



CITY OF LAWNDALE

14717 Burin Avenue, Lawndale, California 90260
Phone (310) 973-3200 – www.lawndalecity.org

AGENDA OF THE LAWNDALE PLANNING COMMISSION REGULAR MEETING

Wednesday, January 10, 2024 - 6:30 p.m.
Lawndale City Hall Council Chamber
14717 Burin Avenue

Members of the public may provide their comments when the public comment sections of the meeting are opened. Anyone unable to attend the meeting may submit their public comment by email to agutierrez@lawndalecity.org. Submit your written comments to the Community Development Department by 5:30 p.m. the day of the meeting. Electronic, or written, comments must identify the Agenda Item Number in the comment letter or the subject line of the email. The public comment period will close once the public hearing time for the agenda item has concluded. The comments will be entered into the record and provided to the Commission. All comments should be a maximum of 500 words, which corresponds to approximately 3 minutes of speaking time.

Copies of this Agenda Packet may be obtained prior to the meeting by written request or on the [City Website](http://www.lawndalecity.org). Interested parties may contact the Community Development Department at (310) 973-3230 for clarification regarding individual agenda items.

This Agenda is subject to revision up to 72 hours before the meeting.

A. **CALL TO ORDER**

B. **ROLL CALL**

C. **PLEDGE OF ALLEGIANCE**

D. **CONSENT CALENDAR**

1. **Minutes of the Lawndale Planning Commission Special Meeting – November 15, 2023**
2. **Minutes of the Lawndale Planning Commission Regular Meeting – December 13, 2023**

E. **PUBLIC COMMENTS**

Members of the audience may address the Commission on matters of public interest, which pertain to the City and are not otherwise listed on the agenda. If you wish to speak, please step forward to the microphone, but not required, state your name and city of residence, and make your presentation. The maximum time for the presentation is 3 minutes.

F. **PUBLIC HEARINGS**

1. **Case No. 23-27: A Proposal to Revoke a Special Use Permit, Variance and Development Permit Application to Construct a New 71-Unit Hotel with Tuck Under Parking at the Property Addressed as 15329 Hawthorne Blvd within the (GC) General Commercial Zone.**
2. **Case No. 23-22 – Consideration to Amend the Lawndale Municipal Code. The City Will Consider Adopting an Ordinance That Will Establish Rules and Regulations for Tree**

Trimming in Private Property Within the City of Lawndale and Approval of a CEQA Categorical Exemption.

G. REGULAR AGENDA

1. Annual Reorganization of the Planning Commission

H. ITEMS FROM THE DIRECTOR OF COMMUNITY DEVELOPMENT

I. ITEMS FROM THE PLANNING COMMISSION

J. ADJOURNMENT

The next regularly scheduled meeting of the Planning Commission will be held at 6:30 p.m. on Wednesday, January 24, 2024, in the Lawndale City Hall council chamber, 14717 Burin Avenue, Lawndale, California.

It is the intention of the City of Lawndale to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, we will attempt to accommodate you in every reasonable manner. Please contact the Community Development Department at (310) 973-3230 prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

I hereby certify under penalty of perjury under the laws of the State of California that the agenda for the Planning Commission meeting to be held on January 10, 2024, was posted not less than 72 hours prior to the meeting.

Adrian Gutierrez,
Administrative Assistant II



**MINUTES OF THE
LAWDALE PLANNING COMMISSION SPECIAL MEETING
NOVEMBER 15, 2023**

A. CALL TO ORDER

Chairperson Price called the special meeting to order at 6:34 p.m. in the Lawndale City Hall Council Chamber, 14717 Burin Avenue, Lawndale, California.

B. ROLL CALL

Commissioners Present: Chairperson Ni Kal S. Price, Vice Chairperson John Martinez, Commissioner Scott Smith, Commissioner Madonna Sitka

Commissioners Absent: Commissioner Dr. Daniel Urrutia

Other Participants: Acting Assistant City Attorney Justin A. Tamayo, Community Development Manager Jared Chavez, Associate Planner Jose Hernandez, De Novo Principal Planner Amanda Tropiano, De Novo Senior Planner Ashley Brodtkin, Administrative Assistant II Adrian Gutierrez

C. PLEDGE OF ALLEGIANCE

Commissioner Sitka led the flag salute.

