTILITIES NOT DESIGNATED FOR REMOVAL, RELOCATION, OR REPLACEMENT ON THE COURSE OF CONSTRUCTION.
27. CONTRACTOR SHALL BE RESPONSIBLE FOR THE SAFETY OF THE BUILDING. THE CONTRACTOR SHALL PROVIDE ADEQUATE SHORING, BRACING AND GUYS IN ACCORDANCE WITH ALL NATIONAL, STATE AND LOCAL SAFETY ORDINANCES.
28. IF A PORTION OF THE WORK IS COVERED CONTRARY TO THE REQUEST OF THE ARCHITECTS, OR TO THE REQUIREMENTS SPECIFICALLY EXPRESSED IN THE CONSTRUCTION DOCUMENTS, IT MUST, IF REQUIRED IN WRITING BY THE ARCHITECTS BE UNCOVERED FOR OBSERVATION OF THE ARCHITECTS.
29. CONTRACTOR SHALL PROMPTLY CORRECT WORK REJECTED BY THE ARCHITECTS OR FAILING TO CONFORM TO THE REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS, WHETHER OBSERVED BEFORE OR AFTER SUBSTANTIAL COMPLETION AND WHETHER OR NOT FABRICATED, INSTALLED OR COMPLETED. THE CONTRACTOR SHALL BEAR COSTS OF CORRECTING SUCH REJECTED WORK, INCLUDING ADDITIONAL TESTING AND INSPECTIONS AND COMPENSATION FOR THE SERVICES AND EXPENSE OF THE ARCHITECTS MADE NECESSARY THEREBY.
30. ALL COMBUSTIBLE MATERIALS SHALL COMPLY WITH SECTION 603 OF THE 2020 LABC.
31. THE CONSTRUCTION SHALL NOT RESTRICT A FIVE-FOOT CLEAR AND UNOBSTRUCTED ACCESS TO ANY WATER OR POWER DISTRIBUTION FACILITIES (POWER POLES, PULL-BOXES, TRANSFORMERS, VAULTS, PUMPS, VALVES, METERS, APPURTENANCES, ETC.) OR TO THE LOCATION OF THE HOOK-UP. THE CONSTRUCTION SHALL NOT BE WITHIN TEN FEET OF ANY POWER LINES- WHETHER OR NOT THE LINES ARE LOCATED ON THE PROPERTY. FAILURE TO COMPLY MAY CAUSE CONSTRUCTION DELAYS AND/OR ADDITIONAL EXPENSES.
32. AN APPROVED SEISMIC GAS SHUT OFF VALVE OR EXCESS FLOW SHUT OFF VALVE WILL BE INSTALLED ON THE FUEL GAS LINE ON THE DOWNSTREAM SIDE OF THE UTILITY METER AND BE RIGIDLY CONNECTED TO THE EXTERIOR OF THE BUILDING OR STRUCTURE CONTAINING THE FUEL GAS PIPING.
33. WELDING (FIELD, SHOP) SHALL BE DONE BY A WELDER/ SHOP APPROVED BY THE CITY OF LADBS.

PROJECT DESCRIPTION

REPLACEMENT OF UNPERMITTED FENCE WITH NEW 8' BLOCK WALL. NEW VEHICLE STORAGE SITE. CONSTRUCTION OF NEW GATES AT STREET FRONT. NEW SITE LIGHTING. PLACEMENT OF 40'-0" x 14'-0" PRE-FABRICATED OFFICE STRUCTURE ONTO PERMANENT SPREAD FOOTING AND STEM WALL FOUNDATION. PAVING IMPROVEMENTS THROUGHOUT ENTIRE SITE 2" SLURRY SEALED.

PROJECT SUMMARY

ADDRESS	9313 RAYO AVENUE 90280
OWNER	MIKE WELSH
APN	6222-005-028 & -03
LEGAL DESCRIPTION	GOODWIN'S SUB OF S 1/2 OF LOT 8, BLK 8 EAN PASQUAL TRACT E 37.5 FT EX OF ST OF LOT 6
ZONE	M3
STORIES	1
OCCUPANCY GROUP	B
CONSTRUCTION TYPE	V-B
FIRE SPRINKLERS	NO
CURRENT USE	N/A
FRONT SETBACK	10', 2' DEDICATION
REAR SETBACK	N/A
SIDE SETBACK	N/A
SIDE SETBACK	N/A
SITE AREA	99,857 SF (2.28 ACRES)
(E) CANOPY AREA	11,204 SF (INCLUDING RAMP AND STAIR)
BUILDING AREA	960 SF
F.A.R.	960 SF / 88,653 SF (99,857 SF - 11,204 SF) = .0063
LANDSCAPED AREA	4,240 SF
HARDSCAPED AREA	83,653 SF (2" SLURRY SEALED)
CUSTOMER PARKING	5 STALLS (1 ADA VAN PARKING STALL)
EMPLOYEE PARKING	12 STALLS (1 ADA VAN PARKING STALL)

APPLICABLE CODES

2022 CALIFORNIA BUILDING CODE
2022 CALIFORNIA PLUMBING CODE
2022 CALIFORNIA ELECTRICAL CODE
2022 CALIFORNIA GREEN BUILDING CODE

SHEET INDEX

ARCHITECTURAL

G0.00	TITLE SHEET
G0.01	SITE PHOTOS/ OFFICE PHOTOS
G0.02	ACCESSIBILITY NOTES
A0.10	DEMOLITION SITE PLAN/ENLARGED DEMOLITION SITE PLAN
A1.00	SITE PLAN/ENLARGED SITE PLAN
A1.01	SITE ELEVATIONS
A2.01	OFFICE ENLARGED FLOOR PLAN/OFFICE EXTERIOR ELEVATIONS
A4.00	SECTIONS/DETAILS
A9.00	EXTERIOR LIGHTING/GATE OPENER SPECIFICATIONS



VICINITY MAP - N.T.S.

DRAWING SYMBOL LEGEND

XX'-XX" A.F.F. — LEVEL LINE
REVISION
COLUMN REFERENCE GRIDS
CENTER LINES, FLOOR LINES IN EXTERIOR ELEVATIONS, PROJECTED LINES
PROPERTY LINES
TO BREAK OFF PARTS OF DRAWINGS
INDICATES SECTION NUMBER
INDICATES DRAWING SHEET ON WHICH SECTION IS SHOWN
SECTION LINES AND SECTION REFERENCES
BUILDING SECTION
INTERIOR ELEVATION
EXTERIOR ELEVATION
DETAIL REFERENCE
INDICATES DETAIL NUMBER
INDICATES DRAWING SHEET
ROOM/SPACE NUMBER
NORTH ARROW
DOOR NUMBER
WINDOW NUMBER
STAIR DIRECTION SYMBOL
ZONING CHANGE
KEY NOTE

CORSINI STARK ARCHITECTS
323.255.9100
CORSINISTARK.COM

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PROFESSIONAL SEAL



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*CONTACT: RICK CORSINI, AIA, PARTNER

STRUCTURAL ENGINEER:

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

SUBMISSIONS / REVISIONS	DATE
PLANNING SUBMITTAL	

PROJECT TITLE:
SOUTH GATE TOW YARD

APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

PROJECT (2 LEVEL)

DRAWING TITLE
TITLE SHEET

DRAWING NUMBER
G0.00

PROJECT 23.003.00

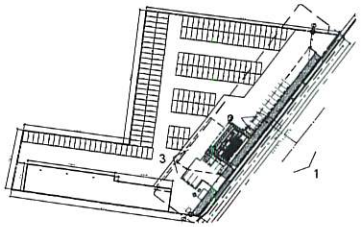
NOT A PART



PRE-FABRICATED MOBILE UNIT PHOTOGRAPHS



SITE PHOTOS



KEY PLAN N.T.S

CORSINI STARK ARCHITECTS

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PROFESSIONAL SEAL

RICHARD CORSINI — LICENSED ARCHITECT — C-22360 — EXP. 8-30-25 — STATE OF CALIFORNIA

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STRUCTURAL ENGINEER

APPROVED
MELAD AND ASSOCIATES
PC#: 25-2811
DATE: 1/05/2026

	SUBMISSIONS / REVISIONS	DATE
	PLANNING SUBMITTAL	

PROJECT TITLE:
SOUTH GATE TOW YARD

APN: 6222-005-028 & -03
9313 RAYO AVENUE
SOUTH GATE, CA 90280

PROJECT ADDRESS

DRAWING TITLE
SITE PHOTOS/
PRE-FABRICATED OFFICE PHOTOS

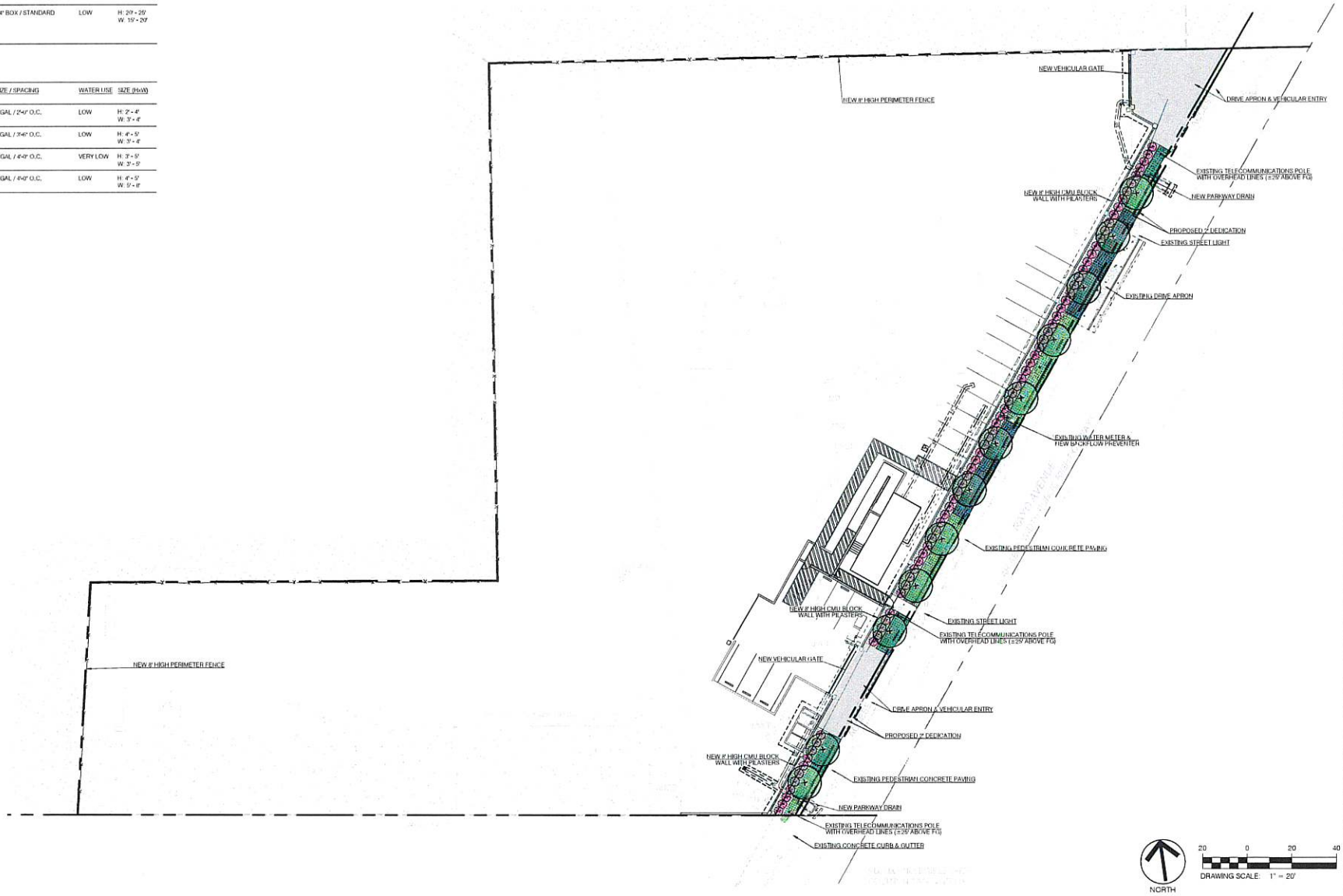
DRAWING NUMBER:
G0.01

PROJECT 23.003.00

PLANT LEGEND

TREES	QTY.	BOTANICAL / COMMON NAME	SIZE / COMMENTS	WATER USE	SIZE (HxW)
+	12	LAGERSTOROEMIA INDICA 'WATERMELLON RED'	24" BOX / STANDARD	LOW	H: 20' - 25' W: 15' - 20'

SHRUBS & GROUNDCOVER	QTY.	BOTANICAL / COMMON NAME	SIZE / SPACING	WATER USE	SIZE (HxW)
	-	LANTANA CAMARA 'DWARF YELLOW' DWARF YELLOW LANTANA	1 GAL / 2'-0" O.C.	LOW	H: 2' - 4' W: 3' - 4'
	-	MUHLENBERGIA RIGENS DEER GRASS	1 GAL / 3'-0" O.C.	LOW	H: 4' - 5' W: 3' - 4'
	-	SALVIA CLEVELANDII CLEVELAND SAGE	5 GAL / 4'-0" O.C.	VERY LOW	H: 3' - 5' W: 3' - 5'
WF		WESTRINGIA FRUTICOSA COAST ROSEMARY	5 GAL / 4'-0" O.C.	LOW	H: 4' - 5' W: 5' - 8'



REVISIONS				DRAWN BY: BSH CHECKED BY: BSH DATE: DEC. 1, 2025 BENCHMARK: -	LANDSCAPE ARCHITECTURE CONCEPT PLANS PREPARED BY:	BASIS OF BEARINGS: -	LANDSCAPE CONCEPT PLAN	SHEET
NUMBER	DATE		APP'D				MR C's TRUCKING 9316 RAYO AVE. SOUTH GATE, CA 90280 APN: 6222-005-030	L-1

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S:\Projects\2024\24178_FJBAR Properties_9316 Rayo Ave._South Gate CA\04 - Landscape\04 - Entitlement & Concept - Sheets\24178_L-1 Landscape Plan.dwg

Office of the
South Gate City Clerk

AUG 20 2026

FILED

10:51 am

Item No. 3

City of South Gate

CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026**
Originating Department: **Administrative Services**

Department Head: *Luis Frausto* ***City Manager:*** *Rob Houston*

SUBJECT: INTRODUCTION AND FIRST READING OF AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE AMENDING CHAPTER 1.54 (PURCHASING SYSTEM AND BIDDING RULES) OF THE SOUTH GATE MUNICIPAL CODE TO MODERNIZE PROCUREMENT PROCEDURES, ALIGN WITH STATE AND FEDERAL LAW, AND IMPROVE OPERATIONAL EFFICIENCY - CONTINUANCE REQUESTED

PURPOSE: To hold a public hearing to introduce, by first reading, an Ordinance comprehensively amending Chapter 1.54 of the South Gate Municipal Code (Purchasing System and Bidding Rules) and to set second reading and adoption for the regular meeting of September 8, 2026. The current Chapter was last comprehensively updated in 2005 and contains provisions that have fallen out of step with current state and federal law. The proposed Ordinance modernizes procurement procedures, brings the chapter into compliance with current statute, and improves operational efficiency. The Ordinance expands administrative award, change order, and surplus disposition authority in several respects, as identified and quantified in the Analysis section below, and the proposed levels are within the range adopted by comparable California general law cities.

RECOMMENDED ACTIONS: Staff recommends the City Council continue the public hearing to September 8, 2026.

Office of the
South Gate City Clerk

AUG 20 2026

FILED

10:26 am

Item No. 4

City of South Gate

SOUTH GATE CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026**
Originating Department: **Community Development**

Department Director: Gabriel Perez
Gabriel Perez

City Manager: Rob Houston
Rob Houston

SUBJECT: ADOPT A RESOLUTION AUTHORIZING SUBMISSION OF A CITY OF SOUTH GATE APPLICATION FOR AND ACCEPTANCE OF A COMMUNITY RESILIENCE CENTERS (CRC) PROGRAM GRANT ADMINISTERED BY THE CALIFORNIA STRATEGIC GROWTH COUNCIL (SGC).

PURPOSE: To consider submission of a grant application to the Strategic Growth Council (SGC) Community Resilience Center (CRC) program for the adaptive reuse of the old courthouse building at 8640 California Avenue into a CRC before the September 25, 2026, grant application deadline.

RECOMMENDED ACTION: Staff recommend the City Council:

1. Adopt the resolution authorizing application for and acceptance of a Community Resilience Centers program grant administered by the California Strategic Growth Council.

FISCAL IMPACT: There is no direct fiscal impact associated with submission of the grant application. Conceptual design services of the courthouse as a CRC were funded through the SGC Regional Climate Collaboratives Grant ($15,000), administered by the Gateway Cities Council of Governments (GCCOG). Climate Resolve, a nonprofit organization dedicated to advancing equitable climate solutions through community collaboration, advocacy, and practical initiatives, is providing grant writing assistance at no cost to the City. A $10 million CRC grant award would allow the City to fund the construction and rehabilitation of the facility and potential programming resources. The CRC will be operated by a community partner as a public-private partnership in efforts to ensure the CRC facility is a budget-neutral project.

BACKGROUND: The former South Gate Superior Court building is centrally located between City Hall and the Police Department building and owned by the City of South Gate. The building remains closed and unavailable for public use due to the significant construction upgrades required. In 2021, SGC established the CRC grant program to fund the development of centralized, multi-purpose facilities that serve residents before, during, and after climate-related emergencies. The CRC program released a notice of funding availability for the second round with applications due September 25, 2026.

DISCUSSION/ANALYSIS:

The City of South Gate will serve as the lead applicant in requesting a full $10 million implementation grant for the SGC CRC program to support the adaptive reuse of the historic South Gate Superior Court building, located at 86490 California Avenue, into a CRC that will serve as a centralized hub for disaster preparedness, emergency response, and post-event recovery. The Center is intended to enhance community resilience to natural hazards and climate-related risks, including extreme heat, earthquakes, and flooding, by providing reliable facilities, services, and resources before, during, and after emergencies. Outside of emergency activations, the facility is envisioned as an active, flexible, and inclusive community asset, accommodating a range of complementary uses such as cultural and arts programming, nonprofit and community-based organization space, small business and workforce development initiatives, and coworking or meeting spaces. The building is currently unoccupied and includes a ground-floor level and a basement level. The grant requires the facility to serve as a CRC for a minimum of 15 years. The grant term is a 6-year term with awards expected in the Spring of 2027.

The CRC grant requires a minimum of two (2) partners, which must include a community-based organization. The City plans to partner with the following organizations and develop a required Collaborative Governance Structure:

- **Chicanos Por La Causa (CPLC)** – to serve as CRC operator. CPLC is one of the largest Latino-serving nonprofits in the nation with focus areas of economic development, education, housing, and health and human services.
- **Compatior** – to serving as a key non-profit partner continuing to provide core services such as behavioral health counseling and wellness support, crisis intervention and crisis stabilization support, food distribution, supportive services and resource navigation from the CRC.
- **Esperanza Community Housing** – serving as a technical advisor to CPLC on small food vendor business support and development that operate within the CRC. Esperanza Community Housing operates one of the most vibrant food hubs in Los Angeles for small business food vendors known as the Mercado La Paloma.
- **UC Berkeley Disaster Lab** serves as the required grant evaluator. The Disaster Lab pioneers practical solutions for climate resilience, disaster preparedness, and sustainable recovery and has prior experience with the SGC CRC and Transformative Climate Communities (TCC) programs.

Staff remains in communication with other potential community partners that may best serve the goals of the CRC such as Grid Alternatives and Crop Swap LA.

The City is required to include four (4) of the seven (7) Implementation Grant Strategies as follows:

- **Energy Resilience** – solar/PV, microgrids, battery storage, energy efficiency upgrades, plus programs like weatherization enrollment assistance
- **Water Resilience** – low-flow fixtures, filtration/purification, drought-resistant landscaping, plus water conservation education
- **Air Quality and Public Health** – HVAC/filtration upgrades, passive cooling, medical resources, plus heat-illness education and peer-support networks
- **Nature-Based Solutions and Food Security** – urban forestry, community gardens, commercial kitchens, plus cooking/gardening classes and wildfire management training
- **Emergency Preparedness and Critical Communications** – seismic retrofits, broadband/communications infrastructure, plus CERT trainings and disaster preparedness kits
- **Mobility and Access** – EV fleets/charging, bike/pedestrian gap closures, paratransit connections, plus transit education programs

- **Workforce Development, Education, Training, and Economic Resilience** – training space/computer labs, plus certification programs, financial literacy, and small business incubation

A conceptual design has been developed based on the community outreach conducted for this effort to date that included two focus groups, a community meeting, an online survey, and information tabling and engagement on two occasions at the South Gate Farmer's Market. The facility is designed to provide the most flexibility for community gatherings, events, meetings, small conferences, special events, and to be easily activated for emergency purposes. During emergencies, the CRC must provide space and supplies for people to sleep, pet sheltering, food distribution, showers, refrigeration for medicines, air filtration systems, and drinking water storage.

ATTACHMENTS:

A. Resolution No. 2026-__, Authorization to submit CRC Grant Application
B. Conceptual Design Package

RESOLUTION NO. 2026____

CITY OF SOUTH GATE

LOS ANGELES COUNTY, CALIFORNIA

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE AUTHORIZING APPLICATION FOR AND ACCEPTANCE OF A COMMUNITY RESILIENCE CENTERS (CRC) PROGRAM GRANT ADMINISTERED BY THE CALIFORNIA STRATEGIC GROWTH COUNCIL

WHEREAS, the California Strategic Growth Council (SGC) administers the Community Resilience Centers (CRC) Program, funded in part by the Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024 (Proposition 4); and

WHEREAS, SGC released the CRC Round 2 Notice of Funding Availability (NOFA) and Final Program Guidelines on April 29, 2026; and

WHEREAS, The SGC CRC program understands that communities and residents defined as "vulnerable" face heightened risk and increased sensitivity to climate change, along with less capacity and fewer resources to cope with, adapt to, or recover from climate impacts.

WHEREAS, A CRC takes a holistic approach to building community resilience by bringing together infrastructure upgrades, service delivery, and supportive programming, developed and implemented in partnership with neighborhood residents

WHEREAS, The City of South Gate courthouse building at 86490 California Avenue offers a prime opportunity for the adaptive reuse as a CRC with its central location nearby the future Emergency Operations Center (EOC) within the South Gate Civic Center building and its proximity to the South Gate Police Department and City Hall buildings; and

WHEREAS, The City of South Gate wishes to apply as Lead Applicant for a CRC Implementation Grant to fund the rehabilitation of the South Gate courthouse building as a CRC and program building as a CRC in partnership with other agencies and nonprofit organization partners; and

WHEREAS, SGC's CRC Program Guidelines require public agencies serving as Lead Applicant to provide evidence of an adopted formal resolution authorizing the application for and acceptance of grant funds, and authority to execute all related documents if awarded;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of South Gate as follows:

1. Authorizes the filing of an application with the California Strategic Growth Council for a CRC Implementation Grant;

2. Authorizes City of South Gate to accept a CRC grant award, if offered;

3. Authorizes the City Manager to execute all documents and agreements necessary to apply for, accept, and administer the CRC grant, including the Grant Agreement and any amendments thereto, on behalf of the City of South Gate.

PASSED, APPROVED, and ADOPTED on this **25th** day of **August 2026.**

CITY OF SOUTH GATE:

By:_____
Joshua Barron, Mayor

ATTEST:

By:_____
Yodit Glaze, City Clerk
(SEAL)

APPROVED AS TO FORM:

By:_____
Raúl F. Salinas, City Attorney

DRAFT

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS:
CITY OF SOUTH GATE)

I, Yodit Glaze, City Clerk of the City of South Gate, County of Los Angeles, State of California, hereby certify that the foregoing Resolution _____ was passed and adopted by the City Council of the City of South Gate, signed by the Mayor and attested by the City Clerk at a regular meeting of said Council held on the **25th day of August, 2026** and that said Resolution was adopted by the following vote, to-wit:

AYES:

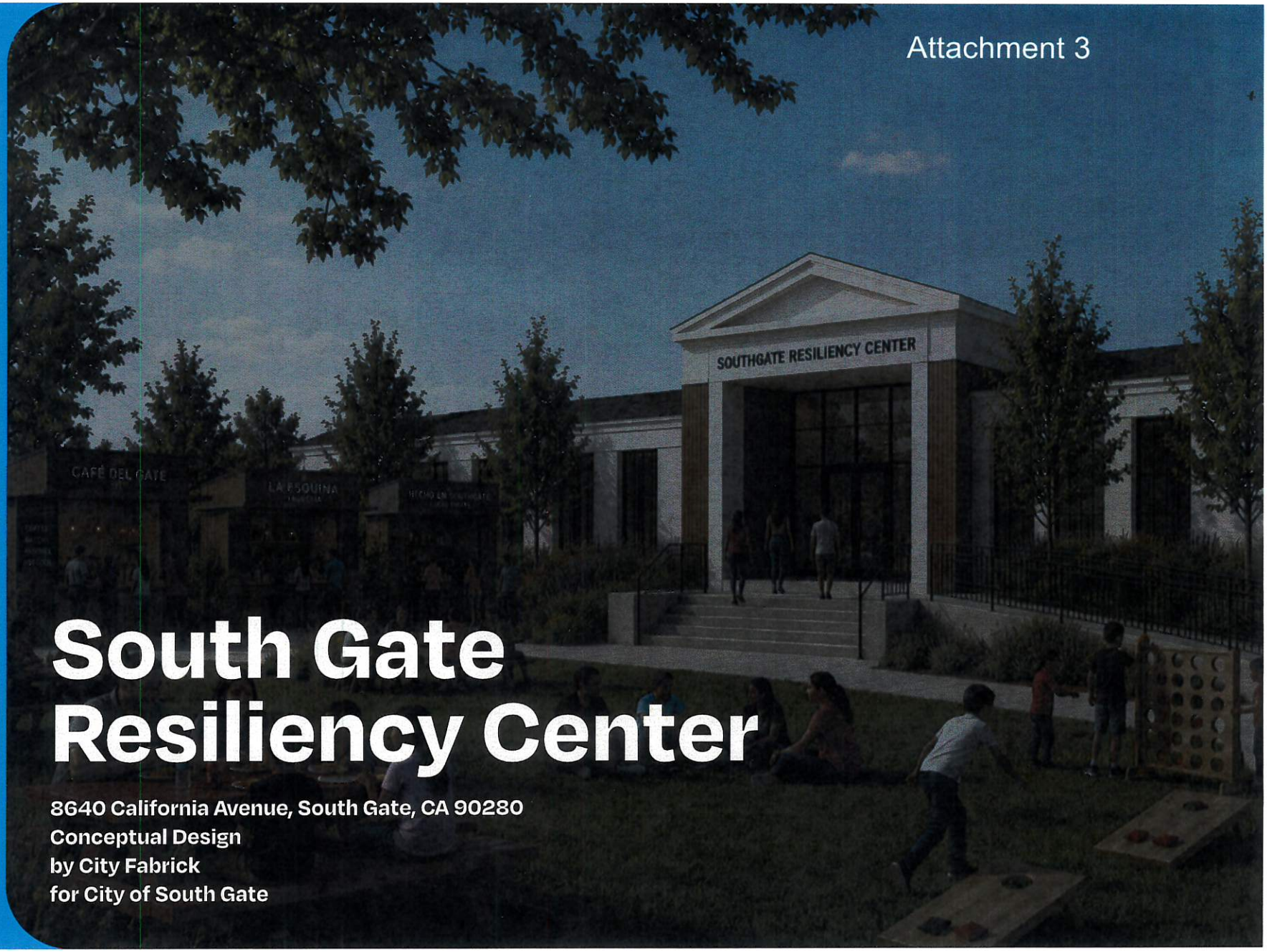
NOES:

ABSTAIN:

ABSENT:

