Minutes of
Bell City Council
Bell Community Redevelopment Agency
Bell Community Housing Authority

August 10, 2011
Closed Session – 2:00 PM
Open Session - 7:00 PM

Bell Community Center
6250 Pine Avenue

Meeting was called to order by Vice Mayor Harber at 2:06:37 PM.

2:06:49 PM Pledge of Allegiance led by Police Captain Tony Miranda.

2:07:13 PM Roll call of City Council in their capacities as Council members, Community Redevelopment Agency Members and Community Housing Authority Commissioners.

2:08:54 PM

Present:	Vice Mayor Harber, Councilwoman Alvarez and Councilman Valencia
Absent:	None
Also Present:	Interim Chief Administrative Officer Hampian, Assistant City Attorney Bertrand, City Clerk Valdez, Captain Miranda and City Engineer Alvarado

Communications From The Public on Closed Session Items

None.

Closed Session

2:07:56 PM The City Council and the related Authorities and Agencies recessed to a closed session at to confer with legal counsel regarding the following matters:

PUBLIC EMPLOYMENT
(Government Code Section 54957(b)(1))
Title: Interim Chief Administrative Officer (Longer Term)

CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Significant exposure to litigation
(Government Code Section 54956.9(b))
(Four (4) potential cases)

Councilwoman Quintana arrived at 2:25 PM.

Mayor Saleh arrived at 2:27 PM.

The City Council reconvened to open session at 7:04:17 PM.

7:04:20 PM Assistant City Attorney Bertrand provided a report from close session.

As to item 3.01 there was no reportable action. As to item 3.02 the item was moved after the open portion of the meeting.

Communications From The Public on Agenda Items Only

7:05:41 PM Douglas Swain, Bell High School, informed the City Council of the Bell High Alumni Golf tournament to be held on August 19, 2011.

7:09:11 PM Mayor and the City Council provided a proclamation to Mr. Swain.

7:10:14 PM Jose Moreno, commented on the public employment for the ICAO position, the budget and expressed concern about the budget for the Police Department. He also suggested to the Council to consider to lowering the wages, and benefits.

7:12:16 PM Mayor Saleh, responded to Mr. Moreno's comment.

7:13:23 PM Dr. Richard Espiritu, expressed concern about the appointment of the ICAO, the stock exchange, and the CRA loan.

Council Business

7:16:23 PM Discussion ensued among the City Council regarding the Treasurer's Quarterly report.

7:19:58 PM It was moved by Councilwoman Quintana, seconded by Vice Mayor Harber, to approve the Treasurer's Quarterly report ending March 31, 2011.

7:20:47 PM

Vote:	3-2
Yes:	Vice Mayor Harber, Councilwoman Alvarez and Councilwoman Quintana
No:	Mayor Saleh and Councilman Valencia
Abstained:	None
Absent:	None

Motion Passed.

7:21:17 PM Captain Finkelstein provided a staff report to the Council regarding the 2011 Justice Assistance Grant.

7:24:00 PM Discussion ensued among the City Council regarding the 2011 Justice Assistance Grant.

7:28:02 PM It was moved by Councilwoman Quintana, seconded by Councilwoman Alvarez, to receive and file the staff report regarding the 2011 Justice Assistance Grant.

7:28:33 PM

Vote:	5-0
Yes:	Mayor Saleh, Vice Mayor Harber, Councilwoman Alvarez, Councilwoman Quintana and Councilman Valencia
No:	None
Abstained:	None
Absent:	None

Motion Unanimously Passed.

7:28:39 PM Discussion ensued among the City Council regarding the warrants.

7:29:35 PM Vice Mayor Harber requested to pull warrant no. 48162 made payable to Southern California Edison.

7:30:59 PM Councilman Valencia also requested to pull check no. 48162 made payable to Southern California Edison from the warrants.

7:35:49 PM It was moved by Vice Mayor Harber, seconded by Councilwoman Alvarez, to approve the warrants dated July 27 2011 trough august 10, 2011 and pull warrant no. 48162 made payable to Southern California Edison.

7:36:00 PM

Vote:	5-0
Yes:	Mayor Saleh, Vice Mayor Harber, Councilwoman Alvarez, Councilwoman Quintana and Councilman Valencia
No:	None
Abstained:	None
Absent:	None

Motion Unanimously Passed.

Community Redevelopment Agency

7:38:42 PM It was moved by Agency Member Quintana, seconded by Vice Chair Haber, to approve warrants dated July 27, 2011 through August 10, 2011 and not approve the Reconsideration of warrant no. 5460.

7:38:38 PM

Vote:	5-0
Yes:	Chair Saleh, Vice Chair Harber, Agency Member Alvarez, Agency Member Quintana and Agency Member Valencia
No:	None
Abstained:	None
Absent:	None

Motion Unanimously Passed.

7:39:38 PM Assistant Agency Counsel Bertrand informed the Agency Members of laws changes that have been made in the past regarding the Redevelopment and that it will be brought at the meeting. One of the items would consist of a resolution extending the time for the city to take additional actions to preserve any redevelopment funds and receive a file accounting reports to certain actions the city must take to protect the CRA funds.

Community Housing Authority

It was moved by Commissioner Alvarez, seconded by Commissioner Valencia, to approve the warrants dated July 27, 2011 through August 10, 2011.

7:41:52 PM

Vote:	5-0
Yes:	Chair Saleh, Vice Chair Harber, Commissioner Alvarez, Commissioner Quintana and Commissioner Valencia
No:	None
Abstained:	None
Absent:	None

Motion Unanimously Passed.

7:42:05 PM Discussion ensued among the Community Housing Authority Commissioners regarding the maintenance agreement with Jaime Lepe for Janitorial Services at Bell Mobile Home Park and Florence Village.