D. CONSENT CALENDAR

1. Minutes of the Lawndale Planning Commission Regular Meeting – October 11, 2023

Chairperson Price asked if the project located at 4025 W. 169th Street would need to be re-continued since it is past the original thirty-day continuance period. Acting Assistant City Attorney Tamayo said that no additional action was necessary. Community Development Manager Chavez stated that the applicant withdrew the project due to a change in the scope of work.

Commissioner Smith motioned to approve the minutes, with a second from Commissioner Sitka. The motion was carried by a vote of 4-0 with Commissioner Urrutia absent.

E. PUBLIC COMMENTS

None

F. PUBLIC HEARINGS

1. Case No. 23-19: A Proposal by the City of Lawndale for Consideration of a Comprehensive Update of the City's General Plan (2045) and General Plan Environmental Impact Report (EIR).

Community Development Manager Chavez introduced the item. Principal Planner Tropiano and Senior Planner Brodtkin presented information about the General Plan Update process.

Chairperson Price had questions regarding the new “Public Facilities” designation for schools. She also asked questions regarding the Metro right-of-way being redesignated to “Open Space”.

City staff and De Novo staff responded to Chairperson Price’s questions, stating that the updated General Plan policies would allow future development of potential park space on the Metro right-of-way, and allow joint-use agreements to use schools as parks and other recreational uses.

Chairperson Price opened the public hearing at 6:59 p.m.

Chairperson Price closed the public hearing at 7:00 p.m. with no one in the audience.

Vice Chairperson Martinez motioned to approve Resolutions 23-08 and 23-07 with a second from Commissioner Sitka. The motion was carried by a vote of 4-0 with Commissioner Urrutia absent.

G. REGULAR AGENDA ITEMS

None

H. ITEMS FROM THE DIRECTOR OF COMMUNITY DEVELOPMENT

Community Development Manager Chavez spoke about the upcoming Santa Sleigh Event, the tentative grand opening date for the Sprouts store, a new proposed Starbucks off the corner of Burin Avenue and Rosecrans Avenue, and the 2024 Planning Commissioners Academy.

In addition, she asked the Commission if they would consider canceling the November 22nd and December 27th regular meetings. The Commission agreed to cancel both meetings.

I. ITEMS FROM THE COMMISSION

Commissioner Sitka mentioned that she did not receive a follow-up call regarding her inquiry about the Neighborhood Watch program. Community Development Manager Chavez said she will follow up with the Municipal Services Department.

The Commission discussed the increased police patrol at William Green Park and the removal process of graffiti from the Little League’s materials.

The Commission and staff had a brief discussion regarding the Santa Sleigh event.

J. ADJOURNMENT

Chairperson Price adjourned the special meeting at 7:09 p.m. to the next regularly scheduled meeting to be held on Wednesday, December 13, 2023, at 6:30 p.m. at the Lawndale City Hall Council Chamber located at 14717 Burin Avenue, Lawndale, California.

Ni Kal S. Price, Chairperson

ATTEST:

Jared Chavez, Community Development Manager

DRAFT



**MINUTES OF THE
LAWDALE PLANNING COMMISSION REGULAR MEETING
DECEMBER 13, 2023**

A. CALL TO ORDER

Chairperson Price called the regular meeting to order at 6:34 p.m. in the Lawndale City Hall Council Chamber, 14717 Burin Avenue, Lawndale, California.

B. ROLL CALL

Commissioners Present: Chairperson Ni Kal S. Price, Vice Chairperson John Martinez, Commissioner Dr. Daniel Urrutia

Commissioners Absent: Commissioner Madonna Sitka, Commissioner Scott Smith

Other Participants: Assistant City Attorney Stephanie Gutierrez, Community Development Manager Jared Chavez, Associate Planner Jose Hernandez, Administrative Assistant II Adrian Gutierrez

C. PLEDGE OF ALLEGIANCE

Chairperson Price led the flag salute.

D. CONSENT CALENDAR

1. Minutes of the Lawndale Planning Commission Special Meeting – November 15, 2023

Chairperson Price continued the minutes to the next regular meeting due to the lack of members present who attended the special meeting.