_____
Yodit Glaze, City Clerk
City of South Gate

city fabrick



South Gate Resiliency Center

8640 California Avenue, South Gate, CA 90280
Conceptual Design
by City Fabrick
for City of South Gate

JULY 2026

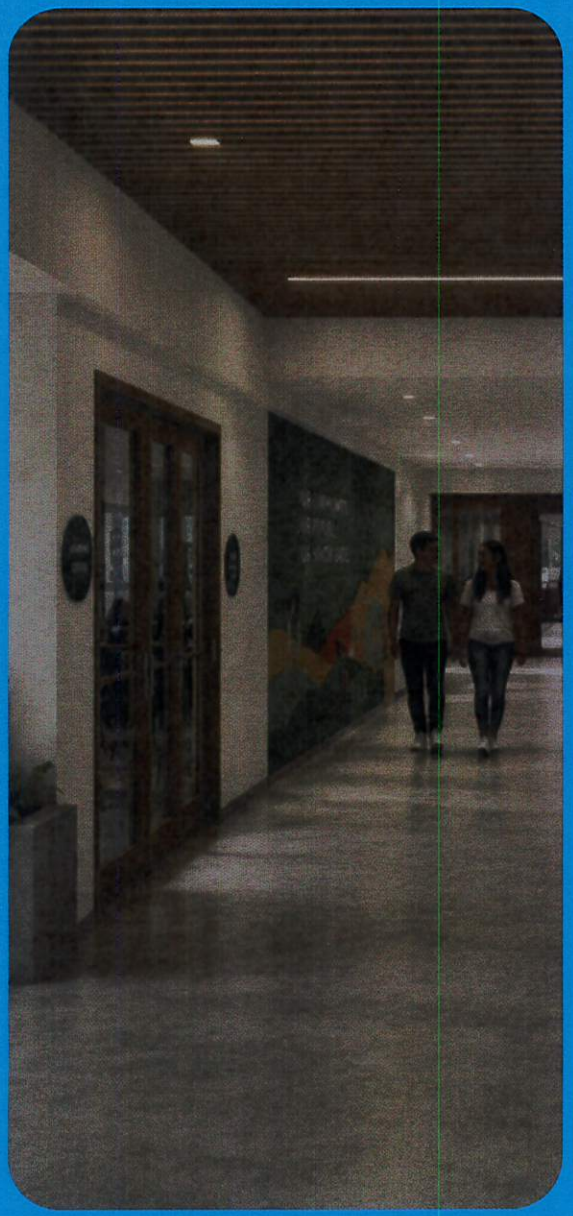


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CLIENT

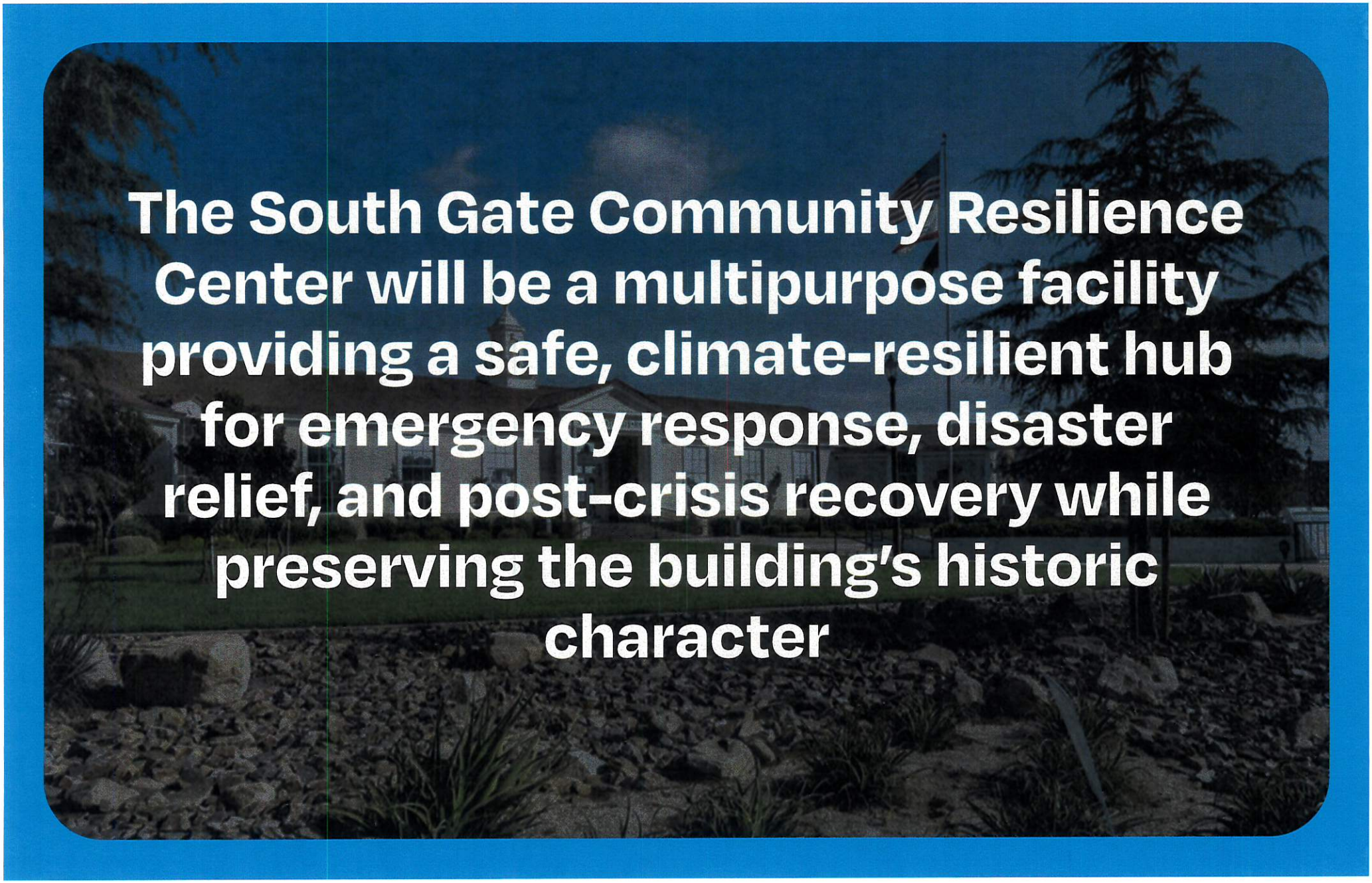
City of South Gate

8650 California Ave,
South Gate, CA 90280
cityofsouthgate.org
Gabriel Perez
323.563.9566
gperez@sogate.org

DESIGN

City Fabrick

1444 E. 4th St
Long Beach, CA 90802
cityfabrick.org
Brian Ulaszewski, LEED AP
562.901.2128
brian@cityfabrick.org


The South Gate Community Resilience Center will be a multipurpose facility providing a safe, climate-resilient hub for emergency response, disaster relief, and post-crisis recovery while preserving the building's historic character

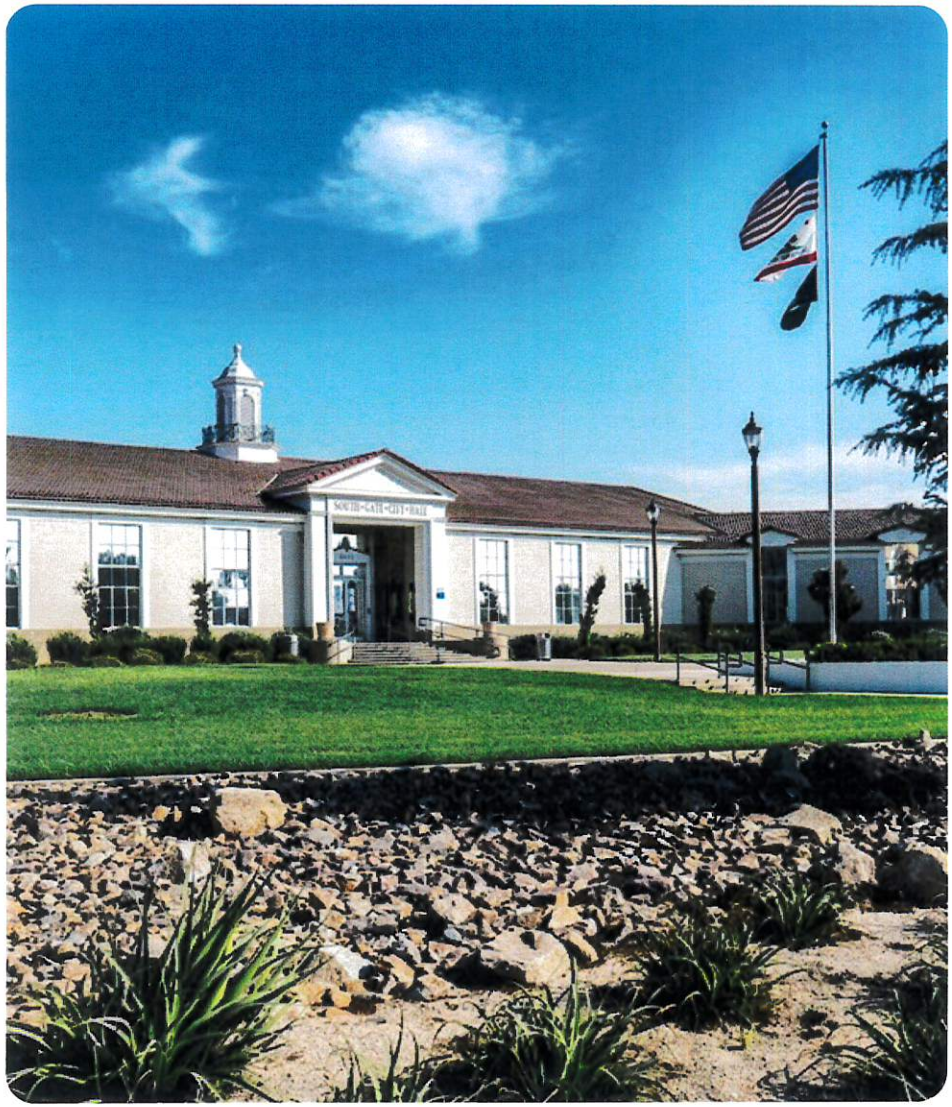
Community Climate Resiliency Center

Why are we talking about it?

The City of South Gate has developed a vision for strengthening community resilience and climate preparedness in response to the increasing environmental challenges impacting the region over the past decade. As climate-related events such as extreme heat, declining air quality, and emergency disruptions become more frequent, the City recognizes the need for accessible and adaptable community infrastructure that can support residents during times of crisis while promoting long-term public well-being.

South Gate is a state-designated disadvantaged community facing disproportionate levels of pollution, public health concerns, and economic hardship. Many residents experience limited access to environmental and recreational resources, increasing vulnerability during climate-related emergencies. Despite these ongoing challenges, the Southeast Los Angeles region currently lacks a dedicated local resilience center, leaving residents without nearby support services and critical emergency resources when they are needed most.

A community resilience center would provide essential services such as cooling spaces, clean air refuge, emergency response support, and access to basic resources during climate events and natural disasters. Beyond emergency preparedness, the facility would also function as a year-round community hub offering health and wellness programs, educational opportunities, social services, and spaces that foster community connection, resilience, and neighborhood support.



Community Climate Resilience Center

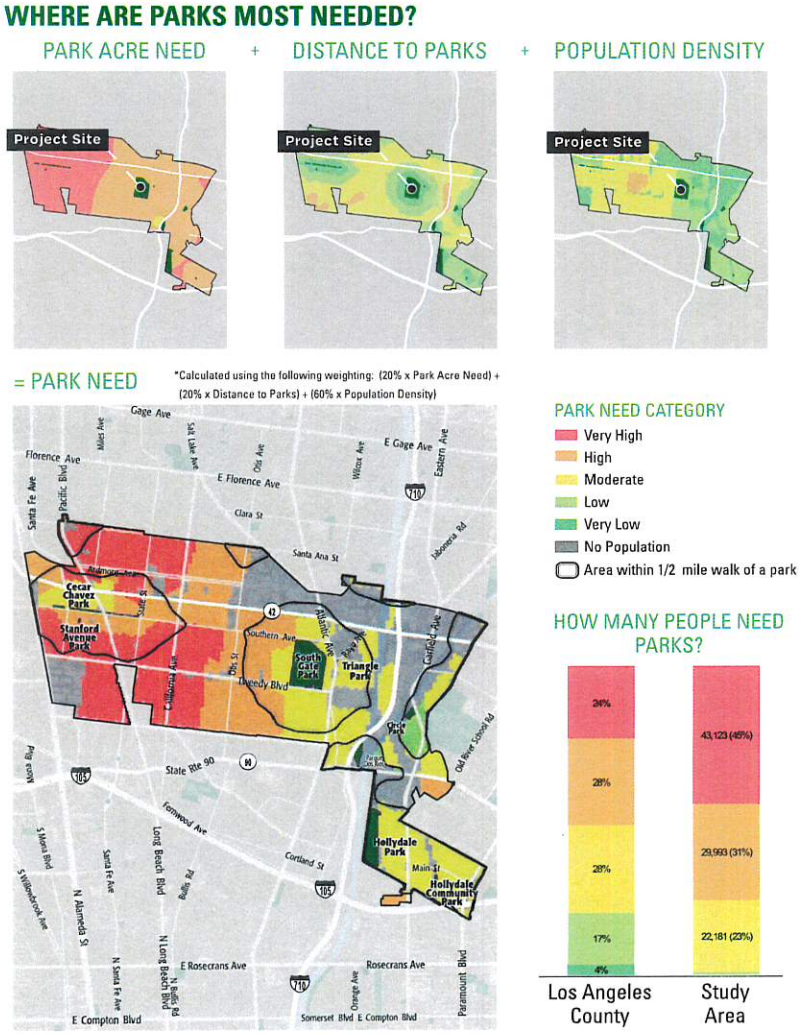
Why are we talking about it?

LOS ANGELES COUNTY PARK NEEDS ASSESSMENT

The Los Angeles Countywide Parks and Recreation Needs Assessment (PNA), prepared by the Los Angeles County Department of Parks and Recreation (DPR), is a comprehensive countywide study evaluating park access, recreational resources, open space availability, and community needs across Los Angeles County's incorporated cities and unincorporated communities. The assessment analyzes a range of factors including population density, park acreage, access to recreational opportunities, public health indicators, environmental conditions, and socioeconomic data to better understand disparities in access to parks and open space throughout the region.

The assessment identifies portions of South Gate as having very high park needs due to the limited availability of public open space, recreational amenities, and accessible community-serving facilities. As a densely populated urban community, many neighborhoods within South Gate experience limited access to parks within walking distance, reduced tree canopy coverage, and fewer opportunities for outdoor recreation and gathering spaces compared to other areas of Los Angeles County. These conditions contribute to broader environmental and public health challenges, particularly for residents who rely on local parks and community facilities as essential neighborhood resources.

The findings of the PNA reinforce the importance of investing in equitable access to parks, green infrastructure, recreational programming, and multi-benefit community spaces within underserved areas of the city. Expanding publicly accessible open space and community-focused recreational facilities can help improve public health outcomes, support environmental resilience, provide opportunities for social connection and physical activity, and enhance overall quality of life for South Gate residents. The assessment further emphasizes the need for strategic investments that address long-standing disparities in park access while supporting healthier, safer, and more resilient communities throughout the Southeast Los Angeles region.



Los Angeles Countywide Comprehensive Park & Recreation Needs Assessment APPENDIX A

Community Climate Resiliency Center

Why are we talking about it?

CALENVIROSCREEN & CLIMATE VULNERABILITY INDEX

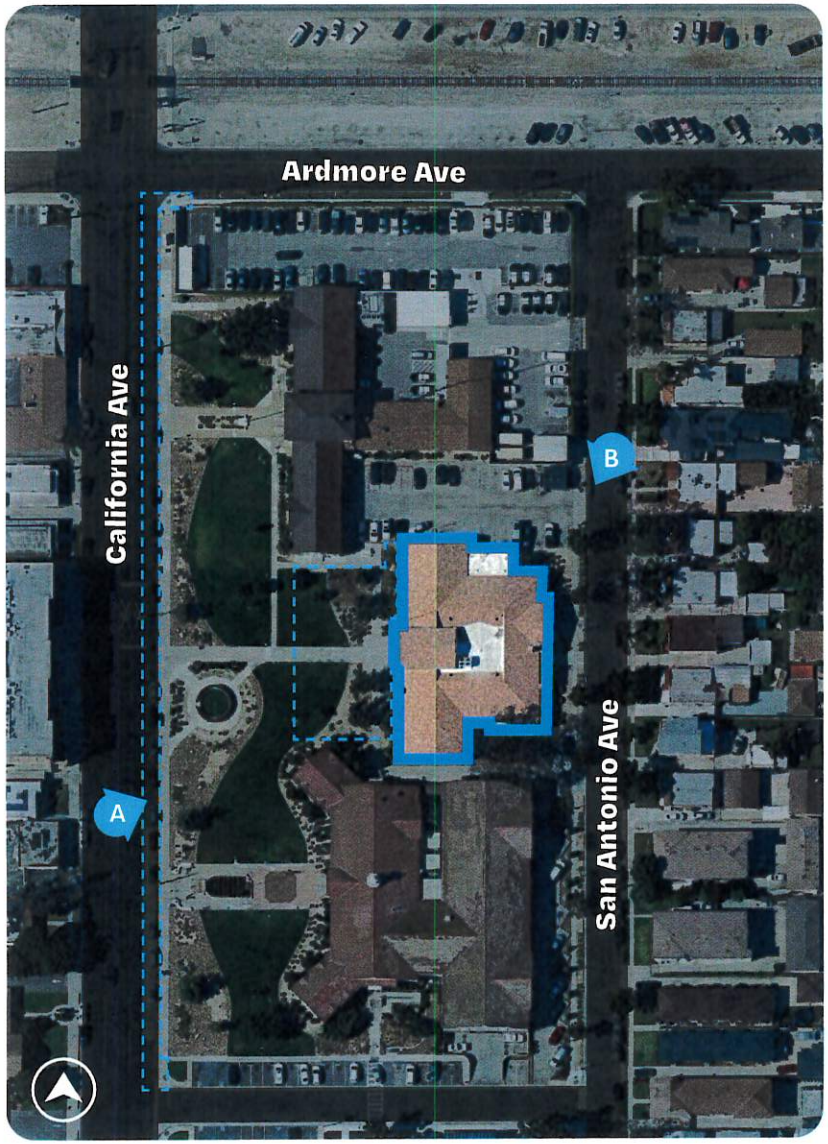
The Draft CalEnviroScreen 5.0 and Climate Vulnerability Index (CVI) maps illustrate the significant environmental and climate-related challenges facing South Gate and surrounding Southeast Los Angeles communities. The CalEnviroScreen data shows that much of the area falls within the highest statewide percentile categories for cumulative environmental burdens, indicating elevated exposure to pollution sources combined with socioeconomic and public health vulnerabilities. Many census tracts within and around South Gate rank between the 80th and 100th percentiles, reflecting disproportionate impacts from air pollution, traffic emissions, industrial activities, and other environmental stressors.

The Climate Vulnerability Index map further demonstrates that South Gate and neighboring communities experience high overall climate vulnerability. Areas with the highest vulnerability scores are concentrated throughout the region, highlighting the combined effects of environmental burdens, extreme heat exposure, limited access to green infrastructure, socioeconomic challenges, and reduced capacity to respond to climate-related hazards. The mapping indicates that many neighborhoods are particularly susceptible to the impacts of rising temperatures, poor air quality, and other climate stressors that can negatively affect public health and community resilience.

Together, the CalEnviroScreen and Climate Vulnerability Index data underscore the need for targeted investments that address both existing environmental inequities and future climate risks. Expanding urban tree canopy, increasing access to parks and cooling spaces, improving air quality, enhancing active transportation networks, and developing resilient community facilities can help reduce environmental burdens while strengthening long-term climate adaptation. These strategies are critical to improving public health outcomes, supporting environmental justice goals, and enhancing the overall quality of life for South Gate residents and surrounding communities.






Ardmore Ave
California Ave
San Antonio Ave
A
B


A


B

Ceres Community Center

Santa Rosa, CA

Total Square Footage: 20,000 SF

Total Cost: $22M ($4.8M grant award)

The Ceres Community Center serves as Ceres Community Project's facility for providing meals, nutrition education, and community services. The campus includes a large production kitchen, client resource center, community room, offices, and an outdoor plaza with gardens and gathering spaces.The facility allows for expanded youth development, job training, and educational programs. In an emergency, the center provides refuge during wildfires or extreme heat including meals, cooling space, and essential resources.







Coachella Community Resiliency Center

Coachella, CA

Total Square Footage: 17,800 SF

Total Cost projected: $30M ($10M grant award)

The Coachella Community Resilience Center will transform an existing building, formerly known as Hidden Harvest, into a multi-use hub that supports both daily community needs and emergency response. The facility will serve as an emergency shelter, food hub, business incubator, workforce training center and community resource space, while also incorporating features like solar power, gardens, and zero-emission transportation. Overall, the center is designed to expand access to essential services and create flexible, sustainable space that supports long-term community well-being.







Tzu Chi Resiliency Center

Wilmington, CA

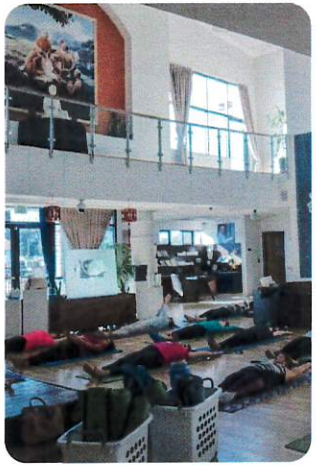
The Tzu Chi Center serves as a community and wellness hub for the Wilmington area. The clinic is a major program here, as well as its other recreational activities that happen in the central gathering space. The Tzu Chi center has also served humanitarian purposes, especially during COVID-19, with distribution of personal protective gear drives and food drives. The facility recently got designated a resiliency center by the installation of photovoltaic and battery storage system that will help the community center running in days of excessive heat and blackouts.











Tuolumne County Resiliency Centers

Groveland, CA and Tuolumne, CA

Two resiliency centers, Groveland and Tuolumne, were designed in Tuolumne County as a response to excessive heat and cold conditions as well as high fire risk from wildfires. Both community centers are 8,700 SF and come equipped with commercial kitchens, divisable meeting rooms, classrooms with plug and play capabilities, rentable office spaces, and parking services. The Groveland Reisliency Center, also provides outdoor areas such as a patio and grassy amphitheater and triage area for staging and tents for Cal Fire firefighters. However, the resiliency of these facilities are the way they can transition in climatic and disaster centers by converting parking for emergency staging and utlizing the emergency generators on site. Additionally, both centers are built with fire-resistant materials providing safe refuge during wildfire season.









La Semilla Climate Resiliency Center

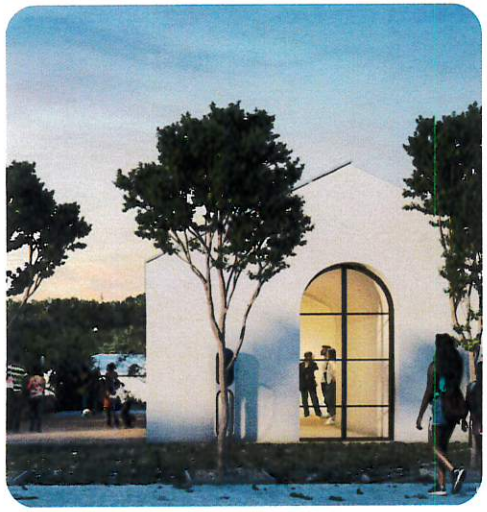
San Ysidro, CA

Total Square Footage: 7,000 SF

Grant award: $8,5M

La Semilla is a climate-focused community resilience center in San Ysidro designed to support residents both year-round and during emergencies. Located within the community's Cultural Corridor, it combines environmental programming with public space improvements. The center will offer community programs and resources. In an emergency, it will function as a civic hub and cooling center. The project features a community garden with greenhouse, a micro-mobility hub, and electric vehicle charging, all aimed at promoting sustainability, public health, and neighborhood resilience.

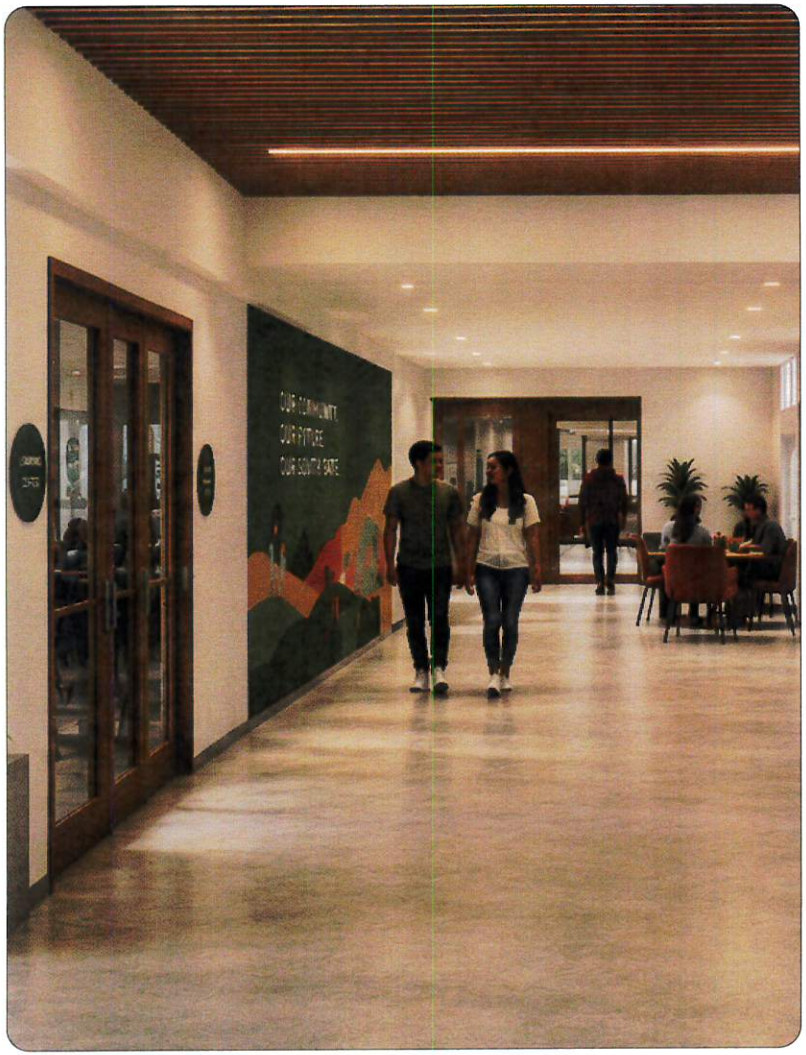








Zoning & Development Standards



8640 CALIFORNIA AVE, SOUTH GATE, CA 90280		
SOUTH GATE RESILIENCY CENTER		
Assessor Parcel Number (APN)	6210-017-900	
Site Acreage	0.81 AC	
Site Area	15,000 SF	
Lot Size	35,367 SF	
	EXISTING	PROPOSED
Land-Use	Regional Commercial	Regional Commercial
	REQUIRED	
Building Height	35-80 FT	
SETBACKS	REQUIRED	
Front (right of way or easement)	0-10′	
Back	10-20′	
Sides	0	
PARKING		
Parking	51 PS	
ADA Parking	2 PS	
Total	53 PS	

Basement Level

EVERYDAY PROGRAM	RESILIENCY CENTER PROGRAM	AREA
Storage	Pet Sheltering	366 SF
Storage	Emergency Storage	377 SF
MEP	MEP	1,063 SF
Circulation	Circulation	279 SF
TOTAL		2,085 SF

First Level

EVERYDAY PROGRAM	RESILIENCY CENTER PROGRAM	AREA
Lobby	Check In/Triage	347 SF
Lobby/Programming	Waiting Area/Lounge	1,674 SF
Partners Offices	Case Management Offices	965 SF
Computer Lab	Resource Center	435 SF
Meeting Rooms	Coordination Hub	844 SF
Office	Coordination Office	289 SF
Development/Training	Classroom Training + Overflow Space	1,334 SF
Therapy/Counseling	First Aid/Medical Triage	1,315 SF
Event Space	Cooling Center	2,185 SF
Kitchen	Food Prep	736 SF
Pantry	Pantry	373 SF
Distribution	Distribution	415 SF
Cold Storage	Medicine Storage	155 SF
Storage	Pet Sheltering	307 SF
Restroom	Restroom	703 SF
Janitor	Janitor	168 SF
Shower/Locker	Shower/Locker	445 SF
Laundry	Laundry	273 SF
Storage	Storage	475 SF
Ducts	Ducts	41 SF
Circulation	Circulation	701 SF
TOTAL		14,180 SF

Second Level

EVERYDAY PROGRAM	RESILIENCY CENTER PROGRAM	AREA
Storage	Storage	331 SF
Circulation	Circulation	129 SF
TOTAL		460 SF
TOTAL SF		16,725 SF

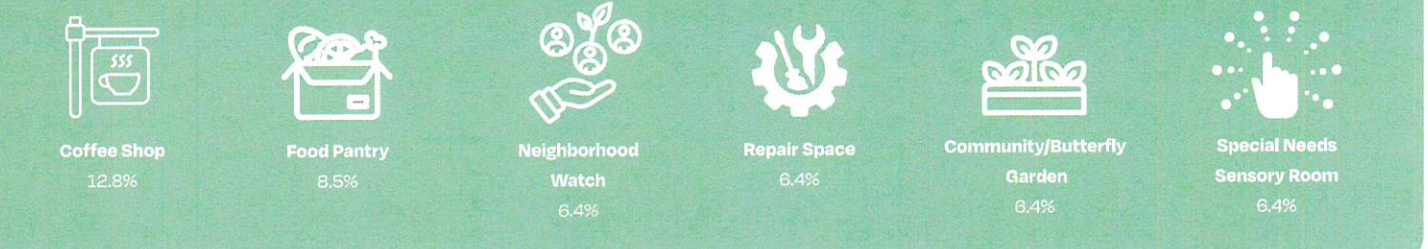


Program

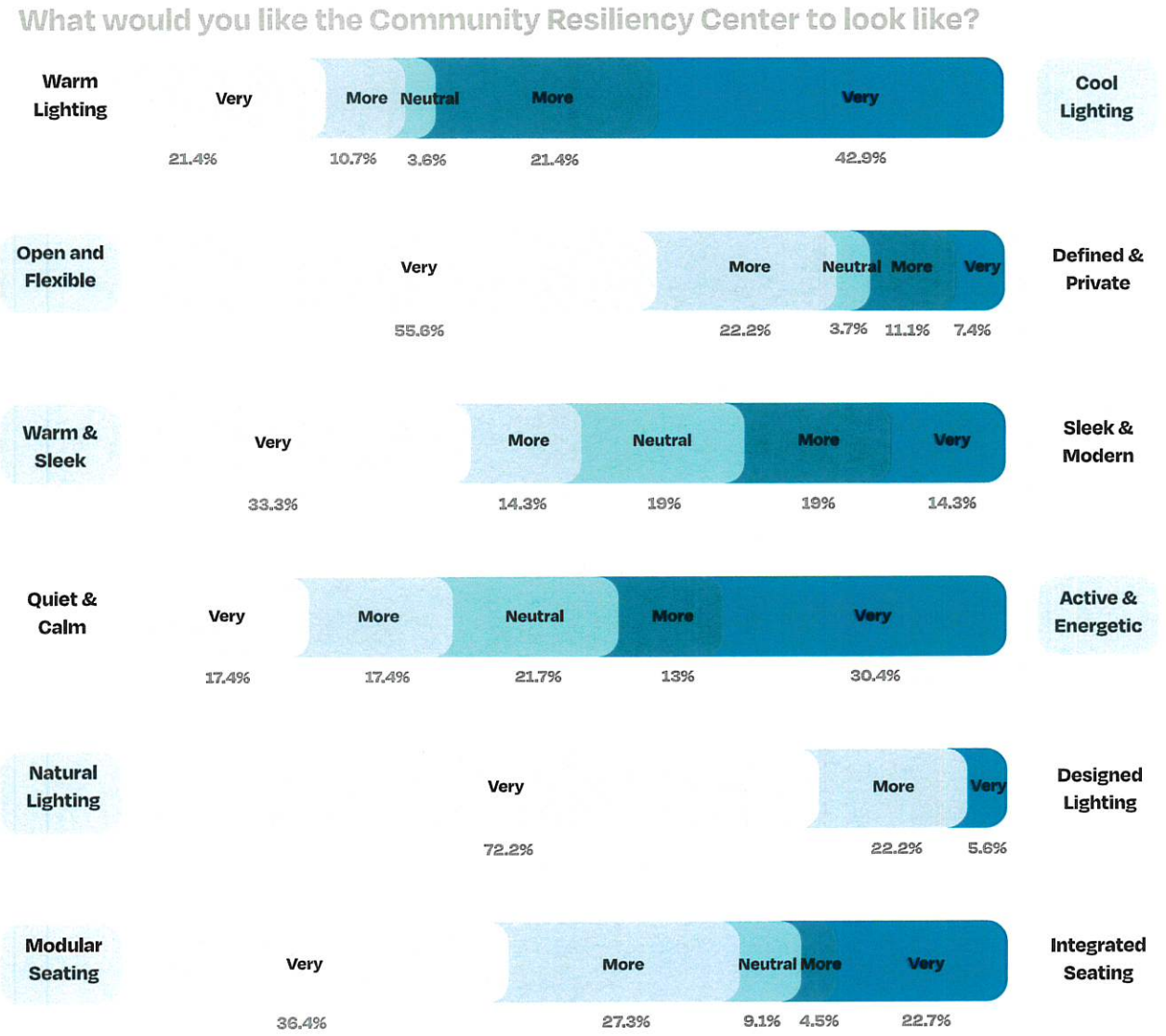
What other programming should the new facility support?



