

Gloria Olmos, Mayor
Richard Angel, Mayor Pro Tem
Manuel Acosta, Councilmember
Rudy Bojorquez, Councilmember
Hector Delgado, Councilmember



Rene Salas, City Manager
Anthony R. Taylor, City Attorney
Donna G. Schwartz, City Clerk
Masami Higa, Director of Finance

CITY OF SOUTH EL MONTE

JOINT SPECIAL MEETING OF THE SOUTH EL MONTE CITY COUNCIL

AND

VALLE LINDO SCHOOL DISTRICT - BOARD OF EDUCATION

AGENDA

January 9, 2024, 5:00 PM
1415 Santa Anita Avenue, South El Monte, CA 91733

PUBLIC COMMENT

To participate during public comment via teleconference, see below:

Link: <https://us02web.zoom.us/j/86581711880>

Webinar ID: 865 8171 1880

Or call in: 1 669 900 6833, when prompted, enter 86581711880#

LIVE STREAMING OF MEETINGS

The City of South El Monte live streams the City Council Meetings over the Internet at <https://www.cityofsouthelmonte.org/129/City-Council-Agendas-Minutes> after the meetings, recordings are immediately posted. NOTE: Your attendance at this public meeting may result in the streaming and recording of your image and/or voice.

AMERICANS WITH DISABILITIES ACT

In accordance with the Americans with Disabilities Act of 1990, if you require a disability-related modification or accommodation to attend or participate in this meeting, including auxiliary aids or services, please call the City Clerk's office at (626) 652-3180 or (626) 652-3121 at least 72 hours prior to the meeting.

GENERAL COMMENT

Members of the public wishing to submit a general comment or a comment on an agenda item, can email dschwartz@soelmonte.org or call (626) 652-3180 to leave a voicemail message. All comments received an hour before the scheduled meeting will be read during public comment and made part of the record.

MEETINGS

The City Council holds regular meetings on the second and fourth Tuesday of every month. Regular meetings start at 6 p.m. in the Council Chambers at City Hall, 1415 Santa Anita Avenue, South El Monte, California. Special and Adjourned Regular meetings start time are to be determined.

POSTING LOCATIONS OF AGENDA AND/OR CANCELLATION NOTICES

Regular meeting agendas will be posted at least 72 hours before the meeting (GC 54954(a)(1)).

Agenda and Cancellation Notices can be viewed online and are also posted at the following three (3) locations: City Hall located at 1415 Santa Anita Avenue, Senior Center located at 1556 Central Avenue and the Community Center located at 1530 Central Avenue, South El Monte, California.

VIEWING OF AGENDA PACKETS

Full agenda packet can be viewed either at www.cityofsouthelmonte.org/129/City-Council-Agendas-Minutes or in the City Clerk's Office during normal business hours Monday through Thursday 7:00 a.m. to 5:30 p.m. Closed on Fridays and major holidays.

ISSUES RELATED TO AGENDA

For issues related to the agenda, including a disability-related accommodation necessary to participate in this meeting, please contact:

Donna G. Schwartz, CMC, City Clerk
Ph (626) 652-3180
Cell (626) 274-4842

Robert Molina, Interim Deputy City Clerk
Ph (626) 652-3121
Cell (626) 374-1998

AGENDA BEGINS ON THE FOLLOWING PAGE

1. ROLL CALL

Councilmembers: Acosta, Bojorquez, Delgado, Mayor Pro Tem Angel, and Mayor Olmos

Board Members: Lauria, Rodriguez, Rubio, Vice President Martinez, and President Castillo

2. PLEDGE OF ALLEGIANCE

President Castillo

3. APPROVAL OF THE AGENDA AND WAIVER OF FULL READING OF ORDINANCES

By motion of the City Council, this is the time to notify the public of any changes to the agenda, remove items from the consent calendar for individual consideration and/or rearrange the order of the agenda.

4. PUBLIC COMMENT

Speakers may provide public comments on any matter within the subject matter jurisdiction of the City Council, including items on the agenda. Each speaker will be limited to five minutes. Unless a majority of the Council objects, the Mayor may provide speakers more or less time to speak. All comments or queries shall be addressed to the Council as a body and not to any specific member thereof. Pursuant to Government Code Section 54954.2(a)(2), the Ralph M. Brown Act, no action or discussion by the City Council shall be undertaken on any item not appearing on the posted agenda, except to briefly provide information, ask for clarification, provide direction to staff, or schedule a matter for a future meeting.