E. PUBLIC COMMENTS

None

F. PUBLIC HEARINGS

1. Case No. 23-20: Consideration of a Lot Size Exception to Legalize 237.5 Square Feet Addition and Add 200 Square Feet to an Existing Single-Family Residence Located on a Nonconforming Lot Identified as 4557 W. 154th Street and Finding of Exemption from CEQA

Community Development Manager Chavez introduced the item. Associate Planner Hernandez presented the item.

Chairperson Price opened and closed the public hearing at 6:44 p.m. with no comments from the audience.

Vice Chairperson Martinez motioned to approve Resolution 23-09 with a second from Commissioner Urrutia. The motion was carried 3-0 with commissioners Sitka and Smith absent.

G. REGULAR AGENDA ITEMS

None

H. ITEMS FROM THE DIRECTOR OF COMMUNITY DEVELOPMENT

Community Development Manager Chavez wished everyone a happy holiday.

I. ITEMS FROM THE COMMISSION

The Commission also wished everyone a happy holiday.

J. ADJOURNMENT

Chairperson Price adjourned the meeting at 6:46 p.m. to the next regularly scheduled meeting to be held on Wednesday, January 10, 2024, at 6:30 p.m. at the Lawndale City Hall Council Chamber located at 14717 Burin Avenue, Lawndale, California.

Ni Kal S. Price, Chairperson

ATTEST:

Jared Chavez, Community Development Manager





CITY OF LAWDALE PLANNING COMMISSION

STAFF REPORT

DATE: January 10, 2024

TO: Honorable Chairman and Members of the Planning Commission

REVIEWED BY: Jared Chavez, Community Development Manager 

PREPARED BY: Jose Hernandez, Associate Planner 

RE: **CASE NO. 23-27 – A PROPOSAL TO REVOKE A SPECIAL USE PERMIT, VARIANCE AND DEVELOPMENT PERMIT APPLICATION TO CONSTRUCT A NEW 71-UNIT HOTEL WITH TUCK UNDER PARKING AT THE PROPERTY ADDRESSED AS 15329 HAWTHORNE BLVD WITHIN THE (GC) GENERAL COMMERCIAL ZONE.**

PROJECT DESCRIPTION:

The Community Development Department staff is requesting that the Planning Commission consider revoking the Special Use Permit issued to construct a new 71-unit hotel with tuck under parking at the property addressed as 15329 Hawthorne Boulevard.

Planning staff is requesting to pull the item from the agenda and bring back the item at a future date. Staff needs additional time to gather all the evidence for revocation. When ready, the item will be re-noticed for public hearing; this is a request, therefore, for continuance to a date uncertain.

AGENDA ITEM F-2



CITY OF LAWNDALE PLANNING COMMISSION

STAFF REPORT

DATE: January 10, 2024

TO: Honorable Chairman and Members of the Planning Commission

PREPARED BY: Jared Chavez, Community Development Manager *JC*

RE: **CASE NO. 23-22 – CONSIDERATION TO AMEND THE LAWNDALE MUNICIPAL CODE. THE CITY WILL CONSIDER ADOPTING AN ORDINANCE THAT WILL ESTABLISH RULES AND REGULATIONS FOR TREE TRIMMING IN PRIVATE PROPERTY WITHIN THE CITY OF LAWNDALE AND APPROVAL OF A CEQA CATEGORICAL EXEMPTION.**

PROJECT DESCRIPTION:

A public hearing to consider amending Title 17 of the Lawndale Municipal Code, to develop an ordinance for tree trimming in private property Citywide.

ANALYSIS:

City Staff has drafted an ordinance which establishes rules and regulations for the proper trimming of trees within private property in the City. The proposed amendments to the Lawndale Municipal Code (LMC) are intended to provide regulations for tree trimming on and within private property.

In recent months the City has received concerns from residents regarding the current situation of tree trimming. Tree trimming is not regulated by the City, which has led to inconsistencies and in some cases nuisance situations. Unregulated tree trimming has caused hazardous conditions when trimming, such as improper disposal of trimmings and even fatal accidents due to hiring non-trained contractors.

