

# AGENDA

ADJOURNED REGULAR CITY COUNCIL MEETING  
COUNCIL CHAMBERS  
5000 CLARK AVENUE  
LAKEWOOD, CALIFORNIA

November 17, 2015

**ADJOURNED MEETING:** Proposed Regulations for Marijuana Cultivation 7:00 p.m.

*EXECUTIVE BOARD ROOM*

**CALL TO ORDER**

7:30 p.m.

**INVOCATION:** Mr. David Montgomery, Church of Jesus Christ of Latter-day Saints

**PLEDGE OF ALLEGIANCE:** Boy Scout Troop 212

**ROLL CALL:** Mayor Jeff Wood  
Vice Mayor Ron Piazza  
Council Member Steve Croft  
Council Member Diane DuBois  
Council Member Todd Rogers

## **ANNOUNCEMENTS AND PRESENTATIONS:**

### **ROUTINE ITEMS:**

All items listed within this section of the agenda are considered to be routine and will be enacted by one motion without separate discussion. Any Member of Council may request an item be removed for individual discussion or further explanation. All items removed shall be considered immediately following action on the remaining items.

RI-1 Approval of Minutes of the Meeting held October 27, 2015

RI-2 Approval of Registers of Demands

RI-3 Approval of Report of Monthly Investment Transactions

RI-4 Acceptance of Notice of Completion for Public Works Project No. 2014-5, Del Valle Memorial, E.C. Construction

RI-5 Adoption of Resolution No. 2015-65; Amending Resolution Establishing Compensation, Rules and Regulations for Full-time Employees

RI-6 Consideration of Option for Los Angeles Regional Interoperable Communications System

RI-7 Approval of Disabled Parking Spaces for 4545 Briercrest Avenue, Resolution No. 2015-66 and 2413 Del Amo Boulevard, Resolution No. 2015-67

RI-8 Approving Application for Los Angeles County Prop A Funds Grant for Bolivar Park, Resolution No. 2015-68

## **City Council Agenda**

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### **PUBLIC HEARINGS:**

- 1.1 Consideration of Vacation of Alley Located North of 207th Street, Resolution No. 2015-69
- 1.2 Amendment to the Community Development Block Grant Consolidated Plan FY 2015-2020
- 1.3 Consideration of Rynerson Park Playground and Fitness Area Project

### **AGENDA LAKEWOOD SUCCESSOR AGENCY**

1. Approval of Register of Demands

### **AGENDA LAKEWOOD HOUSING SUCCESSOR AGENCY**

1. Approval of Register of Demands

### **ORAL COMMUNICATIONS:**

#### **CLOSED SESSION**

CONFERENCE WITH LABOR NEGOTIATORS – Pursuant to Govt. Code §54957.6

Designated Representative: City Manager Howard Chambers

Employee Organization: Lakewood City Employees' Association

PUBLIC EMPLOYEE DISCIPLINE/DISMISSAL/RELEASE – Pursuant to Govt. Code §54957

The City Council sitting as the City Personnel Board to decide personnel appeal

### **ADJOURNMENT**

Any qualified individual with a disability that would exclude that individual from participating in or attending the above meeting should contact the City Clerk's Office, 5050 Clark Avenue, Lakewood, CA, at 562/866-9771, ext. 2200; at least 48 hours prior to the above meeting to ensure that reasonable arrangements can be made to provide accessibility to the meeting or other reasonable auxiliary aids or services may be provided.

Copies of staff reports and other writings pertaining to this agenda are available for public review during regular business hours in the Office of the City Clerk, 5050 Clark Avenue, Lakewood, CA 90712

*Adjourned*

## COUNCIL STUDY SESSION

November 17, 2015

**TO:** Honorable Mayor and City Council

**SUBJECT:** Discussion of possible regulation of marijuana cultivation and distribution.

### INTRODUCTION

On October 10, 2015, the Medical Marijuana Regulations and Safety Act (MMRSA) was signed into law and it is a combination of AB266, AB243 and SB 643. Collectively these bills established a dual licensing structure requiring both a state license and a local license or permit for the various stages of commercial cultivation, processing, testing, packaging, storage, labeling, transportation and distribution of cannabis products. Also established were regulations governing physicians issuing medical marijuana recommendations and the authority to levy taxes and fees by local government was recognized. MMRSA expressly protects and encourages local control of these products, including a total ban on any part of the marijuana production process.

AB 243 contains a provision stating that those cities that do not have an ordinance regulating or prohibiting cultivation of marijuana by March 1, 2016 will lose their authority to regulate or ban cultivation within their City limits. The state will then become the sole licensing authority. Therefore, if the City of Lakewood wishes to maintain and/or establish control of marijuana cultivation for either or both commercial and non-commercial cultivation of marijuana, then it should establish and have such regulation in effect on or before March 1, 2016.

### Chronology of Marijuana Regulation:

- **1996** - Proposition 215 was approved and this enacted the Compassionate Use Act of 1996 (CUA) to provide legal protection to seriously ill persons to obtain, grow, possess and use marijuana for medical purposes under limited and specified circumstances.
- **January 1, 2004** - Senate Bill 420 became effective and created the Medical Marijuana Program (MMP). The MMP is administered by the Department of Public Health which created a voluntary Medical Marijuana Identification Card (MMIC) program.
- **August 25, 2008** State established general guidelines for a "qualified patient," which allows them to have no more than six mature or 12 immature marijuana plants and to have no more than eight ounces of dried processed marijuana
- **October 12, 2010** - the Lakewood City Council adopted Ordinance 2010-2 as an urgency measure to ban the establishment of Medical Marijuana Dispensaries.
- **October 26, 2010** - Lakewood City Council adopted Ordinance 2010-3 to make this ban permanent. These ordinances established Section 9378 of the Lakewood Municipal Code (LMC) and it reads as follows:

#### **9378. MEDICAL MARIJUANA DISPENSARIES.**

A Medical Marijuana Dispensary is not an allowable, permitted or conditionally permitted use in any zone in the City. It shall be unlawful for any person or entity to establish, own, operate, manage or conduct any Medical Marijuana Dispensary, or to participate as an employee, contractor, landlord, property owner, agent or volunteer, or in any other manner or capacity, in any Medical Marijuana Dispensary, in the City.

A “Medical Marijuana Dispensary” is any facility or location where medical marijuana is made available to and/or distributed by or to two or more of the following: A qualified patient, a person with an identification card, or a primary care giver (as such terms are defined in the California Compassionate Use Act.) Additionally, the term “Medical Marijuana Dispensary” shall be construed broadly and liberally to mean any location, structure, facility, store, co-op, collective, residence, vehicle or similar facility used, in full or in part, as a place at or in which marijuana is sold, traded, exchanged, bartered for in any way, made available, located, stored, placed, cultivated, packaged, processed or cooked, including any of the foregoing if used in connection with the delivery of marijuana.

- **2011: Cultivation Ban** - *Moral v. City of Live Oak* (221 Cal. App.4<sup>th</sup> 975) The trial court upheld the City’s right to ban cultivation of marijuana for medical purposes. The Third District Court of Appeals upheld this decision stating that there is no “*unfettered right to cultivate marijuana for medical purposes,*” even for a qualified patient such as Moral.
- **2013: Dispensary Ban** - *City of Riverside v. Inland Empire Patients Health & Wellness Center, Inc (IEPHWC)* found that “*Nothing in the CUA or MMP expressly or impliedly limits the inherent authority of a local jurisdiction, by its own ordinances, to regulate the uses of its land.*” [56 Cal. 4<sup>th</sup> 729] The City of Riverside sued all parties involved, namely the business operators/owners, property owners, property management company, and even the mortgage lenders under the theory that they were all benefiting.
- **May 6, 2013: Dispensary Ban** - California Supreme Court upheld the *City of Riverside v. IEPHWC* decision and a city’s right to control land use using its police powers, stating “*Local authority to regulate land use for the public welfare is an inherent preexisting power, recognized by the California Constitution.*”
- **May 1, 2014** – Lakewood Public Safety Committee conducted a discussion about regulating marijuana cultivation and then referred the matter to the City Council.
- **July 22, 2014** – Lakewood City Council considered the matter and tabled the discussion for further consideration at a later time.
- **October 10, 2015 - The Medical Marijuana Regulation and Safety Act** was signed into law, establishing a deadline of March 1, 2016 for local jurisdictions to establish licensing or a ban on commercial marijuana cultivation.

### Cultivation

Since the adoption of SB 420, the state established general guidelines for a “qualified patient,” which allows them to have no more than six mature or 12 immature marijuana plants and to have no more than eight ounces of dried processed marijuana. Recently several jurisdictions have enacted various ordinances regulating and/or outright banning the method, means and location of the cultivation of marijuana plants within their jurisdictional boundaries as part of their local authority to protect the public welfare through the establishment of land use controls, as stated by the State Supreme Court. These ordinances have adopted a variety of regulatory schemes for the cultivation of marijuana, including restricting the location and amount of external areas, banning external cultivation, defining limits for internal cultivation and totally banning all cultivation.

### **Other Outstanding Issues involving Medical Marijuana**

The State has several unresolved issues regarding medical marijuana. The largest issue is the interaction between federal law and state law. An August 2013 memo entitled "Guidance Regarding Marijuana Enforcement" from James M. Cole of the U.S. Department of Justice reiterated the Federal government stance that marijuana is a dangerous drug.

### **STATEMENT OF FACTS**

The following provides an analysis regarding the potential regulation and possible ban of marijuana cultivation. The Lakewood Municipal Code does not specifically address or regulate marijuana cultivation. It does not list it either as a permitted or conditionally permitted use in any zone in the City of Lakewood. Historically, when a complaint has been received, the City and the Los Angeles County Sheriff's Department (LASD) have applied the standard set forth in California Health and Safety (H&S) Code section 11362.77(a) that was created by SB 420. This statute sets a statewide cultivation guideline of six mature or 12 immature plants per qualified patient.

However, in Section (b) of the same statute, the H&S Code also has provisions where patients can possess above the statutory maximum if a physician believes the patient requires more than the above limits to treat the patient's condition. In these cases, the amount of cultivation could be limitless depending on the number of qualified patients who reside at the property and the need of each patient.

The potential significant impacts associated with the cultivation of marijuana include the creation of a neighborhood nuisance from strong and potentially noxious odors, damages to the buildings in which cultivation occurs from improper and dangerous electrical alterations and use, inadequate ventilation, and increased risk of crimes such as trespassing and burglary with associate acts of violence in commission of such crimes or the occupants attempts to prevent such crimes and protect their crops. The Lakewood Station of the LASD has received multiple complaints regarding marijuana cultivation in the last few years. Most of these complaints when reviewed were operating within State guidelines, however at least one home had over 200 plants. There have been Lakewood homeowners who have complained of the smell from the plants.

The justification for marijuana cultivation regulation revolves around the need to maintain neighborhoods that are crime-free, odor-free, and do not unfairly impinge on the desired life-style of the community. In light of complaints received by the City, staff reviewed potential options for the regulations of marijuana cultivation. Among the options available for consideration are the following:

- Adopt a total ban of both commercial and non-commercial cultivation both indoors and outdoors by anyone and any entity.
- Restrict cultivation to outdoors only and establish a maximum area and/or plant numbers.
- Restrict cultivation to indoors only and establish a maximum area that can be designated and/or plant numbers.
- Status Quo – Adopt no new regulation.

**Cultivation Ban.** By adopting a total ban of cultivation, the city can eliminate all potential risks associated with marijuana cultivation by both commercial and non-commercial operations. This gives the LASD a stricter enforcement authority.

**External Cultivation.** In permitting cultivation outdoors, the city can limit the area where cultivation can occur including the size and distance from other structures and properties and limit the number of plants permitted to be cultivated on-site.

**Internal Cultivation.** By restricting cultivation to indoors only, the city can reduce the potential for the spread of noxious or offensive odors to neighboring properties, set ventilation requirements, limit the area indoors where cultivation can occur, and limit the amount of structural and electrical alterations that can be made solely for the purpose of cultivation.

**Status Quo.** The provisions of the H&S Code would continue to provide guidance to local law enforcement and “qualified patients” as to the quantity that can be grown. In theory, a patient with a physician’s recommendation can possess and cultivate as much marijuana as the doctor determines necessary to treat the patient’s condition. This would apply to every qualified patient who resides at the property.

The draft ordinance proposes to adopt the most stringent of the available options, which is a total ban on any cultivation of marijuana plants for both commercial and non-commercial purposes within the jurisdictional limits of the City of Lakewood. Less restrictive options would include allowing “qualified patients” to grow for their personal use only a limited number of plants inside an accessory structure that is limited in size or inside a residence in a specified manner or allow a limited number of plants grown outside in a specified manner.

Please refer to Attachment 2, which is entitled: “AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD AMENDING ARTICLE IX OF THE LAKEWOOD MUNICIPAL CODE PROHIBITING THE CULTIVATION AND DISTRIBUTION OF MEDICAL MARIJUANA WITHIN THE CITY OF LAKEWOOD.”]

## **RECOMMENDATION**

Staff recommends that the City Council, review the draft ordinance, discuss options and then direct staff to prepare and present an ordinance to the Planning and Environmental Commission to ban or to otherwise regulate marijuana cultivation and distribution in the City of Lakewood. The Planning and Environment Commission shall first conduct a hearing on the ordinance, as it is a land use regulation and then the Planning and Environment Commission will be requested to provide a recommendation to the City Council for a final action on this matter.

Sonia Dias Southwell, AICP  
Director of Community Development

Howard L. Chambers  
City Manager



ORDINANCE NO. 2016-

AN ORDINANCE OF THE CITY OF LAKEWOOD  
AMENDING ARTICLE IX OF THE LAKEWOOD MUNICIPAL  
CODE PROHIBITING THE CULTIVATION AND  
DISTRIBUTION OF MEDICAL MARIJUANA WITHIN THE  
CITY OF LAKEWOOD.

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

SECTION 1. FINDINGS AND PURPOSE. The City Council hereby finds and  
declares:

A. That the commercial and non-commercial cultivation of marijuana, whether for medical purposes or otherwise, significantly impacts, or has the potential to significantly impact, the residents of the City of Lakewood (the "City"). These potential impacts include improper and dangerous alterations and/or use of buildings and outdoor areas in which cultivation may occur with compromised electrical connections, fire safety problems, inadequate ventilation, structural modifications, over use of water, increased nuisance impacts on neighboring properties from noxious odors originating from the plants, increased occurrences of theft crimes and a general increase in the instances and intensity of crime within the City.

B. That marijuana is an illegal substance under the Federal Controlled Substances Act, 21 U.S.C. 801, *et seq.* and is classified as a "Schedule I Drug" which is defined as a drug or other substance that has a high potential for abuse. Furthermore, the Federal Controlled Substances Act makes it unlawful for any person to cultivate, manufacture, distribute or dispense, or possess with intent to manufacture, distribute or dispense marijuana. The Controlled Substances Act contains no statutory exemption for the possession of marijuana for medical purposes. The City has no desire to interfere with or defy federal law.

C. That it is acknowledged that the voters of the State of California in 1996 approved Proposition 215 (codified as Health and Safety Code Section 11362.5, *et. seq.* and entitled as "The Compassionate Use Act of 1996" or "CUA".) The intent of Proposition 215 was to provide legal protections to seriously ill persons, who have their doctor's recommendation to use marijuana for medical purposes otherwise known as "qualified patients." The law also provides protections to the physicians and primary caregivers who assist these "qualified patients." It enabled those who are in need of medical marijuana for medical purposes to obtain and use it under limited, specified circumstances. This act provides a criminal defense to the cultivation, possession and use of marijuana for medical purposes. The CUA does not address land use impacts that are caused by the cultivation of marijuana. This ordinance addresses those impacts by banning cultivation and distribution of both commercial and non-commercial operations.

D. That on January 1, 2004 the legislature enacted SB 420 (codified as Health and Safety Code Sections 11362.7 *et. seq.* and entitled as "The Medical Marijuana Program Act" or "MMPA".) This was adopted to clarify the scope of the CUA and to allow cities and counties to adopt and enforce rules and regulations consistent with the MMPA and the CUA. SB 420 requires the California Department of Public Health (CDPH) to create the Medical Marijuana Program (MMP).

The state MMP is responsible for developing and maintaining an online registry and verification system for Medical Marijuana Identification Cards or "MMICs." MMICs are

available to qualified patients and their primary caregivers. The intent of SB 420 is to help law enforcement and qualified patients by creating a form of identification for qualified patients that is official and uniform throughout the State. The online registry does allow law enforcement to verify that a MMIC is valid.

E. That the CUA is limited in scope, in that it only provides a defense from criminal prosecution for possession and cultivation of marijuana to qualified patients and their primary caregivers. The scope of the MMPA is also limited in that it establishes a statewide identification program and affords qualified patients, persons with identification cards and their primary caregivers, an affirmative defense to certain enumerated criminal sanctions that would otherwise apply to transporting, processing, administering or distributing marijuana, but not cultivation.

F. That the intent of this ordinance is to adopt rules consistent with the CUA and the MMPA, while utilizing the City's inherent police power to regulate through land use controls marijuana cultivation in a manner that protects the public health, safety and welfare of the Lakewood community. And further to prevent adverse impacts that such cultivation activities and land uses may have on nearby properties and residents, without interfering with the rights of qualified patients and their primary caregivers to possess medical marijuana pursuant to state law.

G. That the implementation of CUA and MMPA does not appear to have facilitated the stated goals of providing access to marijuana for patients in medical need of marijuana, but has instead facilitated a predominant use of marijuana for recreational and not for medicinal purposes. The California Police Chiefs Association has stated in a 2014 letter to State Senator Lon Correa that "Among the most troublesome issues with Proposition 215 includes the ability of virtually anyone to obtain a medical marijuana recommendation from a compliant doctor, unreliable quality control for consumers with respect to potency and the presence of carcinogenetic pesticides or other contaminants; as well as retail outlets that often become magnets for criminal activity." They also stated earlier that "The vast majority of those using crude marijuana as medicine are young and are using the substance to be under the influence of THC [tetrahydrocannabinol] and have no critical medical condition."

H. That on August 25, 2008, Edmond G. Brown, the California Attorney General, issued "Guidelines for the Security and Non-Diversion of Marijuana Grown for Medical Use" ("Guidelines"), which sets regulations intended to ensure the security and non-diversion of marijuana grown for medical use by qualified patients. Health and Safety Code 11362.81(d) authorizes the Attorney General to "develop and adopt appropriate guidelines to ensure the security and non-diversion of marijuana grown for medical use by patients qualified under" the CUA. Nothing in the Guidelines imposes an affirmative mandate or duty upon local governments, such as the City, to allow, sanction or permit the cultivation of marijuana plants within their jurisdictional limits.

I. That on October 10, 2015, Edmond G. Brown, the Governor of California signed into law the Medical Marijuana Regulation and Safety Act (MMRSA) that was enacted through a combination of regulations established by AB 266, AB 243 and SB 643. The MMRSA in part creates: a) a dual licensing structure requiring all commercial cannabis operations to have both a state and a local license before operating, b) health and safety standards with required mandatory testing and labeling of edible medical cannabis products, c) regulates physicians recommending medical cannabis products, d) expressly recognizes local government authority to regulate, license, levy taxes and fees and/or ban commercial and non-commercial cannabis operations, e) phases out marijuana collectives and cooperatives, f) prevents illegal water diversion and

establishes pesticide controls and g), requires local jurisdictions to affirmatively prohibit unwanted cannabis activities or land uses, including banning cannabis cultivation by having an ordinance in effect on or before March 1, 2016 or by making a determination that their zoning code is "permissive" and therefore "any use not enumerated in the code is presumptively prohibited" as stipulated by the court [*City of Corona v. Naulis* (2008) 166 Cal. App. 4<sup>th</sup> 418, 425 and cited in *County of Sonoma v. Superior Court* (2010) 190 Cal.App. 4<sup>th</sup> 1312, FN.3]

J. That neither the CUA nor the MMPA, nor MMRSA nor the California Constitution creates a right to cultivate marijuana or impose an affirmative duty or mandate upon local governments, such as the City, to allow, authorize or sanction those cultivating marijuana plants within its jurisdiction.

K. That neither the CUA nor the MMPA, nor MMRSA nor the California Constitution preempts the City's exercise of its traditional police powers in enacting land use and zoning regulations, as well as legislation for preservation of public health, safety and welfare, such as this zoning ordinance prohibiting the cultivation of marijuana.

L. That it is critical to note that neither the CUA nor MMPA nor MMRSA abrogates the City's powers to regulate for public health, safety and welfare. Health and Safety Code 11362.5(b) (2) provides that the Act does not supersede any legislation intended to prohibit conduct that endangers others. In addition, Health and Safety Code 11352.83 authorizes cities and counties to adopt and enforce rules and regulations consistent with the MMPA and MMRSA.

M. That pursuant to the City of Lakewood's police powers as authorized in Article 11, Section 7 of the California Constitution, and as implemented in the Lakewood Municipal Code, the City has the power to regulate permissible land uses throughout the City and to enact regulations for the preservation of public health, safety and welfare of its residents and community. And, pursuant to California Government Code Section 38771, the City also has the power through the City Council to declare actions, land uses and activities that constitute a public nuisance.

N. That California cities that have permitted the cultivation of marijuana have found that this activity causes negative and harmful secondary effects, such as an increase in crime, including robberies, burglaries, and sales of illegal drugs in the areas immediately surrounding properties that grow marijuana plants, noxious odors and an increase in the incidences of driving while under the influence of marijuana.

O. That the City has a compelling interest in protecting the public health, safety and welfare of its residents and businesses, and in preserving the peace and quiet of Lakewood neighborhoods. That the public health, safety and general welfare of the City and its residents necessitates and requires the adoption of this zoning ordinance, prohibiting the cultivation and distribution of marijuana plants and other cannabis products, in order to:

(a) Protect and safeguard against the detrimental secondary negative effects and adverse impacts of cultivating and distributing marijuana;

(b) Preserve and safeguard the minors, children and students in the community from the deleterious impacts of marijuana cultivation and distribution

(c) Preserve the City's law enforcement services, in that monitoring and addressing the negative secondary effects and adverse impacts will likely burden the City's law enforcement resources with continuing and expanding marijuana cultivation.

P. That the City Council further finds that due to potential negative secondary effects and adverse impacts of marijuana plant cultivation on surrounding properties, these activities will negatively impact the City.

Q. That State and Federal courts have recognized the aforementioned negative and harmful secondary effects.

R. That the City zoning regulations are consistent with the Lakewood General Plan in that the General Plan, its goals, objectives and policies do not permit or contemplate the establishment or exercise of marijuana cultivation activities either externally or internally within a structure on any property within the City.

S. That the City Council takes legislative notice of all of the studies, statements and legal decisions set forth above and including but not limited to the following:

1) *Browne v. County of Tehama* (213 Cal App. 4<sup>th</sup> 704). This California Court of Appeal found that the CUA does not confer the right to cultivate marijuana.

2) *City of Riverside v. Inland Empire Patients Wellness Center, Inc.* (56 Cal 4<sup>th</sup> 729) This decision upheld that "local authority to regulate land use for the public welfare is an inherent preexisting power recognized by the California Constitution" and that the CUA and MMPA do not expressly or impliedly restrict the authority of local jurisdictions to decide whether local land use controls can be used to regulate medical marijuana. (May 6, 2013 State Supreme Court)

3) *Moral v. City of Live Oak* (221 Cal. App.4<sup>th</sup> 975) This decision by the Court of Appeals (November 26, 2013) upheld the legal position that the CUA and MMPA do not preempt the City's ability to use its police powers to totally ban the cultivation of marijuana within its jurisdictional boundaries. The Supreme Court on March 26, 2014 refused to hear an appeal of this decision and denied a request to depublish the finding, letting it stand.