5. GENERAL BUSINESS

5.a. DISCUSSION OF THE NEW TEMPLE PARK MULTI-PURPOSE COMMUNITY ROOM, SNACK BAR, AND RESTROOMS REHABILITATION PROJECT STATE FUNDING DEED RESTRICTIONS

City staff is requesting approval from the Valle Lindo School District Board of Education to accept the deed restrictions associated with the funding from the South El Monte Per Capita Grant to continue using property as a park.

RECOMMENDED ACTION: Staff recommends South El Monte City Council and Valle Lindo School District Governing Board Members:

- 1. Discuss the New Temple Park Multi-Purpose Community Room, Snack Bar, and Restrooms Rehabilitation Project State Funding Deed Restrictions with the Valle Lindo School District Board of Education; and
- 2. Request approval from the Valle Lindo School District Board of Education to accept the deed restrictions associated with the funding from the South El Monte Per Capita Grant which requires a 30-year deed restriction to continue using the property as a park

6. ADJOURNMENT

To a Regular Meeting of the South El Monte City Council immediately following the Joint Meeting at 6:00 p.m.

I Donna G. Schwartz, hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted not less than 72 hours at the following locations: City of South El Monte City Hall, Senior Center and Community Center and made available at www.cityofsouthelmonte.org on this 4th day of January 2024.



City Clerk, CMC

City Council Agenda Report
(Joint Special Meeting with
Valle Lindo School District – Board of Education)

Agenda Item 5.a

DATE: January 9, 2024

TO: Honorable Mayor, Members of the City Council and Governing Board Members

APPROVED BY: Rene Salas, City Manager

SUBMITTED BY: Ariana De La Cruz, Director of Community Services

SUBJECT: **DISCUSSION OF THE NEW TEMPLE PARK MULTI-PURPOSE COMMUNITY ROOM, SNACK BAR, AND RESTROOMS REHABILITATION PROJECT STATE FUNDING DEED RESTRICTIONS**

SUMMARY: City staff requesting approval from the Valle Lindo School District Board of Education to accept the deed restrictions associated with the funding from the South El Monte Per Capita Grant to continuing using property as a park.

RECOMMENDATION: Staff recommends South El Monte City Council and Valle Lindo School Governing Board Members:

1. Discuss the New Temple Park Multi-Purpose Community Room, Snack Bar, and Restrooms Rehabilitation Project State Funding Deed Restrictions with the Valle Lindo School District Board of Education; and
2. Request approval from the Valle Lindo School District Board of Education to accept the deed restrictions associated with the funding from the South El Monte Per Capita Grant which requires a 30-year deed restriction to continue using the property as a park.

FISCAL/FINANCIAL: Should the City of South El Monte and the Valle Lindo School District agree to move forward with the New Temple Park Multi-Purpose Community Room, Snack Bar, and Restrooms Rehabilitation Project, the project is expected to be funded as follows:

\$671,000 State of California Natural Resources Agency Grant
200,000 State of California Specified Grant (No Deed Restriction)
200,000 State of California Measure A Park Grant (May Require Deed Restriction)
191,000 State of California Per Capita Grant (Require Deed Restriction)
200,000 City In-Lieu Fee Fund (Developer fees dedicated for parks)

\$1,262,000 Total Estimated Project Cost

DISCUSSION: On December 13, 2023, City staff presented the New Temple Park Multi-Purpose Community Room, Snack Bar, and Restrooms Rehabilitation Project to the Valle Lindo School District Board of Education and the information pertaining to the deed restrictions. This project involves the construction of a multi-purpose facility that will feature a community room, snack bar, and ADA-compliant restrooms. The current restrooms and community room will be demolished while the snack bar will remain and be used for storage.

The project is currently in the design phase with the City hiring an architect for architectural design services. Proposed designs will be shared with the Valle Lindo School District Board of Education when completed.