Staff created an Ordinance that will require that an experienced arborist working with qualified landscape contractors be hired for the trimming of trees within private property. As part of this ordinance a business license will also be required. Failure to follow the ordinance will result in a code violation and administrative fines will be issued. The

AGENDA ITEM F-2

benefit of this ordinance is that the City will know that any landscape contractor is licensed for the trimming of trees, and that the contractor has a person whose experience and understanding of tree trimming (the “arborist”) can ensure that the trees are trimmed in a way that protects the safety and welfare of both the trees and the public generally. The ordinance does not apply to bushes or hedges or other plantings, because those do not have the same safety concerns or health concerns and they can be dealt with by normal landscaping crews. But for trees, licensed contractors with “arborists” (as defined by the ordinance) will be required.

ENVIRONMENTAL ASSESSMENT:

Staff is requesting that the City Council determine that the project is exempt from the California Environmental Quality Act (CEQA) under Sections 15378 and 15061(b)(3) of the CEQA Guidelines.

PUBLIC REVIEW:

Notices of a public hearing were posted on the bulletin board outside City Hall and published in the *Daily Breeze* on December 29, 2023. As of the writing of this staff report, no comments from the public have been received.

LEGAL REVIEW:

The City Attorney has reviewed and approved of the draft ordinance.

RECOMMENDATION:

IT IS RECOMMENDED THAT the Planning Commission:

- 1) Conduct a public hearing;
- 2) Recommend the City Council find and determine that the draft ordinance is exempt from the California Environmental Quality Act (“CEQA”) pursuant to Section 15061(b)(3) of the CEQA Guidelines; and
- 3) Adopt Resolution No. 24-01, recommending that the City Council adopt the draft ordinance.

ATTACHMENTS:

- 1) Resolution No. 24-01
- 2) Draft Ordinance

AGENDA ITEM F-2

ATTACHMENT 1

Resolution 24-01

RESOLUTION NO. 24-01

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAWDALE, CALIFORNIA RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE THAT WILL ESTABLISH RULES AND REGULATIONS FOR TREE TRIMMING IN PRIVATE PROPERTY WITHIN THE CITY OF LAWDALE AND ADOPT A FINDING OF CATEGORICAL EXEMPTION FROM CEQA.

WHEREAS, the City proposes to establish rules and regulations for tree trimming within private property in the City of Lawndale; and,

WHEREAS, the Planning Commission for the City of Lawndale is in charged with the responsibility of reviewing proposed amendments to the Lawndale Municipal Code; and

WHEREAS, it is necessary from time to time to update the zoning ordinance to address public health, safety, and welfare concerns; and

WHEREAS, the Planning Commission of the City of Lawndale now desires to recommend to the City Council that the City amend the Lawndale Municipal Code to establish land use regulations for tree trimming within private property; and

WHEREAS, the proposed amendment was duly and properly noticed for discussion and public hearing before the Planning Commission on January 10, 2024; and

WHEREAS, evidence was heard and presented from all persons interested in affecting said proposal, from all persons protesting the same and from members of the City staff, and the Planning Commission, having reviewed, analyzed and studied said proposal.

NOW, THEREFORE, THE PLANNING COMMISSION OF THE CITY OF LAWDALE, CALIFORNIA DOES HEREBY RESOLVE AND RECOMMEND AS FOLLOWS:

Section 1. The Planning Commission finds and determines that the recitals above are true and correct and are hereby incorporated herein.

Section 2. The Planning Commission does hereby recommend that the City Council adopt the draft Ordinance, attached hereto as Attachment "B", amending the Lawndale municipal Code.

Section 3. The Planning Commission finds that after careful consideration of text, facts, exhibits, testimony, staff reports and public comments, the Planning Commission recommends that City Council:

1. Find and determine that the draft ordinance is exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) of the

CEQA Guidelines and Division 13 (commencing with Section 21000) of the Public Resources Code; and

- 2. Adopt the proposed ordinance entitled: "Tree Trimming".

PASSED, APPROVED AND ADOPTED THIS 10th DAY OF JANUARY 2024.