T. That justification for banning all cultivation of marijuana plants pursuant to the City's police powers includes but is not limited to: 1) an increase risk to public safety based on the value of the marijuana plants and the accompanying threat of robbery theft and the attendant violence and injury; 2) the noxious odors emanating from mature plants can interfere with the enjoyment and use of neighboring properties by their occupants; and 3) the potential for theft and use by school-age children when marijuana is cultivated in a visible area, especially when in proximity to residential areas, schools, parks and churches.

U. The Planning and Environment Commission held a duly noticed public hearing on December 3, 2015 at which time it considered all evidence presented, both written and oral and at the end of the hearing voted to adopt a resolution recommending that the City Council adopt this Ordinance.

V. The City Council held a duly noticed public hearing on this Ordinance on December 8, 2015, at which time it considered all evidence presented, both written and oral.

SECTION 2. AUTHORITY. This ordinance is adopted pursuant to the authority granted by the California Constitution and State law, including but not limited to Article XI, Section 7 of the California Constitution, the Compassionate Use Act, the Medical Marijuana Program, and The Medical Marijuana Regulation and Safety Act.

SECTION 3. REGULATION. Section 9378 of the Lakewood Municipal Code is amended to read as follows:

**9378. ALL MEDICAL MARIJUANA ACTIVITIES PROHIBITED.**

A. **Medical Marijuana Definitions.** For the purposes of this Section the following definitions apply:

- (1) "Cannabis" shall have the same meaning as set forth in Business & Professions Code § 19300.5(f) and as the same may be subsequently amended from time to time.
- (2) "Caregiver" or "primary caregiver" shall have the same meaning as set forth in Health & Safety Code § 11362.7 and as the same may be subsequently amended from time to time.
- (3) "Commercial cannabis activity" shall have the same meaning as that set forth in Business & Professions Code § 19300.5(k) as the same may be subsequently amended from time to time.
- (4) "Cooperative" shall mean two or more persons collectively or cooperatively cultivating, using, transporting, possessing, administering, delivering or making available medical marijuana, with or without compensation.
- (5) "Cultivation" shall have the same meaning as set forth in Business & Professions Code § 19300.5(l) as the same may be subsequently amended from time to time.
- (6) "Cultivation site" shall have the same meaning as set forth in Business & Professions Code § 19300.5 (x) as the same may be amended from time to time.
- (7) "Delivery" shall have the same meaning as set forth in Business & Professions Code § 19300.5(m) as the same may be amended from time to time.
- (8) "Dispensary" shall have the same meaning as set forth in Business & Professions Code § 19300.5(n) as the same may be amended from time to time. For purposes of this Chapter, "Dispensary" shall also include a cooperative. "Dispensary" shall not include the following uses:
  - (a) a clinic licensed pursuant to Chapter 1 of Division 2 of the California Health and Safety Code,
  - (b) a health care facility licensed pursuant to Chapter 2 of Division 2 of the California Health and Safety Code,
  - (c) a residential care facility for persons with chronic life-threatening illnesses licensed pursuant to Chapter 3.01 of Division 2 of the California Health and Safety Code,
  - (d) a residential care facility for the elderly licensed pursuant to Chapter 3.2 of Division 2 of the California Health and Safety Code,
  - (e) a residential hospice or home health agency licensed pursuant to Chapter 8 of Division 2 of the California Health and Safety Code.
- (9) "Dispensing" shall have the same meaning as set forth in Business & Professions Code § 19300.5(o) and as the same may be subsequently amended from time to time.
- (10) "Distribution" shall have the same meaning as set forth in Business & Professions Code § 19300.5(p) and as the same may be subsequently amended from time to time.
- (11) "Distributor" shall have the same meaning as set forth in Business & Professions Code § 19300.5(q) and as the same may be subsequently amended from time to time.
- (12) "Manufacturer" shall have the same meaning as set forth in Business & Professions Code § 19300.5(y) and as the same may be subsequently amended from time

to time.

(13) "Manufacturing site" shall have the same meaning as set forth in Business & Professions Code § 19300.5(af) and as the same may be subsequently amended from time to time.

(14) "Medical cannabis," "medical cannabis product," or "cannabis product" shall have the same meanings as set forth in Business & Professions Code § 19300.5(ag) as the same may be subsequently amended from time to time.

(15) "Medical Marijuana Dispensary" is any facility or location where medical marijuana is made available to and/or distributed by or to two or more of the following: A qualified patient, a person with an identification card, or a primary care giver (as such terms are defined in the California Compassionate Use Act and as the same may be subsequently amended from time to time.) Additionally, the term "Medical Marijuana Dispensary" shall be construed broadly and liberally to mean any location, structure, facility, store, co-op, collective, residence, vehicle or similar facility used, in full or in part, as a place at or in which marijuana is sold, traded, exchanged, bartered for in any way, made available, located, stored, placed, cultivated, packaged, processed or cooked, including any of the foregoing if used in connection with the delivery or distribution of marijuana or other cannabis products.

(16) "Medical Marijuana Regulation and Safety Act" or "MMRSA" shall mean the following bills signed into law on October 9, 2015 AB 243, AB 246, and SB 643. and as the same may be subsequently amended from time to time:

(17) "Nursery" shall have the same meaning as set forth in Business & Professions Code § 19300.5(ah) and as the same may be subsequently amended from time to time.

(18) "Qualifying patient" or "Qualified patient" shall have the same meaning as set forth in Health & Safety Code § 11362.7 and as the same may be subsequently amended from time to time.

(19) "Testing laboratory" shall have the same meaning as set forth in Business & Professions Code § 19300.5(z) and as the same may be subsequently amended from time to time.

(20) "Transport" shall have the same meaning as set forth in Business & Professions Code § 19300.5(am) and as the same may be subsequently amended from time to time.

(21) "Transporter" shall have the same meaning as set forth in Business & Professions Code § 19300.5(aa) and as the same may be subsequently amended from time to time.

**B. Prohibition of Commercial and Non-Commercial Cannabis/Marijuana Operations.**

(1) Commercial cannabis/marijuana facilities and activities of all types, including Medical Marijuana Dispensaries are expressly prohibited in all zones and all specific plan areas in the City of Lakewood. They are not an allowable, permitted or conditionally permitted use in any zone in the City. No person shall establish, operate, conduct or allow a commercial cannabis/marijuana activity anywhere within the City. This includes, but is not limited to planting, propagation, cultivation, maintaining, harvesting, processing, testing, manufacturing, packaging, storing, transporting, distributing, selling, bartering and/or delivering of cannabis/marijuana. It shall be unlawful for any person or entity to establish, own, operate, manage or conduct any commercial cannabis facility or activity, or to participate as an employee, contractor, landlord, property owner, agent or volunteer, or in any other manner or capacity, in any cannabis/marijuana facility or activity, in the City.

(2) This section is meant to prohibit all activities for which a State license is required. Accordingly, the City shall not issue any permit, license or other entitlement for any activity for which a State license is required under The Medical Marijuana Regulation and Safety Act (MMRSA) as currently adopted and as the same may be subsequently amended from time to time.

(3) To the extent not already covered by subsection A above, all deliveries of medical cannabis are expressly prohibited within the City. No person shall conduct any deliveries that either originate or terminate within the City.

(4) Cultivation of marijuana/cannabis for non-commercial purposes by any person, including cultivation by a qualified patient, a primary caregiver, collectives, cooperatives or dispensaries is expressly prohibited in all zones and all specific plan areas in the City. The cultivation of marijuana/cannabis either outside or inside a structure is not an allowable, permitted or conditionally permitted land use in any zone or specific plan area in the City. It shall be unlawful for any person or entity to establish, own, operate or manage any operation that cultivates or in any manner propagates marijuana/cannabis plants, or who participates as an employee, contractor, landlord, property owner, agent or volunteer in any other manner or capacity in any amount of marijuana plant/cannabis cultivation operation in the City, even for personal medical purposes.

**C. Public Nuisance.** Any use or condition caused, or permitted to exist, in violation of any provision of this Section shall be, and hereby is declared to be, a public nuisance and may be summarily abated by the City pursuant to Code of Civil Procedure Section 731 or any other remedy available to the City.

**D. Civil Penalties.** In addition to any other enforcement permitted the Lakewood Municipal Code, the City Attorney and/or City Prosecutor may bring a civil action for injunctive relief and civil penalties against any person or entity that violates this Section. In any civil action brought pursuant to this Section, a court of competent jurisdiction may award reasonable attorneys fees and costs to the prevailing party.

**E. Applicability.** Any medical marijuana cultivation that legally occurred prior to the effective date of this Section does not have nonconforming rights as otherwise provided by Lakewood Municipal Code. Nothing in this Section is intended, nor shall it be construed to burden any defense to criminal prosecution under the Compassionate Use Act in 1996 pursuant to Proposition 215 and codified as the State of California Health and Safety Code section 11362.5.

**SECTION 4. PERMISSIVE ZONING.** Nothing in this Ordinance shall be interpreted to mean that the City of Lakewood's permissive zoning scheme allows any other use not specifically listed therein.

**SECTION 5. CEQA.** This ordinance is exempt from CEQA pursuant to CEQA Guidelines Section 15305, minor alterations in land use limitations in areas with an average slope of less than 20% that do not result in any changes in land use or density and Section 15061(b)(3) which is the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment and CEQA does not apply where it can be seen with certainty that there is no possibility that the activity may have a significant effect on the environment. The City's permissive zoning provisions already prohibit all uses that are being expressly prohibited by this ordinance. Therefore, this ordinance has no impact on the physical environment as it will not result in any changes.

SECTION 6. SEVERABILITY. If any section, subsection, subdivision, sentence, clause, phrase or portion of this Ordinance, is for any reason held to be invalid or unconstitutional by the decision of any court of 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 adopted this Ordinance and each section, subsection, subdivision, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

SECTION 7. CONTINUITY. To the extent the provisions of the Lakewood Municipal Code as amended by this Ordinance are substantially the same as the provisions of that Code as they read immediately prior to the adoption of this Ordinance, then those provisions shall be construed as continuations of the earlier provisions and not as new enactments.

SECTION 8. CERTIFICATION AND POSTING. The City Clerk shall certify to the adoption of this Ordinance and shall post a certified copy of this Ordinance, including the vote for and against same, in the Office of the City Clerk, in accordance with Government Code Section 36933. The City Council hereby finds and determines there are no newspapers of general circulation both published and circulated within the City and, in compliance with Section 36933 of the Government Code, directs the City Clerk to cause said Ordinance within fifteen (15) days after its passage to be posted in at least three (3) public places within the City as established by ordinance.

APPROVED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by the following roll call vote:

	AYES	NAYS	ABSENT
Council Member DuBois	_____	_____	_____
Council Member Rogers	_____	_____	_____
Council Member Piazza	_____	_____	_____
Council Member Croft	_____	_____	_____
Mayor Wood	_____	_____	_____

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

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# Routine Items



# Minutes

## Lakewood City Council

Regular Meeting held  
October 27, 2015

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**MEETING WAS CALLED TO ORDER** at 7:33 p.m. by Mayor Wood in the Council Chambers at the Civic Center, 5000 Clark Avenue, Lakewood, California.

**INVOCATION** was offered by Pastor Chris Logan, Christ Presbyterian Church of Lakewood

**PLEDGE OF ALLEGIANCE** was led by Brownie Troop 4833

**ROLL CALL: PRESENT:** Mayor Jeff Wood  
Vice Mayor Ron Piazza  
Council Member Steve Croft  
Council Member Diane DuBois  
Council Member Todd Rogers

### **ANNOUNCEMENTS AND PRESENTATIONS:**

Mayor Wood introduced Assembly Member and Speaker-designee Anthony Rendon, who expressed his gratitude for the recognition at the earlier reception. He noted some of the highlights from the 2015 Legislative Session and while serving on the various committees, which included the passage of bills related to transportation, housing projects, and park issues as well as involvement in utilities oversight and constituent services. He stated that he was honored to have the support of his colleagues on being named the next Speaker and maintained that his priorities were with the 63rd Assembly District.

Mayor Wood announced the upcoming Sheriff's Station Haunted Jail and community open house to be held on Friday, October 30th and the Halloween Carnivals to be held on Saturday, October 31st at the Lakewood parks. He also announced that on Tuesday, November 3rd, a free flu shot clinic would take place at the Weingart Senior Center.

Vice Mayor Piazza stated that the Weingart-Lakewood YMCA would be holding its ribbon cutting ceremony on October 30th along with an open house on October 31st to celebrate the Grand Opening of the renovated flagship facility.

### **ROUTINE ITEMS:**

VICE MAYOR PIAZZA MOVED AND COUNCIL MEMBER CROFT SECONDED TO APPROVE ROUTINE ITEMS 1 THROUGH 7.

RI-1 Approval of Minutes of the Meetings held October 13, 2015

**ROUTINE ITEMS: - Continued**

RI-2 Approval of Personnel Transactions

RI-3 Approval of Registers of Demands

RI-4 Approval of Report of Monthly Investment Transactions

RI-5 Approval of Quarterly Schedule of Investments

RI-6 Approval of Agreement with Macerich for Lakewood Sheriff's Community Safety Center

RI-7 Approval of Change Order for Public Works Project No. 2014-5, Del Valle Memorial Project

UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: DuBois, Rogers, Piazza, Croft and Wood

NAYS: COUNCIL MEMBERS: None

**1.1 • AWARD OF BID FOR PUBLIC WORKS PROJECT NO. 2015-2R, PALMS PARK COMMUNITY CENTER IMPROVEMENTS**

Public Works Director Lisa Rapp made a presentation based on the memo contained in the agenda and stated five bids had been received for improvements to the Palms Park Community Center. The work would consist of removal and replacement of exterior and interior steel window systems, tenant improvements at two existing office locations, new flooring in lobby area and exercise room, and parking lot improvements in order to provide accessible parking stalls and accessible path of travel. She noted that the second lowest bidder had filed a protest claiming that the low bidder could not complete the project due to errors in the bid. She added that the low bidder provided responses to each item of protest and the City Attorney advised that there was no legal justification to reject the low bidder as non-responsive. It was the recommendation of staff that the City Council adopt the plans, specifications and working details of the project; reject the bid protest submitted by Omega Contractors; waive the minor irregularities in R-Dependable's bid; award the contract to the low bidder, R-Dependable Construction in the amount of \$277,365; authorize staff to approve a cumulative total of change orders, as necessary, not to exceed \$44,000; and appropriate \$121,018 of Proposition A funds and \$236,100 of General Funds for the project.

Mayor Wood opened the public hearing at 7:51 p.m. and called for anyone in the audience wishing to address the City Council on this matter. There was no response.

VICE MAYOR PIAZZA MOVED AND COUNCIL MEMBER DUBOIS SECONDED TO APPROVE STAFF'S RECOMMENDATIONS.

**1.1 • AWARD OF BID FOR PUBLIC WORKS PROJECT NO. 2015-2R, PALMS PARK COMMUNITY CENTER IMPROVEMENTS – Continued**  
UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: DuBois, Rogers, Piazza, Croft and Wood  
NAYS: COUNCIL MEMBERS: None

Council Member DuBois commended staff on the diligent completion of the bid process and in securing the lowest responsible bidder.

**1.2 • AWARD OF BID FOR PUBLIC WORKS PROJECT NO. 2015-5, THE CENTRE AT SYCAMORE PLAZA BOILER REPLACEMENT**

The Director of Public Works made a presentation based on the memo in the agenda and reported that three bids had been received for replacement of the hydronic and domestic boilers at the Centre. The project consisted of the removal of existing seventeen year old boilers, removal of existing air compressors no longer in use and installation of the new high efficiency boilers with related equipment. It was the recommendation of staff that the City Council adopt the plans, specifications, addendum and working details for Public Works Project No. 2015-5; award a contract to RKDM Environmental Energy Services in the amount of \$121,921; authorize staff to approve a cumulative total of change orders, as necessary, not to exceed \$25,000; ratify \$11,077 in expenses paid to Meyer & Associates for architectural and construction support services; and ratify \$2,845 in expenses paid to MHP Structural Engineers for engineering services.

In response to Council Member Croft's inquiry regarding the impacts to the Centre's operations, Ms. Rapp stated that the installation portion of the project would occur after the busy holiday season.

Mayor Wood opened the public hearing at 7:55 p.m. and called for anyone in the audience wishing to address the City Council on this matter. There was no response.

COUNCIL MEMBER ROGERS MOVED AND COUNCIL MEMBER DUBOIS SECONDED TO APPROVE STAFF'S RECOMMENDATIONS. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: DuBois, Rogers, Piazza, Croft and Wood  
NAYS: COUNCIL MEMBERS: None

Vice Mayor Piazza echoed Council Member DuBois' earlier remarks by expressing his appreciation of staff's attention to detail and careful consideration of the City's resources.

**2.1 • SECOND READING AND ADOPTION OF ORDINANCE NO. 2015-8;  
AMENDING MUNICIPAL CODE PERTAINING TO AMENDMENT PROCEDURES**

City Attorney Steve Skolnik advised that the proposed ordinance had been introduced at the last City Council meeting and was presented for second reading and adoption at this time.

ORDINANCE NO. 2015-8; AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD REPEALING, PART 11 OF CHAPTER 3 OF ARTICLE IX OF THE LAKEWOOD MUNICIPAL CODE REGARDING ADDITIONAL AMENDMENT PROCEDURES FOR ZONING RELATED APPLICATIONS

COUNCIL MEMBER ROGERS MOVED AND COUNCIL MEMBER CROFT SECONDED TO ADOPT ORDINANCE NO. 2015-8. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: DuBois, Rogers, Piazza, Croft and Wood

NAYS: COUNCIL MEMBERS: None

**3.1 • 2015 HALLOWEEN CARNIVALS**

Lisa Litzinger, Director of Recreation and Community Services, displayed slides and made a presentation based on the memo in the agenda. She reported that Halloween carnivals were featured at eight City parks and had been among the most well attended events of the year. She stated that the carnival elements included over 200 game booths, contests and decorations centered on popular and recognizable themes as well as inflatable slides and bouncers. She encouraged attendance at the various carnivals explaining that they provided a safe alternative for kids.

Vice Mayor Piazza reminded drivers to maintain a safe driving speed and to pay special attention for the safety of children on streets.

**SUCCESSOR HOUSING ACTIONS**

**1. Approval of Registers of Demands**

COUNCIL MEMBER CROFT MOVED AND VICE MAYOR PIAZZA SECONDED TO APPROVE THE REGISTERS OF DEMANDS. UPON ROLL CALL VOTE, THE MOTION WAS APPROVED:

AYES: COUNCIL MEMBERS: DuBois, Rogers, Piazza, Croft and Wood

NAYS: COUNCIL MEMBERS: None

**ORAL COMMUNICATIONS:**

Bill Marsh, Lakewood, and Loresia Vallette, Lakewood, addressed the City Council regarding the challenges of vehicle parking for those living on corner lots on street sweeping days.

Diane Perkin, Director of Administrative Services, provided some suggested parking options such as on side yards, lawns and driveway aprons.

**ADJOURNMENT**

There being no further business to be brought before the City Council, Mayor Wood adjourned the meeting at 8:11 p.m.

Respectfully submitted,

Jo Mayberry, CMC  
City Clerk

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**CITY OF LAKEWOOD  
FUND SUMMARY 10/22/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 66601 through 66714. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

1010	GENERAL FUND	105,577.16
1020	CABLE TV	634.01
1030	CDBG CURRENT YEAR	1,125.00
1050	COMMUNITY FACILITY	33,008.55
1710	PROPOSITION "A" RECREATION	8,008.16
3070	PROPOSITION "C"	6.24
5010	GRAPHICS AND COPY CENTER	490.44
5020	CENTRAL STORES	4,802.58
5030	FLEET MAINTENANCE	23,723.93
7500	WATER UTILITY FUND	75,042.52
8020	LOCAL REHAB LOAN	109.50
8030	TRUST DEPOSIT	200.00
		<b>252,728.09</b>

Council Approval

\_\_\_\_\_ Date

\_\_\_\_\_ City Manager

Attest

\_\_\_\_\_ City Clerk

\_\_\_\_\_ Director of Administrative Services

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
66601	10/22/2015	61307	A & G SALES - FENCE & SUPPLY	43.49	0.00	43.49
66602	10/22/2015	4260	SBC GLOBAL SERVICES INC	212.78	0.00	212.78
66603	10/22/2015	4113	SHAKER NERMINE	1,750.00	0.00	1,750.00
66604	10/22/2015	4208	AIRGAS INC	49.44	0.00	49.44
66605	10/22/2015	1700	ALLIED REFRIGERATION INC	31.49	0.00	31.49
66606	10/22/2015	4684	AMAZON.COM LLC	2,152.58	0.00	2,152.58
66607	10/22/2015	50163	AMERICAN PUBLIC WORKS ASSN	223.75	0.00	223.75
66608	10/22/2015	4724	ARC DOCUMENT SOLUTIONS. LLC	935.69	0.00	935.69
66609	10/22/2015	4126	AUTOZONE PARTS INC	53.66	0.00	53.66
66610	10/22/2015	49803	BANG DAVID ASSOCIATES INC	16,879.04	0.00	16,879.04
66611	10/22/2015	66012	BARTKUS. KRISTIN	3,600.36	0.00	3,600.36
66612	10/22/2015	43826	BRAMMER. S. ALLISON	236.24	0.00	236.24
66613	10/22/2015	42144	BROEKER. CANDACE	13.00	0.00	13.00
66614			VOID			
66615	10/22/2015	59955	CALIFORNIA ELECTRIC SUPPLY CO	68.77	1.05	67.72
66616	10/22/2015	7500	CENTRAL BASIN MUNICIPAL WATER	2,070.00	0.00	2,070.00
66617	10/22/2015	51331	CERRITOS POOL SUPPLY	137.77	0.00	137.77
66618	10/22/2015	59274	CERTIFIED PLANT GROWERS INC	40.99	0.00	40.99
66619	10/22/2015	40572	CHICAGO TITLE CO	100.00	0.00	100.00
66620	10/22/2015	45894	CINTAS CORPORATION	62.56	0.00	62.56
66621	10/22/2015	4654	BRAGG INVESTMENT COMPANY. INC.	173.47	0.00	173.47
66622	10/22/2015	4348	D&J INTERNATIONAL INC	2,670.50	0.00	2,670.50
66623	10/22/2015	3377	DANNY'S AUTO PAINTING	668.70	0.00	668.70
66624	10/22/2015	27200	DICKSON R F CO INC	3,565.00	0.00	3,565.00
66625	10/22/2015	4660	ZW USA INC.	255.06	0.00	255.06
66626	10/22/2015	58618	DURHAM SCHOOL SERVICES	441.66	0.00	441.66
66627	10/22/2015	4435	ELLIOTT AUTO SUPPLY COMPANY INC	398.24	0.00	398.24
66628	10/22/2015	65038	FED EX OFFICE & PRINT SVCS INC	492.81	0.00	492.81
66629	10/22/2015	59859	FLEET PRIDE	74.62	0.00	74.62
66630	10/22/2015	63519	FLUE STEAM INC	64.00	0.00	64.00
66631	10/22/2015	64215	GOLD COAST AWARDS INC	68.40	0.00	68.40
66632	10/22/2015	65779	GOLDEN STATE WATER COMPANY	11,536.24	0.00	11,536.24
66633	10/22/2015	33150	GRAINGER W W INC	240.37	0.00	240.37
66634	10/22/2015	3285	GREENO. KAREN	321.10	0.00	321.10
66635	10/22/2015	62491	HANDS ON MAILING &	716.91	0.00	716.91
66636	10/22/2015	65575	HAP'S AUTO PARTS	360.32	0.00	360.32
66637	10/22/2015	35477	HARA M LAWNMOWER CENTER	110.09	0.00	110.09
66638	10/22/2015	65593	HASS. BARBARA	416.00	0.00	416.00
66639	10/22/2015	42031	HOME DEPOT	1,451.27	0.00	1,451.27
66640	10/22/2015	65891	HUMAN SERVICES ASSOCIATION	375.00	0.00	375.00
66641	10/22/2015	4688	HUNTER. JOHN L & ASSOCIATES	1,436.25	0.00	1,436.25
66642	10/22/2015	60043	SCHOEPF DANIEL A	414.20	0.00	414.20
66643	10/22/2015	4622	JHM SUPPLY INC	480.20	0.00	480.20
66644	10/22/2015	53365	KENNY'S AUTO SERVICE	239.00	0.00	239.00