ATTACHMENT(S):

- A. New Temple Park Multi-Purpose Community Room, Snack Bar, and Restrooms Rehabilitation Project Presentation

City of South El Monte
NEW TEMPLE PARK
1420 Lidcombe Street
South El Monte

Exercise...
Walk...
Run...
to a Healthier Life!



Park's Hours
Monday-Friday
OPEN 7:30 A.M. to SUNSET
Saturday, Sunday and Holidays
OPEN 7:30 A.M. to SUNSET

**NEW TEMPLE PARK MULTI-PURPOSE COMMUNITY ROOM,
SNACK BAR, AND RESTROOMS REHABILITATION PROJECT**

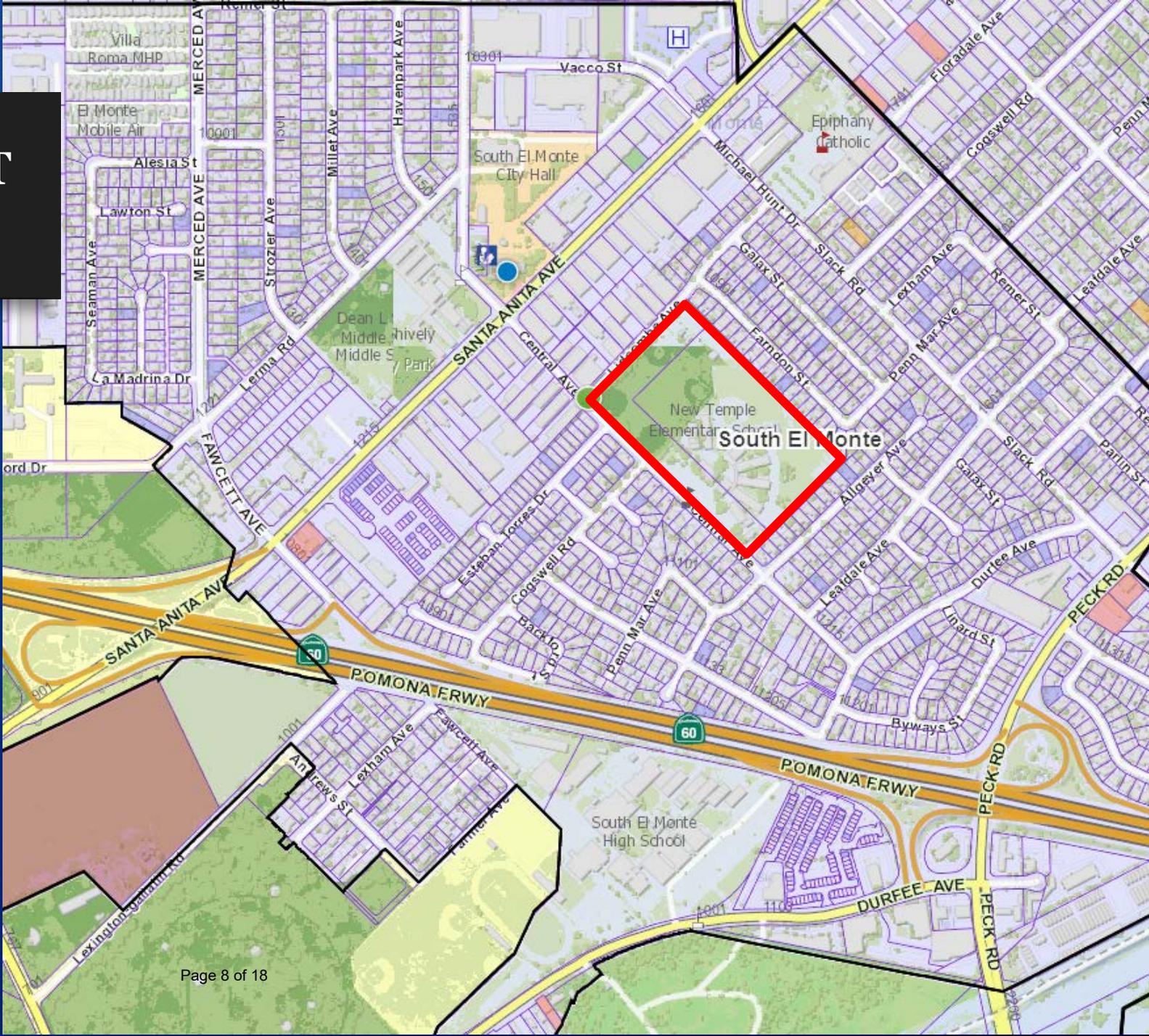
December 13, 2023



VALLE LINDO SCHOOL DISTRICT NEW TEMPLE PARK

1450 LIDCOMBE AVENUE

SOUTH EL MONTE, CA 91733



PROJECT GOAL AND OBJECTIVE

1. Construction of a new community center that will feature a community room, snack bar, and ADA-compliant restrooms.
2. The current restroom and community room will be demolished while the snack bar will remain and be used for storage.

PROJECT AREA



LEGEND



-  EXISTING COMMUNITY ROOM
-  EXISTING RESTROOMS
-  EXISTING SNACK BAR
-  NEW FACILITY PROPOSED LOCATION (NOT TO SCALE/APPROXIMATE LOCATION)

COMMUNITY USE



PROJECT TIMELINE

Design Kickoff: January 2024

Bid Package Ready to Advertise and DSA
Permit Issued: July 2024

Construction bid advertisement request (1 month), bid
advertisement (1 month), bid award (1 month) contract
execution (1 month): November/December 2024

Construction Start: June 2025

Construction dates tentative based on student testing dates

Construction Completion: February 2026

PROJECT COST



Architectural design services

\$ 100,000



Demolish existing facilities

250,000



Construction

1,000,000



Construction management and inspection
services

100,000



Estimated Total Cost

\$1,450,000

FUNDING SOURCES

California Natural Resources Agency Grant (CNRA)	\$671,000
State of California Specified Grant (No Deed Restriction)	200,000
Measure A Park Grant (May Require Deed Restriction)	200,000
SEM In-Lieu Fee Fund	<u>200,000</u>
Currently Available Funding Sources	1,271,000
SEM Per Capita Grant (Require Deed Restriction)	<u>191,000</u>
Combined Total Available Funding Sources	\$1,462,000

CITY OF SOUTH EL MONTE PER CAPITA GRANT

- The Per Capita Grant Program originates from Proposition 68, placed on the ballot via Senate Bill 5, and approved by the voters on June 5, 2018.
- The Per Capita Grant Program consists of the General Per Capita Program and the Urban County Per Capita Program, representing a combined total over \$198 million in funding.