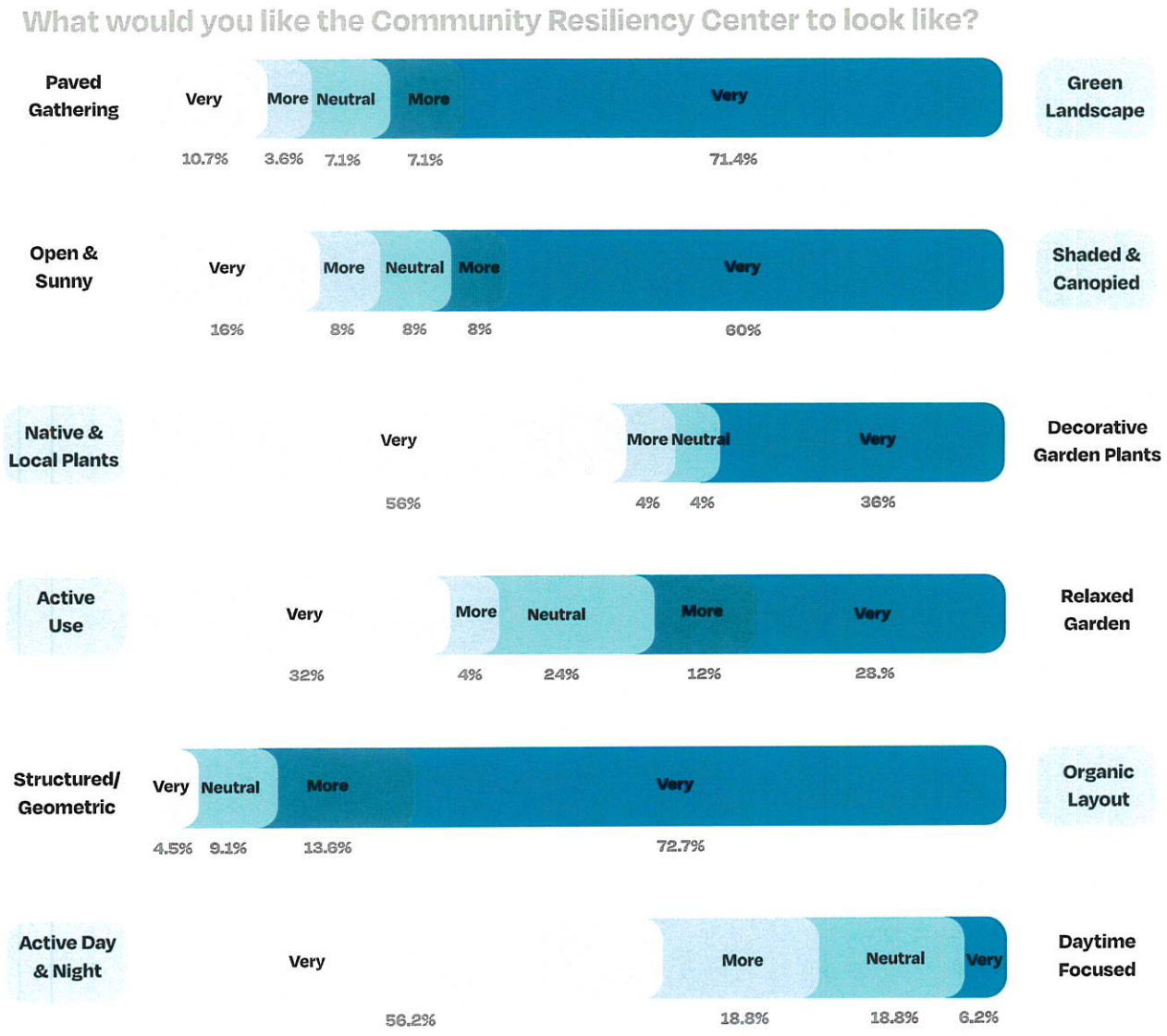
Are there any other programming the new facility should support?

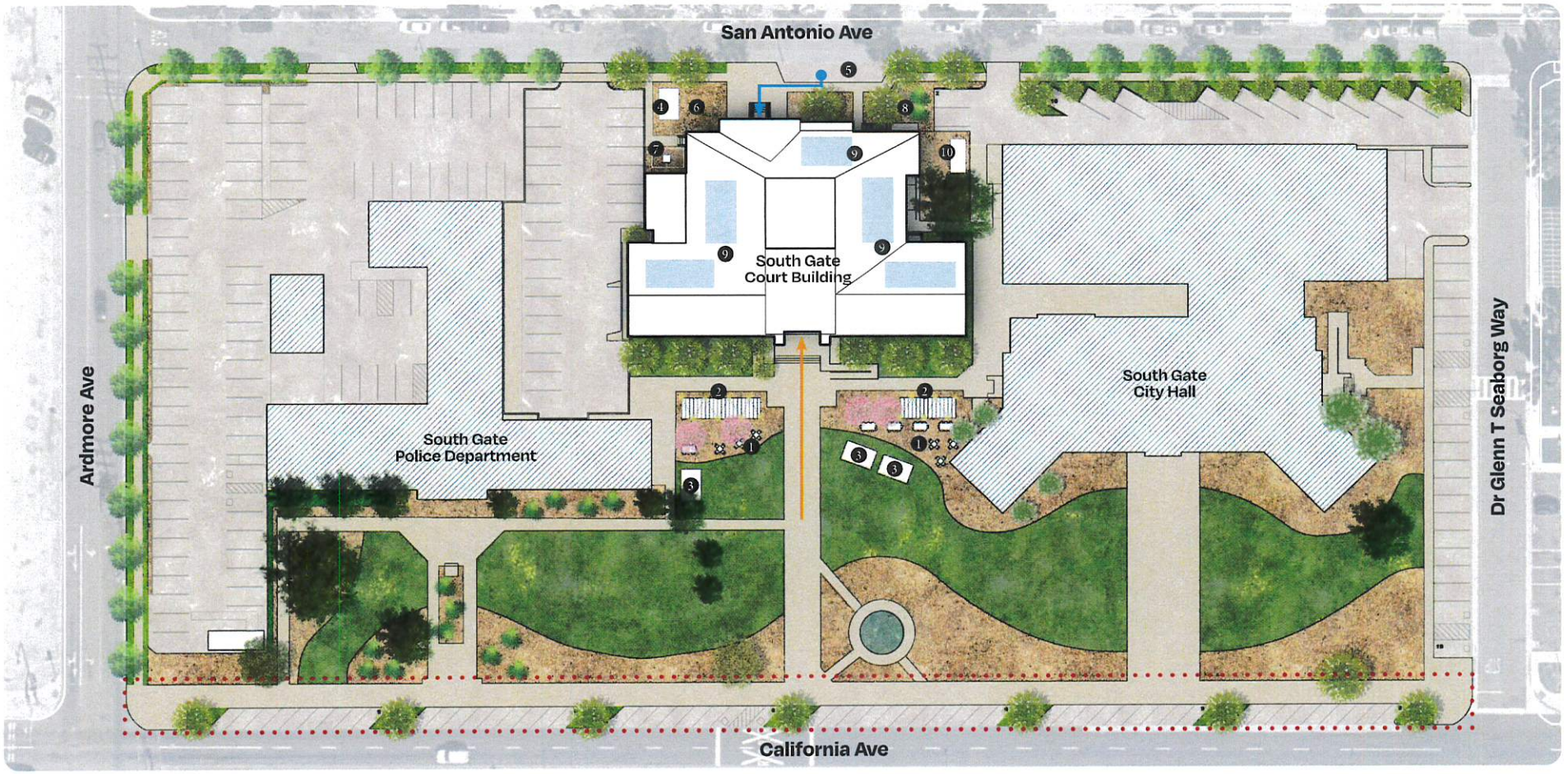


Interior Characteristics



Exterior Characteristics





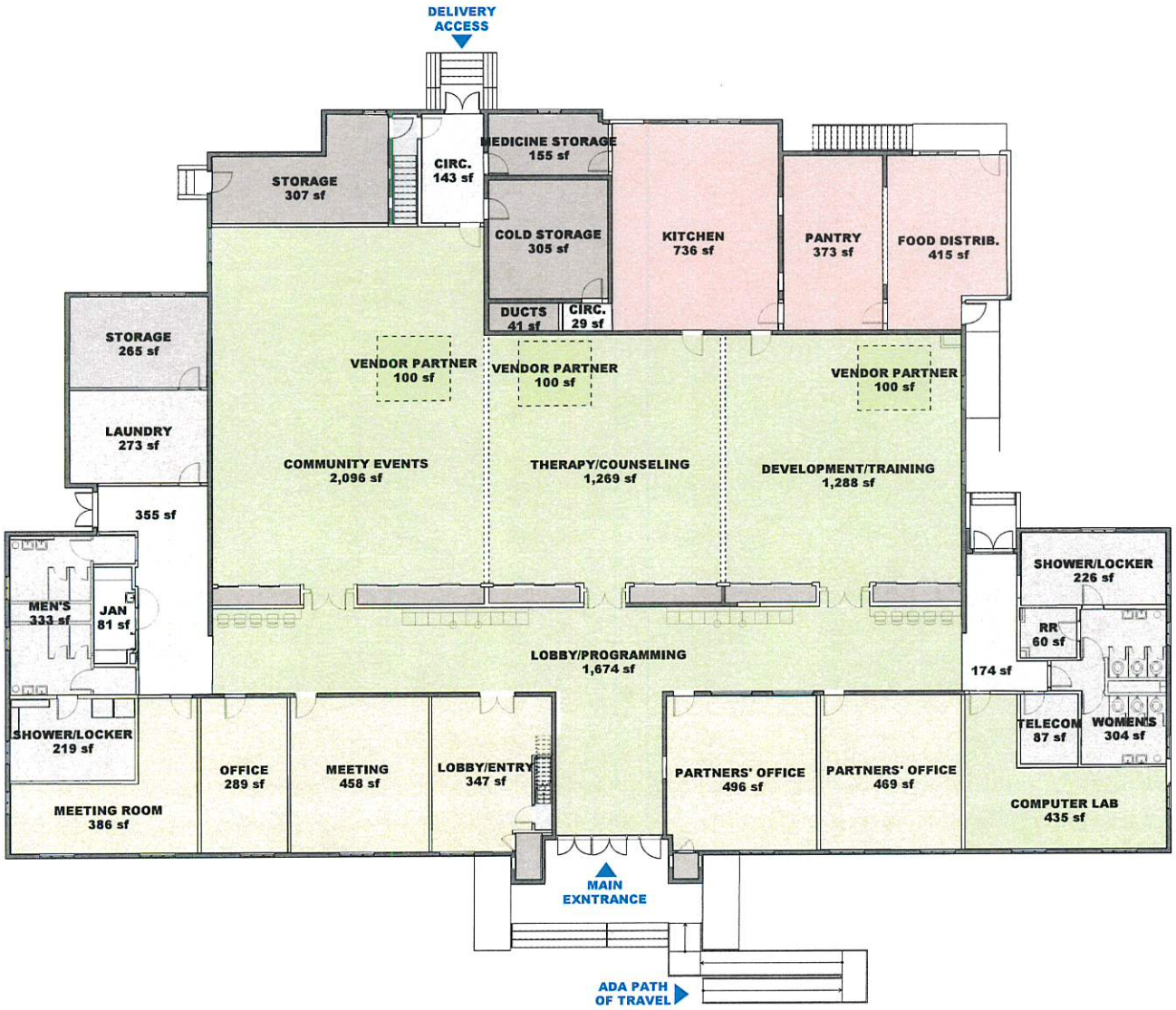
Legend

Site Plan

1. Outdoor Seating
2. Play Area/Shade Structure
3. Vendor Kiosks
4. Trash Enclosure
5. Delivery & Loading Area
6. Staging pad for portable toilets
7. Battery Storage
8. Outdoor distribution area
9. Roof PV system
10. Water Storage Tank

- Main Entry / Accessible Path
- Delivery Entry
- Proposed additional parking

0′ 50′ 100′ feet

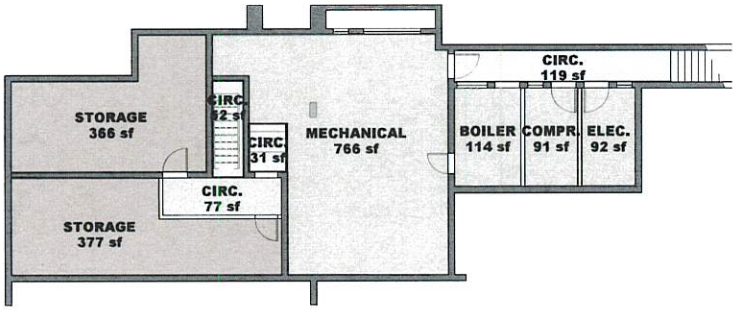


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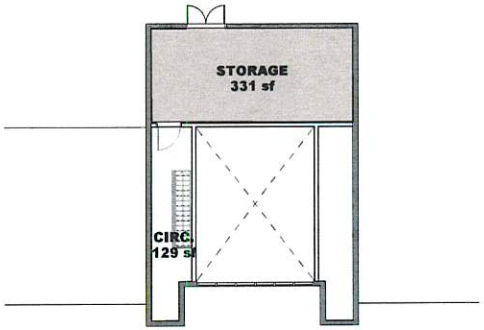
First Level

- Programming
- Office (Staff & Partners)
- Kitchen/Pantry
- Hygiene facilities
- Storage
- Circulation
- Utilities

0′ 16′ 32′ feet



Basement Level



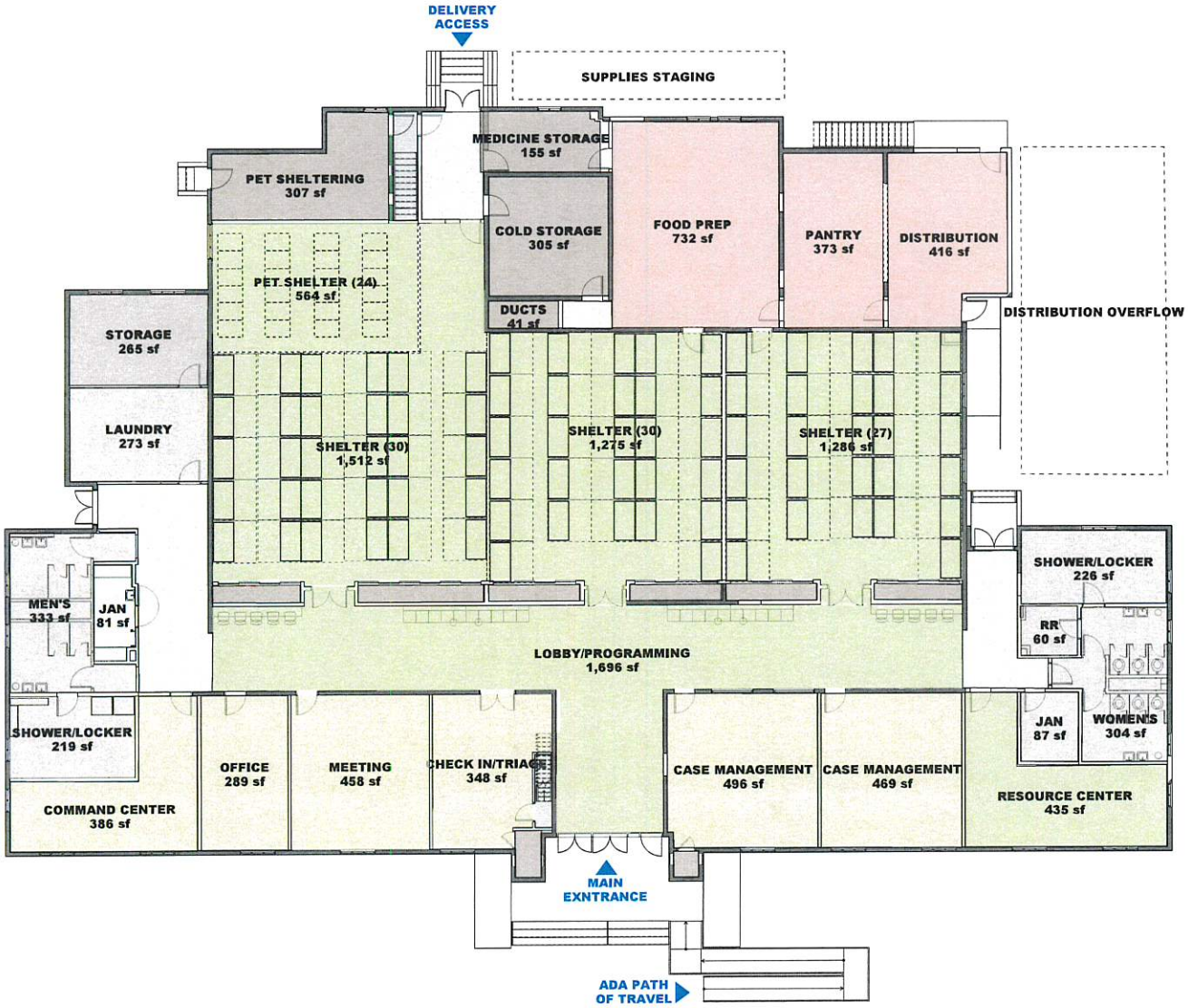
Second Level

Legend

Basement and Second Level

- Programming
- Office (Staff & Partners)
- Kitchen/Pantry
- Hygiene facilities
- Storage
- Circulation
- Utilities

0′ 16′ 32′ feet

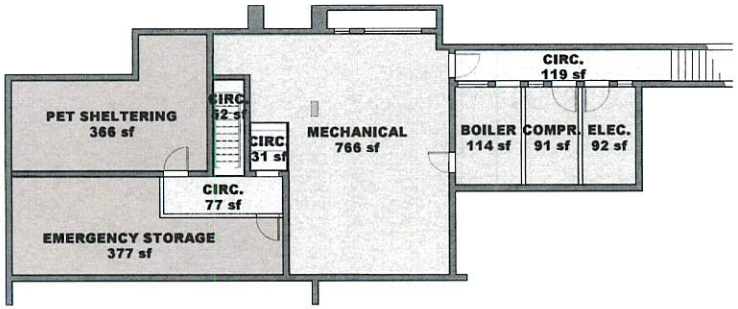


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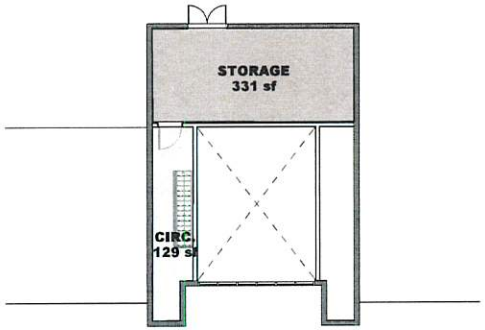
First Level

- Programming
- Office (Staff & Partners)
- Kitchen/Pantry
- Hygiene facilities
- Storage
- Circulation
- Utilities

0′ 16′ 32′ feet



Basement Level



Second Level

Legend

Basement and Second Level

- Programming
- Office (Staff & Partners)
- Kitchen/Pantry
- Hygiene facilities
- Storage
- Circulation
- Utilities







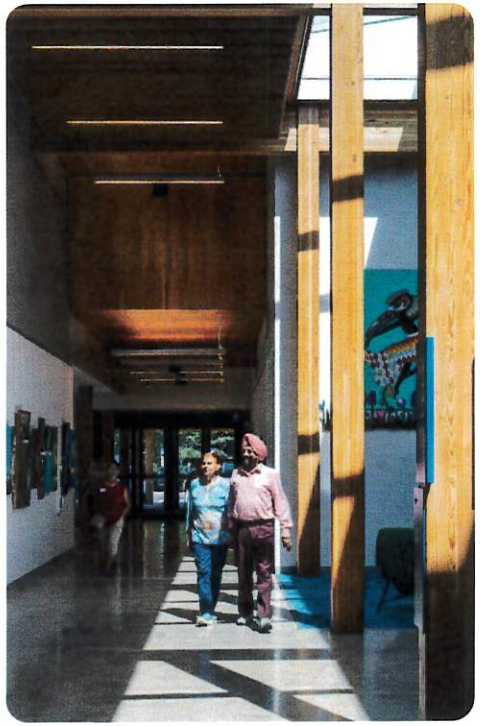




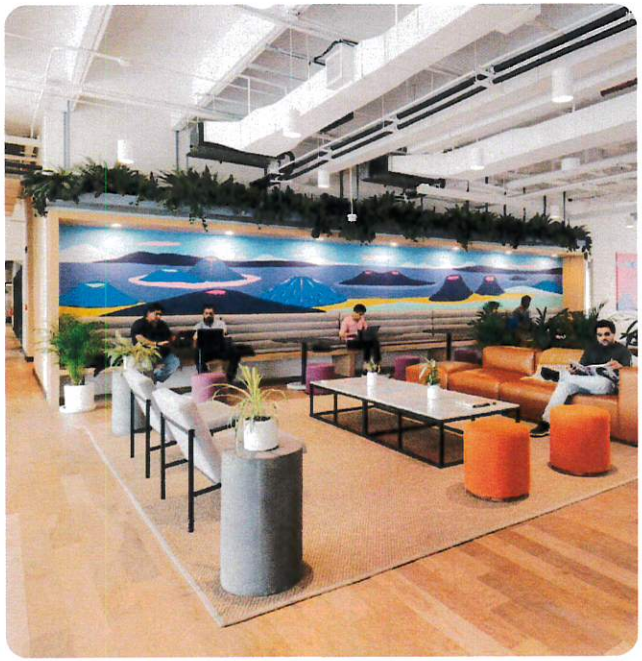






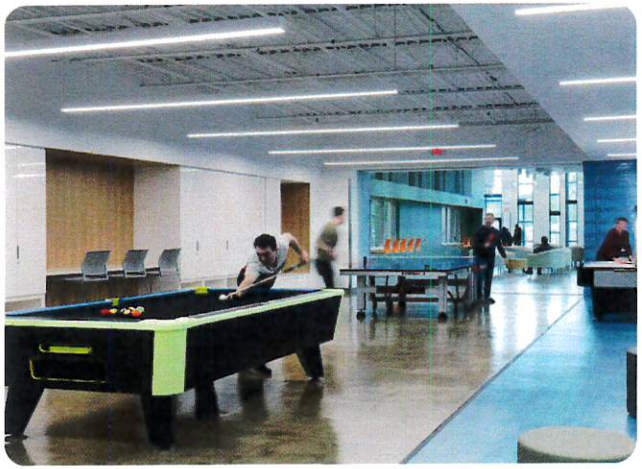



















SOUTHGATE RESILIENCY CENTER
CAFÉ DEL GATE
LA ESQUINA


SOUTH GATE
RESILIENCY
CENTER
CONNECT • EMPOWER • THRIVE
EVENT
SPACE



Thank you!

CITY FABRICK
BrianUlaszewski, LEED AP
Principal, Executive Director
O: 562.901.1430
M: 323.309.7932
brian@cityfabrick.org
www.cityfabrick.org

Office of the
South Gate City Clerk

AUG 20 2026

FILED

8:54 am

Item No. 7

City of South Gate

CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026**
Originating Department: **Human Resources**

Human Resources Director: Jon Hamilton
Jon Hamilton

City Manager: Rob Houston
Rob Houston

SUBJECT: APPROVAL AND ADOPTION OF AMENDMENT NO. 1 TO MEMORANDUMS OF UNDERSTANDING WITH THE SOUTH GATE MUNICIPAL EMPLOYEES' ASSOCIATION (SGMEA), THE SOUTH GATE PROFESSIONAL MID-MANAGEMENT ASSOCIATION (SGPMMA), THE SOUTH GATE DIVISION MANAGERS' ASSOCIATION (SGDMA), THE SOUTH GATE POLICE OFFICERS' ASSOCIATION (SGPOA), AND THE SOUTH GATE POLICE MANAGEMENT ASSOCIATION (SGPMA)

PURPOSE: To approve and adopt Amendment No. 1 to the Memorandums of Understanding ("MOUs") between the City of South Gate ("City") and the South Gate Municipal Employees Association ("SGMEA"), the South Gate Professional Mid-Management Association ("SGPMMA"), the South Gate Division Managers' Association ("SGDMA"), the South Gate Police Officers' Association ("SGPOA"), and the South Gate Police Management Association ("SGPMA") (collectively "MOU Amendments") extending the term of the MOUs from July 1, 2025, through June 30, 2026, to July 1, 2025, through December 31, 2026.

RECOMMENDED ACTIONS:

a. Adopt the Resolution approving the SGMEA MOU Amendment No. 1, the SGPMMA MOU Amendment No. 1, the SGDMA MOU Amendment No. 1, the SGPOA MOU Amendment No. 1, and the SGPMA Amendment No. 1, extending the terms of the MOUs from July 1, 2025, through June 30, 2026, to July 1, 2025, through December 31, 2026; and
b. Authorize the Mayor to execute Amendment No. 1 to the Memorandums of Understanding in a form acceptable to the City Attorney.

FISCAL IMPACT: There is no fiscal impact from adopting the Resolution approving the Amendments to the MOUs.

BACKGROUND: The City and SGMEA and SGPMMA, both of which were represented by SEIU Local 721, as well as SGDMA, SGPOA, and SGPMA, met and conferred agreeing to extend the term of each of their respective MOUs by six months, or effectively extending them from July 1, 2025, to June 30, 2026, to July 1, 2025, to December 31, 2026.

The City Council is being requested to adopt a Resolution approving Amendment No. 1 to each respective MOU: SGMEA MOU, SGPMMA MOU, SGDMA MOU, SGPOA MOU, and the SGPMA MOU; and to authorize the Mayor to execute the same in a form acceptable to the City Attorney.

Staff would like to acknowledge and thank SEIU Local 721, SGMEA, SGPMMA, SGDMA, SGPOA, and SGPMA for reaching this agreement to extend the current effective MOUs from June 20, 2026, to December 31, 2026.

ATTACHMENT:

A. Resolution
B. Amendment No.1 to SGMEA MOU 2025-2026, Contract No. 2025-60-CC
C. Amendment No.1 to SGPMMA MOU 2025-2026, Contract No. 2025-61-CC
D. Amendment No.1 to SGDMA MOU 2025-2026, Contract No. 2025-62-CC
E. Amendment No. 1 to SGPOA MOU 2025-2026, Contract No. 2025-64-CC
F. Amendment No. 1 to SGPMA MOU 2025-2026, Contract No. 2025-63-CC

RESOLUTION NO. _____

CITY OF SOUTH GATE
LOS ANGELES COUNTY, CALIFORNIA

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA, APPROVING AND ADOPTING AMENDMENT NO. 1 TO MEMORANDUMS OF UNDERSTANDING WITH THE SOUTH GATE MUNICIPAL EMPLOYEES' ASSOCIATION (SGMEA), THE SOUTH GATE PROFESSIONAL MID-MANAGEMENT ASSOCIATION (SGPMMA), THE SOUTH GATE DIVISION MANAGERS' ASSOCIATION (SGDMA), THE SOUTH GATE POLICE OFFICERS' ASSOCIATION (SGPOA), AND THE SOUTH GATE POLICE MANAGEMENT ASSOCIATION (SGPMA)

WHEREAS, the last Memorandum of Understanding ("MOU") between the City of South Gate ("City") and South Gate Municipal Employees Association ("SGMEA") covering the term of July 1, 2025, through June 30, 2026, the MOU between the City and the South Gate Professional Mid-Management Association ("SGPMMA") covering the term of July 1, 2025, through June 30, 2026, the MOU between the City and the South Gate Division Management Association ("SGDMA") covering the term of July 1, 2025, through June 30, 2026, the MOU between the City and the South Gate Police Management Association ("SGPMA") covering the term of July 1, 2025, through June 30, 2026, and the MOU between the City and the South Gate Police Officers' Association ("SGPOA") covering the term of July 1, 2025, through June 30, 2026;

WHEREAS, the City met and conferred with SGMEA and SGPMMA, who both were represented by SEIU Local 721, SGPMA and SGPOA, and SGDMA to negotiate the extension of the current MOUs for the term of July 1, 2025 through June 30, 2026, for six months from July 1, 2025, to December 31, 2026; and

WHEREAS, the SGMEA, SGPMMA, SGDMA, SGPMA, and SGPOA reviewed and approved Amendment No. 1 to the SGMEA MOU 2025-2026, the SGPMMA MOU 2025-2026, the SGDMA MOU 2025-2026, the SGPMA MOU 2025-2026, and the SGPOA MOU 2025-2026, all of which shall become effective only after adoption by the South Gate City Council.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council does hereby declare that the above recitals are true and correct and incorporated herein by reference.

SECTION 2. The City Council does hereby accept, approve and adopt the Amendment No. 1 to the Memorandums of Understanding between the City and the South Gate Municipal Employees Association, between the City and the South Gate Professional Mid-Management Association, between the City and the South Gate Division Management Association, between the City and the Police Officers' Association, and the City and the Police

Management Association for the term of July 1, 2025 through June 30, 2026, to a new term of July 1, 2025, through December 31, 2026, attached respectively hereto as Attachments "B," "C," "D," "E," and "F."

SECTION 3. The City Clerk shall certify to the adoption of this Resolution which shall be effective upon its adoption.