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

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66645	10/22/2015	2822	LAGERLOF SENEAL GOSNEY &	112.50	0.00	112.50
66646	10/22/2015	2453	LAKEWOOD EDUCATION FOUNDATION	3,264.61	0.00	3,264.61
66647	10/22/2015	59671	WOODWARDS MICHAEL	75.00	0.00	75.00
66648	10/22/2015	2409	LIFTECH ELEVATOR SERVICES INC	492.00	0.00	492.00
66649	10/22/2015	21600	LOS ANGELES CO SHERIFFS DEPT	309.48	0.00	309.48
66650	10/22/2015	4482	MALTY INTERNATIONAL GROUP INC	41.31	0.00	41.31
66651	10/22/2015	4452	MANAGEMENT & PERSONNEL SYSTEMS INC	500.00	0.00	500.00
66652	10/22/2015	4410	MARK ANDY INC	490.44	0.00	490.44
66653	10/22/2015	4625	MERCHANT'S BUILDING MAINTENANCE LLC	52,196.00	0.00	52,196.00
66654	10/22/2015	332	MERRIMAC PETROLEUM INC	13,039.49	0.00	13,039.49
66655	10/22/2015	46696	MEYER & ASSOCIATES	14,424.50	0.00	14,424.50
66656	10/22/2015	1369	MYERS HOUGHTON & PARTNERS INC	2,845.00	0.00	2,845.00
66657	10/22/2015	52588	MILLER DON & SONS	174.90	4.00	170.90
66658	10/22/2015	1028	NETWORK INNOVATION ASSOCIATES INC	3,336.00	0.00	3,336.00
66659	10/22/2015	4799	ADAMS. JAMIE	400.00	0.00	400.00
66660	10/22/2015	48035	OCAJ INC	9.50	0.00	9.50
66661	10/22/2015	47554	OFFICE DEPOT BUSINESS SVCS	439.93	0.00	439.93
66662	10/22/2015	465	ONTIVEROS. FRANK	78.36	0.00	78.36
66663	10/22/2015	4367	OROZCO'S AUTO SERVICE INC	2,631.58	0.00	2,631.58
66664	10/22/2015	63708	DY-JO CORPORATION	1,375.00	0.00	1,375.00
66665	10/22/2015	65659	PHASE II SYSTEMS INC	4,012.59	0.00	4,012.59
66666	10/22/2015	50512	PATHWAYS VOLUNTEER HOSPICE	750.00	0.00	750.00
66667	10/22/2015	4374	PITNEY BOWES INC	150.44	0.00	150.44
66668	10/22/2015	77250	PRESCOTT HARDWARE & SHEET	45.24	0.00	45.24
66669	10/22/2015	15600	LONG BEACH PUBLISHING CO	70.00	0.00	70.00
66670	10/22/2015	61859	LC PRINGLE SALES INC.	6,752.50	0.00	6,752.50
66671	10/22/2015	51135	PVC TECH CORPORATION	216.92	0.00	216.92
66672	10/22/2015	39640	RAYVERN LIGHTING SUPPLY CO INC	650.76	0.00	650.76
66673	10/22/2015	42754	CERRITOS FORD INC	294.45	0.00	294.45
66674	10/22/2015	4330	RON'S MAINTENANCE INC	1,652.00	0.00	1,652.00
66675	10/22/2015	59527	S C W M F	180.00	0.00	180.00
66676	10/22/2015	56957	SALCO GROWERS INC	75.76	0.00	75.76
66677	10/22/2015	63960	SOUTHERN COUNTIES OIL CO	2,147.02	0.00	2,147.02
66678	10/22/2015	3186	CORAL BAY HOME LOANS	81.25	0.00	81.25
66679	10/22/2015	52279	SMART & FINAL INC	87.73	0.00	87.73
66680	10/22/2015	26900	SO CALIF SECURITY CENTERS INC	434.07	0.00	434.07
66681	10/22/2015	36658	SOUTH COAST A.O.M.D.	2,027.43	0.00	2,027.43
66682	10/22/2015	29400	SOUTHERN CALIFORNIA EDISON CO	68,229.49	0.00	68,229.49
66683	10/22/2015	29450	SOUTHERN CALIFORNIA EDISON	250.00	0.00	250.00
66684	10/22/2015	29500	SOUTHERN CALIFORNIA GAS CO	3,607.08	0.00	3,607.08
66685	10/22/2015	39218	SOUTHWELL. SONIA	130.14	0.00	130.14
66686	10/22/2015	64602	STAPLES CONTRACT & COMMERCIAL INC	55.15	0.00	55.15
66687	10/22/2015	4581	STEIN. ANDREW T	1,019.06	0.00	1,019.06
66688						

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**CITY OF LAKEWOOD  
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66689	10/22/2015	4364	THE RINKS-LAKEWOOD ICE	266.50	0.00	266.50
66690	10/22/2015	17640	WAXIE ENTERPRISES INC	1,148.75	0.00	1,148.75
66691	10/22/2015	37745	WESTERN EXTERMINATOR CO	278.00	0.00	278.00
66692	10/22/2015	35146	WILLDAN ASSOCIATES	1,980.00	0.00	1,980.00
66693	10/22/2015	3837	WORTHINGTON FORD	36.66	0.00	36.66
66694	10/22/2015	3699	BENNETT. YOLANDA	250.00	0.00	250.00
66695	10/22/2015	3699	BOWIE. JOHNNY	250.00	0.00	250.00
66696	10/22/2015	3699	CANEPA. JOHN J	84.67	0.00	84.67
66697	10/22/2015	3699	ELEY. R	244.85	0.00	244.85
66698	10/22/2015	3699	FROST. VALARIE	250.00	0.00	250.00
66699	10/22/2015	3699	GASCON. MINETTE	216.00	0.00	216.00
66700	10/22/2015	3699	GOMEZ-LOFF. DONNA	35.00	0.00	35.00
66701	10/22/2015	3699	HAXTON. DOUG	100.00	0.00	100.00
66702	10/22/2015	3699	HILL. KENNETH	250.00	0.00	250.00
66703	10/22/2015	3699	LURIE. ALAN	36.44	0.00	36.44
66704	10/22/2015	3699	MARTA. ROCIO	59.57	0.00	59.57
66705	10/22/2015	3699	MCHUGH. BRIAN	162.88	0.00	162.88
66706	10/22/2015	3699	PATRICIO. HELIDA	250.00	0.00	250.00
66707	10/22/2015	3699	RIVERS. LESLIE	250.00	0.00	250.00
66708	10/22/2015	3699	ROBY. ARNESHA	250.00	0.00	250.00
66709	10/22/2015	3699	SCHUM. JANET	4.00	0.00	4.00
66710	10/22/2015	3699	SCRIVEN. DANIELLE	250.00	0.00	250.00
66711	10/22/2015	3699	SEETHARAM. RAJEEV	250.00	0.00	250.00
66712	10/22/2015	3699	SIBRIAN-FARFAN. MARLENE	250.00	0.00	250.00
66713	10/22/2015	3699	VO. TRACY	100.00	0.00	100.00
66714	10/22/2015	4443	O'REILLY AUTOMOTIVE STORES INC	707.09	12.97	694.12
<b>Totals:</b>				<u>252,746.11</u>	<u>18.02</u>	<u>252,728.09</u>

**CITY OF LAKEWOOD  
FUND SUMMARY 10/29/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 66715 through 66816. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

1010	GENERAL FUND	1,276,483.13
1050	COMMUNITY FACILITY	1,136.86
1336	STATE COPS GRANT	15,291.83
5010	GRAPHICS AND COPY CENTER	4,528.89
5020	CENTRAL STORES	1,705.53
5030	FLEET MAINTENANCE	5,365.42
7500	WATER UTILITY FUND	128,189.98
8000	BUS DEV REVOLVING LOAN PROG	210.57
8030	TRUST DEPOSIT	7,204.76
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		<b>1,440,116.97</b>

Council Approval

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Date

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City Manager

Attest

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City Clerk

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Director of Administrative Services

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
66715	10/29/2015	4551	ACCOUNTING PRINCIPALS. INC	304.00	0.00	304.00
66716	10/29/2015	4050	B&K ELECTRIC WHOLESALE	88.42	0.00	88.42
66717	10/29/2015	66012	BARTKUS. KRISTIN	14.63	0.00	14.63
66718	10/29/2015	48108	BERG. APRIL	1,327.60	0.00	1,327.60
66719	10/29/2015	1846	BLAS. JOANN	142.59	0.00	142.59
66720	10/29/2015	62737	BOYES. GOBIND	245.05	0.00	245.05
66721	10/29/2015	53046	C.P.R.S.	1,580.00	0.00	1,580.00
66722	10/29/2015	307	CALIF. STATE DISBURSEMENT UNIT	316.14	0.00	316.14
66723	10/29/2015	4681	CASILLAS. JEFFREY	148.54	0.00	148.54
66724	10/29/2015	7800	CERRITOS CITY	1,278.75	0.00	1,278.75
66725	10/29/2015	59274	CERTIFIED PLANT GROWERS INC	30.74	0.00	30.74
66726	10/29/2015	45894	CINTAS CORPORATION	54.92	0.00	54.92
66727	10/29/2015	4380	CAPITAL ONE NATIONAL ASSOCIATION	31.16	0.00	31.16
66728	10/29/2015	46620	CREATIVE BUS SALES	83.83	0.00	83.83
66729	10/29/2015	4641	DAO. THAO	561.60	0.00	561.60
66730	10/29/2015	27200	DICKSON R F CO INC	40,967.21	0.00	40,967.21
66731	10/29/2015	730	ECONOMIC DEVELOPMENT ADMINISTRATION	210.57	0.00	210.57
66732	10/29/2015	3199	EDCO WASTE SERVICES LLC	376,824.74	0.00	376,824.74
66733	10/29/2015	3946	FERGUSON ENTERPRISES INC	452.35	0.00	452.35
66734	10/29/2015	4808	FLORES. SARA	81.02	0.00	81.02
66735	10/29/2015	3912	GOLDEN METERS SERVICES	2,413.67	0.00	2,413.67
66736	10/29/2015	33150	GRAINGER W W INC	536.38	0.00	536.38
66737	10/29/2015	61769	GRAUTEN. EVELYN R	122.85	0.00	122.85
66738	10/29/2015	65575	HAP'S AUTO PARTS	124.46	0.00	124.46
66739	10/29/2015	35477	HARA M LAWNMOWER CENTER	388.63	0.00	388.63
66740	10/29/2015	65593	HASS. BARBARA	29.25	0.00	29.25
66741	10/29/2015	59486	HERMAN. LINDA	225.00	0.00	225.00
66742	10/29/2015	42031	HOME DEPOT	430.79	0.00	430.79
66743	10/29/2015	4180	JONES RICHARD D. A PROF LAW CORP	16,750.00	0.00	16,750.00
66744	10/29/2015	4809	KEESTER. KELLY	193.58	0.00	193.58
66745	10/29/2015	4696	NORTH AMERICAN YOUTH ACTIVITIES LLC	751.40	0.00	751.40
66746	10/29/2015	4668	SALES. KEVIN DBA	1,460.00	0.00	1,460.00
66747	10/29/2015	18300	LAKESWOOD CHAMBER OF COMMERCE	1,833.33	0.00	1,833.33
66748	10/29/2015	18550	LAKESWOOD. CITY OF	100.00	0.00	100.00
66749	10/29/2015	18400	LAKESWOOD. CITY WATER DEPT	17,658.38	0.00	17,658.38
66750	10/29/2015	34532	LITZINGER. PAUL	65.00	0.00	65.00
66751	10/29/2015	59144	LONG BEACH CITY	1,223.18	0.00	1,223.18
66752	10/29/2015	20300	LONG BEACH CITY GAS & WATER DEPT	78.04	0.00	78.04
66753	10/29/2015	21600	LOS ANGELES CO SHERIFFS DEPT	811,156.93	0.00	811,156.93
66754	10/29/2015	46658	MARTUCCI. CHUCK	39.00	0.00	39.00
66755	10/29/2015	64333	MOSES-CALDERA. ISABEL	772.20	0.00	772.20
66756	10/29/2015	4798	MURTISHAW. JESSICA	117.00	0.00	117.00
66757	10/29/2015	2546	NIFTY AFTER FIFTY	96.00	0.00	96.00
66758	10/29/2015	62904	NORTHERN SAFETY CO INC	37.85	0.60	37.25

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66759	10/29/2015	47554	OFFICE DEPOT BUSINESS SVCS	543.67	0.00	543.67
66760	10/29/2015	4367	OROZCO'S AUTO SERVICE INC	2,926.54	0.00	2,926.54
66761	10/29/2015	4497	PACIFIC COACHWAYS CHARTER SERVICES	757.50	0.00	757.50
66762	10/29/2015	51171	PERS LONG TERM CARE PROGRAM	282.40	0.00	282.40
66763	10/29/2015	1615	PFM ASSET MANAGEMENT LLC	2,966.70	0.00	2,966.70
66764	10/29/2015	61859	LC PRINGLE SALES INC.	253.76	0.00	253.76
66765	10/29/2015	4459	READWRITE EDUCATIONAL SOLUTIONS INC	667.55	0.00	667.55
66766	10/29/2015	63364	REEVES NORM HONDA	109.89	0.00	109.89
66767	10/29/2015	4333	REYES. MICHELLE	148.20	0.00	148.20
66768	10/29/2015	2374	RICHARDS WATSON & GERSHON INC	3,661.15	0.00	3,661.15
66769	10/29/2015	926	RICOH AMERICAS CORPORATION	1,522.01	0.00	1,522.01
66770	10/29/2015	57980	RIVARD T.A. INC.	113,261.85	0.00	113,261.85
66771	10/29/2015	47285	ROTARY CORP	324.71	0.00	324.71
66772	10/29/2015	45437	S & J SUPPLY CO	296.95	0.00	296.95
66773	10/29/2015	4309	SAFESHRED	25.00	0.00	25.00
66774	10/29/2015	51723	SCMAF OFFICE	375.00	0.00	375.00
66775	10/29/2015	52279	SMART & FINAL INC	97.73	0.00	97.73
66776	10/29/2015	4581	STEIN. ANDREW T	624.82	0.00	624.82
66777	10/29/2015	55947	STOVER SEED COMPANY	1,013.70	0.00	1,013.70
66778	10/29/2015	57912	SURL. KAREN	127.40	0.00	127.40
66779	10/29/2015	4364	THE RINKS-LAKEWOOD ICE	79.95	0.00	79.95
66780	10/29/2015	35436	TOMARK SPORTS EQUIPMENT	778.04	0.00	778.04
66781	10/29/2015	65737	U S BANK NATIONAL ASSOCIATION	3,006.88	0.00	3,006.88
66782	10/29/2015	60685	TURF STAR	1,380.36	0.00	1,380.36
66783	10/29/2015	64024	U S POSTAL SERVICE	225.00	0.00	225.00
66784	10/29/2015	4216	U.S. DEPARTMENT OF HUD	125.00	0.00	125.00
66785	10/29/2015	49848	USA BLUE BOOK A DIVISION OF	49.14	0.00	49.14
66786	10/29/2015	64854	VITAL. BRENDA	65.50	0.00	65.50
66787	10/29/2015	33200	WALTERS WHOLESALE ELECTRIC CO	837.01	15.12	821.89
66788	10/29/2015	17640	WAXIE ENTERPRISES INC	482.90	0.00	482.90
66789	10/29/2015	36166	WEGENER. KATHY	588.90	0.00	588.90
66790	10/29/2015	41559	WEIGHT WATCHERS	143.84	0.00	143.84
66791	10/29/2015	50172	PRIMUS INC	721.99	0.00	721.99
66792	10/29/2015	3699	AVILA. ALEJANDRA	250.00	0.00	250.00
66793	10/29/2015	3699	BORGIS. GEORGE	20.00	0.00	20.00
66794	10/29/2015	3699	BOSEMAN. LAURIE	250.00	0.00	250.00
66795	10/29/2015	3699	COBB. PATRICIA	240.00	0.00	240.00
66796	10/29/2015	3699	GAOAY. PRINCESS	250.00	0.00	250.00
66797	10/29/2015	3699	GIRL SCOUT TROOP #3433-113	250.00	0.00	250.00
66798	10/29/2015	3699	GREGORY. VICKI	250.00	0.00	250.00
66799	10/29/2015	3699	JACKSON. PRISCILLA	250.00	0.00	250.00
66800	10/29/2015	3699	LAKEWOOD AOUATICS	250.00	0.00	250.00
66801	10/29/2015	3699	LAKEWOOD POP WARNER	250.00	0.00	250.00
66802	10/29/2015	3699	MARCELINO. EMELIDA	20.00	0.00	20.00

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66803	10/29/2015	3699	MORENO. JEANNY & MELLADO. MARCO	73.86	0.00	73.86
66804	10/29/2015	3699	PRITCHARD. KATHLEEN	250.00	0.00	250.00
66805	10/29/2015	3699	RODRIGUEZ. ALEXANDRA	250.00	0.00	250.00
66806	10/29/2015	3699	SEDGEWICK CLAIMS	2,006.20	0.00	2,006.20
66807	10/29/2015	3699	SHERMAN. JENNIFER	68.00	0.00	68.00
66808	10/29/2015	3699	SHIPMAN. RENEE	250.00	0.00	250.00
66809	10/29/2015	3699	TARIN. LAWRENCE & CARRION. DARCY	1,983.61	0.00	1,983.61
66810	10/29/2015	3699	TETANGCO. GERRIC	250.00	0.00	250.00
66811	10/29/2015	2279	AMERICAN PACIFIC PRINTERS COLLEGES	795.71	0.00	795.71
66812	10/29/2015	2372	TGIS CATERING SVCS INC	158.48	0.00	158.48
66813	10/29/2015	4443	O'REILLY AUTOMOTIVE STORES INC	302.34	5.55	296.79
66814	10/29/2015	47854	TRUESDAIL LABORATORIES INC	1,173.00	0.00	1,173.00
66815	10/29/2015	60195	CR TRANSFER INC	1,915.14	0.00	1,915.14
66816	10/29/2015	66457	BRENNTAG PACIFIC INC	8,564.08	0.00	8,564.08
<b>Totals:</b>				<u>1,440,138.24</u>	<u>21.27</u>	<u>1,440,116.97</u>

**CITY OF LAKEWOOD  
FUND SUMMARY 11/5/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 66817 through 66914. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

1010	GENERAL FUND	203,876.83
1030	CDBG CURRENT YEAR	3,046.92
1050	COMMUNITY FACILITY	638.65
5010	GRAPHICS AND COPY CENTER	1,888.68
5020	CENTRAL STORES	3,111.55
5030	FLEET MAINTENANCE	3,078.51
7500	WATER UTILITY FUND	56,900.07
8020	LOCAL REHAB LOAN	16,600.00
8030	TRUST DEPOSIT	4,022.87
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		<b>293,164.08</b>

Council Approval

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Date

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City Manager

Attest

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City Clerk

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Director of Administrative Services

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
66817	11/05/2015	61142	ADAMS-HILLERY SHARRON	2,808.92	0.00	2,808.92
66818	11/05/2015	4208	AIRGAS INC	49.55	0.00	49.55
66819	11/05/2015	4551	ACCOUNTING PRINCIPALS. INC	480.00	0.00	480.00
66820	11/05/2015	860	ALLIANT INSURANCE SERVICES	6,762.00	0.00	6,762.00
66821	11/05/2015	1700	ALLIED REFRIGERATION INC	221.90	0.00	221.90
66822	11/05/2015	443	B&M LAWN AND GARDEN INC	330.77	0.00	330.77
66823	11/05/2015	66012	BARTKUS. KRISTIN	29.26	0.00	29.26
66824	11/05/2015	48108	BERG. APRIL	224.25	0.00	224.25
66825	11/05/2015	1935	BREA. CITY OF	36,329.05	0.00	36,329.05
66826	11/05/2015	42144	BROEKER. CANDACE	13.00	0.00	13.00
66827	11/05/2015	62164	CARD INTEGRATORS CORP	115.91	0.00	115.91
66828	11/05/2015	4270	CARROLL MEGAN J	1,162.50	0.00	1,162.50
66829	11/05/2015	43135	CERRITOS. CITY OF - WATER DIVISION	27,743.30	0.00	27,743.30
66830	11/05/2015	8020	CHAMBERS. HOWARD L	3,761.85	0.00	3,761.85
66831	11/05/2015	40572	CHICAGO TITLE CO	200.00	0.00	200.00
66832	11/05/2015	45894	CINTAS CORPORATION	62.56	0.00	62.56
66833	11/05/2015	64932	CJ CONSTRUCTION INC	19,911.04	0.00	19,911.04
66834	11/05/2015	4776	CORELOGIC. INC.	476.00	0.00	476.00
66835	11/05/2015	4380	CAPITAL ONE NATIONAL ASSOCIATION	615.84	0.00	615.84
66836	11/05/2015	4204	DAVEY'S LOCKER SPORTFISHING	420.00	0.00	420.00
66837	11/05/2015	2548	DAY. KATHY	312.00	0.00	312.00
66838	11/05/2015	4498	DELTA DENTAL INSURANCE COMPANY	1,563.18	0.00	1,563.18
66839	11/05/2015	56889	DELTA DENTAL OF CALIFORNIA	7,639.75	0.00	7,639.75
66840	11/05/2015	3199	EDCO WASTE SERVICES LLC	37,639.81	0.00	37,639.81
66841	11/05/2015	64038	EDWARDS TECHNOLOGIES INC	548.38	0.00	548.38
66842	11/05/2015	51393	EMPLOYMENT DEVELOPMENT DEPT	6,761.00	0.00	6,761.00
66843	11/05/2015	47730	FRIENDS OF THE LAKEWOOD LIBRARIES	250.00	0.00	250.00
66844	11/05/2015	3188	GALLS LLC/OUARTERMMASTER LLC	94.67	0.00	94.67
66845	11/05/2015	52540	GONSALVES JOE A & SON	4,437.00	0.00	4,437.00
66846	11/05/2015	4331	GOODYEAR TIRE & RUBBER COMPANY	421.90	0.00	421.90
66847	11/05/2015	61769	GRAUTEN. EVELYN R	223.60	0.00	223.60
66848	11/05/2015	4483	GREENFIX AMERICA. LLC	465.00	0.00	465.00
66849	11/05/2015	62491	HANDS ON MAILING &	889.35	0.00	889.35
66850	11/05/2015	65575	HAP'S AUTO PARTS	90.24	0.00	90.24
66851	11/05/2015	49031	HDL COREN & CONE	4,875.00	0.00	4,875.00
66852	11/05/2015	42031	HOME DEPOT	1,708.93	0.00	1,708.93
66853	11/05/2015	41897	HOSE-MAN THE	32.11	0.00	32.11
66854	11/05/2015	36589	IMMEDIATE MEDICAL CARE	130.00	0.00	130.00
66855	11/05/2015	49843	INOUYE. MICHAEL JOHN	864.50	0.00	864.50
66856	11/05/2015	60043	SCHOEPF DANIEL A	179.85	0.00	179.85
66857	11/05/2015	4622	JHM SUPPLY INC	933.47	0.00	933.47
66858	11/05/2015	59873	JJS PALOMO'S STEEL INC	104.64	0.00	104.64
66859	11/05/2015	36167	KARTER. JANET	418.60	0.00	418.60
66860	11/05/2015	53365	KENNY'S AUTO SERVICE	133.00	0.00	133.00