Ni Kal S. Price, Chairperson
Lawndale Planning Commission

ATTEST

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS
CITY OF LAWNSDALE)

I, Jared Chavez, Community Development Manager for the City of Lawndale, California, do hereby certify that the foregoing **Resolution No. 24-01** was duly approved by the Planning Commission of the City of Lawndale at a regular meeting of said Commission held on the **10TH day of January 2024** by the following roll call vote:

AYES:
NOES:
ABSENT:
ABSTAINED:

Jared Chavez,
Community Development Manager

AGENDA ITEM F-2

ATTACHMENT 2

Draft Ordinance

DRAFT- ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAWDALE, CALIFORNIA ADDING LAWDALE MUNICIPAL CODE CHAPTER 17.__, ESTABLISHING RULES AND REGULATIONS TREE TRIMMING WITHIN PRIVATE PROPERTY.

SUMMARY: This ordinance establishes rules and regulations to ensure safe tree trimming within private property.

WHEREAS, the City has the authority under its police power, to enact regulations for the public peace, morals, and welfare of the City; and

WHEREAS, the City has received numerous complaints of improper and dangerous tree trimming practices. This ordinance purpose is to protect the public welfare by regulating the trimming of trees so as to avoid improper disposal of tree trimmings and future fatalities from happening; and

WHEREAS, any ordinance that amends the zoning code must generally be submitted to the Planning Commission for their review and recommendation; and

WHEREAS, at a public hearing held on January 10, 2024, the Planning Commission reviewed this ordinance and approved Resolution 24-01, recommending that the City Council adopt the ordinance, and

WHEREAS, the City Council, after notice duly given as required by law, held a public hearing on __, 2024 in the City Hall Council Chamber located at 14717 Burin Avenue, Lawndale, California, to consider this matter,

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

SECTION 1. The City Council finds and determines that the recitals above are true and correct, and are hereby incorporated by reference.

SECTION 2. A new Chapter 17.__ entitled “Tree Trimming” is added to the Lawndale Municipal Code to read, in its entirety, as follows:

“Chapter__ Tree Trimming”

- 17.__.010 Purpose**
- 17.__.020 Definitions**
- 17.__.030 General Requirements**
- 17.__.040 Violations**

17. __.010 Purpose

The intent of this chapter is to establish goals, policies and regulations which will ensure compliance with the city's objective to create and maintain a safe environment for the community.

17. __.020 Definitions

For the purposes of this chapter, the following terms, phrases, words and their derivations shall have the meanings ascribed to them in this chapter.

“Arborist” An individual engaged in the profession of arboriculture who, through experience, education, and related training, possesses the competence to provide for or supervise the management of trees and other woody plants. For purposes of this chapter an arborist need not possess any specific certification but rather may exhibit the required competence through training and experience.

“Arborist Trainee” An individual undergoing on-the-job training to obtain the experience and the competence required to provide for or supervise the management of trees and other woody plants. Such trainees shall be under the direct supervision of an arborist.

“Tree” means any tree which is located within any private property located in the City of Lawndale.

“Director” means any Director of Community Development of his/her designee.

“Maintain or maintenance” means root prunin, trimming, spraying, watering, fertilizing, mulching, treating for disease or injury, or any other similar act which promotes growth, health, beauty and life of any tree.

“Pruning, trimming, or thinning” means to reduce the size, alter the mass or natural branching habit of a tree by using only professionally accepted standards as established by the International Society of Arboriculture (ISA), National Arborists Association (NAA) or American National Standards Institute (ANSI) Section A300. Pruning, trimming or thinning is performed to control the height and spread of a tree, lessen the wind resistance, preserve its health and natural appearance, produce fuller branching and shaping, aid in disease prevention by allowing more light and air passage within the branches, or make adjustments which will increase its longevity in an urban environment. Proper pruning methods indicate that no more than twenty-five percent of a tree's leaf-bearing crown be removed at any given time.

“Residential” means private property zoned for residential uses, including single-family dwellings and multiple-family dwellings.

“Topping, heading back, stubbing or pollarding” are types of pruning actions that result in negative impacts to the health, structure, and function of the tree, as well as diminish the natural aesthetic and environmental benefits of the tree. Topping constitutes the removal of more than twenty-five percent of the leaf-bearing crown of a tree.

“Qualified Tree Worker” an employee who, through related training and on-the-job training experience, has demonstrated familiarity with the techniques and hazards of tree maintenance, removal, and the equipment used in the specific operations involved.