PASSED, APPROVED and **ADOPTED** this **25th** day of **August 2026.**

CITY OF SOUTH GATE:

By: _____
Joshua Barron, Mayor

ATTEST:

By: _____
Yodit Glaze, Deputy City Clerk
(SEAL)

APPROVED AS TO FORM:

By: DRAFT _____
Raúl F. Salinas, City Attorney

Exhibit "B"

AMENDMENT NO. 1 TO CONTRACT NO. 2025-60-CC - THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SOUTH GATE AND THE SOUTH GATE MUNICIPAL EMPLOYEES ASSOCIATION

This Amendment No. 1 to Contract No. 2025-60-CC, the 2025-26 Memorandum of Understanding ("Amendment"), is dated October 1, 2025, by and between the City of South Gate and the South Gate Municipal Employees Association.

RECITALS

A. The City of South Gate ("City") has recognized and continues to recognize the South Gate Municipal Employees Association, (the "Association" or "MEA"), as the duly recognized employee organization for its members employed by the City of South Gate in an employee group defined by Resolution No. 4508 (Employer-Employee Relations Resolution) (8.2.1) of the City Council of South Gate as "All sworn employees in the Police Department except Management and Confidential Employees."

B. The City and MEA previously entered into a Memorandum of Understanding ("MOU"), dated October 1, 2025, for the period July 1, 2025 through June 30, 2026, which set forth the wages, hours and other terms and conditions of employment for employees in the South Gate Municipal Employees Association.

C. The most current MOU between the City and the MEA expired on June 30, 2026.

D. The City's Representatives and the Association have successfully met and conferred in good faith to negotiate this Amendment to the current MOU pursuant to both the Meyers-Milias-Brown Act ("MMBA") (Government Code Sections 3500-3511) and the City's Employer-Employee Relations Resolution ("Resolution No. 4508"), and have jointly prepared and executed this Amendment which reflects the agreed-upon modified terms of, and additional new terms to, the existing MOU. All terms and conditions of the existing MOU shall continue unless expressly modified herein.

E. The City and the Association desire to amend the current MOU as provided herein.

AGREEMENT

ARTICLE I

GENERAL PROVISIONS

This Section 4 replaces and supersedes Section 4 of the 2025-26 MOU:

SECTION 4 DURATION

The duration of this MOU, as amended herein, shall be extended through December 31, 2026.

This Section 17 replaces and supersedes Section 17 of the 2025-26 MOU:

SECTION 7 SUCCESSOR MOU NEGOTIATIONS

The Parties agree that negotiations fur any successor MOU may open by mutual consent, but no earlier than December 1, 2026.

The Amendment No. 1 to this MOU shall become effective only after adoption by the City Council of the City of South Gate following ratification by the members of the Association.

Amendment No. 1 to Contract No. 2025-60-CC -
the 2025-26 Memorandum of Understanding
between the City of South Gate and
the South Gate Municipal Employees Association

~Signature page~

The City and the Association acknowledge that this Agreement is entered into the ____ day of August 2026 and is subject to it being executed by authorized representatives.

CITY OF SOUTH GATE:

Joshua Baron, Mayor

Date: _____

SOUTH GATE MUNICIPAL EMPLOYEES ASSOCIATION:

By: [signature]
Its Duly Authorized Representative
Mea President

Date: 8/13/2026

By: [signature]
Its Duly Authorized Representative
mea vice president

Date: Aug 11, 2026

ATTEST:

Yodit Glaze, City Clerk

(SEAL)

APPROVED AS TO FORM:

Raul F. Salinas, City Attorney

[signature]
Robert Feria, Chief Negotiator, SEIU

Exhibit "C"

AMENDMENT NO. 1 TO CONTRACT NO. 2025-61-CC - THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SOUTH GATE AND THE SOUTH GATE PROFESSIONAL MID-MANAGEMENT ASSOCIATION

This Amendment No. 1 to Contract No. 2025-61-CC, the 2025-26 Memorandum of Understanding ("Amendment"), is dated October 1, 2025, by and between the City of South Gate and the South Gate Professional Mid-Management Association.

RECITALS

A. The City of South Gate ("City") has recognized and continues to recognize the South Gate Professional Mid-Management Association, (the "Association" or "PMMA"), as the duly recognized employee organization for its members employed by the City of South Gate in an employee group defined by Resolution No. 4508 (Employer-Employee Relations Resolution) (8.2.1) of the City Council of South Gate as "All sworn employees in the Police Department except Management and Confidential Employees."

B. The City and PMMA previously entered into a Memorandum of Understanding ("MOU"), dated October 1, 2025, for the period July 1, 2025 through June 30, 2026, which set forth the wages, hours and other terms and conditions of employment for employees in the South Gate Professional Mid-Management Association.

C. The most current MOU between the City and the PMMA expired on June 30, 2026.

D. The City's Representatives and the Association have successfully met and conferred in good faith to negotiate this Amendment to the current MOU pursuant to both the Meyers-Milias-Brown Act ("MMBA") (Government Code Sections 3500-3511) and the City's Employer-Employee Relations Resolution ("Resolution No. 4508"), and have jointly prepared and executed this Amendment which reflects the agreed-upon modified terms of, and additional new terms to, the existing MOU. All terms and conditions of the existing MOU shall continue unless expressly modified herein.

E. The City and the Association desire to amend the current MOU as provided herein.

AGREEMENT

ARTICLE I

GENERAL PROVISIONS

This Section 4 replaces and supersedes Section 4 of the 2025-26 MOU:

SECTION 4 DURATION

The duration of this MOU, as amended herein, shall be extended through December 31, 2026.

This Section 18 replaces and supersedes Section 18 of the 2025-26 MOU:

SECTION 7 NEGOTIATIONS

The Parties agree that negotiations fur any successor MOU may open by mutual consent, but no earlier than December 1, 2026.

The Amendment No. 1 to this MOU shall become effective only after adoption by the City Council of the City of South Gate following ratification by the members of the Association.

Amendment No. 1 to Contract No. 2025-61-CC -
the 2025-26 Memorandum of Understanding
between the City of South Gate and
the South Gate Professional Mid-Management Association

~Signature page~

The City and the Association acknowledge that this Agreement is entered into the ____ day of August 2026 and is subject to it being executed by authorized representatives.

CITY OF SOUTH GATE:

Joshua Baron, Mayor

Date: _____

SOUTH GATE PROFESSIONAL MID-MANAGEMENT ASSOCIATION:

By: _____
Its Duly Authorized Representative

Date: 7.30.26

By: _____
Its Duly Authorized Representative

Date: 07/30/2026

ATTEST:

Yodit Glaze, City Clerk

(SEAL)

APPROVED AS TO FORM:

Raul F. Salinas, City Attorney

Robert Feria, Chief Negotiator, SEIU 721

Exhibit "D"

AMENDMENT NO. 1 TO CONTRACT NO. 2025-62-CC - THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SOUTH GATE AND THE SOUTH GATE DIVISION MANAGEMENT ASSOCIATION

This Amendment No. 1 to Contract No. 2025-62-CC, the 2025-26 Memorandum of Understanding ("Amendment"), is dated October 1, 2025, by and between the City of South Gate and the South Gate Division Management Association.

RECITALS

A. The City of South Gate ("City") has recognized and continues to recognize the South Gate Division Management Association, (the "Association" or "DMA"), as the duly recognized employee organization for its members employed by the City of South Gate in an employee group defined by Resolution No. 4508 (Employer-Employee Relations Resolution) (8.2.1) of the City Council of South Gate as "All sworn employees in the Police Department except Management and Confidential Employees."

B. The City and DMA previously entered into a Memorandum of Understanding ("MOU"), dated October 1, 2025, for the period July 1, 2025 through June 30, 2026, which set forth the wages, hours and other terms and conditions of employment for employees in the South Gate Division Management Association.

C. The most current MOU between the City and the DMA expired on June 30, 2026.

D. The City's Representatives and the Association have successfully met and conferred in good faith to negotiate this Amendment to the current MOU pursuant to both the Meyers-Milias-Brown Act ("MMBA") (Government Code Sections 3500-3511) and the City's Employer-Employee Relations Resolution ("Resolution No. 4508"), and have jointly prepared and executed this Amendment which reflects the agreed-upon modified terms of, and additional new terms to, the existing MOU. All terms and conditions of the existing MOU shall continue unless expressly modified herein.

E. The City and the Association desire to amend the current MOU as provided herein.

AGREEMENT

ARTICLE I

GENERAL PROVISIONS

This Section 4 replaces and supersedes Section 4 of the 2025-26 MOU:

SECTION 4 DURATION

The duration of this MOU, as amended herein, shall be extended through December 31, 2026.

The Amendment No. 1 to this MOU shall become effective only after adoption by the City Council of the City of South Gate following ratification by the members of the Association.

Amendment No. 1 to Contract No. 2025-62-CC -
the 2025-26 Memorandum of Understanding
between the City of South Gate and
the South Gate Division Management Association

~Signature page~

The City and the Association acknowledge that this Agreement is entered into the ____ day of August 2026 and is subject to it being executed by authorized representatives.

CITY OF SOUTH GATE:

Joshua Baron, Mayor

Date: _____

SOUTH GATE DIVISION MANAGEMENT ASSOCIATION:

By: _____
Its Duly Authorized Representative

Date: 7/22/26

By: _____
Its Duly Authorized Representative

Date: 7/22/26

ATTEST:

Yodit Glaze, City Clerk

(SEAL)

APPROVED AS TO FORM:

Raul F. Salinas, City Attorney

Exhibit "E"

AMENDMENT NO. 1 TO CONTRACT NO. 2025-64-CC - THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SOUTH GATE AND THE SOUTH GATE POLICE OFFICERS' ASSOCIATION

This Amendment No. 1 to Contract No. 2025-64-CC, the 2025-26 Memorandum of Understanding ("Amendment"), is dated September 23, 2025, by and between the City of South Gate and the South Gate Police Officers' Association.

RECITALS

A. The City of South Gate ("City") has recognized and continues to recognize the South Gate Police Officers' Association, (the "Association" or "POA"), as the duly recognized employee organization for its members employed by the City of South Gate in an employee group defined by Resolution No. 4508 (Employer-Employee Relations Resolution) (8.2.1) of the City Council of South Gate as "All sworn employees in the Police Department except Management and Confidential Employees."

B. The City and POA previously entered into a Memorandum of Understanding ("MOU"), dated September 23, 2025, for the period July 1, 2025 through June 30, 2026, which set forth the wages, hours and other terms and conditions of employment for employees in the South Gate Police Officers' Association.

C. The most current MOU between the City and the POA expired on June 30, 2026.

D. The City's Representatives and the Association have successfully met and conferred in good faith to negotiate this Amendment to the current MOU pursuant to both the Meyers-Milias-Brown Act ("MMBA") (Government Code Sections 3500-3511) and the City's Employer-Employee Relations Resolution ("Resolution No. 4508"), and have jointly prepared and executed this Amendment which reflects the agreed-upon modified terms of, and additional new terms to, the existing MOU. All terms and conditions of the existing MOU shall continue unless expressly modified herein.

E. The City and the Association desire to amend the current MOU as provided herein.

AGREEMENT

ARTICLE I

GENERAL PROVISIONS

This Section 3 replaces and supersedes Section 3 of the 2025-26 MOU:

SECTION 3 TERM [17/21]

The term of this MOU, as amended herein, shall be extended through December 31, 2026.

The Amendment No. 1 to this MOU shall become effective only after adoption by the City Council of the City of South Gate following ratification by the members of the Association.

Amendment No. 1 to Contract No. 2025-64-CC -
the 2025-26 Memorandum of Understanding
between the City of South Gate and
the South Gate Police Officers' Association

~Signature page~

The City and the Association acknowledge that this Agreement is entered into the ____ day of August 2026 and is subject to it being executed by authorized representatives.

CITY OF SOUTH GATE:

Joshua Baron, Mayor

Date: _____

SOUTH GATE POLICE OFFICERS' ASSOCIATION:

By: _____
Arturo Macias, President, POA

Date: 07/28/2026

By: _____
Antonio Mendez, Vice President

Date: 07-28-24

ATTEST:

Yodit Glaze, City Clerk

(SEAL)

APPROVED AS TO FORM:

Raul F. Salinas, City Attorney

Exhibit "F"

AMENDMENT NO. 1 TO CONTRACT NO. 2025-63-CC - THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SOUTH GATE AND THE SOUTH GATE POLICE MANAGEMENT ASSOCIATION

This Amendment No. 1 to Contract No. 2025-63-CC, the 2025-26 Memorandum of Understanding ("Amendment"), is dated September 23, 2025, by and between the City of South Gate and the South Gate Police Management Association.

RECITALS

A. The City of South Gate ("City") has recognized and continues to recognize the South Gate Police Management Association, (the "Association" or "PMA"), as the duly recognized employee organization for its members employed by the City of South Gate in an employee group defined by Resolution No. 4508 (Employer-Employee Relations Resolution) (8.2.1) of the City Council of South Gate as "All sworn employees in the Police Department except Management and Confidential Employees."

B. The City and PMA previously entered into a Memorandum of Understanding ("MOU"), dated September 23, 2025, for the period July 1, 2025 through June 30, 2026, which set forth the wages, hours and other terms and conditions of employment for employees in the South Gate Police Management Association.

C. The most current MOU between the City and the PMA expired on June 30, 2026.

D. The City's Representatives and the Association have successfully met and conferred in good faith to negotiate this Amendment to the current MOU pursuant to both the Meyers-Milias-Brown Act ("MMBA") (Government Code Sections 3500-3511) and the City's Employer-Employee Relations Resolution ("Resolution No. 4508"), and have jointly prepared and executed this Amendment which reflects the agreed-upon modified terms of, and additional new terms to, the existing MOU. All terms and conditions of the existing MOU shall continue unless expressly modified herein.

E. The City and the Association desire to amend the current MOU as provided herein.

AGREEMENT

ARTICLE I

GENERAL PROVISIONS

This Section 3 replaces and supersedes Section 3 of the 2025-26 MOU:

SECTION 3 TERM

The term of this MOU, as amended herein, shall be extended through December 31, 2026.

The Amendment No. 1 to this MOU shall become effective only after adoption by the City Council of the City of South Gate following ratification by the members of the Association.

Amendment No. 1 to Contract No. 2025-63-CC -
the 2025-26 Memorandum of Understanding
between the City of South Gate and
the South Gate Police Management Association

~Signature page~

The City and the Association acknowledge that this Agreement is entered into the ____ day of August 2026, and is subject to it being executed by authorized representatives.

CITY OF SOUTH GATE:

Joshua Baron, Mayor

Date: _____

SOUTH GATE POLICE MANAGEMENT ASSOCIATION:

By: _____
Its Duly Authorized Representative

Date: 8-10-26

By: _____
Its Duly Authorized Representative

Date: 8/13/26

ATTEST:

Yodit Glaze, City Clerk

(SEAL)

APPROVED AS TO FORM:

Raul F. Salinas, City Attorney

Office of the
South Gate City Clerk

AUG 20 2026

FILED

6:42pm

Item No. 8

City of South Gate

CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026**
Originating Department: **Parks & Recreation**

Department Head: tdelarosa *Tina De La Rosa*

City Manager: Rob Houston *Rob Houston*

SUBJECT: APPROVAL OF AMENDMENT OF CONTRACT NO. 2022-53-CC PROFESSIONAL SERVICES FOR SENIOR NUTRITION PROGRAM AGREEMENT WITH HUMAN SERVICES ASSOCIATION ("HSA")

RECOMMENDED ACTION: The City Council will consider:

a. Amending an agreement with Human Services Association to provide Congregate Meals at the Margaret Travis Senior Center along with the Meals on Wheels; and
b. Authorizing the Mayor to sign the agreement in a form acceptable to the City Attorney; and
c. Delegating authority to the Director of Parks & Recreation, or his designee, to sign and submit any additional documents.

FISCAL IMPACT: The Los Angeles County Agency on Aging provides grant funding to HSA to provide congregate meals for seniors. This funding covers the cost of preparing and serving the meals at each of the centers or through home delivery for the Meals on Wheels program. The City's costs associated with the program will be $18,233 over the one-year period, paid for with General Fund sources. The City uses the funds for the following items:

Operating Expenses for:

- Home delivered meals
- Plastic bags
- Fuel costs
- Congregate site meals
- Napkins, spoons, forks, plates, etc.
- Event supplies including decorations for events throughout the year – Valentine's Day, St. Patrick's Day, 4th of July, Thanksgiving, etc.

The total City annual expenditures will be: July 2026 through June 2027 - $18,233.00

ANALYSIS: The Los Angeles County Agency on Aging provides grant funding to City's and other organizations which provide senior nutrition programs at free or low-cost lunches and nutrition education for seniors. In both 2017 and 2022, the City of South Gate signed a four-year agreement with HSA to provide congregate meals for seniors, funded in part through the LA County grant, at the Margaret Travis Senior Center ("Senior Center" or "Center"). This agreement also included meal delivery for those seniors who cannot come to the Senior Center through a Meals on Wheels program. Meals are planned a month in advance by qualified nutrition staff at HSA in accordance with County standards and offered to all County residents ages 55 and above.

Participants 60 years and older are charged $3.00 per meal and participants 55-59 years of age are charged $7.00 per meal; however, if the individual is unable to pay that fee, then he/she is given a waiver in accordance with County guidelines. In the last full year of service (FY2025/2026), HSA served approximately 10,400 meals to South Gate seniors at the center.

The Congregate Nutrition Program (also referred to as congregate or senior meals) is part of the Elderly Nutrition Program. The program offers meals to mobile adults (ages 55 and older) at meal sites such as senior centers or parks. The goal of the program is to address the dietary needs of older adults and present opportunities for social engagement.

The program targets older adults with the greatest economic or social need, particularly older adults who are low-income, minority, and living in rural areas. The City has been operating the congregate meal program at the Senior Center in conjunction with the County since 2004. Prior to the signing of the contract in 2022, the Los Angeles County Agency on Aging conducted an RFP process to provide congregate meal service to all of LA County, and through that process HSA had been selected to provide service to the County area that includes the City of South Gate.

BACKGROUND: Typically, the HSA Senior Food Services contract is structured as a four-year agreement, with a 5% annual cost increase. However, due to the City's current financial situation and the need to carefully manage ongoing expenditures, staff recommends entering into a **one-year extension** rather than committing to a multi-year agreement at this time.

The one-year extension will allow the City to continue providing senior food services without interruption while providing an opportunity to reassess the City's financial position and available funding next year before considering a longer-term contract.

ATTACHMENTS: A. Contract No. 2022-53-CC
B. Amendment 1 To Contract No. 2022-53-CC

AGREEMENT FOR PROFESSIONAL SERVICESFOR SENIOR NUTRITION PROGRAM SERVICES BETWEEN THE CITY OF SOUTH GATE AND HUMAN SERVICES ASSOCIATION

This Agreement is made and entered into as of July 1, 2022, by and between the City of South Gate, a municipal corporation ("CITY"), and Human Services Association ("VENDOR"). City and Vendor are sometimes hereinafter individually referred to as a "Party" and collectively as "Parties."

RECITALS

WHEREAS, CITY does not have the personnel able and/or available to perform the services required under this agreement.

WHEREAS, CITY desires to contract out for catering and food services at the CITY's Senior Center.

WHEREAS, VENDOR has undertaken to fund, through County Senior Nutrition grants and other funding sources, and operate a nutrition program for senior citizens, a portion of which involves the service of congregate meals, home delivered meals and presenting of nutrition information.

WHEREAS, CITY desires, subject to the terms and conditions hereof, to utilize the CITY owned facility known as the Margaret Travis Senior Center and located at 4855 Tweedy Avenue in South Gate (hereinafter "FACILTY") to ensure efficient delivery of VENDOR' services to elderly residents.

NOW, THEREFORE, the Parties hereby agree as follows:

1. **SCOPE OF WORK**

1.1 CITY agrees to:

A. Provide financial subsidy in the amount of:
July 2022 through June 2023 - $15,750.00
July 2023 through June 2024 - $16,537.00
July 2024 through June 2025 - $17,364.00
July 2025 through June 2026 - $18,233.00

per year for congregate and home delivery meals operating expenses. This subsidy shall be payable in quarterly installments. VENDOR shall remit quarterly invoices to CITY clearly detailing the work completed during the prior quarter. CITY shall review said invoices and notify VENDOR in writing within ten (10) days of any disputed amounts. CITY shall pay all invoices, except those amounts which CITY disputes in good faith, within fifteen (15) days of receipt of the same up to total for each Fiscal Year.

B. Provide access to the FACILITY including kitchen, dining, storage and office space during hours that are mutually agreed upon by CITY and VENDOR.

C. Provide, at its sole cost and expense, all utilities, including without limitation heat, light, and telephone.

D. Provide custodial care and maintenance (set-up and take-down of chairs and tables as necessary, complete care of floors and all other heavy duty cleaning).

E. Maintain and repair the dishwashers, refrigerators, and ovens.

F. Provide periodic fumigation service for pest control.

G. Provide orientation to the Nutrition Site Manager and Kitchen Aide, employed by VENDOR to staff the FACILITY, in CITY general facility operations.

H. Meet with VENDOR management and staff to review provision of congregate nutrition services at FACILITY.

I. Provide input to VENDOR management for congregate and home delivery staff evaluations.

J. Schedule and obtain the annual fire and health inspections of the site, in accordance with the requirements of the Los Angeles County Department of Community and Senior Citizens Services.

K. Cooperate with the Los Angeles County Area Agency on Aging in the monitoring of the Project by VENDOR including the submittal of an In-Kind Services Agreement indicating the value of those items provided by the CITY as listed above.

1.2 VENDOR agrees to:

A. Provide necessary supplies and services, and perform tasks that are related directly to the provision of senior congregate and home delivery meals. The congregate and home delivery meals supervision will be in accordance with all applicable State, Federal and Local laws, Older Americans Act, and Los Angeles County Area Agency on Aging policies and procedures.

B. Provide Nutrition Site Managers, Kitchen Aides, Dishwasher, and Drivers,

and compensate these employees with wages, benefits and payroll taxes in compliance with all applicable federal, state and local labor laws, to handle: 1) Kitchen operation and serving of congregate meals; and 2) packing and delivery of home-delivered meals.

C. Conduct recruitment of the above staff, as necessary.

D. Train and coordinate the above staff in necessary policies and procedures such as food ordering and handling, emergencies, inter-site relations, etc.; for maintaining an integrated, area-wide nutrition program.

E. Provide monthly monitoring of food handling and sanitation, and nutrition education presentations at the site.

F. Provide congregate meals and home delivered meals daily in accordance with the current contract between VENDOR and the Los Angeles County Area Agency on Aging.

G. Provide CITY with monthly reports of the service performance level at the FACILTY for both congregate and home delivered meals.

H. Staff and operate the FACILTY during the agreed upon hours of operation on all regular business days on which CITY's Senior Center is open for business. VENDOR shall observe all federal and local holidays observed by CITY.

1.3 **Emergency Provisions.**

A. In the event that regular food delivery to the FACILITY is delayed, or not made, VENDOR shall, at its sole cost and expense, be responsible for negotiating with other providers for the delivery of emergency food supplies.

B. Each party shall give the other party 72 hours prior notice in the event that either VENDOR or CITY is unable to provide services on a regularly scheduled day due to other scheduling conflicts. In the event of an inability to provide services due to any unforeseeable circumstances, VENDOR and CITY shall jointly determine how to handle the situation in light of VENDOR emergency procedures.

2. **TERM OF AGREEMENT.** This Agreement will become effective on July 1, 2022, and will remain in effect for a period of 3 years from said date unless otherwise terminated by either party as provided herein.

2.1 **Concurrence with Grant Funding.** Primary funding for and the terms of this agreement are based upon VENDOR continuing status with the Los Angeles Area Agency on Aging as a recipient agency of the Senior Nutrition Grant for the South Gate Area. If at any time, due to VENDOR failure to meet all grant requirements or due to selection of another recipient by the County for this grant funding in the South Gate Area, this agreement will terminate on the last effective day of the grant agreement. In the event that the County should extend the current grant period for any reason, this agreement shall automatically extend on a month-to-month basis, to match the new County grant period.

3. **CITY AGENT.** The Director of Parks & Recreation, or his/her designee (DIRECTOR), for the purposes of this Agreement, is the agent for the CITY; whenever approval or authorization is required, VENDOR understands that the Director of Parks & Recreation, or his/her designee, has the authority to provide that approval or authorization.

4. **COMPENSATION FOR SERVICES.** The CITY shall pay the VENDOR for its professional services rendered and costs incurred pursuant to this Agreement in accordance with the Scope of Work's fee and cost schedule. No additional compensation shall be paid for any other expenses incurred, unless first approved by the Director of Parks & Recreation or his/her designee.

4.1 The VENDOR shall submit to the CITY, by not later than the 10th day of October, January, April and July, an invoice for the previous quarter, outlining total services provided with the total adjusted for any deductions or approved additional payments agreed upon for the previous quarter. The CITY shall pay the VENDOR all uncontested amounts set forth in the VENDOR's bill within 30 days after it is received.

5. **CONFLICT OF INTEREST.** The VENDOR represents that it presently has no interest and shall not acquire any interest, direct or indirect, in any real property located in the CITY which may be affected by the services to be performed by the VENDOR under this Agreement. The VENDOR further represents that in performance of this Agreement, no person having any such interest shall be employed by it.

5.1 The VENDOR represents that no City employee or official has a material financial interest in the VENDOR's business. During the term of this Agreement and/or as a result of being awarded this contract, the VENDOR shall not offer, encourage or accept any financial interest in the VENDOR's business by any City employee or official.

5.2 If a portion of the VENDOR's services called for under this Agreement shall ultimately be paid for by reimbursement from and through an agreement with a developer of any land within the CITY or with a CITY franchisee, the VENDOR warrants that it has not performed any work for such developer/franchisee within

the last 12 months, and shall not negotiate, offer or accept any contract or request to perform services for that identified developer/franchisee during the term of this Agreement.

6. GENERAL TERMS AND CONDITIONS.

6.1 Termination. Either the DIRECTOR or the VENDOR may terminate this Agreement, with or without cause, by giving the other party thirty (30) days written notice of such termination and the effective date thereof. Upon termination, VENDOR shall be entitled to be paid for the services rendered through the date of termination in accordance with the fee and cost schedule referenced in Section 4.0 above.

6.2 Non-Assignability. The VENDOR shall not assign or transfer any interest in this Agreement without the express prior written consent of the CITY.

6.3 Non-Discrimination. The VENDOR shall not discriminate as to race, creed, gender, color, national origin or sexual orientation in the performance of its services and duties pursuant to this Agreement, and will comply with all applicable laws, ordinances and codes of the Federal, State, County and City governments.

6.4 Insurance. The VENDOR shall submit to the CITY certificates indicating compliance with the following minimum insurance requirements no less than one (1) day prior to beginning of performance under this Agreement:

(a) Workers Compensation Insurance as required by law. The VENDOR shall require all subcontractors similarly to provide such compensation insurance for their respective employees.

(b) Comprehensive general and automobile liability insurance protecting the VENDOR in amounts not less than $1,000,000 for personal injury to any one person, $1,000,000 for injuries arising out of one occurrence, and $500,000 for property damages or a combined single limit of $1,000,000. Each such policy of insurance shall:

1) Be issued by a financially responsible insurance company or companies admitted and authorized to do business in the State of California or which is approved in writing by CITY.

2) Name and list as additional insured the CITY, its officers and employees.

3) Specify its acts as primary insurance.

4) Contain a clause substantially in the following words: "It is hereby understood and agreed that this policy shall not be canceled nor materially changed except upon thirty (30) days prior written notice to the CITY of such cancellation or material change."

5) Cover the operations of the VENDOR pursuant to the terms of this Agreement.

6.5 **Indemnification.** VENDOR agrees to hold harmless, indemnify and defend the CITY, its employees, agents and affiliates, for any and all loss or liability of any nature whatsoever arising out of or in any way connected with VENDOR's performance of this agreement, including loss or liability caused by the CITY's negligence, except loss or liability caused by the CITY's sole willful conduct or active negligence.

6.6 **Compliance With Applicable Law.** The VENDOR and the CITY shall comply with all applicable laws, ordinances and codes of the Federal, State, County and City governments.

6.7 **Independent Contractor.** This Agreement is by and between the CITY and the VENDOR and is not intended, and shall not be construed, to create the relationship of agency, servant, employee, partnership, joint venture or association, as between the CITY and the VENDOR.

6.7.1. The VENDOR shall be an independent contractor, and shall have no power to incur any debt or obligation for or on behalf of the CITY. Neither the CITY nor any of its officers or employees shall have any control over the conduct of the VENDOR, or any of the VENDOR's employees, except as herein set forth, and the VENDOR expressly warrants not to, at any time or in any manner, represent that it, or any of its agents, servants or employees are in any manner employees of the CITY, it being distinctly understood that the VENDOR is and shall at all times remain to the CITY a wholly independent contractor and the VENDOR's obligations to the CITY are solely such as are prescribed by this Agreement.

6.7.2. **Business License Required.** According to Title 2.08.40 of the South Gate Municipal Code, a business license will be required prior to doing business within the CITY, even if the business is located outside of the CITY. Verification of a valid South Gate business license will be required prior to start of work and any fees associated with the acquisition or maintenance of such business license shall

be the sole responsibility of the VENDOR.

6.8 Legal Construction.

(a) This Agreement is made and entered into in the State of California and shall in all respects be interpreted, enforced and governed under the laws of the State of California.

(b) This Agreement shall be construed without regard to the identity of the persons who drafted its various provisions. Each and every provision of this Agreement shall be construed as though each of the parties participated equally in the drafting of same, and any rule of construction that a document is to be construed against the drafting party shall not be applicable to this Agreement.

(c) The article and section, captions and headings herein have been inserted for convenience only and shall not be considered or referred to in resolving questions of interpretation or construction.

(d) Whenever in this Agreement the context may so require, the masculine gender shall be deemed to refer to and include the feminine and neuter, and the singular shall refer to and include the plural.

6.9 Counterparts. This Agreement may be executed in counterparts and as so executed shall constitute an Agreement which shall be binding upon all parties hereto.

6.10 Waiver; Remedies Cumulative. Failure by a party to insist upon the performance of any of the provisions of this Agreement by the other party, irrespective of the length of time for which such failure continues, shall not constitute a waiver of such party's right to demand compliance by such other party in the future. No waiver by a party of a default or breach of the other party shall be effective or binding upon such party unless made in writing by such party, and no such waiver shall be implied from any omissions by a party to take any action with respect to such default or breach. No express written waiver of a specified default or breach shall affect any other default or breach, or cover any other period of time, other than any default or breach and/or period of time specified. All of the remedies permitted or available to a party under this Agreement, or at law or in equity, shall be cumulative and alternative, and invocation of any such right or remedy shall not constitute a waiver or election of remedies with respect to any other permitted or available right of remedy.