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

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66861	11/05/2015	4450	KING. JACK	464.00	0.00	464.00
66862	11/05/2015	4292	SCHICORA GREGORY V	54.38	0.00	54.38
66863	11/05/2015	44733	LIEBERT CASSIDY WHITMORE	926.00	0.00	926.00
66864	11/05/2015	58414	MANAGED HEALTH NETWORK	419.90	0.00	419.90
66865	11/05/2015	60839	MARKOPULOS. CYNTHIA	143.00	0.00	143.00
66866	11/05/2015	52588	MILLER DON & SONS	394.60	1.70	392.90
66867	11/05/2015	3687	MOM'S CLUB OF LAKEWOOD	250.00	0.00	250.00
66868	11/05/2015	4810	MOONEY. CHRIS	86.49	0.00	86.49
66869	11/05/2015	4190	NATIONAL UNION FIRE INSURANCE CO	729.80	0.00	729.80
66870	11/05/2015	4360	NESS CINDY LOUISE	196.00	0.00	196.00
66871	11/05/2015	4799	ADAMS. JAMIE	400.00	0.00	400.00
66872	11/05/2015	47554	OFFICE DEPOT BUSINESS SVCS	375.74	0.00	375.74
66873	11/05/2015	4813	PILLAI. VIJAYKUMAR	99.83	0.00	99.83
66874	11/05/2015	4753	RAMIREZ. EDUARDO	150.00	0.00	150.00
66875	11/05/2015	2671	RECREATION REPUBLIC. INC.	548.27	0.00	548.27
66876	11/05/2015	926	RICOH AMERICAS CORPORATION	1,034.68	0.00	1,034.68
66877	11/05/2015	47285	ROTARY CORP	187.26	0.00	187.26
66878	11/05/2015	45437	S & J SUPPLY CO	103.14	0.00	103.14
66879	11/05/2015	65297	S.T.E.A.M.	25,714.20	0.00	25,714.20
66880	11/05/2015	39554	SEE'S CANDIES INC	4,022.87	0.00	4,022.87
66881	11/05/2015	59218	SIERRA INSTALLATIONS INC	1,886.00	0.00	1,886.00
66882	11/05/2015	52279	SMART & FINAL INC	5,181.07	0.00	5,181.07
66883	11/05/2015	29100	SNAP-ON INDUSTRIAL	68.00	0.00	68.00
66884	11/05/2015	4177	SOUTHERN CALIF ACADEMY OF MUSIC	819.00	0.00	819.00
66885	11/05/2015	29400	SOUTHERN CALIFORNIA EDISON CO	4,780.22	0.00	4,780.22
66886	11/05/2015	29800	SPARKLETTS	237.70	0.00	237.70
66887	11/05/2015	49529	SPICERS PAPER INC	861.91	7.91	854.00
66888	11/05/2015	4787	SPOK INC	6.86	0.00	6.86
66889	11/05/2015	37930	STANDARD INSURANCE CO UNIT 22	10,283.46	0.00	10,283.46
66890	11/05/2015	44104	STATE WATER RESOURCES CONTROL BOARD	7,306.66	0.00	7,306.66
66891	11/05/2015	59212	TETRA TECH INC	21,457.49	0.00	21,457.49
66892	11/05/2015	60685	TURF STAR	445.54	0.00	445.54
66893	11/05/2015	1682	VELOCITY AIR ENGINEERING INC	2,673.84	0.00	2,673.84
66894	11/05/2015	60430	VERIZON CALIFORNIA INC	2,167.58	0.00	2,167.58
66895	11/05/2015	57135	VISION SERVICE PLAN	4,439.23	0.00	4,439.23
66896	11/05/2015	33200	WALTERS WHOLESALE ELECTRIC CO	56.42	0.00	56.42
66897	11/05/2015	61019	CHRISTMAN WILLIAM B	175.00	0.00	175.00
66898	11/05/2015	17640	WAXIE ENTERPRISES INC	2,091.47	0.00	2,091.47
66899	11/05/2015	36166	WEGENER. KATHY	549.25	0.00	549.25
66900	11/05/2015	37745	WESTERN EXTERMINATOR CO	270.00	0.00	270.00
66901	11/05/2015	4774	WOPSCALL. JEREMIAH	12.65	0.00	12.65
66902	11/05/2015	3699	BACA. SYLVIA	250.00	0.00	250.00
66903	11/05/2015	3699	CAYAMANDA. RIZA	23.00	0.00	23.00
66904	11/05/2015	3699	DAHLING. MARSHA	250.00	0.00	250.00

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66905	11/05/2015	3699	FOSTER CONSTRUCTION	16,400.00	0.00	16,400.00
66906	11/05/2015	3699	LHS GIRLS SOCCER BOOSTER	250.00	0.00	250.00
66907	11/05/2015	3699	PERAZA. MARIO ANTONIO	48.00	0.00	48.00
66908	11/05/2015	3699	POLAR. CHARLENE D & ROBERT	59.84	0.00	59.84
66909	11/05/2015	3699	SHERMAN. DONALD	38.08	0.00	38.08
66910	11/05/2015	3699	SHERMAN. DONALD	34.00	0.00	34.00
66911	11/05/2015	3699	TILIVALA. MERLENE	240.00	0.00	240.00
66912	11/05/2015	3699	TOLENTINO. CHRISTIAN	250.00	0.00	250.00
66913	11/05/2015	3699	VALENCIA. MARIA	35.00	0.00	35.00
66914	11/05/2015	4443	O'REILLY AUTOMOTIVE STORES INC	807.65	15.07	792.58
<b>Totals:</b>				<u>293,188.76</u>	<u>24.68</u>	<u>293,164.08</u>

**CITY OF LAKEWOOD  
FUND SUMMARY 11/12/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 66915 through 67036. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

1010	GENERAL FUND	105,788.26
1015	SPECIAL OLYMPICS	13.08
1020	CABLE TV	2,005.34
1030	CDBG CURRENT YEAR	905.00
1050	COMMUNITY FACILITY	3,435.44
1070	RETIREE MEDICAL	3,500.00
1611	STPL TEA-LU	632,183.59
1710	PROPOSITION "A" RECREATION	2,002.04
3001	CAPITAL IMPROV PROJECT FUND	465.00
3070	PROPOSITION "C"	85,375.56
5010	GRAPHICS AND COPY CENTER	43.22
5020	CENTRAL STORES	814.07
5030	FLEET MAINTENANCE	2,488.29
7500	WATER UTILITY FUND	198,921.13
8020	LOCAL REHAB LOAN	38.00
8030	TRUST DEPOSIT	100.00
		<b>1,038,078.02</b>

Council Approval

\_\_\_\_\_ Date

\_\_\_\_\_ City Manager

Attest

\_\_\_\_\_ City Clerk

\_\_\_\_\_ Director of Administrative Services

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
66915	11/12/2015	4113	SHAKER NERMINE	875.00	0.00	875.00
66916	11/12/2015	4084	AIR CONTROL SYSTEMS INC	218.50	0.00	218.50
66917	11/12/2015	2701	AIRE RITE A/C & REFRIGERATION INC	1,365.36	0.00	1,365.36
66918	11/12/2015	4463	ANIMAL TRACKS. INC	400.00	0.00	400.00
66919	11/12/2015	3258	ATTORNEY GENERAL'S REGISTRY	50.00	0.00	50.00
66920	11/12/2015	49803	BANG DAVID ASSOCIATES INC	108.00	0.00	108.00
66921	11/12/2015	66012	BARTKUS. KRISTIN	65.00	0.00	65.00
66922	11/12/2015	43808	BELFLOWER AUTO TRIM	268.50	0.00	268.50
66923	11/12/2015	64282	BELTRAN. PAOLO	134.43	0.00	134.43
66924	11/12/2015	45648	BURKE. WILLIAMS & SORENSON	3,126.25	0.00	3,126.25
66925	11/12/2015	307	CALIF. STATE DISBURSEMENT UNIT	155.07	0.00	155.07
66926	11/12/2015	53983	CALIF STATE FRANCHISE TAX BOARD	212.35	0.00	212.35
66927	11/12/2015	53983	CALIF STATE FRANCHISE TAX BOARD	10.00	0.00	10.00
66928	11/12/2015	6300	CALIFORNIA CONTRACT CITIES ASN	3,595.34	0.00	3,595.34
66929	11/12/2015	7600	CENTRAL BASIN WATER ASSN	100.00	0.00	100.00
66930	11/12/2015	8020	CHAMBERS. HOWARD L	1,895.90	0.00	1,895.90
66931	11/12/2015	45894	CINTAS CORPORATION	53.39	0.00	53.39
66932	11/12/2015	3778	COMMERCIAL AQUATIC SERVICES INC	2,066.11	0.00	2,066.11
66933	11/12/2015	4380	CAPITAL ONE NATIONAL ASSOCIATION	31.59	0.00	31.59
66934	11/12/2015	62407	CRN AM CAR WASH INC.	150.00	0.00	150.00
66935	11/12/2015	4730	SADEGHI-DADGAR. KAMELIA	156.00	0.00	156.00
66936	11/12/2015	39267	DOG DEALERS INC	351.00	0.00	351.00
66937	11/12/2015	58284	EMAMI. CYNTHIA	780.00	0.00	780.00
66938	11/12/2015	52316	FEDERAL EXPRESS CORP	22.19	0.00	22.19
66939	11/12/2015	48949	G R C ASSOCIATES INC	4,000.00	0.00	4,000.00
66940	11/12/2015	4544	GADDIS. ALBERT	105.00	0.00	105.00
66941	11/12/2015	64215	GOLD COAST AWARDS INC	606.96	0.00	606.96
66942	11/12/2015	33150	GRAINGER W W INC	33.53	0.00	33.53
66943	11/12/2015	65835	GRANICUS INC	6,750.00	0.00	6,750.00
66944	11/12/2015	4483	GREENFIX AMERICA. LLC	465.00	0.00	465.00
66945	11/12/2015	54961	HACH COMPANY	1,303.32	0.00	1,303.32
66946	11/12/2015	62491	HANDS ON MAILING &	325.00	0.00	325.00
66947	11/12/2015	65575	HAP'S AUTO PARTS	523.20	0.00	523.20
66948	11/12/2015	35477	HARA M LAWNMOWER CENTER	927.36	0.00	927.36
66949	11/12/2015	42031	HOME DEPOT	780.17	0.00	780.17
66950	11/12/2015	3959	HORIZON MECHANICAL CONTRACTORS	500.00	0.00	500.00
66951	11/12/2015	49843	INOUYE. MICHAEL JOHN	455.00	0.00	455.00
66952	11/12/2015	64040	ISA	170.00	0.00	170.00
66953	11/12/2015	40994	JACOBY. CAROL FLYNN	87.19	0.00	87.19
66954	11/12/2015	4622	JHM SUPPLY INC	866.11	0.00	866.11
66955	11/12/2015	4180	JONES RICHARD D. A PROF LAW CORP	4,069.53	0.00	4,069.53
66956	11/12/2015	63573	KDC INC	1,620.00	0.00	1,620.00
66957	11/12/2015	2956	KICK IT UP KIDZ. LLC	145.60	0.00	145.60
66958	11/12/2015	53311	LAKEWOOD MEALS ON WHEELS	875.00	0.00	875.00

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
66959	11/12/2015	18550	LAKEWOOD. CITY OF	100.00	0.00	100.00
66960	11/12/2015	18400	LAKEWOOD. CITY WATER DEPT	22,822.11	0.00	22,822.11
66961	11/12/2015	49330	LOCRAD INC	900.00	0.00	900.00
66962	11/12/2015	20780	LONG BEACH UNIFIED SCHOOL DIST	250.00	0.00	250.00
66963	11/12/2015	3564	LONG BEACH. CITY OF	1,201.75	0.00	1,201.75
66964	11/12/2015	4482	MALTY INTERNATIONAL GROUP INC	27.27	0.00	27.27
66965	11/12/2015	4452	MANAGEMENT & PERSONNEL SYSTEMS INC	380.00	0.00	380.00
66966	11/12/2015	66339	MC ENROE. BARBARA	234.00	0.00	234.00
66967	11/12/2015	4625	MERCHANT'S BUILDING MAINTENANCE LLC	13,950.90	0.00	13,950.90
66968	11/12/2015	46696	MEYER & ASSOCIATES	465.00	0.00	465.00
66969	11/12/2015	52588	MILLER DON & SONS	2,100.98	38.56	2,062.42
66970	11/12/2015	3922	NOBLE R.J. COMPANY	681,541.55	0.00	681,541.55
66971	11/12/2015	3922	NOBLE R.J. COMPANY	35,870.61	0.00	35,870.61
66972	11/12/2015	47414	O'NEAL. DINK	80.00	0.00	80.00
66973	11/12/2015	48035	OCAJ INC	38.00	0.00	38.00
66974	11/12/2015	47554	OFFICE DEPOT BUSINESS SVCS	196.43	0.00	196.43
66975	11/12/2015	65659	PHASE II SYSTEMS INC	3,500.00	0.00	3,500.00
66976	11/12/2015	51171	PERS LONG TERM CARE PROGRAM	282.40	0.00	282.40
66977	11/12/2015	2174	PETTY CASH/LOVENEL REVELDEZ OR	1,333.60	0.00	1,333.60
66978	11/12/2015	62371	EMPLOYERWARE LLC	526.47	0.00	526.47
66979	11/12/2015	63364	REEVES NORM HONDA	3.57	0.00	3.57
66980	11/12/2015	3153	SECTRAN SECURITY INC	121.90	0.00	121.90
66981	11/12/2015	3991	SEGERSTROM CENTER FOR THE ARTS	2,097.40	0.00	2,097.40
66982	11/12/2015	4510	SOCIETY FOR HUMAN RESOURCE MGMT	190.00	0.00	190.00
66983	11/12/2015	28600	SIMS WELDING SUPPLY CO INC	124.97	0.00	124.97
66984	11/12/2015	52279	SMART & FINAL INC	495.14	0.00	495.14
66985	11/12/2015	29280	SOUTH COAST SHINGLE CO	1,064.97	9.78	1,055.19
66986	11/12/2015	29400	SOUTHERN CALIFORNIA EDISON CO	75.16	0.00	75.16
66987	11/12/2015	44104	STATE WATER RESOURCES CONTROL BOARD	70.00	0.00	70.00
66988	11/12/2015	55947	STOVER SEED COMPANY	676.35	0.00	676.35
66989	11/12/2015	1676	U S TELEPACIFIC CORP	512.83	0.00	512.83
66990	11/12/2015	528	TIME WARNER CABLE	4,831.23	0.00	4,831.23
66991	11/12/2015	4216	U.S. DEPARTMENT OF HUD	125.00	0.00	125.00
66992	11/12/2015	1568	ULINE	238.12	0.00	238.12
66993	11/12/2015	1682	VELOCITY AIR ENGINEERING INC	661.69	0.00	661.69
66994	11/12/2015	7400	WATER REPLENISHMENT DISTRICT OF	188,361.97	0.00	188,361.97
66995	11/12/2015	2145	WYNN. LAKYN	45.50	0.00	45.50
66996	11/12/2015	3699	AHRENS. SARA	43.00	0.00	43.00
66997	11/12/2015	3699	ARZAGA. FORTUNATO	250.00	0.00	250.00
66998	11/12/2015	3699	BELISO. KATI	250.00	0.00	250.00
66999	11/12/2015	3699	CASTILLO. CARLOS	94.00	0.00	94.00
67000	11/12/2015	3699	CAVANAUGH. RAOUEL	170.00	0.00	170.00
67001	11/12/2015	3699	CHOOMNGERN. LESLIE	250.00	0.00	250.00
67002	11/12/2015	3699	DEL CAMPO. ESTHER	250.00	0.00	250.00

**CITY OF LAKEWOOD  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
67003	11/12/2015	3699	DOW, RHONDA	250.00	0.00	250.00
67004	11/12/2015	3699	ESCAMILLA, BRIANNA	41.00	0.00	41.00
67005	11/12/2015	3699	GARCIA, ANGELA	250.00	0.00	250.00
67006	11/12/2015	3699	GIBSON, LORETTA	250.00	0.00	250.00
67007	11/12/2015	3699	HARLEN, ELIZABETH	250.00	0.00	250.00
67008	11/12/2015	3699	HENRY-MC CAFFREY, IRIS	17.00	0.00	17.00
67009	11/12/2015	3699	HOLGUIN, CLAUDIA	250.00	0.00	250.00
67010	11/12/2015	3699	HOLMES, AMA	250.00	0.00	250.00
67011	11/12/2015	3699	JANSON, SUSAN	250.00	0.00	250.00
67012	11/12/2015	3699	JARRETT, GEORGE	250.00	0.00	250.00
67013	11/12/2015	3699	JIMENEZ, JOHN	250.00	0.00	250.00
67014	11/12/2015	3699	JOHNSON, EBONIE	250.00	0.00	250.00
67015	11/12/2015	3699	JOHNSON, VICTORIA	35.00	0.00	35.00
67016	11/12/2015	3699	LAYOC, MA DIVINA	124.33	0.00	124.33
67017	11/12/2015	3699	LE, CARLISELE	250.00	0.00	250.00
67018	11/12/2015	3699	LYONS, ANGIELENEA	250.00	0.00	250.00
67019	11/12/2015	3699	MAGNUSON, CAROLYN	25.00	0.00	25.00
67020	11/12/2015	3699	MOORE, M	7.87	0.00	7.87
67021	11/12/2015	3699	MORROW, T L & G A	38.81	0.00	38.81
67022	11/12/2015	3699	NAPOHAKU, OLGA	250.00	0.00	250.00
67023	11/12/2015	3699	NAVE, COURTNEY	250.00	0.00	250.00
67024	11/12/2015	3699	PABELONIO, NEIL	250.00	0.00	250.00
67025	11/12/2015	3699	PATRICIO, HELIDA	250.00	0.00	250.00
67026	11/12/2015	3699	PEREZ, YESENIA	250.00	0.00	250.00
67027	11/12/2015	3699	SALDIVAR, CHRISTINE	240.00	0.00	240.00
67028	11/12/2015	3699	SMITH, TINA	250.00	0.00	250.00
67029	11/12/2015	3699	STIPE, DENISE K	25.00	0.00	25.00
67030	11/12/2015	3699	VRBA, TRISHA	250.00	0.00	250.00
67031	11/12/2015	3699	WILSON, SHARON	61.50	0.00	61.50
67032	11/12/2015	2279	AMERICAN PACIFIC PRINTERS COLLEGES	12,864.49	0.00	12,864.49
67033	11/12/2015	4783	LANDCARE HOLDINGS INC	7,184.28	0.00	7,184.28
67034	11/12/2015	47854	TRUESDAIL LABORATORIES INC	1,743.00	0.00	1,743.00
67035	11/12/2015	65712	IDMODELING INC	1,625.00	0.00	1,625.00
67036	11/12/2015	66457	BRENNTAG PACIFIC INC	1,742.26	0.00	1,742.26
<b>Totals:</b>				<b><u>1,038,126.36</u></b>	<b><u>48.34</u></b>	<b><u>1,038,078.02</u></b>

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**COUNCIL AGENDA**  
November 17, 2015

**TO:** The Honorable Mayor and City Council

**SUBJECT:** Monthly Report of Investment Transactions

**INTRODUCTION**

In accordance with California Government Code Section 53607, the City Council has delegated to the City Treasurer the responsibility to invest or to reinvest funds, or to sell or exchange securities so purchased.

The California Government Code Section 53607 requires that, if such responsibility has been delegated, then the Treasurer "shall make a monthly report of those transactions to the legislative body." In compliance with this requirement, the Monthly Report of Investment Transactions is being rendered to be received and filed.

**STATEMENT OF MONTHLY ACTIVITY**

<u>Date</u>	<u>Amount at Cost</u>	<u>Vehicle</u>	<u>Transaction</u>
10-01-2015	\$ 802,168.00	CORP	Sell
10-01-2015	\$ 725,379.01	CORP	Purchase
10-01-2015	\$ 24,068.08	FNMA	Paydown 1.246%
10-01-2015	\$ 583.05	FNMA	Interest 1.246%
10-01-2015	\$ 219.58	FNMA	Interest 1.55%
10-05-2015	\$ 285,517.75	CORP	Sell
10-05-2015	\$ 352,544.50	CORP	Purchase
10-06-2015	\$ 550,890.08	CORP	Sell
10-06-2015	\$ 352,830.72	CORP	Purchase
10-06-2015	\$ 3,579.89	CD	Interest 1.01%
10-07-2015	\$ 1,771.88	CORP	Interest 1.125%
10-07-2015	\$ 333,742.15	FNMA	Purchase
10-09-2015	\$ 227,879.79	TREAS	Purchase
10-15-2015	\$ 13,587.78	LAIF	Interest 0.32%
10-15-2015	\$ 868.58	CD	Interest 0.501%
10-21-2015	\$ 4,654.50	CD	Interest 1.07%
10-22-2015	\$ 731,364.79	TREAS	Sell
10-22-2015	\$ 725,000.00	CD	Purchase
10-26-2015	\$ 302,601.88	TREAS	Sell
10-31-2015	\$ 2,500.00	TREAS	Interest 0.625%
10-31-2015	\$ 5.00	CAMP	Interest 0.14%
10-31-2015	\$ 70.33	CAMP	Interest 0.14%

**RECOMMENDATION**

It is recommended that the City Council receive and file the Monthly Report of Investment Transactions rendered for the month of October 2015.

  
Diane Perkin

Director of Administrative Services

Howard L. Chambers  
City Manager



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**TO:** The Honorable Mayor and City Council

**SUBJECT:** Acceptance of Notice of Completion – Del Valle Memorial  
Public Works Contract 2014-05

**INTRODUCTION**

EC Construction, the Contractor on Public Works Contract 14-05, has completed work which included demolition, earthwork, specialized paving and concrete work, monument structures, lighting system, landscaping and other miscellaneous improvements. Twelve change orders were issued on the contract. Staff recommends the project be accepted and a *Notice of Completion* filed on this contract

**STATEMENT OF FACT**

On February 10, 2015, the Council awarded Public Works Contract 2014-05 to EC Construction, in the amount of \$845,050 for improvements to the existing Del Valle Memorial.