17. __.030 General Requirements.

Any entity responsible for governing the maintenance of trees on the property, including, but not limited to, property owners, lessees, tenants, occupants, property management companies, and landscape maintenance associations, shall:

- A. Properly maintain and provide adequate water for any tree planted on his or her property and provide water for any city tree planted on said property or adjacent thereto in the parkway.
- B. Notify the department of public works of any suspected tree hazards or maintenance needs of any City tree.
- C. Comply with professionally accepted pruning, trimming or thinning standards for all trees on the property in accordance with this ordinance.
- D. Avoid topping, heading back, stubbing, or pollarding of any tree on any property.
- E. Prior to the pruning, trimming, or thinning, of trees retain a contractor or landscape maintenance company that shall possess a business license as described in Title 5 of this code.
- F. Tree maintenance shall be performed only by arborists or arborist trainees (both as defined in this ordinance) retained by the contractor or landscape maintenance company who, through related training or on-the-job experience, or both, are familiar with the practices and hazards of arboriculture and the equipment used in such operations and who may oversee qualified tree workers if the arborist or arborist trainee is familiar with the qualified tree workers and has previously worked with them and can attest to their experience.
- G. All operations shall comply with applicable Occupational Safety and Health Administration (OSHA) standards, as well as State and local regulations.

The foregoing shall not be interpreted to apply to bushes, hedges, or other types of flora but solely to trees. Other types of flora may be maintained by the entity responsible for governing the maintenance of the property in general.

17. __.040 Violations

- A. Any violation of this ordinance shall be punishable as a misdemeanor or infraction as provided by Section 1.08.010 of Title 1 of the Lawndale Municipal Code.

SECTION 3. Section 1.08.020(B) of the Lawndale Municipal Code, “Misdemeanor penalty”, is amended to add the title for Section 17. __.030 in the table to read as follows:

“17. __.030 Tree Trimming ordinance”

SECTION 5. Pursuant to Section 15001 of the California Environmental Quality Act ("CEQA") Guidelines, this Ordinance is exempt from CEQA based on the following: (a) this Ordinance is not a project within the meaning of CEQA Section 15378 because it has no potential for resulting in physical change to the environment, either directly or indirectly and (b) this Ordinance is also exempt pursuant to CEQA Section 15061(b)(3) since the proposed ordinance involves rules and regulations on the trimming of trees, which already occurs in the City, and therefore it does not have the potential to significantly impact the environment

SECTION 6. If any section, subsection, sentence, clause, or phrase of this ordinance is for any reason held to be invalid or unconstitutional by a decision of any court of any competent jurisdiction, such decision shall not affect the validity of the each and every section, subsection, sentence, clause and phrase thereof not declared invalid or remaining portions of this ordinance. The City Council hereby declares that it would have passed this ordinance, and unconstitutional without regard to whether any portion of the ordinance would be subsequently declared invalid or unconstitutional.

SECTION 7. The City Clerk shall certify to the passage and adoption of this ordinance, and shall make a minute of the passage and adoption thereof in the records of and the proceedings of the City Council at which the same is passed and adopted. This ordinance shall be in full force and effect thirty (30) days after its final passage and adoption, and within fifteen (15) days after its final passage, the City Clerk shall cause it to be posted and published in a newspaper of general circulation in the manner required by law

PASSED, APPROVED, AND ADOPTED this ___ day of _____, 2024.

Robert Pullen-Miles, Mayor

ATTEST:

State of California)
County of Los Angeles) SS
City of Lawndale)

I, Erica Harbison, City Clerk of the City of Lawndale, California, do hereby certify that the City Council duly introduced the foregoing Ordinance No. _____ at its regular meeting held on the ___ day of, 2024,

and duly approved and adopted said ordinance at its regular meeting held on the ___ day of April, 2024, by the following roll call vote:

Name	Voting		Present, Not Voting		Absent
	Aye	No	Abstain	Not Participating	
Robert Pullen-Miles, Mayor					
Bernadette Suarez, Mayor Pro Tem					
Pat Kearny					
Rhonda Hofmann-Gorman					
Sirley Cuevas					

Erica Harbison, City Clerk

Date

APPROVED AS TO FORM:

Gregory Murphy, City Attorney