6.11 Mitigation of Damages. In all such situations arising out of this Agreement, the

parties shall attempt to avoid and minimize the damages resulting from the conduct of the other party.

6.12 **Partial Invalidity.** If any provision in this Agreement is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions will nevertheless continue in full force without being impaired or invalidated in any way.

6.13 **Attorneys' Fees.** The parties hereto acknowledge and agree that each will bear his or its own costs, expenses and attorneys' fees arising out of and/or connected with the negotiation, drafting and execution of the Agreement, and all matters arising out of or connected therewith except that, in the event any action is brought by any party hereto to enforce this Agreement, the prevailing party in such action shall be entitled to reasonable attorneys' fees and costs in addition to all other relief to which that party or those parties may be entitled.

6.14 **Entire Agreement.** This Agreement constitutes the whole agreement between the CITY and the VENDOR, and neither party has made any representations to the other except as expressly contained herein. Neither party, in executing or performing this Agreement, is relying upon any statement or information not contained in this Agreement. Any changes or modifications to this Agreement must be made in writing appropriately executed by both the CITY and the VENDOR.

6.15 **Notices.** Any notice required to be given hereunder shall be deemed to have been given by depositing said notice in the United States mail, postage prepaid, and addressed as follows:

TO CITY: Steve Costley
Director of Parks & Rec
City of South Gate
4900 Southern Avenue
South Gate, CA 90280
TEL: (323) 563-5494
Email: scostley@sogate.org

With CC to:
City Clerk, City of SG
8650 California Avenue
South Gate, CA 90280

TO VENDOR: Ricardo Mota
Executive Director
Human Services Association
6423 Florence Place
Bell Gardens, CA 90201
TEL: (562) 806-5400
Email: ricardo.mota@hsala.org

6.16 **Warranty Of Authorized Signatories.** Each of the signatories hereto warrants and represents that he or she is competent and authorized to enter into this Agreement on behalf of the party for whom he or she purports to sign.

6.17 **Consultation With Attorney.** CONTRACTOR warrants and represents that it has consulted with an attorney or knowingly and voluntarily decided to forgo such a consultation.

6.18 **Interpretation Against Drafting Party.** CITY and CONTRACTOR agree that they have cooperated in the review and drafting of this agreement. Accordingly, in the event of any ambiguity, neither side may claim that the interpretation of the agreement shall be construed against either party solely because that party drafted all or a portion of the agreement, or the clause at issue.

7. **EFFECTIVE DATE.** The effective date of this Agreement is July 12, 2022, and will remain in effect through and until project completion, unless otherwise terminated in accordance with the terms of this Agreement.

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed and attested by their respective officers thereunto duly authorized.

CITY OF SOUTH GATE:

By: _____
Al Rios, Mayor

ATTEST:

By: _____
Yodit Glaze, City Clerk
(SEAL)

APPROVED AS TO FORM:

By: _____
Raul F. Salinas, City Attorney

HUMAN SERVICES ASSOCIATION:

By: _____
Ricardo Mota, Executive Director

AMENDMENT NO. 1 TO CONTRACT NO. 2022-53-CC FOR FOR PROFESSIONAL SERVICES FOR SENIOR NUTRITION PROGRAM SERVICES BETWEEN THE CITY OF SOUTH GATE AND HUMAN SERVICES ASSOCIATION

This Amendment No. 1 to Contract No. 2022-53-CC for Professional Senior Nutrition Program Services ("Agreement") is made and entered into on July 1, 2026, by and between the City of South Gate, a municipal corporation ("City"), and Human Services Association Inc., a California corporation ("Consultant"). City and Consultant are sometimes hereinafter individually referred to as a "Party" and collectively as "Parties."

RECITALS

WHEREAS, on July 1, 2022, the City Council approved Contract No. 2022-53-CC with Consultant ("Agreement") for Agreement for Professional Services for Senior Nutrition Program Services in the amount of **Eighteen Thousand Two Hundred Thirty-Three ($18,233);**

WHEREAS, City and Consultant desire to execute Amendment No. 1 to Contract No. 2022-53-CC for Professional Senior Nutrition Program Services, in an amount not to exceed **Sixty-Seven Thousand Eight Hundred Eighty-Four ($67,884),** under the terms and conditions of the Agreement and Amendment No. 1 bringing the aggregate total of the Agreement and Amendment No. 1 **Eighty-Seven Thousand One Hundred Seventeen ($86,117).**

NOW, THEREFOR, the Parties hereby agree as follows:

1. MODIFICATION TO AGREEMENT

1.1 SCOPE OF WORK

City hereby engages Consultant, and Consultant accepts such engagement, to perform the services set forth in the Scope of Services as described in Exhibit "A" attached hereto and made part of this Agreement. The Scope of Services may be mutually amended from time to time by both Parties in writing.

1.2 COMPENSATION. The total amount of compensation for the Agreement and Amendment No. 1 shall not exceed the sum of **Eighteen Thousand Two Hundred Thirty-Three ($18,233),** City shall pay Consultant for its professional services rendered and reasonable costs incurred pursuant to the Agreement and Amendment No. 1. No additional compensation shall be paid for any other expenses incurred unless first approved by the City Manager.

1.2.1 No payment made hereunder by City to Consultant, other than the final payment, shall be construed as an acceptance by City of any work or materials, nor as evidence of satisfactory performance by the Consultant of its obligations under this agreement.

1.2.2 The Consultant shall submit to the City a bill of services within 15 calendar

days after the end of each month. The City shall pay the consultant within forty-five (45) days of receipt of this invoice.

1.3 **TERM OF AGREEMENT.** This Agreement will remain in effect through June 30, 2027, unless otherwise expressly extended and agreed to by both Parties in writing, or terminated by either Party as provided herein.

2. **EFFECT OF AMENDMENT.** Except as expressly amended herein, all other terms and conditions of the Agreement and its Amendments, Attachments and Exhibits attached hereto, shall remain in full force. City reserves the right to augment or reduce the scope of work as the City deems necessary.

3. **CALIFORNIA LEVINE ACT DISCLOSURE STATEMENT.** In accordance with California SB1439 extended requirements under Government Code Section 84308, also known as the "Levine Act," a disclosure must be filed of political contributions totaling more than two hundred fifty dollars ($250) within the previous twelve (12) months, and for three (3) months following the date a final decision is made to award an agreement. Therefore, the City requires that Consultant fill out the California Levine Act Disclosure Statement form available on the City website and submit it to the City Clerk's Office prior to the approval of this Amendment.

[Remainder of page left blank intentionally.]

IN WITNESS WHEREOF, the Parties hereto have caused this Amendment No. 1 to be executed and attested by their respective officers hereunto duly authorized.

CITY OF SOUTH GATE:

By: _____
Joshua Barron, Mayor

Dated: _____

ATTEST:

By: _____
Yodit Glaze, City Clerk
(SEAL)

APPROVE AS TO FORM:

By: _____
Raúl F. Salinas, City Attorney

DRAFT

HUMAN SERVICES ASSOCIATION:

By: _____
Ricardo Mota, Executive Director

Dated: _____

Item No. 9

Office of the
South Gate City Clerk

AUG 20 2026

FILED

9:57 am

City of South Gate

CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026**
Originating Department: **Public Works**

Department Director: Arturo Cervantes
Arturo Cervantes

City Manager: Rob Houston
Rob Houston

SUBJECT: RESOLUTION APPROVING FINAL TRACT MAP NO. 84531 FOR THE SUBDIVISION OF ONE PARCEL INTO A 54-UNIT RESIDENTIAL CONDOMINIUM DEVELOPMENT LOCATED AT 10130 ADELLA AVENUE

PURPOSE: To approve Final Tract Map No. 84531, allowing the property at 10130 Adella Avenue to be subdivided for the development of 54 residential condominiums, in accordance with state law.

RECOMMENDED ACTIONS: The City Council will consider:

a. Adopting a Resolution approving Final Tract Map No. 84531 for the subdivision of one parcel into a 54-unit residential condominium development located at 10130 Adella Avenue, in accordance with the Subdivision Map Act and applicable state law; and
b. Authorizing the Mayor to execute the Resolution in a form acceptable to the City Attorney.

FISCAL IMPACT: None.

ANALYSIS: The proposed development at **10130 Adella Avenue** consists of 54 new residential condominium units on a 2.02-acre property. The development includes three-story attached townhomes within six buildings, with a mix of three- and four-bedroom units ranging from approximately 1,304 to 1,705 square feet. As part of the development process, the property must be formally subdivided for condominium purposes. Final Tract Map No. 84531 is the legal map that completes this subdivision and reflects the development previously approved through the tentative tract map process.

At this stage, the City Council is not being asked to reconsider the development or the previously approved tentative tract map. Those approvals have already occurred. The action before the City Council is to approve the Final Tract Map after confirming that it complies with the previously approved subdivision and applicable legal requirements.

The Department of Public Works has reviewed Final Tract Map No. 84531 and determined that it complies with the requirements of the Subdivision Map Act and applicable state law. With the required reviews complete, the Final Tract Map is ready for City Council approval. Approval of the map is the final City action required to complete the subdivision process.

BACKGROUND: The subdivision of the property has gone through several stages of review and approval. The process began with consideration of Vesting Tentative Tract Map No. 84531, which established the proposed subdivision of the property for the 54-unit condominium development.

On March 18, 2025, the Planning Commission approved Vesting Tentative Tract Map No. 84531. The tentative map established the basic layout and framework for subdividing the property for condominium purposes and allowed the applicant to proceed with preparation of the Final Tract Map.

On April 7, 2025, an appeal was filed challenging the Planning Commission's approval of the Vesting Tentative Tract Map. The City Council considered the appeal on May 27, 2025, and upheld the Planning Commission's decision, allowing the subdivision process to continue.

Following those approvals, the applicant prepared Final Tract Map No. 84531. The Final Tract Map is the formal subdivision document required to complete the process and is intended to reflect the subdivision previously approved through the tentative tract map.

The Department of Public Works subsequently reviewed the Final Tract Map for compliance with the applicable requirements of the Subdivision Map Act and State law and determined that the map satisfies those requirements. Accordingly, Final Tract Map No. 84531 is now being presented to the City Council for approval as the final step in the City's subdivision process.

ATTACHMENTS: A. Proposed Resolution
B. Final Tract Map 84531

GD:ky

RESOLUTION NO. _____

CITY OF SOUTH GATE
LOS ANGELES COUNTY, CALIFORNIA

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA, APPROVING FINAL TRACT MAP NO. 84531 FOR 10130 ADELLA AVENUE

WHEREAS, the Planning Division received an application from Nick Patterson, on behalf of City Ventures, for the approval of a Vesting Tentative Tract Map ("TTM") to allow the subdivision of one parcel into 54 condominium units in connection with a proposed residential development located at 10130 Adella Avenue (the "Project"); and

WHEREAS, the Project site comprises approximately 2.02 acres, identified as assessor's parcel number 6221-026-020, the Project involves new construction of 54 residential units comprising three-story attached townhomes in six buildings; and

WHEREAS, on March 18, 2025, the Planning Commission adopted Resolution No. 2025-03 to approve Vesting TTM No. 84531; and

WHEREAS, on April 7, 2025, a timely appeal was filed by Jose Morales on behalf of South Gate Progress Partners, challenging the Planning Commission's decision to approve Vesting Tentative Tract Map No. 84531 and to classify the project as categorically exempt; and

WHEREAS, on May 27, 2025, City Council approved the development after it conducted a duly noticed public hearing to consider the matter, at which this City Council considered information presented by the Community Development Department, the Applicant and Jose Morales; and

WHEREAS, staff has conducted the necessary investigations to ensure that the proposed division of land is consistent with the purposes and requirements of the City's Subdivision Ordinance. The Department of Public Works has reviewed Final Tract Map No. 84531 and determined that the map complies with applicable State law; and

WHEREAS, South Gate Municipal Code Title 12 (Subdivisions), Chapter 12.12 (Requirements), Section 12.12.030 (Final Map), requires City Council approval of a Final Parcel Map prior to its release to the County for recordation.

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

SECTION 1. The City Council does hereby find and declares that the foregoing recitals are true and correct and incorporated herein by reference.

SECTION 2. The City Council hereby approves Final Tract Map No. 84531.

SECTION 3. The City Clerk shall certify the adoption of this Resolution, which shall be effective upon its adoption.

PASSED, APPROVED and **ADOPTED** this **25th** day of **August 2026**.

CITY OF SOUTH GATE:

By: _____
Joshua Barron, Mayor

ATTESTED:

By: _____
Yodit Glaze, City Clerk
(SEAL)

APPROVED AS TO FORM:

By: _____
Raúl F. Salinas, City Attorney

DRAFT

1 NUMBERED LOT
AREA: 2.014 ACRES

TRACT NO. 84531

SHEET 1 OF 3 SHEETS

IN THE CITY OF SOUTH GATE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA
BEING A SUBDIVISION OF A PORTION OF LOT 9 OF TRACT NO. 2778, AS PER MAP RECORDED IN BOOK 30, PAGES 84 AND 85, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.
FOR CONDOMINIUM PURPOSES

DANE P. MCDOUGALL
L.S. 9297

C&V CONSULTING, INC.

DATE OF SURVEY:
APRIL 2024

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LANDS INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION.

WE HEREBY DEDICATE TO THE CITY OF SOUTH GATE THE EASEMENT FOR INGRESS AND EGRESS FOR EMERGENCY AND PUBLIC SECURITY VEHICLE PURPOSES, AS SHOWN ON SAID MAP.

CITY VENTURES HOMEBUILDING, LLC, A DELAWARE LIMITED LIABILITY COMPANY. (OWNER)

BY: _____ BY: _____
NAME: _____ NAME: _____
TITLE: _____ TITLE: _____

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA }
COUNTY OF _____ } SS

ON _____, BEFORE ME, _____,

NOTARY PUBLIC, PERSONALLY APPEARED _____

_____, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:

SIGNATURE _____
NAME _____

MY PRINCIPAL PLACE OF BUSINESS IS IN _____ COUNTY
MY COMMISSION NO. _____
MY COMMISSION EXPIRES _____

CONDOMINIUM NOTE

THIS SUBDIVISION IS APPROVED AS A CONDOMINIUM PROJECT FOR 54 UNITS, WHEREBY THE OWNERS OF THE UNITS OF AIR SPACE WILL HOLD AN UNDIVIDED INTEREST IN THE COMMON AREAS OF LOT 1 WHICH WILL, IN TURN, PROVIDE THE NECESSARY ACCESS AND UTILITY EASEMENTS FOR THE UNITS.

SIGNATURE OMISSIONS

THE SIGNATURES OF THE PARTIES NAMED HEREINAFTER AS OWNERS OF THE INTEREST SET FORTH, HAVE BEEN OMITTED UNDER PROVISIONS OF SECTION 66436(a)(3)(A)(i–viii) OF THE SUBDIVISION MAP ACT, AS THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY

SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, HOLDER OF AN EASEMENT FOR AN ELECTRIC LINE AND INCIDENTAL PURPOSES PER DOCUMENT RECORDED APRIL 5, 1955 AS INSTRUMENT NO. 2315 OF OFFICIAL RECORDS.

SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, HOLDER OF AN EASEMENT FOR POLE AND APPURTENANT ELECTRICAL FACILITIES AND INCIDENTAL PURPOSES PER DOCUMENT RECORDED NOVEMBER 4, 1955 AS INSTRUMENT NO. 3848 OF OFFICIAL RECORDS.

SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, HOLDER OF AN EASEMENT FOR POLE LINES AND INCIDENTAL PURPOSES PER DOCUMENT RECORDED MAY 1, 1956 AS INSTRUMENT NO. 4289 IN BOOK 51054, PAGE 206 OF OFFICIAL RECORDS.

THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, A CORPORATION, HOLDER OF AN EASEMENT FOR UNDERGROUND TELEPHONE, TELEGRAPH AND COMMUNICATION STRUCTURES AND INCIDENTAL PURPOSES PER DOCUMENT RECORDED NOVEMBER 16, 1965 AS INSTRUMENT NO. 3191 OF OFFICIAL RECORDS.

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A TRUE AND COMPLETE FIELD SURVEY BY ME OR UNDER MY DIRECTION IN APRIL 2022, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF CITY VENTURES HOMEBUILDING, IN APRIL 2024. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP; THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE OR WILL BE WITHIN 24 MONTHS FROM THE FILING DATE OF THIS MAP, AND THAT THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

_____ _____
DANE P. MCDOUGALL DATE
L.S. 9297

PROFESSIONAL LAND SURVEYOR — DANE P. MCDOUGALL — L.S. 9297 — STATE OF CALIFORNIA

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP AND THAT IT CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP AND ALL APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF LOCAL ORDINANCES OF THE CITY OF SOUTH GATE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT SECTION 66442 (A)(1), (2), AND (3) HAVE BEEN COMPLIED WITH.

_____ _____
ARTURO CERVANTES DATE
ASSISTANT CITY MANAGER/DIRECTOR OF PUBLIC WORKS, CITY OF SOUTH GATE
R.C.E. 60535

REGISTERED PROFESSIONAL ENGINEER — ARTURO CERVANTES — 60535 — Exp. _____ — CIVIL — STATE OF CALIFORNIA

CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

_____ _____
DAVID O. KNELL DATE
CONTRACT CITY SURVEYOR, CITY OF SOUTH GATE
L.S. 5301

PROFESSIONAL LAND SURVEYOR — DAVID O. KNELL — No. 5301 — STATE OF CALIFORNIA

CITY CLERK'S CERTIFICATE

I HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF SOUTH GATE AT A MEETING HELD _____ APPROVED THE ATTACHED MAP,

AND DID ACCEPT ON BEHALF OF THE CITY OF SOUTH GATE THE EASEMENT FOR INGRESS AND EGRESS FOR EMERGENCY AND PUBLIC SECURITY VEHICLE PURPOSES, AS DEDICATED.

_____ _____
YODIT GLAZE DATE
CITY CLERK, CITY OF SOUTH GATE

PLANNING COMMISSION'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP AND THAT IT CONFORMS SUBSTANTIALLY WITH THE TENTATIVE MAP AND ALL APPROVED ALTERATIONS THEREOF; AND THAT THE CITY PLANNING COMMISSION REVIEWED AND APPROVED THIS MAP ON _____,

_____ _____
SECRETARY OF THE CITY PLANNING DATE
COMMISSION, CITY OF SOUTH GATE

SPECIAL ASSESSMENT'S CERTIFICATE

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS LEVIED UNDER THE JURISDICTION OF THE CITY OF SOUTH GATE TO WHICH THE LAND INCLUDED IN THE WITHIN SUBDIVISION OR ANY PART THEREOF IS SUBJECT, AND WHICH MAY BE PAID IN FULL, HAVE BEEN PAID IN FULL.

_____ _____
CITY TREASURER, CITY OF SOUTH GATE DATE

COUNTY TAX CERTIFICATES

I HEREBY CERTIFY THAT SECURITY IN THE AMOUNT OF $_____ HAS BEEN FILED WITH THE EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES AS SECURITY FOR THE PAYMENT OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES ON THE LAND SHOWN ON MAP OF TRACT NO. 84531 AS REQUIRED BY LAW.

EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BY _____ _____
DEPUTY DATE

I HEREBY CERTIFY THAT ALL CERTIFICATES HAVE BEEN FILED AND DEPOSITS HAVE BEEN MADE THAT ARE REQUIRED UNDER THE PROVISIONS OF SECTIONS 66492 AND 66493 OF THE SUBDIVISION MAP ACT.

EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BY _____ _____
DEPUTY DATE

TRACT NO. 84531

IN THE CITY OF SOUTH GATE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA
FOR CONDOMINIUM PURPOSES

DANE P. MCDOUGALL
L.S. 9297

C&V CONSULTING, INC.

DATE OF SURVEY:
APRIL 2024

MONUMENT NOTES

(1) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF N65°13'01"W 2.15' FROM ESTABLISHED CENTERLINE END OF CURVE.

(2) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF N78°19'02"W 2.05' FROM ESTABLISHED CENTERLINE BEGINNING OF CURVE.

(3) FOUND MAG AND WASHER "RCE 28918", NO REFERENCE. OFF N82°00'07"W 2.08' FROM ESTABLISHED CENTERLINE CURVE POINT OF INTERSECTION.

(4) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF N81°36'00"W 1.93' FROM ESTABLISHED CENTERLINE END OF CURVE.

(5) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF N76°30'43"W 1.76' FROM ESTABLISHED CENTERLINE BEGINNING OF CURVE.

(6) FOUND MAG AND WASHER "RCE 28918", NO REFERENCE. OFF N76°10'54"W 1.64' FROM ESTABLISHED CENTERLINE CURVE POINT OF INTERSECTION.

(7) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF N80°56'41"W 1.70' FROM ESTABLISHED CENTERLINE END OF CURVE.

(8) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF S84°15'27"W 2.08' FROM ESTABLISHED CENTERLINE BEGINNING OF CURVE.

(9) FOUND MAG AND WASHER "RCE 28918", NO REFERENCE. OFF S84°25'53"W 2.08' FROM ESTABLISHED CENTERLINE CURVE POINT OF INTERSECTION.

(10) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF S83°54'23"W 2.09' FROM ESTABLISHED CENTERLINE END OF CURVE.

(11) FOUND GEAR SPIKE AND WASHER "RCE 28918", NO REFERENCE. OFF S55°31'03"W 2.66' FROM ESTABLISHED CENTERLINE INTERSECTION.

(12) FOUND LEAD, TACK, AND TAG "RCE 28918", ON CONCRETE SIDEWALK, NO REFERENCE. OFF N82°44'37"W 2.11' FROM CORNER.

(13) FOUND LEAD, TACK, AND TAG "RCE 28918", ON CONCRETE SIDEWALK, NO REFERENCE. OFF N80°14'59"W 1.79' FROM CORNER.

(14) FOUND 2" IRON PIPE WITH CONCRETE PLUG AND TACK PER R1, DOWN 1.3'.

(15) FOUND 1-1/2" IRON PIPE WITH NAIL AND TAG, ILLEGIBLE, DOWN 1.5'. ACCEPTED AS ANGLE POINT IN E'LY LINE OF LOT 3, TRACT NO. 13311, M.B. 276/35-36, PER R1.

○ INDICATES 2" IRON PIPE TAGGED "LS 9297"; OR LEAD, TACK, AND TAG "LS 9297"; OR NAIL AND TAG "LS 9297" TO BE SET.

● INDICATES FOUND MONUMENT AS NOTED.

ESTABLISHMENT NOTES

(A) HELD RECORD ANGLE OF 87°30'16" FROM THE EAST LINE OF R1.

(B) HELD RECORD ANGLE OF 92°17'45" FROM THE CENTERLINE OF ADELLA AVENUE PER R1.

(C) HELD PARALLEL WITH THE SOUTHERLY LINE OF LOTS 8 AND 9 OF R2.

(D) ESTABLISHED BY HOLDING CURVE TANGENT TO THE CENTERLINE WITH RECORD RADIUS DATA SHOWN PER R3.

(E) ESTABLISHED CENTERLINE PARALLEL AND 10.00' WESTERLY FROM THE FORMER CENTERLINE OF ADELLA AVENUE AND W'LY LINE LOT 9, R2.

(F) ESTABLISHED CENTERLINE FROM BEST FIT LINE OF NORTHERLY CURB FACE.

(G) SEARCHED, FOUND NOTHING. ESTABLISHED THE SOUTHWEST CORNER OF LOT 9 OF R2 BY HOLDING RECORD DISTANCE OF 865.47' FROM (14), PER R1.

(H) ESTABLISHED CENTERLINE FROM SPLIT OF CURBS.

EASEMENT NOTES

[A] AN EASEMENT FOR INGRESS AND EGRESS FOR EMERGENCY AND PUBLIC SECURITY VEHICLE PURPOSES DEDICATED TO THE CITY OF SOUTH GATE.

[B] AN EASEMENT FOR AN ELECTRIC LINE AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, PER DOCUMENT RECORDED APRIL 5, 1955 AS INSTRUMENT NO. 2315 OF OFFICIAL RECORDS.

[C] AN EASEMENT FOR POLE LINES AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, PER DOCUMENT RECORDED MAY 1, 1956 AS INSTRUMENT NO. 4269 IN BOOK 51054, PAGE 206 OF OFFICIAL RECORDS.

[D] AN EASEMENT FOR UNDERGROUND TELEPHONE, TELEGRAPH AND COMMUNICATION STRUCTURES AND INCIDENTAL PURPOSES IN FAVOR OF THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, A CORPORATION PER DOCUMENT RECORDED NOVEMBER 16, 1965 AS INSTRUMENT NO. 3191 OF OFFICIAL RECORDS.

– AN EASEMENT FOR POLE AND APPURTENANT ELECTRICAL FACILITIES AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, PER DOCUMENT RECORDED NOVEMBER 4, 1955 AS INSTRUMENT NO. 3848 OF OFFICIAL RECORDS. THE LOCATION OF SAID EASEMENT IS BASED UPON PHYSICAL IMPROVEMENTS WHICH NO LONGER EXIST.

LEGEND AND REFERENCES

——●——●—— INDICATES THE BOUNDARY OF THE LAND BEING SUBDIVIDED BY THIS MAP.

R1 – TRACT NO. 12697, M.B. 283/6-7.

R2 – TRACT NO. 2778, M.B. 30/84-85.

R3 – CONSTRUCTION AS-BUILT PLANS ENTITLED "CITY OF SOUTH GATE DEPARTMENT OF PUBLIC WORKS PLANS FOR THE CONSTRUCTION OF STREET IMPROVEMENTS ON LEGACY LANE FROM 60' SOUTH OF TWEEDY BOULEVARD TO BURTIS STREET ON BURTIS STREET FROM LEGACY PLACE TO 460' N/O LEGACY PLACE CITY PROJECT NO. 519-ST" PREPARED BY FPL AND ASSOCIATES, DATED 1-04-2016, ON FILE AT THE CITY OF SOUTH GATE DEPARTMENT OF PUBLIC WORKS. SHEETS C-4 THROUGH C-7.

* – INDICATES RECORD DISTANCE CALCULATED FROM CENTERLINE STATIONING PER R3

( ) – INDICATES MEASURED OR RECORD DATA PER NOTED REFERENCE.

SURVEYOR'S BOUNDARY ESTABLISHMENT DISCUSSION

A NUMBER OF MONUMENTS WERE FOUND SURROUNDING THIS PROPERTY TAGGED "RCE 28918" AND LOCATED DURING THE FIELD SURVEY, HOWEVER NO PUBLIC RECORDS APPEAR TO EXIST SHOWING HOW THESE MONUMENTS WERE SET OR WHAT LINES OF CONTROL THEY ARE ESTABLISHING. THE ENGINEER OF RECORD AND OFFICES OF P.A. ARCA ENGINEERING, INC. WERE CONTACTED TO REQUEST ANY AVAILABLE INFORMATION REGARDING THESE MONUMENTS, HOWEVER THE RESPONSES RECEIVED INDICATED THE ENGINEER OF RECORD WAS UNABLE OR UNWILLING TO PROVIDE C&V CONSULTING, INC. WITH SUCH DATA STATING THAT IT SHOULD BE OBTAINED FROM COUNTY RECORDS AND CITY RECORDS.

A TITLE SEARCH WAS PERFORMED FOR THE SURROUNDING PROPERTIES WHICH LOCATED THE RECORD DOCUMENT FOR LEGACY LANE, INSTRUMENT NO. 20171405200 OF OFFICIAL RECORDS. SAID DOCUMENT CONTAINS A LEGAL DESCRIPTION STAMPED BY R.C.E. 28918 WHICH MAKES REFERENCE TO THE FILING OF PARCEL MAP NO. 71904 AND HOW ONCE THE MAP IS RECORDED, IT SHALL SUPERCEDE THE RECORDED DESCRIPTION.

COUNTY OF LOS ANGELES LAND DEVELOPMENT DIVISION STAFF WERE CONTACTED AND ULTIMATELY CONFIRMED A RECORDED PARCEL MAP NO. 71904 DOES NOT EXIST.

CITY OF SOUTH GATE STAFF WERE CONTACTED, BUT WERE UNABLE TO LOCATE ANY RECENT SURVEY DOCUMENTS FOR THIS AREA AND CLAIMED THIS MAP HAS NEVER BEEN SUBMITTED TO THE CITY. A SEARCH OF CITY COUNCIL AGENDAS CONFIRMS PARCEL MAP NO. 71904 WAS NEVER PRESENTED FOR CITY COUNCIL APPROVAL.

THE CITY OF SOUTH GATE WAS ABLE TO PROVIDE C&V CONSULTING, INC. WITH THE AS-BUILT DRAWINGS FOR LEGACY LANE'S CONSTRUCTION. USING THIS INFORMATION AND PHYSICAL EVIDENCE OBSERVED AND LOCATED AT THE TIME OF THE FIELD SURVEY A RECONSTRUCTION OF THE STREET CENTERLINES WAS CREATED AND THE PROPERTY LINES OF CONTROL WERE ESTABLISHED FROM THERE. THE FOUND MONUMENTS "RCE 28918" ARE SIGNIFICANTLY OFF FROM THESE RECONSTRUCTED LINES OF CONTROL AND ARE NOTED AS SUCH IN THE MONUMENT NOTES.

AN EXTENSIVE SEARCH FOR OTHER SURROUNDING MONUMENTS WAS MADE THROUGHOUT THE AREA IN AN ATTEMPT TO CORROBORATE THESE RECONSTRUCTED LINES OF CONTROL. ULTIMATELY THIS BOUNDARY IS BASED ON THE LOCATION OF (14) AND (15), AND THE HELD RECORD RELATIONSHIP BETWEEN THESE POINTS AS SHOWN ON R1 AND CENTERLINE OF IMPROVEMENTS FOR LEGACY LANE. ADDITIONAL MONUMENTS WERE LOCATED NORTH OF LEGACY HIGH SCHOOL ON WOOD AVENUE AND ATLANTIC AVENUE AS WELL AS MONUMENTS LOCATED EAST OF THE LOS ANGELES RIVER AND INTERSTATE 710 FREEWAY, ALL OF WHICH WERE NOT SUFFICIENT TO MAKE ANY CONCLUSIVE DETERMINATION. SOUTH OF THE PROPERTY, 4 PUNCH MARKS IN A MANHOLE RIM WERE LOCATED AT THE APPARENT CENTERLINE INTERSECTION OF ADELLA AVENUE AND ALDRICH ROAD (SOUTHERLY), HOWEVER NO RECORD EXISTS SHOWING THE SETTING OF THESE PUNCHES AND THE INTERSECTING POINT DOES NOT FIT TO THE PHYSICAL CENTERLINE OF THOSE STREET IMPROVEMENTS. FINALLY A LEAD, TACK, AND TAG "LS 7123" WAS FOUND IN THE INTERSECTION OF ALDRICH ROAD AND WRIGHT ROAD, HOWEVER UPON CONTACTING THE OFFICES OF L.S. 7123, SURVEYING & DRAFTING SERVICES, INC., THEY WERE UNABLE TO LOCATE ANY RECORD FOR A SURVEY IN THAT AREA OR WHAT THAT POINT REPRESENTS.