In awarding the contract, Council authorized staff to approve a cumulative total of change orders as necessary not to exceed \$116,282. Twelve (12) change orders (COs) were negotiated throughout the construction period. Change Orders 1-6 were funded with the original change order allowance of \$85,000 granted by the Council when the contract was originally awarded. On October 27, 2015, staff presented approval of change orders 7-12 totaling \$31,215.24 to the City Council for approval. One final Change Order #13 for a reduction of \$4,020 will be issued to the contractor for deletion of several trees that were not planted. \$9,805 has been transferred from the Memorial Maintenance Fund for the installation of the new bricks (CO#12). A final appropriation of \$17,028.68 is needed to balance the project account.

The final contract amount for E.C. Construction is \$957,302.38.

**RECOMMENDATION**

Staff recommends that the City Council:

- (1) Accept the work performed by EC Construction, in a final contract amount of \$957,302.38, and authorize the City Clerk to file the Notice of Completion for Public Works Contract 2014-05.
- (2) Appropriate \$17,028.68 for the project account.

Lisa Ann Rapp   
Director of Public Works

Howard L. Chambers   
City Manager

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RESOLUTION NO. 2015-65

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD ADDING A JOB CLASSIFICATION AND AMENDING EXISTING PAY RATE IN ATTACHMENT B OF RESOLUTION NO 2014-27

THE CITY COUNCIL OF THE CITY OF LAKEWOOD DOES RESOLVE AS FOLLOWS:

SECTION 1. The following job classification and monthly pay rate is hereby added to Schedule B, attached to Resolution No. 2014-27:

<u>Schedule</u>	<u>Classification</u>	<u>Step 1</u>	<u>Step 2</u>	<u>Step 3</u>	<u>Step 4</u>	<u>Step 5</u>
24B	Public Information Specialist	5302	5568	5848	6141	6448

ADOPTED AND APPROVED THIS 17TH DAY OF NOVEMBER, 2015.

\_\_\_\_\_  
Mayor

ATTEST:

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City Clerk

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## **COUNCIL AGENDA**

November 17, 2015

**TO:** The Honorable Mayor and City Council

**SUBJECT:** Los Angeles Regional Interoperable Communications System (LA-RICS)

### **INTRODUCTION**

On February 10, 2009, the City Council approved membership in the Los Angeles Radio Interoperable Communications System (LA-RICS) Authority through the execution of a Joint Powers Agreement (JPA). Lakewood joined 83 other municipalities in Los Angeles County, special districts and agencies such as the Los Angeles Unified School District and California Highway Patrol, for the purpose of constructing and implementing a radio and data interoperable communications system to facilitate inter-agency communications during a disaster or crisis.

### **STATEMENT OF FACTS**

Since 2009, a JPA Board of Directors, comprised of representatives from various agencies, including a city manager representing the California Contract Cities Association (CCCA), has been working on the implementation of the LA-RICS system. Phase I, the LTE data communications system is near completion and Phase II, the LMR voice communication system is set to start construction in 2016.

As provided in the JPA, agencies that initially join the LA-RICS JPA would not incur any financial obligations to the JPA Authority until a Funding Plan was adopted by the Board and for a limited review period thereafter. Upon conclusion of the review period, known as the "Opt-Out Date", those agencies electing to continue their participation in the LA-RICS Authority would become contractually and financial obligated to contribute their proportionate share of costs for the ongoing and continuing administrative, operational, maintenance, and grant match costs associated with the implementation and activation of the LA-RICS system, including the administrative/operational cost for FY 2014/15 and FY 2015/16. While the Funding Plan was initially released in 2014, the Opt-Out Date has been extended twice. The current Opt-Out Date has been set as November 23, 2015.

To date, not all costs for contract cities have been fully disclosed, and in fact, the bulk of the costs have been imbedded with the County's allocation of costs. Projected costs for Lakewood range from approximately \$6700-\$9200 annually through FY 2031/32. The lack of disclosure by LA-RICS and the County has been a major concern for the contract cities and has led to the CCCA recommending contract cities exercise the option to opt out of the LA-RICS Joint Powers Agreement at this time. The CCCA has indicated that it will continue to monitor the activities of LA-RICS and advocate the concerns of contract cities, particularly as the County and/or LA-RICS seeks to adjust the cost model for Sheriff and Fire services in a way to recoup LA-RICS costs.

Los Angeles Regional Interoperable Communications System (LA-RICS)

November 17, 2015

Page 2

**RECOMMENDATION**

It is recommended that the City Council exercise the option to opt-out of the LA-RICS Joint Powers Agreement and direct the city manager to notify the Authority immediately of this decision.

Carol Flynn Jacoby  
Deputy City Manager



Howard L. Chambers  
City Manager



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**COUNCIL AGENDA**  
November 17, 2015

**TO:** The Honorable Mayor and City Council

**SUBJECT:** Community Safety Commission Recommendation – Disabled Person Parking

**INTRODUCTION**

The Community Safety Commission met on November 2, 2015, to consider various community safety matters that included the consideration of requests for disabled person parking at 4545 Briercrest Avenue and 2413 Del Amo Boulevard.

**STATEMENT OF FACT**

The first request for disabled person parking was received from the resident at 4545 Briercrest Avenue. The resident stated that her husband is disabled and does not drive, but owns a disabled transport van that has a rear facing access ramp. The resident stated that if a vehicle is parked behind the van, then the ramp is inaccessible. Staff asked the resident if parking the van in the driveway was an option, but she stated that it was much easier to load and unload her husband while the van is parked at the curb. Staff verified the disabled person plate number is registered to this address and observed that parking was limited during the day due to the proximity to Lakewood High School.

The second request was from the resident at 2413 Del Amo Boulevard. The resident stated that parking is limited at her house in the evenings and on weekends. She said that there are three disabled people that live at this address and all three of them drive. Staff verified the disabled person placard and plate numbers are registered to this address. Staff observed that parking was limited on the weekends and in the evenings.

**RECOMMENDATION**

The Community Safety Commission recommends that the City Council adopt the attached resolutions authorizing installation of disabled person designated parking at 4545 Briercrest Avenue and 2413 Del Amo Boulevard.

Lisa Ann Rapp   
Director of Public Works

Howard L. Chambers   
City Manager

RESOLUTION NO. 2015-66

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
LAKEWOOD ESTABLISHING DISABLED PERSON  
DESIGNATED PARKING ON THE WEST SIDE OF  
BRIERCREST AVENUE WITHIN THE CITY OF LAKEWOOD

THE CITY COUNCIL OF THE CITY OF LAKEWOOD DOES RESOLVE AS FOLLOWS:

SECTION 1. This Resolution is enacted pursuant to Section 21458 and 22507 of the Vehicle Code of the State of California, and Section 3250.2 of the Lakewood Municipal Code.

SECTION 2. Disabled person designated parking is hereby established on the west side of Briercrest Avenue, beginning seven hundred fifty six (756) feet south of the southerly curb line of Arbor Road, continuing southerly for a distance of twenty (20) feet within the City of Lakewood. No vehicle shall stop, stand or park in said parking restriction unless displaying a special identification license plate or placard issued by the Department of Motor Vehicles pursuant to Section 22511.55 of the California Vehicle Code.

SECTION 3. This resolution shall be effective as long as said restriction is painted and posted in accordance with the requirements of Vehicle Code Section 22511.7 of the California Vehicle Code. In addition, this resolution shall be in effect only as long as James Judd, a physically disabled person, occupies the house at 4545 Briercrest Avenue.

SECTION 4. This resolution has been adopted pursuant to a Community Safety Commission recommendation.

ADOPTED AND APPROVED this 17th day of November, 2015.

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

RESOLUTION NO. 2015-67

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
LAKEWOOD ESTABLISHING DISABLED PERSON  
DESIGNATED PARKING ON THE NORTH SIDE OF DEL  
AMO BOULEVARD WITHIN THE CITY OF LAKEWOOD

THE CITY COUNCIL OF THE CITY OF LAKEWOOD DOES RESOLVE AS FOLLOWS:

SECTION 1. This Resolution is enacted pursuant to Section 21458 and 22507 of the Vehicle Code of the State of California, and Section 3250.2 of the Lakewood Municipal Code.

SECTION 2. Disabled person designated parking is hereby established on the north side of the northern service road of Del Amo Boulevard, beginning one hundred forty (140) feet east of the eastern curb line of Deebayar Avenue, continuing easterly for a distance of (20) feet within the City of Lakewood. No vehicle shall stop, stand or park in said parking restriction unless displaying a special identification license plate or placard issued by the Department of Motor Vehicles pursuant to Section 22511.55 of the California Vehicle Code.

SECTION 3. This resolution shall be effective as long as said restriction is painted and posted in accordance with the requirements of Vehicle Code Section 22511.7 of the California Vehicle Code. In addition, this resolution shall be in effect only as long as Karen Bierman, a physically disabled person, occupies the house at 2413 Del Amo Boulevard.

SECTION 4. This resolution has been adopted pursuant to a Community Safety Commission recommendation.

ADOPTED AND APPROVED this 17th day of November, 2015.

\_\_\_\_\_  
Mayor

ATTEST:

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City Clerk

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**COUNCIL AGENDA**  
November 17, 2015

**TO:** The Honorable Mayor and City Council

**SUBJECT:** Resolution Approving Application of Los Angeles County, Prop A Funds Grant for Bolivar Park

**INTRODUCTION:**

City of Lakewood staff received a call for applications for up to \$300,000 of Prop A funds to develop, restore, rehabilitate, or improve existing parks, recreational facilities, and trails. The application requires a City Council resolution to proceed with the application process.

**STATEMENT OF FACT**

The Los Angeles County Regional Park and Open Space District issued a call for applications for \$300,000 in funds from the 1996 Safe Neighborhood Parks Proposition (Prop A). The application is due December 3, 2015. Applications will be reviewed and funds will be awarded late February to early March, 2016. All projects must be completed by December 2016.

Staff have identified a need at Bolivar Park for new play equipment in two playgrounds and will apply for grant funds to complete this project. The two areas to be addressed with the grant monies are the school aged playground at the southeast of the park and the pre-school aged playground at the northeast of the park.

Along with any money granted by the Regional Park and Open Space District, a Youth Employment Plan (YEP) must be adopted. The YEP outlines an agency's plan for employing at-risk youth. Staff have strategies in place, if the grant is awarded, to comply with this requirement.

**RECOMMENDATION**

It is the recommendation of the Recreation and Community Services staff that the City Council approve the resolution approving the application for grant funds.

Lisa Litzinger, Director  
Recreation and Community Services 

Howard L. Chambers  
City Manager 

RESOLUTION NO. 2015-68

RESOLUTION OF THE CITY OF LAKEWOOD APPROVING THE APPLICATION FOR GRANT FUNDS FROM THE LOS ANGELES COUNTY REGIONAL PARK AND OPEN SPACE DISTRICT FOR FOURTH DISTRICT SUPERVISORIAL DISTRICT PROPOSITION A FUNDING FOR BOLIVAR PARK SCHOOL AGE AND PRESCHOOL PLAYGROUNDS AND APPROVES THE ADOPTION OF A YOUTH EMPLOYMENT PLAN

WHEREAS, the people of the County of Los Angeles on November 3, 1992, and on November 5, 1996 enacted Los Angeles County Proposition A, Safe Neighborhood Parks, Gang Prevention, Tree-Planting, Senior and Youth Recreation, Beach and Wildlife Protection (the Propositions), which among other uses, provides funds to public agencies and nonprofit organizations in the County for the purpose of acquiring and/or development facilities and open space for public recreation; and

WHEREAS, the Propositions also created the Los Angeles County Regional Park and Open Space District (the District) to administer said funds; and

WHEREAS, the District has set forth the necessary procedures governing application for grant funds under the Propositions; and

WHEREAS, the District's procedures require the City of Lakewood to certify, by resolution, the approval of the application before submission of said application(s) to the District; and

WHEREAS, said application contains assurances that the City of Lakewood must comply with; and

WHEREAS, the City of Lakewood certifies, through this resolution, that the application is approved for submission to the District; and

WHEREAS, the City of Lakewood will enter into an Agreement with the District to provide funds for acquisition and development projects; and

WHEREAS, the District's procedures require the adoption of a Youth Employment Plan for development projects by the governing body of the agency.

NOW, THEREFORE, BE IT RESOLVED THAT THE CITY COUNCIL OF THE CITY OF LAKEWOOD HEREBY:

1. Approves the filing of an application with the Los Angeles County Regional Park and Open Space District for Funds for the above project; and
2. Certifies that the City of Lakewood understands the assurances and certification in the application form; and
3. Certifies that the City of Lakewood has, or will have, sufficient funds to operate and maintain the project in perpetuity; and
4. Certifies that the City of Lakewood will sign and return, within 30 days, both copies of the project agreement sent by the District for authorizing signature; and
5. Approves the adoption of a Youth Employment Plan for the project upon grant award; and
6. Appoints the City of Lakewood, or designee, to conduct all negotiations, and to execute and submit all documents including, but not limited to, applications, agreements, amendments, payment requests and so forth, which may be necessary for the completion of the aforementioned project.

Adopted and approved this 17th day of November, 2015

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Mayor

ATTEST:

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City Clerk

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# Public Hearings

**COUNCIL AGENDA**  
November 17, 2015

**TO:** The Honorable Mayor and City Council

**SUBJECT:** A Resolution of the City Council of Lakewood Ordering the Vacation of a Portion of the Alley North of 207<sup>th</sup> Street, between Arline Avenue and Seine Avenue.

**INTRODUCTION**

The City received a request from the property owner of 11864 206<sup>th</sup> Street, between Arline Avenue and Seine Avenue, to consider vacating a portion of the alley that makes up a significant amount of the property's backyard, approximately 800 square feet, and is separated from the rest of the alley by a wooden fence along the back of the property.

On October 13, 2015, the City Council adopted Resolution No. 2015-64, giving notice of the proposed vacation and setting a hearing on said vacation in the City Council Chambers at 7:30 p.m. on Tuesday, November 17, 2015.

**STATEMENT OF FACT**

Pursuant to the Public Streets, Highways, and Service Easements Vacation Law of the Streets and Highway Code, the City Council may vacate a public street by adopting a resolution ordering the vacation. The City may vacate a street or an alley if the City determines the need for the general public to travel upon it, or the City to operate and maintain it, or utilities to place their facilities within it, no longer exists. The street or alley would then become private. The City may partially vacate the street or alley by retaining easement rights to construct or maintain facilities within the area such as sewers, storm drains, ect. if such needs would continue to exist.

Staff has reviewed the resident's request and recommends that it would be beneficial to vacate the subject alley. Upon reviewing the site, it has been deemed that it is no longer necessary for the City to retain alley rights-of-way for this portion of the alley. The Circulation Element of the City's General Plan does not show the alley as an essential roadway for circulation purposes, nor does it appear that the proposed vacation will result in a diversion or modification of existing traffic patterns.

On September 3, 2015, the Lakewood Planning and Environment Commission made the finding that the proposed vacation was consistent with the Circulation Element of the City of Lakewood's General Plan per Government Code Section 65402. The proposed vacation was also presented to the Lakewood Community Safety Commission as an information item on September 14, 2015.

On October 13, 2015, The City Council adopted Resolution No. 2015-64, giving notice of the proposed vacation of a portion of the alley north of 207<sup>th</sup> Street, between Arline Avenue and Seine Avenue. A public hearing was set, on said vacation, in the City Council Chambers at 7:30 p.m. on Tuesday, November 17, 2015. At the public hearing, interested persons may support or object to the proposed vacation.

Notice of the public hearing was provided in accordance with Sections 8322 & 8323 of the Streets and Highways Code. This code requires publication of the notice of public hearing at least two times and posting of the street at least 15 days prior to the hearing.

**RECOMMENDATION**

It is recommended that the City Council:

1. Conduct a public hearing for the proposed vacation of the subject alley.
2. Adopt the attached Resolution ordering the vacation of the portion of the alley, as described in the Resolution, north of 207<sup>th</sup> Street between Arline Avenue and Seine Avenue.
3. Direct the City Clerk to send a certified copy of the Resolution to the Los Angeles County Registrar-Recorder for recordation and a copy of the Resolution to the Los Angeles County Assessor.

Lisa Ann Rapp   
Director of Public Works

Howard L. Chambers   
City Manager

RECORDING REQUESTED BY AND )  
WHEN RECORDED, RETURN TO: )

City Clerk )  
City of Lakewood )  
P.O. Box 158 )  
Lakewood, CA 90714 )

Streets & Highways Code 8325 )

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RESOLUTION NO. 2015-69

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD VACATING A 20 FOOT BY 40 FOOT SECTION OF THE PUBLIC ALLEY NORTH OF 207TH STREET, BETWEEN ARLINE AVENUE AND SEINE AVENUE WITHIN THE CITY OF LAKEWOOD, CALIFORNIA, AND AS MORE PARTICULARLY DESCRIBED IN SAID RESOLUTION, AND SHOWN ON MAP ATTACHED HERETO.

THE CITY COUNCIL OF THE CITY OF LAKEWOOD DOES HEREBY FIND, DETERMINE AND RESOLVE AS FOLLOWS:

SECTION 1. These proceedings are pursuant to the Public Streets, Highways and Service Easement Vacation Law, commencing with Section 8300 of the Streets & Highways Code of the State of California. The City Council hereby finds and determines that the following described easement for street or highway purposes consisting of a portion of an alley should be vacated pursuant to Chapter 2 of said law for the reason that, subject to the conditions herein imposed, said portion of alley is unnecessary for present or prospective public use.

SECTION 2. The City Council finds that the proposed vacation is categorically exempt from the California Environmental Quality Act inasmuch as it is a minor alteration of streets and similar facilities and will not involve the removal of scenic resources, including a stand of trees, rock outcroppings or a historic building.

SECTION 3. The City Council has previously adopted a General Plan including a Circulation Element. As required by Section 65402 of the Government Code of the State of California, the City Council confirms the finding of the Planning & Environment Commission that the proposed vacation of a portion of the alley is in conformity with the Circulation Element of the adopted General Plan of the City of Lakewood.

SECTION 4. The City Council further finds as follows:

- A. The portion of the alley to be vacated is not useful as a non-motorized transportation facility and, pursuant to Streets & Highways Code 892, may be abandoned.
- B. Said portion of alley subject to the conditions hereinafter set forth is unnecessary for present or prospective public use.

SECTION 5. Said portion of Alley as described in Exhibit "A" and as shown on the Map (Exhibit "B") attached hereto is vacated subject to the reservation of easements over and under the southerly five (5) feet of the vacated portion of the alley as described in Exhibit "A" for public and non-public utilities. The easement grants the right to construct, maintain, operate, replace, remove, and renew such aerial and underground power, communication, and distribution facilities (including ingress thereto and egress therefrom) consisting of poles, anchors, guys, cables, wires, crossarms, conduit, manholes, handholes, markers, pedestals, terminal equipment cabinets, electrical conductors and necessary fixtures, pipelines, valves and appurtenances; and incidental purposes thereto.

ADOPTED AND APPROVED this 17th day of November, 2015.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
City Clerk

(seal)

I, Jo Mayberry, the duly appointed and acting City Clerk of the City of Lakewood, do hereby certify that the foregoing Resolution was adopted by the City Council of the City of Lakewood at a regular meeting thereof on Tuesday, November 17, 2015, and entered into the Minutes of said meeting.

\_\_\_\_\_  
City Clerk

**EXHIBIT "A"**  
**Legal Description**

That portion of that certain alley, in the City of Lakewood, County of Los Angeles, State of California, as shown on Tract No. 17152 as per map recorded in Book 485, Pages 32 and 33 of Maps, Records of said county, lying northerly of a line connecting the southeasterly and southwesterly corners of Lot 105 of said Tract No. 17152.

Contains 800 square feet.

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

Prepared under my supervision:

David O. Knell      8-12-2015

David O. Knell PLS 5301

Date

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**TO:** Honorable Mayor and Members of the Council

**SUBJECT:** Community Development Block Grant-FY 2015-2020 Consolidated Plan  
Amendment

**STATEMENT OF FACT**

The proposed amendment to the Consolidated Plan seeks to shift Community Development Block Grant (CDBG) funding previously budgeted for the Palm Park Improvements to the Burns Center Improvements and use other sources of funding to complete the Palms Park Improvements.

The U.S. Department of Housing and Urban Development (HUD) requires the submission of a 5-year Consolidated Plan for the Community Planning and Development Programs for entitlement cities who receive CDBG funding. Included in the Consolidated Plan are the projects describing the available public and private resources for addressing priority needs in the City. Lakewood's current Consolidated Plan was adopted in 2015. Any amendments to the approved Consolidated Plan must follow the requirements set forth by HUD and the City's governing Citizen Participation Plan. An amendment to the Consolidated Plan is required when an activity is added to the already approved plan and included in the proposed activities for future entitlement funds.

The proposed amendment recommends that the City shift \$185,743 originally allocated to the Palms Park Improvement project to the Burns Center Improvement project.

Palms Park Improvements were originally approved by FY Action Plan 2013-2014. The proposal budgeted \$185,743 to replace windows, refurbish the lobby, apply an anti-graffiti coating to gymnasium masonry walls, replace the flooring in gymnasium and renovate existing parking lot to comply with ADA standards. This project was carried over to FY 2014-2015. Bids for the Palms Park Improvement Project came in higher than expected and the \$185,743 allocated to the project would not cover the costs of the improvements.

The Burns Center Improvement Project was originally approved during FY 2014-2015 and the 2010-2015 Consolidated Plan. The approved FY 2014-2015 Action Plan proposed to allocate \$186,375 to replace brick pavers and concrete hardscape walkways due to uplifting of tree roots, displacement and damage. In addition, this project would also fund the renovation of landscaping, irrigation system repair/replacement and other improvements needed due to hardscape uplifting and landscape improvements. Further analysis of the Burns Center revealed that major renovations, including ADA upgrades to the building were needed, thus the improvements costs would be far greater for the Burns Center than originally expected, therefore the proposed improvements were not completed and was carried over to FY 2015-2020 Consolidated Plan and First Year Action Plan. Additional funds (\$249,237) for Burns Center Improvements were approved by the FY 2015-2020 Consolidated Plan for a total of \$435,612 allocated to the project.

After the higher than expected bids for Palms Park Improvements came back, the City decided to concentrate all of the available CDBG funding to the Burns Center project and use other sources of funding to complete Palms Park. The \$185,743 originally allocated to Palms Park Improvements plus the \$435,612 totals \$621,355 in CDBG funds that are proposed to be allocated for improvements to the Burns Center.

Pursuant to the City of Lakewood's Citizen Participation Plan, a notice was published that commenced a 30-day comment period to obtain citizen input on the amended activities and concludes on November 17, 2015. This notice was advertised in the Press Telegram on October 16, 2015. The notice also advertised a public hearing before the Planning and Environment Commission on November 5, 2015 and to a public hearing before the City Council on November 17, 2015. All comments received will be taken into consideration prior to submitting the Consolidated Plan Amendment to HUD.