7:43:24 PM Commissioner Quintana requested to change the term of the contract to a month to month term, have a consistency on page 36 on all the contracts being proposed, clarification on page 37 regarding the reimbursable expenses, expressed concern about section 4 regarding the insurance clause and section 5, questioned section 9.2 regarding the books and records and

wanted to verify if the city has done this, requested for the addresses to be provided on page 43 regarding the notices and address the compensation amount correctly.

7:43:45 PM Commissioner Valencia expressed concern about the insurance clause and the validity of the contract. Requested a clarification if the individuals that are being hired are city employees or contractors and expressed concern about not complying with labor laws. He also suggested to the City Council to hold off on making any decisions.

7:58:26 PM Commissioner Quintana provided a directive to take the contracts back and make all the necessary changes as requested.

7:59:13 PM Assistant Authority Counsel Bertrand suggested to the Community Housing Authority Commissioners to direct them to draft the contracts according to the directives given.

8:01:59 PM It was moved by Commissioner Quintana, seconded by Councilwoman Alvarez, to approve the Maintenance Agreement with Jaime Lepe for Janitorial Services at Bell Mobile Home Park and Florence Village; Agreement with Betsy Balderama for After Hours Caretaker Services at Florence Village Mobile Home Parks; and Agreement with Rudy and Juanita Davila for Interim Residential Managers at Florence Village Mobile Home Park approved as to form by the Authority's Counsel with the following directives: 1) Change the term of the contract to a month to month term; 2) Have a consistency on page 36 on all the contracts being proposed; 3) Clarification on page 37 regarding the reimbursable expenses; 4) Ensure that the contractor understand the clauses in sections 4 and 5; 5) Verify if the city has complied with section 9.2 regarding the books and records; 6) Provide the addresses on page 43 regarding the notices; and 7) Reflect the compensation amount correctly.

8:03:15 PM

Vote:	3-2
Yes:	Mayor Saleh, Councilwoman Alvarez and Councilwoman Quintana
No:	Vice Mayor Harber and Councilman Valencia
Abstained:	None
Absent:	None

Motion Passed.

The consideration of Agreement with Olga Rodriguez for After Hours Caretaker Services at Florence Village Mobile Home Park was withdrawn: Ms. Rodriguez was no longer able to fulfill this role. Notice was posted at the park and on the City's website for a new Florence Village Mobile Home Park night time and evening caretaker".

8:05:00 PM No items were identified for the next Community Housing Authority meeting.

Communications From The Public

8:05:52 PM Alfred Areyan, no address stated, requested to increase the public comment to 5 minutes, expressed concern about the properties being sold by Robert Rizzo and requested the city to look into it. He also inquired on the status of the proposal from the City of Cudahy for police services.

8:10:12 PM Sandy Orozco, 4108 54th Street, Maywood, requested the Council to keep the Bell Police Department and expressed concern about the past administration.

8:17:20 PM Dr. Richard Espiritu, spoke in favor of favor of item 5.02 and expressed concern the Disability Act and address the City Attorney to enforce the city to comply with the laws.

8:21:37 PM Jose Moreno, expressed concern about the warrants.

Interim Chief Administrative Officer's Report

8:27:25 PM Interim CAO Hampian informed the Council that they are at work with the budget, working to bring as much pro-bono services in the city, the bond services and working with Mr. Aleshire and Mr. Bertrand and recommendations for much improve budget process.

Mayor and City Council Communications

8:28:52 PM Councilman Valencia provided a report on the Child Development Meeting he attended on July 27, 2011 and thanked the police department for their work on the national night out event. He also informed them of the 19th Bell High School golf tournament.

8:31:42 PM Vice Mayor Harber thanked the Bell Police Department for the national night out great turned out.

8:32:21 PM Councilwoman Quintana commended the Bell Police Department for the great event they had.

Identification of Items for Next City Council Meeting.

8:33:02 PM Councilwoman Alvarez requested to present certifications for the recommendation of qualifying industries that are located in the City of Bell.

8:33:26 PM Councilwoman Quintana requested to recognize students who were going away to college.

8:34:01 PM Mayor Saleh requested to look into buying headsets and requested the residents to thank Interim CAO Hampian and Mr. Venegas for offering their time to help out.

8:35:28 PM City Council recessed to closed session.

8:35:17 PM Assistant City Attorney Bertrand, provided a report from closed session. As items 3.02 conference with the legal Council 4 items anticipated litigation.

10:14:23 PM City Council reconvened to open session.

10:14:32 PM Assistant City Attorney Bertrand, there were 4 items on the significant exposures litigation that was not aware of the facts surrounding the potential litigation, one direction was given to City Attorney, and given to ICAO, in the other matter direction was given to the City Attorney and ICAO, the 3rd matter direction was given to the City Attorney and ICAO, 4th matter direction and authority was given to the City Attorney to settle for a potential litigation.

Adjournment

City Council meeting adjourned at 10:15:43 PM in memory of Officer Henword from the San Diego Police Department.

APPROVED THIS 12th DAY OF OCTOBER 2011.

Ali Saleh, Mayor

ATTEST:

Rebecca Valdez, CMC, City Clerk

I, Rebecca Valdez, City Clerk of the City of Bell, California, do hereby certify that the foregoing minutes were approved by the City Council of the City of Bell at a regular meeting held on this 12th day of October 2011 by the following vote.

AYES: Councilmember Alvarez, Quintana, Valencia, Vice Mayor Harber and Mayor Saleh

NAES: None

ABSTAIN: None

ABSENT: None

Rebecca Valdez, CMC, City Clerk