MONUMENT SEARCH NOTES

R1 – REAR CORNERS OF LOTS 147 THROUGH 161 WERE SEARCHED FOR 1-1/2" IRON PIPES, NONE WERE FOUND. FRONT CORNERS WERE SEARCHED FOR A CREASE IN THE EDGE OF SIDEWALK, HOWEVER NO OBVIOUS MARKINGS COULD BE DETERMINED.

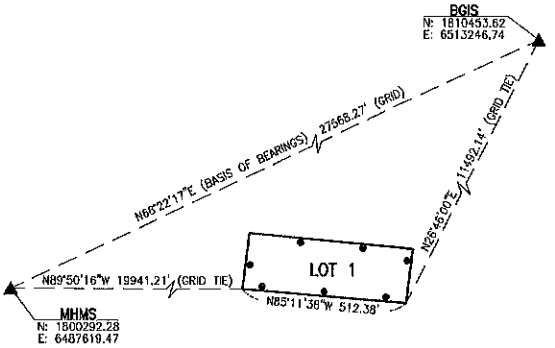
R.S.B. 233/90-91 – ADJACENT MONUMENTS TO THIS PROPERTY SET BY THIS RECORD OF SURVEY WERE SEARCHED FOR BUT NONE WERE FOUND. CONSTRUCTION OF LEGACY HIGH SCHOOL APPEARS TO HAVE DESTROYED THE MONUMENTS FOUND AND SET BY THIS MAP.

DATUM STATEMENT

ALL COORDINATES SHOWN HEREON ARE GRID VALUES BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, CCS83, ZONE 5, (2017.50 EPOCH), IN ACCORDANCE WITH THE CALIFORNIA PUBLIC RESOURCES CODE SECTIONS 8801-8819. ALL DISTANCES SHOWN HEREON ARE GROUND VALUES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED. A COMBINATION SCALE FACTOR OF 1.0000220175 WAS USED FOR THIS PROJECT AT NORTHING 1800422.70, EASTING 6508474.05. TO OBTAIN GRID DISTANCES, MULTIPLY GROUND DISTANCES BY THE COMBINATION SCALE FACTOR.

BASIS OF BEARINGS

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING NORTH 68°22'17" EAST BETWEEN CALIFORNIA SPATIAL REFERENCE CENTER, CSRC, CONTINUOUSLY OPERATING REFERENCE STATIONS, CORS, "MHMS" AND "BGIS".



BASIS OF BEARINGS TIE DETAIL
SCALE: NONE

SCALE: 1" = 30'

TRACT NO. 84531

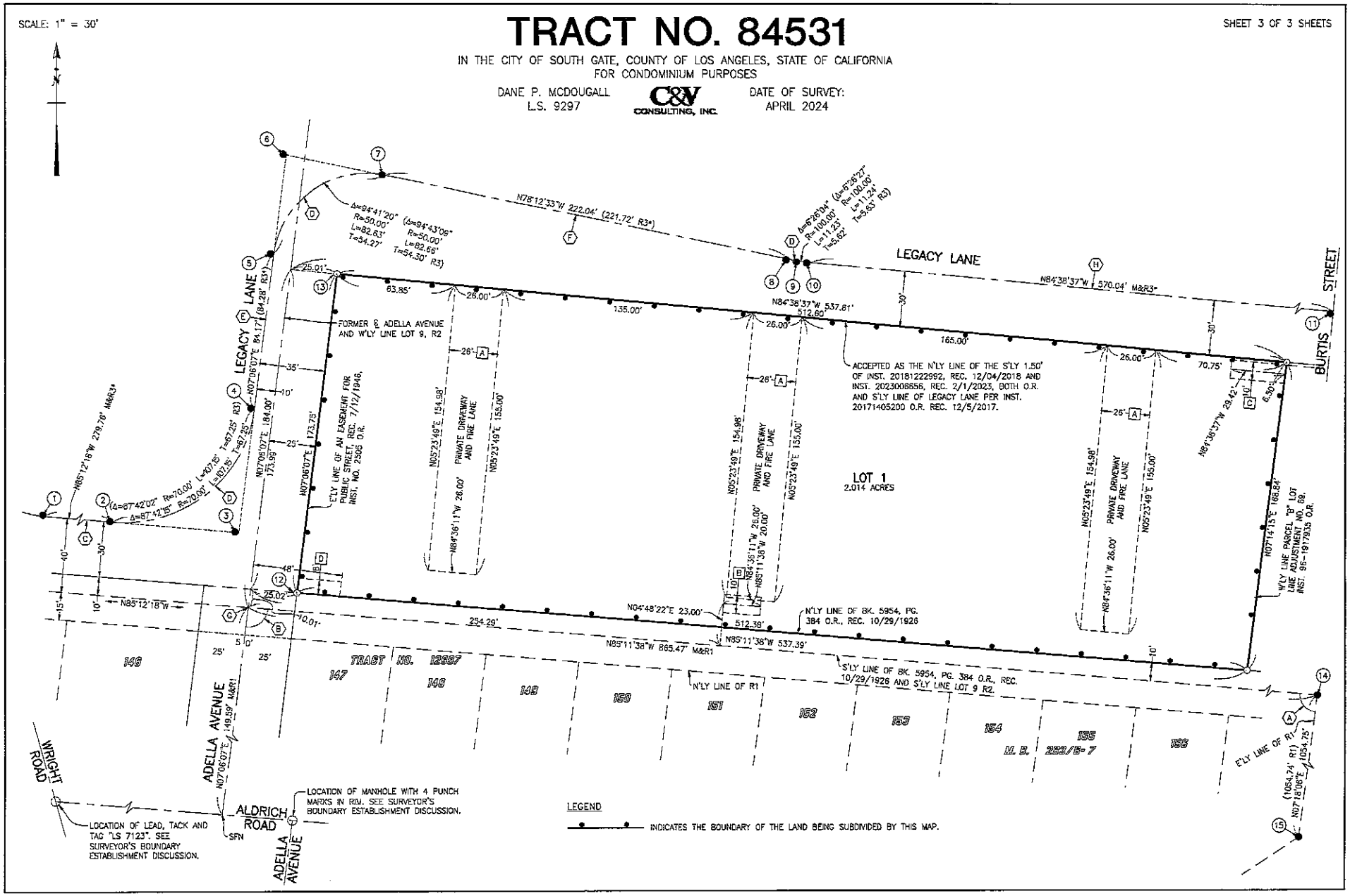
SHEET 3 OF 3 SHEETS

IN THE CITY OF SOUTH GATE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA
FOR CONDOMINIUM PURPOSES

DANE P. MCDOUGALL
L.S. 9297

C&V CONSULTING, INC.

DATE OF SURVEY:
APRIL 2024



Item No. 10

Office of the
South Gate City Clerk

AUG 20 2026

FILED

8:54am

City of South Gate

CITY COUNCIL

AGENDA BILL

For the Regular Meeting of: **August 25, 2026**

Originating Department: **Police**

Department Director: Manuel Arana — Manuel Arana

City Manager: Rob Houston — Rob Houston

SUBJECT: PURCHASE ORDER FOR INTERAGENCY COMMUNICATIONS INTEROPERABILITY (ICI) RADIO SYSTEM SUBSCRIBER FEES FOR FISCAL YEAR 2026/27

PURPOSE: To authorize payment of the annual subscriber fees associated with the South Gate Police Department's continued access to and use of the Interagency Communications Interoperability (ICI) regional public safety radio system for Fiscal Year 2026/27.

RECOMMENDED ACTION: The City Council will consider authorizing the issuance of a Purchase Order to the City of Glendale in the amount of $60,900 for Fiscal Year 2026/27 for the South Gate Police Department's annual ICI radio system subscriber fees.

FISCAL IMPACT: Funds for these services were included in the Fiscal Year 2026/27 Municipal Budget in Account Number 100-513-21-6721.

ANALYSIS: The City of South Gate currently maintains a Wireless Communications Use and Access Agreement with the Interagency Communications Interoperability System for the Police Department's use of the ICI regional public safety radio network. Under the agreement, the Police Department has assessed a monthly subscriber fee for each radio authorized to operate on the system, with subscriber fees paid annually in advance. For Fiscal Year 2026/27, the Police Department has 203 radios that are subscribed to the ICI system at a contractual rate of $25 per radio per month, resulting in an annual cost of $60,900. The requested Purchase Order covers the annual subscriber fees required under the City's existing agreement and provides continued access to the ICI radio system from July 2026 through June 2027.

BACKGROUND: The Interagency Communications Interoperability (ICI) Authority operates a government-owned regional public safety radio network that provides interoperable communications among public safety agencies throughout the Los Angeles Operational Area. The City of South Gate is a subscriber member agency and utilizes the network as part of the Police Department's public safety land mobile radio communications system.

The ICI network provides participating agencies with access to a wide-area interoperable radio system that allows public safety personnel to communicate within their agencies and with other participating agencies throughout the region. The network supports numerous police departments, fire departments, 9-1-1 communications centers, and other governmental agencies throughout Los Angeles County.

Interoperable radio communications are essential to public safety operations. The system supports routine Police Department communications and enhances the Department's ability to coordinate with neighboring and regional public safety agencies during mutual aid incidents, major emergencies, planned events, and other multi-agency operations.

On July 1, 2024, the City entered into a five-year Wireless Communications Use and Access Agreement with the ICI System for the purpose of operating Police Department radio resources on the ICI network. Under the agreement, the ICI System assigns approved talk groups to the Department's subscribed radios and provides access to the regional trunked communications network. The agreement establishes a subscriber fee of $25 per radio per month, with annual fees payable in advance. For Fiscal Year 2026/27, the Police Department has 203 subscribed radios. At the established rate, the total annual subscriber fee is $60,900. Continued payment of these fees is necessary to maintain access for the Department's subscribed radio resources and preserve interoperable communications for daily public safety operations and regional emergency coordination.

ATTACHMENTS:

A. City of Glendale Invoice No. 4279
B. Wireless Communications Use and Access Agreement between the ICI System and the City of South Gate

Invoice

City of Glendale
Finance Department
141 N. Glendale Ave, Suite 346
Glendale, CA 91206
Phone: (818) 548-2085
Email: BillingandCollections@glendaleca.gov

RECEIVED
AUG 17 2026
SOUTH GATE POLICE DEPT.

Invoice Date:	07/08/2026
Invoice No:	4279
Customer No:	875
Date Due:	08/07/2026
Amount Due:	$60,900.00
Amount Remitted:	

SOUTH GATE POLICE DEPARTMENT
ATTN: POLICE CHIEF MANNY ARANA
8620 CALIFORNIA AVE
SOUTH GATE, CA 90280

PLEASE RETURN TOP PORTION WITH PAYMENT

City of Glendale, CA **Invoice Date:** 07/08/2026 **Invoice Number:** 4279 **Customer Number: 875**

Description	Quantity	UOM	Price	Original Invoice	Adjusted	Paid	Amount Due
I-C-I SYSTEM FEES : 203 RADIOS @ $25.00 ($5,075.00) x 12 MONTHS	12	MTH	$5,075.00	$60,900.00	$0.00	$0.00	$60,900.00
I-C-I SYSTEM SUBSCRIBER FEES JULY 2026 - JUNE 2027							

100-513-21-6721

This account is due and payable to: City of Glendale upon receipt. ***Any remaining unpaid balance will be turned over to collections after 60 days.*** ***Additional charges may apply.***	**Invoice Total:**	**$60,900.00**

3

WIRELESS COMMUNICATIONS USE AND ACCESS AGREEMENT BETWEEN THE ICI SYSTEM AND THE CITY OF SOUTH GATE FOR PURPOSES OF OPERATING POLICE DEPARTMENT RADIO RESOURCES UPON THE ICI SYSTEM

THIS AGREEMENT, made and entered into this 1st day of July, 2024, by and between the Interagency Communications Interoperability System (ICI System), JPA, and the City of South Gate, California ("Subscriber").

RECITALS

Whereas the Member Agencies of the Interagency Communications Interoperability System Governance Board ("ICI System") have built and maintain an infrastructure which provides for a wide area interoperable radio system; and

Whereas the Member Agency Systems have the technical ability and capacity to host additional radio resources which may communicate upon the regional system as determined by the ICI System Technical Committee; and

Whereas the Governance Board has approved by Motion to host Subscriber's Police Department's radio units upon the system; and

Whereas Subscriber is a government entity that maintains Public Safety Land Mobile Radio (LMR) communications systems and devices compatible with the ICI System and desires to access and employ the system for purposes of public safety operational communications consistent with the purpose and mission of the ICI System;

NOW THEREFORE, the parties agree as follows:

1.0 TERM

The term of this Agreement shall begin on the date set forth above and shall continue for five (5) years (the "Initial Term"). Either party, by notifying the other party in writing, may upon sixty (60) calendar days notice, terminate any portion or all of the services agreed to be performed under this Agreement. ICI System reserves the right to immediately discontinue Subscriber access to the system in the event of any intentional misuse or inappropriate employment of system resources or in the event of non-payment of applicable fees.

2.0 DESCRIPTION OF SERVICES

2.1 Assignment of Talk Groups: ICI System shall provide Subscriber use of specific Talk Groups within the ICI System trunked communications network. These Talk Groups will be identified and allocated for a number of radios set forth by the ICI System Technical Committee. Talk Groups shall only be programmed in and employed by those radios for which fees have been assessed.

2.2 **Restrictions on Use of Talk Groups:** Subscriber shall access only those Talk Groups previously approved and assigned to Subscriber. Any use of Talk Groups by Subscriber shall be in accordance with the rules and regulations of the Federal Communications Commission and state and federal law. Talk Groups shall only be used in the course of Subscriber's official business. Subscriber shall not utilize ICI System or ICI System Member Talk Groups for any other purpose. Subscriber shall not provide system access, including access to their assigned Talk Group(s), to any third party without the express approval of ICI System and any affected ICI System Member Agency in conformance with Subscriber and Affiliate procedures.

2.3 **Restrictions on System Sites:** ICI System Member Agency(s) may in the event of a localized technical issue restrict Subscribers from Roaming into and upon a Member Agency's specific cell if the Member Agency determines it has insufficient capacity to accommodate system loading. In such cases the affected Member Agency will cause timely notification to both ICI System and the Subscriber Agency and services will be restored by the Member Agency as soon as practicable.

2.4 **Fees:** Monthly Fees per Radio for Subscriber are $25.00 for the duration of this Agreement. Subscriber shall pay Subscription Fees assessed per radio directly to ICI System in advance on an annual basis. Annual Fees are due within 90 days of the start of each Fiscal Year or within 90 days of the effective date of the Subscriber Agreement or the date Subscriber begins use of the System whichever is later. Partial year agreements shall be prorated. Failure to deposit applicable fees will result in suspension of system access by Subscriber's resources. ICI System will invoice Subscriber Agency directly for applicable fees. Fees are established by the Governance Board. Changes in Subscriber's Radio Count should be reported to ICI System by June 1 annually.

3.0 PROJECT MANAGEMENT.

The ICI System Executive Director or a designee shall serve as ICI System project manager. The Chief of Police or a designee, shall serve as Subscriber's project manager. The project managers (or designees) shall be available to meet at a mutually agreed upon time and place to coordinate and review the use of the Talk Groups.

4.0 INDEMNIFICATION.

Subscriber agrees to indemnify, hold harmless, defend, and release Member Agency(s) and the ICI System JPA, their elected officials, officers, employees, and representatives from any and all liability, loss, suits, claims, damages, costs, judgments and expenses (including attorney's fees and costs of litigation) which in whole or in part result from, or arise out of, or are claimed to result from or to arise out of services, equipment or materials provided under this Agreement, including but not limited to the failure of any portion of the ICI System.

5.0 LIMITATION OF LIABILITY.

To the maximum extent permitted by applicable law, in no event will Member Agencies, ICI System, or its affiliates, be liable for indirect, incidental, special, exemplary, or consequential damages whatsoever (including without limitation, damage for loss of profits, business interruption, loss of business information, or any other loss) arising out of, or resulting from the services whether arising in tort (including negligence), contract or any other legal theory, even if ICI System has been advised of the possibility of such damages. In any case, ICI System's maximum cumulative liability and Subscriber's exclusive remedy for any claims whether in contract or tort or otherwise, arising out of or related to services or these terms and conditions will be limited to the amount actually paid by Subscriber to ICI System for the services during the six months immediately preceding any such liability.

6.0 DISCLAIMER.

The services provided pursuant to this Agreement are offered with no warranty. Use of the products or services provided pursuant to this Agreement are at the Subscriber's sole risk. ICI SYSTEM DOES NOT REPRESENT OR WARRANT THAT THE SERVICES WILL MEET SUBSCRIBER'S REQUIREMENTS OR WILL BE UNINTERRUPTED, SECURE OR ERROR-FREE.

7.0 GENERAL PROVISIONS.

7.1 Successors: Each and every one of the terms, covenants, and conditions of this Agreement shall inure to the benefit of and shall bind, as the case may be, not only the parties hereto but each and everyone of the heirs, executors, administrators, successors, assigns, and legal representatives of the parties hereto.

7.2 Assignment: Neither party shall assign, transfer, or sell any of its rights or responsibilities under this Agreement. Any such purported assignment shall be void.

7.3 Compliance with Laws: Each party agrees to comply with all existing and future ordinances, rules, laws and regulations of any governmental agency that are applicable to the ICI System or the operations of the parties on the ICI System.

7.4 Force Majeure: If performance is prevented because of the occurrence of force majeure, act of God, epidemic, fire, casualty, lockout, riot, war, blackout, air raid, air raid alarm, act of public enemy, or other causes of similar nature, such occurrences shall be considered a valid excuse of nonperformance or delay in the performance by such party hereunder, and in the event of such occurrence, such suspension continuing until said event or occurrence terminates and the Agreement shall be extended for a period equal to the duration of the suspension; provided, however, that if such suspension continues for a period of one (1) year, this Agreement shall terminate. Should this Agreement be suspended or terminate pursuant to this paragraph Subscriber, shall thereupon

pay to ICI System any debt then owing to ICI System pursuant to this Agreement on the date of such suspension or termination.

7.5 Waiver; Remedies Cumulative: By entering this Agreement, no party waives any of the immunities provided by the Government Code or other applicable provisions of law. This Agreement is not intended to confer any legal rights or benefits on any person or entity other than the parties of this Agreement.

7.6 Mitigation of Damages: In all situations arising out of this Agreement, the parties, shall attempt to avoid and minimize the damages resulting from the conduct of the other party.

7.7 Governing Law: This Agreement, and the rights and obligations of the parties, shall be governed and interpreted in accordance with the laws of the State of California. Should litigation occur, venue shall be in the Superior Court of the Los Angeles County.

7.8 Attorney Fees: If any legal action is necessary to enforce any provision of this Agreement or for damages by reason of an alleged breach of any provisions of this Agreement, the prevailing party shall be entitled to receive from the losing party all costs and expenses in such amount as the court may determine to be reasonable. In awarding the cost of litigation, the court shall not be bound by any court fee schedule, but shall if it is in the interest of justice to do so, award the full amount of costs, expenses, attorney's fees paid or incurred in good faith.

7.9 Captions: The captions or headings in this Agreement are for convenience only and in no other way define, limit or describe the scope or intent of any provision or section of the Agreement.

7.10 Authorization: Each party has expressly authorized the execution of this Agreement on its behalf and bind said party and its respective administrators, officers, directors, divisions, subsidiaries, agents, employees, insurance carriers and any others who may claim through it to this Agreement.

7.11 Entire Agreement Between Parties: This Agreement supersedes any other agreements, either oral or in writing, between the parties hereto with respect to the rendering of services, and contains all of the covenants and agreements between the parties with respect to said services. Modifications to the terms, scope of work and additions or deletions to this Agreement will be effective only upon written approval signed by authorized representatives of both parties.

7.12 Partial **Invalidity:** If any provision in this Agreement is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions will nevertheless continue in full force without being impaired or invalidated in any way.

7.13 **Notices:** For the purpose of notifying or contacting the other party relative to any matter concerning this Agreement, a party shall mail such notice to the party to be notified, by United States Mail, first class postage prepaid, addressed as follows:

Interagency Communications Interoperability System, JPA
613 East Broadway, Room 200
Glendale, CA 91206
ICISystem.org
Executive Director – Raymond Edey
Redey@ICISystem.org
818-548-3151/818-535-2970

City of South Gate Police Department
Darren Arakawa, Chief of Police
8620 California Avenue
South Gate, CA 90280
darakawa@sogate.org
(323)563-5400

Any notice so delivered shall be effective upon the date of personal delivery or, in the case of mailing, on the date of mailing. Either party may change the specified person or address at which it is to receive notices by giving ten (10) days notice of such change to the other party in writing.

In recognition of the obligations stated in this Agreement, the parties have executed this agreement on the date indicated above.

7.14 **Digital Signatures.** A signed copy of this Agreement or any amendment thereto bearing a digital signature, shall be deemed to have the same legal effect as delivery of an original executed copy of this Agreement or such amendment thereto for all purposes, and each digital signature should be given the same legal force and effect as a handwritten signature.

ICI System:	City of South Gate:
By Michael Ellis (Jun 11, 2024 10:23 PDT)	By Darren Arakawa
Name: Michael Ellis	Name: Darren Arakawa
Title: Governance Board Chair	Title: Chief of Police

SOUTH_GATE_DIRECT_SUBSCRIBER_SIGNED

Final Audit Report 2024-06-11

Created:	2024-06-11
By:	Ray Edey (redey@aol.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAP49oDbKtFdPcow-3mfAvMzONGwRpNtTa

"SOUTH_GATE_DIRECT_SUBSCRIBER_SIGNED" History

Document created by Ray Edey (redey@aol.com)
2024-06-11 - 4:10:57 PM GMT

Document emailed to Michael Ellis (michael.ellis@pomonaca.gov) for signature
2024-06-11 - 4:11:03 PM GMT

Email viewed by Michael Ellis (michael.ellis@pomonaca.gov)
2024-06-11 - 5:22:45 PM GMT

Document e-signed by Michael Ellis (michael.ellis@pomonaca.gov)
Signature Date: 2024-06-11 - 5:23:12 PM GMT - Time Source: server

Agreement completed.
2024-06-11 - 5:23:12 PM GMT

Office of the
South Gate City Clerk

AUG 19 2026

FILED 8:00 am

WARRANT REGISTER FOR COUNCIL MEETING 08/25/2026

PART I

apChkLst
08/06/2026 12:10:41PM

Final Check List
CITY OF SOUTH GATE

Bank : botw BANK OF THE WEST

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
115394	8/6/2026	0015394	CALIFORNIA PLASTIX, INC.	29578-reissue	6/4/2026	INVENTORY PO/ NITRILE GLOVE	1,763.32	1,763.32
	Voucher:							
115395	8/6/2026	0007856	POWER SYSTEMS	62998189-REISSU	7/8/2025	PROELITE PUMP RACK & LOCK .	5,070.61	
	Voucher:			62921324-REISSU	6/18/2026	CLUB MAT 56 IN X 24 IN	1,879.86	
				62980547- REISSI	7/3/2025	PREMIUM EVA ROLLER	251.20	7,201.67
115396	8/6/2026	00003152	SOUTH GATE POLICE EXPL(	Q3-JAN 2026-REI:	5/6/2026	JULY 1, 2025 - JUNE 30, 2026 - FY	10,465.53	
	Voucher:			Q2-NOV 2025-REI	5/6/2026	ULY 1, 2025 - JUNE 30, 2026 - FY:	3,832.22	
				Q1-SEP 025 REIS	5/6/2026	JULY 1, 2025 - JUNE 30, 2026 - F	2,837.11	
				Q2-DEC 2025-REI	5/6/2026	JULY 1, 2025 - JUNE 30, 2026 - FY	1,410.00	
				Q3-FEB 2026-REI:	5/6/2026	JULY 1, 2025 - JUNE 30, 2026 - FY	579.45	
				Q3-MARCH 2026 I	5/6/2026	JULY 1, 2025 - JUNE 30, 2026 - FY	500.00	
				Ben385773 REISS	6/4/2026	SGPD EXPLORER YOUTH PROG	455.00	
				Ben386758-REISS	7/2/2026	SGPD EXPLORER YOUTH PROG	455.00	20,534.31
						Sub total for BANK OF THE WEST:		29,499.30

3 checks in this report.

Grand Total All Checks: 29,499.30

Item No. 11

Bank : botw BANK OF THE WEST

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
115397	8/5/2026 Voucher:	00004865	SO CALIF EDISON	8/3/26	8/3/2026	BILLING PERIOD -05/19/26-06/25/	270,779.96	270,779.96
115398	8/5/2026 Voucher:	00000379	VERIZON BUSINESS	68281878	7/10/2026	BILLING PRD-06/01/26-06/31/26	84.95	84.95
115399	8/5/2026 Voucher:	00001848	VERIZON WIRELESS	6146874145	6/23/2026	BILLING PRD- 05/24/26-06/23/26-/	3,944.71	3,944.71
						Sub total for BANK OF THE WEST:		274,809.62
	3 checks in this report.					**Grand Total All Checks:**		274,809.62

Bank : botw BANK OF THE WEST

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
115400	8/13/2026 Voucher:	00000437	AFLAC	Ben388038	8/13/2026	AMERICAN FAMILY LIFE INS.: PA	966.80	966.80
115401	8/13/2026 Voucher:	00002417	AMERICAN FIDELITY ASSUR	Ben388030	8/13/2026	AMERICAN FIDELITY (ABT): PAYI	183.86	183.86
115402	8/13/2026 Voucher:	0012107	CALIFORNIA STATE DISBUR	Ben388048	8/13/2026	CA STATE DISB. UNIT: PAYMENT	813.98	813.98
115403	8/13/2026 Voucher:	00000438	COLONIAL INSURANCE CO.	Ben388042	8/13/2026	COLONIAL INSURANCE CO: PAYI	1,563.76	1,563.76
115404	8/13/2026 Voucher:	00002138	FRANCHISE TAX BOARD	Ben388046	8/13/2026	GARNISHMENT - FRANCHISE TA	761.57	761.57
115405	8/13/2026 Voucher:	0014756	LIBERTY DENTAL PLAN, OF	Ben388032	8/13/2026	LIBERTY DENTAL INSUR (MISC):	2,831.62	2,831.62
115406	8/13/2026 Voucher:	00002421	POLICE MANAGEMENT ASS	Ben388040	8/13/2026	POLICE MANAGEMENT ASSOC. I	2,250.00	2,250.00
115407	8/13/2026 Voucher:	00000335	POLICE OFFICERS ASSOCIA	Ben388044	8/13/2026	POLICE ASSOCIATION DUES: PA	6,625.00	6,625.00
115408	8/13/2026 Voucher:	0011466	PRINCIPAL LIFE INSURANCE	Ben388024	8/13/2026	PRINCIPAL DENTAL PPO (MISC):	29,581.41	29,581.41
115409	8/13/2026 Voucher:	0011467	RELIANCE STANDARD	Ben388026	8/13/2026	LONG TERM DISABILITY: PAYME	5,712.37	5,712.37
115410	8/13/2026 Voucher:	00003152	SOUTH GATE POLICE EXPL	Ben388034	8/13/2026	SGPD EXPLORER YOUTH PROG	435.00	435.00
115411	8/13/2026 Voucher:	0011468	SUPERIOR VISION SERVICE	Ben388028	8/13/2026	SUPERIOR VISION MISC.: PAYME	3,748.04	3,748.04
115412	8/13/2026 Voucher:	0014949	TEXAS CHILD SUPPORT SDI	Ben388050	8/13/2026	TX CHILD SUPPORT SDU: PAYME	638.31	638.31
115413	8/13/2026 Voucher:	00000334	UNITED WAY OF GREATER L	Ben388036	8/13/2026	UNITED WAY: PAYMENT	22.00	22.00
						Sub total for BANK OF THE WEST:		56,133.72
	14 checks in this report.					**Grand Total All Checks:**		56,133.72