#### **STAFF RECOMMENDATION**

Staff recommends that the City Council:

- Conduct a public hearing for citizen input in the amended activities listed in the FY 2015-2020 Consolidated Plan.
- Approve the activities listed in the FY 2015-2020 Consolidated Plan amendment and take into consideration all public comments received prior to submitting to HUD.

Sonia Dias Southwell, AICP  
Director of Community Development

Howard L. Chambers  
City Manager





# CITY OF LAKEWOOD 2015-2020 CONSOLIDATED PLAN SUBSTANTIAL AMENDMENT No. 1

CDBG Grantee Number: B-08-MC-08-0521  
DUNS Number: 076943638

NOVEMBER 2015

CITY OF LAKEWOOD  
5050 N. CLARK AVE.  
LAKEWOOD, CA 90712

## Executive Summary

### AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

#### 1. Introduction

The FY 2015-2016 Action Plan ("Action Plan") for the City of Lakewood ("City") satisfies the statutory Department of Housing and Urban Development (HUD) requirements for the Community Development Block Grant Program (CDBG). The Action Plan is prepared as an annual implementing tool for the 2015-2020 Consolidated Plan to establish current year priorities, resources and strategies.

The City is an entitlement community for the CDBG Program. The CDBG Program is authorized under Title I of the Housing and Community Development Act of 1974, as amended. Pursuant to the Act, the primary objective of the CDBG Program is to develop viable urban communities by providing decent housing, promoting a suitable living environment, and expanding economic opportunities, primarily for low and moderate income persons. To achieve these goals, CDBG activities must meet at least one of the three national objectives:

- Benefit low to moderate income persons.
- Aid in the prevention of slum and blight.
- Meet other community development needs having a particular urgency.

CDBG activities implemented by the City are used to pursue the above-listed statutory goals for CDBG as detailed by the community development and housing programs listed in the City's FY 2015-2020 Consolidated Plan. These activities are designed to improve Lakewood's neighborhoods and increase its capacity to address the needs of low and moderate income households, including special needs groups, seniors, and persons with disabilities.

The FY 2015-2016 Action Plan ("Action Plan") for the City of Lakewood ("City") satisfies the statutory Department of Housing and Urban Development (HUD) requirements for the Community Development Block Grant Program (CDBG). The Action Plan is prepared as an annual implementing tool for the 2015-2020 Consolidated Plan to establish current year priorities, resources and strategies.

The City is an entitlement community for the CDBG Program. The CDBG Program is authorized under Title I of the Housing and Community Development Act of 1974, as amended. Pursuant to the Act, the primary objective of the CDBG Program is to develop viable urban communities by providing decent housing, promoting a suitable living environment, and expanding economic opportunities, primarily for low and moderate income persons. To achieve these goals, CDBG activities must meet at least one of the three national objectives:

- Benefit low to moderate income persons.
- Aid in the prevention of slum and blight.
- Meet other community development needs having a particular urgency.

CDBG activities implemented by the City are used to pursue the above-listed statutory goals for CDBG as detailed by the community development and housing programs listed in the City's FY 2015-2020 Consolidated Plan. These activities are designed to improve Lakewood's neighborhoods and increase its capacity to address the needs of low and moderate income households, including special needs groups, seniors, and persons with disabilities.

The Action Plan provided herein (FY 2015-2016) represents the City's fifth year increment of the FY 2015-2020 Consolidated Plan. The Action Plan provides a directory of programs and actions and projects to be undertaken by the City to address the priority needs and specific objectives of the FY 2015-2020 Consolidated Plan. The Action Plan identifies anticipated levels of funding for the program year, describes the geographic distribution of funds and provides the rationale used.

## 2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Lakewood has prepared a strategy for addressing the housing and community development needs described in the Consolidated Plan during the next five years. By law, the strategy must be designed to achieve the following, principally for low and moderate-income households:

- Provide decent housing;
- Promote a suitable living environment; and
- Expand economic opportunities.

The plan also addresses:

- Elimination of slums and blight.
- Elimination of conditions which are detrimental to health, safety, and public welfare.
- Conservation and expansion of housing stock.
- Expansion and improvement of the quantity and quality of community services.
- Better utilization of land and other natural resources.
- Reduction of the isolation of income groups within communities/geographical areas.
- Alleviation of physically and economically distressed areas.

For more details regarding the specific listed objectives and outcome identified in this Plan, please see Section III: Housing and Community Development Strategic Plan. This section discusses the goals, policies, and quantified objectives of the community as listed in the City's Housing Element as well as other Lakewood Planning and policy documents.

### **3. Evaluation of past performance**

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The Lakewood Consolidated Plan embodies the City's current Housing Element. Much of the background data, housing issues, goals, objectives, policies and programs of the Consolidated Plan are consistent with the Housing Element, which was last updated on August 13, 2013. The 2010 US Census and updated data from the 2008-2012 American Community Survey were also used to accurately reflect current demographics and market and inventory conditions. Based upon the Housing Element's goals and objectives, they are then carried forward into the Consolidated Plan as well as the Annual Action Plan for implementation.

### **4. Summary of Citizen Participation Process and consultation process**

Summary from citizen participation section of plan.

The City has developed a detailed Citizen Participation Plan, which encourages the participation of all citizens and emphasizes the involvement of low to moderate income persons, particularly where housing and community development funds are spent. The citizen participation process includes a public review period of a minimum of 30 days to obtain citizen input on the projects or strategy proposed. The Citizen Participation Plan is available for public inspection through the Department, Lakewood's City Clerk's Office, and the Angelo M. Iacoboni Library.

In accordance with the Lakewood Citizen Participation Plan, the following hearings were conducted for the development of the Action Plan:

- Public Hearing #1 (Planning and Environment Commission): November 5, 2015
- Public Hearing #2 (Lakewood City Council): November 17, 2015
- 30-Day Public Review Period: October 16, 2015 – November 17, 2015

On October 16, 2015, a notice was published in the Press Telegram announcing the public hearing before the Planning and Environment Commission on November 5, 2015 and announced a 30-day public comment period that will conclude on November 17, 2015. Public hearing notices were also posted in three locations within the City.

The Draft Action Plan was available for public review at the following locations:

- Lakewood City Hall, Community Development Department, 5050 Clark Avenue, Lakewood, CA 90712
- Lakewood City Hall, City Clerk's Office, 5050 Clark Avenue, Lakewood, CA 90712
- Angelo M. Iacoboni Library, 4990 N. Clark Avenue, Lakewood, CA 90712

The City welcomed any written recommendations, suggestions, or other input. Any opinions or comments related to the Action Plan were to be addressed to the following person:

Sonia Dias Southwell, AICP Director of Community Development City of Lakewood 5050 North Clark Avenue Lakewood, CA 90712 (562) 866-9771 extension 2301.

**5. Summary of public comments**

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

The City of Lakewood did not received any public comments related to the Annual Action Plan.

**6. Summary of comments or views not accepted and the reasons for not accepting them**

The City of Lakewood did not received any public comments related to the Annual Action Plan and there did not reject any comments.

**7. Summary**

See comments above

**PR-05 Lead & Responsible Agencies -- 91.200(b)**

**1. Agency/entity responsible for preparing/administering the Consolidated Plan**

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	LAKEWOOD	Community Development Department

Table 1 -- Responsible Agencies

**Narrative (optional)**

**Consolidated Plan Public Contact Information**

Sonia Dias Southwell

Director of Community Development

5050 Clark Avenue

Lakewood, CA 90712

562-866-9771 ext. 2300

## AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

### 1. Introduction

The Consolidated Plan was prepared by the Lakewood Community Development Department (Department). In preparing the Plan, input was sought from a variety of public agencies and non-profit and for-profit housing groups to determine the housing needs for the community. The Department facilitated consultation with, and participation of, public and private social and homeless services agencies as well as citizens concerned with these services.

**Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))**

The Lakewood Consolidated Plan embodies the City’s current Housing Element. Much of the background data, housing issues, goals, objectives, policies and programs of the Consolidated Plan are consistent with the Housing Element, which was last updated on August 13, 2013. The 2010 US Census and updated data from the 2008-2012 American Community Survey were also used to reflect current demographics and market and inventory conditions. In addition, other widely used documents were also used in the development of the Consolidated Plan:

- US Census Bureau, 2000 and 2010 Summary Files 1, 2, 3, 4
- 2008-2012 American Community Survey 5-Year Estimate
- US Department of Housing and Urban Development, CHAS Databook, 2010 Census.
- Lakewood General Plan
- Lakewood Housing Element 2008-2014, August 2013
- Lakewood Zoning Code
- State of California Department of Finance, 2014 Population and Housing Estimates
- Lakewood Community Development Department Lakewood Housing Authority Southern California Association of Governments Department of Housing and Urban Development Fair Housing Consultants, Inc. County of Los Angeles Department of Health Services -- Child and Adolescent Health Program Gateway Cities Council of Governments Los Angeles County Department of Health Services

**Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.**

The City will continue to work with LAHSA to address homeless issues in the area through the Continuum of Care Model. Though the City has a homeless presence, there are residents at risk of becoming homeless due to current economic problems, housing market downturn, poverty, domestic violence, drug and alcohol abuse, AIDS or HIV, and other special circumstances.

The Continuum of Care Model for Los Angeles County includes outreach, intake assessment, emergency shelter, transitional housing, permanent supportive housing, permanent housing, employment services and other supportive services. A recent analysis of the Continuum of Care Model has identified the following gaps in service within the County: permanent housing, transitional housing, and supportive services. These gaps are particularly prevalent in the southeast Los Angeles region among African Americans, middle-aged men, female-headed families, and substance abusers. The City will generally support applications for programs and resources for eligible non-profits and other entities when the application is limited to such entities. However, when the jurisdiction is also an eligible applicant, it will take the lead and apply directly for funding.

A 2011 study by LAHSA shows that there are 8,359 transitional housing beds available in Los Angeles County. The City will continue its work with community non-profit groups and community based organizations interested in providing transitional housing services to the homeless. The City does not directly provide transitional housing for the homeless; however, the City will continue to coordinate efforts to provide information and resources for transitional housing through the Burns Community Center. Also they will continue to provide support services such as job training and counseling. The County of Los Angeles also offers an array of work training programs, housing placement assistance, and other support resources.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

The City of Lakewood does not receive ESG funds.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities**

**Table 2 – Agencies, groups, organizations who participated**

1	<p><b>Agency/Group/Organization</b></p> <p>LAHSA</p>	<p><b>Agency/Group/Organization Type</b></p> <p>Services-homeless</p>
	<p><b>What section of the Plan was addressed by Consultation?</b></p> <p>The Process</p>	
	<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p> <p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>	
2	<p><b>Agency/Group/Organization</b></p> <p>COMMUNITY FAMILY GUIDANCE</p>	<p><b>Agency/Group/Organization Type</b></p> <p>Services-Children</p>
	<p><b>What section of the Plan was addressed by Consultation?</b></p> <p>The Process</p>	

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
<p><b>3 Agency/Group/Organization</b></p>	<p>PATHWAYS VOLUNTEER HOSPICE</p>
<p><b>Agency/Group/Organization Type</b></p>	<p>Services-Elderly Persons Services-Persons with Disabilities</p>
<p><b>What section of the Plan was addressed by Consultation?</b></p>	<p>The Process</p>

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
<p><b>4 Agency/Group/Organization</b></p>	<p>HUMAN SERVICES ASSOCIATION</p>
<p><b>Agency/Group/Organization Type</b></p>	<p>Services-Elderly Persons</p>
<p><b>What section of the Plan was addressed by Consultation?</b></p>	<p>The Process</p>

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
<p><b>Agency/Group/Organization</b></p>	<p>Gateway Connections- Long Beach</p>
<p><b>Agency/Group/Organization Type</b></p>	<p>Services-homeless</p>
<p><b>What section of the Plan was addressed by Consultation?</b></p>	<p>The Process</p>

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
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**Identify any Agency Types not consulted and provide rationale for not consulting**

Public Housing Agencies were not consulted since the City does not have any Public Housing agencies within its jurisdiction.

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care		

Table 3 – Other local / regional / federal planning efforts

**Narrative (optional)**

**AP-12 Participation – 91.105, 91.200(c)**

- Summary of citizen participation process/Efforts made to broaden citizen participation  
Summarize citizen participation process and how it impacted goal-setting**

The City has developed a detailed Citizen Participation Plan, which encourages the participation of all citizens and emphasizes the involvement of low to moderate income persons, particularly where housing and community development funds are spent. The citizen participation process includes a public review period of a minimum of 30 days to obtain citizen input on the projects or strategy proposed. The Citizen Participation Plan is available for public inspection through the Department, Lakewood’s City Clerk’s Office, and the Angelo M. Iacoboni Library.

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Public Meeting	All citizens are encouraged to participate	The City did not receive any public input on the plan. There was 0 people in attendance at the public meetings.	No Comments received.	The City did not receive any comments therefore no comments were rejected.	

**Table 4 – Citizen Participation Outreach**

## Expected Resources

### AP-15 Expected Resources – 91.220(c) (1, 2)

#### Introduction

A variety of local, state and Federal programs are available to help them achieve their housing and community development goals. Many of these programs are competitive and contingent on the demographics or low income status of the community. The low concentration of low income persons in Lakewood often limits the City's opportunity to apply for programs. The following chart summarizes these programs.

#### Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1			Expected Amount Available Remainder of ConPlan \$	Narrative Description	
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$			Total: \$
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	539,459	30,000	0	569,459	0	

Table 5 - Expected Resources – Priority Table

**Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied**

Lakewood's sole funding source is CDBG, therefore, leveraging additional resources and satisfying matching requirements in non-applicable to Lakewood.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City of Lakewood operates many of the CDBG funded programs from City property. For example, Meals on Wheels is operated out of the Burn's Center and LAHSA homeless count is operated out of the Mayfair Park Swim Pavilion.

**Discussion**

See discussion above

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

#### Goals Summary Information

No Goals Found

Table 6 – Goals Summary

#### Goal Descriptions

Table 7 – Goal Descriptions

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b):

The City of Lakewood does not received HOME funds.

## AP-35 Projects – 91.220(d)

### Introduction

Included in this Action Plan is a Listing of Proposed Projects identifying activities that will be undertaken during the FY 2015-2016 using CDBG funds. Anticipated accomplishments for each activity are also listed. All activities are expected to start and/or be completed during FY 2015-2016. Each activity identified in the following table includes a description of the FY 2015-2020 Consolidated Plan priority and local Action Plan objectives that will be addressed during the FY 2015-2016.

City of Lakewood

### Proposed 2015-2016 CDBG Projects

#	Project Name
1	Burns Center

Table 8 – Project Information

### Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The Lakewood five-year Consolidated Plan covers the period of July 1, 2015, through June 30, 2020. In it, the following priorities are identified.

- PRIORITY 1: Provide Housing Preservation and Improvement
- PRIORITY 2: Provide for Housing Development
- PRIORITY 3: Provide Housing Assistance
- PRIORITY 4: Encourage Equal Housing Opportunity
- PRIORITY 5: Improve and Provide Public and Community Facilities and Make Necessary Infrastructure Improvements to Serve Low and Moderate Income Persons
- PRIORITY 6: Provide Needed Community Services for Low and Moderate Income Persons and Special Needs Groups
- PRIORITY 7: Provide Assistance to the Continuum of Care
- PRIORITY 8: Provide for the Economic Development Needs of the Community

These priorities are consistent with the City's Housing Element and the General Plan. To develop these priorities, the City encouraged public participation process, prior to and during the development of the Consolidated Plan. In addition, the City consulted with outside agencies and service providers to

determine the extent of need. Input from these various sources is the culmination of the Consolidated Plan.

According to the 2000 Census, the City has about 26.3% of its households earning low and moderate incomes. Among the household types, an average of 62% of the low and moderate income households experienced some type of housing issue. Approximately 56% had overpayment issues greater than 30% of their annual income. Also 22% of the households had a cost burden greater than 50% of their annual income. The housing assistance needs of renters were much greater than owners, despite the ratio of 72% homeowner units to 28% of rental units in Lakewood. The biggest impact in Lakewood is the housing cost burden to the extremely low income, particularly for renter (96.9%) and owner (100%) households of five or more persons. Small households consisting of 2 to 4 members reported the lowest incidence of housing problems.

Projects

AP-38 Projects Summary

Project Summary Information

Table 9 – Project Summary

1	<b>Project Name</b>	Burns Center Improvements
	<b>Target Area</b>	5700.01 5700.03 5707.01 5707.02
	<b>Goals Supported</b>	
	<b>Needs Addressed</b>	
	<b>Funding</b>	:
	<b>Description</b>	This project will provide for major ADA upgrades to the Burns Center including an ADA compliant elevator on the exterior of the building, replace brick pavers and concrete hardscape walkways due to uplifting of tree roots, displacement and damage, renovate landscaping, irrigation system and other improvements needed due to hardscape uplifting and landscape improvements.
	<b>Target Date</b>	12/31/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	

	<b>Planned Activities</b>	
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## AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The geographic areas of entitlement include six Census Tracts where the majority of land is dedicated to residential uses and are populated with low-income families. While there are 102 parcels of land zoned for commercial uses, there are 958 parcels of land that are zoned Multiple-Family Residential and 5,037 parcel zoned Single-Family Residential.

Each of these Tracts have concentrations of African Americans, Asian Americans, and Hispanics that are greater than the LA County average (9.9% - 19.7%). African Americans and Asian Americans are reported in most Census Tracts to have high concentrations, more than double the average of LA County (19.8%).

The allocation of funds is evenly distributed to the targeted Census Tracts.

### Geographic Distribution

Target Area	Percentage of Funds
5550.02	12
5550.01	12
5551.02	12
5551.03	12
5707.02	12
5707.01	12

Table 10 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically

Lakewood's Housing and Community Development Strategy includes general priorities for allocating funds geographically in the City; the rationale for assigning the priority; the quantifiable objective to meet the priority; the funding sources used to meet the objective; and the activities approved to meet the objectives. To prevent the concentration of low-income persons, the majority of the City's programs are provided throughout the City and marketed to all neighborhood areas. However, based on federal eligibility issues for low-income households, some areas of the City may experience greater CDBG investment than others.

HUD defines a community's priority need levels as follows:

- *High Priority:* Activities to address this need will be funded by the City during the five-year period.
- *Medium Priority:* If funds are available, activities to address this need may be funded during the five-year period. Also, the City may take other actions to help this group locate other sources of

funds.

- *Low Priority:* The City will not directly fund activities using funds to address this need during the five-year period, but other agencies' applications for federal assistance might be supported and found to be consistent with this plan.
- *No Such Need:* The City finds there is no need or that this need is already substantially addressed. The City will not support other entities applications for federal assistance for activities where no such need has been identified.

The Lakewood Consolidated Plan Strategy is outlined and presented as follows:

- Affordable Housing, Homeless, and Other Special Needs Strategy
- Non-Housing Community Development Strategy Plan
- Summary of Eligible Housing and Non-Housing Community Development Block Grant

#### Activities

- Anti-Poverty Strategy
- Reduction of Barriers to Affordable Housing
- Institutional Structure and Intergovernmental Cooperation

#### Discussion

See above discussion

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

Preservation and improvement of the existing housing stock, particularly housing that is affordable to low- and moderate-income households, is an essential element of meeting the housing needs of the community. It is important to the health, safety, and welfare of the City's residents that their dwellings be maintained. Proper maintenance helps preserve and protect the home while providing a decent and suitable living environment. The following goals, policies and quantified objectives shall guide the on-going preservation and improvements of the City's existing housing stock.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	16
Special-Needs	500
Total	516

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	16
Acquisition of Existing Units	0
Total	16

Table 12 - One Year Goals for Affordable Housing by Support Type

#### Discussion

The number of homeless households the City intends to support for the upcoming year are based on the 2015 homeless count conducted in January. Approximately 66 homeless people live in Lakewood. City staff is dedicated to assisting those individuals in connecting with the proper agencies for homeless resources.

Through federal and state funding, the City is able to provide ten rehabilitation loans and 6 grants to Lakewood residents who qualify for such assistance. Amongst other qualifications, residents who receive funding for this program are low-income residents.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### **Actions planned during the next year to address the needs to public housing**

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### **Actions to encourage public housing residents to become more involved in management and participate in homeownership**

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### **If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### **Discussion**

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

## AP-65 Homeless and Other Special Needs Activities – 91.220(i)

### Introduction

The City of Lakewood participates in the Los Angeles Continuum of Care to address the needs of the homeless in a continuum of care model. This model includes the following components: outreach intake assessment, emergency shelter, transitional housing, permanent supportive housing, and employment support services.

**Describe the jurisdiction's one-year goals and actions for reducing and ending homelessness including:**

**Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

The City of Lakewood participates in the Los Angeles Continuum of Care to address the needs of the homeless in a continuum of care model. This model includes outreach intake assessment, emergency shelter, transitional housing, permanent supportive housing, and employment services. The City of Lakewood will continue participating in the Los Angeles Continuum of Care.

## Addressing the emergency shelter and transitional housing needs of homeless persons

In February 2012, the City amended the Zoning Ordinance to permit emergency shelters by right in the M-2 zone. This is to comply with State law (SB2) requiring that a zone be identified to permit emergency shelters by right. This was also identified as a program in the certified Housing Element.

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

The Gateway Cities Council of Governments COG program and the SPA 8 Coordinated Entry System provide services to those experiencing homelessness in Lakewood. Services are aimed at reducing homelessness through coordination with Lakewood's human service providers, COG outreach, case management and linkages to permanent housing placement.

Services begin with outreach and continue up to 6 months after a person is permanently housed. Activities in the outreach phase are focused on decreasing the barriers to housing and include: Housing location and re-location assistance, move in assistance, assistance with subsidy and lease compliance i.e. annual reviews, inspections, income reporting, and community Re-integration activities surrounding good neighbor policies, support groups in the area, age related services like senior centers, community class offerings and social events.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.**

In Lakewood, some of the most "at risk" of homelessness are the low income households that pay more than 30 percent or 50 percent of their income on housing expenses. Any disruption to their income, such as the loss of employment, a rent increase, or medical expenses, could impair their ability to pay for housing.

The at-risk population also includes persons who are in danger of residing in shelters or being unsheltered. This is due primarily to the lack of permanent housing and the absence of an adequate support network, such as parental family or relatives whose homes they could temporarily reside. These individuals, especially those being released from the penal, mental, or substance abuse facilities, and some foster homes require a variety of services including counseling, rental assistance and job training to help them make a positive transition into society.

Section 8 Housing Choice Voucher Program was voluntarily transferred back to the Housing Authority of the County of Los Angeles (HACoLA) as of July 1, 2011. Residents on the program's waiting list who are seeking Section 8 Housing Assistance are still given priority over non-residents, even though affordable housing within the city limits is difficult to find. New potential participants who are not currently on the waiting list are referred to the HACoLA for further assistance.

The Assistance Directory at the Burns Community Center enables staff to assist the low-income individuals and families, especially extremely low-income individuals and families, who are likely to become homeless or who are receiving assistance from public or private agencies to address housing, health, social services, employment, education or youth needs.

**Discussion**

See discussion above

<b>One year goals for the number of households to be provided housing through the use of HOPWA for:</b>
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family
Tenant-based rental assistance
Units provided in housing facilities (transitional or permanent) that are being developed, leased, or operated
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds
<b>Total</b>

## AP-75 Barriers to affordable housing – 91.220(j)

### Introduction

A variety of factors adds to the cost of housing in Lakewood and constrains the provision of affordable units. These include market, governmental, infrastructure and environmental constraints. While the City may have no direct control over most of these issues, policies, programs, and ordinances may be adopted that can influence property values.

**Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

Lower housing costs can be achieved with the following factors: a) reduction in amenities and quality of building materials; b) availability of skilled construction workers who will work for less than union wages; c) use of manufactured housing, such as mobile homes and modular homes. However, because these costs are all market driven (including labor), it is very difficult to control the costs or reduce them.

Two common methods for addressing actual and projected inadequacies in public facilities, services, and/or infrastructure, are dedications and in-lieu fees. In Lakewood, dedications typically come in the form of street dedications. The cost to a developer for street dedications is very low, usually consisting of only a minimal Los Angeles County Recorder's fee. Infrequently, the services of a civil engineer may be necessary to prepare a legal description of the land to be dedicated. The loss of acreage available for development reduces the developer's flexibility in project design options and may also be a constraint.

All visitors to the Community Development Department are informed that they are entitled to request a reasonable accommodation with respect to zoning, permit processing and building code standards if they feel that they qualify for such an accommodation under the federal Fair Housing Act, and that their requests will be reviewed by City staff. The request will be approved or denied once the Department has made determinations as to the following:

- The qualifying status of the individual,
- The necessity of the accommodation, and
- The financial or administrative burden on the City.

### Discussion

The City is committed to addressing the negative effects of public policies over which it has control. In order to promote integration and prevent low income concentrations, the City has designed its affordable housing programs to be available Citywide. This priority also serves to make sure that the City does not have any policies, rules, or regulations that would lead to minority or racial concentrations.

Since 1989, Lakewood has demonstrated a willingness to encourage housing development of all types. It has approved several zone changes including C-4 (General Commercial) to MFR (Multiple Family Residential) to allow for the building of a 201-unit senior citizen apartment complex in 1989, M-1 (Light Manufacturing) to PDSF (Planned Development Single Family), to allow for the building of 184 single family residences in 1994, OS (Open Space) to MFR, to allow for the building of a 85-unit senior citizen apartment complex in 1996, C-4 to MFR, to allow for the conversion of the Cloud Motel into apartments in 1999, and Code amendments to allow for development of a variety of housing types, including those that benefit low and moderate income people. The City makes an effort to fast track projects and process permits in a timely manner. The City intends to maintain its current posture of openness and willingness to consider new ideas and eliminate any regulatory barriers under its control in the provision of a variety of housing to meet the needs of all income groups.

During the next year, the City will continue to work cooperatively within existing legislatively mandated constraints to develop or encourage public policies that foster affordable housing development and assistance.

## AP-85 Other Actions – 91.220(k)

### Introduction

The City continues to address obstacles to meeting underserved needs, to foster and maintain affordable housing, to reduce lead-based paint hazards, to reduce the number of poverty-level families, to develop institutional structure, enhance coordination between public and private housing and social service agencies. These efforts are discussed in more detail below:

#### **Actions planned to address obstacles to meeting underserved needs**

Like most communities, a major obstacle to meeting the needs of the community is funding. Over the years, community partnerships with county, state, and federal agencies have been integral to meeting the needs of the underserved community. During the FY 2015-2016 program year, the City intends to aggressively continue these relationships as well as foster new ones to ensure that the needs of the community are adequately fulfilled.

The City promotes its housing and community service programs in the areas with the highest concentration of low and moderate income households to address the continuing needs of the underserved population. The City will use the Chamber of Commerce, local newspaper, City newsletter, and community events to promote these services. The City will continue to provide the services listed below for low and moderate income Renter Households and Owner-occupied Households.

#### **Actions planned to foster and maintain affordable housing**

As articulated in the Consolidated Plan, the City will implement Coordination with Los Angeles County Housing Authority and will collaborate with the Los Angeles County Community Development Department for the following actions to foster and maintain affordable housing:

- For mortgage assistance programs
- Coordination with neighborhood networks to elaborate on the needs of the community
- Code enforcement
- Home Improvement Programs
- Infrastructure improvements
- Provision of Fair Housing Services

#### **Actions planned to reduce lead-based paint hazards**

To reduce lead-based paint hazard in Lakewood, the City will continue to disseminate information and monitor the lead-poisoning data provided by the County. In addition, the City's Residential Rehabilitation Program will provide funding to low and moderate-income households in making necessary improvements and correcting code violations. Finally, the City will continue to attend HUD training on lead based paint reduction requirements and continue to evaluate City programs to address lead hazards.

### **Actions planned to reduce the number of poverty-level families**

A fundamental way to reduce poverty is through job creation and enhancement. There are a number of local, state and Federal programs that focus on job creation and retention. The most notable is the State of California's welfare reform plan, known as CalWORKS. CalWORKS is designed to move welfare recipients from dependency to self-sufficiency through employment and to divert potential recipients from dependency. Job related education and training are provided through the County of Los Angeles, Department of Public Social Services.

The County's Department of Public Social Services also administers various programs that provide cash aid and other benefits and services to individuals and families in need. These programs are designed to alleviate hardship and promote family health, personal responsibility, and economic independence. According to the County, the majority of persons who seek these programs are primarily in need of medical assistance and in-home support services.

### **Actions planned to develop institutional structure**

The institutions involved in carrying out the aforesaid Priority actions include the Lakewood Community Development Department, the Housing Authority of the County of Los Angeles, and private sector owners of rental property. The City, for its part, will promote and encourage fair housing, housing assistance and single-family home rehabilitation through:

- Continued utilization of the services of a Fair Housing Contractor or organization to promote, educate and enforce fair housing in the community.
- Continued use of the Los Angeles County Housing Authority to refer residents who are interested in receiving affordable housing assistance.
- Continued use of CDBG funds to assist low income homeowners in rehabilitating their homes and in eliminating substandard conditions. The City will continue to encourage the Single Family Residential Rehabilitation Loan Program by advertising in local publications to attract qualified applicants.

The programs mentioned herein are not in need of remedial actions. Therefore, no remedial actions are planned at this time.

### **Actions planned to enhance coordination between public and private housing and social service agencies**

The City's housing programs, which will be administered over the next year, are limited by resources to housing rehabilitation and rental assistance (Section 8). These two programs do not require a lot of coordination efforts.

The Single Family Residential Rehabilitation Loan and Fix-Up Paint-Up Grant Program are funded with Housing Successor Agency Loan Payback funds. The Section 8 Existing Housing Program is federally funded and is administered entirely by Housing Authority of County of Los Angeles. City staff continues

to refer residents who are interested in affordable housing to contact HACOLA.

No other special coordination efforts will be required during the next Federal Fiscal Year to administer these programs.

#### Discussion

See discussion above

## Program Specific Requirements

### AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

#### Introduction

The sole source of projected program income for the City of Lakewood is rehabilitation loan payback. The City has consistently received approximately \$30,000 per year in loan payback and we anticipate this number to stay consistent.

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	30,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>30,000</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

#### Discussion

The rules governing CDBG allow up to 30% of the City's annual allocation to be used to alleviate emergency conditions that pose a serious threat and immediate threat to the health or welfare of the community. The condition must be of recent origin (generally within the past 18 months).

None of the activities on the following pages are qualified for, nor are intended to meet an urgent need, as defined. However, this plan makes the following provision for emergency utilization of CDBG funds to meet an urgent need that could arise.

In the event of an emergency, CDBG funds may be reprogrammed by action of the City Council to meet an urgent need. Such reprogramming is hereby pre-authorized without having to amend this plan or provide an additional citizen comment period before the funds are utilized.



# CITY OF LAKEWOOD 2015-2020 CONSOLIDATED PLAN

CDBG Grantee Number: B-08-MC-08-0521  
DUNS Number: 076943638

MAY 2015

CITY OF LAKEWOOD  
5050 N. CLARK AVE.  
LAKEWOOD, CA 90712

## Executive Summary

### AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

#### 1. Introduction

The FY 2015-2016 Action Plan (“Action Plan”) for the City of Lakewood (“City”) satisfies the statutory Department of Housing and Urban Development (HUD) requirements for the Community Development Block Grant Program (CDBG). The Action Plan is prepared as an annual implementing tool for the 2015-2020 Consolidated Plan to establish current year priorities, resources and strategies.

The City is an entitlement community for the CDBG Program. The CDBG Program is authorized under Title I of the Housing and Community Development Act of 1974, as amended. Pursuant to the Act, the primary objective of the CDBG Program is to develop viable urban communities by providing decent housing, promoting a suitable living environment, and expanding economic opportunities, primarily for low and moderate income persons. To achieve these goals, CDBG activities must meet at least one of the three national objectives:

- Benefit low to moderate income persons.
- Aid in the prevention of slum and blight.
- Meet other community development needs having a particular urgency.

CDBG activities implemented by the City are used to pursue the above-listed statutory goals for CDBG as detailed by the community development and housing programs listed in the City’s FY 2015-2020 Consolidated Plan. These activities are designed to improve Lakewood’s neighborhoods and increase its capacity to address the needs of low and moderate income households, including special needs groups, seniors, and persons with disabilities.

The FY 2015-2016 Action Plan (“Action Plan”) for the City of Lakewood (“City”) satisfies the statutory Department of Housing and Urban Development (HUD) requirements for the Community Development Block Grant Program (CDBG). The Action Plan is prepared as an annual implementing tool for the 2015-2020 Consolidated Plan to establish current year priorities, resources and strategies.

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- Benefit low to moderate income persons.
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- Meet other community development needs having a particular urgency.

CDBG activities implemented by the City are used to pursue the above-listed statutory goals for CDBG as detailed by the community development and housing programs listed in the City's FY 2015-2020 Consolidated Plan. These activities are designed to improve Lakewood's neighborhoods and increase its capacity to address the needs of low and moderate income households, including special needs groups, seniors, and persons with disabilities.

The Action Plan provided herein (FY 2015-2016) represents the City's fifth year increment of the FY 2015-2020 Consolidated Plan. The Action Plan provides a directory of programs and actions and projects to be undertaken by the City to address the priority needs and specific objectives of the FY 2015-2020 Consolidated Plan. The Action Plan identifies anticipated levels of funding for the program year, describes the geographic distribution of funds and provides the rationale used.

**2. Summarize the objectives and outcomes identified in the Plan**

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Lakewood has prepared a strategy for addressing the housing and community development needs described in the Consolidated Plan during the next five years. By law, the strategy must be designed to achieve the following, principally for low and moderate-income households:

- Provide decent housing;
- Promote a suitable living environment; and
- Expand economic opportunities.

The plan also addresses:

- Elimination of slums and blight.
- Elimination of conditions which are detrimental to health, safety, and public welfare.
- Conservation and expansion of housing stock.
- Expansion and improvement of the quantity and quality of community services.
- Better utilization of land and other natural resources.
- Reduction of the isolation of income groups within communities/geographical areas.
- Alleviation of physically and economically distressed areas.

For more details regarding the specific listed objectives and outcome identified in this Plan, please see Section III: Housing and Community Development Strategic Plan. This section discusses the goals, policies, and quantified objectives of the community as listed in the City's Housing Element as well as other Lakewood Planning and policy documents.

### 3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The Lakewood Consolidated Plan embodies the City's current Housing Element. Much of the background data, housing issues, goals, objectives, policies and programs of the Consolidated Plan are consistent with the Housing Element, which was last updated on August 13, 2013. The 2010 US Census and updated data from the 2008-2012 American Community Survey were also used to accurately reflect current demographics and market and inventory conditions. Based upon the Housing Element's goals and objectives, they are then carried forward into the Consolidated Plan as well as the Annual Action Plan for implementation.

### 4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City has developed a detailed Citizen Participation Plan, which encourages the participation of all citizens and emphasizes the involvement of low to moderate income persons, particularly where housing and community development funds are spent. The citizen participation process includes a public review period of a minimum of 30 days to obtain citizen input on the projects or strategy proposed. The Citizen Participation Plan is available for public inspection through the Department, Lakewood's City Clerk's Office, and the Angelo M. Iacoboni Library.

In accordance with the Lakewood Citizen Participation Plan, the following hearings were conducted for the development of the Action Plan:

- Public Hearing #1 (Planning and Environment Commission): March 5, 2015
- Public Hearing #2 (Lakewood City Council): April 14, 2015
- 30-Day Public Review Period: March 6, 2015 – April 14, 2015

On February 18, 2015, a notice was published in the Press Telegram announcing the public hearing before the Planning and Environment Commission on March 5, 2015 and announced a 30-day public comment period that will conclude on April 14, 2015. Public hearing notices were also posted in three locations within the City.

The Draft Action Plan was available for public review at the following locations:

- Lakewood City Hall, Community Development Department, 5050 Clark Avenue, Lakewood, CA 90712
- Lakewood City Hall, City Clerk's Office, 5050 Clark Avenue, Lakewood, CA 90712
- Angelo M. Iacoboni Library, 4990 N. Clark Avenue, Lakewood, CA 90712

The City welcomed any written recommendations, suggestions, or other input. Any opinions or comments related to the Action Plan were to be addressed to the following person:

Sonia Dias Southwell, AICP Director of Community Development City of Lakewood 5050 North Clark Avenue Lakewood, CA 90712 (562) 866-9771 extension 2301.

#### **5. Summary of public comments**

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

The City of Lakewood did not received any public comments related to the Annual Action Plan.

#### **6. Summary of comments or views not accepted and the reasons for not accepting them**

The City of Lakewood did not received any public comments related to the Annual Action Plan and there did not reject any comments.

#### **7. Summary**

See comments above

**PR-05 Lead & Responsible Agencies – 91.200(b)**

**1. Agency/entity responsible for preparing/administering the Consolidated Plan**

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	LAKEWOOD	Community Development Department

Table 1 – Responsible Agencies

**Narrative (optional)**

**Consolidated Plan Public Contact Information**

Sharon L. Guidry

Neighborhood Preservation Manager

5050 Clark Avenue

Lakewood, CA 90712

562-866-9771 ext. 2324

## AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

### 1. Introduction

The Consolidated Plan was prepared by the Lakewood Community Development Department (Department). In preparing the Plan, input was sought from a variety of public agencies and non-profit and for-profit housing groups to determine the housing needs for the community. The Department facilitated consultation with, and participation of, public and private social and homeless services agencies as well as citizens concerned with these services.

**Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))**

The Lakewood Consolidated Plan embodies the City’s current Housing Element. Much of the background data, housing issues, goals, objectives, policies and programs of the Consolidated Plan are consistent with the Housing Element, which was last updated on August 13, 2013. The 2010 US Census and updated data from the 2008-2012 American Community Survey were also used to reflect current demographics and market and inventory conditions. In addition, other widely used documents were also used in the development of the Consolidated Plan:

- US Census Bureau, 2000 and 2010 Summary Files 1, 2, 3, 4
- 2008-2012 American Community Survey 5-Year Estimate
- US Department of Housing and Urban Development, CHAS Databook, 2010 Census.
- Lakewood General Plan
- Lakewood Housing Element 2008-2014, August 2013
- Lakewood Zoning Code
- State of California Department of Finance, 2014 Population and Housing Estimates
- Lakewood Community Development Department  
Lakewood Housing Authority  
Southern California Association of Governments  
Department of Housing and Urban Development  
Fair Housing Consultants, Inc.  
County of Los Angeles Department of Health Services  
-- Child and Adolescent Health Program  
Gateway Cities Council of Governments  
Los Angeles County Department of Health Services

**Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.**

The City will continue to work with LAHSA to address homeless issues in the area through the Continuum of Care Model. Though the City has a homeless presence, there are residents at risk of

becoming homeless due to current economic problems, housing market downturn, poverty, domestic violence, drug and alcohol abuse, AIDS or HIV, and other special circumstances.

The Continuum of Care Model for Los Angeles County includes outreach, intake assessment, emergency shelter, transitional housing, permanent supportive housing, permanent housing, employment services and other supportive services. A recent analysis of the Continuum of Care Model has identified the following gaps in service within the County: permanent housing, transitional housing, and supportive services. These gaps are particularly prevalent in the southeast Los Angeles region among African Americans, middle-aged men, female-headed families, and substance abusers. The City will generally support applications for programs and resources for eligible non-profits and other entities when the application is limited to such entities. However, when the jurisdiction is also an eligible applicant, it will take the lead and apply directly for funding.

A 2011 study by LAHSA shows that there are 8,359 transitional housing beds available in Los Angeles County. The City will continue its work with community non-profit groups and community based organizations interested in providing transitional housing services to the homeless. The City does not directly provide transitional housing for the homeless; however, the City will continue to coordinate efforts to provide information and resources for transitional housing through the Burns Community Center. Also they will continue to provide support services such as job training and counseling. The County of Los Angeles also offers an array of work training programs, housing placement assistance, and other support resources.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

The City of Lakewood does not receive ESG funds.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities**

Table 2 – Agencies, groups, organizations who participated

1	<p><b>Agency/Group/Organization</b></p> <p>LAHSA</p>	<p><b>Agency/Group/Organization Type</b></p> <p>Services-homeless</p>
	<p><b>What section of the Plan was addressed by Consultation?</b></p> <p>The Process</p>	<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p> <p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
2	<p><b>Agency/Group/Organization</b></p> <p>COMMUNITY FAMILY GUIDANCE</p>	<p><b>Agency/Group/Organization Type</b></p> <p>Services-Children</p>
	<p><b>What section of the Plan was addressed by Consultation?</b></p> <p>The Process</p>	

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
<p><b>3 Agency/Group/Organization</b></p>	<p>PATHWAYS VOLUNTEER HOSPICE</p>
<p><b>Agency/Group/Organization Type</b></p>	<p>Services-Elderly Persons Services-Persons with Disabilities</p>
<p><b>What section of the Plan was addressed by Consultation?</b></p>	<p>The Process</p>

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
<p><b>4 Agency/Group/Organization</b></p>	<p>HUMAN SERVICES ASSOCIATION</p>
<p><b>Agency/Group/Organization Type</b></p>	<p>Services-Elderly Persons</p>
<p><b>What section of the Plan was addressed by Consultation?</b></p>	<p>The Process</p>

<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>	<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>
<p>5</p>	<p><b>Agency/Group/Organization</b></p>
<p>Gateway Connections- Long Beach</p>	<p><b>Agency/Group/Organization Type</b></p>
<p>Services-homeless</p>	<p><b>What section of the Plan was addressed by Consultation?</b></p>
<p>The Process</p>	

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The City of Lakewood identifies and addresses the human service needs of residents by providing services, collaborating with other agencies and networking with colleagues who are delivering services in the community. Several times annually city staff coordinates a Lakewood Human Services Agency meeting inviting various community service organizations to come together to meet and exchange ideas and information. Agencies that are invited to attend include Community Family Guidance Center; Homeless Outreach staff from the City of Long Beach Multi-Service Center; Pathways Volunteer Hospice; Su Casa Family Crisis and Support Center; Human Services Association; Long Beach Non-Profit Partnership; Retired Senior Volunteer Program (RSVP); Lakewood Meals on Wheels; and Wise and Healthy Aging Ombudsman. This round-table meeting provides the opportunity for human service providers to give up-to-date information on any new programs and services or share any issues and/or concerns. The meeting location rotates so that attendees have an opportunity to visit the location of other non-profit agencies in the community.</p>
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**Identify any Agency Types not consulted and provide rationale for not consulting**

<p style="text-align: justify;"><span style="font-family: 'Calibri', sans-serif;">Public Housing Agencies were not consulted since the City does not have any Public Housing agencies within its jurisdiction.</span></p></p>

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care		

Table 3 – Other local / regional / federal planning efforts

**Narrative (optional)**

**AP-12 Participation – 91.105, 91.200(c)**

- Summary of citizen participation process/Efforts made to broaden citizen participation  
Summarize citizen participation process and how it impacted goal-setting**

The City has developed a detailed Citizen Participation Plan, which encourages the participation of all citizens and emphasizes the involvement of low to moderate income persons, particularly where housing and community development funds are spent. The citizen participation process includes a public review period of a minimum of 30 days to obtain citizen input on the projects or strategy proposed. The Citizen Participation Plan is available for public inspection through the Department, Lakewood’s City Clerk’s Office, and the Angelo M. Iacoboni Library.

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Public Meeting	All citizens are encouraged to participate	The City did not receive any public input on the plan. There was 0 people in attendance at the public meetings.	No Comments received.	The City did not receive any comments therefore no comments were rejected.	

**Table 4 – Citizen Participation Outreach**



## Expected Resources

### AP-15 Expected Resources -- 91.220(c) (1, 2)

#### Introduction

A variety of local, state and Federal programs are available to cities to help them achieve their housing and community development goals. Many of these programs are competitive and contingent on the demographics or low income status of the community. The low concentration of low income persons in Lakewood often limits the City's opportunity to apply for programs. The following chart summarizes these programs.

#### Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1			Expected Amount Available Remainder of ConPlan \$	Narrative Description	
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$			Total: \$
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	539,459	30,000	0	569,459	0	

Table 5 - Expected Resources -- Priority Table

**Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied**

Lakewood's sole funding source is CDBG, therefore, leveraging additional resources and satisfying matching requirements in non-applicable to Lakewood.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City of Lakewood operates many of the CDBG funded programs from City property. For example, Meals on Wheels is operated out of the Burn's Center and LAHSA homeless count is operated out of the Mayfair Park Swim Pavilion.

**Discussion**

See discussion above

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

#### Goals Summary Information

No Goals Found

Table 6 – Goals Summary

#### Goal Descriptions

Table 7 – Goal Descriptions

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b):

The City of Lakewood does not received HOME funds.

## AP-35 Projects – 91.220(d)

### Introduction

Included in this Action Plan is a Listing of Proposed Projects identifying activities that will be undertaken during the FY 2015-2016 using CDBG funds. Anticipated accomplishments for each activity are also listed. All activities are expected to start and/or be completed during FY 2015-2016. Each activity identified in the following table includes a description of the FY 2015-2020 Consolidated Plan priority and local Action Plan objectives that will be addressed during the FY 2015-2016

City of Lakewood

### Proposed 2015-2016 CDBG Projects

#	Project Name
1	Palms Park Improvements

Table 8 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The Lakewood five-year Consolidated Plan covers the period of July 1, 2015, through June 30, 2020. In it, the following priorities are identified.

- PRIORITY 1: Provide Housing Preservation and Improvement
- PRIORITY 2: Provide for Housing Development
- PRIORITY 3: Provide Housing Assistance
- PRIORITY 4: Encourage Equal Housing Opportunity
- PRIORITY 5: Improve and Provide Public and Community Facilities and Make Necessary Infrastructure Improvements to Serve Low and Moderate Income Persons
- PRIORITY 6: Provide Needed Community Services for Low and Moderate Income Persons and Special Needs Groups
- PRIORITY 7: Provide Assistance to the Continuum of Care
- PRIORITY 8: Provide for the Economic Development Needs of the Community

These priorities are consistent with the City's Housing Element and the General Plan. To develop these priorities, the City encouraged public participation process, prior to and during the development of the

Consolidated Plan. In addition, the City consulted with outside agencies and service providers to determine the extent of need. Input from these various sources is the culmination of the Consolidated Plan.

According to the 2000 Census, the City has about 26.3% of its households earning low and moderate incomes. Among the household types, an average of 62% of the low and moderate income households experienced some type of housing issue. Approximately 56% had overpayment issues greater than 30% of their annual income. Also 22% of the households had a cost burden greater than 50% of their annual income. The housing assistance needs of renters were much greater than owners, despite the ratio of 72% homeowner units to 28% of rental units in Lakewood. The biggest impact in Lakewood is the housing cost burden to the extremely low income, particularly for renter (96.9%) and owner (100%) households of five or more persons. Small households consisting of 2 to 4 members reported the lowest incidence of housing problems.