- Allocation is based on population of the cities, counties, or other eligible districts.
- The program is administered by the State of California, Natural Resources Agency, Department of Parks and Recreation, Office of Grants and Local Services (OGALS)

Office of Grants and Local Services (OGALS)

Funding Requirement

- To use Per Capita Grants, OGALS require cities, counties, or other eligible districts to record a restriction on the title to the property.
- The deed restrictions is for 30 years so that grantees who improve their parks with Per Capita Grant cannot sell their park with state funded improvement for 30 years.
- Should the Valle Lindo School District accept the City of South El Monte's Per Capita Grant of approximately \$190,000, and subsequently chose to sell, convey, or no longer use the deed restricted property as a park within 30 years of accepting the funds, the funds would have to be returned to the California Department of Parks and Recreation.

GRANT COMPLIANCE IN GENERAL

- In general, most grants have stipulations, restrictions, and compliance provisions that the grantor requires of the grantee:
 - For example, the CNRA grant requires the grantee to maintain, operate and use the park as intended for 25 years. The grantee may not make other use of sale or other disposition of the property.
 - For example, the State of California Local Assistance Specified Capital Grant requires the grantee to operate and maintain and retain full control of the property for the duration of the contract performance period, which is four years, and must be returned to the State if the project is not completed or terminated.
 - For example, the Measure A Park Grant may require a deed restriction depending on the contractual terms between the City and the School District regarding the use of the park. The Los Angeles County Regional Park and Open Space District staff is currently reviewing and will provide guidance.
 - For example, the SEM In-Lieu Fee Fund requires development fees received from developers to be used towards parks within the City. If not, the funds must be returned to the developer.
- The SEM Per Capita Grant requires a 30-year deed restriction to continue using the property as a park.

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QUESTIONS?