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08/17/2026 3:09:50 PM

Final Check List
CITY OF SOUTH GATE

Bank : botw BANK OF THE WEST

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
799	8/7/2026	00002335	PITNEY BOWES	AUGUST 2026	8/5/2026	AUG 2026-RESERVE ACCOUNT (#34719070) DEP	3,500.00	3,500.00
	Voucher:							
7625	8/13/2026	0012885	CANON FINANCIAL SERVICES, INC.	43497443	7/12/2026	7/20/26-8/19/26 MONTHLY LEASE PAYMENT PD	339.52	339.52
	Voucher:							
7627	8/13/2026	0012885	CANON FINANCIAL SERVICES, INC.	43492090	7/9/2026	07/17/26-08/16/26 -MONTHLY LEASE CONTRAC	1,452.53	1,452.53
	Voucher:							
9961	7/29/2026	00000343	PUBLIC EMPLOYEES RETIREMENT SY	118341849	7/29/2026	FY 26/27 UNFUNDED LIABILITY - MISC CLASS	4,364,957.00	4,364,957.00
	Voucher:							
9962	7/28/2026	00000343	PUBLIC EMPLOYEES RETIREMENT SY	118341860	7/29/2026	FY 26/27 UNFUNDED LIABILITY - SAFETY PEP	6,726,709.00	6,726,709.00
	Voucher:							
22026	8/11/2026	0011968	WEX BANK	113758662	7/6/2026	JULY 2026-SHELL GAS PD	893.79	893.79
	Voucher:							
115414	8/25/2026	00003971	ADMINSURE INC.	19037	7/16/2026	AUG 2026 WORKERS' COMP CLAIM ADMIN SERVI	10,386.00	
	Voucher:			18956	6/15/2026	JULY 2026 WORKERS' COMP CLAIM ADMIN SERV	10,386.00	20,772.00
115415	8/25/2026	0012606	AMAZON CAPITAL SERVICES,INC.	1PQX-9FWV-Q	7/20/2026	PUBLIC WORKS YARD SUPPLIES	552.90	
	Voucher:			1HYK-9KCP-4K	7/19/2026	ADMIN SERVICES SUPPLIES	82.10	
				1JVV-R64K-V6	7/20/2026	ADMIN SERVICES SUPPLIES	24.38	
				1P4W-R6GL-HI	7/14/2026	PARKS SUPPLIES	275.10	
				1T4J-Y6CH-NH	7/20/2026	PARKS SUPPLIES	21.65	
				1PD7-PPF3-PC	7/22/2026	PARK SUPPLIES	35.98	
				1JVV-R64K-QR	7/20/2026	COMMUMITY DEVELOPMENT SUPPLIES	9.96	
				19C7-7KJG-NV	7/23/2026	PARKS SUPPLIES	88.58	
				1KRD-D1YY-JL	7/22/2026	PARKS SUPPLIES	298.60	
				14LK-LCG4-KR	7/14/2026	PARKS SUPPLIES	229.03	
				1PYT-1DCV-XJ	7/8/2026	PARKS SUPPLIES	10.73	
				19W6-MX6L-Q4	7/14/2026	PARKS SUPPLIES	151.55	
				1V33-JPXK-4C	7/14/2026	PARKS SUPPLIES	127.24	
				1TTV-WGHD-1	7/9/2026	CM OFFICE SUPPLIES	30.42	
				19C9-JN3F-LYL	7/13/2026	CM OFFICE SUPPLIES	10.50	
				1G49-CTXC-M6	7/8/2026	PARKS SUPPLIES	36.57	
				1M6W-VV3L-MI	7/13/2026	CITY CLERKS OFFICE SUPPLIES	241.39	
				1WVH-CDPD-X	7/9/2026	CITY MANAGERS OFFICE SUPPLIES	43.06	2,269.74
115416	8/25/2026	00004309	AMERIFLEX	INV996187	7/9/2026	JULY 2026 FLEX ADMIN FEE FOR 31	178.25	178.25
	Voucher:							
115417	8/25/2026	00003098	AMERINAT	LPM-26-001255	6/30/2026	JUNE 2026 MONTLY SERVICES FEES	221.45	
	Voucher:			LMP-26-001044	5/31/2026	MAY 2026 MONTLY SERVICES FEES	221.45	442.90
115418	8/25/2026	0015533	AYCE, INC.	20260305-2	8/4/2026	JULY 2026 SOUTHEAST GATEWAY ACCESS IMPRO	90,105.98	90,105.98
	Voucher:							
115419	8/25/2026	0011669	BDO USA LLP	500306937	7/17/2026	JUNE 2026 BDO USA, LLP ACCOUNTING SERVIC	1,167.50	1,167.50
	Voucher:							
115420	8/25/2026	0005554	CALIFORNIA BLDNG STANDARDS COM	LEDGER#100-4	7/26/2026	APRIL-JUNE 2026 BLDG STANDARDS ADMINISTR	468.00	468.00
	Voucher:							

115421	8/25/2026	00001102	CENTRAL BASIN WATER ASSOC.	FY 2026-2027	7/1/2026	2026-2027 PRODUCER MEMBER DUES &	5,976.99	5,976.99
	Voucher:							
115422	8/25/2026	0012980	CHARTER COMMUNICATIONS	1884265010701	7/1/2026	JULY 2026 SCADA INTERNET	161.26	
	Voucher:			1884287010721	7/21/2026	7/27/26-8/26/26 PD INTERNET SERVICE (ACC	129.99	
				1875886010721	7/21/2026	7/27/26-8/26/26 CABLE SERVICE FOR PD (AC	466.43	
				1083084010701	7/1/2026	7/01/26-7/31/26 NETWORK SERVICES ACCT#10	1,514.70	
				1169967010721	7/21/2026	7/21/26-8/20/26 CITY FIBER CIRCUIT FOR I	2,851.09	5,123.47
115423	8/25/2026	00003711	CMR: CASTILLO, MARIA DE LOURDES	2/11/26 & 2/25/2	8/12/2026	02/11/26 - 02/25/26 - CITIZEN ADVISORY	50.00	50.00
	Voucher:							
115424	8/25/2026	0014038	CMR: DELGADO, ROSA PILAR	02/11/26 - 02/25	8/12/2026	02/11/26 - CITIZEN ADVISORY COMMITTEE	25.00	25.00
	Voucher:							
115425	8/25/2026	00004154	CMR: FLORES II, ALAN D.	JULY 9 2026	7/9/2026	7/09/2026-PARKS COMMISSION MEETING	75.00	75.00
	Voucher:							
115426	8/25/2026	0014039	CMR: GONZALEZ, ANDRES	2/11/26 & 2/25/2	8/13/2026	02/11/26 - 02/25/26 - CITIZEN ADVISORY	50.00	50.00
	Voucher:							
115427	8/25/2026	0011514	CMR: JANER, SUSAN F.	02/11/26 - 02/25	8/13/2026	02/11/26 - 02/25/26 - CITIZEN ADVISORY	50.00	50.00
	Voucher:							
115428	8/25/2026	0014059	CMR: MENDOZA, NORMA	02/11/26 - 02/25	8/13/2026	02/11/26 -CITIZEN ADVISORY COMMITTEE	25.00	25.00
	Voucher:							
115429	8/25/2026	0013949	CMR: OZAETA, JIMMY	JUNE 2 2026	6/2/2026	6/2/26 PLANNING COMMISSION MEETING	125.00	125.00
	Voucher:							
115430	8/25/2026	0009967	CMR: PRIETO, DAISY	JUNE 2 2026	6/2/2026	6/2/26 PLANNING COMMISSION MEETING	125.00	125.00
	Voucher:							
115431	8/25/2026	0012949	CMR: RUIZ, LIZETTE	JUNE 2 2026	6/2/2026	06/02/26 PLANNING COMMISSION MEETING	125.00	
	Voucher:			JULY 9 2026	8/10/2026	7/09/2026-PARKS COMMISSION MEETING	75.00	200.00
115432	8/25/2026	0015322	CMR: TRUJILLO, ERIC H	JULY 9 2026	7/9/2026	7/09/2026-PARKS COMMISSION MEETING	75.00	75.00
	Voucher:							
115433	8/25/2026	0015102	CMR: VALENZUELA, MARGARITA	JUNE 2 2026	6/2/2026	6/2/26 PLANNING COMMISSION MEETING	125.00	125.00
	Voucher:							
115434	8/25/2026	0008670	CMR: ZAVALA, ANA	2/11/26 & 2/25/2	8/12/2026	02/11/26 - 02/25/26 - CITIZEN ADVISORY C	50.00	50.00
	Voucher:							
115435	8/25/2026	0009699	CMR: ZEPEDA, ANTHONY	2/11/26 & 2/25/2	8/12/2026	02/11/26 - 02/25/26 - CITIZEN ADVISORY	50.00	50.00
	Voucher:							
115436	8/25/2026	0011922	CONCENTRA MEDICAL CENTERS	91718576	7/8/2026	DOT PHYSICAL-VEGA RAFAEL	95.00	95.00
	Voucher:							
115437	8/25/2026	00005123	COUNTY OF LOS ANGELES	2026-2027	6/30/2026	FY 26/27 ANNUAL COMMISSION CHARGES FOR L	4,018.74	4,018.74
	Voucher:							
115438	8/25/2026	00001423	DAILY JOURNAL CORPORATION	B4059520	7/9/2026	PROOF OF PUBLICATION CONDITIONAL USE PER	360.00	
	Voucher:			B4058648	7/9/2026	PROOF OF PUBLICATION UPGRADE TO MWD INTE	1,013.50	
				B4059313	7/9/2026	PROOF OF PUBLICATION-NOTICE OF ELECTION	125.00	
				B4061246	7/16/2026	PROOF OF PUBLICATION CA STATEWIDE COMMU	370.00	
				B4058667	7/16/2026	PROOF OF PUBLICATION 9001-19 LONG BEACH	2,495.00	
				B4062112	7/23/2026	PROOF OF PUBLICATION ORDINANCE NO2026-05	130.00	
				B4063633	7/23/2026	PROOF OF PUBLICATION-INTENT TO ADPOT MIT	600.00	5,093.50
115439	8/25/2026	00000314	DAPEER ROSENBLIT & LITVAK LLP	26053	6/30/2026	JUNE 2026 SPECIALIZED LEGAL SERVICES-909	94.63	
	Voucher:			26052	6/30/2026	JUNE 2026 MUNCIIPAL CODE COMPLIANCE & PR	271.10	
				26051	6/30/2026	JUNE 2026-GENERAL	2,024.49	2,390.22
115440	8/25/2026	0012407	DAVIS FARR LLP	4809	6/8/2026	FY 25-26 AUDIT	8,470.00	8,470.00
	Voucher:							
115441	8/25/2026	00000696	DEPT OF CONSERVATION DIVISION	LEDGER#100-4	7/27/2026	APRIL-JUNE 2026 STRONG MOTION INSTRUMENT	1,384.12	1,384.12
	Voucher:							
115442	8/25/2026	0005392	DVDCREATIVE	423332	12/31/2025	DEC 2025 DESIGN SERVICES FOR CIRCLE PARK	3,100.00	
	Voucher:			423515	6/30/2026	JUNE 2026 DESIGN SERVICES FOR CIRCLE PAR	1,320.00	4,420.00
115443	8/25/2026	0009215	G&M OIL COMPANY, LLC	012-086-JUNE 2	7/28/2026	JUNE 2026 (26) CAR WASH	182.00	182.00

	Voucher:							
115444	8/25/2026	0010016	GLOBAL PARATRANSIT INC.	112526-12	7/9/2026	JUNE 2026 TRANSIT SERVICES FOR FIXED ROU	52,960.61	52,960.61
	Voucher:							
115445	8/25/2026	0008789	GONZALEZ, VIOLETA ORQUIDIA	25-26-Q4 JUNE	7/23/2026	JUNE 2026 - FAMILY VIOLENCE PREVENTION	2,440.00	2,440.00
	Voucher:							
115446	8/25/2026	0011154	GREENFIELDS OUTDOOR FITNESS	S32608	7/1/2026	PLAYGROUND EQUIPMENT/ HARDWARE- STATE ST	4,214.04	4,214.04
	Voucher:							
115447	8/25/2026	00000268	HOME DEPOT CREDIT SERVICES	6342026-2026	12/11/2025	MISC SUPPLIES	34.37	34.37
	Voucher:							
115448	8/25/2026	00000647	HONEYWELL INTERNATIONAL INC.	5272838244	5/2/2026	HVAC EQUIPMENT MNTC MONITORING & REPAIR	12,040.07	12,040.07
	Voucher:							
115449	8/25/2026	00004578	INTERWEST CONSULTING GROUP INC	4219627	7/22/2026	6/30/26 CM AND INSPECTION SERVICES FOR S	1,400.00	1,400.00
	Voucher:							
115450	8/25/2026	0012763	KIMLEY-HORN AND ASSOCIATES, IN	36064361	5/31/2026	5/31/26 5637 PATATA PLANNING SERV - ON-C	22,395.00	22,395.00
	Voucher:							
115451	8/25/2026	00003387	KNORR SYSTEMS, INC.	294534	1/12/2026	POOL SUPPLIES	820.00	820.00
	Voucher:							
115452	8/25/2026	0006905	LA COUNTY SHERIFF'S DEPARTMENT	263519BL	7/10/2026	JUNE 2026 INMATE MEAL SERVICE	780.40	780.40
	Voucher:							
115453	8/25/2026	00003654	LA OPINION	32955	7/12/2026	PROOF OF PUBLICATION-NOTICE OF ELECTION	430.00	430.00
	Voucher:							
115454	8/25/2026	0015551	LAW OFFICES OF SHARONA, ESLAMB(	DANIELGARCI/	7/31/2026	PAYMENT PER SETTLEMENT AGREEMENT FOR	15,000.00	15,000.00
	Voucher:							
115455	8/25/2026	00000488	LINDE GAS & EQUIPMENT INC.	57405758	6/22/2026	SPECIALTY POOL PARTS	186.48	
	Voucher:			56442236	4/30/2026	SPECIALTY POOL PARTS	4.99	191.47
115456	8/25/2026	00004538	LITTLEJOHN-REULAND CORPORATION	0068204	4/30/2026	SPA PUMPS/ POOL REPAIRS	2,604.24	2,604.24
	Voucher:							
115457	8/25/2026	00005125	LOS ANGELES COUNTY TAX COLLECT	FY25-26 6234-(	12/31/2025	6234-012-270 PROPERTY TAX 2025-1ST/2ND I	223.42	
	Voucher:			FY25-26 6234-(	12/31/2025	6234-012-271 PROPERTY TAX 2025-1ST/2ND I	473.55	696.97
115458	8/25/2026	0010128	LYNN PEAVEY COMPANY	428463	7/10/2026	BAG SK # 25 (500 COUNT) KRAFT EVIDENCE	232.98	232.98
	Voucher:							
115459	8/25/2026	00003941	M. HARA LAWNMOWER CENTER	50022	6/17/2026	SMALL EQUIPMENT PURCHASE AND SMALL EQUIP	481.65	481.65
	Voucher:							
115460	8/25/2026	0015554	MARTINEZ, EVELYN	02/11/26 - 02/2	8/12/2026	02/11/26 - 02/25/26 - CITIZEN ADVISORY C	50.00	50.00
	Voucher:							
115461	8/25/2026	0015395	MEEDER PUBLIC FUNDS, INC	MAY 31 2026	6/23/2026	THUR MAY 31 2026 INVESTMENT ADVISORY	4,830.64	4,830.64
	Voucher:							
115462	8/25/2026	00000447	MISC - BLDG PERMITS	257835-VALEN	7/27/2026	WWRP REFUND REQUEST PERMIT #0250002193	12,080.10	12,080.10
	Voucher:							
115463	8/25/2026	00000447	MISC - BLDG PERMITS	260000334	7/16/2026	PERMIT CANCELLED PER CONTRACTOR REFUND	385.60	
				250002866	7/16/2026	PERMIT CANCELLED PER CONTRACTOR REFUND R	385.60	
				250002861	7/16/2026	PERMIT CANCELLED PER CONTRACTOR REFUND R	385.60	
				260000651	7/16/2026	PERMIT CANCELLED PER CONTRACTOR REFUND	385.60	1,542.40
115464	8/25/2026	00000170	MISC - PKS & REC REFUND	100590044-PAL	8/8/2026	REFUND OF DEPOSIT DUE TO CANCELLATION	1,534.50	1,534.50
	Voucher:							
115465	8/25/2026	00000170	MISC - PKS & REC REFUND	99781212-CAL\	7/18/2026	REFUND OF DEPOSIT (AFTER EVENT)	530.00	530.00
	Voucher:							
115466	8/25/2026	00000170	MISC - PKS & REC REFUND	100288911-SOI	7/18/2026	REFUND OF DEPOSIT(AFTER EVENT)	341.00	341.00
	Voucher:							
115467	8/25/2026	00000170	MISC - PKS & REC REFUND	107162312-107	9/3/2026	REFUND-MARY LOUISE & CELIA CONTRERAS	110.00	110.00
	Voucher:							
115468	8/25/2026	00000170	MISC - PKS & REC REFUND	83860717	6/29/2026	REFUND FOR GUADALUPE RODRIGUEZ-ADULT SOF	82.00	82.00
	Voucher:							
115469	8/25/2026	00000170	MISC - PKS & REC REFUND	108433309-VILI	7/2/2026	REFUND UNABLE TO ATTEND SUMMER SESSION	76.69	76.69

	Voucher:							
115470	8/25/2026	00000170	MISC - PKS & REC REFUND	107109202	6/30/2026	REFUND FOR KATIE ROJAS FOR MULITI	59.00	59.00
	Voucher:							
115471	8/25/2026	00000170	MISC - PKS & REC REFUND	109770494-HEF	7/27/2026	REFUND SONIA HERNANDEZ UNABLE TO ATTEND	38.35	38.35
	Voucher:							
115472	8/25/2026	00003458	MISC - PUBLIC WORKS	8971HUNTBRA	7/21/2026	8971 1/2 HUNT AVE NEW WATER METER	1,392.59	1,392.59
	Voucher:							
115473	8/25/2026	00003458	MISC - PUBLIC WORKS	996377-REYES	7/14/2026	NEW WATER SERVICE INSTALLATION 5194 WOOD	1,310.52	1,310.52
	Voucher:							
115474	8/25/2026	00003458	MISC - PUBLIC WORKS	1002064-SANC	7/18/2026	10243 MONTARA AVE NEW WATER METER	982.18	982.18
	Voucher:							
115475	8/25/2026	00003458	MISC - PUBLIC WORKS	857959-COHEN	7/14/2026	10305 ROSEWOOD AVE NEW WATER METER INSTA	922.57	922.57
	Voucher:							
115476	8/25/2026	00003458	MISC - PUBLIC WORKS	1001767-PELAY	7/14/2026	NEW WATER SERVICE INSTALLATION 6020 LUXO	695.36	695.36
	Voucher:							
115477	8/25/2026	00003458	MISC - PUBLIC WORKS	987803-REYES	7/14/2026	10115 SAN JUAN NEW WATER METER	501.68	501.68
	Voucher:							
115478	8/25/2026	00003458	MISC - PUBLIC WORKS	982299-HERNA	7/14/2026	NEW WATER SERVICE INSTALLATION 9308 DEAR	227.13	227.13
	Voucher:							
115479	8/25/2026	0005289	NOBEL SYSTEMS, INC.	16429	5/29/2026	NOBEL/GEOVIEWER ANNUAL SUBSCRIPTION	111,600.00	111,600.00
	Voucher:							
115481	8/25/2026	00001414	ODP BUSINESS SOLUTIONS, LLC	470073764001	5/21/2026	OFFICE SUPPLIES	431.25	
				468155254001	5/19/2026	OFFICE SUPPLIES	226.46	
				464178901001	5/7/2026	OFFICE SUPPLIES	25.44	
				464236855001	5/7/2026	OFFICE SUPPLIES	17.00	
				467080330001	5/18/2026	OFFICE SUPPLIES	233.20	
				467085124001	5/12/2026	OFFICE SUPPLIES	102.95	
				467251064001	5/12/2026	OFFICE SUPPLIES	52.37	
				467394954001	5/13/2026	OFFICE SUPPLIES	40.19	
				465183786001	5/4/2026	OFFICE SUPPLIES	558.93	
				465195915001	4/30/2026	OFFICE SUPPLIES	52.81	
				465195936001	4/30/2026	OFFICE SUPPLIES	80.93	
				467273099001	5/11/2026	OFFICE SUPPLIES	939.74	
				469421432001	5/18/2026	OFFICE SUPPLIES	61.37	
				469421432004	5/21/2026	OFFICE SUPPLIES	49.80	
				467041478001	5/12/2026	OFFICE SUPPLIES	192.04	
				468104383001	5/12/2026	OFFICE SUPPLIES	80.84	
				469156400001	5/8/2026	OFFICE SUPPLIES	145.50	
				469156584001	5/7/2026	OFFICE SUPPLIES	11.51	
				469279805001	5/21/2026	OFFICE SUPPLIES	218.39	
				47333078001	5/21/2026	OFFICE SUPPLIES	83.00	
				466628564001	5/5/2026	OFFICE SUPPLIES	819.53	
				465195956001	5/4/2026	OFFICE SUPPLIES	41.55	
				470361353001	5/27/2026	OFFICE SUPPLIES	-33.21	
				468760363001	5/7/2026	OFFICE SUPPLIES	60.03	
				468766	5/7/2026	OFFICE SUPPLIES	26.79	
				468766349001	5/7/2026	OFFICE SUPPLIES	652.88	
				468766350001	5/7/2026	OFFICE SUPPLIES	72.64	
				468779549001	5/7/2026	OFFICE SUPPLIES	226.69	
				465329962001	5/7/2026	OFFICE SUPPLIES	130.29	
				465493529001	5/7/2026	OFFICE SUPPLIES	205.40	
				466682477001	5/11/2026	OFFICE SUPPLIES	73.25	
				469066162001	5/7/2026	OFFICE SUPPLIES	148.88	
				469066162002	5/11/2026	OFFICE SUPPLIES	27.18	

				463732325001	5/4/2026	OFFICE SUPPLIES	11.06	
				466728090001	5/27/2026	OFFICE SUPPLIES	1,412.85	
				468029675001	5/12/2026	OFFICE SUPPLIES	112.36	
				469098411001	5/19/2026	OFFICE SUPPLIES	339.50	
				469099083001	5/19/2026	OFFICE SUPPLIES	112.51	
				469519821001	5/14/2026	OFFICE SUPPLIES	489.08	8,532.98
115482	8/25/2026	0013096	OFFICE TEAM	66457787	7/28/2026	TEMPORARY STAFFING - PURCHASING	2,276.66	
	Voucher:			66443036	7/22/2026	TEMPORARY STAFFING - PURCHASING	2,478.00	
				66413773	7/14/2026	TEMPORARY STAFFING - PURCHASING	2,385.08	7,139.74
115484	8/25/2026	0007984	O'REILLY AUTO PARTS	3063-271764	5/21/2026	AUTO PARTS	61.82	
	Voucher:			3063-271287	5/18/2026	AUTO PARTS	172.50	
				3063-271770	5/21/2026	AUTO PARTS	27.24	
				3063-271646	5/20/2026	AUTO PARTS	13.28	
				3063-269594	5/6/2026	AUTO PARTS	78.19	
				3063-277258	6/29/2026	AUTO PARTS	84.10	
				3063-277372	6/30/2026	AUTO PARTS	13.28	
				3063-270689	5/14/2026	AUTO PARTS	103.43	
				3063-276281	6/22/2026	AUTO PARTS	36.66	
				3063-275822	6/18/2026	AUTO PARTS	20.23	
				3063-276266	6/22/2026	AUTO PARTS	87.40	
				3063-277271	6/29/2026	AUTO PARTS	165.80	
				3063-277243	6/29/2026	AUTO PARTS	18.82	
				3063-276594	6/24/2026	AUTO PARTS	236.91	
				3063-273565	6/3/2026	AUTO PARTS	447.09	
				3063-273455	6/2/2026	AUTO PARTS	20.03	
				3063-273440	6/2/2026	AUTO PARTS	59.88	
				3063-276422	6/23/2026	AUTO PARTS	38.75	
				3063-276382-20	6/23/2026	AUTO PARTS	54.23	
				3063-276730	6/25/2026	AUTO PARTS	88.73	
				3063-277392	6/30/2026	AUTO PARTS	92.81	
				3063-269562	5/6/2026	AUTO PARTS	78.19	
				3063-270398	5/12/2026	AUTO PARTS	199.33	
				3063-273752	6/4/2026	AUTO PARTS	10.31	
				3063-277229	6/29/2026	AUTO PARTS	114.85	
				3063-277319	6/29/2026	AUTO PARTS	36.53	
				3063-275771	6/18/2026	AUTO PARTS	67.04	
				3063-277313	6/29/2026	AUTO PARTS	141.72	
				3063-277425	6/30/2026	AUTO PARTS	24.49	
				3063-271553-20	5/20/2026	AUTO PARTS	24.33	
				3063-269731	5/7/2026	AUTO PARTS	87.78	
				3063-271270	5/18/2026	AUTO PARTS	88.56	
				3063-274495	6/9/2026	AUTO PARTS	101.85	
				3063-275819	6/18/2026	AUTO PARTS	310.01	
				3063-275820	6/18/2026	AUTO PARTS	60.70	
				3063-276251	6/22/2026	AUTO PARTS	29.19	
				3063-273471	6/2/2026	AUTO PARTS	75.20	
				3063-275308	6/15/2026	AUTO PARTS	44.42	
				3063-274797	6/11/2026	AUTO PARTS	84.15	
				3063-275305	6/15/2026	AUTO PARTS	52.69	
				3063-273616	6/3/2026	AUTO PARTS	84.88	
				3063-274297	6/8/2026	AUTO PARTS	95.23	
				3063-274437	6/9/2026	AUTO PARTS	66.44	
				3063-274373	6/8/2026	AUTO PARTS	82.67	
				3063-271441	5/19/2026	AUTO PARTS	25.22	

				3063-274619	6/10/2026	AUTO PARTS	259.94	
				3063-274834	6/11/2026	AUTO PARTS	69.79	
				3063-270399	5/12/2026	AUTO PARTS	42.06	
				3063-270401	5/12/2026	AUTO PARTS	39.50	
				3063-276441	6/23/2026	AUTO PARTS	72.53	
				3063-276565	6/24/2026	AUTO PARTS	24.90	
				3063-275298	6/15/2026	AUTO PARTS	49.39	
				3063-273430	6/2/2026	AUTO PARTS	15.00	
				3063-271318	5/18/2026	AUTO PARTS	36.61	
				3063-275547	6/16/2026	AUTO PARTS	17.97	
				3063-275656	6/17/2026	AUTO PARTS	66.01	
				3063-275651	6/17/2026	AUTO PARTS	61.94	
				3063-274801	6/11/2026	AUTO PARTS	8.85	
				3063-275832	6/18/2026	AUTO PARTS	15.86	
				3063-269547	5/6/2026	AUTO PARTS	124.08	
				3063-271749	5/21/2026	AUTO PARTS	35.15	
				3063-272624	5/27/2026	AUTO PARTS	56.29	
				3063-275287	6/15/2026	AUTO PARTS	18.82	
				3063-275663	6/17/2026	AUTO PARTS	97.22	5,018.87
115485	8/25/2026 Voucher:	0007923	PD: DEPT.OF ALCOHOLIC BEVERAGE	TNR 1346	7/13/2026	7/14/26-7/16/26 ALCOHOL POLICING PARTNER	650.00	650.00
115486	8/25/2026 Voucher:	0015540	PD: MARTINEZ, GERARDO	TNR 1341	7/21/2026	6/1/26-6/25/26 ADULT CORRECTIONS TRAVEL	898.61	898.61
115487	8/25/2026	0009511	PD:PRADO FAMILY SHOOTING RANGE	7904	7/5/2026	7/1/26 RANGE RENTAL FEES-SWAT TRAINING	360.00	
	Voucher:			7922	7/19/2026	7/13/26 RANGE RENTAL FEES FIREARM TRAINI	350.00	710.00
115488	8/25/2026	0015301	PERMITECH SOLUTIONS, CORPORATI	220	5/19/2026	5/18/26 PROFESSIONAL SERVICES FOR WIRELE	280.00	
	Voucher:			259	6/8/2026	6/4/26 PROFESSIONAL SERVICES FOR WIRELES	849.60	1,129.60
115489	8/25/2026 Voucher:	00004271	PK: BETANCOURT, CRYSTAL	CBSUMMER72	6/30/2026	JUNE 2026 YOUTH HIP HOP AND TUMBLING CLA	1,908.36	1,908.36
115490	8/25/2026 Voucher:	00001643	PK: DIAZ, VANESSA	VDSUMMER72	6/30/2026	JUNE 2026 BABY MEXICAN FOLK & BABY BALLE	325.60	325.60
115491	8/25/2026 Voucher:	00003691	PK: LARIOS, JUAN	JLJUN0626	6/30/2026	KARATE	594.00	594.00
115492	8/25/2026 Voucher:	00003708	PK: LASTRA, MARY	MLSUMMER72	6/24/2026	JUNE 2026 MEXICAN FOLK DANCE	363.59	363.59
115493	8/25/2026 Voucher:	0013766	PK: LOPEZ, ASHLEY	ALSUMMER72	6/25/2026	JUNE 2026 YOUTH CHEER CLASSES	195.36	195.36
115494	8/25/2026 Voucher:	0009212	PK: RAMOS, GUNTHER H. ALCERRO	GRSUMMER72	6/27/2026	JUNE 2026 DOG OBEDIENCE	37.98	37.98
115495	8/25/2026 Voucher:	0013659	PK: SANCHEZ, ROCIO	RSspring0626-3	6/29/2026	06/01/26-06/29/26 COMBO BOXING	270.00	270.00
115496	8/25/2026	00003721	PLUMBERS DEPOT INC.	PD-61683	6/18/2026	GAPVAX REPAIR AND PARTS	832.01	
	Voucher:			PD-61736	6/23/2026	GAPVAX REPAIR AND PARTS	209.32	1,041.33
115497	8/25/2026	0015118	PRINTING NEST LLC	1010772	7/7/2026	ENVELOPES WITH WINDOW AND SECCURITY	559.66	
	Voucher:			1010773	7/9/2026	BUSINESS CARDS (250) C VAJRABUKKA	149.51	
				1010798	7/15/2026	BUSINESS CARDS JUILE JIMINEZ PARKS (250)	77.53	
				1010745	6/24/2026	BUSINESS CARDS (100) GLAIDS DERAS PW ENG	116.29	
				1010742	6/23/2026	UTILITIES WATER BILLS	3,488.63	
				1010777	7/13/2026	BUSINESS CARDS V. DAVILA Y SILLA CD	363.27	
				1010806	7/27/2026	BUDGET BOOKS AND ACFR FY 26-27	2,883.95	
				1010813	7/22/2026	#10 WINDOW ENVELOPES PARKS & RECS TRANSI	270.76	
				1010814	7/23/2026	BUSINESS CARDS BETETA POLICE DEPT 250	38.75	7,948.35
115498	8/25/2026 Voucher:	0015514	PROACTIVE WORK HEALTH MEDICAL,	057405	7/8/2026	GRANADO, JAVIER/BERRERA RODRIGO(PRE-BOOK	780.00	780.00