Projects

AP-38 Projects Summary  
Project Summary Information

Table 9 – Project Summary

1	<b>Project Name</b>	Palms Park Improvements
	<b>Target Area</b>	5550.02 5550.01 5551.02 5551.03
	<b>Goals Supported</b>	
	<b>Needs Addressed</b>	
	<b>Funding</b>	:
	<b>Description</b>	This project will provide for the replacing of windows, refurbishing the lobby, applying an anti-graffiti coating to gymnasium masonry walls, replacing the flooring in the gymnasium and renovating the existing parking lot to comply with ADA standards.
	<b>Target Date</b>	12/31/2015
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	

## AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The geographic areas of entitlement include six Census Tracts where the majority of land is dedicated to residential uses and are populated with low-income families. While there are 102 parcels of land zoned for commercial uses, there are 958 parcels of land that are zoned Multiple-Family Residential and 5,037 parcel zoned Single-Family Residential.

Each of these Tracts have concentrations of African Americans, Asian Americans, and Hispanics that are greater than the LA County average (9.9% - 19.7%). African Americans and Asian Americans are reported in most Census Tracts to have high concentrations, more than double the average of LA County (19.8%).

The allocation of funds is evenly distributed to the targeted Census Tracts.

### Geographic Distribution

Target Area	Percentage of Funds
5550.02	12
5550.01	12
5551.02	12
5551.03	12
5707.02	12
5707.01	12

Table 10 - Geographic Distribution

## Rationale for the priorities for allocating investments geographically

Lakewood's Housing and Community Development Strategy includes general priorities for allocating funds geographically in the City; the rationale for assigning the priority; the quantifiable objective to meet the priority; the funding sources used to meet the objective; and the activities approved to meet the objectives. To prevent the concentration of low-income persons, the majority of the City's programs are provided throughout the City and marketed to all neighborhood areas. However, based on federal eligibility issues for low-income households, some areas of the City may experience greater CDBG investment than others.

HUD defines a community's priority need levels as follows:

- *High Priority:* Activities to address this need will be funded by the City during the five-year period.
- *Medium Priority:* If funds are available, activities to address this need may be funded during the five-year period. Also, the City may take other actions to help this group locate other sources of funds.
- *Low Priority:* The City will not directly fund activities using funds to address this need during the five-year period, but other agencies' applications for federal assistance might be supported and found to be consistent with this plan.
- *No Such Need:* The City finds there is no need or that this need is already substantially addressed. The City will not support other entities applications for federal assistance for activities where no such need has been identified.

The Lakewood Consolidated Plan Strategy is outlined and presented as follows:

- Affordable Housing, Homeless, and Other Special Needs Strategy
- Non-Housing Community Development Strategy Plan
- Summary of Eligible Housing and Non-Housing Community Development Block Grant

### Activities

- Anti-Poverty Strategy
- Reduction of Barriers to Affordable Housing
- Institutional Structure and Intergovernmental Cooperation

### Discussion

See above discussion

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

Preservation and improvement of the existing housing stock, particularly housing that is affordable to low- and moderate-income households, is an essential element of meeting the housing needs of the community. It is important to the health, safety, and welfare of the City's residents that their dwellings be maintained. Proper maintenance helps preserve and protect the home while providing a decent and suitable living environment. The following goals, policies and quantified objectives shall guide the on-going preservation and improvements of the City's existing housing stock.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	16
Special-Needs	500
Total	516

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	16
Acquisition of Existing Units	0
Total	16

Table 12 - One Year Goals for Affordable Housing by Support Type

#### Discussion

The number of homeless households the City intends to support for the upcoming year are based on the 2015 homeless count conducted in January. Approximately 66 homeless people live in Lakewood. City staff is dedicated to assisting those individuals in connecting with the proper agencies for homeless resources.

Through federal and state funding, the City is able to provide ten rehabilitation loans and 6 grants to Lakewood residents who qualify for such assistance. Amongst other qualifications, residents who receive funding for this program are low-income residents.

## AP-60 Public Housing – 91.220(h)

### Introduction

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### Actions planned during the next year to address the needs to public housing

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### Actions to encourage public housing residents to become more involved in management and participate in homeownership

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

### Discussion

The City of Lakewood does not have public housing units located within city limits. The City continues its participation of the Section Housing Voucher Program through the County of Los Angeles.

## AP-65 Homeless and Other Special Needs Activities – 91.220(i)

### Introduction

The City of Lakewood participates in the Los Angeles Continuum of Care to address the needs of the homeless in a continuum of care model. This model includes the following components: outreach intake assessment, emergency shelter, transitional housing, permanent supportive housing, and employment support services.

**Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including:**

**Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

The City of Lakewood participates in the Los Angeles Continuum of Care to address the needs of the homeless in a continuum of care model. This model includes outreach intake assessment, emergency shelter, transitional housing, permanent supportive housing, and employment services. The City of Lakewood will continue participating in the Los Angeles Continuum of Care.

**Addressing the emergency shelter and transitional housing needs of homeless persons**

In February 2012, the City amended the Zoning Ordinance to permit emergency shelters by right in the M-2 zone. This is to comply with State law (SB2) requiring that a zone be identified to permit emergency shelters by right. This was also identified as a program in the certified Housing Element.

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

The Gateway Cities Council of Governments COG program and the SPA 8 Coordinated Entry System provide services to those experiencing homelessness in Lakewood. Services are aimed at reducing homelessness through coordination with Lakewood's human service providers, COG outreach, case management and linkages to permanent housing placement.

Services begin with outreach and continue up to 6 months after a person is permanently housed. Activities in the outreach phase are focused on decreasing the barriers to housing and include: Housing location and re-location assistance, move in assistance, assistance with subsidy and lease compliance i.e.

annual reviews, inspections, income reporting, and community Re-integration activities surrounding good neighbor policies, support groups in the area, age related services like senior centers, community class offerings and social events.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

In Lakewood, some of the most “at risk” of homelessness are the low income households that pay more than 30 percent or 50 percent of their income on housing expenses. Any disruption to their income, such as the loss of employment, a rent increase, or medical expenses, could impair their ability to pay for housing.

The at-risk population also include persons who are in danger of residing in shelters or being unsheltered. This is due primarily to the lack of permanent housing and the absence of an adequate support network, such as parental family or relatives whose homes they could temporarily reside. These individuals, especially those being released from the penal, mental, or substance abuse facilities, and some foster homes require a variety of services including counseling, rental assistance and job training to help them make a positive transition into society.

Section 8 Housing Choice Voucher Program was voluntarily transferred back to the Housing Authority of the County of Los Angeles (HACoLA) as of July 1, 2011. Residents on the program’s waiting list who are seeking Section 8 Housing Assistance are still given priority over non-residents, even though affordable housing within the city limits is difficult to find. New potential participants who are not currently on the waiting list are referred to the HACoLA for further assistance.

The Assistance Directory at the Burns Community Center enables staff to assist the low-income individuals and families, especially extremely low-income individuals and families, who are likely to become homeless or who are receiving assistance from public or private agencies to address housing, health, social services, employment, education or youth needs.

## Discussion

See discussion above

<b>One year goals for the number of households to be provided housing through the use of HOPWA for:</b>
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family
Tenant-based rental assistance
Units provided in housing facilities (transitional or permanent) that are being developed, leased, or operated
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds
<b>Total</b>

## AP-75 Barriers to affordable housing – 91.220(j)

### Introduction

A variety of factors adds to the cost of housing in Lakewood and constrains the provision of affordable units. These include market, governmental, infrastructure and environmental constraints. While the City may have no direct control over most of these issues, policies, programs, and ordinances may be adopted that can influence property values.

**Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

Lower housing costs can be achieved with the following factors: a) reduction in amenities and quality of building materials; b) availability of skilled construction workers who will work for less than union wages; c) use of manufactured housing, such as mobile homes and modular homes. However, because these costs are all market driven (including labor), it is very difficult to control the costs or reduce them.

Two common methods for addressing actual and projected inadequacies in public facilities, services, and/or infrastructure, are dedications and in-lieu fees. In Lakewood, dedications typically come in the form of street dedications. The cost to a developer for street dedications is very low, usually consisting of only a minimal Los Angeles County Recorder's fee. Infrequently, the services of a civil engineer may be necessary to prepare a legal description of the land to be dedicated. The loss of acreage available for development reduces the developer's flexibility in project design options and may also be a constraint.

All visitors to the Community Development Department are informed that they are entitled to request a reasonable accommodation with respect to zoning, permit processing and building code standards if they feel that they qualify for such an accommodation under the federal Fair Housing Act, and that their requests will be reviewed by City staff. The request will be approved or denied once the Department has made determinations as to the following:

The qualifying status of the individual,

The necessity of the accommodation, and

The financial or administrative burden on the City.

### Discussion

The City is committed to addressing the negative effects of public policies over which it has control. In order to promote integration and prevent low income concentrations, the City has designed its

affordable housing programs to be available Citywide. This priority also serves to make sure that the City does not have any policies, rules, or regulations that would lead to minority or racial concentrations.

Since 1989, Lakewood has demonstrated a willingness to encourage housing development of all types. It has approved several zone changes including C-4 (General Commercial) to MFR (Multiple Family Residential) to allow for the building of a 201-unit senior citizen apartment complex in 1989, M-1 (Light Manufacturing) to PDSF (Planned Development Single Family), to allow for the building of 184 single family residences in 1994, OS (Open Space) to MFR, to allow for the building of a 85-unit senior citizen apartment complex in 1996, C-4 to MFR, to allow for the conversion of the Cloud Motel into apartments in 1999, and Code amendments to allow for development of a variety of housing types, including those that benefit low and moderate income people. The City makes an effort to fast track projects and process permits in a timely manner. The City intends to maintain its current posture of openness and willingness to consider new ideas and eliminate any regulatory barriers under its control in the provision of a variety of housing to meet the needs of all income groups.

During the next year, the City will continue to work cooperatively within existing legislatively mandated constraints to develop or encourage public policies that foster affordable housing development and assistance.

## AP-85 Other Actions – 91.220(k)

### Introduction

The City continues to address obstacles to meeting underserved needs, to foster and maintain affordable housing, to reduce lead-based paint hazards, to reduce the number of poverty-level families, to develop institutional structure, enhance coordination between public and private housing and social service agencies. These efforts are discussed in more detail below:

#### **Actions planned to address obstacles to meeting underserved needs**

Like most communities, a major obstacle to meeting the needs of the community is funding. Over the years, community partnerships with county, state, and federal agencies have been integral to meeting the needs of the underserved community. During the FY 2015-2016 program year, the City intends to aggressively continue these relationships as well as foster new ones to ensure that the needs of the community are adequately fulfilled.

The City promotes its housing and community service programs in the areas with the highest concentration of low and moderate income households to address the continuing needs of the underserved population. The City will use the Chamber of Commerce, local newspaper, City newsletter, and community events to promote these services. The City will continue to provide the services listed below for low and moderate income Renter Households and Owner-occupied Households.

#### **Actions planned to foster and maintain affordable housing**

As articulated in the Consolidated Plan, the City will implement Coordination with Los Angeles County Housing Authority and will collaborate with the Los Angeles County Community Development Department for the following actions to foster and maintain affordable housing:

- For mortgage assistance programs
- Coordination with neighborhood networks to elaborate on the needs of the community
- Code enforcement
- Home Improvement Programs
- Infrastructure improvements
- Provision of Fair Housing Services

#### **Actions planned to reduce lead-based paint hazards**

To reduce lead-based paint hazard in Lakewood, the City will continue to disseminate information and monitor the lead-poisoning data provided by the County. In addition, the City's Residential Rehabilitation Program will provide funding to low and moderate-income households in making necessary improvements and correcting code violations. Finally, the City will continue to attend HUD

training on lead based paint reduction requirements and continue to evaluate City programs to address lead hazards.

#### **Actions planned to reduce the number of poverty-level families**

A fundamental way to reduce poverty is through job creation and enhancement. There are a number of local, state and Federal programs that focus on job creation and retention. The most notable is the State of California's welfare reform plan, known as CalWORKS. CalWORKS is designed to move welfare recipients from dependency to self-sufficiency through employment and to divert potential recipients from dependency. Job related education and training are provided through the County of Los Angeles, Department of Public Social Services.

The County's Department of Public Social Services also administers various programs that provide cash aid and other benefits and services to individuals and families in need. These programs are designed to alleviate hardship and promote family health, personal responsibility, and economic independence. According to the County, the majority of persons who seek these programs are primarily in need of medical assistance and in-home support services.

#### **Actions planned to develop institutional structure**

The institutions involved in carrying out the aforesaid Priority actions include the Lakewood Community Development Department, the Housing Authority of the County of Los Angeles, and private sector owners of rental property. The City, for its part, will promote and encourage fair housing, housing assistance and single-family home rehabilitation through:

- Continued utilization of the services of a Fair Housing Contractor or organization to promote, educate and enforce fair housing in the community.
- Continued use of the Los Angeles County Housing Authority to refer residents who are interested in receiving affordable housing assistance.
- Continued use of CDBG funds to assist low income homeowners in rehabilitating their homes and in eliminating substandard conditions. The City will continue to encourage the Single Family Residential Rehabilitation Loan Program by advertising in local publications to attract qualified applicants.

The programs mentioned herein are not in need of remedial actions. Therefore, no remedial actions are planned at this time.

#### **Actions planned to enhance coordination between public and private housing and social service agencies**

The City's housing programs, which will be administered over the next year, are limited by resources to

housing rehabilitation and rental assistance (Section 8). These two programs do not require a lot of coordination efforts.

The Single Family Residential Rehabilitation Loan and Fix-Up Paint-Up Grant Program are funded with Housing Successor Agency Loan Payback funds. The Section 8 Existing Housing Program is federally funded and is administered entirely by Housing Authority of County of Los Angeles. City staff continues to refer residents who are interested in affordable housing to contact HACOLA.

No other special coordination efforts will be required during the next Federal Fiscal Year to administer these programs.

### **Discussion**

See discussion above

## Program Specific Requirements

### AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

#### Introduction

The sole source of projected program income for the City of Lakewood is rehabilitation loan payback. The City has consistently received approximately \$30000 per year in loan payback and we anticipate this number to stay consistent.

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	30,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>30,000</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

## Discussion

The rules governing CDBG allow up to 30% of the City's annual allocation to be used to alleviate emergency conditions that pose a serious threat and immediate threat to the health or welfare of the community. The condition must be of recent origin (generally within the past 18 months).

None of the activities on the following pages are qualified for, nor are intended to meet an urgent need, as defined. However, this plan makes the following provision for emergency utilization of CDBG funds to meet an urgent need that could arise.

In the event of an emergency, CDBG funds may be reprogrammed by action of the City Council to meet an urgent need. Such reprogramming is hereby pre-authorized without having to amend this plan or provide an additional citizen comment period before the funds are utilized.

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## **COUNCIL AGENDA**

November 17, 2015

**TO:** The Honorable Mayor and City Council

**SUBJECT:** Consideration of Rynerson Park Playground and Fitness Area Project

### **INTRODUCTION**

Lakewood was selected as one of ten California cities to receive the California Parks and Recreation Society (CPRS) Healthy Play Matching Grant. This grant will enable the city to install a new family play and fitness structure at Rynerson Park. CPRS and PlayCore have provided a one-to-one match toward the purchase of fitness and playground equipment.

PlayCore is the parent company of several play and recreation companies and is known for their educational research and programming as well as their diverse family of brands. The company believes in building stronger communities by advancing play through research, education, and partnerships.

### **STATEMENT OF FACT**

The three Rynerson Park playgrounds were installed in 1988 and are due for replacement. The new project will remove the current play equipment from all three playgrounds and four fitness stations at Rynerson. The new fitness and play zone will focus on healthy lifestyles for all ages featuring GameTime equipment. Aimed at families, one play structure will draw two to five year olds, while the other playground is for five to twelve year olds. Connecting the two playgrounds is a central fitness area for teens and adults.

The new equipment will serve as a PlayCore National Demonstration site. PlayCore will use the site for research, gaining practical applications of research-based principles to share with cities across the country. The play and fitness space focuses on “healthy play” incorporating the latest philosophies of activity for all ages. Research conducted by PlayCore, the Play On! Program, and SHAPE America has helped to provide a framework for this project.

GameTime, a PlayCore company, is a reputable and recognized brand of outdoor commercial playground equipment focused on enriching childhood through play, and working with communities in the thoughtful design of playgrounds. As part of the grant requirements, the purchase of the equipment will be a sole source purchase through GameTime. The grant provides a one-to-one match which, in essence, is a 50% discount on the cost of the play structure and fitness equipment.

GameTime was also awarded purchasing cooperative contract #110179 by U.S. Communities to provide safety surfacing and installation. The City of Lakewood is a member of the US Communities.

The timeline for the grant program is rather short. The equipment order must be placed by December 1, 2015 and the project must be completed by March 1, 2016. Our Purchasing Policy authorizes the purchase through any governmental entity, including other cities or special districts or cooperatives provided that the entity substantially adheres to our procedures for the purchase of supplies and equipment.

The total contract amount from Gametime is \$191,537.94 for the playground and fitness equipment, installation and required safety surfacing. This amount includes tax, freight and the grant credit of \$83,577.00 for equipment. The US Communities pricing has been applied on the installation and surfacing requirements.

In addition to the new playground equipment, the project concept requires the completion of a playground safety audit, the installation of playground sand, and site furnishings for an estimated total cost of \$13,300.00.

Since there are fairly substantial site improvements needed for the project, a Public Works bid and contract will be required. The site improvements will include demolition of all of the existing play area and fitness improvements, grading of additional area to form the new play area, construction of additional concrete walkways and curbs, and installation of an electrical grounding system to meet SCE's requirements. Architect Meyer and Associates will prepare the plans and specifications for this work under his on-call agreement for a not-to-exceed estimate of \$20,000.00, including his electrical engineering sub-consultant. Willdan has already prepared the necessary survey documents under their on-call agreement in the amount of \$2,900.00.

An estimate for the site work contract will not be available until the site plans have been developed, so an additional appropriation will be requested at the time of bid award. In the meantime, staff will also develop an estimate for other soft costs that may be associated with the project such as any permit fees, inspection and testing costs, and other miscellaneous expenses. At this time staff will request an appropriation for the engineering, survey, and purchase order costs that total approximately \$230,000.00.

Since the playground must be completed by March 1, 2016, staff has developed an aggressive schedule that will achieve that deadline, providing that we do not lose any significant construction time to bad weather. The survey work has been completed and the plans are due to be received in about two weeks. We will submit the plans immediately to SCE for review while we advertise the site work project for bids. We will open the bids on December 15, 2015, and will plan to award the bid at a Special Council Meeting called for shortly thereafter. We hope to begin construction immediately after the holiday season, or sooner, and we have allowed all of the month of January for construction of site improvements and February for installation of the equipment. Demolition of the other play areas and fitness equipment at Rynerson, and restoration of the demolished sites can take place after the grant deadline is met.

Consideration of Rynerson Park Playground and Fitness Area Project

November 17, 2015

Page 3

**RECOMMENDATION**

Staff recommends that the City Council:

- (1) Hold a public hearing and approve the purchase and installation of play and fitness equipment and surfacing at Rynerson Park at a contract price of \$191,537.94 from GameTime c/o Great Western Park and Playground.
- (2) Approve \$13,300.00 for the completion of a playground safety audit and the purchase of playground sand, and site furnishings for the new play space.
- (3) Authorize the preparation of the site plans in the not-to-exceed amount of \$20,000.00 by Meyer and Associates under their on-call agreement.
- (4) Authorize the preparation of the site survey for a cost of \$2,900.00 by Willdan under their on-call agreement.
- (5) Appropriate \$230,000.00 for the project from the reserve for capital improvements.

Lisa Rapp   
Director of Public Works

Howard L. Chambers   
City Manager

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**CITY OF LAKEWOOD SUCCESSOR AGENCY - PROJECT AREAS  
FUND SUMMARY 10/29/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 69 through 70. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

2902	ENFORCEABLE OBLIGATIONS	17,071.01
		<hr/>
		<b>17,071.01</b>

Council Approval

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Date

\_\_\_\_\_

City Manager

Attest

\_\_\_\_\_

City Clerk

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Director of Administrative Services

**CITY OF LAKEWOOD SUCCESSOR AGENCY - PROJECT AREAS  
SUMMARY CHECK REGISTER**

<u>CHECK #</u>	<u>CHECK DATE</u>	<u>VEND #</u>	<u>VENDOR NAME</u>	<u>GROSS</u>	<u>DISC.</u>	<u>CHECK AMOUNT</u>
69	10/29/2015	4659	CASE ANYWHERE LLC	120.00	0.00	120.00
70	10/29/2015	4428	COLANTUONO HIGHSMITH & WHATLEY	16,951.01	0.00	16,951.01
<b>Totals:</b>				<u>17,071.01</u>	<u>0.00</u>	<u>17,071.01</u>

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*Housing  
Successor*

**CITY OF LAKEWOOD SUCCESSOR AGENCY - HOUSING  
FUND SUMMARY 10/22/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 65 through 65. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

3901	HOUSING SUCCESSOR AGENCY	31.00
		<hr/>
		<b>31.00</b>

Council Approval

\_\_\_\_\_

Date

\_\_\_\_\_

City Manager

Attest

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City Clerk

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Director of Administrative Services

**CITY OF LAKEWOOD SUCCESSOR AGENCY - HOUSING  
SUMMARY CHECK REGISTER**

<u>CHECK #</u>	<u>CHECK DATE</u>	<u>VEND #</u>	<u>VENDOR NAME</u>	<u>GROSS</u>	<u>DISC.</u>	<u>CHECK AMOUNT</u>
65	10/22/2015	40572	CHICAGO TITLE CO	31.00	0.00	31.00
<b>Totals:</b>				<u>31.00</u>	<u>0.00</u>	<u>31.00</u>

**CITY OF LAKEWOOD SUCCESSOR AGENCY - HOUSING  
FUND SUMMARY 10/29/2015**

In accordance with section 2521 of the Lakewood Municipal Code there is presented herewith a summary of obligations to be paid by voucher 66 through 67. Each of the following demands has been audited by the Director of Administrative Services and approved by the City Manager.

3901	HOUSING SUCCESSOR AGENCY	36,000.00
		<hr/>
		<b>36,000.00</b>

Council Approval

\_\_\_\_\_

Date

\_\_\_\_\_

City Manager

Attest

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City Clerk

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Director of Administrative Services

**CITY OF LAKEWOOD SUCCESSOR AGENCY - HOUSING  
SUMMARY CHECK REGISTER**

<b>CHECK #</b>	<b>CHECK DATE</b>	<b>VEND #</b>	<b>VENDOR NAME</b>	<b>GROSS</b>	<b>DISC.</b>	<b>CHECK AMOUNT</b>
66	10/29/2015	4806	BIERMAN. KAREN &	18,000.00	0.00	18,000.00
67	10/29/2015	4807	HURLEY. CLAIRE & ELLA AND	18,000.00	0.00	18,000.00
<b>Totals:</b>				<u>36,000.00</u>	<u>0.00</u>	<u>36,000.00</u>