115499	8/25/2026	00004055	PROFORCE LAW ENFORCEMENT	605589	7/9/2026	AMMUNITION AND EQUIPMENT	404.88	404.88
	Voucher:							
115500	8/25/2026	00000416	RAPID-O-PRINT	36083	6/29/2026	DOOR HANGERS CODE ENF	658.96	658.96
	Voucher:							
115501	8/25/2026	0013627	RED WING BRANDS OF AMERICA INC	2026071010969	7/10/2026	6/10/26-7/10/26 SAFETY FOOTWEAR PROVIDER	6,227.34	6,227.34
	Voucher:							
115502	8/25/2026	0012962	REGIONAL TAP SERVICE CENTER	6027637	6/30/2026	JUNE 2026- REG SV SR/DIS (20.00)	595.20	
	Voucher:			6027443	5/31/2026	MAY 2026-REG SV SR/DIS (20.00)	384.00	979.20
115503	8/25/2026	00003963	RESOURCE BUILDING MATERIALS	4223899	6/10/2026	SAND AND OTHER SPECIALTY CONCRETE ITEMS	1,311.08	1,311.08
	Voucher:							
115504	8/25/2026	00004804	RIO HONDO COMMUNITY COLLEGE	S26-296-ZSGT	5/26/2026	5/4/26-5/30/26 PUBLIC SAFETY DISPATCHER	744.00	
	Voucher:			S26-273-ZSGT	5/26/2026	04/20/26-04/26/26 LAWS OF ARREST 832 PC	237.10	
				S26-223-ZSGT	4/21/2026	4/7/26-DRIVER TRAINING TUITION FOR 2 OFF	50.00	
				S26-302-ZSGT	5/26/2026	5/7/26 DRIVER TRAINING FOR TUITION FOR 2	50.00	
				S26-234-ZSGT	4/28/2026	4/10/26-DRIVER TRAINING TUITION FOR 1	25.00	1,106.10
115505	8/25/2026	00002735	ROADLINE PRODUCTS, INC. USA	22963	5/28/2026	STREET DIVISION AS NEEDED PAINT FOR SIGN	657.99	657.99
	Voucher:							
115506	8/25/2026	0007637	RSG, INC	15733	6/30/2026	JUNE 2026-13050 PARAMOUNT	2,326.25	2,326.25
	Voucher:							
115507	8/25/2026	0009447	RWC GROUP	XA301268797.0	6/3/2026	SERVICE HEAVY DUTY TRUCK AND PURCHASE RE	1,527.36	1,527.36
	Voucher:							
115508	8/25/2026	0008369	SAFETY-KLEEN SYSTEM, INC	100120765	6/4/2026	CLEANING SERVICE OF EQUIPMENT & PARTS	536.17	536.17
	Voucher:							
115509	8/25/2026	00003368	SCAG-SOUTHERN CAL ASSOC GOV	SCAF FY 27 01	7/1/2026	MEMBERSHIP DUES FOR 2026-27 - SCAG - SOU	13,393.00	13,393.00
	Voucher:							
115510	8/25/2026	00004830	SCS ENGINEERS	0575388-57879	5/31/2026	5/31/26 INSTALLATION OF METHANE MONITORI	30,030.00	
	Voucher:			0576897	4/30/2026	APRIL 2026 ENVIRONMENTAL ENGINEERING CI	457.00	30,487.00
115511	8/25/2026	00004834	SECURITY SIGNAL DEVICES SYSTEM	S-01160402	12/19/2025	REPAIR AND MAINTENANCE NOT ON CONTRACT	189.00	189.00
	Voucher:							
115512	8/25/2026	00004857	SMITH FASTENER COMPANY	0057612	2/20/2026	SPECIALITY HARDWARE	82.12	82.12
	Voucher:							
115513	8/25/2026	00005096	SOUTH COAST A.Q.M.D.	4743711	6/16/2026	ANNUAL PERMIT FEES	928.81	
	Voucher:			4711618	5/5/2026	AQMD-JULY 2025-JUNE 2026 8620	172.49	
				4743706	6/16/2026	ANNUAL PERMIT FEES	756.27	
				4744915	6/16/2026	FLAT FEE FOR LAST FISCAL YR EMISSION	176.41	
				4743768	6/16/2026	ICE(>500HP) EM ELEC GEN DIESEL	583.73	
				4744707	6/16/2026	FY 26/27 EMISSION FEES	176.41	
				4744721	6/16/2026	FY 26/27 EMISSION FEES	176.71	2,970.83
115514	8/25/2026	00004864	SOUTHERN CALIFORNIA EDISON	7701331499	7/1/2026	7/1/26-6/30/27 OPERATING RENT CUSTOMER #	5,752.72	
	Voucher:			7701331607	7/1/2026	7/1/26-6/30/27 OPERATING RENT CUSTOMER	1,175.88	6,928.60
115515	8/25/2026	00004897	ST FRANCIS MEDICAL CENTER	H706000514036	7/9/2026	ACCT# 46133195 -LOMELI ALEX CLAIM060826L	466.95	466.95
	Voucher:							
115516	8/25/2026	0008771	STETSON ENGINEERS INC.	2948-23-008	7/14/2026	2025 URBAN WATER MANAGEMENT PLAN	5,768.88	5,768.88
	Voucher:							
115517	8/25/2026	00004921	TARGET SPECIALTY PRODUCTS INC	INVP502176858	6/8/2026	PESTICIDES	539.32	539.32
	Voucher:							
115518	8/25/2026	0014943	TEAMCIVX, LLC	4179	12/1/2025	NOV 2025 RESEARCH TO PREP FOR UUT INITIA	6,000.00	6,000.00
	Voucher:							
115519	8/25/2026	0009039	TETRA TECH INC	52596926	6/22/2026	5/22/26 DESIGN SERVICES FOR PFAS SYSTEM	24,872.71	24,872.71
	Voucher:							
115520	8/25/2026	0012474	THE HOME DEPOT DEPOT PRO	9251881875	7/23/2026	INVENTORY PO/ JANITORIAL SUPPLIES	952.89	952.89
	Voucher:							
115521	8/25/2026	0013473	THE SINATRA UNIFORM COMPANY	SU19413	7/9/2026	POLICE EMPLOYEE UNIFORMS, ALTERATIONS AN	649.99	
	Voucher:			SU19326	7/2/2026	POLICE EMPLOYEE UNIFORMS, ALTERATIONS AN	145.29	795.28

115522	8/25/2026	00003851	THOMSON REUTERS	853801603	7/1/2026	6/1-6/30/26 ONLINE/SOFTWARE SUBSCRIPTION	759.00	759.00
	Voucher:							
115523	8/25/2026	0009355	T-MOBILE USA, INC.	L2512040319	12/4/2025	INVESTIGATIVE SERVICES-TIMING ADVANCE DR	200.00	200.00
	Voucher:							
115524	8/25/2026	00003438	TRANS UNION-SOUTHERN CALI DIVI	06603050	6/28/2026	CREDIT CHECKS	13.97	13.97
	Voucher:							
115525	8/25/2026	0010699	TRANSYSTEMS CORPORATION	0210026-.509-3	7/9/2026	6/31/26 I-710 FIRESTONE BLVD SOUTHBOUND	1,021.82	1,021.82
	Voucher:							
115526	8/25/2026	0013584	TRUE NORTH COMPLIANCE SERVICES	26-06-022-1	7/14/2026	JUNE 2026 TRUE NORTH-PLAN CHECK SVCS BUI	6,686.72	6,686.72
	Voucher:							
115527	8/25/2026	0008005	U.S. BANK-PARS ACCT#6746022500	JUL 2026-MOS	5/21/2026	JULY 2026 - M. MOSTAKHAMI: PARS - EXCES	680.00	
	Voucher:			JUL 2026-LOUI	5/21/2026	JULY 2026 - K.LOUIE : PARS - EXCESS BEN	550.00	1,230.00
115528	8/25/2026	00001928	U.S. POSTAL SVC/PITNEY BOWES	07032026	7/3/2026	PURCHASE POWER ACCT#8000-9090-0074-1194	171.63	171.63
	Voucher:							
115529	8/25/2026	0010265	UNITED PACIFIC SERVICES, INC.	1081-2 to 1081-	7/8/2026	JUNE 2026 ANNUAL CITYWIDE TREE MAINTENAN	103,415.00	
	Voucher:			26-0425-7	4/25/2026	TREE MAINTENANCE IN CITY PARKS	1,520.00	104,935.00
115530	8/25/2026	00004975	US ARMOR	53113	7/9/2026	VESTS	760.35	760.35
	Voucher:							
115531	8/25/2026	00003928	US BANK TRUST N.A.	3321923	8/11/2026	OCT 2026 2019 SERIES A-T DEBT SERVICE PA	1,079,354.10	
	Voucher:			788757000-AUC	8/1/2026	AUG 2026 COSG 2005 PENSION OBLIGATION RE	167,542.33	
				3321897	8/11/2026	OCT 2026 2019 SERIES A DEBT SERVICE PAYM	185,098.07	1,431,994.50
115532	8/25/2026	0012679	VECTORUSA	104709	8/5/2025	VECTORUSA CORE NETWORK UPGRADE	8,562.60	
	Voucher:			104710	8/5/2026	VECTORUSA - EDGE NETWORK REFRESH SWITCHE	6,364.57	
				107350	6/30/2026	VECTORUSA - EDGE NETWORK REFRESH SWITCHE	5,079.73	20,006.90
115533	8/25/2026	0014729	VITAL RECORDS HOLDINGS,LLC	6629897	6/30/2026	JUNE 2026 STORAGE SERVICES FOR ADMIN SVC	563.90	563.90
	Voucher:							
115534	8/25/2026	00004423	WALTERS WHOLESALE ELECTRIC CO	S130577886.00	6/8/2026	ELECTRICAL SUPPLIES	1,139.48	
	Voucher:			S130642485.00	6/29/2026	ELECTRICAL SUPPLIES	206.65	
				S130642046.00	6/29/2026	ELECTRICAL SUPPLIES	316.35	
				S130577909.00	6/8/2026	ELECTRICAL SUPPLIES	363.75	
				S130577921.00	6/8/2026	ELECTRICAL SUPPLIES	247.73	
				S130693207.00	6/24/2026	ELECTRICAL SUPPLIES	1,453.73	
				S130642485.00	6/30/2026	ELECTRICAL SUPPLIES	177.68	
				S130577858.00	6/8/2026	ELECTRICAL SUPPLIES	1,776.98	
				S130657856.00	6/18/2026	ELECTRICAL SUPPLIES	450.80	6,133.15
115535	8/25/2026	00000028	WATER REPLENISHMENT DISTRICT	2512-T22-007	7/14/2026	JULY TO DECEMBER 2025 TITLE 22 GROUNDWAT	23,610.00	23,610.00
	Voucher:							
115536	8/25/2026	00002593	WAXIE'S SANITARY SUPPLY	84008001	7/6/2026	INVENTORY PO/ JANITORIAL SUPPLIES	12,458.33	
	Voucher:			84042757	7/29/2026	INVENTORY PO/ JANITORIAL SUPPLIES	12,822.60	25,280.93
115537	8/25/2026	00000032	WEST COAST MAILERS	12280	6/5/2026	03/18/26 - 04/16/26 - WA BILLS CYC1	3,489.59	
	Voucher:			12281	6/5/2026	03/26/26 - 04/23/26 - WA BILLS CYC3	2,799.47	
				12279	6/5/2026	04/04/26 - 05/05/26 - WA BILLS CYC5	2,954.68	
				12278	6/5/2026	04/14/26 - 05/12/26 - WA BILLS CYC1	2,523.13	
				12277	6/5/2026	05/01/26 - 05/31/26 - WA BILLS CYC 10	195.68	11,962.55
115538	8/25/2026	00004593	WESTERLY METER SERVICE CO.	18151	6/30/2026	METER TESTS	985.00	985.00
	Voucher:							
115539	8/25/2026	00000561	WESTERN EXTERMINATOR COMPANY	97641782	6/30/2026	ANNUAL PEST CONTROL SERVICE AGREEMENT FY	165.40	
	Voucher:			97635087	6/10/2026	ANNUAL PEST CONTROL SERVICE AGREEMENT FY	49.50	
				96300032	5/13/2026	ANNUAL PEST CONTROL SERVICE AGREEMENT FY	85.50	
				96298791	6/12/2026	ANNUAL PEST CONTROL SERVICE AGREEMENT FY	124.63	425.03
115540	8/25/2026	00001522	WHITE CAP CONSTRUCTION SUPPLY	50037401110	6/4/2026	SPECIAL TOOLS	279.09	
	Voucher:			50037752973	6/22/2026	SPECIAL TOOLS	331.49	
				50037358825	6/3/2026	SPECIAL TOOLS	256.14	
				50037595674	6/15/2026	SPECIAL TOOLS	535.59	

				50036944468	5/13/2026	SPECIAL TOOLS	599.11	
				50037327937	6/2/2026	SPECIAL TOOLS	1,416.61	3,418.03
115541	8/25/2026	00001280	WILLDAN	010-66276	6/22/2026	MAY 31 2026 PROFESSIONAL SERVICES TO CON	1,750.00	
	Voucher:			00424118	6/30/2026	5/29/26 CONSTRUCTION MANAGEMENT AMR-AMI	6,418.50	
				00424358	7/13/2026	6/30/26 CM AND INSPECTION SERVICES FOR T	1,623.50	
				00424364	7/14/2026	6/30/26 AMR PHASE V- CITY PROJECT NO. 74	35,728.75	45,520.75
115542	8/25/2026	00003442	YOUNGBLOOD & ASSOCIATES, INC.	2784A	4/24/2026	POLYGRAPHS	300.00	
	Voucher:			2813A	7/7/2026	POLYGRAPHS	900.00	1,200.00
115543	8/25/2026	00000062	ZIEGLER'S HARDWARE& SUPPLY,INC	7365	6/9/2026	MISC HARDWARE	21.03	
	Voucher:			7338-2026	6/2/2026	MISC HARDWARE	25.43	
				6754-2026	1/28/2026	MISC HARDWARE	64.18	
				7363	6/8/2026	MISC HARDWARE	13.25	
				7371	6/9/2026	MISC HARDWARE	32.10	155.99
122026	8/11/2026	0011968	WEX BANK	114405127	8/6/2026	AUG 2026 SHELL GAS PD	2,125.28	2,125.28
	Voucher:							

Sub total for BANK OF THE WEST: 13,342,950.54

128 checks & 7 wires in this report.

Grand Total All Checks & Wires: 13,342,950.54

Bank : botw BANK OF THE WEST

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
115544	8/25/2026	00004773	RET: ALMANZA, JOSEPH A	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	194.83	194.83
	Voucher:							
115545	8/25/2026	0008275	RET: AROCHA, FRANCIS X.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,163.88	1,163.88
	Voucher:							
115546	8/25/2026	00001840	RET: BLASKA, WILLIAM MIKE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
115547	8/25/2026	0015483	RET: BOLAR, EDWARD	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
115548	8/25/2026	00004776	RET: CARTER, LLOYD B	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
115549	8/25/2026	00000495	RET: CHAVEZ, ANTHONY A	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115550	8/25/2026	0006505	RET: CORBET, RONALD	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,435.98	1,435.98
	Voucher:							
115551	8/25/2026	0015557	RET: CYR, J. WILLIAM	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,269.81	1,269.81
	Voucher:							
115552	8/25/2026	0008746	RET: DELEON, RUBEN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115553	8/25/2026	0011326	RET: GALVAN, RAY A.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115554	8/25/2026	0013282	RET: GARCIA, VIVIAN M.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115555	8/25/2026	0006508	RET: GOMEZ, JOSEPH C.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115556	8/25/2026	0010881	RET: KOOPMANS, WILLIAM (	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115557	8/25/2026	0010410	RET: LEO, FRANK	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
115558	8/25/2026	00003833	RET: MOOMEY, STEVEN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	518.00	518.00
	Voucher:							
115559	8/25/2026	00003328	RET: MOSBY, DOROTHEA S	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	194.83	194.83
	Voucher:							
115560	8/25/2026	00003798	RET: RANGEL, ARMANDO	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							

Sub total for BANK OF THE WEST:	8,054.32
Grand Total All Checks :	8,054.32

17checks in this report.

Bank : efbotw BANK OF THE WEST EFT

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6292	8/25/2026	0014823	RET: ANTHONY PEREZ, EDV	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6293	8/25/2026	0012466	RET: ADAMS, PAUL L.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,299.14	1,299.14
	Voucher:							
6294	8/25/2026	0005570	RET: ALONZO, ANTHONY	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,169.00	1,169.00
	Voucher:							
6295	8/25/2026	0014715	RET: ANDERSON, KENNETH	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6296	8/25/2026	0015298	RET: ARAKAWA, DARREN AN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,853.04	1,853.04
	Voucher:							
6297	8/25/2026	0012843	RET: AUSTIN, BYRON A.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6298	8/25/2026	0005813	RET: AVILA, VINCENT	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6299	8/25/2026	0013775	RET: AVILES, OMAR ADOLFC	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6300	8/25/2026	0014366	RET: BARKER, RILEY M.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6301	8/25/2026	0012982	RET: BONILLA CLAYTON, YAI	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6302	8/25/2026	00001265	RET: BRASSFIELD, CHARLES	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6303	8/25/2026	0006324	RET: BURBACH, MAUREEN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6304	8/25/2026	0012844	RET: CAMACHO, EDWARD	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,163.88	1,163.88
	Voucher:							
6305	8/25/2026	0015479	RET: CENDEJAS, ELIZABETH	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6306	8/25/2026	0015485	RET: CHAVES, GEORGE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	194.83	194.83
	Voucher:							
6307	8/25/2026	0014800	RET: CHAVEZ, CELESTE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6308	8/25/2026	00000817	RET: CHRIST, DOUGLAS F	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							

Bank : efbotw BANK OF THE WEST EFT (Continued)

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6309	8/25/2026 Voucher:	0015376	RET: COSTLEY, STEVEN P	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
6310	8/25/2026 Voucher:	00003408	RET: DAMRON, ROGER V	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
6311	8/25/2026 Voucher:	0014404	RET: DAVILA, PAULITA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
6312	8/25/2026 Voucher:	0013163	RET: DAVIS, RANDALL JOHN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,196.68	1,196.68
6313	8/25/2026 Voucher:	00004777	RET: DAY, ROBERT A	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
6314	8/25/2026 Voucher:	00001776	RET: EADE, JOANN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	194.83	194.83
6315	8/25/2026 Voucher:	00003973	RET: EADS, KENNETH P.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,169.00	1,169.00
6316	8/25/2026 Voucher:	00003853	RET: FANNIN, ZONA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6317	8/25/2026 Voucher:	0008820	RET: FERNANDEZ, CARLOS	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
6318	8/25/2026 Voucher:	00004403	RET: FIELD, GARY	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6319	8/25/2026 Voucher:	0006507	RET: FIGUEROA, GLORIA A.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6320	8/25/2026 Voucher:	0013564	RET: FLAD, MICHAEL	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,339.68	1,339.68
6321	8/25/2026 Voucher:	00000605	RET: FORRESTER, BOB L	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
6322	8/25/2026 Voucher:	0015486	RET: FRANCO, JOSE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
6323	8/25/2026 Voucher:	0005355	RET: GALBREATH, RUSSELL	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	435.57	435.57
6324	8/25/2026 Voucher:	0011186	RET: GAMBOA, OSCAR	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6325	8/25/2026 Voucher:	00000496	RET: GEORGE, RONALD P	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00

Bank : efbotw BANK OF THE WEST EFT (Continued)

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6326	8/25/2026	0013121	RET: GONZALES, LORETTA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6327	8/25/2026	00003940	RET: GONZALEZ, HIRAM	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6328	8/25/2026	0006328	RET: GUTIERREZ, MANUEL	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,395.60	1,395.60
	Voucher:							
6329	8/25/2026	0014822	RET: GUTIERREZ, REYNA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6330	8/25/2026	0006510	RET: HERNANDEZ, MARIA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6331	8/25/2026	0006329	RET: HOMSHER, HUGH	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	916.86	916.86
	Voucher:							
6332	8/25/2026	0013216	RET: HUFFMAN, EDWARD R/	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6333	8/25/2026	0012845	RET: HUGAR L., JAMES	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6334	8/25/2026	00004784	RET: HUNTRODS, RICHARD	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	239.00	239.00
	Voucher:							
6335	8/25/2026	0009521	RET: HUPP, KEITH	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6336	8/25/2026	00004785	RET: IRISH, TERRY F	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6337	8/25/2026	0011110	RET: JOHNSON, GERALD	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6338	8/25/2026	00004787	RET: KENNEDY, GARY E	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6339	8/25/2026	0005356	RET: KEY, ANDREW	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,169.00	1,169.00
	Voucher:							
6340	8/25/2026	0011111	RET: KOOMEN, SHERI L.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6341	8/25/2026	0015547	RET: LAM, CYNTHIA	AUG 2026	8/18/2026	AUG 2026- RETIREE MEDICAL IN	1,500.00	1,500.00
	Voucher:							
6342	8/25/2026	0009946	RET: LEFEVER, STEVEN A.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	200.00	200.00
	Voucher:							

Bank : efbotw BANK OF THE WEST EFT (Continued)

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6343	8/25/2026	00004789	RET: LILLEY, RAYMOND E	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6344	8/25/2026	0012707	RET: LLOYD, BRUCE W.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6345	8/25/2026	0012927	RET: LONG, PENG	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6346	8/25/2026	0005633	RET: LOPEZ, ALFONSO	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	615.16	615.16
	Voucher:							
6347	8/25/2026	0006511	RET: LOPEZ, RAMON A.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6348	8/25/2026	0009453	RET: LOPEZ, VERONICA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6349	8/25/2026	0013398	RET: MARIN, SANDRA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6350	8/25/2026	0015544	RET: MARTINEZ, IRMA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6351	8/25/2026	0015543	RET: MARTINEZ, MARIA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6352	8/25/2026	0007656	RET: MATSUKIYO, DAVID	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6353	8/25/2026	0014276	RET: MCEVILLY, DEBORAH	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6354	8/25/2026	0013777	RET: MONTANEZ JR., ABELIN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6355	8/25/2026	0015377	RET: MORALES, VALERIE M	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6356	8/25/2026	0011895	RET: MUNOZ, ALFREDO	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6357	8/25/2026	00003239	RET: NASSAR, SAMI R	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	200.00	200.00
	Voucher:							
6358	8/25/2026	0014639	RET: O'MALLEY, DEREK	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6359	8/25/2026	0012468	RET: ORTIZ, JULIAN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	807.05	807.05
	Voucher:							

Bank : efbotw BANK OF THE WEST EFT (Continued)

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6360	8/25/2026 Voucher:	0015484	RET: OSTERHOUDT, LARRY	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
6361	8/25/2026 Voucher:	0012467	RET: PATINO, IGNACIO M.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
6362	8/25/2026 Voucher:	0011522	RET: PELLERIN, ROBERT	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
6363	8/25/2026 Voucher:	00005237	RET: PEREZ, SUSAN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6364	8/25/2026 Voucher:	0010733	RET: PIXLER, DAVID	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
6365	8/25/2026 Voucher:	00004794	RET: POWELL, ROBERT K.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
6366	8/25/2026 Voucher:	0015378	RET: QUINTERO, JORGE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
6367	8/25/2026 Voucher:	0015545	RET: RAMIREZ, MARY	AUIG 2026	8/18/2026	AUG 2026- RETIREE MEDICAL IN	1,500.00	1,500.00
6368	8/25/2026 Voucher:	0006326	RET: RAMIREZ, VIRGINIA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6369	8/25/2026 Voucher:	0006327	RET: RASCO, ANGELA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6370	8/25/2026 Voucher:	0011967	RET: RIVERA, FRANK J.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	825.69	825.69
6371	8/25/2026 Voucher:	0011978	RET: RIVERA, HANNAH TELL	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	825.69	825.69
6372	8/25/2026 Voucher:	0012837	RET: RODRIGUEZ, ANNA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6373	8/25/2026 Voucher:	0015546	RET: RODRIGUEZ, JUAN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
6374	8/25/2026 Voucher:	0015482	RET: ROSALES, YVONEE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
6375	8/25/2026 Voucher:	0012682	RET: RUIZ, NELLIE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
6376	8/25/2026 Voucher:	0011112	RET: SALDIVAR, MARIO M.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99

Bank : efbotw BANK OF THE WEST EFT (Continued)

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6377	8/25/2026	0013274	RET: SAUCEDO NEVAREZ, L	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6378	8/25/2026	0009865	RET: SCHRADER, GEORGE I	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,505.00	1,505.00
	Voucher:							
6379	8/25/2026	0011521	RET: SCOTT, DAVID	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6380	8/25/2026	0013273	RET: SEKIYA, JONATHAN M	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	828.03	828.03
	Voucher:							
6381	8/25/2026	00000458	RET: SEWELL, ELAINE	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6382	8/25/2026	00000459	RET: SEWELL, KENNETH R	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6383	8/25/2026	0006513	RET: SHETTER, RANDOLPH	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6384	8/25/2026	00000869	RET: SMITH, CHARLES R	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6385	8/25/2026	00004796	RET: SPEELMAN, PATRICIA L	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6386	8/25/2026	00002147	RET: SPROWLS, KENNETH C	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	250.00	250.00
	Voucher:							
6387	8/25/2026	0008313	RET: SULLIVAN, DARREN	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,169.00	1,169.00
	Voucher:							
6388	8/25/2026	0006512	RET: TATTI, WILLIAM P.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6389	8/25/2026	0014457	RET: TEEPLES, JAMES	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6390	8/25/2026	0014524	RET: TIMOTEO, VINEULA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6391	8/25/2026	0014403	RET: TORRES, DAVID E	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	200.00	200.00
	Voucher:							
6392	8/25/2026	0012959	RET: TREJO, RAMONA M	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6393	8/25/2026	0014379	RET: URTEZ, YOLANDA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							

Bank : efbotw BANK OF THE WEST EFT (Continued)

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
6394	8/25/2026	00003573	RET: VAN LIEROP, MARTIN G	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	503.50	503.50
	Voucher:							
6395	8/25/2026	0013776	RET: VARGAS, ALEX J.	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	300.00	300.00
	Voucher:							
6396	8/25/2026	0015164	RET: VERVERA, ISMAEL	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6397	8/25/2026	00003959	RET: WADE, RICHARD	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	306.00	306.00
	Voucher:							
6398	8/25/2026	0007655	RET: WELLS, GREGORY	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	807.05	807.05
	Voucher:							
6399	8/25/2026	00004379	RET: WHALEN, HARVEY	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	150.00	150.00
	Voucher:							
6400	8/25/2026	0008821	RET: WILLIAMS, TIMOTHY	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	1,576.99	1,576.99
	Voucher:							
6401	8/25/2026	00001166	RET: ZARAGOZA, DINA	AUG 2026	8/17/2026	AUG 2026- RETIREE MEDICAL IN	264.31	264.31
	Voucher:							

Sub total for BANK OF THE WEST EFT: 70,482.39

109 wires in this report.

Grand Total All Checks: 70,482.39

Bank : botw BANK OF THE WEST

Check #	Date	Vendor		Invoice	Inv Date	Description	Amount Paid	Check Total
3177	8/13/2026	00004836	SEIU LOCAL 721 CTW CLC-2	Ben388052	8/13/2026	SEIU DUES: PAYMENT	2,773.60	2,773.60
	Voucher:							
3178	8/13/2026	00002370	INTERNAL REVENUE SERVI(	Ben388054	8/13/2026	MEDICARE: PAYMENT	170,692.35	170,692.35
	Voucher:							
3180	8/13/2026	00000343	PUBLIC EMPLOYEES RETIRI	Ben388058	8/13/2026	REDEPOSIT/WITHDRAWN CONT	286,243.20	286,243.20
	Voucher:							
3181	8/13/2026	00001186	EMPLOYMENT DEVELOPME	Ben388060	8/13/2026	SDI: PAYMENT	60,550.13	60,550.13
	Voucher:							
3182	8/13/2026	00000004	NATIONWIDE RETIREMENT :	Ben388062	8/13/2026	DEF COMP NATIONWIDE: PAYME	101,148.62	101,148.62
	Voucher:							
3183	8/13/2026	00004996	SEIU-COPE LOCAL 721, LA/C	Ben388064	8/13/2026	SEIU- COPE LOCAL 721 DEDUCT	126.01	126.01
	Voucher:							
3184	8/13/2026	00004988	CHILD SUPPORT ON-LINE, S	Ben388066	8/13/2026	CHILD SUPPORT-ONLINE: PAYMI	340.13	340.13
	Voucher:							

Sub total for BANK OF THE WEST: 621,874.04

7 checks in this report.

Grand Total All Checks: 621,874.04

SOUTH GATE CITY COUNCIL
WARRANT APPROVAL AND CANCELLATION

Warrant Number **115394** to Warrant Number **115560** inclusive, plus WireTransfers and EFTs totaling **$13,959,024.47** as listed on the accompanying Accounts Payable Warrant Register of **Aug 25, 2026** are approved as presented, with the exception of the following voided and replacement warrants:

Voided Check Number	Vendor	Check Date	Amount	Reason for Void or Replacement
115480	ODP BUSINESS SOULUTIONS	8/25/2026	$ -	A PORTION OF THE REMITTANCE DETAIL FOR THE VENDOR CARRIED OVER TO CHECK# 115481
115483	O'REILLY AUTO	8/25/2026	$ -	A PORTION OF THE REMITTANCE DETAIL FOR THE VENDOR CARRIED OVER TO CHECK# 115484
	TOTAL OF VOIDED CHECKS		$ -	
original ck #	REPLACEMENT CHECKS			
114562	ONSITEMIKE AND THE BUILDERS INC	5/26/2026	$ 5,026.65	WRONG VENDOR NAME
115002	SOUTH GATE EXPLORER	7/2/2026	$ 455.00	ATTN: HAD WRONG NAME
114822	SOUTH GATE EXPLORER	6/4/2026	$ 455.00	ATTN: HAD WRONG NAME
114784	SOUTH GATE EXPLORER	6/9/2026	$19,624.31	ATTN: HAD WRONG NAME
	* TOTAL OF REPLACEMENT CHECKS		$ 25,560.96	

* Replacement checks reported in previous warrant registers have no impact to the grand total.

8/18/2026
ACCOUNTING AND FINANCE MANAGER

8/18/26
DIRECTOR OF ADMINISTRATIVE SERVICES

Pursuant to action of the City Council on AUG 25, **2026** at a regular or adjourned meeting, the City Treasurer was ordered to pay and/or cancel the above warrants, wire transfers & ETFs, as approved.

WARRANT REGISTER SUMMARY
CITY COUNCIL MEETING OF 08/25/2026

TOTAL PART I - REISSUE 8/6/26		29,499.30
TOTAL PART II -PREPAID CHECKS 08/05/26		274,809.62
TOTAL PART III -PAYROLL- RELATED CHECKS 08/13/26		56,133.72
TOTAL PART IV- ACCOUNTS PAYABLE CHECKS & WIRE TRANSFERS		13,342,950.54
TOTAL PART V- ACCOUNTS PAYABLE CHECKS RET		8,054.32
TOTAL PART VI- ACCOUNTS PAYABLE EFTs		70,482.39
TOTAL PART VII-PAYROLL- RELATED WIRE TRANSFERS		621,874.04
	SUB - TOTAL	14,403,803.93
LESS: VOIDS		
LESS: EMPLOYEE PAYROLL DEDUCTIONS		(444,779.46)
	GRAND TOTAL	13,959,024.47